

NOTICE OF SPECIAL MEETING OF THE
GOVERNING BODY OF THE CITY OF WELLS
WELLS CITY HALL – WELLS, TEXAS
MONDAY, DECEMBER 22, 2025
7:00 P.M.
AGENDA

1. CALL TO ORDER
2. FIRST ORDER OF BUSINESS
 - a) ROLL CALL, ESTABLISHMENT OF QUORUM.
 - b) INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG.
APPROVE MINUTES OF REGULAR MEETING FOR NOVEMBER 10, 2025.
 - c) RECOGNITION OF VISITORS.
(THIS TIME IS RESERVED FOR ANYONE THAT WOULD LIKE TO ADDRESS THE COUNCIL ON ANY ISSUE)
SIGN-IN IN ADVANCE OF THE MEETING; THE TIME FOR SPEAKING IS THREE (3) MINUTES; THE SUBJECT DOES NOT HAVE TO BE ON THE AGENDA.

If during the course of the meeting covered by this notice, the Council should determine whether a closed or executive meeting or session of the Council should be held or is required about any item included in this notice, then such closed or executive meeting or session as authorized by Section 551.001 et. seq. of the Texas Government Code (the Open Meetings Act) will be held by the Council concerning any subjects and for any and all purposes permitted by Sections 551.071-551.089 of the Open Meetings Act. If needed, the Executive Session will be called by Mayor McKnight to cover any of the following Government Code items: (1) Legal - 551.071; (2) Personnel - 551.074; (3) Real Estate - 551.072.

3. RECEIVE NOMINATIONS FOR VACANT COUNCIL SEAT FOR THE REMAINING TERM OF JANUARY TO MAY 2026. THE SEAT WILL BE PLACED ON THE MAY 2, 2026, BALLOT FOR THE 2026-2027 TERM OF APPOINTMENT.
4. DISCUSS AND ACTION TO CREATE RULE THAT ANY PROPERTY OWNER NEEDING WORK DONE ON CITY PROPERTY THAT CONNECTS TO THEIR PROPERTY THE PROPERTY OWNER MUST MAKE A FORMAL REQUEST IN WRITING TO HAVE THE WORK APPROVED BY THE CITY COUNCIL. (TREE REMOVAL, BRUSH REMOVAL, EASEMENT, ETC.)
5. REVIEW AND APPROVE WRITTEN REPAIRS REQUEST THAT WILL BE PLACED AS A AGENDA ITEM FOR THE COUNCIL TO REVIEW AND APPROVAL.
6. DEPARTMENT REPORTS.
 - a) POLICE DEPARTMENT – CHIEF HAROLD RAPSILVER
 - b) WATER DEPARTMENT – ROY SHANKS
 - c) FIRE AND EMS DEPARTMENT – ROBERT KALKA
 - d) CITY HALL DEPARTMENT – MELANIE POUNDS
7. CONVENE TO EXECUTIVE SESSION PER TEXAS GOV. CODE WHEN CALLED BY MAYOR.
Government Code items: (1) Legal - 551.071; (2) Personnel - 551.074; (3) Real Estate - 551.072.
8. DISCUSS AND ACTION APPROVE PAYMENT OF MONTHLY BILLS.
9. REVIEW NOVEMBER BUDGET COMPARISON FOR GENERAL AND WATER & SEWER.
10. ADJOURN.

TONY MCKNIGHT
MAYOR

GORDON COLE
MAYOR PRO-TEM