ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

October 14, 2025

Mayor Pro Tem Shelia Hermes called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Don Agold, Bill Grissom, and Shelia Hermes. Natalie Oñate was absent. A quorum was present.

CONSENT AGENDA

A. **Minutes from September 9, 2025, Regular Council Meeting**
B. **Financial Reports for September 2025**
C. **Fiscal Year 2025 Audit Contract**

Don Agold made a motion to approve the Consent Agenda as presented. Bill Grissom seconded. No further discussion. All in favor. 5-0. **Motion Passed.**

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. **Present Status of new Fiber Optics plan – Guest Speaker, Scott Tuley, County Commissioner**

Commissioner Scott Tuley discussed that Henderson County received federal funds, and the county distributed a big portion of those funds to water and fiber optics. Brightspeed hired SDT as their contractor, with Reggie Dorsey as the Construction Coordinator, to install fiber optics throughout the county. This project will cover about 98% of the county with fiber optics, and they are about 80% through the project. Most of Enchanted Oaks fiber optics installation will be aerial on utility poles. First Oak might be the only street where the installation is bored in the ground. Since Enchanted Oaks has its own ordinances, the project is currently halted until SDT obtains the right permits to continue working.

REPORTS – COUNCIL MEMBERS

Teri Erickson – Ladies Club: The annual garage sale is Saturday, October 18. A law enforcement officer will be present to help with traffic flow. On Halloween, October 31, the Ladies Club will host a Trunk or Treat. The next Ladies Club meeting is November 1. They will be making about 250 Christmas stockings. The cost per stocking has gone up, so donations are encouraged.

Kim Cochran - Maintenance of Building, Grounds: No report on the building. Kim reported on the new Police Chief Hiring Committee. She said we had good applicants and have another interview scheduled this week.

Tim Johnson – Parks / Boat Ramps: Tim reminded residents that the lake is low and to be careful. No other report.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Pool cover was installed on 9/29 with the help of volunteers. Since it's now the new fiscal year, they are proceeding with the trailer parking resurfacing project.

Bill Grissom – Roads & Drainage: Since it's been dry, drainage has not been an urgent issue. The dip in the road that was created when the culvert was replaced at Cedarwood and Enchanted will be fixed at the end of the month.

Shelia Hermes: Reported that Republic finally changed out the rusted trash container at the WMS site after many attempts.

REPORTS – ADMINISTRATION

Damian Decell - Treasurer Activities: Reported that the September close went smoothly and we are now starting a new fiscal year.

City Secretary – Activities, Coordination: Reported that Enchanted Oaks is having an election on November 4. Election information can be found on the city's website including a sample ballot and early voting locations, dates, and times. There is also a link on the city's website to check your Texas voter registration.

Regina Kiser – City Administrator: Regina was absent, but the City Secretary gave her report about attending the police chief interview, meeting with Commissioner Tuley about the fiber optic plan, issuing code letter follow ups, reviewing new TMLIRP insurance rates, communicating with residents about moving their trailers for parking improvements, continuing drainage improvements for Northwood, and following up with East Cedar Creek to fix the road at 115 Enchanted.

Mayor Reports of Contacts for prior month: Absent/no report.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. Consider change to City Administrator contract to part-time status

- ***Note:*** *To provide the flexibility needed to receive treatments and recover, a 6-month part-time contract will be considered at ½ salary. The arrangements will be re-evaluated after the 6-month period. Additional modifications were made to clarify authority of city administrator*

Judy King asked about the approval of the City Administrator contract from the September 9 council meeting. Town Attorney Brad Neighbor responded and said that contract had not yet been executed.

Kim Cochran made a motion to approve the City Administrator contract to part-time status. Don Agold seconded. 4-1 (Aye – Kim Cochran, Don Agold, Shelia Hermes, Bill Grissom; Nay – Tim Johnson). **Motion passed.**

PUBLIC COMMENT: Resident Craig Conaway, a fiber optics general manager, offered his expertise to review the current Henderson County fiber optic project.

Judy King asked about the availability of a county fiber optic project map and if the city would be issuing a permit for SDT to finish their project work. The Town Attorney answered her questions. Judy ended her comments by asking the council and mayor not to accept or execute any new contracts or business until a new mayor is sworn in.

ADJOURN – Kim Cochran made a motion to adjourn. Don Agold made a second. All in favor. 5-0, **Motion passed.**

DISMISSED – 7:43 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
SPECIAL TOWN COUNCIL MEETING
MINUTES

October 28, 2025

Mayor Natalie Oñate called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – Mayor Natalie Oñate announced the next Council Meeting is scheduled for Thursday, November 13, due to election results. Don Agold told an anecdote about a female mayor being called a mayoress and presented Mayoress Natalie Oñate with a tusk necklace from when she said he could help with the feral hog problem. He concluded that Enchanted Oaks is great because the residents love it and make it better, and Natalie has exemplified that.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Natalie Oñate, Don Agold, Bill Grissom, and Shelia Hermes. A quorum was present.

PUBLIC COMMENT:
Three residents stated their opinion that major changes, contracts, or expenditures be postponed until after the upcoming election and that the timing for hiring a new Police Chief seems rushed. One of these residents also said a citizen committee should be formed for transparency. One resident said that even though an election is happening, the current government should not stop working. A resident read a written statement about his concerns for the town and how council operates. One resident addressed her opinion about the town and the Town Attorney. The Ladies Club president discussed their Trunk or Treat and Friendsgiving Potluck events. One resident expressed confusion about how the generator project was presented. Two residents of Seven Points spoke in favor of Chief Wennerstrom.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. Present updates on Town Hall Generator project

Kim Cohran cleared confusion regarding the generator being funded by the city or donations. The generator cost was allocated in the 2026 Budget under Emergency Management, but it was her goal to raise funds to lower the city's cost. She thanked the 30+ donors and said that donations can still be accepted. The generator has been purchased, and the project is moving forward.

B. Present Raymond Wennerstrom, Jr. to be considered for the position of Enchanted Oaks Police Chief

Natalie Oñate expressed dismay that any residents would argue that the council was acting in a "rushed" manner in considering a new Police Chief – given that so many residents have expressed the importance of having a Police presence in town.

Kim Cochran explained that a committee of residents, council people, and the City Administrator was formed to hire a new Police Chief. The committee interviewed Chief Wennerstrom where he provided good answers and asked good questions. He lives close, has a great resume – including being a Police Chief in Seven Points for the last 10 years – and has a lot of ideas for the town. The committee believes he will be a good fit for Enchanted Oaks.

Council adjourned into closed executive session at 7:45 p.m. pursuant to Sec. 551.074 and Sec. 551.071, Tex.

Gov't Code to consider the extension of a conditional offer of employment as Police Chief to Raymond Wennerstrom, Jr.

Council reconvened in open meeting at 8:11 p.m.

Don Agold made a motion to approve a conditional offer of employment as Police Chief to Raymond Wennerstrom, Jr. Tim Johnson seconded. All in favor. 6-0. **Motion passed.**

ADJOURN – Kim Cochran made a motion to adjourn. Don Agold made a second. All in favor. 6-0. **Motion passed.**

DISMISSED – 8:12 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

November 13, 2025

Mayor Natalie Oñate called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Natalie Oñate, Don Agold, Bill Grissom, and Shelia Hermes. A quorum was present.

CONSENT AGENDA

A. **Minutes from October 14, 2025, Regular Council Meeting**
B. **Minutes from October 28, 2025, Special Council Meeting**
C. **Financial Reports for October 2025**

Kim Cochran made a motion to approve the Consent Agenda as presented. Don Agold seconded. No further discussion. All in favor. 6-0. **Motion Passed.**

REPORTS – COMMITTEES AND STAFF

Teri Erickson – Ladies Club: Teri discussed the Ladies Club Friendsgiving Potluck to be held on Saturday, November 15. On behalf of the Ladies Club, Teri thanked Natalie for serving as mayor.

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The City Administrator spoke on behalf of the Police Chief who was absent. The Chief is waiting for his background check to be complete and has been working only on administrative matters as well as completing mandatory TCOLE classes.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported on the generator being delivered and the propane tank will be delivered next week. She received a final donation to upgrade to a 500-gallon tank. Final numbers show the town will only pay about $1300 with the rest being donated.

Tim Johnson – Parks / Boat Ramps: No report.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Even though the pool is closed, the pool service will continue to do winter chemical maintenance. Steve has been working on the trailer parking lot and they might be able to finish resurfacing project this year instead of next year as previously planned.

Bill Grissom – Roads & Drainage: Bill reported on the WMS culvert being worked on and asphalt work completed the previous month. They are now considering retopping the other half of the roads. The town received new stop signs, posts, and street signs to be installed.

Shelia Hermes: Reported that the dip at the entrance driveway to the WMS has been fixed.

REPORTS – ADMINISTRATION

Damian Decell - Treasurer Activities: No report. Treasurer resigned.

City Secretary – Activities, Coordination: Reported on finalizing election paperwork and getting the Chief prepared for when his background check is complete.

Regina Kiser – City Administrator: Reported on working with the Chief on getting uniforms, badge, and phone; attending a meeting with Ritter Communications for fiber optic internet; catching up on OCA reporting; working with Commissioner Tuley on the permit to finish fiber optic digging; Steve working on trailer parking resurfacing; and finishing the police truck.

Mayor Reports of Contacts for prior month: Prior to Mayor Oñate speaking, Councilman Grissom updated the town that Commissioner Tuley was having open heart surgery.

Natalie Oñate didn't have anything specific to report, but she said it's been an honor to serve for 6 years but she's happy to retire.

PUBLIC COMMENT: Patsy Cooley thanked Natalie for her service as mayor and the council members. She disagreed with comments made at the previous meeting, but she hopes the town can now come together and support the town government. Sandy Hartman thanked Natalie and Kim for their service and recited a passage about peacemakers

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. Consider Replat Request to combine two lots on Block B into Lot 167-R

The application for the replat wasn't submitted. The owner was present and answered a question about which lots are being combined.

B. Consider a report on code enforcement by the City Attorney

The City Attorney addressed complaints made at the previous meeting about code enforcement and provided context for those complaints. He said Enchanted Oaks is not an HOA but a government, which is bound by the Constitution, and we don't have to go after all petty violations.

C. Consider Ordinance Canvassing the November 2025 Election

Don Agold moved to canvas the November 2025 election as stated in Ordinance 254. Tim Johnson seconded. All in favor, 6-0. **Motion Passed.**

D. Swear-In Mayor and two (2) Council Members

The City Secretary swore in the 2 Council Members – Shelia Hermes and Tim Johnson – and mayor, Judy King.

E. Hear report/comments from incoming Mayor

Judy King thanked everyone for attending the meeting and said it is an honor and a responsibility to be the Enchanted Oaks Mayor. She knows the town is fractured but said soon we will experience transparency, efficiency, and community. She detailed items she wants to work on including starting a mayor letter, filling open appointment positions, establishing office hours, completing mini financial audits, reviewing the budget, eliminating trash fees and the City Administrator position, and taking over mayor functions that have been allocated to council members. She concluded by saying ethics is demanded and she's energized to start.

