

STATE OF TEXAS

COUNTY OF TITUS

CITY OF MOUNT PLEASANT

The City Council of the City of Mount Pleasant, Texas, after notice posted in the manner, form, and contents as required by law, met in Regular Session on September 15, 2026, at 6:00 PM at the Council Chambers located at 501 North Madison with the following members present:

Wesley Lyon	-	Mayor
Carl Hinton	-	Mayor Pro-Tem
Debbie Corbell	-	Council Member
Kelly Redfearn Faulkner	-	Council Member
Jonathan Hageman	-	Council Member
Rob Vine	-	City Manager
Candias Webster	-	Assistant City Manager/City Secretary
Lea Ream	-	City Attorney

MEMBERS OF THE PUBLIC WERE PROVIDED THE OPPORTUNITY TO COMMENT

No action was taken by the Council

**CONSIDER APPROVAL OF THE AUGUST 27 AND SEPTEMBER 1, 2026, MEETING MINUTES.
CONSIDER PAY REQUEST #40 FOR DRAKE CONSTRUCTION FOR WORK PERFORMED AT THE SOUTHSIDE
WASTEWATER TREATMENT PLANT.**

Motion was made by Council Member Corbell and seconded by Council Member Hageman to approve consent agenda items as presented. Upon a vote, the motion carried unanimously.

**DISCUSS AND CONSIDER MID-YEAR SALARY ADJUSTMENTS FOR SWORN POLICE OFFICERS AND
CERTIFIED FIRE FIGHTERS.**

Motion was made by Council Member Hinton and seconded by Council Member Hageman to reopen the item and not approve mid-year salary adjustments for sworn Police officers and certified Fire Fighters. Upon a vote, the motion carried unanimously.

**HOLD A PUBLIC HEARING TO DISCUSS AND CONSIDER A VOTE ON THE TAX RATE FOR FISCAL YEAR
2026/2027.**

The Mayor opened and closed the public hearing with no citizens' comments. Motion was made by Council Member Hageman and seconded by Council Member Hinton to adopt a tax rate of 0.423648 per \$100 of valuation for Fiscal Year 2026/2027. Upon a vote, the motion carried unanimously.

**HOLD A PUBLIC HEARING DISCUSS AND CONSIDER ORDINANCE 2026-23 ADOPTING A BUDGET FOR FISCAL
YEAR 2026-2027.**

The Mayor opened the public hearing citizens commented, then closed the public hearing. Motion was made by Council Member Corbell and seconded by Council Member Faulkner to Ordinance 2026-23 with one change: to give a 2.5% increase to ACM/City Secretary, Human Resources Director, Library Director, Utilities Director, and Public Works Director. Upon a vote, the motion passed 3 to 2 with Council Members Corbell, Faulkner, and Mayor Lyon voted aye and Council Member Hinton and Hageman voted nay.

**DISCUSS AND CONSIDER ORDINANCE 2026-24 RATIFYING THE PROPERTY TAX REVENUE INCREASE
REFLECTED IN THE 2026-2027 FISCAL YEAR BUDGET.**

Motion was made by Council Member Hageman and seconded by Council Member Hinton to approve Ordinance 2026-24 Ratifying the Property Tax Revenue Increase Reflected in the 2026-2027 Fiscal Year Budget. Upon a vote, the motion carried unanimously.

DISCUSS AND CONSIDER ORDINANCE 2026-25 LEVYING AD VALOREM TAXES FOR FISCAL YEAR 2026-2027.

Motion was made by Council Member Hageman and seconded by Council Member Corbell to move that the property tax rate be increased by the adoption of a tax rate of 0.423648 per \$100 assessed valuation, which is effectively a 15.7 percent increase in the tax rate with Ordinance 2026-25. Upon a vote, the motion carried unanimously.

**HOLD A PUBLIC HEARING TO DISCUSS AND CONSIDER ORDINANCE 2026-21 AMENDING CHAPTER 155:
ZONING CODE; ADDING 15 NEW LAND USE DEFINITIONS, REGULATING, AMENDING, REORGANIZING AND
RENUMBERING ZONING DISTRICT REGULATIONS; AMENDING THE USE REGULATION SCHEDULE TABLE;
REPEALING ALL CONFLICTING ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN
EFFECTIVE DATE; AND PROVIDING FOR PUBLICATION.**

The Mayor opened the public hearing citizens commented, then closed the public hearing. Motion was made by Council Member Corbell and seconded by Council Member to approve Ordinance 2026-21 Amending Chapter 155: Zoning Code; adding 15 new land use definitions, regulating, amending, reorganizing and renumbering Zoning District Regulations; amending the Use Regulation Schedule Table. Upon a vote, the motion carried unanimously.

