



NOTICE OF A REGULAR MEETING

Notice is hereby given that a Regular Meeting of the Governing Body of the City of Ranger, Texas, will be held on **Monday, January 9, 2023 at 5:30 p.m.** in City Hall, 400 West Main Street Ranger, Texas. The following subjects will be discussed, to wit:

Agenda Item 01: Call to Order- Mayor Casey

Roll Call/Quorum Check

Invocation of Prayer

Pledge of Allegiance to the United States Flag

Pledge of Allegiance to the Texas Flag

Agenda Item 02: Citizen's Presentation-At this time, anyone on the list will be allowed to speak on any matter other than personnel matters or matters under litigation, for a length of time not to exceed THREE minutes. No Council/Board discussion or action may take place on a matter until such matter has been placed on an agenda and posted in accordance with law.

Agenda Item 03: Announcements from City Council or Staff-Comments may be made by council or staff, **BUT NO ACTION TAKEN** on the following topics without specific notice. Those items include: Expressions of Thanks, Congratulations or Condolence; Information on Holiday schedules; Recognition of public officials, employees or citizens other than employees or officials whose status may be affected by the council through action; Reminders of community events or announcements involving an imminent threat to the public health and safety of the people of the municipality.

Agenda Item 04: Discuss/Consider: approval of the city council meeting minutes for the regular meeting on December 12, 2022, called meeting on December 12, 2022 and the public hearing on December 12, 2022.

Agenda Item 05: Discuss/Consider: approval to designate the Animal Control Officer as the Local Rabies Control Authority as required by the Texas Health and Safety Code 826.017.

Agenda Item 06: Discuss/Consider: FIRST READING OF ORDINANCE NO. 2023-01-23-A: AN ORDINANCE OF THE CITY OF RANGER, TEXAS REPEALING AND REPLACING ORDINANCE NO. 2007-10-08-03; ADOPTING REGULATIONS CONCERNING SUBSTANDARD BUILDINGS WITHIN THE CITY; ESTABLISHING MINIMUM STRUCTURAL STANDARDS; PROVIDING FOR NOTICE AND HEARINGS; PROVIDING FOR ABATEMENT BY OWNER OR CITY; PROVIDING A PENALTY; ALLOWING FOR ASSESSMENT OF CITY EXPENSES AND IMPOSITION OF LIEN; ESTABLISHING CIVIL REMEDIES BY CITY; PROVIDING SEVERABILITY AND REPEALER CLAUSES; AND PROVIDING AN EFFECTIVE DATE.

Agenda Item 07: Discuss/Consider: rescinding Resolution No. 2014-01-13-A: a resolution of the City of Ranger authorizing the city secretary to open a bank account at first financial bank, Ranger, Texas, for the purpose of establishing a Ranger PD lease account to accept monthly deposits for annual lease payment for vehicles.

Agenda Item 08: Discuss/Consider: accepting bid recommendation and authorize the interim city administrator to proceed with the purchase from Jacob and Martin for the purchase of pickup, trailer, and excavator.

Agenda Item 09: Discuss/Consider: using funds from the police lease account to pay for the non-grant portion of pickup, trailer, and excavator purchase.

Agenda Item 10: Discuss: the updated 2023 water rate set by Eastland County Water Supply District.

Agenda Item 11: Discuss/Consider: An ordinance amending Ordinance No. 2007-10-08-03, Regulating Dangerous Building and Structures.

Agenda Item 12: Discuss/Consider: Convene into executive session pursuant to Section 551.071, Texas Government Code, and Section 1.05, Texas Disciplinary Rules of Professional Conduct to consult with legal counsel regarding

- CV2246534, Ranger Airfield Maintenance Foundation vs. City of Ranger, in the Judicial District of Eastland County, Texas

Agenda Item 13: Discuss/Consider: Reconvene into open session to take action as deemed appropriate in the City Council's discretion regarding

- CV2246534, Ranger Airfield Maintenance Foundation vs. City of Ranger, in the Judicial District of Eastland County, Texas

Agenda Item 14: Discuss/Consider: Consent Items; the Approval of Monthly Department Reports:

- | | |
|--|--|
| • Finance Report- Director Savannah Fortenberry | • Municipal Court Report- Judge Tammy Archer |
| • Library Report- Librarian Diana McCullough | • Fire/EMS Report- Chief Darrel Fox |
| • REDC 4A Report- President Steve Gerdes | • Police Department- Chief Moran |
| • REDC 4B Report- President Steve Gerdes | • Animal Control/Code Enforcement- River Gibson |
| | • Public Works Report- Andrew Lopez |

Agenda Item 15: Discuss/Consider: Adjournment

I, the undersigned authority, do hereby certify that the above notice of meeting of the Governing Body of the City of Ranger is a true and correct copy of said notice on the bulletin board at the City Hall of the City of Ranger, a place convenient and readily available to the general public at all times, and notice was posted by 5:30 p.m., January 6, 2023 and remained posted for 72 hours preceding the scheduled time of the meeting.

Savannah Fortenberry

Savannah Fortenberry, Ranger City Secretary

The City council reserves the right to convene into Executive Session concerning any of the items listed on this agenda under the authority of the Mayor, whenever it is considered necessary and legally justified under the Open Meetings Act.

NOTICE OF ASSISTANCE

Ranger City Hall and Council Chambers are wheelchair accessible and accessible parking spaces are available. Request for accommodation or interpretive services must be made 48 hours prior to this meeting. Please contact City Secretary's office at (254) 647-3522 for information or assistance.

This Notice was removed from the outside bulletin board on _____ by _____.



REGULAR MEETING MINUTES

A Regular Meeting of the Governing Body of the City of Ranger, Texas, was held on **Monday, December 12, 2022 at 5:30 p.m.** in City Hall, 400 West Main Street Ranger, Texas. The following subjects were discussed, to wit:

COUNCIL MEMBERS AND CITY STAFF PRESENT:

Honorable John Casey	Mayor
Commissioner Larry Monroe	Place 1- Absent
Commissioner Terry Robinson	Place 2
Commissioner Kevan Moize	Place 3
Commissioner Samantha McGinnis	Place 4
City Manager Gerald Gunstanson	
City Secretary Savannah Fortenberry	
Public Works Director Andrew Lopez	
Honorable Tammy S. Archer	

Agenda Item 01: Call to Order- Mayor Casey
Roll Call/Quorum Check- Mayor Casey
Invocation of Prayer- City Manager Gunstanson
Pledge of Allegiance to United States Flag- Mayor Casey
Pledge of Allegiance to Texas Flag- Mayor Casey

Agenda Item 02: Citizen's Presentation: 1. Joe Pilgrim spoke regarding the Ranger Airfield; stating it had grown leaps and bounds and asked for things to work.

Agenda Item 03: Announcements from City Council or Staff- 1. City Secretary, Savannah Fortenberry, announced City Hall would be closed December 22, 23, and 26th for Christmas and January 2 for New Years.

Agenda Item 04: Discuss/Consider: approval of the city council meeting minutes for the regular meeting on November 28, 2022. - Savannah Fortenberry, City Secretary

*Motion made by Commissioner Robinson to approve the minutes for the regular meeting on November 28, 2022 and 2nd by Commissioner Moize. **All Ayes and Motion Passed.**

Agenda Item 05: Discuss/Consider: an update regarding the Ranger Economic Development Corporation 4A and 4B.- Steve Gerdes, REDC President

*Steve Gerdes updated council regarding the REDC Boards. Mr. Gerdes stated the boards hired GSLI for \$5,950.00 for the first year to help relocate businesses to Ranger, and design a website.

The REDC hired FSS to clear and mow grass at 3 properties on loop 254, and remove a billboard sign to relocate at a later date.

Mr. Gerdes stated the EDC was looking at installing lighting facilities on the lamp post near the railroad crossing to be able to plug in lights. The boards are looking at building an ADA compliant ramp in the front of City Hall, and they would need to employ the city engineer to design. Mr. Gerdes also is looking at setting up a teen court in Ranger in conjunction with the Ranger Police Department and Municipal Judge. Commissioner Moize asked that the REDC A&B boards review title 12 on lighting and ADA compliant ramp to ensure the projects were in compliance.

***No Action Taken.**

Agenda Item 06: Discuss/Consider: accepting bids for REDC owned properties; parcel 52651 and parcel 52652.- Steve Gerdes, REDC President

*Motion made by Commissioner Moize to accept the bids received by Giselle N. Gonzalez on both properties listed; parcel 52651 and 52652 and 2nd by Commissioner McGinnis. **All Ayes and Motion Passed.**

Agenda Item 07: Discuss/Consider: Convene into executive session at **5:58 pm** pursuant to Section 551.071, Texas Local Government Code, and Section 1.05, Texas Disciplinary Rules of Professional Conduct to consult with legal counsel regarding:

- REDC contacting One Source Agreement

Agenda Item 08: Discuss/Consider: Reconvene into Open Session at **6:18pm** to take action as determined appropriate in the City Council's discretion regarding:

- REDC contacting One Source Agreement

*An update with the City Attorney took place regarding the REDC contacting One Source Agreement. **No Action.**

Agenda Item 09: Discuss: the 2023 water rate set by Eastland County Water Supply District. – John Casey, Mayor

*The public was made aware that Eastland County Water Supply District's 2023 water rate was set at \$4.17 per thousand. **No Action Taken**

Agenda Item 10: Discuss/Consider: American Rescue Plan (ARP) Funds Expenditures. – Kevan Moize, Commissioner Place 3

*Motion made by Commissioner Moize to buy tasers and vest through ARP funds for the Police Department; pay all employees \$1,500.00 each for premium pay through ARP funds and 2nd by Commissioner Robinson. **All Ayes and Motion Passed.**

Agenda Item 11: Discuss/Consider: Consent Items; the Approval of Monthly Department Reports:

- **Finance Report-** Director Savannah Fortenberry
- **Library Report-** Librarian Diana McCullough
- **REDC 4A Report-** President Steve Gerdes
- **REDC 4B Report-** President Steve Gerdes
- **Municipal Court Report-** Judge Tammy Archer
- **Fire/EMS Report-** Chief Darrel Fox
- **Police Department-** Chief Moran
- **Animal Control/Code Enforcement-** River Gibson
- **Public Works Report-** Director Andrew Lopez

*A motion was made by Commissioner Moize to approve the reports and 2nd by Commissioner Robinson. **All Ayes and the motion passed.**

Agenda Item 12: Convene in Executive Session at **6:34pm** Pursuant to Texas Government Code Section § 551.074 to deliberate the appointment, employment, evaluation, reassignment, duties, or dismissal of a public officer or employee. – John Casey, Mayor

- City Manager
- Public Works Director
- Municipal Judge
- City Secretary
- General Consulting Services

Agenda Item 13: Discuss/Consider: Reconvene into Open Session at **7:22pm** and take action from Executive Session – John Casey, Mayor

*A motion was made by Commissioner Moize to pay the City Manager 2 months of salary pay and 6 months of insurance upon his departure and 2nd by Commissioner Robinson. **All Ayes and the motion passed.**

*A motion was made by Commissioner Moize to pay the Public Works Director 2 months of salary upon his departure and 2nd by Commissioner McGinnis. **All Ayes and the motion passed.**

*A motion was made by Commissioner Moize to place the Municipal Court Judge as Interim Office Manager with an interim salary increase of \$1,000.00 per month until employment issues are resolved and 2nd by Commissioner Robinson. **All Ayes and the motion passed.**

*A motion was made by Commissioner Moize to place the City Secretary as Interim City Administrator with an interim salary increase of \$1,000.00 per month until the hiring of a City Administrator/Manager and 2nd by Commissioner McGinnis. **All Ayes and the motion passed.**

*A motion was made by Commissioner Moize to authorize the mayor to engage in Consulting agreements with a previous consultor, possible private sector firm, and for city services for public works and 2nd by Commissioner Robinson. **All Ayes and the motion passed.**

Agenda Item 14: Discuss/Consider: Adjournment- 7:30pm

*Motioned by Commissioner Robinson to adjourn and Commissioner McGinnis 2nd the motion. **All Ayes and Motion Passed.**

These minutes were approved on the 9th day of January, 2023

CITY OF RANGER, TEXAS

John Casey, Mayor

ATTEST:

Savannah Fortenberry, City Secretary



CALLED MEETING MINUTES

A Called Meeting of the Governing Body of the City of Ranger, Texas, was held on **Monday, December 12, 2022 at 2:00 p.m.** in City Hall, 400 West Main Street Ranger, Texas. The following subjects were discussed, to wit:

COUNCIL MEMBERS AND CITY STAFF PRESENT:

Honorable John Casey
Commissioner Larry Monroe
Commissioner Terry Robinson
Commissioner Kevan Moize
Commissioner Samantha McGinnis
City Manager Gerald Gunstanson
City Secretary Savannah Fortenberry
Public Works Director Andrew Lopez
Honorable Tammy S. Archer

Mayor
Place 1
Place 2
Place 3
Place 4- **2:09pm**

Agenda Item 01: Call to Order- Mayor Casey
Roll Call/Quorum Check- Savannah Fortenberry

Agenda Item 02: Citizen's Presentation: 1. No participation.

