



REGULAR MEETING MINUTES

A Regular Meeting of the Governing Body of the City of Ranger, Texas, was held on **Monday, April 14, 2025 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 Charlie Archer	Mayor
Commissioner Vicki Doyle	Place 1
Commissioner Jim McCullough	Place 2
Commissioner Robert Butler	Place 3
Commissioner Jared Calvert	Place 4
Interim City Manager Lambert Little	
Fire Chief Darrell Fox	
City Secretary Hope Delatorre	
Finance Director/Municipal Clerk Carol Stephens	
Police Officer TW Youngs	
Public Works Director Daniel Plascencia	
Municipal Judge Doyle Russell	
Utility Clerk Kendyl Powers	

Agenda Item 01: Call to Order-Mayor Charlie Archer

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

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.

Citizen Derek Dawson spoke from a youth's perspective on the bad condition of the park. Brian Rogers gave a positive review of the clean-up efforts and water loss improvements. He also called for help for the police department. Joe Mireles spoke on delapidated buildings that were mentioned in a meeting over eight months ago and called for transparency on the matter.

Agenda Item 03: Announcements from City Commission 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.

Commissioner Calvert expressed his gratitude for Commissioner Butler taking up the financial burden for the clean-up of the City of Ranger's erroneously dumped trash/debris on his property. Mayor Archer cleared the air on the discussion of him pursuing the vacant City Manager position. City Secretary reminded the citizens that Ranger City Hall would be closed for Good Friday. Commissioner Butler announced that there would be a Candidate Forum for the May 2025 Election at the Ranger College Library, there would be a Renaissance picnic in the city park on the weekend, and informed the citizens of the vacant job postings available on the TML website.

Agenda Item 04: Discuss/Consider: Accounts Payable

Finance Director, Carol Stephens, went over a list of the bills that were paid.

Motion made by Commissioner Calvert to approve the list of bills to be paid.
Seconded by Commissioner Butler.

Unanimously Approved

Agenda Item 05: Discuss/Consider: Minutes of previous meetings:

- a. March 27, 2025
- b. March 31, 2025

Motion made by Commissioner Calvert to approve the minutes with correction to the March 27, 2025 minutes to reflect support for the historic marker for the Willow Park Pool.
Seconded by Commissioner Butler.

Unanimously Approved

Agenda Item 06: Discuss/Consider Departmental Reports:

- *Library Report- Librarian Diana McCullough
- REDC 4A Report- MJ Dawson
- REDC 4B Report- MJ Dawson
- Municipal Court Report- Hon. Doyle Russell
- Fire/EMS Report- Chief Darrel Fox
- Police Department- Sergeant TW Youngs
- Public Works Report-Daniel Plascencia
- City Manager- Lambert Little
- Finance Report- Mark Kaiser/Carol Stephens

Motion made by Commissioner Calvert to approve the departmental reports.
Seconded by Commissioner McCullough.

Unanimously Approved

Agenda Item 07: Discuss/Consider: Ratify the action taken on March 27, 2025, authorizing the EDC to bid on certain properties offered for sale by tax auction. (ICM Little)

Action was taken at the previous meeting on an item not on the agenda. As a matter of course, the City Manager asked that the action be ratified although the auction did not go through.

Motion made by Commissioner Calvert to ratify the item.
Seconded by Commissioner McCullough.

Unanimously Approved.

Agenda Item 08: Discuss/Consider: Adopt Resolution 2025-04-14-A, streamlining its financial accounts and maximizing the return on invested funds. (ICM Little/Finance Consultant Kaiser)

Financial Consultant Mark Kaiser sought to consolidate the accounts in order to simplify matters. Some of these accounts had not been used in a while or had zero balances.

Motion made by Commissioner Calvert to pass the Resolution 2025-04-14-A with the note that the park/pool account be applied to the previously approved \$600 and number five: City Manager and Mayor Pro Tem to the list.
Seconded by Commissioner Butler.

Unanimously Approved.

Agenda Item 09: Discuss/Consider: Bringing the Vietnam Memorial Wall That Heals to Ranger College. (Helen Cozart)

Motion made by Commissioner Calvert to put the Commission support behind bringing the Vietnam Memorial Wall That Heals to Ranger College.
Seconded by Commissioner Doyle.

Unanimously Approved.