F. Nominate & elect a mayor pro-tem

Judy King explained that the Mayor Pro-Tem is elected every year from the council members and only the council votes. Shelia Hermes nominated Kim Cochran for Mayor Pro-Tem. Judy King nominated Tim Johnson for Mayor Pro-Tem. Council votes for Kim Cochran – Kim Cochran, Don Agold, Bill Grissom, Shelia Hermes; council votes for Tim Johnson – Tim Johnson, Judy King. Kim Cochran wins Mayor Pro-Tem, 4-2.

G. Approve Prosperity Bank Account Signatories: City Administrator; Mayor, Mayor Pro-Tem; and Treasurer.

Judy King noted that the City Administrator hasn't been a signatory for the past year and that should continue due to the City Administrator working with vendors and contracts. Kim Cochran and Don Agold disagreed with excluding the City Administrator as a signatory. Bill Grissom said having the City Administrator as a signatory is a matter of convenience. The council and the City Administrator discussed examples regarding the City Administrator being a signatory.

Kim Cochran made a motion to approve Prosperity Bank account signatories for City Administrator, Mayor, Mayor Pro-Tem, and Treasurer. Don Agold seconded. 5-1 (Aye – Kim Cochran, Don Agold, Shelia Hermes, Bill Grissom, Tim Johnson; Nay – Judy King). **Motion passed.**

ADJOURN – Don Agold made a motion to adjourn. Kim Cochran made a second. All in favor. 6-0, **Motion passed.**

DISMISSED – 7:54 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

December 9, 2025

Mayor Judy King called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, Bill Grissom, and Shelia Hermes. A quorum was present.

CONSENT AGENDA

A. **Minutes from November 13, 2025, Regular Council Meeting**
B. **Financial Reports for November 2025**

Tim Johnson made a motion to approve the Consent Agenda as presented. Shelia Hermes seconded. No further discussion. All in favor. 6-0. **Motion passed.**

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported that he was sworn in on 11/24. He has been doing necessary paperwork for the state and has connected with Henderson County so they can now call him. There are two forms available on the website for residents – Security and Out of Town Checks and Disability Checks. This information is confidential and only seen by the PD. He loves community policing and has an open-door policy. He received quotes for putting decals on the police vehicles. He can have four reserve officers and is working on getting them instated. The mayor asked the Chief to address dog packs seen in town. The Chief said if he can track them they can call county animal control.

Teri Erickson – Ladies Club: Teri reported they had a good turnout for the Ladies Club Friendsgiving Potluck. She also reported that they will need to make more stockings for their annual Christmas stocking project and the cost of materials has gone up, so donations are accepted.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported that holiday decorations had been put up at Town Hall and the Police Department, and she specifically thanked Steve and Pam Foster. Kim reported that the generator project is almost finished. The electrician will finish installation and then the final step will be to turn the generator on. The generator will have safety features installed for when the generator is in use, and she will have detailed instructions on its use.

Tim Johnson – Parks / Boat Ramps: Tim reported that the boat ramps will need spring work with loose boards. He also removed a tree limb from one of the ramps.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Don displayed a freeze miser and explained how it would help on outside hoses during the winter season. Winter maintenance on the pool continues. He read an email he sent to the mayor regarding the trailer parking area that detailed how the 4-year resurfacing plan was completed in 3 years, how the lot was reduced when there were plans to relocate the WMS, and how he'd like to use the leftover budget funds to move the fence and expand the lot. With the resurfacing project done, now they can make sure trailers are in the right spot, update the spreadsheet, and assign spots to people on the waitlist.

Bill Grissom – Roads & Drainage: Bill reported that the city won't do anything else about the drainage issue at Northwood. The weather delayed the road and asphalt work the previous week on Enchanted Dr, but it will be done soon.

Shelia Hermes - WMS: Shelia reported that the holiday roll off dumpster has been ordered. She reminded everyone to break down boxes and said a sign has been put up at the WMS to remind residents.

REPORTS – ADMINISTRATION

City Secretary – Activities, Coordination: Reported on working with the Chief to have Checks forms available on the website and helping the new mayor get up to date on Town Hall business.

Regina Kiser – City Administrator: Reported on working with the Chief to set up phone and getting police department security cameras; gathering information to apply for a JAG grant for the in-car camera system; finishing OCA reporting; meeting with Judge Groom to set up traffic ticketing process; Steve being busy with paving, roads and drainage issues, and finishing the trailer parking resurfacing.

Mayor Reports of Contacts for prior month: Reported on official appointments happening at the January 2026 meeting; asked for volunteers for Treasurer position; financials for October and November looked good; adding the generator bank account to the books; questioning if donations should or should not be confidential; updating purchasing policy; agenda items being sponsored by a person; establishing temporary office hours on Friday and Saturday, 10am-12pm, until the New Year; sending a Mayor's letter after each council meeting; updating the Town Hall sound system and possibly partnering with the Ladies Club; working on extending WMS hours but currently there isn't agreement; and acquiring an attorney engagement letter. The mayor also addressed Councilman Grissom's comments on Northwood and said she did not unilaterally come up with a solution and asked for input from the committee. The final solution, after 3 years, involved evaluating what is best for the town and what might have caused the drainage issues initially. Finally, she reported on having a future discussion about building permit rates.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. **Consider adopting a resolution voting for Henderson County Appraisal District Board of Directors *(Action – Sponsor: Mayor Judy King)***

The council discussed not knowing who the candidates were or having very limited knowledge of them. Mayor King explained that Enchanted Oaks' vote only counts for 8 votes out of 5000. Don Agold made a motion to abstain from voting. Shelia Hermes seconded. All in favor, 6-0. **Motion passed.**

B. **Consider the purchase of a new in-car/body camera system for the Police Department *(Action – Sponsor: Chief Wennerstrom)***

The Chief explained that body and in-car cameras are very important for his safety and the city's safety. Regina is looking into a grant to help purchase the expensive camera systems, but it will take time to submit the necessary grant paperwork. In the meantime, the Chief researched cheaper options that could be purchased on Amazon. He explained the differences between the quoted system versus the Amazon system. He said the Amazon system would work while pursuing a grant for the better system. Kim Cochran made a motion to approve the Amazon camera system purchase and police vehicle decals. Bill Grissom seconded. All in favor, 6-0. **Motion passed.**

C. **Set dates and times for New Year's fireworks use *(Action – Sponsor: Mayor Judy King)***

New Year's Eve is Wednesday, 12/31, and New Year's Day is Thursday 1/1.
**Last year's approved times: December 31st, noon – 1:00am; January 1st, noon – 1:00am*

Don Agold moved to approve the New Year's fireworks to be December 31st, noon – 1:00 am; and January 1st, noon – 1:00 am. Tim Johnson seconded. All in favor. 6-0. **Motion passed.** Council will write an ordinance in a future meeting to establish a set holiday fireworks schedule.

PUBLIC COMMENT: Resident Dave Turley explained an incident that happened to him where he was being threatened by men in a boat and Henderson County Sheriff's Office would not come out. Resident Kimberly Bramhall talked about the road right off 198 getting blocked by a food truck setting up and it could become dangerous. Council members said this has happened before and TXDOT or Payne Springs PD could be contacted to handle it.

Kim Cochran made a motion to direct the City Secretary to post notice of a special meeting, and that we hold a Special meeting of the Town Council on Wednesday, December 17, to consider the proper allocation of authority in relation to the Mayor and Town Council in the operation and governance of the Town, including any measures necessary to implement the decisions of the town council in that regard. Don Agold seconded. 5-1 (Judy King voted against). **Motion passed.**

Prior to voting the Town Attorney clarified that the end of a meeting is typically when new matters are nominated to be put on a future agenda.

ADJOURN – Shelia Hermes made a motion to adjourn. Kim Cochran made a second. All in favor, 6-0. **Motion passed.**

DISMISSED – 8:15 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
SPECIAL TOWN COUNCIL MEETING
MINUTES

December 17, 2025

Mayor Judy King called the meeting to order at 7:00 p.m.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, Bill Grissom, and Shelia Hermes. A quorum was present.

Mayor King asked for any public comments not related to the agenda item. She said after the agenda item is addressed, she will take public comments related to the agenda item.

PUBLIC COMMENT: One resident addressed Council during this public comment section. He wished everyone a Merry Christmas, said he is frustrated by the toxic attitude going on.

AGENDA: Consider the proper allocation of authority in relation to the Mayor and Town Council in the operation and governance of the Town, including any measures necessary to implement the decision of the Town Council in that regard.

Councilwoman Kim Cochran began the discussion by listing 5 areas of concern including disregarding an ordinance for not distributing new WMS invoices; telling the City Administrator that the role would be eliminated in 2026 even though that would be a council decision; denying the Chief's request for a camera purchase even though it was an in-budget purchase; ignoring advice provide by the City Administrator regarding liability concerns regarding the Building Official and inappropriately sharing the conversation; and sending an email to council members saying they should "become familiar with the limits of your authority as council person of a Type B general law municipality with a strong mayor-council of government." Councilwoman Cochran said this last example is the heart of tonight's meeting, which she requested, so everyone could understand that Enchanted Oaks doesn't have a strong-mayor form of government.

Mayor King asked if any other council members had a comment before she provided her own comments.

Don Agold asked about the WMS invoices. Mayor King clarified that she said the invoices would be deferred until at least January and that does not violate the ordinance. In January, she will propose an agenda item to remove WMS fees. Kim Cochran recited the ordinance which states invoices should be paid on or before June 30 and December 31.

Bill Grissom commented that Judy originally said she would eliminate WMS fees and the City Administrator position without asking for an agenda item or a vote. He said she also indirectly asked for this meeting by saying "limits of your authority."

Shelia Hermes said she did not know the mayor wanted to eliminate WMS fees even though Republic raises our rates.

There was some confusion about the third-party inspector and the Building Official position. Tim Johnson explained that as the Building Official he issues permits and calculates fees. The third-party inspector does inspections. Judy said she supports having a third-party inspector and accidentally referred to the Building Official as the Building Inspector, which caused confusion. Kim clarified it wasn't about the inspector/official position, but that it was about her email response. The conversation continued about third-party inspectors,

but the Town Attorney said it's not an agenda item and refocused the meeting back to the agenda.

Judy King then commented on Kim's examples: 1) she already addressed the WMS fees and why they were deferred a month; 2) she told the City Administrator she wouldn't have to worry about her job until at least January and clarified that she would push for this but that eliminating the position wasn't a guarantee or a hope until November; 3) she doesn't do well with immediate purchase requests, and, in reference to the cameras, they had bad reviews and she wanted to know the cost of maintenance which wasn't presented; 4) she interpreted the City Administrator's warning as threatening and derogatory to the individual and repeated the concern to the person in question. She also said if you don't want her to know and share something, then don't tell her.

PUBLIC COMMENT: The mayor opened the meeting for public comments. Approximately 13 members of the public addressed Council. The comments generally centered on the town's current strife between the council and the new mayor and the purpose of the special meeting. Common themes from the comments included more transparency, council working together with the new mayor, trusting the voters who elected the new mayor, and stopping any fighting.

