

**CITY COUNCIL MEETING MINUTES
KERRVILLE, TEXAS**

AUGUST 25, 2026 6:00 PM

On August 25, 2026 at 6:00 PM, Mayor Joe Herring, Jr. called the Kerrville City Council meeting to order in City Hall Council Chambers, 701 Main Street. Councilmember Kent McKinney provided the invocation, and led the Pledge of Allegiance.

COUNCILMEMBERS PRESENT:

Mayor Joe Herring, Jr
Councilmember Delayne Sigerman
Councilmember Jeff Harris
Councilmember Kent McKinney
Councilmember Place 4 Crystal Smith

COUNCILMEMBERS ABSENT:

None

CITY EXECUTIVE STAFF:

William Tatsch, City Attorney
Michael Hornes, Asst City Manager
Kim Meisner, Asst City Manager
Shelley McElhannon, City Secretary
David Barrera, Director Utilities
Julie Behrens, Director Finance
Jacob Bogusch, Budget Finance Manager
Chris Clark, Asst Director Public Works

Jonathon Cline, KPD Captain
Caroline Garcia, Acct Assistant
Martin Greenwell, Communication Mgr
Eric Maloney, Fire Chief
Winema Martinez, Economic Development
Drew Paxton, Director Development
Trina Rodriguez, Asst Director Finance
Charvy Tork, Director IT

VISITORS PRESENT: A list of the citizen speakers present during the meeting is on file in the City Secretary's Office for the required retention period.

Kerrville Public Utility Board CEO Mike Wittler, and Asst CEO Amy Dozier
Kerr Central Appraisal District Chief Appraiser Kathy Leifeste
Kerrville Convention and Visitors Bureau Julie Davis
Airport Manager Kirk Griffin

1. **ANNOUNCEMENTS OF COMMUNITY INTEREST:** Martin Greenwell, Mayor Herring, Councilmember Delayne Sigerman, Councilmember Jeff Harris, and Councilmember McKinney presented information and announcements.

2. **FINANCE:**

2.A Presentation of Proposed Budget for Fiscal Year 2027.

Julie Behrens and Michael Hornes presented information and responded to questions.

3. **VISITORS/CITIZENS FORUM:** The following person(s) spoke:

- Laura Langston - declined when called
- Denny Foster
- Janie Morales
- Amy Espinoza
- Bud Bolton
- Jacob Shively
- Kevin Morales
- Jan Pieraccini
- George Baroody

4. CONSENT AGENDA: Councilmember McKinney pulled Item 4E.

Mayor Herring read Ordinance No. 2026-13 caption into record. Shelley McElhannon read Ordinance Nos. 2026-14 and 2026-15 captions into record. Kim Meisner read Ordinance No. 2026-16 caption into record. Mayor Herring read Ordinance No. 2026-17 caption into record. Michael Hornes read Ordinance No. 2026-18 caption into record. Shelley McElhannon read Ordinance No. 2026-19 caption into record.

Councilmember McKinney made a motion to approve the Consent Agenda items 4A, 4B, 4C, 4D, 4F, 4G, 4H, 4I, and 4J, seconded by Councilmember Crystal Smith. Motion approved 5-0.

4.A Ordinance No. 2026-13, 2nd reading. An Ordinance amending Chapter 60 of the Code of Ordinances, City of Kerrville, Texas (Zoning Code) by changing the zoning of a property known as 1273 Bandera Highway; from a Mixed Use Zoning District (MU) to a General Commercial Zoning District (C-3); and providing other matters relating to the subject.

4.B BUILDING CODE ORDINANCES:

Ordinance No. 2026-14, 2nd reading. An Ordinance amending the Code of Ordinances of the City of Kerrville, Texas, by adding Article VIII to Chapter 26; providing for the adoption of the International Property Maintenance Code, 2024 Edition, as published by the International Code Council, Inc.; providing certain local amendments to said International Property Maintenance Code; containing a cumulative clause, containing a savings and severability clause; providing for a penalty of an amount not to exceed \$2,000.00 for each violation of any provision hereof; providing for an effective date; and ordering publication.

Ordinance No. 2026-15, 2nd reading. An Ordinance amending Section 26-32 of Chapter 26 "Building and Building Regulations" of the Code of Ordinances of the City of Kerrville, Texas, in its entirety by adopting the International Residential Code, 2024 Edition, for one- and two-family dwellings, regulating the construction, enlargement, alteration, repair, removal, demolition, conversion, occupancy, equipment, use, height, area, and maintenance of all one- and two-family dwellings and multiple single-family dwellings (townhouses) within the city; adopting local amendments; providing for a penalty for violation of any provision hereof; containing a cumulative clause; containing a savings and severability clause; ordering publication; providing for an effective date; and providing other matters related to the subject.