Agenda Item 03: Discuss/Consider: discussion of a draft ordinance of the City of Ranger, Texas repealing and replacing ordinance no. 2007-10-08-03; adopting regulations concerning dangerous buildings within the city; establishing minimum structural standards; providing for notice and hearings; providing for abatement by owner or city; providing a penalty; allowing for assessment of city expenses and imposition of lien; establishing civil remedies by city; providing severability and repealer clauses; and providing an effective date. -Kevan Moize, Commissioner Place 3

*Discussion was held with the public, council, and the city prosecutor. Specific changes were requested to be made to the draft ordinance and presented at a later meeting. **No Action taken.**

Agenda Item 04: Discuss/Consider: Adjournment- 3:02pm

*Motioned by Commissioner Monroe to adjourn and Commissioner Robinson 2nd the motion. **All Ayes and Motion Passed.**

These minutes were approved on the 9th day of January, 2023

CITY OF RANGER, TEXAS

John Casey, Mayor

ATTEST:

Savannah Fortenberry, City Secretary



PUBLIC HEARING MEETING MINUTES

A Public Hearing of the Governing Body of the City of Ranger, Texas, was held on **Monday, December 12, 2022 at 5:05p.m.** in City Hall, 400 West Main Street Ranger, Texas. The following subjects were discussed, to wit:

COUNCIL MEMBERS AND CITY STAFF PRESENT:

Honorable John Casey
Commissioner Larry Monroe
Commissioner Terry Robinson
Commissioner Kevan Moize
Commissioner Samantha McGinnis
City Manager Gerald Gunstanson
City Secretary Savannah Fortenberry
Public Works Director Andrew Lopez
Honorable Tammy S. Archer

Mayor
Place 1- **Absent**
Place 2
Place 3
Place 4

Agenda Item 01: Call to Order- Mayor Casey
Roll Call/Quorum Check- Savannah Fortenberry

Item 02: allow citizens an opportunity to discuss the citizen participation plan, the development of local housing and community development needs, the amount of TxCDBG funding available, all eligible TxCDBG activities, and the use of past TxCDBG funds. The City encourages citizens to participate in the development of this TxCDBG application(s) and to make their views known at this public hearing.

*Discussion was held regarding the proposed citizen participation plan, the development of local housing and community development needs, the amount of TxCDBG funding available, all eligible TxCDBG activities, and the use of past TxCDBG funds. **No Action Taken**

Item 03: Close Public Hearing- Mayor Casey 5:23pm

These minutes were approved on the 9th day of January, 2023

CITY OF RANGER, TEXAS

John Casey, Mayor

ATTEST:

Savannah Fortenberry, City Secretary

LOCAL RABIES CONTROL AUTHORITY

The _____ of _____
(governing body) (city or county)

designates _____ as the Local Rabies Control
(job title or name)

Authority (LRCA) for the purposes of the RABIES CONTROL ACT OF 1981.

This appointment became effective _____
(date)

AUTHORIZING PERSON'S NAME (print): _____

AUTHORIZING PERSON'S TITLE (Mayor/County Judge): _____

AUTHORIZING PERSON'S SIGNATURE: _____

Please print the name and contact information of the appointed individual:

NAME: _____

AGENCY: _____

STREET ADDRESS: _____

MAILING ADDRESS: _____

CITY/STATE/ZIP: _____

JOB TITLE: _____

TELEPHONE: _____

FAX: _____

E-MAIL ADDRESS: _____

A copy of this form can be sent to:
Texas DSHS - Region 11 Zoonosis Control
601 W. Sesame Drive
Harlingen, TX 78550
Fax: (956) 444-3216
E-Mail: HSR11.Zoo@dshs.texas.gov

ORDINANCE NO. 2023-01-23-A

AN ORDINANCE OF THE CITY OF RANGER, TEXAS REPEALING AND REPLACING ORDINANCE NO. 2007-10-08-03; ADOPTING REGULATIONS CONCERNING SUBSTANDARD BUILDINGS WITHIN THE CITY; ESTABLISHING MINIMUM STRUCTURAL STANDARDS; PROVIDING FOR NOTICE AND HEARINGS; PROVIDING FOR ABATEMENT BY OWNER OR CITY; PROVIDING A PENALTY; ALLOWING FOR ASSESSMENT OF CITY EXPENSES AND IMPOSITION OF LIEN; ESTABLISHING CIVIL REMEDIES BY CITY; PROVIDING SEVERABILITY AND REPEALER CLAUSES; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Ranger (the "City") is a home rule municipality acting under its Charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution; and

WHEREAS, Chapter 214 of the Texas Local Government Code allows the City to regulate the condition of structures and to require demolition, repair, or removal of substandard structures by the owners of said structures and, if the owner does not take such action, allows for the city to perform the required action and assess its expenses as a lien upon the property;

WHEREAS, Section 54.012 of the Texas Local Government Code authorizes the City to file a lawsuit and collect civil penalties regarding substandard structures; and

WHEREAS, the City Commission of the City of Ranger finds that regulating and controlling unsafe, dangerous, dilapidated and substandard buildings within the City is in the best interest of the citizens of the City as such regulation preserves and protects the public health and safety and preserves property values.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF RANGER, TEXAS, THAT:

Section 1. Findings of Fact. The findings and recitations set out hereinabove are found to be true and correct and are hereby adopted by the City Commission and made a part hereof for all purposes as findings of fact.

Section 2. Definitions. The words and phrases contained herein shall have the following meanings ascribed to them unless the context clearly states otherwise:

(a) **Building.** Any structure utilized or intended for supporting or sheltering any occupancy.

(b) **Code Enforcement Official.** Any person appointed by the City Commission to enforce violations of this Ordinance or applicable state codes.

(c) Minimum Standards. The minimum standards for continued use and occupancy of a building as set forth in Section 4 herein.

(d) Owner of Record. Any person, agent, firm, corporation, or governmental agency shown to be the owner or owners of a building in:

(i) The real property, assumed name, or appraisal district records of Eastland County;

(ii) The tax or utility records of the City; or

(iii) The records of the Secretary of State.

(e) Substandard Building. Any building that does not comply with the minimum standards, as defined in Section 4

Section 3. Abatement of Substandard Structures.

(a) It shall be unlawful for any owner or other person in control of a building to allow that building to be in a condition that does not conform to the minimum standards.

(b) Any building that does not conform to the minimum standards is hereby declared a public nuisance and shall be subject to abatement by repair, demolition, or removal as necessary upon the issuance of an order to abate issued by the City Commission in accordance with the procedures described in this Ordinance.

Section 4. Minimum Standards.

A building is considered not to meet the minimum standards, regardless of its date of construction, if the building is dilapidated, substandard, or unfit for human habitation and a hazard to public health, safety, and welfare due to one or more of the following conditions:

(a) The building has a roof, ceiling, floors, walls, sills, windows, or foundation, or any combination thereof, rotted or decayed, and falling apart; or is uninhabitable due to obsolescence and deterioration caused by neglect, vandalism, fire damage, or the elements;

(b) The building is intended for human occupancy and is in danger of falling and injuring persons or property;

(c) The building is a fire menace because it is in a dilapidated condition, as described in subsections (a) and (b), above, or is likely to become a fire menace or be set on fire;

(d) The building is in unsanitary condition and is likely to create disease because of the presence of insects, rodents, or vermin; or

(e) The building is damp and in unsanitary condition and is likely to create disease and sickness because of being in the condition described under subsections (a) – (d), above.

Section 5. Authority.

(a) The Code Enforcement Official shall have the authority and powers necessary to gain compliance with the provisions of this Ordinance and all other ordinances of the City relating to conditions on property. Such powers include the power to issue notices of violations, issue citations or file criminal complaints, inspect public and private property with permission or after obtaining an administrative search warrant, and use whatever judicial and administrative remedies available under this Ordinance or applicable state laws.

(b) The Code Enforcement Official may enter upon any property or premises, with permission or after obtaining an administrative search warrant, to ascertain whether the provisions of this Ordinance or applicable state codes and statutes are being obeyed, and to make any examinations and surveys as may be necessary in the performance of his or her enforcement duties. Such duties may include the taking of photographs, samples, or other physical evidence.

(c) It shall be unlawful for any person to interfere with a Code Enforcement Official in the performance of his or her duties under this Ordinance.

Section 6. Authority to Immediately Secure Building.

(a) The City may immediately secure a building that it determines does not meet the minimum standards and is unoccupied or occupied only by persons who do not have a right to occupy the building according to the procedures contained in this Section.

(b) Notice. Before the 11th day after the date the building is secured according to subsection (a), above, the City shall give notice to the owner of record by:

(i) Personally serving the owner with written notice;

(ii) Depositing the notice in the United States mail addressed to the owner at the owner's last known post office address;

(iii) Publishing the notice at least twice within a ten-day period in a newspaper of general circulation in the City if personal service cannot be obtained and the owner's post office address is unknown; or

(iv) Posting the notice on or near the front door of the building if personal service cannot be obtained and the owner's post office address is unknown.

(c) Contents of Notice. The notice shall contain identification of the building and the property on which it is located, a description of the existing violation(s) of the minimum standards, a statement that the City will secure or has secured the building, and a notice to the owner that the owner may request a hearing about the City securing the building if such a request is made in writing within thirty (30) days after the date the City secures the building.

(d) Hearing. If a hearing is requested by the owner within the time frame described in subsection (c), it shall be held before the City Commission within twenty (20) days of the date the request is filed and conducted pursuant to Section 214.0011(e).

Section 7. Inspection and Notice of Abatement.

(a) Inspection. The code enforcement official shall inspect or cause to be inspected any building the official has probable cause to believe does not meet the minimum standards. If an owner, occupant, agent, or person in control of the premises refuses permission to enter or inspect, the code enforcement official may seek an administrative search warrant from an appropriate court as provided for in Texas Code of Criminal Procedure Article 18.05. All inspections, entries, examinations, and surveys shall be done in a reasonable manner.

(b) Determination. After completing the inspection, the code enforcement official shall determine if there is sufficient evidence that the building is a dangerous building.

(c) Notice of Abatement. After an initial determination that there is sufficient evidence that a building is a dangerous building, the code enforcement official shall provide notice to the owner of record of the building, by certified mail, return receipt requested, that the building is believed to be a dangerous building, which shall include a description of the nature of the violation(s) of the minimum standards, and that the owner must vacate and/or repair, demolish, and/or remove the building for the good of the public health, safety, and welfare. Additional notice shall be posted on the dangerous building which shall read as follows:

“THIS BUILDING IS DANGEROUS ACCORDING TO THE MINIMUM STANDARDS SET FORTH IN THE DANGEROUS BUILDINGS ORDINANCE OF THE CITY OF RANGER AND THE OWNER MUST REPAIR, DEMOLISH, OR REMOVE IT. CONTACT _____ AT _____ FOR FURTHER INFORMATION.
DATE: _____

(d) Request for a hearing before the City Commission. If the owner does not reply or take action within fifteen (15) days from the date the notice was mailed, the code

enforcement official may request that a hearing be held before the City Commission to determine whether the building complies with the minimum standards or if the building is a dangerous building.

(i) If a public hearing is scheduled, the code enforcement official shall make a diligent effort to discover the identity and address of the owner(s) of record and any lienholders or mortgagees of the building and the underlying property. Due diligence will include searching the following records for information on the property owner or lienholder:

- (A) Eastland County real property records;
- (B) Records of the Eastland County Central Appraisal District;
- (C) Records of the Secretary of State, if the property owner or lienholder is a corporation, partnership, or other business association;
- (D) Assumed name records of Eastland County;
- (E) Tax records of Eastland County; and
- (F) Utility records of the City of Ranger.

(ii) The code enforcement official shall provide notice of the public hearing to each owner, lienholder, or mortgagee by certified mail, return receipt requested, no later than ten (10) days prior to the date of the hearing. The notice shall further advise the owner, lienholder, or mortgagee that he or she will have the burden of proof at such hearing and will be required to submit proof of the scope of any work that may be required to make the building comply with this Ordinance and the amount of time it will take to reasonably perform the work.

(iii) The City shall also publish notice of the public hearing in a newspaper of general circulation in the City no later than ten (10) days prior to the date of the public hearing. The published notice must contain the name and address of the owner of the real property (if it can be determined from a reasonable search of the records described above), a legal description of the affected property and a description of the proceeding, including the date, location, and time of the hearing.

(iv) The City may file a copy of the published notice of the hearing in the Official Public Records of Eastland County.

(v) The code enforcement official may provide notice to any unknown owners or interested parties by posting a copy of the notice described by Section 7(d)(ii) on the front door of each improvement situated on the affected property, or as close to the front door as practicable.

Section 8. Order to Abate.

(a) If it is found at the public hearing that a building is in violation of the minimum standards, the City Commission may order that the building be vacated, secured, repaired, removed, or demolished by the owner within a reasonable time.

(b) The order shall allow the owner thirty (30) days to complete the ordered action, unless the owner or lienholder establishes at the hearing that the work cannot reasonably be performed within 30 days. If more than thirty (30) days are allowed to repair, remove, or demolish the building, specific time schedules shall be established for the commencement and performance of the work.

(c) The owner, lienholder, or mortgagee may not be allowed more than ninety (90) days to complete the ordered action, unless the owner, lienholder, or mortgagee submits a detailed plan and time schedule for the work at the hearing and establishes at the hearing that the work cannot reasonably be completed within ninety (90) days because of the scope and complexity of the work. If the City Commission allows more than ninety (90) days to complete the work, the owner, lienholder, or mortgagee shall be required to regularly submit progress reports to demonstrate compliance with the time schedules established for the commencement and performance of the work.

Section 9. Notice of Order.

(a) The City shall promptly mail, by certified mail return receipt requested, a copy of any order issued pursuant to Section 8 of this Ordinance, to the owner of record of the building and to any lienholder or mortgagee, along with a notice containing an identification of the building and the property on which it is located; a description of the violation(s) of the minimum standards; and a statement that the City will secure, vacate, repair, remove, or demolish the building if the ordered action is not taken by the owner within the deadline established by the City Commission, if such information is not already contained in the order.

