

**CITY OF SHEPHERD
BOARD OF ALDERMEN
Regular Called Meeting
28 N. Liberty, Shepherd City Council Chambers
Monday, December 8, 2025, 6:30 PM
OFFICIAL MINUTES**

REGULAR CALLED MEETING:

Members Present: Charles Minton, Curtis Ainsworth, Yvonne Cones, Ray Marrs, Billy LaCoste, Margaret Williams

Members Absent:

City Staff Present: Debra Hagler, Kenneth LaVergne, Matthew Greer,

Others Present: Mrs. Andrews, Alberta Lewis, Karl Carr, Greg, Kolton Purvis, The JROTC along with both their leaders-McDonald and Stephenson and some parents, Capt. Baker, The Daniels, The Munke, Ernest Bailes.

CALLED TO ORDER /INVOCATION

Mayor Minton called the meeting to order at 6:30pm. Kolton Purvis led the prayer. The JROTC presented the flags and led the pledges.

PUBLIC INPUT:

None

PUBLIC INPUT FOR ITEMS NOT LISTED ON AGENDA:

NONE

REPORTS:

POLICE: Chief Headley emailed his report to the council.

PUBLIC WORKS: Matthew gave a reminder that the Railroad would have the crossing at 150 shut down the next day. He stated there is a paving project in progress at Foster, McKellar, Martin, and 4th St. The Compression Test on the new road construction for Tractor Supply passed so paving will begin and Lilley will be opening back up. Matthew mentioned the City had been under enforcement from a past violation, but the City was allowed to offset the fine with a project. He mentioned the ongoing sewer project. Yvonne Cones took the opportunity to express her appreciation to Matthew for his help at the Christmas Event.

Library: None

Friends of the Library:

OLD BUSINESS:

NONE

NEW BUSINESS

Discuss and take action necessary regarding a Duplex Housing Project on Myrtie Drive.

No Action was required at this time. Ernest Bailes spoke as a representative regarding a project to construct town homes. There will be twelve town homes, creating twenty-four units available for rent. He stated the owners are finalizing financing. Mr. Bailes had no request for this project; he was simply updating the council.

Discuss and take action necessary on request from Rick Daniel to the purchase the alley on his property on Railroad Ave. to be used for Equipment Storage.

No action was taken on this matter. Mr. Daniel introduced himself, explaining that he was new to the community having just moved from Tomball. He has a contract for Lots 5&6 but is attempting to purchase lots 3 & 4. Mr. Daniel has a business that uses industrial humidifiers and desires to build a warehouse to house this type of equipment. His goal is to grow to be able to have twenty employees over the next few years.

Discuss and take action on request from Jackie Cullum to place a 2021 Double wide next to her father at 130 S. Hill Ave.

Curtis Ainsworth made a motion to grant the variance. Billy seconded the motion and passed with a unanimous vote. Jackie's dad owns two acres, and the request is for a new home.

Discuss and take action on resolution submitting the City's choice on the San Jacinto County Appraisal District's Board of Directors ballot.

Yvonne Cones made a motion to have the votes go to Melody Arrendell. The motion died for lack of a second. Ray Marrs made a motion to give the votes to Mike Courvell. Billy LaCoste seconded and the motion passed with two opposed.

Discuss the EDC idea of creating a co-director position that is being explored.

No Action was taken on this matter as it was updating the council on what EDC was considering. Kolton Purvis presented his idea of creating a new paid position that would collect data, analyze it, and present it back to the board. He stated the salary would be equivalent to the EDC Director's salary. The Mayor asked many questions like how is this different from your role as a board member. Kolton stated that he would actively seek proposals, follow up on tabled items, be more aggressive and analyze opportunities. Kolton believes there is enough work for a co-director. Kolton mentioned purchasing property to flip into prepackaged properties. The City Attorney pointed out that the EDC does need separate legal counsel. He stated that the EDC is only able to purchase property for re-sell under specific circumstances. No action was required since the EDC has not voted to approve this yet.

Minutes:

Yvonne Cones made a motion to approve the minutes of the previous meeting. Margaret Williams seconded the motion. The motion passed unanimously.

Payment of the Bills:

Billy LaCoste made a motion to pay the bills. Margaret Williams seconded, and the motion passed with a unanimous vote.

ANNOUNCEMENTS

Yvonne Cones reminded everyone that Representative Janis Holt would be at the Family Restaurant the next day at 2:00pm.

ADJOURNMENT: 7:35pm

Curtis Ainsworth made a motion to adjourn, and Yvonne Cones seconded, and the motion passed unanimously.

Charles Minton, Mayor

Prepared by City Secretary, Debra Hagler