**HOLD A PUBLIC HEARING TO DISCUSS AND CONSIDER ORDINANCE 2026-22 AMENDING CHAPTER 155
ZONING CODE, ADDING A NEW DOWNTOWN ZONING DISTRICT, DETERMINING BOUNDARY, USES AND
DEVELOPMENT STANDARDS, PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE;
AND PROVIDING FOR PUBLICATION.**

The Mayor opened and closed the public hearing with no citizens' comments. Motion was made by Council Member Hageman and

seconded by Council Member Faulkner to approve Ordinance 2026-22 Amending Chapter 155 Zoning Code, adding a new Downtown Zoning District, determining boundaries, uses and development standards. Upon a vote, the motion carried unanimously.

DISCUSS AND CONSIDER APPROVAL OF THE PRELIMINARY PLAT (PP) FOR A SECOND REVISION OF ANDERSON TOWNE CROSSING PHASE 1 BLOCK A IN THE PD-2 ZONING DISTRICT, ADJACENT TO ANDERSON DRIVE AND ALONG THE NORTH SIDE OF TANKERSLEY ROAD WEST OF US 271. PP-2026-04.

Motion was made by Council Member Hageman and seconded by Council Member Corbell to approve the Preliminary Plat for a second revision of Anderson Towne Crossing Phase 1 Block A in the PD-2 Zoning District, adjacent to Anderson Drive and along the north side of Tankersley Road west of US 271. PP-2026-04. Upon a vote, the motion carried unanimously.

DISCUSS AND CONSIDER APPROVAL OF A SITE PLAN FOR AN ADDITIONAL MULTIFAMILY BUILDING ON LOT 3 IN THE ANDERSON TOWNE CROSSING MULTI FAMILY PHASE 1, BLOCK A SUBDIVISION SP-2026-03

Motion was made by Council Member Hageman and seconded by Council Member Corbell to approve of a site plan for an additional multifamily building on Lot 3 in the Anderson Towne Crossing Multi Family Phase 1, Block A Subdivision SP-2026-03. Upon a vote, the motion carried unanimously.

DISCUSS AND CONSIDER APPROVAL OF A SITE PLAN FOR A NEW 4-STORY HOTEL ON LOT 4 IN THE ANDERSON TOWNE CROSSING PHASE 1, BLOCK A SUBDIVISION IN THE ATC PD-2 ZONING DISTRICT ADJACENT TO ANDERSON PARKWAY. SP-2026-04.

Motion was made by Council Member Hageman and seconded by Council Member Hinton to approve of a site plan for a new 4-story hotel on Lot 4 in the Anderson Towne Crossing Phase 1, Block A Subdivision in the ATC PD-2 Zoning District adjacent to Anderson Parkway. SP-2026-04. Upon a vote, the motion carried unanimously.

CITY MANAGER'S REPORT

COUNCIL COMMENTS

EXECUTIVE SESSION 7:28 PM

Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, The City Council will recess into executive session (closed meeting) to discuss the following:

Consultation with Attorney (Tex. Gov’t Code §551.071) and Personnel Matters (Tex. Gov’ t Code §551.074) related to completion of the annual evaluation and goals of the City Manager

Consultation with Attorney (Tex. Gov’t Code §551.071) and Personnel Matters (Tex. Gov’ t Code §551.074) to deliberate the appointment, employment, duties and potential contract of the Municipal Court Judge and/or Interim Municipal Court Judge

Consultation with attorney (§551.071) regarding Cause No. 44437, Kyle Douglas Moring v. City of Mount Pleasant, Texas.

RECONVENE INTO THE REGULAR SESSION 8:00 PM

In accordance with Texas Government Code, Chapter 551, the City Council will reconvene into regular session to consider action, if any, on matters discussed in executive session.

Motion was made by Council Member Corbell and seconded by Council Member Hinton to appoint Lori Chism . Upon a vote, the motion carried unanimously.

No action on any other items

The City Council reserves the right to adjourn into executive session at any time to discuss any of the matters listed on the agenda as authorized by the Texas Government Code §551.071, (Consultation with Attorney), §551.072, (Deliberations about Real Property), §551.074, (Personnel Matters), §551.076, (Deliberations about Security Devices),§551.087, (economic development negotiations), or any other exception authorized by Chapter 551 of the Texas Government Code.

ADJOURN 9:45 PM

ATTEST:

WESLEY LYON, MAYOR

CANDIAS WEBSTER, ASSISTANT CITY MANAGER/CITY SECRETARY