

REGULAR MEETING OF THE
GOVERNING BODY OF THE CITY OF WELLS
WELLS CITY HALL – WELLS, TEXAS
MONDAY, DECEMBER 22, 2025
MINUTES

1. CALL TO ORDER

Mayor Tony McKnight called the meeting to order at 7:00 p.m.

2. FIRST ORDER OF BUSINESS

a) ROLL CALL, ESTABLISHMENT OF QUORUM.

Members present at the Regular Meeting were Mayor Tony McKnight, Councilmembers Eva Alexander, Billie Petty, Gordon Cole, and Robert Kalka.

Employees: Melanie Pounds, and Harold Rapsilver.

b) INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG.

Councilmember Gordon Cole gave the invocation and Councilmember Billie Petty lead the pledge of allegiance to the American flag.

c) RECOGNITION OF VISITORS.

Mayor Tony McKnight welcomed the visitor and acknowledged the visitors signed up to speak.

No one signed up to speak. Visitor(s): None in attendance.

d) APPROVE MINUTES OF REGULAR MEETING NOVEMBER 10, 2025.

Councilmember Billie Petty made a motion and Councilmember Robert Kalka made a second to approve the Regular Minutes for November 10, 2025, as written. The motion carried unanimously.

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.

Nominations made: Billie Petty: Claude Warren Jr., Gordon Cole: Clint Smith, Eva Alexander: Darlene Kirkland.

Councilmember Gordon Cole made a motion and Councilmember Robert Kalka made a second to approve appointing Clint Smith to the vacant council seat for the remainder of the 2024-2025 term.

The seat will be placed on May 2, 2026, election ballot for the 2025-2026 parts of the term. The motion carried unanimously.

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.)

Councilmember Gordon Cole made a motion and Councilmember Billie Petty made a second to approve that a formal request be provided to the council before any work or repairs is done on city property at the request of the citizens of Wells, Texas. If the mayor determines that the request is urgent, he will approve the work and notify the council at the next council meeting. The motion carried unanimously.

5. REVIEW AND APPROVE WRITTEN REPAIRS REQUEST THAT WILL BE PLACED AS An AGENDA ITEM FOR THE COUNCIL TO REVIEW AND APPROVAL.

Councilmember Gordon Cole made a motion and Councilmember Billie Petty made a second to approve the repair request form needed for any work to be done on city property. The motion carried unanimously.

6. DEPARTMENT REPORTS - WATER/SEWER. POLICE, EMS/FIRE, CITY HALL

a) POLICE DEPARTMENT - Harold Rapsilver, Chief:

Chief Harold Rapsilver was not in attendance; the monthly report was given to the council.

Type of calls	Totals
Assisted Cherokee County	2
Arrest Traffic/Warrant	2
Calls inside the city limits of	11
Traffic Stops	356
Citations Issued	348
Warnings Issued	8

b) WATER AND SEWER - Roy Shanks, Operator: Not in attendance

The Water plant and Sewer plant are both running well.

c) VOLUNTEER FIRE AND EMS - Fire Chief Assistant Chief Robert Kalka.

NOVEMBER 2025			TOTALS		
EMS REPORT	CALLS	TYPE OF CALL		46 Man-Hours	
	5	2	City Limits		
		3	County		
	34	Man-Hours			
	12	Training Hours			
		CALLS	TYPE OF CALL	TOTALS	
VFD REPORT	5	0	City Limits	68 Man-Hours	
		5	County		
	56	Man-Hours		1,400 Gallons of Water Used	
	1,400	Gallons of Water Used			
	12	Training Hours			
		0	Gallons of Water Used		

d) CITY SECRETARY -Melanie Pounds:

NOVEMBER 2025	
6	Trash Cart left in ROW by customers
0	\$100.00 Non-Payment Fee applied to unpaid accounts
0	\$50.00 Partial Payment Fee applied to partial paid accounts
0	Accounts Disconnected for non-payment

e) HENSON PROPERTY REPORT

NOVEMBER 2025	
0	Days of brush burning
11	Brush Dumps for the month

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.

This action was not called for by the mayor or the city council.

8. APPROVE PAYMENT OF MONTHLY BILLS FOR NOVEMBER 2025.

Councilmember Billy Petty made a motion and Councilmember Robert Kalka made a second to approve the payment of the monthly bills. The motion carried unanimously.

9. REVIEW OCTOBER BUDGET COMPARISON FOR GENERAL AND WATER & SEWER.

This is a discussion item only.

10. ADJOURN.

Councilmember Billie Petty made a motion and Councilmember Eva Alexander made a second to adjourn the meeting. The motion carried unanimously.

The meeting was adjourned at 7:30 p.m.

MAYOR

ATTEST