Kim Cochran turned the meeting over to the Town Attorney.

Town Attorney Brad Neighbor, who represents the Town in a volunteer position, provided some background information on the Enchanted Oaks government and other types of city governments in Texas, which is dependent on population. He said Judy's email about a "strong-mayor" form of governance was concerning because it's wrong. The mayor is one of six votes. Enchanted Oaks is a Type B general law city. As a general law city, we have only the authority that the legislature gives and if it doesn't say it in the general law, then we don't have it.

Judy King said she was confused and questioned what the proposal was.

Don Agold read a proposed ordinance that would establish the allocation of powers between the mayor and the town council that includes all powers of the town council remain with the council; providing the city administrator with the authority and power to manage all day-to-day activities of the town, including its employees and operations; directing the mayor to refrain from interfering with the city administrator or employees; providing how a meeting may be called or an item posted on the agenda of a meeting; and providing that the mayor only votes in the case of a tie.

Shelia Hermes questioned the part of the ordinance about the mayor not getting a vote and said she wants the mayor to still have a vote.

One resident asked for more clarity on the ordinance and asked council to think of this proposal as a draft.

Don Agold made a motion to put the ordinance on the January agenda. Kim Cochran seconded. 4-2 *(For: Don Agold, Kim Cochran, Shelia Hermes, Bill Grissom; Against: Judy King, Tim Johnson)*. **Motion passed.**

ADJOURN – Don Agold made a motion to adjourn. Kim Cochran made a second. All in favor, 6-0. **Motion passed.**

DISMISSED – 8:58 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

January 13, 2026

Mayor Judy King called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, Bill Grissom, and Shelia Hermes. A quorum was present.

CONSENT AGENDA

A. **Minutes from December 9, 2025, Regular Council Meeting**
B. **Minutes from December 17, 2025, Special Council Meeting**
C. **Financial Reports for December 2025**
D. **TCOLE Annual Racial Profiling Report for the Year ended December 31, 2025**
E. **Mayor Pro-tem, City and Committee Appointments FY2026**

Kim Cohran said she didn't like the list of committee appointments. The Mayor asked if they could vote on items A-D and then discuss E separately. Kim Cochran made a motion to approve the Consent Agenda items A-D as presented. Bill Grissom seconded. No further discussion. All in favor. 6-0. **Motion passed.**

Kim Cohran said she isn't comfortable with everyone on the committee appointments list. Bill Grissom asked what a Building Official does. Tim Johnson explained the role. Don Agold made a motion to approve the appointment list. Tim Johnson seconded. 5-1 (Kim Cochran opposed). **Motion passed.**

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported that he made three traffic stops, issued two written warnings, and is dealing with code complaints. He has three reserves working and the fourth will be ready by the end of the month. The reserves volunteer 16 hours per month. The Chief completed the state-mandated 2025 racial profiling report, which was largely data from the previous Chief.

Teri Erickson – Ladies Club: No report.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported that Steve and Kyle have cut down trees at Town Hall and had a gutter fixed. Kim reported that the generator is set and online. The generator was funded 100% by donations and no town funds were used. She discussed a PIA request received about naming the generator project donors. She did not keep a list and was not told to keep a list of donors. She named some bigger donors to the project and also named individuals who did not donate.

Tim Johnson – Parks / Boat Ramps: Tim reported that he was going to fix the trash can at the boat dock.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Don reported on his series of emails that were sent after the previous meeting. He reported on meeting and talking with constituents at Town Hall earlier that day. The pool is still in winter maintenance. He asked for volunteers for a trailer parking audit and will get in touch with those who responded.

He also wanted to read the City Attorney's 7-page resignation letter. The Mayor objected saying the letter is not part of the agenda, and she would circulate the letter the next day.

Bill Grissom – Roads & Drainage: Bill reported that the water department is installing new sewer lines on Enchanted near the WMS for new homes in Indian Harbor. Bill reported that the road near the WMS has been resurfaced and leveled.

Shelia Hermes - WMS: Shelia reported an Enchanted Oaks giving group was started on Facebook. She corrected statements that council is not appointed, they are elected. Shelia reported on financial reasons for WMS fees including rising Republic rates and overage fees. Property tax increases only affect certain households since taxes are frozen for residents over the age of 65. Monthly trash fees are more equally distributed across all households.

REPORTS – ADMINISTRATION

Melissa Kreindel, City Secretary – Activities, Coordination: Reported on working on Public Information Act requests and working with the bank on getting new check signers established.

Regina Kiser – City Administrator: Regina was not present, but Melissa reported on her behalf. The City Administrator has been working with the Chief to get security cameras for the police department, applying for a JAG Grant for an in-car camera system for the Chief, reviewing insurance policies, and updating the trailer parking system.

Judy King, – Mayor Reports of Contacts for prior month: Judy reported that it has been 2 months since she was sworn in. She sees that the Enchanted Oaks government is frozen but she is not giving up on getting the town back to its smaller roots, simpler environment, and what she expressed in letters to citizens. She has no intent to grab vast powers. Judy referred to battling a "pretend Mayor" who gives instruction to staff for administrative functions. She feels responsible for the administrative functions of the city and works off precedence.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. Consider a proposal to eliminate the position of Town Administrator *(Action – Sponsor: Mayor Judy King)*

- Mayor Judy King discussed the City Administrator's salary, which is temporarily reduced to half and part-time. She said a town of this size does not need an administrator, and she hasn't seen improvement since the administrator was hired. Not having an administrator would give more responsibility to the Mayor, but that is what the Mayor has always done.
- Don Agold discussed that the City Administrator position was created in part to handle the many reporting requirements for the Town and they were happy with the hired candidate because of her experience and expertise. Although the current Mayor wants to handle administrative functions, a new Mayor might not, and they need to have a long-term approach.
- Kim Cochran asked if the Mayor has talked with the City Administrator to understand her position and what she does. If the Mayor is not willing to work with the City Administrator and council, how can council know the Mayor can do the City Administrator's job. Kim also said that when they interviewed Regina, Regina said she can get the position up and running, but she will tell the Town if she's not needed anymore.
- Bill Grissom said that Judy was a good treasurer when she served as treasurer, but her campaign platform was based on responsibilities not given to the Mayor. He mentioned that she was not at meetings when the

City Administrator position was discussed and only started attending meetings prior to running for Mayor.
- Shelia Hermes said they hired Regina as City Administrator because she could be the court clerk. Regina also brought on a new judge whose retainer rate is lower than the previous judge.

Kim Cohran made a motion to table this agenda item until her contract is up in March. Shelia Hermes seconded. 4-2 (Aye – Kim Cohran, Shelia Hermes, Don Agold, Bill Grissom; Nay – Judy King, Tim Johnson). **Motion passed.**

B. Consider a proposal to repeal Ordinance 250 which requires trash fees to be billed to all homes *(Action – Sponsor: Mayor Judy King)*

-Mayor King reported that Enchanted Oaks recovers $30,000 in trash costs from Enchanted Isles. Trash fees have traditionally been covered by taxes, and if we need the funds in the future we should maximize our taxes. There is also an administrative cost to issuing WMS fee invoices.
-Kim Cochran said the WMS fees are included in the budget and the taxes have to be the same for the year. If Enchanted Isles finds a better deal for trash service, they will switch. Councilwomen Cochran is not opposed to other options, but an alternate option to replace the fees in the budget has not been discussed.
-Shelia Hermes repeated that a tax increase is not fairly shared amongst residents due to property taxes being frozen for residents over the age of 65.
-Don Agold said everyone pays for trash, and it's appropriate for a city to charge for services they provide. A City Administrator could institute these processes and procedures.
-Mayor King said WMS fee billing wasn't in the budget the previous year. She also thinks the tax burden is on weekenders in Enchanted Oaks. The Mayor said the City Administrator agenda item and the WMS fees agenda item are linked and would financially cancel each other out.

Kim Cochran made a motion to table repealing Ordinance 250. Don Agold seconded. Then, Kim said they were going to change the motion. Don Agold made a motion not to repeal Ordinance 250. Kim Cochran seconded. 4-2 (Aye – Kim Cohran, Shelia Hermes, Don Agold, Bill Grissom; Nay – Judy King, Tim Johnson). **Motion passed.**

C. Consider Ordinance 255, which was proposed at the December 17 Special Council Meeting, that would establish the allocation of power between the Mayor and the town council *(Action – Sponsor: Councilman Don Agold)*

Don Agold read proposed Ordinance 255 which includes the Mayor having one council vote; the City Administrator having the authority to manage day-today activities, including employees and operations; the Mayor not interfering with the City Administrator or employees; how a meeting may be called and how an item can be put on the agenda; and the Mayor cannot make a motion or second a motion.

Approximately 18 comments were made by the public on this agenda item. The comments generally centered on the council and the new mayor not working together. Common themes from the comments included that the ordinance is not taking away any power, the ordinance needs more definition and clarity, and the ordinance was drafted by someone with a conflict of interest. A petition was also submitted to have the ordinance undergo independent, impartial legal review.

Don Agold asked the Mayor, again, if she is constrained by the will of the council. She did not want to repeat herself.

Don Agold motioned to approve Ordinance 255 as written. Kim Cochran seconded. The motion passed with 4 ayes (Aye – Kim Cohran, Shelia Hermes, Don Agold, Bill Grissom). **Motion passed.**

PUBLIC COMMENT: The Mayor opened the meeting to public comment to those who signed up to speak. There was a lot of commotion, and no one commented.

ADJOURN – Judy King made a motion to adjourn. Tim Johnson made a second. All in favor, 6-0. **Motion passed.**

DISMISSED – 9:37 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

February 10, 2026

Mayor Judy King called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, Bill Grissom, and Shelia Hermes. A quorum was present.

CONSENT AGENDA

A. **Minutes from January 13, 2026, Regular Council Meeting**
B. **Financial Reports for January 2026**
C. **Enchanted Oaks Police Department Standard Operating Procedures and Policy Manual**
D. **Additional City and Committee Appointments FY2026**

The Mayor asked to consider the consent agenda items separately, and council discussed. Don Agold made a motion to consider the consent agenda items separately per the Mayor's request. Tim Johnson seconded. All in favor, 6-0. **Motion passed.**

Consent Agenda Item D: The Mayor explained there are four additional names on the appointment list that were previously omitted – City Administrator – Regina Kiser; City Public Information Official – Melissa Kreindel; City Maintenance Coordinator – Steve Foster; and Citizens on Patrol Coordinator – Raymond Wennerstrom. Tim Johnson made a motion to approve the appointment list. Shelia Hermes seconded. All in favor, 6-0. **Motion passed.**

Consent Agenda Item C: The Mayor discussed concerns that she hadn't had a chance to review the whole document, and the document makes references to things the Town doesn't have. The council and Chief Wennerstrom discussed the manual. Don Agold made a motion to move the approval of the police department manual to next month's agenda. Kim Cochran seconded. All in favor, 6-0. **Motion passed.**

Consent Agenda Item B: The Mayor said she has been reviewing the monthly financial documents because the Town doesn't currently have a treasurer. Due to the passing of Ordinance 255, the Mayor has not conducted her independent review for January financials. The council and Mayor discussed this topic. Kim Cochran made a motion to move January financial approval to next month's agenda so the Mayor can review. Don Agold seconded. All in favor, 6-0. **Motion passed.**

Consent Agenda Item A: No Council comments. Two citizens commented. Kim Cochran moved to approve the minutes. Don Agold seconded. 5-1 (Judy King opposed). **Motion passed.**

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. **Judge Jamie L. Fawns, Henderson County Justice of the Peace, Pct.2, introduction**

Judge Jamie Fawns, candidate for Henderson County Justice of the Peace Precinct 2, introduced herself. She discussed her background and accomplishments including her voucher program for public nuisance.