(b) Within ten (10) days following the date that an order is issued, the City shall:

(i) File a copy of the order in the office of the City Secretary; and

(ii) Publish in a newspaper of general circulation in the City a notice containing the following:

(A) The street address or legal description of the property;

(B) The date the hearing was held;

(C) A brief statement indicating the results of the hearing on the contents of the order; and

(D) Instructions stating where a complete copy of the order may be obtained.

Section 10. Delivery of Notices.

If a notice mailed pursuant to Section 7(c) or Section 9(a) of this Ordinance is returned by the United States Postal Service as “refused” or “unclaimed”, the validity of the notice is not affected, and the notice is considered delivered.

Section 11. Appeal and Judicial Review.

Any owner, lienholder, or mortgagee of a property jointly or severally aggrieved by any order issued under this Ordinance shall be entitled to judicial review in District Court. A petition must be filed in District Court by an owner, lienholder, or mortgagee within thirty (30) calendar days after the date of delivery of said order pursuant to Texas Local Government Code Sec. 214.0012. The petition must be verified, set forth that the decision of the City Commission was illegal, in whole or in part, and specify the grounds of the illegality.

Section 12. City Abatement; Lien

(a) If the building is not vacated, secured, repaired, removed, or demolished, or the occupants are not relocated within the allotted time, the City may vacate, secure, remove, or demolish the building or relocate the occupants at its own expense.

(b) If the City incurs expenses under Section 12(a), the City may assess the expenses on, and the City has a lien against the property, unless it is homestead as protected by the Texas Constitution.

(c) The lien is extinguished if the property owner or other person having an interest in the legal title to the property reimburses the City for the expenses.

(d) The lien arises and attached to the property at the time the notice of lien is recorded and indexed in the Official Public Records of Eastland County. The notice must contain the name and address of the owner if that information can be determined with a reasonable effort, a legal description of the real property on which the building was located, the amount of expenses incurred by the City, and the balance due.

(e) If the notice is given and the opportunity to relocate the tenants of the building or to repair, remove, or demolish the building is afforded to each mortgagee and lienholder as described in Section 7(b)(ii) or Section 9(a) of this Ordinance, the lien is a privileged lien subordinate only to tax liens.

Section 13. Criminal Prosecution.

(a) Violation. It shall be unlawful for any person to violate any provision, or fail to comply with any requirement, in this Ordinance.

(b) Penalty. A violation of any of the provisions, or failure to comply with any of the requirements, of this Ordinance shall constitute a misdemeanor punishable by a maximum fine of Five Hundred Dollars (\$500.00) or a maximum fine of Two Thousand Dollars (\$2,000.00) if the court finds that the violation relates to fire safety or public health and sanitation.

(c) Continuing Violation. Each day a person violates, continues to violate, or permits a violation of this Ordinance shall be a separate offense.

Section 14. Civil Enforcement.

(a) The City may, in accordance with Sections 54.012 *et seq.* of the Texas Local Government Code, as amended, bring a civil action against an owner of record or the owner's representative in control of the premises violating a provision of this Ordinance relating to dangerously damaged or deteriorated structures or improvements.

(b) The civil action may include, but is not limited to, a suit to recover a civil penalty not to exceed \$1,000.00 per day or portion of a day during which the violation is committed, continued, or permitted by the owner or owner's representative, if the City proves:

(i) The property owner was notified of the requirements of this Ordinance and the owner's need to comply with the requirements; and

(ii) After notification, the property owner committed an act in violation of this Ordinance or failed to take an action necessary for compliance with this Ordinance.

(c) The City shall have all other available remedies at law and in equity to enforce the provisions of this Ordinance.

Section 15. Repeal. Ordinance No. 2007-10-08-03, adopted on October 22, 2007, is hereby repealed. All other ordinances or parts thereof in conflict herewith are hereby repealed to the extent of such conflict only.

Section 16. Severability. It is hereby declared to be the intention of the City Commission that the section, paragraphs, sentences, clauses and phrases of this Ordinance are severable and, if any phrase, sentence, paragraph or section of this Ordinance should be declared invalid by the final judgment or decree of any court of competent jurisdiction, such invalidity shall not affect any of the remaining phrases, clauses, sentences, Paragraphs and section of this Ordinance, since the same would have been enacted by the City Commission without the incorporation of this Ordinance shall be adjudged by a court of competent jurisdiction to be invalid, the invalidity shall not affect other provisions

or applications of this Ordinance which can be given effect without the invalid provision, and to this end the provisions of this Ordinance are declared to be severable.

Section 17. Effective Date. This Ordinance shall take effect immediately upon its approval and passage and after publication as required by law.

Section 18. Open Meeting. It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, Chapter 551, Texas Government Code.

PASSED AND APPROVED ON FIRST READING on this ____ day of _____, 2023.

PASSED, APPROVED, AND ADOPTED ON SECOND READING on this the ____ day of _____, 2023.

ATTEST:

THE CITY OF RANGER, TEXAS

Savannah Fortenberry, City Secretary

John Casey, Mayor

ORDINANCE NO. 20232-00-00

AN ORDINANCE OF THE CITY OF RANGER, TEXAS REPEALING AND REPLACING ORDINANCE NO. 2007-10-08-03; ADOPTING REGULATIONS CONCERNING ~~DANGEROUS~~ **SUBSTANDARD** BUILDINGS WITHIN THE CITY; ESTABLISHING MINIMUM STRUCTURAL STANDARDS; PROVIDING FOR NOTICE AND HEARINGS; PROVIDING FOR ABATEMENT BY OWNER OR CITY; PROVIDING A PENALTY; ALLOWING FOR ASSESSMENT OF CITY EXPENSES AND IMPOSITION OF LIEN; ESTABLISHING CIVIL REMEDIES BY CITY; PROVIDING SEVERABILITY AND REPEALER CLAUSES; AND PROVIDING AN EFFECTIVE DATE.

Commented [EH1]: Changed "dangerous building" to "substandard building" throughout.

WHEREAS, the City of Ranger (the "City") is a home rule municipality acting under its Charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution; and

WHEREAS, Chapter 214 of the Texas Local Government Code allows the City to regulate the condition of structures and to require demolition, repair, or removal of substandard structures by the owners of said structures and, if the owner does not take such action, allows for the city to perform the required action and assess its expenses as a lien upon the property;

WHEREAS, Section 54.012 of the Texas Local Government Code authorizes the City to file a lawsuit and collect civil penalties regarding substandard structures; and

WHEREAS, the City Commission of the City of Ranger finds that regulating and controlling unsafe, dangerous, dilapidated and substandard buildings within the City is in the best interest of the citizens of the City as such regulation preserves and protects the public health and safety and preserves property values.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF RANGER, TEXAS, THAT:

Section 1. Findings of Fact. The findings and recitations set out hereinabove are found to be true and correct and are hereby adopted by the City Commission and made a part hereof for all purposes as findings of fact.

Section 2. Definitions. The words and phrases contained herein shall have the following meanings ascribed to them unless the context clearly states otherwise:

(a) **Building.** ~~Includes, but is not limited to, any structure, shed, garage, house, manufactured or modular home, mobile home, trailer, or tent, intended for business, shelter, housing or enclosure of persons, animals, moveable property including household goods, inventory, records, furniture, fixtures, and equipment. Any structure utilized or intended for supporting or sheltering any occupancy.~~

Commented [EH2]: This definition comes from the 2021 International Building Code.

(b) Code Enforcement Official. Any person appointed by the City Commission to enforce violations of this Ordinances or applicable state codes.

~~(c) Commercial Building. A building for the use or occupation of people for a public purpose or economic gain, or a residence if the building is a multifamily residence that is not defined as residential by this Section.~~

Commented [EH3]: This definition and the definition of residential building are no longer need because they were here to clarify some provisions of Section 4 that are being removed.

~~(d) Dangerous Building. Any building that does not comply with the minimum standards, as defined herein.~~

~~(ce) Minimum Standards. The minimum standards for continued use and occupancy of a building as set forth in Section 4 herein.~~

~~(df) Owner of Record. Any person, agent, firm, corporation, or governmental agency shown to be the owner or owners of a building in:~~

- ~~(i) The real property, assumed name, or appraisal district records of Eastland County;~~
- ~~(ii) The tax or utility records of the City; or~~
- ~~(iii) The records of the Secretary of State.~~

~~(g) Residential Building. A building having the character of a detached one-family or two-family dwelling or a multiple single-family dwelling that is not more than three stories high with separate means of egress, including the accessory structures of the dwelling, and that does not have the character of a facility used for the accommodation of transient guests or a structure in which medical, rehabilitative, or assisted living services are provided in connection with the occupancy of the building.~~

~~(e) Substandard Building. Any building that does not comply with the minimum standards, as defined in Section 4.~~

Section 3. Abatement of Substandard Structures.

(a) It shall be unlawful for any owner or other person in control of a building to allow that building to be in a condition that does not conform to the minimum standards.

(b) Any building that does not conform to the minimum standards is hereby declared a public nuisance and shall be subject to abatement by repair, demolition, or removal as necessary upon the issuance of an order to abate issued by the City Commission in accordance with the procedures described in this Ordinance.

Section 4. Minimum Standards.

A building is considered not to meet the minimum standards, regardless of its date of construction, ~~under any of the following conditions: if the building is dilapidated, substandard, or unfit for human habitation and a hazard to public health, safety, and welfare due to one or more of the following conditions:~~

~~(a) — Any building that is dilapidated, substandard, or unfit for human habitation and a hazard to public health, safety, and welfare; including, but not limited to:~~

~~(a) The Any building has with a roof, ceiling, floors, walls, sills, windows, or foundation, or any combination thereof, rotted or decayed, and falling apart; or that is uninhabitable due to obsolescence and deterioration caused by neglect, vandalism, fire damage, or the elements;~~

~~(b) Any The building is intended for human occupancy that and is in danger of falling and injuring persons or property;~~

~~(c) Any The building that is a fire menace because it is in a dilapidated condition, as described in subsections (a)(i) and (ab)(ii), above, or that is likely to become a fire menace or be set on fire;~~

~~(d) Any The building that is in unsanitary condition and is likely to create disease because of the presence of insects, rodents, or vermin; or~~

~~(e) Any The building that is damp and in unsanitary condition and is likely to create disease and sickness because of being in the condition described under subsections (a)(i) – (ad)(iv), above, or for other reasons.;~~

~~(vi) — Any building occupied by humans that does not have an authorized and valid utility account with the City, and, in operating condition, a connection to potable water at adequate pressure, a connection to discharge sewage from the structure or land into a public sewer system or an approved private septic system, and,~~

~~(A) — For residential buildings, a kitchen sink, bathtub or shower, a lavatory connected to a cold and hot water source, a toilet connected to a water source and a public sewer system or an approved private septic system.~~

~~(B) — For commercial buildings, a lavatory connected to a cold and hot water source, a toilet connected to a water source and to a public sewer or approved private septic system.~~

~~(vii) — Any building that does not contain a minimum floor area of at least one hundred fifty (150) square feet of floor space for one occupant and one hundred (100) square feet of floor space for each additional occupant;~~

Commented [EH4]: Since we no longer have subsections b and c, I incorporated subsection a into the main body of this section and the subsections that were (i) - (v) have been changed to a - e. I also changed the tense to make sense with how Section 4 begins.

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~~(viii) — Any building that has holes, cracks, or other defects in it, or does not have railings for stairs, steps, balconies, porches, and elsewhere from a walking surface to a lower surface more than 30 inches below, thereby constituting a danger to persons or property;~~

~~(ix) — Any building that is not weathertight and watertight, or does not have a moisture-resistant finish or material for the flooring or subflooring of each bathroom, shower room, and toilet room;~~

~~(x) — Any building that does not have, in operating condition, heating equipment capable of maintaining a minimum inside temperature of 68 degrees Fahrenheit at a point 3 feet above the floor and 2 feet from the exterior walls, within the habitable space of the building, between November 1 and April 15 of each year. The installation of one or more portable electric heaters shall not be used to achieve compliance with this section;~~

~~(xi) — Any building that does not have exterior windows and doors that are easily opened to provide air ventilation and are covered with screens for keeping out insects at each opening of the structure, or air conditioning equipment capable of maintaining a maximum inside temperature of 85 degrees Fahrenheit or twenty degrees lower than the outside temperature, whichever is warmer, between April 16 and October 31 of each year; or~~

~~(xii) — Any building that does not have operating supply lines for electrical service, if electrical service is available within three hundred (300) feet of the building, or does not have operating electrical circuits and outlets sufficient to safely carry a load imposed by normal use of appliances and fixtures;~~

~~(b) — Any building that is not occupied by its owners, lessees, or other invitees and is not secure from unauthorized entry so that it could be entered or used by uninvited persons or children regardless of its structural condition; or~~

~~(c) — Any building that is boarded up, fenced, or secured if:~~

~~(i) — The building constitutes a danger to the public health, safety, and welfare, even though secured from entry; or~~

~~(ii) — The means used to secure the building are inadequate to prevent unauthorized entry or use of the building.~~

Section 5. Authority.

(a) The Code Enforcement Official shall have the authority and powers necessary to gain compliance with the provisions of this Ordinance and all other ordinances of the City relating to conditions on property. Such powers include the power to issue notices of

violations, issue citations or file criminal complaints, inspect public and private property with permission or after obtaining an administrative search warrant, and use whatever judicial and administrative remedies available under this Ordinance or applicable state laws.

Commented [EH5]: Clarified language in this section to match the requirement for permission or search warrant in Section 7(a).

