MINUTES OF THE REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF LUFKIN, TEXAS, HELD ON THE 7th DAY OF OCTOBER 2025.

On the 7th day of October 2025, the City Council of the City of Lufkin, Texas, convened in a Regular Meeting in the Council Chambers of City Hall with the following members, thereof to wit:

Mark Hicks	Mayor
Robert Shankle	Mayor Pro Tem
Angela Hobbs-Spencer	Councilmember, Ward No. 1
Jimmy Ford	Councilmember, Ward No. 5
Adam Lowther	Councilmember, Ward No. 6
Kevin Gee	City Manager
Kristi C. Skillern	City Attorney
Brian Bray	Assistant City Manager
Aimee Cloutier	City Secretary
Janice Tidwell	Human Resources Manager
Buddy Cross	Assistant Police Chief
Jesse Moody	Fire Chief
Chris Key	Engineering Services Director
Jerry McIlroy	IT Director
John Smith	Municipal Services Manager
Ryan Gulker	Ellen Trout Zoo Director
Bob Samford	Economic Development Director

being present; and

Brent Watkins	Councilmember, Ward No. 3
Kim Ogden	Councilmember, Ward No. 4

being absent when the following business was transacted.

INVOCATION – The meeting was opened with prayer by Mr. Mike Parker.

PUBLIC COMMENT – Mayor Hicks opened the public comment period at 5:01 p.m. There being no one wishing to speak, the comment period was closed.

CONSENT AGENDA

1. **MINUTES FROM THE SEPTEMBER 9, 2025, SPECIAL CALLED MEETING AND THE SEPTEMBER 16, 2025, REGULAR MEETING – APPROVED.**

2. **PURCHASE OF VEHICLES AND EQUIPMENT FOR THE 2025-2026 FISCAL YEAR – APPROVED.**

3. **AWARD OF CONTRACT FOR THE PINES THEATER ROOF REPLACEMENT PROJECT – APPROVED.**

4. **AWARD OF CONTRACT FOR THE HURRICANE CREEK WWTP MECHANICAL BAR SCREEN EQUIPMENT PROCUREMENT PROJECT – APPROVED.**

5. **RESOLUTION TO DENY ONCOR ELECTRIC DELIVERY COMPANY LLC'S PROPOSED INCREASE IN REVENUE AND ITS PROPOSED CHANGES TO RATES – APPROVED.**

Councilmember Shankle moved to approve all items on the Consent Agenda as presented. Councilmember Ford seconded the motion, and a unanimous vote to approve was recorded.

BUSINESS AGENDA

6. **PUBLIC HEARING AND APPROVAL ON FIRST READING OF AN ORDINANCE GRANTING A ZONING CHANGE REQUEST TO "DUPLEX" FOR 636 NEWSOM AVENUE – APPROVED.**

City Manager Gee stated that Staff received a request to rezone the property at 636 Newsom Avenue from "Residential Large" to "Duplex" to allow the two existing structures on the property to be converted into one residential duplex.

Mr. Gee highlighted the location of the property and surrounding uses, noting one (1) letter of opposition had been received within the required 200-foot notification area. He further stated that staff found the proposed zoning change to be consistent with surrounding zoning and land uses. The Planning and Zoning Commission recommended approval of the request with a 4-1 vote.

Staff recommended that the Council conduct a Public Hearing and consider approval of the ordinance.

Mayor Hicks opened the Public Hearing at 5:03 p.m. There being no public comments, the public hearing was closed.

Councilmember Shankle moved to approve the ordinance as presented. Councilmember Lowther seconded the motion, and the motion carried unanimously.

7. **PUBLIC HEARING AND APPROVAL ON FIRST READING OF AN ORDINANCE GRANTING A ZONING CHANGE REQUEST TO "LOCAL BUSINESS" FOR 1507 S. JOHN REDDITT DRIVE – APPROVED.**

City Manager Gee stated that Staff received a request to change the zoning from "Residential Large" to "Local Business" to allow for future development. Mr. Gee highlighted the location of the property and surrounding uses, noting that staff received two (2) letters in opposition and two (2) letters of support within the required 200-foot notification area. Staff found the proposed zoning change to be consistent with the current area zoning and land uses. The Planning and Zoning Commission unanimously recommended approval of the request on September 22, 2025.

Staff recommended that the City Council conduct a public hearing and consider approval of the ordinance.

Mayor Hicks opened the Public Hearing at 5:05 p.m. There being no public comments, and the Public Hearing was closed.

Councilmembers Ford and Lowther expressed concern that the zone change would "creep" into nearby residential properties. Mike Parker with Everett Griffith and Associates responded to their concerns, and discussion followed.

Councilmember Hobbs-Spencer moved to approve the Ordinance as presented. Councilmember Shankle seconded the motion, and the motion passed by a 3-2 vote as recorded:

• Councilmember Angela Hobbs-Spencer	Yes
• Councilmember Robert Shankle	Yes
• Councilmember Jimmy Ford	No
• Councilmember Adam Lowther	No
• Mayor Mark Hicks	Yes

8. **RESOLUTION SELECTING A NOMINEE AS THE CITY OF LUFKIN'S CANDIDATE FOR THE ANGELINA COUNTY APPRAISAL DISTRICT BOARD OF DIRECTORS AND AUTHORIZING THE CITY MANAGER TO CAST ALL AVAILABLE VOTES FOR THE SAME – APPROVED.**

City Manager Gee stated the Angelina County Appraisal District Board of Directors is composed of nine (9) members. The term of Councilmember Ford is set to expire on December 31, 2025, making the position subject to appointment.

Mr. Gee explained that each taxing entity within Angelina County is authorized to nominate one or more candidates for appointment by official resolution. Staff recommended that City Council approve Resolution 2025-0023, nominating one Councilmember to serve on the Board. The resolution also authorizes the City Manager to cast all the City's allocated votes for the nominated individual once vote allocations are issued by the Appraisal District.

Councilmember Lowther moved to nominate Councilmember Ford. Councilmember Hobbs-Spencer seconded the motion carried unanimously.

EXECUTIVE SESSION

Mayor Hicks recessed the Regular Session at 5:14 p.m.

Mayor Hicks reconvened the Regular Session at 5:47 p.m.

9. APPROVAL OF ECONOMIC DEVELOPMENT INCENTIVES FOR PROJECT DOGWOOD 225 – APPROVED.

Economic Development Director Bob Samford provided a presentation regarding the proposed Lufkin Economic Development Corporation airport hangar project at the Angelina County Airport for Casey Aviation. The proposed funding allocation for the project was not to exceed $875,000.

Councilmember Ford moved to approve the incentives for the project. Councilmember Shankle seconded the motion, and the motion carried unanimously.

City Manager Gee noted that Councilmember Hobbs-Spencer had recently accepted the Lucille Terry Historic Preservation Award on behalf of the City of Lufkin from the East Texas Historical Association. The award recognized the City's outstanding efforts to preserve historical landmarks in East Texas through the First Street Project, part of the Lufkin Forward Initiative. There being no further business, Mayor Hicks adjourned the meeting at 5:53 p.m.

Mark Hicks, Mayor

ATTEST:

Aimee Cloutier

Aimee Cloutier, City Secretary