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported on making two service calls; swearing in all four reserves; completing the police department's Standard Operating Procedures and Policy manual; and cleaning up a property on First Oak. He also thanked the anonymous donors and Ladies Club for the cameras around the PD.

Teri Erickson – Ladies Club: Teri was absent, but Kim Cochran reported on her behalf about the EOLC 2026 scholarship for graduating seniors.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported the holiday decorations have been taken down and stored, thanking Kyle. She is working on the generator documentation requested by the Mayor. Town Hall was rented once. She spent time responding to PIA requests. She is going to replace the stove in Town Hall with her budget.

Tim Johnson – Parks / Boat Ramps: Tim reported that replaced the trash can at the boat ramp.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Don reported the pool will open Memorial Day weekend. He was at Town Hall for three hours the previous day, and three people came to chat with him. He discussed new agenda item 10 "Announce Future Agenda Items" and how it works.

Bill Grissom – Roads & Drainage: Bill reported that Steve managed the crack sealing project in Town. He said it's time to start thinking about the future of the roads because they've been patched for years, but fixing the roads will be an expensive project. The Mayor agreed and suggested establishing a roads committee.

Shelia Hermes - WMS: Shelia reported on an overfill charge from Republic for January.

REPORTS – ADMINISTRATION

Melissa Kreindel, City Secretary – Activities, Coordination: Melissa reported on receiving 11 Public Information Act requests since January 12, which have required overtime to fulfill.

Regina Kiser – City Administrator: Regina reported on completing the TML insurance and Workman's Comp audit, completing asset tracking, completing a number of reports that have come up as of the 1st of the year, and contacting attorneys for the Town.

Judy King – Mayor Reports of Contacts for prior month: Judy reported that even though Ordinance 255 was passed there are still things she is responsible for including emergency management, signing contracts, presiding at meetings, and law enforcement. For emergency management she discussed the severe weather freeze, low budget for emergency management, how the town came together, having a full set of siren activators, and proposing an ordinance in the future about how Town Hall is handled during an emergency. She also discussed the fiber optic installation that is waiting on a permit to be completed, the 2025 financial audit, budget updates and a 5-year projection, and drafting policies and procedures for best practices for town management.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. **Consider a replat request to combine two lots, Lot 166 (148 Enchanted) and Lot 167 (146 Enchanted), on Block B into Lot 167-R**

Kim Cochran moved to approve the replat request. Tim Johnson seconded. All in favor, 6-0. **Motion passed.**

B. Discuss hiring a new attorney to represent the Town

Kim Cochran said we need to discuss what the Town needs in an attorney. Council and the City Administrator discussed this issue. The Mayor said we should define what the Town is expecting from an attorney and then find an attorney that will fulfill those expectations. She proposed that council would develop a set of responsibilities for a new attorney and have this as an information item at the next meeting.

PUBLIC COMMENT: Four citizens made comments.

FUTURE AGENDA ITEMS: Don Agold moved to place on the March agenda a proposed change to Ordinance 255 adding paragraph (8) to Section 1 – (8) A recent increase in the number of Public Information Requests has had an adverse effect on the City Secretary's ability to carry out her routine duties. In order to ease the administrative burden, the Mayor is directed to take on the responsibility of responding to all public information requests. Bill Grissom seconded.

ADJOURN – Bill Grissom made a motion to adjourn. Don Agold made a second. All in favor, 6-0. **Motion passed.**

DISMISSED – 8:41 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

March 10, 2026

Mayor Judy King called the meeting to order at 7:02 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, Bill Grissom, and Shelia Hermes. A quorum was present.

CONSENT AGENDA

A. **Minutes from February 10, 2026, Regular Council Meeting**
B. **Financial Reports for January 2026**
C. **Financial Reports for February 2026**
D. **Asset Tracking 2025**
E. **Fiber optic installation ROW Use Permit**

Item C on the consent agenda is being deferred to the next meeting because the financial review was not completed. Bill Grissom made a motion to approve the consent agenda items A, B, D, and E as presented. Shelia Hermes seconded. All in favor, 6-0. **Motion passed.**

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported on making four service calls; filing a health and safety violation for an Enchanted Oaks residence; getting the truck decaled; and reserve officers patrolling when the Chief is not on duty.

Teri Erickson – Ladies Club: Teri was absent, but Kim Cochran reported on her behalf about the EOLC 2026 scholarship for graduating seniors and a Fiesta Community Potluck happening on April 18.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported on the Cedar Creek Garden Club donating 3 crepe myrtles to the town; sponsoring an animal control agenda item requested by Suzan Turley; working with the Chief on National Night Out in October; working with Regina on updating building permit fees; sponsoring several families on updating the playground.

Tim Johnson – Parks / Boat Ramps: Tim reported that there is no update on the boat ramp, and he should be included on park updates because it comes out of his budget.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Don said he has no report on the trailer parking. He reported the pool lost pressure to keep it filled; Steve called a plumber who opened a hidden valve, and it's now working. The pool cover will be removed on May 4. He was at Town Hall for three hours the previous day, and one visitor came to chat with him.

Bill Grissom – Roads & Drainage: Bill said he had nothing new to report, but there's new construction going on and the big trucks are ruining the roads.

Shelia Hermes - WMS: Shelia discussed extending WMS hours until 9pm because of the season and daylight savings. Council agreed.

REPORTS – ADMINISTRATION

Melissa Kreindel, City Secretary – Activities, Coordination: Melissa reported on WMS invoices being sent; collecting road use fees from contractors; and Steve & the Chief assisting in getting a fish off the powerlines near the WMS.

Regina Kiser – City Administrator: Regina reported on sending WMS invoices; renewing SAM registration for grants; attending a pipeline safety meeting; completing a number of annual surveys; upcoming AI/Cyber Security training; working on permit fees with Kim; and talking to Reggie about the fiber option project.

Judy King – Mayor Reports of Contacts for prior month: Judy reported on finances, specifically the balance sheet, June sales tax, and payroll taxes; proposing a mid-year budget update; and working on getting the right-of-way permit for fiber optic installation approved and signed so the project can be completed.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. Consider update of Building Permit Fees in accordance with SafeBuilt fees

Kim reviewed the building permit fees on proposed Resolution 2021E, which updates the current fees to correspond with third-party inspector fees, so the town continues to gain money on permits instead of losing money. Tim said irrigation systems hooked up to city water need annual black flow inspections. A citizen asked about posting third-party fees. Kim made a motion to accept Resolution 2021E with changing "vendor" to "third-party inspector" and adding annual back flow inspections to irrigation systems. Tim seconded. All in favor, 6-0. **Motion passed.**

B. Consider proposed Ordinance 256 Regulating Vacation Rental Properties and Registration

Kim presented proposed Ordinance 256 and said the ordinance is just for registering rentals and does not currently have fees. Chief Wennerstrom described a situation where he was called to a rental property and needed to get in contact with the owner. Judy said that while this is a good start, she thinks fees should be part of the ordinance as registering creates administrative effort. Council discussed passing the ordinance to help the Chief now and then revisit it at a later date to add fees. Judy suggested tabling the ordinance until it can be complete with fees, penalties, and consequences. For now, the Chief will create a voluntary self-reporting registration form to put on the town website. Tim made a motion to table Ordinance 256 until April's meeting. Kim seconded. All in favor, 6-0. **Motion passed.**

C. Consider approval of City Administrator contract extension

Judy commented on changing the term end date to September 30, 2026; defining set part-time hours of 4 days per week and 5 hours per day; clarifying 12 days of PTO is equal to 60 hours of PTO; and changing "Council/Mayor" to "Council". Don made a motion to approve the City Administrator contract with the changes discussed. Kim seconded. 5-1 (Judy opposed). **Motion passed.**

D. Discuss set of responsibilities expected for the hiring of a new Town attorney

Council and Regina discussed that no local attorneys are interested in being the Town's attorney and we might need to branch out of the area. Regina will generate a list of what our town attorney will need to be responsible for, with the top item being writing ordinances.

E. Consider proposed change to Ordinance 255 regarding the Mayor responding to public information requests

Don withdraws his proposed change. No action taken.

PUBLIC COMMENT: Five citizens made comments. Topics of comment included but were not limited to dogs and animal control, meeting minutes, the fiber optic permit, and citizens adding items to the agenda.

FUTURE AGENDA ITEMS:

1. Bill Grissom made a motion to revisit Ordinance 246 on fence height on next month's agenda. Tim Johnson seconded.
2. Don Agold made a motion to discuss At Large vs Place System for November 2026 election on next month's agenda. Bill Grissom seconded.
3. Don Agold made a motion to consider a change to Ordinance 255 to include a statement that any person on the bank signature card is authorized to sign checks for the city on next month's agenda. Kim Cochran seconded.
4. Kim Cochran made a motion to discuss animal control on next month's agenda. Don Agold seconded.
5. Judy King made a motion to discuss the fee structure for contractors performing lakeside work on next month's agenda. Don Agold seconded.
6. Judy King made a motion to consider a resolution or ordinance that defines how the town accepts donations on next month's agenda. Kim Cochran seconded.

ADJOURN – Tim Johnson made a motion to adjourn. Shelia Hermes made a second. All in favor, 6-0. **Motion passed.**

DISMISSED – 9:04 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

April 14, 2026

Mayor Judy King called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, Bill Grissom, and Shelia Hermes. A quorum was present.

CONSENT AGENDA

A. **Minutes from March 10, 2026, Regular Council Meeting**
B. **Financial Reports for February 2026**
C. **Financial Reports for March 2026**
D. **2025 Energy Consumption Report**

Don Agold made a motion to approve the consent agenda items as presented. Bill Grissom seconded. All in favor, 6-0. **Motion passed.**

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. **Consider approval of road material and work agreement with the County for rework on Enchanted Dr from entrance to Forgotten Ln –** *Guest Speaker, Commissioner Scott Tuley*

Henderson County Commissioner Scott Tuley discussed a potential interlocal agreement with the county and Enchanted Oaks regarding a road project to improve Enchanted Dr from Forgotten Ln to the 4-way stop on Cedarwood, which is 0.9 miles. He talked about the process of chip sealing the roads and pricing, stating the current rate was about $75,000/mile of road work along with a fuel surcharge due to current gas prices. The discussion among residents and council members included but was not limited to how long the road would last, if there was concern about the height of the road and the shoulder drop-off, and the timeframe to make a decision.