Agenda Item 10: Discuss/Consider: Approving an historical marker for the Willow Park Pool (Lanette Schlumbohm/Sarah McCleskey)

Sarah McCleskey from the Eastland County Historic Society stopped by to answer any questions the Commissioners may have about the historical marker for the Willow Park Pool and spoke on finalizing the application for the marker.

Motion made by Commissioner Calvert to continue to support the Willow Park Pool.
Seconded by Commissioner Doyle.

Unanimously Approved.

Agenda Item 11: Discuss/Consider: Approve engaging Caroline McLane, CPA, to conduct the 2023-2024 Annual Audit of all City and EDC financial activities. (ICM Little/Finance Director Carol Stephens)

Finance Director, Carol Stephens, discussed the changes in policy for Caroline McLane including a rise in pricing and also including the EDC in this year's audit.

Motion made by Commissioner Calvert to contract with Caroline McLane, CPA.
Seconded by Commissioner Butler.

Unanimously Approved.

Agenda Item 12: Discuss/Consider: Update on the Wildfire Mitigation Grant (ICM Little)

Interim City Manager, Lambert Little, discussed posting advertisements for bids for the more expensive equipment to run for three weeks in the Eastland newspaper. Commissioner Butler determined that anything over \$50,000 will require a sealed bid.

No action taken.

Agenda Item 13: Discuss/Consider: Purchase of used trucks for Public Works; Adoption of Resolution 2025-04-14-B to finance those trucks. (ICM Little)

The Public Works Department needed a few new trucks due to the deterioration on the current fleet due to past employees. Commissioner Calvert discussed the Public Works employees taking responsibility for their vehicles and equipment moving forward.

Motion made by Commissioner Calvert to purchase one truck with Mayor, Manager, and Public Works Director's approval for up to \$26,000.
Seconded by Commissioner Doyle.

Unanimously Approved.

Agenda Item 14: Discuss/Consider: Approve the list of surplus items to be sold at auction. (ICM Little)

Interim City Manager discussed a list of Public Works vehicles and equipment that weren't able to be repaired to be approved for auction.

Motion made by Commissioner Calvert to approve the surplus items for sale at auction.
Seconded by Commissioner Butler.

Unanimously Approved.

Agenda Item 15: Discuss/Consider: Update on Clean-Up activities. (ICM Little)

Commissioner Calvert presented a list of steps on how to manage a code violation or complaint.

Motion made by Commissioner Calvert to post the list on the website for citizen comment and have on next agenda to make amendments as the Commission sees fit.
Seconded by Commissioner Doyle.

Unanimously Approved.

Agenda Item 16: Discuss/Consider: Discussion of improvements to the front of the Public Works Shop/Warehouse. (ICM Little)

Interim City Manager Lambert Little spoke on the clean-up effort beginning at the City level by revamping the front of the Public Works Shop/Warehouse. This would set the stage for motivating citizens to do the same. He suggested using the proceeds from the Public Works auction to fund the renovations.

Motion made by Commissioner Calvert to get quotes from Metal Mart for approval at next meeting.
Seconded by Commissioner McCullough.

Unanimously Approved.

Agenda Item 17: Discuss/Consider: Rescind previous action to abandon CSS Pump Company in favor of a different supplier; accept current offer from CSS Pump Company. (ICM Little)

During a previous meeting, the Commission voted to drop CSS Pump Company in favor of another pump company to fix the pumps at Waste Water Treatment Plant. In a recent development, CSS Pump Company had offered to repair and reinstall the pumps while also agreeing to warranty them.

Motion made by Commissioner Calvert to rescind the previous action and accept the current offer by CSS Pump Company.
Seconded by Commissioner McCullough.

Unanimously Approved.

Agenda Item 18: Discuss/Consider: Enter into a lease agreement with the Quarter Store for the property they occupy at 714 Pine Street. (MJ Dawson/Teresa Swindell)

Item postponed due to discussions about the lease in Executive Session

Tabled for future discussion.

Agenda Item 19: Discuss/Consider: Reacquire the baseball fields on Walnut Street at Sue Avenue (ICM Little/Supt. Bobby Jo Wilhelm)

Interim City Manager met with Ranger ISD to discuss Ranger ISD wanting to divest themselves of certain unused properties. This included the baseball fields. The Commission discussed potential issues this could cause including purported black mold or responsibility of field maintenance.

Motion made by Commissioner Calvert to table the discussion until the next meeting to see what the Commission and the City would be taking on.

Seconded by Commissioner Doyle.

