



REGULAR MEETING MINUTES

A Regular Meeting of the Governing Body of the City of Ranger, Texas, was held on **Monday, February 2, 2026, at 5:30 p.m. which had been rescheduled from January 27, 2026**, in City Hall, 400 West Main Street Ranger, Texas. The following subjects were discussed, to wit:

Council Members and City Staff Present:

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|--------------------------------|---------|
| Honorable Robert Butler | Mayor |
| Commissioner Katie Billings | Place 3 |
| Commissioner Jared Calvert | Place 4 |
| City Manager Charlie Archer | |
| City Secretary Hope Delatorre | |
| Police Chief Charlie Rodriguez | |
| Fire Chief Darrell Fox | |
| Animal Control Officer Pilant | |

Agenda Item 01: Call to Order-Mayor Robert Butler

- Roll Call/Quorum Check Hope Delatorre-City Secretary
- Invocation of Prayer
- Pledge of Allegiance to the United States Flag
- Pledge of Allegiance to the Texas Flag

The meeting was called to order at 17:30; Commissioners Doyle and McCullough were absent, but a quorum was present.

Agenda Item 02: Public Hearing to discuss plans for bringing the property located at 921 Spring Road into compliance with all city ordinances. The property is owned by Victoria Velasquez.

Property owner, Victoria Velasquez, was not present for the meeting; however, the Commission opted to continue with the Public Hearing on the property. City Manager Archer informed the Commissioners that Velasquez intended to rehabilitate the property instead of demolition to utilize the existing garage that was in place on a cement slab.

Motion was made by Commissioner Calvert to establish fines to starting thirty days from 02-03-2026 if the building was not secured. If more time was required, Ms. Velasquez must attend a Commission meeting.

Seconded by Commissioner Billings.

Unanimously approved.

Agenda Item 03: 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.

No citizens were signed up to speak.

Agenda Item 04: Announcements from the City Commission or Staff-Comments may be made by the commission or staff, BUT NO ACTION TAKEN on the following topics without specific notice. Those items include: Expression of Thanks, Congratulations or Condolences; 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.

City Manager Archer thanked the City of Ranger Citizens for their patience and understanding while the utility bills were successfully reprinted during the “Great Software Migration of 2025-2026”. Customers are strongly encouraged to sign up for the new online portal, which allows them to view monthly usage and set up automatic payments. You will need to enter your information precisely as it is printed on the bill (including periods), have the book and account numbers, and a current email address will need to be in the system. Contact city hall if you need assistance. Thanks to the Public Works Department for their hard work on multiple leaks that were caused in large part by the weather. The City Manager recognized Public Works employee, Jason Clyde for achieving his Basic Wastewater license. The Public Works Director continues to develop staff with a goal of four fully licensed operators, which saves the city 8-9000 dollars a month. The City Secretary announced that City Hall would be closed Monday, February 16, 2026, for the President’s Day holiday. There will be a Regular meeting next Monday since this was rescheduled. There has been a suggestion of shorter meetings, however, the goal is not to have brief meetings but to thoroughly address all necessary topics, which is how the council, staff, and community learn and grow.

Agenda Item 05: Discuss/Consider: Approval of minutes of previous meetings:

- January 12, 2026, Regular Meeting

Motion was made by Commissioner Calvert to accept the minutes.
Seconded by Commissioner Billings.

Unanimously approved.

Agenda Item 06: Discuss/Consider: Presentation of the City of Ranger Annual Audit for FY 2025 (Caroline McLane)

Since there were two members of the commission unavailable for this meeting it was determined that the full commission would be best served in attending the Audit presentation.

Motion was made by Commissioner Calvert to table the audit to the next meeting to allow the other Commissioners and the Auditor to be present.

Seconded by Commissioner Billings.

Unanimously approved.

Agenda Item 07: Discuss/Consider: Approving Funding for Six Benches for the Vietnam Veteran's Wall that Heals Event. This money is identified for the purchase of benches for the event. (Helen Cozart, Mayor)

The council discussed supporting this multiple day event from the hotel/motel tax fund to an amount not to exceed \$2200 to cover the cost of six benches and shipping. Ms. Cozart stated that she would have Ms. Lindy Matthews order the benches and the receipt could be provided to the city.

Motion was made by Commissioner Calvert to approve six benches to be paid for by Hotel/Motel Tax funds not to exceed \$2200 with City Manager to have final approval prior to purchase. Seconded by Commissioner Billings.

Unanimously approved.

