

**Minutes
Hurst City Council
Work Session
Tuesday, November 11, 2025**

On the 11th day of November 2025, at 4:00 p.m., the City Council of the City of Hurst, Texas, convened in Work Session at City Hall, 1505 Precinct Line Road, Hurst, Texas, with the following members present:

Henry Wilson	)	Mayor
Jon McKenzie	)	Mayor Pro Tem
Cathy Brotherton	)	Councilmembers
Gary N. Waldron)	
John Miller)	
Jimmy Meeks)	
Clay Caruthers	)	City Manager
Matthew Boyle	)	City Attorney
Malaika Marion Farmer	)	Assistant City Manager
Clayton Fulton	)	Assistant City Manager
Rita Frick	)	City Secretary
Robert Saucedo	)	Executive Director of Public Works
Michelle Lazo	)	Executive Director of Planning and Development
Billy Keadle	)	Acting Police Chief
Chris Connolly	)	Executive Director of Economic Development
Tanya Wilson	)	Building Official

With the following Councilmembers absent: Trasa Cobern, constituting a quorum; at which time, the following business was transacted:

I. Call to Order - The meeting was called to order at 4:00 p.m.

The work session items were discussed in the following order: VII, VIII, IX, X, XI, XIV, XV, and XVI. The remaining items were not discussed.

II. Informational Items

- **Update and discussion of upcoming Calendar Items** – City Manager Caruthers noted upcoming calendar items.

III. Update and discussion of Regular Agenda Items

IV. Update and discussion of Agenda Item(s) 3

Consider authorizing the city manager to enter into an annual purchase agreement with HAG Trucking to purchase topsoil, cushion sand, and miscellaneous aggregate

V. Update and discussion of Agenda Item(s) 4

Consider approval of an interlocal agreement with Tarrant County for re-striping around NE Mall

VI. Update and discussion of Agenda Item(s) 5

Consider authorizing the city manager to enter into a contract renewal with Placer AI Software

VII. Update and discussion of Agenda Item(s) 6

Consider authorizing the city manager to enter into an agreement with Bandwango, Inc. for a digital platform connecting businesses to visitors of Hurst

Executive Director of Economic Development Chris Connolly briefed Council on the Bandwango digital platform connecting local business and the community. He explained how they tie restaurants, retailers, and entertainment options to visitors of the City's hotels and the Hurst Conference Center. He noted that this product will act similar to a Convention & Visitors Bureau that the City does not currently have noting the request is for an amount not to exceed \$17,588.

VIII. Update and discussion of Agenda Item(s) 7

Conduct a Public Hearing and consider Ordinance 2611, first reading, to consider Z-2025-00008, Hurst 500 Townhomes, a zoning change with a concept plan from GB (General Business) to GB-PD (General Business Planned Development) for Tract 1 Isham Wallace Survey A 1677, being 10.11 acres located at 500 W. Hurst Boulevard

Executive Director of Planning and Development Michelle Lazo briefed Council on the Hurst 500 Townhome application noting the site is a little over ten acres and currently zoned GB. She noted the challenge to develop the lot due to the large flood plain and the request for GB-PD allows for a denser property. She stated this is just the zoning case and the applicant would have to provide a site plan if approved that will show more details. Ms. Lazo reviewed access and open space.

IX. Update and discussion of Agenda Item(s) 8

Conduct a Public Hearing and consider Ordinance 2612, first reading, Z-2025-00006, Amye Insurance, a zoning change with a site plan from GB (General Business) to GB-PD (General Business Planned Development) for Lot 10A, Block A Norwood Addition, being .56 acre located at 125 Norwood Drive

Executive Director of Planning and Development Michelle Lazo briefed Council on the proposed case noting the site is currently zoned GB and the current owner has an insurance agency and is requesting to convert the residential home into an office. She reviewed the landscaping, floor plan and elevations of the property. Ms. Lazo noted a modification request for the masonry wall noting the difficulty due to landscaping on the adjoining property.

X. Update and discussion of Agenda Item(s) 9

Consider P-2025-00004 Lonesome Dove Estates Phase 4, a replat of Lot OS-42, Block B Adkins Park and Lots 2-8, Block 1 Lonesome Dove Estates First Filing to Lots 2R-8R, Block 1 and Lot OS-42R, Block B Adkins Park Addition, being 8.886 acres located at 704-728 Lonesome Dove Trail

Executive Director of Planning and Development Michell Lazo briefed Council on the proposed replat noting some owners in Lonesome Dove Estates had fenced in a portion of the land in the Adkins Park Development and that as part of their agreement with the owners they are deeding that small portion to the Lonesome Dove Trail homeowners.