Unanimously Approved.

Agenda Item 20: Discuss/Consider: Accepting the resignations of Police Chief Joel Moran and Police Officer Steven Anderson. (ICM Little)

Motion made by Commissioner Calvert to accept the resignations of Joel Moran and Steven Anderson.

Seconded by Commissioner Doyle.

Unanimously Approved.

Agenda Item 21: Discuss/Consider: Retire to Executive Session to deliberate any items as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.087 (Economic Development).

- A. Update on lawsuit with the RAMF (ICM Little)
- B. 90 Day Evaluation of City Secretary-Hope Delatorre (ICM Little)
- C. Lease agreement with the Quarter Store

The Commission entered into Executive Session at 19:45.

Agenda Item 22: Discuss/Consider: Reconvene into open session to take action as determined appropriate regarding any subjects discussed in Executive Session: as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel matters), 551.076 (Deliberations about Security Devices), and 551.087 (Economic Development).

The Commission reconvened into Open Session at 21:39. Regarding the three items discussed:

Item A: The City won the lawsuit and no action was taken.

Item B: Due to a positive evaluation, the City Secretary will stay on as such.

Item C: No action was taken on the Quarter Store Lease but will be put on the agenda for a later meeting.

Agenda Item 23: Discuss/Consider: Securing appraisals on all buildings on Ranger Airfield and securing quotes to restore the 1928 Hangar. – ICM Lambert Little

Interim City Manager Little suggested posting the ad on SivCast for bids and found three different appraisal organizations including Colt Jones.

Motion made by Commissioner Butler to use Colt Jones for appraisal.

Seconded by Commissioner Doyle.

Commissioner Calvert Abstained.

Motion Passed

Agenda Item 24: Discuss/Consider: Purchase of Codification Support Service for City Ordinances – Commissioner Butler

Interim City Manager Little discussed the prior arrangement made with Kirk Franklin Legal for the codifications of city ordinances and also reminded the Commission that the City had already made a payment and sent over ordinances for codification. Commissioner Butler expressed concern that as a Home Rule City the Commission has the responsibility to maintain small town values/ordinances.

Motion made by Commissioner Butler to reverse approval to use Franklin for codification services.

Seconded by Commissioner Calvert.

Unanimously Approved

Agenda Item 25: Discuss/Consider: Award of Bid for the 2023-2024 Annual Appraisal to include REDC-A and REDC-B – Commissioner Butler

No action taken due to this item being included in Agenda Item 11.

Agenda Item 26: Discuss/Consider: Consolidation of Safety Deposit Boxes for the City and the REDCs—Commissioner Butler

Motion made by Commissioner Butler to consolidate safety deposit boxes to a single City of Ranger Deposit Box.

Seconded by Commissioner Calvert

Unanimously Approved

Agenda Item 27: Discuss/Consider: Establishment and request or volunteers for a Cemetery and Park Volunteer Group – Commissioner Butler

Commissioner Butler discussed an interested party wanting to make a donation to the cemetery to replace the gates and an ordinance regarding the City's ability to form a volunteer group in order to maintain city property.

Motion made by Commissioner Calvert to establish a volunteer group for the cemetery led by Commissioner Butler.

Seconded by Commissioner McCullough.

Unanimously Approved

Agenda Item 28: Discuss/Consider: Status of City of Ranger Building Roofing Repairs and Planning to Complete the Repairs. – Commissioner Butler

Motion made by Commissioner Butler to procure bids for roof repair on city buildings.

Seconded by Commissioner McCullough.

Unanimously Approved

Agenda Item 29: Discuss/Consider: Coordination for bid services on Wildfire Mitigation RFPs. – Commissioner Butler

No action taken due to this item being include in Agenda Item 12.

Agenda Item 30: Discuss/Consider: EDC Board alignment/directors. (Commissioner Calvert)

Motion made by Commissioner Calvert to appoint Phyllis Thompson as Secretary of REDC-B board, remove Justin Koerner from the REDC-B board allowing for Brian Rogers to take his place.

Seconded by Commissioner McCullough

Unanimously Approved

Agenda Item 31: Adjournment

Motion made by Commissioner Calvert to adjourn.

Seconded by Commissioner Butler

Unanimously Approved

Adjourned at 22:07

These minutes were approved on the 28 day of April 2025

CITY OF RANGER, TEXAS

ATTEST:



Hope Delatorre, City Secretary





Charlie Archer, Mayor