Agenda Item 08: Discuss/Consider: Willow Park Pool Follow-up Briefing Related to the Texas Trust Fund Grant Opportunities Related to Assessment and Approval of Application Submission (City Manager, Sarah McCleskey).

Brian Rogers represented the Willow Park Pool (WPP) Group and announced that the WPP group had along with the City of Ranger for a pool grant application for the Texas Trust Fund for a total of \$46,300 which included the matching fund requirements of \$23,150 which would be donated by the WPP group. The assessment would include items such as payment for Historical Preservation Architect, a Structural Engineering Assessment, a MEP Engineering Assessment, Accessibility and Code Review, Historical Research and Documentation, Cost Estimating, and Report & Production of Graphics. Bid submission to include CivCast would be coordinated through the city with a decision on the project by mid-April.

Motion was made by Mayor Butler to approve the City Manager to work with the City Secretary to publish the bid submission in the newspaper. Seconded by Commissioner Calvert.

Unanimously approved.

Agenda Item 09: Discuss/Consider: Ranger Parks Restoration Project for Selling Bricks to Construct a Memorial Walkway at Willow Park (City Manager, Ranger Parks Restoration)

Karen Volpitta with the Ranger Parks Restoration Project, presented an idea that would create a permanent record of a loved one in lieu of a dedication of donated Thurber bricks that would be etched and available for purchase price of \$120 each. The cost for etching by the monument company would be around \$20, the fundraising profit for the RPRP would be around \$100 per brick which would go toward the renovation of Willow Park. The group was considering commemorating the contributions of Spanky McFarlane of the 'Little Rascals' show who was a past Roaring Ranger

Days Grand Marshal and cut the ribbon on the Ranger Oil Boom Museum. The fundraiser would not have a set ending date and would continue as long as the bricks were available. They were looking for approval by the commission to authorize the installation of the bricks in the City Park before moving forward. The group would develop a design layout for the walkway and plan to grout the bricks in to prevent weed growth and ease of future maintenance. They also discussed that they were planning installation of park equipment with a first project phase to be completed by June. They invited the city to have a non-voting liaison to the meeting. The commission suggested it would be best for that liaison to be a member of City staff.

Motion was made by Commissioner Calvert to support the project with intent of utilizing bricks in the city park.

Seconded by Commissioner Billings.

Unanimously approved.

Agenda Item 10: Discuss/Consider: Consent Items; City Manager's Report: business regarding city administration. The City Commission may provide staff direction; however, no action shall be taken. (City Manager)

The Eastland County Water District had tested the meters for Eastland and Ranger, which both had failing in favor of the cities by 23.49% and 2.95%, respectively. The corrective action would result in the city seeing an increase of just under three percent in its purchased water volume. This means that both were under-reporting usage. Concurrently, the Public Works department found and repaired a long-standing historical water leak, which should help absorb the budgetary impact of the meter correction. City Manager Archer during an audit of insurable properties had found extra vehicles on the Texas Municipal League (TML) insurance policy that did not belong to the City of Ranger and in turn a credit was issued for \$4428 back to the city.

Approval had been granted for the purchase of a grapple bucket, log splitter, and broom attachment for the skid steer through the wildfire mitigation grant for a total cost of \$11,500 which was fully reimbursed by the grant. Approximately \$25,00 remained for future equipment purchases. GARP information reporting, due in March, and training received on the GIS data for wildfire mitigation in conjunction with IWORQ's should be live within the next week. Additionally, it was noted that the grant reimbursed the city for labor which has assisted in payroll expenses.

According to HB 500, an additional five million dollars in grant money is now available through the TWDB and the city had asked the engineering firm to apply for the abridged funding. The city is already applying for a \$17,998,000 grant for an infrastructure project that includes new water lines, a new water meter system, and a new water tower. The potential \$5 million grant is a one-time, zero-match grant.

Code Enforcement updates included a former resident and Hollywood personality, Ted Neeley. Mr. Neeley, the owner, voluntarily arranged for and paid for the demolition of a dilapidated home, and the demolition had gone off smoothly. The house's condition had visibly worsened during a recent ice storm. This outcome is presented as the ideal model for code enforcement: achieving voluntary, civil compliance through communication rather than punitive action. Mr. Neely was also noted for

his positive and cordial cooperation, and he is now assisting with fundraising for the local animal shelter. It was mentioned that more multiple properties through the town were brought into compliance through demolition, repairs, restoration, and lot clean-up. This positive momentum is reportedly attracting new business interest in the city. It was noted that Code Enforcement was more than identifying a single code enforcement officer, it was a team effort that includes multiple departments, and approved budget line, support of the commission, and participation by the community.

