



**AGENDA FOR  
WORK SESSION - 6:00 PM  
REGULAR CITY COUNCIL MEETING – 6:30 PM  
MONDAY, APRIL 27, 2026  
CITY HALL COUNCIL CHAMBERS  
209 S. WASHINGTON STREET  
KAUFMAN, TEXAS 75142**

**CALL WORK SESSION TO ORDER** Mayor calls the Work Session to order, states the date and time, states Councilmembers present, and declares a quorum present.\*\*

**WORK SESSION** A Work Session is used to explore matters of interest to one or more City Council Members or the City Manager for the purpose of giving staff direction on whether or not such matters should be placed on a future regular or special meeting of the Council for citizen's input, City Council deliberation and formal City action. Although Work Sessions are public meetings, and citizens have a legal right to attend, they are not public hearings, so citizens are not allowed to participate in the session.

1. Discussion regarding a preview of the 2026-2027 City of Kaufman Budget.
2. Discussion regarding items on the Regular Session Agenda, including the consideration of Executive Session items

**WORK SESSION ADJOURNMENT**

**PLEDGE OF ALLEGIANCE**

**CALL MEETING TO ORDER** Mayor calls the Meeting to order, states the date and time, states Councilmembers present, and declares a quorum present.\*\*

**CITIZENS COMMENTS / REQUEST TO SPEAK ON AGENDA ITEMS (5 MINUTES)** Comments about any of the Council agenda items may be taken into consideration at this time or during the agenda item. Comments are limited to five (5) minutes per individual unless additional time is otherwise required by law for translation. Speaking time is not transferable. Citizens may address the City Council on any subject but must first complete a Request to Speak Form so that the Mayor may call your name to speak at the appropriate time on the Agenda. Comments must be directed to the Council as a whole. **When addressing the Council, please step forward to the speaker's podium, state your name and address, and direct your comments to the Mayor and City Council.**

**PROCLAMATION**

3. Child Abuse Prevention Month - April 2026
4. Economic Development Week - May 4 through May 8
5. Municipal Clerks Week - May 3 through 9

**RECOGNITION**

6. Business of the Month - Donut Palace

## CONSENT AGENDA

7. Consider and take appropriate action on the minutes from the March 23, 2026, Work Session and Regular City Council meeting.
8. Consider and take appropriate action on Resolution R-05-26, a resolution of the City Council of the City of Kaufman, Texas, approving an agreement with the Texas Department of Transportation to temporarily close State Highway 243 from Jefferson Street to Washington Street, State Highway 34 (Washington Street) from SH-243 to E. Fair Street, and E. Fair Street from SH-34 bypass to Washington Street on Saturday, July 4, 2026, from 7:00 a.m. until 12:00 p.m. for the purpose of the 2026 Red, White, & BOOM Event and Parade; authorizing the City Manager to execute necessary documents; and providing for an effective date.

## END OF CONSENT AGENDA

## PUBLIC HEARING

9. Conduct a Public Hearing, consider and take appropriate action on Resolution R-06-26, a resolution of the City Council of the City of Kaufman, Texas, declaring that the City is qualified to offer Tax Abatement and to renew the Tax Abatement Policy, repealing Resolution No. R-08-24, approving the reauthorization of Guidelines and Criteria for Economic Development and Tax Abatement to be effective from 2026 to 2028; and providing an effective date.
  - a. Presentation
  - b. Public Hearing
  - c. Consider and take appropriate action on Resolution R-06-26

## DISCUSSION/ACTION ITEMS

10. Consider and take appropriate action on a **Final Plat** for **Caldwell Estates**, Block A, Lot 1, consisting of 2.307 acres (Property ID 210120), located within the C.A. Lovejoy Survey, Abstract No. A-303, in the City of Kaufman, Kaufman County, Texas, and generally located at 706 Adams Lane. (Case No. FP-01-26)
11. Consider and take appropriate action on a **Site Plan** for **Harmony Bank**, Kings Fort Addition, Block F, Lot 3, consisting of 1.102 acres (Property ID 240766), located within the D. Falcon Survey, Abstract No. 151, in the City of Kaufman, Kaufman County, Texas, and generally located at 815 Kings Fort Parkway. (Case No. SP-01-26)
12. Consider and take appropriate action on a **Site Plan** for the **Charley's Restaurant drive-through**, Washington Square Center, consisting of 8.06 acres (Property ID 3871), located within a portion of the Anna L. Carter Addition, in the City of Kaufman, Kaufman County, Texas, and generally located at 2005 South Washington Street. (Case No. SP-08-25)
13. Consider and take appropriate action on amendment #1 to a Municipal Maintenance Agreement between the City of Kaufman and the Texas Department of Transportation, to cover and provide for State participation in the maintenance of state routes within the City; and authorizing the Mayor or his designee to execute necessary documents.