Ordinance No. 2026-16, 2nd reading. An Ordinance amending Section 26-31 of Chapter 26 "Building and Building Regulations" of the Code of Ordinances of the City of Kerrville, Texas, in its entirety by adopting the International Building Code, 2024 Edition, regulating the construction, enlargement, alteration, repair, removal, demolition, conversion, occupancy, use, height, area, and maintenance of all buildings or structures, except one- and two-family dwellings and multiple single-family dwellings (townhouses), and including the National Electrical Code as referenced herein, within the City; adopting local amendments; providing for a penalty for violation of any provision hereof; containing a cumulative clause; containing a savings and severability clause; ordering publication; providing for an effective date; and providing other matters related to the subject.

Ordinance No. 2026-17, 2nd reading. An Ordinance amending Articles II, III, IV, V, and VI Chapter 26 "Building and Building Regulations" of the Code of Ordinances of the City of Kerrville, Texas, by adopting the International Existing Building Code, National Electrical Code (2023 Edition), International Plumbing Code, International Fuel Gas Code, International Mechanical Code, International Energy Conservation Code, and the International Swimming Pool and Spa Code, 2024 Editions (unless otherwise stated), as to buildings, structures, systems, and other applications within the City; adopting local amendments to each code; providing for a penalty for violation of any provision hereof; containing a cumulative clause;

containing a savings and severability clause; ordering publication; providing for an effective date; and providing other matters related to the subject.

Ordinance No. 2026-18, 2nd reading. An Ordinance amending Chapter 50 "Fire Prevention and Protection" of the Code of Ordinances of the City of Kerrville, Texas, by adopting the National Fire Prevention Association 101, Life Safety Code, 2024 Edition; adopting the International Fire Code, 2024 Edition; adopting the National Fire Protection Association 1194, Standard for recreational vehicle parks and campgrounds, 2026 Edition; adopting local amendments to said codes; providing for a penalty for violation of any provision hereof; containing a cumulative clause; containing a savings and severability clause; ordering publication; providing for an effective date; and providing other matters related to the subject.

4.C Ordinance No. 2026-19, 2nd reading. An Ordinance amending in part Ordinance No. 99-18, as amended, by adopting revised Rate Schedules for Residential Services, and distributed generation rider; containing a cumulative clause; containing a savings and severability clause; and establishing an effective date.

4.D Resolution No. 33-2026. A Resolution providing for the City's approval or disapproval of the Kerr Central Appraisal District's Fiscal Year 2027 Budget.

4.F Kerrville Convention & Visitors Bureau FY2027 Proposed Budget.

4.G Employee Benefit Trust Workshop minutes August 06, 2026.

4.H City Council Budget Workshop minutes August 06, 2026.

4.I City Council - Employee Benefit Trust Workshop minutes August 11, 2026.

4.J City Council meeting minutes August 11, 2026.

END OF CONSENT AGENDA.

4.E Kerrville-Kerr County Joint Airport Board Proposed FY2027 Budget.

Kirk Griffin provided information and responded to questions.

Councilmember McKinney made a motion to approve the Airport budget with one exception: to delete the \$25,000 fund balance from the City, under fund number 46-600 Capital Funding, seconded by Mayor Herring. Motion approved 5-0.

5. CONSIDERATION AND POSSIBLE ACTION:

5.A Resolution No. 37-2026. A Resolution approving a negotiated settlement between the Atmos Cities Steering Committee (ACSC) and Atmos Energy Corp., Mid-Tex Division regarding the company's 2026 Rate Review Mechanism filing; declaring existing rates to be unreasonable; adopting tariffs that reflect rate adjustments consistent with the negotiated settlement; finding the rates to be set by the attached settlement tariffs to be just and reasonable and in the public interest; approving an attachment establishing a benchmark for pensions and retiree medical benefits; requiring the company to reimburse ACSC's reasonable ratemaking expenses; determining that this Resolution was passed in accordance with the requirements of the Texas Open Meetings Act; adopting a savings clause; declaring an effective date; and requiring delivery of this Resolution to the company and the ACSC's legal counsel.

William Tatsch presented information and responded to questions.

Councilmember McKinney made a motion to approve Resolution No. 37-2026, seconded by Councilmember Sigerman. Motion approved 5-0.

5.B Resolution No. 38-2026. A Resolution transferring management responsibilities of the City of Kerrville Cultural Arts District Advisory Board to the Kerrville Convention and Visitors Bureau Foundation, Inc.

Michael Hornes presented information and responded to questions.

Councilmember Sigerman made a motion to approve Resolution No. 38-2026, seconded by Councilmember Harris. Motion approved 5-0.