(b) The Code Enforcement Official ~~is authorized to may~~ enter upon any property or premises, with permission or after obtaining an administrative search warrant, to ascertain whether the provisions of this Ordinance or applicable state codes and statutes are being obeyed, and to make any examinations and surveys as may be necessary in the performance of his or her enforcement duties. Such duties may include the taking of photographs, samples, or other physical evidence.

(c) It shall be unlawful for any person to interfere with a Code Enforcement Official in the performance of his or her duties under this Ordinance.

Section 6. Authority to Immediately Secure Building.

(a) The City may immediately secure a building that it determines does not meet the minimum standards and is unoccupied or occupied only by persons who do not have a right to occupy the building according to the procedures contained in this Section.

(b) Notice. Before the 11th day after the date the building is secured according to subsection (a), above, the City shall give notice to the owner of record by:-

- (i) Personally serving the owner with written notice;
- (ii) Depositing the notice in the United States mail addressed to the owner at the owner's last known post office address;
- (iii) Publishing the notice at least twice within a ten-day period in a newspaper of general circulation in the City if personal service cannot be obtained and the owner's post office address is unknown; or
- (iv) Posting the notice on or near the front door of the building if personal service cannot be obtained and the owner's post office address is unknown.

(c) Contents of Notice. The notice shall contain identification of the building and the property on which it is located, a description of the existing violation(s) of the minimum standards, a statement that the City will secure or has secured the building, and a notice to the owner that the owner may request a hearing about the City securing the building if such a request is made in writing within thirty (30) days after the date the City secures the building.

(d) Hearing. If a hearing is requested by the owner within the time frame described in subsection (c), it shall be held before the City Commission within twenty (20) days of the date the request is filed and conducted pursuant to Section 214.0011(e).

Section 7. Inspection and Notice of Abatement.

(a) Inspection. The code enforcement official shall inspect or cause to be inspected any building the official has probable cause to believe does not meet the minimum standards. If an owner, occupant, agent, or person in control of the premises refuses permission to enter or inspect, the code enforcement official may seek an administrative search warrant from an appropriate court as provided for in Texas Code of Criminal Procedure Article 18.05. All inspections, entries, examinations, and surveys shall be done in a reasonable manner.

(b) Determination. After completing the inspection, the code enforcement official shall determine if there is sufficient evidence that the building is a dangerous building.

(c) Notice of Abatement. After an initial determination that there is sufficient evidence that a building is a dangerous building, the code enforcement official shall provide notice to the owner of record of the building, by certified mail, return receipt requested, that the building is believed to be a dangerous building, which shall include a description of the nature of the violation(s) of the minimum standards, and that the owner must vacate and/or repair, demolish, and/or remove the building for the good of the public health, safety, and welfare. Additional notice shall be posted on the dangerous building which shall read as follows:

“THIS BUILDING IS DANGEROUS ACCORDING TO THE MINIMUM STANDARDS SET FORTH IN THE DANGEROUS BUILDINGS ORDINANCE OF THE CITY OF RANGER AND THE OWNER MUST REPAIR, DEMOLISH, OR REMOVE IT. CONTACT _____ AT _____ FOR FURTHER INFORMATION.
DATE: _____

(d) Request for a hearing before the City Commission. If the owner does not reply or take action within fifteen (15) days from the date the notice was mailed, the code enforcement official may request that a hearing be held before the City Commission to determine whether the building complies with the minimum standards or if the building is a dangerous building.

(i) If a public hearing is scheduled, the code enforcement official shall make a diligent effort to discover the identity and address of the owner(s) of record and any lienholders or mortgagees of the building and the underlying property. Due diligence will include searching the following records for information on the property owner or lienholder:

- (A) Eastland County real property records;
- (B) Records of the Eastland County Central Appraisal District;

(C) Records of the Secretary of State, if the property owner or lienholder is a corporation, partnership, or other business association;

(D) Assumed name records of Eastland County;

(E) Tax records of Eastland County; and

(F) Utility records of the City of Ranger.

(ii) The code enforcement official shall provide notice of the public hearing to each owner, lienholder, or mortgagee by certified mail, return receipt requested, no later than ten (10) days prior to the date of the hearing. The notice shall further advise the owner, lienholder, or mortgagee that he or she will have the burden of proof at such hearing and will be required to submit proof of the scope of any work that may be required to make the building comply with this Ordinance and the amount of time it will take to reasonably perform the work.

(iii) The City shall also publish notice of the public hearing in a newspaper of general circulation in the City no later than ten (10) days prior to the date of the public hearing. The published notice must contain the name and address of the owner of the real property (if it can be determined from a reasonable search of the records described above), a legal description of the affected property and a description of the proceeding, including the date, location, and time of the hearing.

(iv) The City may file a copy of the published notice of the hearing in the Official Public Records of Eastland County.

(v) The code enforcement official may provide notice to any unknown owners or interested parties by posting a copy of the notice described by Section 7(d)(ii) on the front door of each improvement situated on the affected property, or as close to the front door as practicable.

Section 8. Order to Abate.

(a) If it is found at the public hearing that a building is in violation of the minimum standards, the City Commission may order that the building be vacated, secured, repaired, removed, or demolished by the owner within a reasonable time.

(b) The order shall allow the owner thirty (30) days to complete the ordered action, unless the owner or lienholder establishes at the hearing that the work cannot reasonably be performed within 30 days. If more than thirty (30) days are allowed to repair, remove, or demolish the building, specific time schedules shall be established for the commencement and performance of the work.

(c) The owner, lienholder, or mortgagee may not be allowed more than ninety (90) days to complete the ordered action, unless the owner, lienholder, or mortgagee submits a detailed plan and time schedule for the work at the hearing and establishes at the hearing that the work cannot reasonably be completed within ninety (90) days because of the scope and complexity of the work. If the City Commission allows more than ninety (90) days to complete the work, the owner, lienholder, or mortgagee shall be required to regularly submit progress reports to demonstrate compliance with the time schedules established for the commencement and performance of the work. ~~Additionally, if the owner, lienholder, or mortgagee owns property, including structures and improvements, that exceed \$100,000 in total value, the City Commission may require that the owner, lienholder, or mortgagee post a cash or surety bond, or provide a letter of credit or thirty-party guaranty to cover the cost of repairing, removing, or demolishing a building.~~

Commented [EH6]: Removed the ability to request a bond from a property owner whose property is worth more than \$100,000.

Section 9. Notice of Order.

(a) The City shall promptly mail, by certified mail return receipt requested, a copy of any order issued pursuant to Section 8 of this Ordinance, to the owner of record of the building and to any lienholder or mortgagee, along with a notice containing an identification of the building and the property on which it is located; a description of the violation(s) of the minimum standards; and a statement that the City will secure, vacate, repair, remove, or demolish the building if the ordered action is not taken by the owner within the deadline established by the City Commission, if such information is not already contained in the order.

(b) Within ten (10) days following the date that an order is issued, the City shall:

- (i) File a copy of the order in the office of the City Secretary; and
- (ii) Publish in a newspaper of general circulation in the City a notice containing the following:
 - (A) The street address or legal description of the property;
 - (B) The date the hearing was held;
 - (C) A brief statement indicating the results of the hearing on the contents of the order; and
 - (D) Instructions stating where a complete copy of the order may be obtained.

Section 10. Delivery of Notices.

If a notice mailed pursuant to Section 7(c) or Section 9(a) of this Ordinance is returned by the United States Postal Service as "refused" or "unclaimed", the validity of the notice is not affected, and the notice is considered delivered.

Section 11. Appeal and Judicial Review.

Any owner, lienholder, or mortgagee of a property jointly or severally aggrieved by any order issued under this Ordinance shall be entitled to judicial review in District Court. A petition must be filed in District Court by an owner, lienholder, or mortgagee within thirty (30) calendar days after the date of delivery of said order pursuant to Texas Local Government Code Sec. 214.0012. The petition must be verified, set forth that the decision of the City Commission was illegal, in whole or in part, and specify the grounds of the illegality.

Section 12. City Abatement; Lien

- (a) If the building is not vacated, secured, repaired, removed, or demolished, or the occupants are not relocated within the allotted time, the City may vacate, secure, remove, or demolish the building or relocate the occupants at its own expense.
- (b) If the City incurs expenses under Section 12(a), the City may assess the expenses on, and the City has a lien against the property, unless it is homestead as protected by the Texas Constitution.
- (c) The lien is extinguished if the property owner or other person having an interest in the legal title to the property reimburses the City for the expenses.
- (d) The lien arises and attached to the property at the time the notice of lien is recorded and indexed in the Official Public Records of Eastland County. The notice must contain the name and address of the owner if that information can be determined with a reasonable effort, a legal description of the real property on which the building was located, the amount of expenses incurred by the City, and the balance due.
- (e) If the notice is given and the opportunity to relocate the tenants of the building or to repair, remove, or demolish the building is afforded to each mortgagee and lienholder as described in Section 7(b)(ii) or Section 9(a) of this Ordinance, the lien is a privileged lien subordinate only to tax liens.

Section 13. Criminal Prosecution.

- (a) Violation. It shall be unlawful for any person to violate any provision, or fail to comply with any requirement, in this Ordinance.
- (b) Penalty. A violation of any of the provisions, or failure to comply with any of the requirements, of this Ordinance shall constitute a misdemeanor punishable by a maximum fine of Five Hundred Dollars (\$500.00) or a maximum fine of Two Thousand Dollars (\$2,000.00) if the court finds that the violation relates to fire safety or public health and sanitation.

(c) Continuing Violation. Each day a person violates, continues to violate, or permits a violation of this Ordinance shall be a separate offense.

Section 14. Civil Enforcement.

(a) The City may, in accordance with Sections 54.012 *et seq.* of the Texas Local Government Code, as amended, bring a civil action against an owner of record or the owner's representative in control of the premises violating a provision of this Ordinance relating to dangerously damaged or deteriorated structures or improvements.

(b) The civil action may include, but is not limited to, a suit to recover a civil penalty not to exceed \$1,000.00 per day or portion of a day during which the violation is committed, continued, or permitted by the owner or owner's representative, if the City proves:

(i) The property owner was notified of the requirements of this Ordinance and the owner's need to comply with the requirements; and

(ii) After notification, the property owner committed an act in violation of this Ordinance or failed to take an action necessary for compliance with this Ordinance.

(c) The City shall have all other available remedies at law and in equity to enforce the provisions of this Ordinance.

Section 15. Repeal. Ordinance No. 2007-10-08-03, adopted on October 22, 2007, is hereby repealed. All other ordinances or parts thereof in conflict herewith are hereby repealed to the extent of such conflict only.

Section 16. Severability. It is hereby declared to be the intention of the City Commission that the section, paragraphs, sentences, clauses and phrases of this Ordinance are severable and, if any phrase, sentence, paragraph or section of this Ordinance should be declared invalid by the final judgment or decree of any court of competent jurisdiction, such invalidity shall not affect any of the remaining phrases, clauses, sentences, Paragraphs and section of this Ordinance, since the same would have been enacted by the City Commission without the incorporation of this Ordinance shall be adjudged by a court of competent jurisdiction to be invalid, the invalidity shall not affect other provisions or applications of this Ordinance which can be given effect without the invalid provision, and to this end the provisions of this Ordinance are declared to be severable.

Section 17. Effective Date. This Ordinance shall take effect immediately upon its approval and passage and after publication as required by law.

Section 18. Open Meeting. It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, Chapter 551, Texas Government Code.

PASSED AND APPROVED ON FIRST READING on this ___ day of _____, 20232.

PASSED, APPROVED, AND ADOPTED ON SECOND READING on this the ___ day
of _____, 20232.

ATTEST:

THE CITY OF RANGER, TEXAS

Savannah Fortenberry, City Secretary

John Casey, Mayor



NOTICE OF A REGULAR MEETING

Notice is hereby given that a Regular Meeting of the Governing Body of the City of Ranger, Texas, will be held on **Monday, January 9, 2023 at 5:30 p.m.** in City Hall, 400 West Main Street Ranger, Texas. The following subjects will be discussed, to wit:

Agenda Item 01: Call to Order- Mayor Casey

Roll Call/Quorum Check

Invocation of Prayer

Pledge of Allegiance to the United States Flag

Pledge of Allegiance to the Texas Flag

Agenda Item 02: Citizen's Presentation-At this time, anyone on the list will be allowed to speak on any matter other than personnel matters or matters under litigation, for a length of time not to exceed THREE minutes. No Council/Board discussion or action may take place on a matter until such matter has been placed on an agenda and posted in accordance with law.

Agenda Item 03: Announcements from City Council or Staff-Comments may be made by council or staff, **BUT NO ACTION TAKEN** on the following topics without specific notice. Those items include: Expressions of Thanks, Congratulations or Condolence; Information on Holiday schedules; Recognition of public officials, employees or citizens other than employees or officials whose status may be affected by the council through action; Reminders of community events or announcements involving an imminent threat to the public health and safety of the people of the municipality.

Agenda Item 04: Discuss/Consider: approval of the city council meeting minutes for the regular meeting on December 12, 2022.

Agenda Item 05: Discuss/Consider: approval to designate the Animal Control Officer as the Local Rabies Control Authority as required by the Texas Health and Safety Code 826.017.