14. Consider and take appropriate action on Resolution R-07-26, a resolution of the City Council of the City of Kaufman, Texas, accepting Public Improvements for Highland Meadows Phase 1 and establishing the date for a two (2) year warranty period.
15. Consider and take appropriate action on Resolution R-08-26, a resolution of the City Council of the City of Kaufman, Texas, approving the submission for the grant application for the Fiscal Year 2027 Motor Vehicle Crime Prevention Authority Grant Program; designating the City Manager as the authorized official, the Police Captain as the program director and the Finance Director as finance officer for the grant program; and providing an effective date.
16. Consider and take appropriate action on Resolution R-09-26, a resolution of the City Council of the City of Kaufman, Texas, authorizing the submission of an Application for Structural Repairs, through the Texas State Soil and Water Conservation Board Flood Control Structural Repair Grant Program, by the Kaufman-Van Zandt Soil Conservation District #505 for rehabilitation of the flood retarding structure for Cedar Creek Site 60 TX03350 (Kaufman Lake); and authorize the Mayor or his designee to execute necessary documents.

### **APPOINTMENT**

17. Consider and take appropriate action on the appointment of one (1) member to the Kaufman Planning and Zoning Commission for an unexpired term to expire in November 2027.

### **ANNOUNCEMENTS AND REPORTS FROM CITY MANAGER**

18. Receive an update and discussion regarding the following:
  - a. Kaufman Forward Community Open House - May 7
  - b. Council Retreat - May 11
  - c. Discussion Items Report (DIR)
  - d. STAR Transit Ridership Report - March 2026
  - e. Careflite Compliance Report - March 2026
  - f. Fire Department Monthly Report - March 2026
  - g. Police Department Monthly Report - March 2026
  - h. Development Services Monthly Report - March 2026
  - i. Monthly Calendars Attached

### **EXECUTIVE SESSION**

19. The City Council will recess into Executive Session pursuant to Texas Government Code for an executive session regarding the following:
  - a. Sec. 551.071. CONSULTATION WITH ATTORNEY. (1) to seek advice from the City Attorney regarding: (A) pending or contemplated litigation; (B) a settlement offer; or (2) on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly

conflicts with the Texas Open Meetings Act: development agreements, contractual obligations, and ordinances; Enclave Development

- b. Sec. 551.087. DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS. (1) To discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body, and with which the governmental body is conducting economic development negotiations; or (2) to deliberate the offer of a financial or other incentive to a business prospect described by Subdivision (1): Project Junior

**RECONVENE INTO OPEN SESSION** In accordance with Texas Government Code, Chapter 551, the City Council will reconvene into Regular Session.

20. Consider and take appropriate action, if any, on matters discussed in Executive Session.

**ADJOURNMENT**

I, JESSIE HANKS, CITY SECRETARY, DO HEREBY CERTIFY THAT THIS NOTICE OF MEETING WAS POSTED ON THE WINDOW AT KAUFMAN MUNICIPAL COMPLEX, 209 S. WASHINGTON, KAUFMAN, TEXAS, A PLACE CONVENIENT AND READILY ACCESSIBLE TO THE GENERAL PUBLIC AT ALL TIMES AND SAID NOTICE WAS POSTED AT THE KAUFMAN MUNICIPAL COMPLEX, 209 S. WASHINGTON, KAUFMAN, TEXAS AT 4:30 P.M. ON TUESDAY, APRIL 21, 2026, AND REMAINED SO POSTED CONTINUOUSLY FOR AT LEAST THREE (3) BUSINESS DAYS PRECEDING THE SCHEDULE TIME OF SAID MEETING.

  
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JESSIE HANKS  
CITY SECRETARY



THE CITY COUNCIL RESERVES THE RIGHT TO ADJOURN INTO EXECUTIVE SESSION AT ANY TIME DURING THE COURSE OF THIS MEETING TO DISCUSS ANY OF THE MATTERS LISTED ABOVE, AS AUTHORIZED BY THE TEXAS GOVERNMENT CODE. SECTION 551.071 (CONSULTATION WITH ATTORNEY).

THE BUILDING IN WHICH THE ABOVE MEETING WILL BE CONDUCTED IS WHEELCHAIR ACCESSIBLE AND PARKING SPACES FOR THE MOBILITY IMPAIRED ARE AVAILABLE. PERSONS WITH DISABILITIES WHO PLAN TO ATTEND THIS MEETING AND WHO MAY NEED AUXILIARY AIDS OR SERVICES SUCH AS INTERPRETERS FOR PERSONS WHO ARE DEAF OR HEARING IMPAIRED, READERS, OR LARGE PRINT ARE REQUESTED TO CONTACT THE CITY SECRETARY'S OFFICE AT 972-932-2216 AT LEAST TWO (2) WORKING DAYS PRIOR TO THE TIME OF THE MEETING SO THAT APPROPRIATE ARRANGEMENTS CAN BE MADE.