The furnace at the Animal Shelter had presented issues the past weekend and local volunteer, Larry Stillwell, was able to send out someone to get it repaired right away but it went down again and revealed the need for another circuit to make full use of the heating system capabilities.

There had been an electrical short at the Wastewater Treatment Plant which had been swiftly repaired and the new pump had been installed but was not communicating with the control module.

Severe water theft had been located and was under investigation, and the Public Works Department had been working on another large leak on the eight-inch main that ran along the railroad tracks behind the Bridges's property.

The commission suggested that staff include the City Manager's report in the meeting packet in advance of the meeting.

No action was taken.

Agenda Item 11: Discuss/Consider: Dark Skies Initiative (Commissioner Calvert)

Commissioner Calvert brought back the issue of a possible Dark Skies Ordinance to the rest of the Commission. Business owner, Joe Mireles, expressed concern that a dark skies ordinance would hinder security for his business on the loop. Concerns were raised regarding whether to call Ranger a "dark skies community" and where on the spectrum would be appropriate for the City of Ranger. The discussion resulted in identifying a lighting ordinance would be beneficial to the city and it should be worded to address 'Dark Skies' initiatives as appropriate that would also not hinder future growth in the town.

Motion was made by Mayor Butler to bring back the draft ordinance for language for a city lighting ordinance.

Seconded by Commissioner Calvert.

Unanimously approved.

Agenda Item 12: Discuss/Consider: Review and Approve a Directive for the City of Ranger Police on Patrol Priorities and Procedures. (Chief of Police, City Manager)

The Commission met with Chief Rodriguez of the Ranger Police Department regarding a directive that would apply to resource allocation from the interstate to the citizens and the city limits of the City of Ranger. Chief Rodriguez assured the Commission that the department will

enforce all laws equally and will not engage in selective enforcement. The commission highlighted the importance of resource allocation that included the entire city which consisted of over seven square miles. The council was pleased with the focus on addressing drug-related crimes, door checks, and officer recruitment and development. It was deemed that a formal policy was unnecessary at this time. However, an information effort on behalf of the city to remind citizens to report issues through central dispatch formal instead of informal FB posts to community pages which are not monitored by the city. That assists the police department in resource allocation. The Police Chief stated, "I encourage every citizen if they have a concern or need us to call in to Central Dispatch." The recent House Watch program for the police department to monitor homes while owners are on vacation is currently operational.

Motion was made by Commissioner Billings to take no action.
Seconded by Commissioner Calvert.

Unanimously approved.

Agenda Item 13: Discuss/Consider: Scheduling a Special Meeting or Town Hall at Ranger College to discuss Clean-up Assistance options for the Citizens of Ranger (City Manager)

Code enforcement topics would include processes and how citations are managed. The format will include a 30-minute presentation followed by up to an hour for public questions. It will be clarified that the Q&A session is not a substitute for formal code enforcement hearings. If citizens have received notifications that can ask questions during this session. The event will be a formal City Commission meeting, as a quorum will be present.

Motion was made by Commissioner Billings to allow formal City Commission/Town Hall meeting on February 19, 2026, at 6 pm lasting for an hour and a half.
Seconded by Commissioner Calvert.

Unanimously approved.

Agenda Item 14: Discuss/Consider: Second and Final Reading of the City of Ranger Personnel Guidelines (City Manager, Mayor)

Upon approval and passing of the accompanying resolution, the personnel guidelines would be official and implemented. However, as a new policy it will be actively reviewed over the next three months by the City Manager, supervisors, and staff. If there is a need, a revised edition can be published and adopted via a new resolution.

Motion was made by Commissioner Billings to accept the second and final reading of the personnel guidelines.
Seconded by Commissioner Calvert.

Unanimously approved.

Agenda Item 15: Discuss/Consider: Resolution 2026-01-27 - A Resolution of the City Commission of the City of Ranger, Texas Accepting and Establishing the City of Ranger Personnel Guidelines (City Secretary, Mayor)

Motion was made by Commissioner Billings to adopt the resolution.
Seconded by Commissioner Calvert.

Unanimously approved.

Agenda Item 16: Discuss/Consider: Adjournment

Motion was made by Commissioner Billings to adjourn the meeting.
Seconded by Mayor Butler.

Unanimously approved.

Adjourned at 20:07.

These minutes were approved on the 9 day of Feb 20 26

CITY OF RANGER, TEXAS

ATTEST:



Hope Delatorre, City Secretary



Robert Butler, Mayor

