



**MINUTES**

**CITY OF GAINESVILLE**

**CITY COUNCIL MEETING**

February 03, 2026

6:30 PM

MUNICIPAL BUILDING, 200 SOUTH RUSK, GAINESVILLE, TEXAS

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**1. CALL TO ORDER**

The City Council of the City of Gainesville, Texas met in regular session February 3, 2026 at 6:30 PM with the following persons in attendance.

**MEMBERS PRESENT:** Mayor Tommy Moore, Mayor Pro Tem Mary Jo Dollar, Linda Lewis, Randy Jones, Gary Sutton.

**MEMBERS ABSENT:** Dakota Nichols.

**STAFF PRESENT:** Barry Sullivan, City Manager; Diana Loch, City Secretary; Dusty Luton, Cemetery Sexton; JI Johnson, Finance Director; Mike Doughty, Community Development Director; Susan Thomas, City Attorney; Tony Dresser (Videographer).

**OTHERS PRESENT:** Angel Gonzalez, Anna Beall, Delania Raney, Dominique Roy, Forrest Head, Henry Koehler, James C. Lewis, Jasmine Jones, Martin Phillips, Mike Gordon, Reese Evans, Rod Tyler, Sean Norton.

**2. INVOCATION**

Scott Arant from the Cavalry Baptist Church gave the invocation.

**3. PLEDGE TO THE FLAG**

Mayor Tommy Moore led the pledge to the flag.

**4. RECOGNITIONS/PROCLAMATIONS**

**5. REPORTS**

**6. CITIZEN COMMENTS**

**7. CONSENT AGENDA**

- a. Approve Minutes of the January 20, 2026 City Council meeting.
- b. Consideration of and action on a resolution of the City Council of the City of Gainesville, Texas, approving the Water Master Plan and Wastewater Master Plan prepared by Kimley-Horn and Associates, Inc.; and providing an effective date.

Councilmember Sutton moved to approve the Consent Agenda. The motion was seconded by Councilmember Lewis and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.

**8. ACTION ITEMS**

- a. Consideration of and action on a Resolution of the City Council of the City of Gainesville, Texas authorizing the purchase of a JCB 1CXT Skid Steer Backhoe for the Fairview Cemetery.
- Councilmember Dollar moved to approve the Resolution. The motion was seconded by Councilmember Jones and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.
- b. Consideration of and action on a resolution authorizing the Mayor, for and on behalf of the City of Gainesville, to execute assignment and assumption of the Executive Ground Lease at the Gainesville Municipal Airport from High Vision Air, LLC to Blue Water Development, LLC.
- Councilmember Sutton moved to approve the Resolution. The motion was seconded by Councilmember Lewis and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.
- c. Consideration of and action on an Ordinance of the City Council of the City of Gainesville, Texas, adopting the Guiding Gainesville Downtown Master Plan; providing findings; providing for implementation and use; providing for severability; and providing an effective date.
- Councilmember Sutton moved to SUSPEND THE CHARTER. The motion was seconded by Councilmember Dollar and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.
- Councilmember Sutton moved to approve the Ordinance. The motion was seconded by Councilmember Dollar and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.
- d. Consideration of and action on a resolution calling for the General Municipal Election and a Special Municipal Election to be held by the City of Gainesville, Texas on May 2, 2026; providing for the General Election of Council persons For Ward 3, Ward 5, Ward 6 and Municipal Judge, and the Special Election of a Councilperson for Ward 1; adopting a voting system as approved by Secretary of State; and designating polling locations for early voting and election day.
- Councilmember Dollar moved to approve the Resolution. The motion was seconded by Councilmember Lewis and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.
- e. Consideration of and action on an Ordinance authorizing the issuance and sale of up to \$2,270,000 of City of Gainesville, Texas Combination Tax and Revenue Certificates of Obligation, Series 2026 for street and utility system improvements; levying an annual Ad Valorem Tax for the payment of said certificates; engaging bond counsel; approving a paying agent/registrar agreement and an official statement; and enacting other provisions relating to the subject
- Councilmember Sutton moved to SUSPEND THE CHARTER. The motion was seconded by Councilmember Dollar and carried by vote of 4 Ayes, 1 Nay (Jones), 0 Abstentions, 1 Absent, 1 Vacancy.
- Councilmember Jones moved to approve the Ordinance. The motion was seconded by Councilmember Sutton and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.
- f. Consideration of and action on an Ordinance of the City of Gainesville, Texas amending Appendix C – Impact Fee Regulations, Article I. – In general, Section 3. – Advisory Committee of the Code of Ordinances; providing for savings, severability, and repealing clauses; providing for the publication of the caption hereof; providing for an effective date; and making an open meeting finding.
- Councilmember Jones moved to SUSPEND THE CHARTER. The motion was seconded by Councilmember Sutton and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.
- Councilmember Sutton moved to approve the Ordinance. The motion was seconded by Councilmember Lewis and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.

- g. Consideration of and action on a resolution of the City Council of the City of Gainesville, Texas, making appointments to the Charter Review Commission.

Councilmember Sutton moved to approve the Resolution. The motion was seconded by Councilmember Lewis and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.

- h. Consideration of and action on a resolution of the City of Gainesville, Texas, expressing support for the proposed Woodridge Apartments Affordable Housing Development and authorizing a funding commitment in connection with an application for 2026 Housing Tax Credits.

Councilmember Jones moved to approve the Resolution. The motion was seconded by Councilmember Lewis and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.

- i. Executive Session

Adjourn into closed or executive session in compliance with Vernon's Texas Codes Annotated, Government Code, Chapter 551 (Open Meetings Act), to discuss the following:

Under Government Code:

§ 551.072 - Real Property

§ 551.087 - Economic Development

At 7:23 PM Mayor Tommy Moore announced that Council would convene into Executive Session in compliance with Vernon's Texas Codes Annotated, Government Code, Chapter 551 (Open Meetings Act).

Council reconvened into open session at 7:52 PM and Mayor Tommy Moore announced no action was taken during executive session.

- j. Consideration of and action on a resolution of the City Council of the City of Gainesville, Texas, authorizing the Mayor to execute an extension to a ground lease with B-29 Ups & Downs, LLC.

Councilmember Dollar moved to table the Resolution. The motion was seconded by Councilmember Sutton and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.

- k. Consideration of and action on a resolution of the City Council of the City of Gainesville, Texas, authorizing the Mayor to amend the Right of First Refusal/Property Option Agreement with B-29 Ups & Downs, LLC.

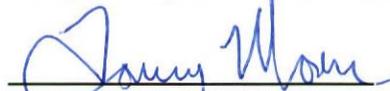
Councilmember Dollar moved to approve the Resolution. The motion was seconded by Councilmember Jones and carried by vote of 5 Ayes, 0 Nays, 0 Abstentions, 1 Absent, 1 Vacancy.

**9. ADJOURN**

With no further business to come before the City Council, the meeting was adjourned at 7:55 PM.

  
DIANA LOCH, CITY SECRETARY



  
TOMMY MOORE, MAYOR

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