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported on making 8 service calls; a new voluntary vacation rental form being online; reserve officers being out and active; wanting to add 5 more stop signs around town; and the first Crime Watch meeting.

Teri Erickson – Ladies Club: Teri reported on increasing the amount of their annual scholarship and would make a decision on Saturday 4/18. They are hosting a Fiesta Community Potluck on April 18. They elected new officers, and their 4th of July parade will be on Saturday, July 4th.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported on the Crime Watch meeting with 3 new members; maintaining outside of buildings; getting bids for repainting inside of police department; 3 crape myrtles being planted at the dog park; and researching animal control.

Tim Johnson – Parks / Boat Ramps: Tim reported someone hit a pole at the boat ramp, and Steve fixed it.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Don said he has no report on the trailer parking. He

reported the cover will be removed on Monday, May 4, at 9:00am. The pool will be open the Friday before Memorial Day.

Bill Grissom – Roads & Drainage: Bill said other than his meeting with Steve and Commissioner Tuley, he has nothing else to report.

Shelia Hermes - WMS: Shelia reported that the WMS dumpster diver is back, for residents to be cautious of what they throw away, and maybe we need to rethink more cameras.

REPORTS – ADMINISTRATION

Melissa Kreindel, City Secretary – Activities, Coordination: Melissa reported on attending an HCAD training on a new tool the county has invested which mapped all county roads with 360° cameras and LIDAR.

Regina Kiser – City Administrator: Regina reported on WMS invoices; renewing our TRWD permit; ordering pool keys; finding an attorney who will work as needed on ordinances, legal guidance, advice, etc.; getting new trailer spaces assigned; reviewing our insurance policies; and determining if it's feasible and profitable for the town to have court.

Judy King – Mayor Reports of Contacts for prior month: Judy reported on the financial review for February and March; the town having an influx of funds due to property taxes; the Investment Officer agenda item will allow the town to earn money on those funds; deciding what to do about unpaid WMS bills; wireless siren activators and possibly piggybacking on the Malakoff sirens; enforcing council meeting protocols; working on a budget revision; and the fiber optic installation project still being open.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. Consider the annual July 4th Parade, and Fireworks for Memorial Day and July 4th.

All members of council agree to the following dates and times:

Memorial Day fireworks	Fourth of July Fireworks
Saturday 5/23, 12pm-12am	Friday, 7/3, 12pm-12am
Sunday, 5/24, 12pm-12am	Saturday, 7/4, 12pm-12am (4th of July parade)
Monday, 5/25, 12pm-6pm	Sunday, 7/5, 12pm-6pm

B. Consider amending Ordinance 255 to designate the Mayor as Investment Officer to execute those duties per the Investment Policy and include a statement that any person on the bank signature card is authorized to sign checks for the city *(Don Agold)*

Don Agold made a motion to amend Ordinance 255 to designate the Mayor as Investment Officer to execute those duties per the Investment Policy and include a statement that any person on the bank signature card is authorized to sign checks for the city. Kim Cochran seconded. All in favor, 6-0. **Motion passed.**

C. Discuss animal control issue and possible solutions *(Kim Cochran)*

Kim discussed that Enchanted Oaks already has animal ordinances and those would need to be reviewed. She said there are three possible options: hire a part-time animal control person, have Chief Wennerstrom be animal control, or use Henderson County as animal control. She discussed the training requirements, necessary supplies, labor, liability, and costs for the town if we wanted to invest in having our own animal control officer. Kim thinks using Henderson County would be our best option. The Mayor said this issue is pervasive in the area, a solution hasn't been found, and it is a topic of discussion at the mayor's coalition.

Four residents spoke on this agenda item. Topics of comment included but were not limited to our Chief and

the town being responsible for aggressive dogs; the Chief using pepper spray; sending photos to the Chief to track dogs; the county not being able to come into town because of our ordinances; and the Chief getting an animal control certification; if the town is liable if a resident gets bitten. One resident read a statement on behalf of another resident whose cat was killed by a loose dog.

The Chief is a police officer, not animal control, and can step in when safety is in question. We will continue to pursue this issue.

D. **Consider a policy proving guidance on accepting gifts and donations in a responsible, transparent, and accountable manner** *(Judy King)*

Judy said she would like to move this agenda item to next month. She will develop an outline of all policies, and this item will be included.

E. **Consider an ordinance defining and controlling the use of the town's boat ramps by contractors performing work on the sea walls, docks, and other lakeside structures of Enchanted Oaks residences** *(Judy King)*

Judy said she would like to move this agenda item to next month after speaking with someone at TRWD.

PUBLIC COMMENT: Three citizens made comments. Topics of comment included but were not limited to agenda items being different from previous meeting motions and copperhead snakes being out.

FUTURE AGENDA ITEMS:

1. The City Secretary stated the items that will already be on next month's agenda: Fiscal Year 2025 Audit; fence height ordinance (Bill Grissom); ordinance on place elections; Rotary Club Peace Pole
2. There was discussion to include three items from this month's agenda to next month's agenda: consider an ordinance on boat ramp fees (Judy King); consider a policy for accepting donations (Judy King); consider road agreement with Henderson County.
3. Kim Cohran made a motion to consider an ordinance on short term rentals to register yearly on next month's agenda. Don Agold seconded.
4. Don Agold made a motion to consider the installation of 5 stop signs on next month's agenda. Bill Grissom seconded.

ADJOURN – Kim Cochran made a motion to adjourn. Shelia Hermes made a second. All in favor, 6-0. **Motion passed.**

DISMISSED – 9:01 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

May 12, 2026

Mayor Judy King called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, Bill Grissom, and Shelia Hermes. A quorum was present.

CONSENT AGENDA

A. **Minutes from April 14, 2026, Regular Council Meeting**
B. **Financial Reports for April 2026**

Kim Cochran made a motion to approve the consent agenda items as presented. Shelia Hermes seconded. All in favor, 6-0. **Motion passed.**

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. **Consider approval of Fiscal Year 2025 Financial Audit –** *Guest Speaker, Mike Ward*

Mike Ward, the auditor for Enchanted Oaks, reported that the 2025 Audit was a clean, easy, and transparent process. There was a 6.5% increase in revenue, 5.8% increase in expenditures, and no debt. Mayor King discussed a new Texas law about time requirements for audits to be completed or the town could face tax penalties.

B. **Consider installation of Rotary Club Peace Pole in the park –** Skip Fritz was not in attendance.

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported on making 5 service calls with 4 being after hours, issuing 3 written warnings, and receiving a TPCA $1000 grant for first aid kits. He also discussed the security check forms when residents are out of town.

Teri Erickson – Ladies Club: No report. Teri was absent.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported that the Town Hall stove is fixed and working. Town Hall is rented on 5/23. She will also be looking for a new Town Hall and Police Department cleaner.

Tim Johnson – Parks / Boat Ramps: Tim reported that he ordered a new lamp post for the east boat dock.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Don reported he is taking over the trailer parking assignments again. The pool cover came off, and the pool is on track to open on Friday 5/22. He also discussed the 250th anniversary of the country in relation to self-government in the Constitution and now.

Bill Grissom – Roads & Drainage: Bill had nothing new to report.

Shelia Hermes - WMS: Shelia reported that the WMS exit gate was repaired. She also thanked Kyle for cleaning up the back of the entrance wall.

REPORTS – ADMINISTRATION

Melissa Kreindel, City Secretary – Activities, Coordination: Melissa reported that pool keys are on sale and explained how to purchase a key.

Regina Kiser – City Administrator: Absent. Regina retired from her position.

Judy King – Mayor Reports of Contacts for prior month: Judy reported that Regina Kiser retired from the City Administrator position and is unsure of how we go forward in governing process; Steve Foster resigned, and we will look for his replacement; the fiber optic project is still open; she will propose a budget revision and a permanent fireworks ordinance at the next meeting; and she has an outline of a policies and procedures proposal that will be available online in draft form to get feedback.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. **Consider proposed Ordinance 256 Regulating Vacation Rental Properties and Registration** *(Kim Cochran)*

This item was not ready for the meeting and will be postponed until next month's meeting. Mayor King discussed having more time, in general, to review documents for meetings.

B. **Consider proposed Ordinance 257 Providing for the Election of Aldermen by a Place System** *(Don Agold)*

Don Agold read proposed Ordinance 257. Bill Grissom agreed that voting by place would be a good idea. The Mayor asked whether the place would indicate the function of the council member, and besides that, wanted to know if there were other reasons to change the voting system. Kim and Don indicated that would be the main reason. Four residents commented on this item. Topics of comment included but were not limited to why the sudden change; this ordinance seems to protect the council; this is another way to shut the people down; elections in Enchanted Oaks are new; place voting is just for a place and not a functional position; jobs are a tradition in Enchanted Oaks and without a City Administrator the work falls back on the council members. The Mayor asked to defer to next month so we could check the ordinance with the attorney and see if functions can be associated with the council positions.

C. **Consider revising Ordinance 246 about fence height** *(Bill Grissom)*

Bill Grissom said a citizen asked him to revisit the fence height ordinance. He is proposing to amend Ordinance 246, Section 6, to say fences in off-water property only and in the backyard can be a height of 6 feet, but not water properties or front yards. The Mayor requested we get something in writing and vote at the next meeting. Five residents spoke on this item. Topics of comment included but were not limited to also changing the fence materials requirements; revising the whole ordinance instead of individual parts; privacy fences between houses; 6 foot fences around pools; keeping lake views unobstructed; knowing the Town's rules prior to moving here; this discussion already happened 2.5 years ago; taller fences can block visibility and hide perpetrators; and not changing the fence ordinance.

D. **Consider the installation of five stop signs in town** *(Don Agold)*

There was brief discussion about the locations of the stop signs. The Mayor asked if the stop signs would also have the white lines on the road, which prove to be more effective with stop signs, and Don Agold said yes. At the Chief's suggestion, Don Agold made a motion to install five stop signs as presented for traffic control

and safety. Kim Cochran seconded. All in favor, 6-0. **Motion passed.**

E. Consider a policy proving guidance on accepting gifts and donations in a responsible, transparent, and accountable manner *(Judy King)*

Judy said she created an outline for the Town's policies and procedures manual, which also includes a policy on accepting donations. This is a working document that will be expanded and will be available online for residents to review and provide feedback.

F. Consider an ordinance defining and controlling the use of the town's boat ramps by contractors performing work on the sea walls, docks, and other lakeside structures of Enchanted Oaks residences *(Judy King)*

Judy explained this proposed ordinance came about from docks and ramps being used by contractors. This ordinance would require contractors to get a permit from the Town to use the ramp or docks. Council agrees the ordinance is a good idea and could be sent to the attorney for review. There was discussion about fining contractors who don't have a permit. Judy added she contacted TRWD, and they confirmed we can charge fees and control who we provide keys to. A citizen also mentioned we have a facilities ordinance that we might need to look at. We will revisit this ordinance once the attorney has reviewed it.