Agenda Item 06: Discuss/Consider: FIRST READING OF ORDINANCE NO. 2023-01-23-A: AN ORDINANCE OF THE CITY OF RANGER, TEXAS REPEALING AND REPLACING ORDINANCE NO. 2007-10-08-03; ADOPTING REGULATIONS CONCERNING SUBSTANDARD BUILDINGS WITHIN THE CITY; ESTABLISHING MINIMUM STRUCTURAL STANDARDS; PROVIDING FOR NOTICE AND HEARINGS; PROVIDING FOR ABATEMENT BY OWNER OR CITY; PROVIDING A PENALTY; ALLOWING FOR ASSESSMENT OF CITY EXPENSES AND IMPOSITION OF LIEN; ESTABLISHING CIVIL REMEDIES BY CITY; PROVIDING SEVERABILITY AND REPEALER CLAUSES; AND PROVIDING AN EFFECTIVE DATE.

Agenda Item 07: Discuss/Consider: rescinding Resolution No. 2014-01-13-A: a resolution of the City of Ranger authorizing the city secretary to open a bank account at first financial

bank, Ranger, Texas, for the purpose of establishing a Ranger PD lease account to accept monthly deposits for annual lease payment for vehicles.

Agenda Item 08: Discuss/Consider: accepting bid recommendation and authorize the interim city administrator to proceed with the purchase from Jacob and Martin for the purchase of pickup, trailer, and excavator.

Agenda Item 09: Discuss/Consider: using funds from the police lease account to pay for the non-grant portion of pickup, trailer, and excavator purchase.

Agenda Item 10: Discuss: the updated 2023 water rate set by Eastland County Water Supply District.

Agenda Item 11: Discuss/Consider: An ordinance amending Ordinance No. 2007-10-08-03, Regulating Dangerous Building and Structures.

Agenda Item 12: Discuss/Consider: Convene into executive session pursuant to Section 551.071, Texas Government Code, and Section 1.05, Texas Disciplinary Rules of Professional Conduct to consult with legal counsel regarding

- CV2246534, Ranger Airfield Maintenance Foundation vs. City of Ranger, in the Judicial District of Eastland County, Texas

Agenda Item 13: Discuss/Consider: Reconvene into open session to take action as deemed appropriate in the City Council’s discretion regarding

- CV2246534, Ranger Airfield Maintenance Foundation vs. City of Ranger, in the Judicial District of Eastland County, Texas

Agenda Item 14: Discuss/Consider: Consent Items; the Approval of Monthly Department Reports:

- **Finance Report-** Director Savannah Fortenberry
- **Library Report-** Librarian Diana McCullough
- **REDC 4A Report-** President Steve Gerdes
- **REDC 4B Report-** President Steve Gerdes
- **Municipal Court Report-** Judge Tammy Archer
- **Fire/EMS Report-** Chief Darrel Fox
- **Police Department-** Chief Moran
- **Animal Control/Code Enforcement-** River Gibson
- **Public Works Report-** Andrew Lopez

Agenda Item 15: Discuss/Consider: Adjournment

I, the undersigned authority, do hereby certify that the above notice of meeting of the Governing Body of the City of Ranger is a true and correct copy of said notice on the bulletin board at the City Hall of the City of Ranger, a place convenient and readily available to the general public at all times, and notice was posted by 5:30 p.m., January 6, 2022 and remained posted for 72 hours preceding the scheduled time of the meeting.

Savannah Fortenberry

Savannah Fortenberry, Ranger City Secretary

The City council reserves the right to convene into Executive Session concerning any of the items listed on this agenda under the authority of the Mayor, whenever it is considered necessary and legally justified under the Open Meetings Act.

NOTICE OF ASSISTANCE

Ranger City Hall and Council Chambers are wheelchair accessible and accessible parking spaces are available. Request for accommodation or interpretive services must be made 48 hours prior to this meeting. Please contact City Secretary’s office at (254) 647-3522 for information or assistance.

This Notice was removed from the outside bulletin board on _____ by _____.

Resolution No. 2014-01-13-A

 ORIGINAL

A RESOLUTION OF THE CITY OF RANGER AUTHORIZING THE CITY SECRETARY TO OPEN A BANK ACCOUNT AT FIRST FINANCIAL BANK, RANGER, TEXAS, FOR THE PURPOSE OF ESTABLISHING A RANGER PD LEASE ACCOUNT TO ACCEPT MONTHLY DEPOSITS FOR ANNUAL LEASE PAYMENT FOR VEHICLES :

WHEREAS the City of Ranger will deposit funds to be used exclusively for Annual Payment on Leased Vehicles;

and

WHEREAS the City of Ranger has a need to keep these funds in a special account;

and

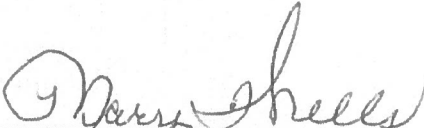
NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RANGER

Section 1. That a new signature card be issued for the City of Ranger PD Lease Account with the following signatures authorized:

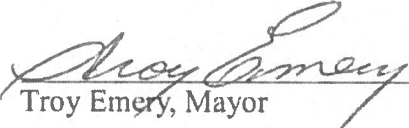
Mayor, Troy Emery
City Secretary Mary Wells
Commissioner Joe Pilgrim
Human Resources Charlotte Allmon

PASSED AND APPROVED this 13th day of January, 2014.

ATTEST:


Mary Wells, Secretary

CITY OF RANGER


Troy Emery, Mayor



INTEGRITY
EXCELLENCE
TRUST

January 5, 2023

John Casey, Mayor
City of Ranger
400 W. Main St
Ranger, TX 76470

RE: Contract Bid Award Recommendation (REVISED)
Remaining Unused Funds Equipment Purchase
TWDB DWSRF #62746, CID 03

Dear Mayor Casey:

Quotes were received by email for purchase of a pickup truck, trailer, and excavator on December 8, 2022. Two quotes were received for the trailer and excavator and four quotes were received for the pickup truck. A copy of the tabulation of quotes received is attached to this letter.

The low quotes were submitted by the following vendors

1. Trailer – Dirty Work Construction
2. Excavator – Yellowhouse Machinery
3. Pickup Truck – Bruner Motors, Inc.

All three have indicated that the equipment is in stock and can be delivered in a few days. We see no reason for the City not to purchase any or all of the equipment from the low bidders. Please let us know how you would like to proceed, and I will work on concurrence of award with TWDB.

Sincerely,

A handwritten signature in blue ink that reads 'Luke Van Diest'.

Luke Van Diest, P.E.
JACOB | MARTIN



info@jacobmartin.com
www.jacobmartin.com



3465 Curry Lane
Abilene, TX 79606
325.695.1070

1508 Santa Fe, Suite 203
Weatherford, TX 76086
817.594.9880

1014 Broadway
Lubbock, TX 79401
806.368.6375



TBPE Firm #: 2448
TBAE Firm #: BR 2261
TBPLS Firm #: 10194493



Bid Tabulation
 Engineer: Jacob & Martin, LLC
 Abilene, Texas

For all Labor, Materials, Equipment, and Incidentals to Furnish and Install the Following:

Item #	Item Description	Quantity	Unit	LS	Big Tex Trailer World 3502 W. Overland Trl Abilene, TX 79601	Yellowhouse Machinery 1111 E. Hwy 80 Abilene, TX 79601	Bruner Motors, Inc. 1515 S. Loop Stephenville, TX 76401	Blake Fuluwider Dodge 9610 IH 20 Eastland, TX 76448	Roger Williams Auomall 1102 Washington Dr Weatherford, TX 76086	Dirty Work Construction 17900 CR 478 May, TX 76857
1	Pickup Truck	1	LS		Unit Price \$ 19,735.00 Extended Amount \$ 19,735.00	Unit Price \$ 59,500.00 Extended Amount \$ 59,500.00	Unit Price \$ 56,130.00 Extended Amount \$ 56,130.00	Unit Price \$ 57,621.60 Extended Amount \$ 57,621.60	Unit Price \$ 60,619.90 Extended Amount \$ 60,619.90	Unit Price \$ 80,352.00 Extended Amount \$ 80,352.00
2	Trailer	1	LS							Unit Price \$ 13,608.00 Extended Amount \$ 13,608.00
3	Excavator	1	LS							Unit Price \$ 92,800.00 Extended Amount \$ 92,800.00

TOTAL NUMBER OF DAYS REQUIRED FOR DELIVERY	1 Day	1 Day	3 Days	1 Day	3 Days	Days	Days
--	-------	-------	--------	-------	--------	------	------

TWDB Funds Remaining Budget	
Contingency	\$ 82,571.02
Capitalized Interest	\$ 6,406.50
Total Available	\$ 88,977.52 (b)

Low Quotes	
Trailer (Big Tex Trailer World)	\$ 19,735.00
Excavator (Yellowhouse Machinery)	\$ 59,500.00
Pickup Truck (Bruner Motors)	\$ 56,130.00
Total cost for purchase of all three	\$ 135,365.00 (a)

Potential cash contribution by City (a - b) \$ 46,387.48

error \$
error \$129,238.00
error \$13,608.00
Trailer Dirty work construction
Potential cash \$40,200.48

**CITY OF RANGER
REMAINING TWDB FUNDS EQUIPMENT PURCHASE
QUOTE**

Show prices in numerals. Round off unit prices to two decimal places only.

These Bid Prices must include all labor, materials, equipment, insurance, overhead, superintendence, transportation, profits & incidentals to cover the finished Work called for in the Contract Documents.


For all Labor, Materials, Equipment and Incidentals to Furnish and Deliver the Following:

Bid Item	Description	Est. Qty.	Unit	Unit Price	Extended Amount
1	Pickup Truck	1	LS	\$ 80,352	\$ 80,352
2	Trailer	1	LS	\$ 13,608	\$ 13,608
3	Excavator	1	LS	\$ 92,800	\$ 92,800

NOTES:

- 1). Price may be quoted for one item or multiple items. Owner may award contract to one or multiple vendors.
- 2). Vendor shall review item specifications attached for specific item requirements.
- 3). Price shall include delivery to City of Ranger, 400 W. Main Street, Ranger, TX

4). Bidder shall enter the number of days required for delivery of equipment: Vendor would not commit

5). Bidder signature & date:  12-08-2022

**CITY OF RANGER
REMAINING TWDB FUNDS EQUIPMENT PURCHASE
QUOTE**

Show prices in numerals. Round off unit prices to two decimal places only.

These Bid Prices must include all labor, materials, equipment, insurance, overhead, superintendence, transportation, profits & incidentals to cover the finished Work called for in the Contract Documents.

For all Labor, Materials, Equipment and Incidentals to Furnish and Deliver the Following:

Bid Item	Description	Est. Qty.	Unit	Unit Price	Extended Amount
1	Pickup Truck	1	LS	\$ 66,960	\$ 80,352
2	Trailer	1	LS	\$ 11,340	\$ 13,608
3	Excavator	1	LS	\$ 77,800	\$ 92,800

NOTES:

- 1). Price may be quoted for one item or multiple items. Owner may award contract to one or multiple vendors.
- 2). Vendor shall review item specifications attached for specific item requirements.
- 3). Price shall include delivery to City of Ranger, 400 W. Main Street, Ranger, TX

4). Bidder shall enter the number of days required for delivery of equipment: _____

5). Bidder signature & date: _____

[Handwritten Signature]

12/8/22

see corrected
quote sheet

BIDDER'S CERTIFICATIONS

Project Name: City of Ranger RUF Equipment Purchase
Project Number: 62744
Contract For: Equipment Purchase

The following certifications must be completed by the bidder for each contract.

A. EQUAL EMPLOYMENT OPPORTUNITY:

I have developed and have on file at each establishment affirmative action programs pursuant to 41 CFR Part 60-1.7.

I have:

- () participated in previous contract(s) or subcontract(s) subject to the equal opportunity clause under Executive Orders 11246 and 11375. I have filed all notices, contract specifications, and compliance reports due under the requirements contained in 41 CFR Part 60-4.
- (✓) not participated in previous contracts(s) subject to the equal opportunity clause under Executive Orders 11246 and 11375 and 41 CFR Chapter 60.

B. NONSEGREGATED FACILITIES

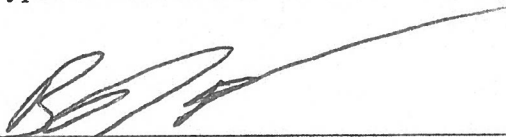
I certify that I do not and will not maintain any facilities provided for my employees in a segregated manner, or permit my employees to perform their services at any location under my control where segregated facilities are maintained; and that I will obtain a similar certification prior to the award of any federally assisted subcontract exceeding \$10,000 which is not exempt from the equal opportunity clause as required by 41 CFR Part 60-1.8.

I will obtain a similar certification from any proposed subcontractor(s), when appropriate.

I understand that a false statement on this certification may be grounds for rejection of this bid proposal or termination of the contract award.

Brenton Behler, Partner

Typed Name and Title of Bidder's Authorized Representative


Signature of Bidder's Authorized Representative

12/8/22
Date

Dirty Work Construction, 17900 CR 478, May, TX 76857
Name and Address of Bidder


Debarment / Suspension Certification

I, Brenton Behler, hereby certify that I have checked on the federal
(Authorized Representative of Recipient)

System for Award Management (www.sam.gov) website and determined that
Dirty Work Construction is not shown as an "excluded party" that is debarred,
(Name of entity)

suspended or otherwise excluded from or ineligible for participation in federal assistance programs under Executive Order 12549. (See 2 CFR Part 180 and 2 CFR Part 1532 for additional information on the federal governmentwide debarment and suspension system for nonprocurement programs and activities.)

I understand that a false statement herein may subject me to penalties under federal and state laws relating to filing false statements and other relevant statutes.