5.C Resolution No. 39-2026. A Resolution approving the use of Tax Increment Funding in the amount not to exceed \$100,000.00 pursuant to a recommendation from the Reinvestment Zone Number One, City of Kerrville, Texas; such funding to be used by the City to provide parking lot grants to fund parking lot improvements within the City's Tax Increment Reinvestment Zone Number One.

Winema Martinez presented information and responded to questions.

The following person spoke: Barbara Ferguson

Councilmember Smith made a motion to approve Resolution No. 39-2026 to approve another \$50,000 for the grant for parking lots, seconded by Councilmember Sigerman. Motion approved 5-0.

5.D Resolution No. 40-2026. A Resolution approving the use of Tax Increment Funding in the amount not to exceed a total of \$150,000.00 pursuant to a recommendation from the Reinvestment Zone Number One, City of Kerrville, Texas; such funding to be used by the City to provide Exterior Enhancement Grants to fund exterior enhancements to buildings within the City's Tax Increment Reinvestment Zone Number One.

Winema Martinez presented information and responded to questions.

Councilmember Harris made a motion to approve Resolution No. 40-2026, seconded by Councilmember Smith. Motion approved 5-0.

5.E Resolution No. 41-2026. A Resolution setting forth the Ad Valorem (Property) Tax Rate to be considered for adoption for the 2026 Tax Year; said rate proposed to be \$0.5846 per \$100 of assessed value; and calling a public hearing prior to the adoption of the tax rate and the Fiscal Year 2027 budget.

Julie Behrens presented information and responded to questions.

The following person spoke: George Baroody (declined when called).

Councilmember McKinney made a motion to approve the voter approval of the disaster rate of \$0.5995 and set a public hearing at the next Council meeting, seconded by Councilmember Sigerman. Motion approved 5-0.

5.F Discussion regarding future of Granger MacDonald Park.

Michael Hornes presented information and responded to questions.

The following person(s) spoke:

- Layng Guerriero

- John Anderson
- Barbara Ferguson
- George Baroody
- Judy Eychner
- Gregg Appel

William Tatsch provided clarification and information.

The following person(s) spoke: Layng Guerriero

General consensus of City Council directs staff to explore option 2: Conveying City property to Upper Guadalupe River Center, with a condition.

6. BOARD APPOINTMENTS:

6.A Appointment to the Building Board of Adjustment and Appeals (BBAA).

Councilmember Sigerman made a motion to appoint Kyle Reeves from alternate member to regular member, and newly appoint Eric Robert as a regular member of the Building Board of Adjustment and Appeals, seconded by Councilmember Harris. Motion approved 5-0.

6.B Appointment to the Library Advisory Board.

Councilmember McKinney made a motion to appoint Regina Gordon as a member of the Library Advisory Board, seconded by Councilmember Smith. Motion approved 5-0.

6.C Appointment to the Recovery Community Coalition.

Councilmember McKinney made a motion to appoint Lori Finkbeiner and Timothy Truitt as members of the Recovery Community Coalition, seconded by Councilmember Sigerman. Motion approved 5-0.

6.D Appointment to the Planning and Zoning Commission

Councilmember Harris made a motion to appoint Katie Kane as a member of the Planning & Zoning Commission, seconded by Councilmember Smith. Motion approved 5-0.

6.E Appointment to the Tax Increment Reinvestment Zone Board #1.

This item was not discussed, as the applicant was appointed to another Board.

7. EXECUTIVE SESSION: Executive Session was not called nor convened.

7.A Appointment to the Building Board of Adjustment and Appeals (BBAA) 551.074. N/A

7.B Appointment to the Planning and Zoning Commission, 551.074. N/A

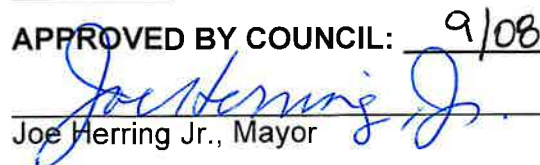
8. ACTION ON ITEMS DISCUSSED IN EXECUTIVE SESSION, IF ANY. N/A

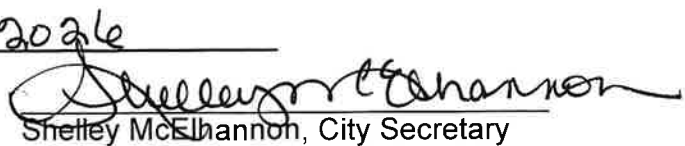
9. ITEMS FOR FUTURE AGENDAS:

- Convey City property to Upper Guadalupe River Center.

ADJOURN. Meeting adjourned at 9:31 p.m.

APPROVED BY COUNCIL:


Joe Herring Jr., Mayor


Shelley McElhannon, City Secretary