G. Consider approval of Henderson County road work agreement for rework on Enchanted Dr from entrance to Forgotten Ln

Bill Grissom said we haven't received an updated bid from Henderson County, so we don't know exact prices for this project. The Mayor said she looked at the same job done in Indian Harbor, and while it looks good, they didn't have a road base to begin with. Since we already have a road base, she suggests we continue with chip seal and start planning for a longer solution and bigger project in the future.

PUBLIC COMMENT: Two citizens made comments. One citizen discussed putting money in the budget for the codification of ordinances. Another citizen discussed their Memorial Day concert to recognize veterans.

FUTURE AGENDA ITEMS:

1. Judy King made a motion to discuss a permanent fireworks ordinance on next month's agenda. Tim Johnson seconded.
2. Judy King made a motion to consider a proposed budget revision on next month's agenda. Kim Cochran seconded.
3. The City Secretary reviewed the items from this month's agenda that will also be on the June agenda: Ordinance 256 Vacation Rentals, Ordinance 257 Place System Elections, revising Ordinance 246 about fence height, ordinance controlling boat ramps, and the Henderson County road work agreement.

ADJOURN – Tim Johnson made a motion to adjourn. Shelia Hermes made a second. All in favor, 6-0. **Motion passed.**

DISMISSED – 8:44 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

June 9, 2026

Mayor Judy King called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, Bill Grissom, and Shelia Hermes. A quorum was present.

CONSENT AGENDA

A. **Minutes from May 12, 2026, Regular Council Meeting**
B. **Financial Reports for May 2026**
C. **Fiscal Year 2025 Audit**

Kim Cochran made a motion to approve the consent agenda items as presented. Shelia Hermes seconded. All in favor, 6-0. **Motion passed.**

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported on making 3 service calls with 1 being after hours and issuing 1 citation and 1 written warning. He is looking to possibly add two more reserves for the summer months.

Teri Erickson – Ladies Club: The Ladies Club doesn't meet in the summer, but they are planning their annual July 4th event with a parade and bake sale.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported that Lynn Thomas is coming to speak on the Veteran Air Show; there will be a quarterly generator check on 6/12; Town Hall is rented on 6/20 for an Enchanted Isles meeting; and she is waiting to hear from the attorney on the short-term rental ordinance.

Tim Johnson – Parks / Boat Ramps: Tim reported that he installed a solar light at the east boat ramp and replaced some boards.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Don reported that the pool has been well attended, a new trash can was purchased for the pool, our pool service treated the pool for high phosphates, and he reminded that the use of alcohol at the pool is prohibited. For the trailer parking, Don reported that he plans to reconduct the trailer inventory to make sure spaces are accurate.

Bill Grissom – Roads & Drainage: Bill had nothing new to report outside of agenda items to be discussed.

Shelia Hermes - WMS: Shelia thanked Kyle for cleaning up the back of the entrance wall since he wasn't at the previous meeting. She reported that flowers were dug up by someone at the entrance and replaced and the Memorial Day roll off trash container was used.

REPORTS – ADMINISTRATION

Melissa Kreindel, City Secretary – Activities, Coordination: Melissa reported that the pool is open and keys are available for purchase; East Cedar Creek marked lines for new stop sign installations; Memorial Day dumpster

was ordered and another one will be ordered for July 4th; on attending a TML webinar with the Mayor; election notices are starting to come in and will be posted on the website and bulletin board; and ordinance numbers will only be assigned once an ordinance is passed.

Judy King – Mayor Reports of Contacts for prior month: Judy reported that she is working on a fireworks ordinance and a policy for agenda setting and ordinance approval; collecting road fees from Enchanted Isle; what to do about uncollected receivables; recent cybersecurity issues; looking at the 2025 energy report in further detail; looking for a permanent building official, maintenance person, and also a groundskeeper since Kyle has resigned; waiting on fiber optics project to continue; maintaining Texpool investments; working on receiving an attorney agreement; and holding a Board of Adjustments meeting.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. Discuss Fiscal Year 2027 Budget and 2026 Tax Rate

The Mayor reviewed the budget timeline and discussed having a budget workshop at the regular 7/14 council meeting but deferring the 8/11 regular meeting to 8/18.

B. Set Budget Workshop Dates

Proposed Budget Workshop: Tuesday, July 14, regular council meeting
Cancel August 11 regular council meeting and reschedule meeting to August 18 to approve budget & tax rate.

Don Agold made a motion to approve the budget timeline as presented. Tim Johnson seconded. All in favor, 6-0. **Motion passed.**

C. Consider approval of Henderson County road work agreement for rework on Enchanted Dr from entrance to Forgotten Ln

This item was moved up in the agenda because if approved, the proposed budget revision would need to be revised. Bill Grissom wants to get input from a road engineer so we don't keep patching the roads and we can have a more long-term solution. He thinks we should put the Henderson County proposal aside and not take action until we can get a professional opinion. Council decided they are not going to approve the HC contract.

D. Discuss and review proposed budget revision for FY2026 *(Judy King)*

Mayor King discussed her proposed budget revision and explained that the original budget didn't include the $25,000 in generator donations and we've had significant payroll changes since the budget was created. We also have savings in roads and drainage.

Kim Cochran made a motion to approve the revised budget to be official. Don Agold seconded. All in favor, 6-0. **Motion passed.**

E. Consider proposed Ordinance __ Providing for the Election of Aldermen by a Place System *(Don Agold)*

Don Agold read the ordinance, explained that he wants the ordinance so that candidates run for a specific seat, and his intent is to follow up with a resolution to indicate place. Bill Grissom said the place system can help to identify what you can do and what you're good at as a candidate. Shelia Hermes said the town was founded on volunteering spirit. Four citizens spoke on this item, discussion was included but not limited to what the value of this is in a town this size, the system seems overly complicated, what if someone physically

can't do a function, a resolution doesn't allow flexibility, there are other solutions for operational function, we shouldn't limit the candidates and we should elect based on character and leadership.

Bill Grissom made a motion to approve the proposed ordinance providing for the election of alderman by a place system. Kim Cochran seconded. 4-2 (Judy King and Tim Johnson against). **Motion passed.**

F. Consider revising Ordinance 246 about fence height for off-water properties and backyards only *(Bill Grissom)*

Bill Grissom summarized that he wants to revise fence Ordinance 246 so that non-waterfront properties can have 6-foot fences in backyards only. Three citizens spoke on this item, discussion was included but not limited to this issue coming up in the past and not getting passed; taller fences can compromise views; taller fences don't stop dogs; taller fences help with privacy; taller fences would take away from the aesthetics of the town; if we allow taller fences then it will be difficult to change back. The Mayor discussed that variance hearings can be requested for hardships. Council discussed getting more resident input on this issue, and a citizen said if the town asks for input, they need to listen.

Bill Grissom made a motion to approve the fence ordinance 246 revision. No one seconded.

G. Consider Ordinance __ defining and controlling the use of the town's boat ramps by contractors performing work on the sea walls, docks, and other lakeside structures of Enchanted Oaks residences *(Judy King)*

Judy explained the ordinance would help control our boat ramps to contractors doing work. Don asked if Sec 1.03, c, iii, could include launching of crafts. This ordinance doesn't have fees, but we can add fees at another meeting.

Kim Cochran made a motion to approve the ordinance controlling the use of the town's boat ramps by contractors. Tim Johnson seconded. All in favor, 6-0. **Motion passed.**

H. Hear public comment on combining City Administrator and City Secretary positions and appointing Melissa Kreindel to the new position

Kim Cochran said Melissa has stepped up with Regina's illness and is qualified for the position. The Mayor discussed that by combining the two positions we lose the segregation of duties, the position is managing and directing but the pay is hourly not salary, when the City Administrator position was created it was seen as full-time and now combining the two positions it's part-time, a consolidated position was the mayor's platform when running.

Council adjourned into closed executive session at 8:37 p.m. pursuant to Sec. 551.074 and Sec. 551.071, Tex. Gov't Code to consider combining City Administrator and City Secretary positions and appointing Melissa Kreindel to the new position. Council reconvened in open meeting at 8:59 p.m.

Don Agold made a motion to combine the City Administrator and City Secretary positions and appoint Melissa Kreindel to the new position. Kim Cochran seconded. All in favor, 6-0. **Motion passed.**

PUBLIC COMMENT: One citizen discussed SafeBuilt approving plans that violate the city's ordinances, a resolution on the Board of Adjustments recent decision, and the short-term rental ordinance.

FUTURE AGENDA ITEMS:

1. Judy King made a motion to discuss rescinding Ordinance 255 on next month's agenda. Tim Johnson

seconded.

2. The City Secretary reviewed that next month's meeting will have a budget workshop.

ADJOURN – Kim Cochran made a motion to adjourn. Don Agold made a second. All in favor, 6-0. **Motion passed.**

DISMISSED – 9:06 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

July 14, 2026

Mayor Judy King called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, and Shelia Hermes. Bill Grissom was absent because he resigned. A quorum was present.

CONSENT AGENDA

A. **Minutes from June 9, 2026, Regular Council Meeting**
B. **Financial Reports for June 2026**
C. **Ordinance No. 258 Order of Election 2026**
D. **Interlocal Agreement with Henderson County for election services for 2026 election**

Shelia Hermes made a motion to approve the consent agenda items as presented. Don Agold seconded. All in favor, 5-0. **Motion passed.**

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported on making 14 service calls with 3 being after hours and issuing 1 citation, 1 written warning, and 2 violations. Reminded residents that reserve officers are not paid and are required to give 16 hours of service per month. He is looking to add more reserves for the summer months. He attended a training class in Athens in June.

Teri Erickson – Ladies Club: Teri was absent, but Kim Cochran spoke on her behalf. Kim reported that the July 4th celebration was great and the Ladies Club made over $2000 with their silent auction and bake sale.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported that she is working on the short-term rental ordinance with the attorney. She worked on the budget for next year. Town Hall is rented three times in the next month and for Thanksgiving Day.

Tim Johnson – Parks / Boat Ramps: Tim said he had no report.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Don reported that they did a generator test and everything worked as it should. The town lost power the previous day and the generator came on appropriately. The pool continues to be well-used, the pool service treated the pool for high phosphates, and he reminded again that the use of alcohol at the pool is prohibited. For the trailer parking, Don reported he is working on an audit to check spaces before assigning new spots.

Bill Grissom – Roads & Drainage: No report – resigned.

Shelia Hermes - WMS: Shelia reported there was an overfill charge for the Memorial Day roll-off container and we will probably have a bigger charge for July 4th. Reminded residents to be aware of trash and keep it to regular household trash.

REPORTS – ADMINISTRATION

Melissa Kreindel, City Secretary – Activities, Coordination: Melissa reported on attending a Truth-In-taxation seminar with the mayor, pool keys are still on sale for $100, stop sign posts have been delivered to install 5 new stop signs, WMS invoices for the rest of the year will start going out at the end of the month, there is a new Town Documents section on the website, and we will start accepting applications for the November election on July 20.

Judy King – Mayor Reports of Contacts for prior month: Judy reported that she has been working on a preliminary budget, we held a Board of Adjustments meeting, and we've had some issues with building permits and contractors recently.