Signature

12/8/22
Date

Partner
Title

Brenton Behler
Name of Recipient

Verifying prime contractors and subcontractors for construction, equipment, supplies and services: Using the www.sam.gov website, the recipient must verify prior to awarding the contract that the prime contractor is not listed as an "excluded party" that is debarred, suspended or otherwise excluded from or ineligible. Once any subcontractors are known, they also must be verified as not listed as an "excluded party" prior to award of a subcontract. The recipient must print a dated record of the verification from the www.sam.gov website and retain a copy that is available for review by TWDB. The prime contractors and subcontractors must be verified prior to the contract award or the costs may be disallowed.

CONTRACTOR'S ACT OF ASSURANCE RESOLUTION

I hereby certify that it was RESOLVED by a quorum of the directors of the Dirty Work Construction ^{Partnership} (Name of Corporation), meeting on the 1st day of December 2022, that:

Authorized Representative(s):

Brenton Behler

be, and hereby is/are authorized to act on behalf of Dirty Work Construction ^{Partnership} (Name of Corporation), as its representative in all business transactions conducted in the State of Texas, and;

That all above resolution was unanimously ratified by the Partners ~~Board of Directors~~ at said meeting and that the resolution has not been rescinded or amended and is now in full forces and effect; and;

In authentication of the adoption of this resolution, I subscribe my name and affix the seal of the Corporation this 8th day of December, 2022.

Justin E Behler (Secretary)

[SEAL]

BIDDER'S CERTIFICATIONS

Project Name: Remaining Unused Funds Equipment

Project Number: 62746

Contract For: Equipment

The following certifications must be completed by the bidder for each contract.

A. EQUAL EMPLOYMENT OPPORTUNITY:

I have developed and have on file at each establishment affirmative action programs pursuant to 41 CFR Part 60-1.7.

I have:

- participated in previous contract(s) or subcontract(s) subject to the equal opportunity clause under Executive Orders 11246 and 11375. I have filed all notices, contract specifications, and compliance reports due under the requirements contained in 41 CFR Part 60-4.
- not participated in previous contracts(s) subject to the equal opportunity clause under Executive Orders 11246 and 11375 and 41 CFR Chapter 60.

B. NONSEGREGATED FACILITIES

I certify that I do not and will not maintain any facilities provided for my employees in a segregated manner, or permit my employees to perform their services at any location under my control where segregated facilities are maintained; and that I will obtain a similar certification prior to the award of any federally assisted subcontract exceeding \$10,000 which is not exempt from the equal opportunity clause as required by 41 CFR Part 60-1.8.

I will obtain a similar certification from any proposed subcontractor(s), when appropriate.

I understand that a false statement on this certification may be grounds for rejection of this bid proposal or termination of the contract award.

Brenton Woods - Sales
Typed Name and Title of Bidder's Authorized Representative

Brenton Woods 11-10-22
Signature of Bidder's Authorized Representative Date

Yellowhouse Machinery
Brenton Woods 1111 E Hwy 80 Abilene, TX 79601
Name and Address of Bidder

**CITY OF RANGER
REMAINING TWDB FUNDS EQUIPMENT PURCHASE
QUOTE**

Show prices in numerals. Round off unit prices to two decimal places only.

These Bid Prices must include all labor, materials, equipment, insurance, overhead, superintendence, transportation, profits & incidentals to cover the finished Work called for in the Contract Documents.

For all Labor, Materials, Equipment and Incidentals to Furnish and Deliver the Following:

Bid Item	Description	Est. Qty.	Unit	Unit Price	Extended Amount
1	Pickup Truck	1	LS	\$	\$
2	Trailer	1	LS	\$	\$
3	Excavator	1	LS	\$ 59,500	\$ 59,500

NOTES:

- 1). Price may be quoted for one item or multiple items. Owner may award contract to one or multiple vendors.
- 2). Vendor shall review item specifications attached for specific item requirements.
- 3). Price shall include delivery to City of Ranger, 400 W. Main Street, Ranger, TX

4). Bidder shall enter the number of days required for delivery of equipment: In stock, one day delivery

5). Bidder signature & date: Brent W. [Signature]



Vehicle Locator

Dealer Information

BRUNER MOTORS, INC.
 1515 S LOOP
 STEPHENVILLE, TX 76401
 Phone: 254-968-2135
 Fax: 254-965-5439

1GT49ME73PF164242

Model Year: 2023	Event Code: 5000-Delivered to Dealer
Make: GMC	Order #: BVMD0C
Model: 2500HD Sierra	MSRP: \$61,430.00
TK20743-Crew Cab Standard Box, 4WD	
PEG: 3SA-SLE	Order Type: FNR-Fleet Commercial
Primary Color: GAZ-Summit White	Stock #: 230076
Trim: H0U-3SA/3SB/3VL/1SA--Cloth, Jet Black, Interior Trim	Inventory Status: N/A
Engine: L8T-Engine: 6.6L, Gasoline V-8, SIDI	Total Cash Allowance: N/A
Transmission: MYD-6-Speed Automatic	
	Total Cash Allowance: N/A

Additional Vehicle Information

GM Marketing Information

Vehicle Options

Chargeable Options	MSRP
BVQ-Assist Steps, Tubular, 6" Rectangular, Chrome	\$795.00
CGN-Bed Liner, Spray-on, Black Textured Polyurea	\$545.00
DWC-Mirrors, O/S: Man.Fold.,Man. Ext., Heat, Turn Indicator	\$220.00
PCQ-SLE Convenience Package	\$2,330.00
PDJ-Driver Alert Package 2	\$595.00
PQB-Driver Alert Package 1	\$890.00
PXD-Wheels: 18" Machined Aluminum w/ Black Accents	\$600.00
UY2-Wiring Provisions: Camper	\$35.00
X31-Off-Road Package	\$525.00

No Cost Options

B1J-Liner, Rear Wheelhouse
 FE9-50-STATE EMISSIONS
 GT4-Rear Axle: 3.73 Ratio
 JGF-GVW Rating 10,650 Lbs
 L8T-Engine: 6.6L, Gasoline V-8, SIDI
 MYD-6-Speed Automatic
 UD5-Parking Assist, Front & Rear Sensors
 VQ2-Holdback Not Applicable,Dealer Fleet Assistance

Other Options

3SA-SLE	A2X-Power Seat Adjuster (Driver's Side)
AKO-Deep Tinted Glass	ATH-Keyless Open & Keyless Start
AU3-Power Door Locks	AZ3-Seats: Front 40/20/40 Split-Bench, Full Feature
B30-Floor Covering: Carpet, Color Keyed	BTV-Remote Vehicle Starter System
C49-Defogger, Rear Window Electric	CJ2-Climate Control, Electronic - Dual-zone
E63-Body: Pick-Up Bed	G80-Auto Locking Differential, Rear
GAZ-Summit White	H0U-3SA/3SB/3VL/1SA--Cloth, Jet Black, Interior Trim
IOR-GMC Infotainment System	JL1-Integrated Trailer Brake Controller
K34-Cruise Control	K47-Heavy Duty Air Filter
KI3-Heated Steering Wheel	N37-Steering Column, Manual Tilt & Telescoping
NQF-Transfer Case: w/ Rotary Dial Control, Electronic Shift	NZZ-Skid Plates
QF6-Tires: LT275/70 R18 All Terrain, Blackwall	QK2-GMC MultiPro Tailgate
QT5-Tailgate Function--Manual w/ Assist, Pwr Release	SAF-Lock, Spare Tire
T3U-LED Fog Lamps, Front	U01-Roof Marker Lamps
U2K-SiriusXM Satellite Radio (subscription)	UE1-OnStar Communication System
UEU-Sensor, Forward Collision Alert	UF2-Lighting, Cargo Box, LED
UHY-Automatic Emergency Braking	UVC-Rear Vision Camera
V46-Bumper, Front, Chrome	VJH-Bumper, Rear, Chrome Step
VK3-Front License Plate Mounting Provisions	Z82-Trailer Package
ZYG-Tire, Spare: LT275/70 R18 All Terrain, Blackwall	

"~" indicates vehicle belongs to Trading Partner's inventory

Disclaimer:

GM has tried to make the pricing information provided in this summary accurate. Please refer to actual vehicle invoice, however, for complete pricing information. GM will not make any sales or policy adjustments in the case of inaccurate pricing information in this summary.

**ADDENDUM NO. 1
DECEMBER 1, 2022**

**PROJECT: CITY OF RANGER
REMAINING TWDB FUNDS EQUIPMENT PURCHASE**

BID DATE: DECEMBER 8, 2022

The following changes and/or additions shall be made to the Plans, Specifications, and Contract Documents for the above referenced project. Bidder shall acknowledge receipt of this Addendum by signing below and returning this Addendum with the Bid.

1) SPECIFICATIONS

- a) Pickup Truck
 - i) Fuel Type shall be gasoline. Diesel trucks will not be considered by the Owner for purchase.
 - ii) Cab shall have 4 full-size doors (e.g., Crew Cab size).

Doug Keith Bruner Motors
Bidder's Acknowledgment

12-2-22
Date

Prepared by:

JACOB | MARTIN
TBPE Firm No. 2448

**CITY OF RANGER
REMAINING TWDB FUNDS EQUIPMENT PURCHASE
QUOTE**

Show prices in numerals. Round off unit prices to two decimal places only.
These Bid Prices must include all labor, materials, equipment, insurance, overhead, superintendence, transportation, profits & incidentals to cover the finished Work called for in the Contract Documents.

For all Labor, Materials, Equipment and Incidentals to Furnish and Deliver the Following:

Bid Item	Description	Est. Qty.	Unit	Unit Price	Extended Amount
1	Pickup Truck	1	LS	\$ 56,130	\$
2	Trailer	1	LS	\$	\$
3	Excavator	1	LS	\$	\$

NOTES:

- 1). Price may be quoted for one item or multiple items. Owner may award contract to one or multiple vendors.
- 2). Vendor shall review item specifications attached for specific item requirements.
- 3). Price shall include delivery to City of Ranger, 400 W. Main Street, Ranger, TX

4). Bidder shall enter the number of days required for delivery of equipment: 3 days

5). Bidder signature & date: Doug Keith Bruner Motors 12-2-22

**CITY OF RANGER
REMAINING TWDB FUNDS EQUIPMENT PURCHASE
QUOTE**

Show prices in numerals. Round off unit prices to two decimal places only.
These Bid Prices must include all labor, materials, equipment, insurance, overhead, superintendence, transportation, profits & incidentals to cover the finished Work called for in the Contract Documents.

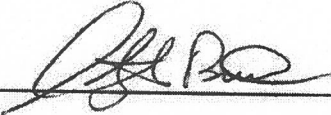
For all Labor, Materials, Equipment and Incidentals to Furnish and Deliver the Following:

Bid Item	Description	Est. Qty.	Unit	Unit Price	Extended Amount
1	Pickup Truck	1	LS	\$	\$
2	Trailer	1	LS	\$ 19,735	\$
3	Excavator	1	LS	\$	\$

NOTES:

- 1). Price may be quoted for one item or multiple items. Owner may award contract to one or multiple vendors.
- 2). Vendor shall review item specifications attached for specific item requirements.
- 3). Price shall include delivery to City of Ranger, 400 W. Main Street, Ranger, TX

4). Bidder shall enter the number of days required for delivery of equipment: 1

5). Bidder signature & date:  11-8-2022

**City of Ranger
Equipment Specifications for Materials Purchase
TWDB DWSRF**

Pickup Truck Requirements:

1. ¾ Ton
2. 4-wheel drive
3. Extended cab with 4 independently opening doors
4. Gasoline powered engine
5. Heater & air conditioning
6. Rear mounted trailer hitch
7. Options: Ford F250 Super Duty, Chevrolet Silverado 2500 HD, Dodge Ram 2500, or approved equivalent

Trailer Requirements:

1. Dual Axle
2. 15,000 pound minimum capacity
3. Bumper pull hitch type
4. Ramps for loading & unloading equipment
5. Capable of transporting excavator equipment (15'-3" length, 5'-9" width)

Excavator Requirements:

1. 18" bucket
2. 300mm rubber track
3. Suspension Seat
4. 5'-8" long arm
5. Enclosed cab with heater and air conditioning
6. Angled blade
7. Hydraulic Clamp (e.g., John Deere #BYT11548)
8. Compatible with Owner's existing John Deere brand attachments
9. 2 year / 2000 hour extended warranty
10. Options: John Deere 35G Compact Excavator or approved equivalent

BIDDER'S CERTIFICATIONS

Project Name: Remaining TW DB Funds Equipment Purchase

Project Number: _____

Contract For: City of Ringer

The following certifications must be completed by the bidder for each contract.

A. EQUAL EMPLOYMENT OPPORTUNITY:

I have developed and have on file at each establishment affirmative action programs pursuant to 41 CFR Part 60-1.7.

I have:

- participated in previous contract(s) or subcontract(s) subject to the equal opportunity clause under Executive Orders 11246 and 11375. I have filed all notices, contract specifications, and compliance reports due under the requirements contained in 41 CFR Part 60-4.
- not participated in previous contracts(s) subject to the equal opportunity clause under Executive Orders 11246 and 11375 and 41 CFR Chapter 60.

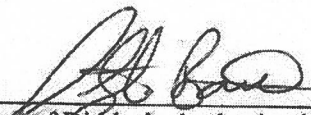
B. NONSEGREGATED FACILITIES

I certify that I do not and will not maintain any facilities provided for my employees in a segregated manner, or permit my employees to perform their services at any location under my control where segregated facilities are maintained; and that I will obtain a similar certification prior to the award of any federally assisted subcontract exceeding \$10,000 which is not exempt from the equal opportunity clause as required by 41 CFR Part 60-1.8.