XI. Update and discussion of Agenda Item(s) 10

Consider Ordinance 2613, first reading, providing for increased prior and current service annuities under the Texas Municipal Retirement System for retirees and beneficiaries of deceased retirees of the City of Hurst, at 30% of the percentage change in CPI for All Urban Consumers, and establishing an effective date of January 1, 2026

Executive Director of Human Resources Stephanie Jenkins briefed Council on the proposed ordinance noting the cost of living adjustment for retirees. She reviewed the various options and noted this is a one-time non-repeating 30% of CPI adjustment and that funding is included in the current budget. Ms. Jenkins also noted changes to the program next year with a new operational procedure regarding ad hoc adjustments. She stated if the City selects ad hoc in any four (4) year period more than once, it will be treated as a reoccurring selection. City Manager Caruthers noted this will be a difficult decision next year.

XII. Update and discussion of Agenda Item(s) 11

Consider Ordinance 2614, first reading, amending Chapter 3, Alcoholic Beverages by amending and deleting sections relating to permitting and fees

XIII. Update and discussion of Agenda Item(s) 12

Consider Resolution 1898 continuing support and participation in the Community Powered Revitalization Program and agreeing to expenditures allowed under the Texas Local Government Code Chapter 380 for the promotion of economic development

XIV. Update and discussion of Agenda Item(s) 13

Consider ordering a public hearing to decide whether to order the repair, removal, or demolition of all improvements at 1129 Desiree Lane, Hurst, Texas 76053, and legally described as Richland Oaks Subdivision, Block P, Lot 12

Building Official Tanya Wilson briefed Council on the request to order a public hearing to decide whether to order the repair, removal, or demolition of all improvements at 1129 Desiree Lane, Hurst, Texas 76053, and legally described as Richland Oaks Subdivision, Block P, Lot 12. Ms. Wilson showed pictures of the property before and after the City maintenance on the property since March 2024. She stated staff repeatedly has to board the property due to break-ins at the vacant property. Ms. Wilson stated the owner is deceased and they have not been able to locate any kin.

XV. Update and discussion of Agenda Item(s) 14

Consider ordering a public hearing to decide whether to order the repair, removal, or demolition of all improvements located at 1324 W Redbud Drive, Hurst, TX 76053, and legally described as Hurst Hills Addition, Block 13 Lot 7

Building Official Tanya Wilson briefed Council on the request to order a public hearing to decide whether to order the repair, removal, or demolition of all improvements located at 1324 W Redbud Drive, Hurst, TX 76053, and legally described as Hurst Hills Addition, Block 13 Lot 7. Ms. Wilson showed pictures of the property noting a fire caused the integrity of the structure to be compromised. She stated the owner is deceased and they have not had any communication with the next of kin since May 2024.

XVI. Update and discussion of Agenda Item(s) 15

Consider ratifying the city manager's authorization for emergency erosion repairs at Charles

Court

Executive Director of Public Works Robert Saucedo briefed Council on ratifying the city manager's authorization for emergency erosion repairs at Charles Court. Mr. Saucedo noted previous work along the channel and the area now showing erosion. He noted needed repairs of the concrete flume and 60" storm drain outflow line on portions of backyards and noted the repairs will not exceed \$126,000.

XVII. Update and discussion of Agenda Item(s) 16

Consider authorizing the city manager to purchase a replacement Vac Truck from Kinloch Equipment & Supply, Inc.

EXECUTIVE SESSION in compliance with the provisions of the Texas Open Meetings Law, authorized by Tex. Government Code Section 551.071 consultation with and legal advice from the city attorney regarding Code Enforcement, Police and Fire operations, and 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 Open Meetings Act and Section 551.074, Personnel - (Evaluation of City Council Appointees) and to reconvene in Open Session at the conclusion of the Executive Session

Mayor Wilson recessed the meeting to Executive Session at 4:00 p.m. in compliance with the provisions of the Texas Open Meetings Law, authorized by Tex. Government Code Section 551.071 consultation with and legal advice from the city attorney regarding Code Enforcement, Police and Fire operations, and 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 Open Meetings Act and Section 551.074, Personnel - (Evaluation of City Council Appointees) and to reconvened Open Session at 5:28 p.m.

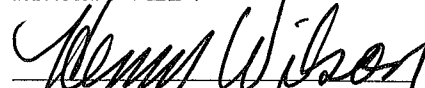
XVIII. ADJOURNMENT –The Work Session adjourned at 6:19 p.m.

APPROVED this the 24th day of November 2025.

ATTEST:


Rita Erick, City Secretary

APPROVED:


Henry Wilson, Mayor