Shelia Hermes asked about the fiber optic lines and flags around town and some of the road and yard damage that has occurred. Mayor King said she would reach out to our contact.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. Consider accepting the resignation of Bill Grissom, effective July 9, 2026, and appointing a person to fill the vacancy so created for the unexpired term

The Mayor expressed appreciation for Bill Grissom's service for the past 3 years. Pamela Foster gave a presentation about her history, her qualifications, and her plan for the roads.

Don Agold made a motion to accept Bill Grissom's resignation. Kim Cochran seconded. All in favor, 5-0. **Motion passed.** Shelia Hermes made a motion to appoint Pamela Foster to the Place 1 vacancy. Tim Johnson seconded. All in favor, 5-0. **Motion passed.**

The City Secretary swore in Pamela Foster, and she took her seat on the council.

B. Consider the appointments of David Myers to replace Steven Hill as Board of Adjustment member; Steve Foster to be added as an alternate Board of Adjustment member, and Kim Cochran to become Assistant Building Official

The mayor asked to consider the Board of Adjustment and assistant building official appointments separately. The mayor explained we had a resignation and are adding another alternate to the BOA. Kim Cochran made a motion to appoint David Myers and Steve Foster to the Board of Adjustment. Tim Johnson seconded. All in favor, 6-0. **Motion passed.**

The mayor explained an assistant building official position is needed due to issues she mentioned earlier with building permits and contractors. Resident Dave Turley asked if the position had been posted and said he had a conversation with the mayor about being the assistant. The mayor did not recall that conversation. Pam Foster asked about the process for the assistant. The mayor explained the work would be directed to one official or the other, and the two building officials would not work together. Don Agold made a motion to approve the appointment of Kim Cochran for the assistant building official position. Shelia Hermes seconded. 5-1 (Tim Johnson against). **Motion passed.**

C. Discuss, consider, and/or take action on rescinding Ordinance 255 (Judy King)

Mayor King gave a summary of Ord 255 and council's original concerns. She believes their concerns have been allayed over the past 6 months and by limiting her responsibilities the town is harmed without allowing her to be more involved. She also discussed that eliminating 255 will create more balance between the Mayor and Secretary/Administrator position and not put everything on one person. Don Agold said that he really likes the Future Agenda Items section of 255. The Mayor said we can create agenda policies without an ordinance. Kim

Cochran said she respects Judy as mayor now and what she's doing for the town but questioned if we need something in place for future mayors and wants to think about it. Pam Foster said that 255 is hard to comply with and communication is necessary. She thinks we could get rid of current 255 and work on a new draft to replace it. She agrees that policies are needed. Resident Dave Turley agreed 255 should be repealed but also wants the public to be able to place items on the agenda. Resident Kyle Burch asked the mayor to list how she is limited. The mayor said the biggest challenge is information; she is violating the ordinance because she is communicating with staff; and the mayor isn't the supervisor. Resident Michelle North asked if the ordinance was in effect when the previous mayor was in office, and it was not.

Kim Cochran made a motion to table rescinding Ordinance 255 until next month's meeting. Don Agold seconded. 4-2 (Judy King and Tim Johnson were against). **Motion passed.**

D. Budget Workshop to discuss budget and set tax rate

Mayor King explained the proposed FY2027 budget in detail. Under income, the budget increased for franchise fees, building permits, boat ramp keys, and interest income, and has a slight increase in property tax collections and pool key income. She noted that the budgeted property tax number was a preliminary placeholder as final tax calculations can only occur after the county provides certified property tax information. Mayor King explained that the WMS income has decreased due to unpaid invoices. Due to payroll changes and generator donations, the town will only need around $4000 from retained earnings. Under Capital Improvement, emergency management and grounds equipment have decreased. For emergency management, the town will look at new radios. The town hall budget has increased to account for a new sound system and to replace the shed. For next year, there isn't a capital improvement budget for police equipment, police/maintenance vehicle, pool, trailer parking roadbase, parks and ramps, and WMS upgrades. Pam Foster asked about the 5-year capital plan and Mayor King said it's coming soon. There was a discussion of capital vs. maintenance, and Pam said we need to maintain our current assets like the pool. For the council members' budgets, the only increases are for WMS and Roads & Drainage. The mayor and Shelia Hermes discussed raising the WMS budget to $54,000. Under EO city expenses, payroll and landscaping have changed and might still change depending on how the town handles lawn care. The Police Department budget overall is slightly lower than the current budget because the PD budget for this year was getting the department set up. Emergency Management is currently under the PD budget but will be moved to EO city expenses for the final budget.

E. Set August council date to approve budget and set tax rate

Kim Cochran made a motion to set August 18 as the next regular council meeting to approve the budget and set the tax rate. Don Agold seconded. All in favor, 6-0. **Motion passed.**

PUBLIC COMMENT: One citizen discussed the Board of Adjustment hearing, the results of that hearing, and said the town should get rid of SAFEbuilt.

FUTURE AGENDA ITEMS:

1. The City Secretary reviewed that next month's meeting will have the Ordinance 255 agenda item from this meeting back on the agenda as well as public hearings on the budget and tax rate.

ADJOURN – Tim Johnson made a motion to adjourn. Don Agold made a second. All in favor, 6-0. **Motion passed.**

DISMISSED – 9:03 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

August 18, 2026

Mayor Judy King called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, and Pamela Foster. Shelia Hermes was absent. A quorum was present.

CONSENT AGENDA

A. **Minutes from July 14, 2026, Regular Council Meeting**
B. **Financial Reports for July 2026**
C. **Ladies Club annual garage sale Saturday, October 17, 2026**

Tim Johnson made a motion to approve the consent agenda items as presented. Kim Cochran seconded. All in favor, 5-0. **Motion passed.**

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported on making 13 service calls with 6 being after hours. He issued 1 citation, 1 written warning, and 2 violations. He had a DPS audit and passed. He also completed Chapter 59 audits for 2023, 2024, and 2025, which had not been completed. He also completed 8 hours of online required training through ALERRT and 6 hours with TCOLE. The reserve officers worked 64 hours in July.

Teri Erickson – Ladies Club: Teri reported the Ladies Club is accepting dues for current members and new members. September 12 is their first meeting of the year. The garage sale is on Saturday, October 17, and the cost is $20 to participate.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported that July and August were busy for the pool and Town Hall rental. She cleaned the pool bathrooms due to use and updated the job description for the girls who clean the pool bathrooms. Town Hall was rented twice, and Kim explained what she does for rentals. She worked on the Buildings and Maintenance budget. The short-term rental ordinance is back from the attorney, and she will add it to the agenda for next month. She updated WMS cards after the software issue.

Tim Johnson – Parks / Boat Ramps: Tim said the water is very low and recommended not to use the boat ramps. The park is in good shape.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Don reported that he got a phone specifically for city business. Pool use is good. He also posted signs at the pool about no alcohol and disruptive behavior. The pool service replaced pool skimmer lids. The pool cover will be installed on Saturday, October 3. The generator continues to function as needed. He has been working on the trailer parking audit and is assigning spaces from the waitlist. He wants to assign everyone a single space before beginning to assign a second space.

Pamela Foster – Roads & Drainage: Pam reported that L&S Paving laid 39,000 feet of chip seal, which was about $46,000. Steve Foster installed 5 stop signs. She would like to purchase a sewer pipeline camera system

to assess the town's culverts. This purchase should be $500 or less.

Shelia Hermes - WMS: Shelia was absent, but Melissa read a report on Shelia's behalf. She discussed trying to keep the WMS gate open when we had software issues, but it had been closed more than once. The city incurred 3 Republic overfill charges over the July 4th weekend. She cleaned and placed a large sign on the WMS exit gate reminding residents to only dispose of household garbage.

REPORTS – ADMINISTRATION

Melissa Kreindel, City Administrator/Secretary: Melissa reported on reviewing the internet and phone bill for Town Hall and the PD, upgraded the internet speed, and lowered both bills; getting caught up on OCA reports; filing a 2025 debt report and HB103 bond report; finding a new groundskeeper; signing a new Republic contract good for 3 years and a 9% increase from previous contract; ordering a Labor Day roll off dumpster; working on the tax rate with the mayor; holding a drawing for a place on the ballot on Monday 8/24; WMS invoices going out next week; and updating the website with adopted tax and budget information and election news.

Pamela Foster asked about adding a building official report on building permits to the agenda because it dropped off the agenda after the October 2024 meeting. Tim Johnson agreed. Mayor King said she thought the report was just data about permits.

Judy King – Mayor: Judy reported that the town had two expensive purchases this month which were budgeted – road chip seal and drainage work on Northwood. Although the town has lower cash in our checking account, we're still in good standing and we want to maximize our investments. The mayor worked on the budget and tax rate. Melissa and Judy worked independently on the tax rate and got the same results. She discussed two challenges that continue to exist: monitoring that building permit plans match the construction; and having access to certain tools and resources including the mayor/administrator cellphone, a searchable ordinance file, and the discovery of an extra laptop.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. Hold a public hearing and consider adopting a budget for FY 2026-27

This budget will raise more total property taxes than last year's budget by $23,000, a 6.7% increase, and of that amount $3,532 is tax revenue to be raised from new property added to the tax roll this year.

The mayor discussed the proposed budget for fiscal year 2026-2027. The most significant changes in the budget are the certified values from the county, payroll budget decreasing, and reclassifications of line items, such as moving Emergency Management from the police department to town expenses. The proposed budget shows that the town would operate with an excess of about $13,000. Pam Foster asked about how the mayor arrived at the budget for the general maintenance line item. Since the town currently isn't hiring for a maintenance position, she moved that payroll amount into the general maintenance line item because the town might need contractors for maintenance needs. Resident Dave Turley said contractors can be expensive and asked if the town could have volunteers to lower the cost of hiring a contractor and offering a small monetary reward. Mayor King said there are insurance, liability, and exposure issues paying someone who is not licensed. Melissa said the town's insurance covers volunteers. Pam Foster explained that once you pay a volunteer that person is no longer a volunteer.

B. Hold a public hearing and consider setting an ad-valorem tax rate for 2026

THE PROPOSED TAX RATE OF $.215478/100 WILL RAISE MORE TAXES FOR MAINTENANCE AND OPERATIONS THAN LAST YEAR'S TAX RATE.

THE TAX RATE WILL EFFECTIVELY BE RAISED BY 8 PERCENT AND WILL RAISE TAXES FOR MAINTENANCE AND OPERATIONS ON A $100,000 HOME BY APPROXIMATELY $15.96.

The mayor explained that the tax rate is very regulated. The new tax rate of .215478 is effectively an 8% increase when residents look at their Enchanted Oaks portion of their property tax bill.