I will obtain a similar certification from any proposed subcontractor(s), when appropriate.

I understand that a false statement on this certification may be grounds for rejection of this bid proposal or termination of the contract award.

Stephen Battle General Manager
Typed Name and Title of Bidder's Authorized Representative

 11-8-2022
Signature of Bidder's Authorized Representative Date

Big Tex Trailer World Abilene 1502 W. Overland Tr Abilene, TX 79601
Name and Address of Bidder

BLAKE FULENWIDER DODGE
9610 IH 20
EASTLAND, TX 76448
254/631-0333

DEAL# 38954
STOCK# R90890
CUST# R90890

RETAIL PURCHASE AGREEMENT

Deal Number: 38954

Purchaser's Name(s): CITY OF RANGER

Date: 12/08/2022

Address: 400 WEST MAIN ST RANGER TX 76470

County: EASTLAND

Telephone (1): 254-647-3522

Telephone (2): _____

DOB: _____

E-mail: _____

D.L./State I.D.#: _____

Issuing State: _____

Exp. Date: 12/06/2022

The above information has been requested so that we may verify your identity. By signing below, you represent that you are at least 18 years of age and have authority to enter into this Agreement. The Odometer Reading for the Vehicle you are purchasing is accurate unless indicated otherwise. Please refer to the Odometer Mileage Statement for full disclosure.

YEAR 2022	MAKE RAM	MODEL 2500	COLOR GRAY	STOCK NO. R90890		
VIN/SERIAL NO. 3C8UR5C17NG390890		ODOMETER READING <input type="checkbox"/> Not Accurate 245	SALESPERSON			
THE VEHICLE IS:						
<input checked="" type="checkbox"/> NEW <input type="checkbox"/> USED		<input type="checkbox"/> DEMONSTRATOR <input type="checkbox"/> FACTORY OFFICIAL/EXECUTIVE <input type="checkbox"/> RENTAL <input type="checkbox"/> OTHER				
WARRANTY STATEMENT						
<p>We are selling this Vehicle to you AS-IS and we expressly disclaim all warranties, express and implied, including any implied warranties of merchantability and fitness for a particular purpose, unless the box beside "USED VEHICLE LIMITED WARRANTY APPLIES" is marked below or we enter into a service contract with you at the time of, or within 90 days of, the date of this transaction. All warranties, if any, by a manufacturer or supplier other than our Dealership are theirs, not ours, and only such manufacturer or supplier shall be liable for performance under such warranties. We neither assume nor authorize any other person to assume for us any liability in connection with the sale of the Vehicle and related goods and services.</p> <p>CONTRACTUAL DISCLOSURE STATEMENT (USED VEHICLES ONLY) The information you see on the window form for this Vehicle is part of this contract. Information on the window form overrides any contrary provisions in the contract of sale. <u>Traducción española: Vea el dorso.</u></p> <p><input type="checkbox"/> Used Vehicle Limited Warranty Applies. We are providing a Used Vehicle Limited Warranty in connection with this transaction. Any implied warranties apply for the duration of the Limited Warranty.</p>			CASH PRICE OF VEHICLE		58115.00	
			OPTIONAL ACCESSORIES: <input type="checkbox"/> See attached Addendum Sticker		N/A	
					N/A	
					N/A	
					N/A	
					N/A	
		TOTAL SELLING PRICE		58115.00		
		LESS: TRADE-IN ALLOWANCE		N/A		
		N/A		N/A		
		SUBTOTAL		58115.00		
		N/A		N/A		
		SALES TAX		N/A		
		DEALER'S INVENTORY TAX		113.60		
		DOCUMENTARY FEE *		150.00		
		STATE INSPECTION FEE		23.75		
		DEPUTY SERVICE FEE		N/A		
		LICENSE FEE		184.25		
		TITLE FEE		35.00		
		N/A		N/A		
		TOTAL DUE		58621.60		
		<input type="checkbox"/> DEPOSIT/ <input type="checkbox"/> DOWN PAYMENT If Deposit, see Deposit Receipt		N/A		
		REBATE		1000.00		
		LESS CASH DUE AT DELIVERY		N/A		
		AMOUNT TO BE FINANCED (See Paragraphs 12 and 17)		57621.60		

This Agreement and any documents which are part of this transaction or incorporated herein comprise the entire agreement affecting this Retail Purchase Agreement and no other agreement or understanding of any nature concerning the same has been made or entered into, or will be recognized. I have read all of the terms and conditions of this Agreement and agree to them as if they were printed above my signature. I further acknowledge receipt of a copy of this Agreement. This Agreement shall not become binding until signed and accepted by an Authorized Dealership Representative.

Purchaser

N/A

Accepted by Authorized Dealership Representative

Purchaser

DealerCAP

55777*1*BFD-FI
CATALOG #8983171

**ADDENDUM NO. 1
DECEMBER 1, 2022**

**PROJECT: CITY OF RANGER
REMAINING TWDB FUNDS EQUIPMENT PURCHASE**

BID DATE: DECEMBER 8, 2022

The following changes and/or additions shall be made to the Plans, Specifications, and Contract Documents for the above referenced project. Bidder shall acknowledge receipt of this Addendum by signing below and returning this Addendum with the Bid.

1) SPECIFICATIONS

- a) Pickup Truck
 - i) Fuel Type shall be gasoline. Diesel trucks will not be considered by the Owner for purchase.
 - ii) Cab shall have 4 full-size doors (e.g., Crew Cab size).



Bidder's Acknowledgment

Date

12/2/22

Prepared by:

JACOB | MARTIN
TBPE Firm No. 2448

**CITY OF RANGER
REMAINING TWDB FUNDS EQUIPMENT PURCHASE
QUOTE**

Show prices in numerals. Round off unit prices to two decimal places only.
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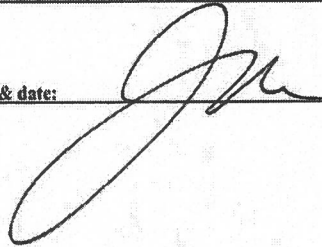
Bid Item	Description	Est. Qty.	Unit	Unit Price	Extended Amount
1	Pickup Truck	1	LS	\$ 60,619.90	\$
2	Trailer	1	LS	\$	\$
3	Excavator	1	LS	\$	\$

NOTES:

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- 2). Vendor shall review item specifications attached for specific item requirements.
- 3). Price shall include delivery to City of Ranger, 400 W. Main Street, Ranger, TX

4). Bidder shall enter the number of days required for delivery of equipment: _____

5). Bidder signature & date: _____

 12/2/22

ROGER WILLIAMS
AUTOMALL
 WEATHERFORD, TX

BUYER	CO-BUYER	Deal #:	113785
CITY OF RANGER 400 WEST MAIN ST RANGER, TX 76470		Deal Type:	Retail
Home #:		Deal Date:	12/02/2022
Work #:		Print Time:	09:30am
		Salesperson: JIMMY B. DELEON	
VEHICLE			
New <input checked="" type="checkbox"/>	Stock #:	Description:	VIN:
Used <input type="checkbox"/>	54385	2022 RAM RAM 2500	3C6UR5CJ3NG403764
Demo <input type="checkbox"/>			Mileage:
TRADE			
AFTERMARKETS		MSRP	\$ 62,820.00
		Aftermarkets	\$ 0.00
		Total MSRP	\$ 62,820.00
		Sale Price	\$ 62,820.00
		Rebates	\$ 0.00
		Subtotal Price	\$ 62,820.00
		Total Trade Allowance	\$ 0.00
		Trade Difference	\$ 62,820.00
		Sales TT&L	\$ 4,393.73
		Total Trade Payoff	\$ 0.00
		Balance	\$ 67,213.73
Total Aftermarkets:		Cash Down	\$ 0.00
\$ 0.00		Total Unpaid Balance	\$ 67,213.73

ROGER WILLIAMS
AUTOMALL
 WEATHERFORD, TX

BUYER		CO-BUYER		Deal #: 113785
CITY OF RANGER 400 WEST MAIN ST RANGER, TX 76470				Deal Type: Retail
Home #:		Home #:		Deal Date: 12/02/2022
Work #:		Work #:		Print Time: 09:27am
				Salesperson: JIMMY B. DELEON
VEHICLE				
New <input checked="" type="checkbox"/>	Stock #:	Description:	VIN:	Mileage:
Used <input type="checkbox"/>	54382	2022 RAM RAM 2500	3C6URSCJ0NG325010	3
Demo <input type="checkbox"/>				
TRADE				
AFTERMARKETS				
		MSRP	\$	56,625.00
		Aftermarkets	\$	0.00
		Total MSRP	\$	56,625.00
		Sale Price	\$	56,625.00
		Rebates	\$	0.00
		Subtotal Price	\$	56,625.00
		Total Trade Allowance	\$	0.00
		Trade Difference	\$	56,625.00
		Sales TT&L	\$	3,994.90
		Total Trade Payoff	\$	0.00
		Balance	\$	60,619.90
		Cash Down	\$	0.00
		Total Unpaid Balance	\$	60,619.90
Total Aftermarkets:		\$		0.00

ROGER WILLIAMS
AUTOMALL
 WEATHERFORD, TX

BUYER		CO-BUYER		Deal #:	113785
CITY OF RANGER 400 WEST MAIN ST RANGER, TX 76470				Deal Type:	Retail
Home #:				Deal Date:	12/02/2022
Work #:				Print Time:	09:30am
				Home #:	
				Work #:	
				Salesperson:	JIMMY B. DELEON
VEHICLE					
New	<input checked="" type="checkbox"/>	Stock #:	Description:	VIN:	Mileage:
Used	<input type="checkbox"/>	54336	2022 RAM RAM 2500	3C6UR5CJ1NG417601	
Demo	<input type="checkbox"/>				
TRADE					
AFTERMARKETS			MSRP	\$	58,170.00
			Aftermarkets	\$	0.00
			Total MSRP	\$	58,170.00
			Sale Price	\$	58,170.00
			Rebates	\$	0.00
			Subtotal Price	\$	58,170.00
			Total Trade Allowance	\$	0.00
			Trade Difference	\$	58,170.00
			Sales TT&L	\$	4,094.37
			Total Trade Payoff	\$	0.00
			Balance	\$	62,264.37
Total Aftermarkets:				\$	0.00
			Cash Down	\$	0.00
			Total Unpaid Balance	\$	62,264.37

2023 Cost of Water Calculation

TOTAL PROJECTED BUDGET	\$ 1,702,340.00	
LESS CAPITAL IMPROVEMENTS:		
Lease	\$ (10,000.00)	
LESS EXPENSE OFFSETS:		
Eastland Insurance Charge	\$ (7,337.00)	
Interest Income	\$ (7,500.00)	
Miscellaneous Income	\$ (15,000.00)	
TOTAL OPERATING PASS THRU BUDGET	\$ 1,662,503.00	
Divided by Water Usage	406,476	
TOTAL OPERATING COST OF WATER		\$ 4.09
TOTAL CAPITAL IMPROVEMENTS		
Projected Capital Expenditures	\$ 26,000.00	
TOTAL CAPITAL IMPROVEMENT PASS THRU	\$ 26,000.00	
Divided by Water Usage	406,476	
TOTAL CAPITAL COST OF WATER		\$ 0.07
TOTAL COST OF WATER:		
OPERATING COST OF WATER		\$ 4.09
CAPITAL COST OF WATER		\$ 0.07
		<u>\$ 4.16</u>

***CAPITAL IMPROVEMENTS**

Lease \$10,000

FIRST FINANCIAL BANK

MEMBER FDIC

Good Afternoon, Savannah Fortenberry

ACCOUNTS

Available: \$2,294,733.77
Current: \$2,294,733.77

FFB Abilene General Fund 02253

Available Balance
Current Balance

\$168,838.50
\$168,838.50

FFB Abilene Utility Fund 36507

Available Balance
Current Balance

\$798,875.99
\$798,875.99

FFB Abilene Hotel/Motel Tax 14183

Available Balance
Current Balance

\$23,528.32
\$23,528.32

FFB Abilene Street Repairs Tax 35855

Available Balance
Current Balance

\$76,605.75
\$76,605.75

FFB Abilene City Bond Construction 20511

Available Balance
Current Balance

\$91,366.51
\$91,366.51

FFB Abilene Block Grant 00594

Available Balance
Current Balance

\$1.00
\$1.00

FFB Abilene Police Special 01386

Available Balance
Current Balance

\$1,156.06
\$1,156.06

FFB Abilene TWDB Loan Forgiveness 06695

Available Balance
Current Balance

\$1.00
\$1.00

FFB Abilene TWDB Escrow Certificates 06703

Available Balance
Current Balance

\$188,745.91
\$188,745.91

FFB Abilene Municipal Court Payments 13811

Available Balance
Current Balance

\$340.00
\$340.00

FFB Abilene Municipal Court Tech 14579

Available Balance
Current Balance

\$2,324.90
\$2,324.90

FFB Abilene Animal Control 15121

Available Balance
Current Balance

\$10,320.27
\$10,320.27

FFB Abilene Pool & Parkland 16608	\$421.92
Available Balance	\$421.92
Current Balance	

FFB Abilene Municipal Court Security 19919	\$1,494.60
Available Balance	\$1,494.60
Current Balance	

FFB Abilene REDC 4A 20701	\$335,521.42
Available Balance	\$335,521.42
Current Balance	

FFB Abilene Ranger Library Fund 21105	\$2,048.19
Available Balance	\$2,048.19
Current Balance	

FFB Abilene REDC 4B 22341	\$112,377.40
Available Balance	\$112,377.40
Current Balance	

