



City of Bells City Council Regular Meeting
Monday, September 21, 2026 @ 5:30 P.M.
City of Bells City Hall
203 S. Broadway Street
Bells, Texas 75414

1 Call to Order and Announce a Quorum is Present

2 Invocation and Pledge of Allegiance (U.S. & Texas)

3 Budget Workshop

3.1 2026-2027 Budget

4 Public Hearing

In consideration of adopting the 2025-2026 Fiscal Budget of the City of Bells, Texas for the purpose of receiving community input on the Budget, which will cover the Fiscal Year beginning October 1, 2026 and ending September 30, 2027.

4.1 Citizens Comments

4.2 Council Comments

5 Public Hearing

In consideration of adopting a proposed tax rate for tax year 2026. The proposed tax rate is 0.602895 per \$100 of value. The proposed tax rate will raise more revenue from property taxes than last year's budget by -\$2776, and of that amount \$15,178 is tax revenue to be raised from new property added to the tax roll this year.

5.1 Citizens Comments

5.2 Council Comments

6 Citizens' Comments

[The City Council invites citizens to speak to the Council on any topic on which the City Council has authority. Prior to the meeting, please complete an "Address the Council Card" and present it to the City Secretary prior to the start of the meeting. The time limit is three minutes per speaker, not to exceed a total of fifteen minutes for all speakers. An "Address the Council Card" is not necessary to speak on a Public Hearing item.]

7 Reports from Department Heads

7.1 Fire Department

7.2 Police Department

7.3 Public Works

8 Consent Agenda

[Routine Council business. Consent Agenda is approved by a single majority vote. Items may be removed for open discussion by a request from a Councilmember or member of staff.]

8.1 Consider and approve monthly financial report.

8.2 Consider and approve special meeting minutes on August 11, 2026 and regular meeting August 17, 2026.

Regular Agenda

- 9 Consider and act on Request from Daniel Book permission to live in RV at 313 S. Jernigan while renovations are being completed.**
- 10 Consider and act on Planning and Zoning recommendation for preliminary plat and final plat for Srikanth Durbhakula at 308 S. Jernigan Street.**
- 11 Consider and act on Planning and Zoning recommendation for Specific Use permit for 215 N. Broadway St.**
- 12 Consider and act on contract with All American Dog**
- 13 Consider and approve Ordinance 09212026 Official Newspaper for the 2026-2027 Fiscal Year.**
- 14 Consider and approve EMS Agreement between City of Whitewright's Emergency Medical Services and City of Bells for the 2026-2027 fiscal year.**
- 15 Consider and approve Fire Protection Agreement between Grayson County and City of Bells for the 2026-2027 fiscal year.**
- 16 Consider and approve Ordinance 09212026A Budget for Fiscal Year October 1, 2026 through September 30, 2027.**
- 17 Consider and approve Ordinance 09212026B ratifying the property tax revenue for the Fiscal Year October 1, 2026 through September 30, 2027.**
- 18 Consider and approve Ordinance 09212026C levying a tax rate for the use and support of the municipal government of the City of Bells for the Fiscal Year October 1, 2026 through September 30, 2027.**
- 19 EXECUTIVE SESSION – The Council may convene into Executive Session to discuss the following: Consultation with Attorney under Tx Govt. Code 551.071 – 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 this chapter. (Open Meetings Act); Texas Government Code, Section 551.087 Deliberation Regarding Economic Development Negotiations**

- 19.1 Consultation with attorney
- 19.2 Development matters and procedures
- 19.3 ETJ matters and procedures

20 Reconvene into regular session and consider action, if any, on matters discussed in Executive Session.

21 Consider and act on driveway repairs after water/sewer leak repairs by the city employees and or city hired contractors.

22 Informational Reports:

[These reports are for information only. No discussion is appropriate unless there is a specific item listed below or there is a request that the item be placed on a subsequent agenda as a discussion and action item. Sec. 551.0415 of Open Meetings Act.]

- 22.1 Mayor
- 22.2 Council

23 Adjournment

The City Council of the City of Bells reserves the right to adjourn into executive session at any time during this meeting to discuss any matters that are eligible to be discussed in executive session, as authorized by Texas Government Code Sections 551.071 (Consultation with attorney), 551.072 (Deliberations about Real Property), and 551.074 (Personnel Matters) and 551.087 (Deliberation regarding Economic Development negotiations).

THIS MEETING IS ACCESSIBLE TO THE DISABLED. IF YOU NEED AN INTERPRETER OR SPECIAL ASSISTANCE, CALL 903.965.7744 AT LEAST 48 HOURS PRIOR TO THE SCHEDULED MEETING.

I, Pamela Winkler, hereby certify that the above agenda is publicly posted on/or before 5:00 p.m. on this 15th day of September, 2026.

Date

Time

Pamela Winkler, City Secretary