Don Agold moved to ratify the property tax increase of 8% reflected in the budget. Kim Cochran seconded. All in favor, 5-0. **Motion passed.**

Don Agold moved to adopt the budget as proposed. Kim Cochran seconded. All in favor, 5-0. **Motion passed.**

Don Agold moved that the property tax rate be increased by the adoption of a tax rate of .215478, which is effectively an 8% increase in the tax rate. Vote: Kim Cochran – Aye; Tim Johnson – Aye; Judy King – Aye; Don Agold – Aye; Pamela Foster – Aye; Shelia Hermes – ABSENT. 5-0. **Motion passed.**

C. Discuss, consider, and/or take action on rescinding Ordinance 255 *(Judy King)*

The mayor explained that this item was tabled from the last meeting and the plan is to postpone it again until September. Pam Foster explained that she has been working with the mayor on an ordinance draft to replace 255. It is a working draft, and she would like council to review it and provide input as well as have the attorney look at it. Resident Dave Turley commented that ordinance 255 is terrible, it divided the town, it keeps the people's voice out, and he appreciates Pam's efforts to replace it. Resident Brad Neighbor commented that 255 gave the mayor everything previous mayors had, doesn't concentrate power into one person, and it can be amended. The mayor said she wants what's best for the town and some of the contents of 255 were an overreaction to the change in office. Kim Cochran made a motion to table this agenda item until next meeting. Tim Johnson seconded. All in favor, 5-0. **Motion passed.**

D. Consider hiring Mike Tarver, EO resident, to be the new groundskeeper

Melissa thanked Kyle for his service and work ethic, explained the process of looking for a new groundskeeper, and provided an introduction to Mike Tarver, Enchanted Oaks resident, the recommended candidate for groundskeeper. Mike also has maintenance experience and his groundskeeper role could possibly be expanded depending on maintenance needs. Mike Tarver introduced himself to council and said a few words. Don Agold made a motion to approve hiring Mike Tarver as groundskeeper. Pam Foster seconded. All in favor, 5-0. **Motion passed.**

PUBLIC COMMENT: Resident Dave Turley discussed open meetings and said city council and mayor should answer the questions of the public. He also discussed fire hazards and specifically mentioned the trailer parking area. A brief discussion about mowing for the trailer parking took place.

FUTURE AGENDA ITEMS:

1. Kim Cohran made a motion to propose a short-term rental ordinance at the next meeting. Don Agold seconded.
2. The mayor discussed that employee contracts will be on the agenda for September, and other items come up throughout the month that might need to go on an agenda.

ADJOURN – Kim Cochran made a motion to adjourn. Tim Johnson seconded. All in favor, 5-0. **Motion passed.**

DISMISSED – 8:15 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

September 8, 2026

Mayor Judy King called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, Pamela Foster, and Shelia Hermes. A quorum was present.

CONSENT AGENDA

A. **Minutes from August 18, 2026, Regular Council Meeting**
B. **Financial Reports for August 2026**
C. **Fiscal Year 2026 Audit Contract**

Kim Cochran made a motion to approve the consent agenda items as presented. Tim Johnson seconded. All in favor, 6-0. **Motion passed.**

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported on making 9 service calls with 6 being after hours. He issued 1 citation and 1 written warning. He completed the CJIS cybersecurity class required annually. The reserve officers worked 64 hours in August.

Teri Erickson – Ladies Club: Teri was absent.

REPORTS – COUNCIL MEMBERS

Kim Cochran - Maintenance of Building, Grounds: Kim reported she talked with Mike Tarver about replacing light bulbs at the buildings and discussed golf cart for maintenance use.

Tim Johnson – Parks / Boat Ramps: Tim had no report, the boat ramps are currently closed.

Don Agold – Pool/Emergency Mgt./Trailer Parking – Pool: Don reported he has a sign up about registering to vote. Pool use continues to be good. Because of the use, pool chemistry has been a challenge, so he added a third weekly visit from the pool service. The pool cover will be installed on Saturday, October 3, and then the pool service will go back to twice per week. For the trailer parking, he cleared the waitlist for residents requesting a first spot and is now working on assigning second spots. The town's ordinance on the trailer parking maintenance is silent on grass and weed control. The generator worked when Town Hall lost power today. He also completed required cybersecurity training.

Pamela Foster – Roads & Drainage: Pam reported that she has started a culvert project. There are new culverts at Royalwood (west) and Enchanted and Havenwood (east) and Enchanted. Safety ends will be installed next, then an asphalt overlay will be done in the fall.

Shelia Hermes - WMS: Shelia reported she met with Mike Tarver at the WMS regarding landscaping. She also completed required cybersecurity training.

REPORTS – ADMINISTRATION

Melissa Kreindel, City Administrator/Secretary: Melissa reported that 4 permits were issued in August: 2

fence permits, 1 generator/propane tank permit, and 1 remodel permit. Melissa reported she and Judy met with TML insurance representatives to discuss current coverage and rates; the town is in compliance with TML cybersecurity training, which needs to be completed annually; WMS invoices have gone out; the generator worked today at Town Hall; and the town has received 5 public information requests from Dave Turley in August and 2 more as of this morning. Melissa also reported on election news, discussed the candidates running, and provided dates for registering to vote and early voting.

Judy King – Mayor: Judy clarified a statement she made at the August meeting that when she is working with Melissa, she is violating Ordinance 255 and not breaking the law. She has received questions about public comments at meetings. Public comments are not on staff or council reports, but they can be on action or information items – items that are under consideration by council. If there is a topic that has a lot of public interest, holding a Town Hall is an option. Next month, we will look at capital expenditure for the five-year budget. She is also working on challenges presented by building permits, ordinances, and building codes.

INFORMATIVE/ACTION ITEMS AND PUBLIC HEARINGS: Items under this section are matters to be formally considered and decided by the Town Council. Discussions and deliberations are limited to the posted matter.

A. Discuss, consider, and/or take action on Ordinance XX Establishing Regulations for Short-Term Rental Dwellings (Kim Cochran)

Kim Cochran explained that this ordinance is for the benefit of the town. If the Chief has information about the owners of short-term rentals (STRs), the town and homeowners can be better protected. The town would like STRs to register annually and pay a $200 fee. STR owners will fill out a form and provide proof of insurance, and then a packet and permit will be issued to display in the STR. The packet will include the top ordinances that STR users will need to obey. Pamela Foster had several comments about the ordinance including who the authorized official is; if the authorized official is the City Secretary, what happens after hours; wanting clarification on the permit term and the local contact person process; if the maximum occupancy is realistic; and if an ordinance, resolution, or policy will be created to identify authorized officials. Mayor King said the original purpose for the ordinance was to have a list of STRs for the Chief to refer to on who to contact if an issue arises. The ordinance presented is 9 pages, which goes beyond the initial purpose. She had a question about inspections mentioned in the ordinance. She recommends reducing the ordinance and the administrative effort the current draft requires. Kim Cochran responded and said the attorney took her ordinance, expanded it to the extreme, and now we can cut back to include only what the town wants. Pamela Foster agreed the ordinance needs to fit Enchanted Oaks better. Resident Bill Godbout asked who submitted comments and how many incidents related to STRs have come up. Kim listed STR violations she saw over the weekend, and Bill questioned how the ordinance will fix these issues. Kim Cochran made a motion to table the draft ordinance until next month. Shelia Hermes seconded. All in favor, 6-0. **Motion passed**.

B. Discuss, consider, and/or take action on rescinding/replacing Ordinance 255 (Judy King)

Pamela Foster presented the draft ordinance worked on by herself, Mayor King, and Brad Neighbor. She read and explained parts of the ordinance and asked council if they thought the draft ordinance was clear on specific topics including but not limited to the Mayor and Secretary/Administrator working together, not making decisions alone, implementing the will of the Council, and allowing for oversight and accountability. She discussed a time when the previous mayor had to fill in while the town was looking for a secretary and questioned if this draft ordinance would allow for the same situation, and Don Agold said he thinks it does. Mayor King said we need to determine what the intent is with the ordinance. Resident Brad Neighbor

commented that the town is back to usual and we can back away from this ordinance. He looked at the draft ordinance, took all of Pam's suggested changes, and incorporated them into another draft. He discussed Type B and Type A general law cities and said the town should preserve the right for council members to put items on the agenda. Resident Dave Turley expressed Ordinance 255 is a disaster, it prevents residents from putting items on the agenda, and the town should get rid of it and start over. Resident Bill Godbout thanked Pam for the draft ordinance and said the town should rescind 255 so council and staff can work on policy together.

Kim Cochran made a motion to table the draft ordinance until next month. Don Agold seconded. All in favor, 6-0. **Motion passed**.

C. Hear public comment on approval of contracts for City Administrator/ City Secretary and Police Chief

The mayor commented that, in the past, employee contracts were approved in the consent agenda. This time, we kept them as an action item for comments, however, council may not need an executive session to discuss the contracts further. Pamela Foster commented that council should think about shifting the duties/scope of a job to a policy document and not the contract. She would also like to review the description of the combined secretary and administrator position in the future. Shelia Hermes asked Melissa about the hours she works dedicated to secretary duties and administrator duties. Mayor King suggested changing the secretary/administrator contract to "provide services for 24 hours per week or as needed." There were no comments on the Chief's contract. Mayor King suggested that council deems the executive session unnecessary and asked for motions to consider both contracts.

Tim Johnson made a motion to approve the City Secretary/City Administrator contract with the change of hours to be "24 or as needed." Shelia Hermes seconded. All in favor, 6-0. **Motion passed.**

Kim Cochran made a motion to approve the Police Chief contract. Pamela Foster seconded. All in favor, 6-0. **Motion passed.**

PUBLIC COMMENT: Resident Dave Turley said he has to make TPIA requests because the mayor doesn't provide answers to his questions. He also said the public can't ask questions, and the council can change that.

FUTURE AGENDA ITEMS:

Don Agold said he has a cellphone specifically for official city business and provided the phone number.

1. Don Agold made a motion to propose an ordinance that would require anyone who holds a position with the city, such as Board of Adjustment members, to swear the same oath that council members and the mayor take. short-term rental ordinance at the next meeting. Kim Cochran seconded.
2. Melissa Kreindel reviewed the two items from this month's agenda that are tabled for next month and said there are no recurring October agenda items.

ADJOURN – Tim Johnson made a motion to adjourn. Kim Cochran seconded. All in favor, 6-0. **Motion passed.**

DISMISSED – 8:39 p.m.

Attest: Melissa Kreindel, City Secretary

ENCHANTED OAKS, TEXAS
REGULAR TOWN COUNCIL MEETING
MINUTES

September 8, 2026

Mayor Judy King called the meeting to order at 7:00 p.m.

PROCLAMATIONS, RECOGNITIONS, AND ANNOUNCEMENTS – None.

Melissa Kreindel called roll. Council members in attendance: Kim Cochran, Tim Johnson, Judy King, Don Agold, Pamela Foster, and Shelia Hermes. A quorum was present.

CONSENT AGENDA

A. **Minutes from August 18, 2026, Regular Council Meeting**
B. **Financial Reports for August 2026**
C. **Fiscal Year 2026 Audit Contract**

Kim Cochran made a motion to approve the consent agenda items as presented. Tim Johnson seconded. All in favor, 6-0. **Motion passed.**

REPORTS – COMMITTEES AND STAFF

Raymond Wennerstrom – Chief of Police: Calls and/or Investigations: The Chief reported on making 9 service calls with 6 being after hours. He issued 1 citation and 1 written warning. He completed the CJIS cybersecurity class required annually. The reserve officers worked 64 hours in August.

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