FFB Abilene Police Lease Account 22432	\$232,041.12
Available Balance	\$232,041.12
Current Balance	

FFB Abilene TWDB Debt Service 22937	\$49,463.00
Available Balance	\$49,463.00
Current Balance	

FFB Abilene FEMA 26938	\$106,540.77
Available Balance	\$106,540.77
Current Balance	

FFB Abilene TWDB Escrow #L1000677 32472	\$88,977.52
Available Balance	\$88,977.52
Current Balance	

FFB Abilene TWDB Escrow #L1000626 32506	\$0.00
Available Balance	\$0.00
Current Balance	

FFB Abilene TWDB Construction #L1000677 32530	\$0.00
Available Balance	\$0.00
Current Balance	

FFB Abilene TWDB Construction #L1000626 32548	\$0.00
Available Balance	\$0.00
Current Balance	

FFB Abilene TWDB Construction #LF1000646 32555	\$0.00
Available Balance	\$0.00
Current Balance	

FFB Abilene Police LEOSE Account 33215	\$3,743.62
Available Balance	\$3,743.62
Current Balance	

ASSET SUMMARY



Utility Fund
xxx36507

34.81%

Available Balance
Current Balance

\$798,875.99
\$798,875.99

Monthly Sales Tax Allocation

12/9/2022

6.25% to REDC (4A):

6.25% to REDC (4B):

12.5% to Street Repair Fund:

City Bond Construction: (\$10,000.00)

Bond 1998 Bond 2005

Vehicle Lease (\$5,000)

TWDB Debt Service (\$4,000)

Bond 2012 Bond 2018 A&B

General Deposit Total

Sales Tax \$	\$ 31,997.02
	\$ 1,999.81
	12.50%
Streets	EDC

\$1,999.81
-\$1,999.81
\$1,999.81
-\$3,999.63
\$3,999.63
-\$7,999.26
\$10,000.00
-\$17,999.26
\$ 5,000.00
-\$22,999.26
\$ 4,000.00
\$4,997.77

City	Net Payment This Period	Comparable Payment Prior Year	% Change	Payment YTD	Prior Year Payment YTD	% Change
Ranger	\$31,997.02	\$30,875.61	3.63%	\$495,458.08	\$428,954.56	15.50%

LIBRARY REPORT

December 2022

Beginning of Petty Cash \$ 6.41

CREDIT

Book Sales (from "Quarter Shelves")	4.25
Donations	315.00
Copies	14.80
Fines	<u>1.75</u>

TOTAL CREDITS + 335.80

DEBIT

Supplies	31.98
Bank Deposit	250.00
Postage	12.00
Amazon	
Map in the Attic by Jolyn Sharp	11.88
A Man Called Ove by Frederik Backman	14.69
"Thank You" Notes	<u>9.99</u>

Total Amazon 36.56

TOTAL DEBITS - 330.54

TOTAL PETTY CASH \$ 11.67

Thank you for your support! *Diana McCullough* Diana McCullough

Library Report for Dec. 2022

	Adult Patrons	Children	Total	Adult Lit.	Children's Lit.	Total Books	Computer Users	Audio/Video	Reference ?'s
Monday									
Tuesday									
Wednesday									
Thursday	9	1	10	14	0	14	4	0	1
Friday	11	2	13	4	0	4	5	0	0
Monday	6	3	9	0	1	1	1	0	2
Tuesday	6	0	6	5	0	5	3	0	0
Wednesday	11	3	14	1	1	2	6	0	1
Thursday	5	0	5	2	0	2	2	2	1
Friday	8	0	8	10	0	10	3	0	0
Monday	10	1	11	14	0	14	4	2	0
Tuesday	3	0	3	6	0	6	2	0	0
Wednesday	8	3	11	4	0	4	7	0	1
Thursday	3	0	3	2	0	2	1	0	1
Friday									
Monday	10	0	10	6	0	6	3	0	1
Tuesday	8	0	8	5	0	5	5	0	0
Wednesday	2	0	2	3	0	3	1	1	2
Thursday									
Friday									
Monday									
Tuesday	8	0	8	18	0	18	2	0	1
Wednesday	1	0	1	0	0	0	1	0	3
Thursday	5	2	7	5	0	5	1	0	1
Friday									
Total	114	15	129	99	2	101	51	5	15

Ranger Economic Development Corporation - A
Cash Statement
December, 2022

Checking Account

Checkbook Balance as of November 30, 2022 \$339,471.61

Deposits

12/27/2022 City of Ranger - Sales Tax \$1,899.81

Total Deposits \$1,899.81

Disbursements

Total Disbursements \$0.00

Checkbook Balance as of December 31, 2022 \$341,371.42

Ranger Economic Development Corporation - Type A

Account Information - December 2022

First Financial Certificate of Deposit - 44 Current Rate - 0.12% (mthly accrual) \$59,257.73

First Financial Certificate of Deposit - 08 Current Rate - 0.25% (6 m accrual) \$36,573.63

Checkbook Balance as of 11/30/22 \$341,371.42

TOTAL REDC BALANCES \$437,202.78

Approved By: _____

Date: _____

Type 4B Ranger Economic Development Corporation

Account # *****2341

Date	Check No.	Income	Expense	To/From	Description	Balance
01/08/20	Debit		\$25.00	1st Financial	Safety Deposit Box Rental	\$116,799.75
01/16/20		\$1,811.93		City of Ranger	Sales Tax	\$118,611.68
02/14/20		\$2,930.28		City of Ranger	Sales Tax	\$121,541.96
02/18/20	1043		\$750.00	Cameron Gulley	Audit Fees	\$120,791.96
03/26/20		\$2,248.87		City of Ranger	Sales Tax	\$123,040.83
04/28/20		\$1,627.71		City of Ranger	Sales Tax	\$124,668.54
05/13/20		\$2,164.42		City of Ranger	Sales Tax	\$126,832.96
06/15/20	1044		\$955.40	Knox Waste Dervice	225 S Rusk St. Rolloffs REDC Project	\$125,877.56
06/16/20		\$2,005.89		City of Ranger	Sales Tax	\$127,883.45
07/01/20	1045		\$31,850.00	Flatworks	Fire Dept Concrete REDC Project	\$96,033.45
07/03/20	1046		\$4,337.70	Display Sales	Christmas Decorations 50% REDC Project	\$91,695.75
07/13/20		\$2,161.28		City of Ranger	Sales Tax	\$93,857.03
07/29/20	1047		\$142.76	Tindals Hardware	Fire Dept Concrete REDC Project misc paint, rollers	\$93,714.27
08/18/20		\$2,445.67		City of Ranger	Sales Tax	\$96,159.94
09/16/20		\$1,922.80		City of Ranger	Sales Tax	\$98,082.74
10/20/20		\$1,847.84		City of Ranger	Sales Tax	\$99,930.58
11/17/20		\$3,001.62		City of Ranger	Sales Tax	\$102,932.20
11/27/20	1048		\$4,473.93	Display Sales	Christmas Decorations 50% REDC Project + Chg Add	\$98,458.27
12/18/20		\$1,811.19		City of Ranger	Sales Tax	\$100,269.46
01/08/21	Debit		\$45.00	1st Financial	Safety Deposit Box Rental	\$100,224.16
01/27/21		\$1,679.26		City of Ranger	Sales Tax	\$101,903.42
02/24/21		\$2,378.58		City of Ranger	Sales Tax	\$104,282.00
03/09/21	1049		\$19,998.00	Flatworks	Walnut St. Clinic 1/2 Concrete Work	\$84,284.00
03/25/21		\$2,386.96		City of Ranger	Sales Tax	\$86,670.96
04/07/21	1050		\$55.06	Tindalls Hardware	Walnut St. Clinic Misc. paint and assoc. items	\$86,615.90
04/13/21		\$1,874.73		City of Ranger	Sales Tax	\$88,490.63
05/18/21		\$2,584.35		City of Ranger	Sales Tax	\$91,074.98
05/24/21	1051		\$1,495.00	Display Sales	Christmas Decorations	\$89,579.98
05/24/21	1052		\$750.00	Cameron Gulley	Audit Fees	\$88,829.98
06/16/21		\$2,140.33		City of Ranger	Sales Tax	\$90,970.31
07/20/21		\$2,000.21		City of Ranger	Sales Tax	\$92,970.52
08/19/21		\$2,534.40		City of Ranger	Sales Tax	\$95,504.92
09/15/21		\$3,138.11		City of Ranger	Sales Tax	\$97,643.03
10/29/21		\$2,016.56		City of Ranger	Sales Tax	\$99,659.59
11/05/21	1053		\$23,224.50	Ranger Airfield Foundati	Restrooms, showers and arrow construction	\$76,435.09
12/02/21		\$3,148.44		City of Ranger	Sales Tax	\$79,581.53
12/30/21		\$1,929.73		City of Ranger	Sales Tax	\$81,511.23
01/08/22	Debit		\$45.00	FFNB	Safety Deposit Box Rental	\$81,466.26
01/19/22		\$2,124.42		City of Ranger	Sales Tax	\$83,590.68
02/18/22		\$2,655.12		City of Ranger	Sales Tax	\$86,245.80
03/17/22		\$4,342.80		City of Ranger	Sales Tax	\$90,588.60
04/20/22		\$1,754.03		City of Ranger	Sales Tax	\$92,342.63
05/17/22		\$3,009.15		City of Ranger	Sales Tax	\$95,351.78
06/14/22		\$2,177.40		City of Ranger	Sales Tax	\$97,529.18
07/14/22		\$2,196.76		City of Ranger	Sales Tax	\$99,725.94
07/27/22	1054		\$55.00	Heaven Sent Floral	Flowers Bill Kendrick Funeral	\$99,670.94
08/25/22		\$2,769.55		City of Ranger	Sales Tax	\$102,440.49
09/27/22		\$2,123.77		City of Ranger	Sales Tax	\$104,564.26
10/18/22		\$2,301.78		City of Ranger	Sales Tax	\$106,866.04
11/28/22		\$3,511.54		City of Ranger	Sales Tax	\$110,377.58
12/27/22		\$1,899.81		City of Ranger	Sales Tax	\$112,277.39
					TOTAL	\$112,277.39

Municipal Court Report

DECEMBER 2022

New Cases Filed 21 CITATIONS ISSUED BY POLICE
0 CITATIONS ISSUED BY ACO and or CODE
ENFORCEMENT

Total Cases Disposed 4

Dismissed after Driver Safety Course 5

Show Cause 0

Notice to Appear 0

Arrest Warrants 0

Fines, Court Costs and Other Amounts Collected:

a. Kept by City	\$ 2,526.20
b. Remitted to State	\$ 1,853.80
c. Total	\$ 4,380.00



Ranger Fire Department
500 E Loop 254
Ranger, TX 76470 254-647-1505



Responses for 2022

01-01-2022 -01-01-2023

EMS 678 Fire 323 TOTAL = 1001

Average Calls per Month: 83.4

Responses for 2021

EMS 805 Fire 328 Total: 1131

Average Calls per Month: 94.2



RANGER POLICE DEPARTMENT

100 North Marston Street | Ranger, TX 76470 | P: (254) 647-3232 | F: (254) 647-1389 | E: pd@rangerpolice.org

Monthly Report December 2022

- Police Officer Activity: 277
- Security Check/ Extra Patrol: 132
- Reports Generated: 14
- Calls for Service: 159
- 911 hang up, Info, Welfare, Alarms, Civil, Agency Assist, Citizen Assist etc-68
- Domestics/Disturbances-13
- Burglaries/Crim Mischf/Theft -6
- Harassment/Trespass/Prowler/Susp person/veh- 35
- Noise Complaints-7
- Accidents-7
- Animal complaint-21
- Juvenile Complaints-2
- Citations: 21
- Warnings: 8



RANGER POLICE DEPARTMENT

100 North Marston Street | Ranger, TX 76470 | P: (254) 647-3232 | F: (254) 647-1389 | E: pd@rangerpolice.org

January 2023 Animal Shelter Report

Animal Control Officer Impound- 3

Impound By Police-2

Adopted- 0

Foster Homes-0

Left In Shelter-0

Returned to Owner-2

Euthanized-3

Citations issued-2

ACO Notes

Shelter and kennels sterilized and thoroughly cleaned, while being maintained.

Two citations given for dogs at large violation.

Responded to calls from dispatch and community regarding animal problems.

City of Ranger

Public Works Report December 2022

Water:

- Total Gals from ECWSD-15,769,000
 - 2% Decrease from December 2021
 - Avg. 508,677 gal a day
 - 197,009,000 total purchased for the year-1% higher than 2021
 - Total City facility usage-2,592,500 gals
 - This number contributes to the water loss %
 - 1367.69 of water at Lake Leon (January 6th, 2023)
 - Last Month 1367.97
 - Action Level for Stage 1 still in Affect
 - Water Loss for the Year-22% (Known and Unknown)
- Leaks-11
 - 9 of these were in the Cold Spell from the Christmas break
 - Approximately 750,000 gals lost

Wastewater:

- WWTP Flow-5.6869 MG- 0.183 MGD
- Backups-4 (This number is not representative of all backups.)
 - This trend tends to rise as the collection system cools

Streets:

- ROC (Black Top adhesive)-Pine ST.
 - December 14, 2022-This was completed
 - Due to a mis-calculation by P2, the oil ran short, they are scheduled to come back this month to do the rest and apply to Cooper St. as well.
- Started the 1100 Blk Young St. Repairs-Finished
- Patched Sunset Drive to cemetery

Sanitation:

- Have not received monthly/yearly sanitation report yet

Work Orders:

- 109 total