



**City of Azle
Regular Meeting Agenda
City Council**

505 W. Main Street
Azle, Texas 76020

March 17, 2026

6:00 PM

Council Chambers

Pursuant to Section 551.071 of the Texas Government Code, the Council may convene into Executive Session(s) from time to time as deemed necessary during the meeting for any posted agenda item and may receive advice from its attorney as permitted by law.

CALL TO ORDER

INVOCATION

The City of Azle is accepting volunteers from all Religions and Denominations to provide the invocation at the beginning of the City Council meeting. If you are interested in giving the invocation at a future meeting, please call the city secretary's office at 817-444-7101 or email: yhoffman@cityofazle.org

Brenda Tatsak -Assistant Director, Good N.E.W.S.

PLEDGE OF ALLEGIANCE

PUBLIC PARTICIPATION

This is an opportunity for the public to address the City Council on posted agenda items or non-agenda items. In order to address the Council, please complete a Speaker's Request Form and submit to the City Secretary prior to the start of the council meeting. All comments must be directed to the Presiding Officer, rather than an individual council member or city staff. All speakers must refrain from personal attacks toward any individual. Comments are limited to three (3) minutes and must pertain to the subject matter listed on the Speaker's Request Form. Speakers requiring the assistance of a translator shall be provided four (4) minutes. Council may not comment publicly on non-agenda items, but may direct the City Manager to resolve the matter or request the matter be placed on a future agenda. Public comments regarding non-agenda items shall not include any "deliberation" as defined by Chapter 551 of the Government Code, as now or hereafter amended. If you have a subject that may require City Council action, you may obtain a form from the City Secretary and request the item be placed on a future agenda.

PRESENTATION

1. Finance Department Annual Report
Stephen Barnes, Finance Director

ACTION ITEMS

2. Consider any action on the March 3, 2026, regular council meeting minutes.
Yael Hoffman, City Secretary
3. Consider any action awarding the bid for the City's annual requirement of Process Chemicals (Bid No. 2026-002)
Jennifer Walls, Purchasing Agent
4. Consider any action on the Facade and Signage Improvement Program application for 1129 - 1137 SE Pkwy
Kristen Pegues, Community & Marketing Specialist
5. Consider a petition for release from the City's Extraterritorial Jurisdiction (ETJ) for property legally described as a 6.88-acre tract of land situated in the Sarah Ann Dodson Survey, Abstract No. 363, Parker County, Texas, being described as 1.0 acres identified as Property ID R000039654 and Geographic ID 20363.008.000.00 and 5.88 acres identified as Property ID R000097501 and Geographic ID 20363.007.003.00 in the records of Parker County, Texas, a portion of all of that tract of land described by deed to Weatherby Business Park II, LLC, recorded in Document No. 202533599, County Records, Parker County, Texas and addressed as 13103 S FM 730.
David Hawkins, Director of Planning and Development

6. Consider any action on Ordinance No. 2026-07 Sex Offender Residency Restrictions, to prohibit certain registered sex offenders from residing within a certain distance of where children commonly gather

Ben Hall, Police Chief

ITEMS TO BE PLACED ON FUTURE MEETING AGENDAS

MAYOR/COUNCIL COMMENTS OF COMMUNITY INTEREST

EXECUTIVE SESSION

• 551.071 CONSULTATION WITH THE CITY ATTORNEY

- The City Council may conduct a private consultation with its attorney when the City Council seeks the advice of its attorney concerning any item on this agenda, about pending and contemplated litigation, or a settlement offer, or on a matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Board of Texas clearly conflicts with Chapter 551.

U.S Realty 87 Azle Associates, LP vs. City of Azle.

• 551.074 PERSONNEL MATTERS

- Deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of City Manager.

7. Consider any action pursuant to Executive Session.

ADJOURNMENT

I, the undersigned authority, do hereby certify the above Agenda was posted at City Hall on 03-11-2026, at the City's official bulletin board and is readily accessible to the public at all times in accordance with V.T.C.A. Chapter 551, Texas Government Code.



Yael Hoffman, TRMC, MMC
City Secretary

This facility is wheelchair accessible and handicapped parking spaces are available. Auxiliary aids and services are available to a person when necessary to afford an equal opportunity to participate in city functions and activities. Auxiliary aids and services or accommodations should be requested forty-eight hours prior to the scheduled starting time by calling the City Secretary's Office at 817-444-7101. Complete City Council agenda packet is available for review at the City Secretary's Office and on our website www.cityofazle.org.



Presenter: Stephen Barnes, Finance Director
Agenda Item: Finance Department Annual Report

Background and Explanation:

Finance Department Annual Report

Board/Commission/Committee Recommendation:

Staff Recommendation:

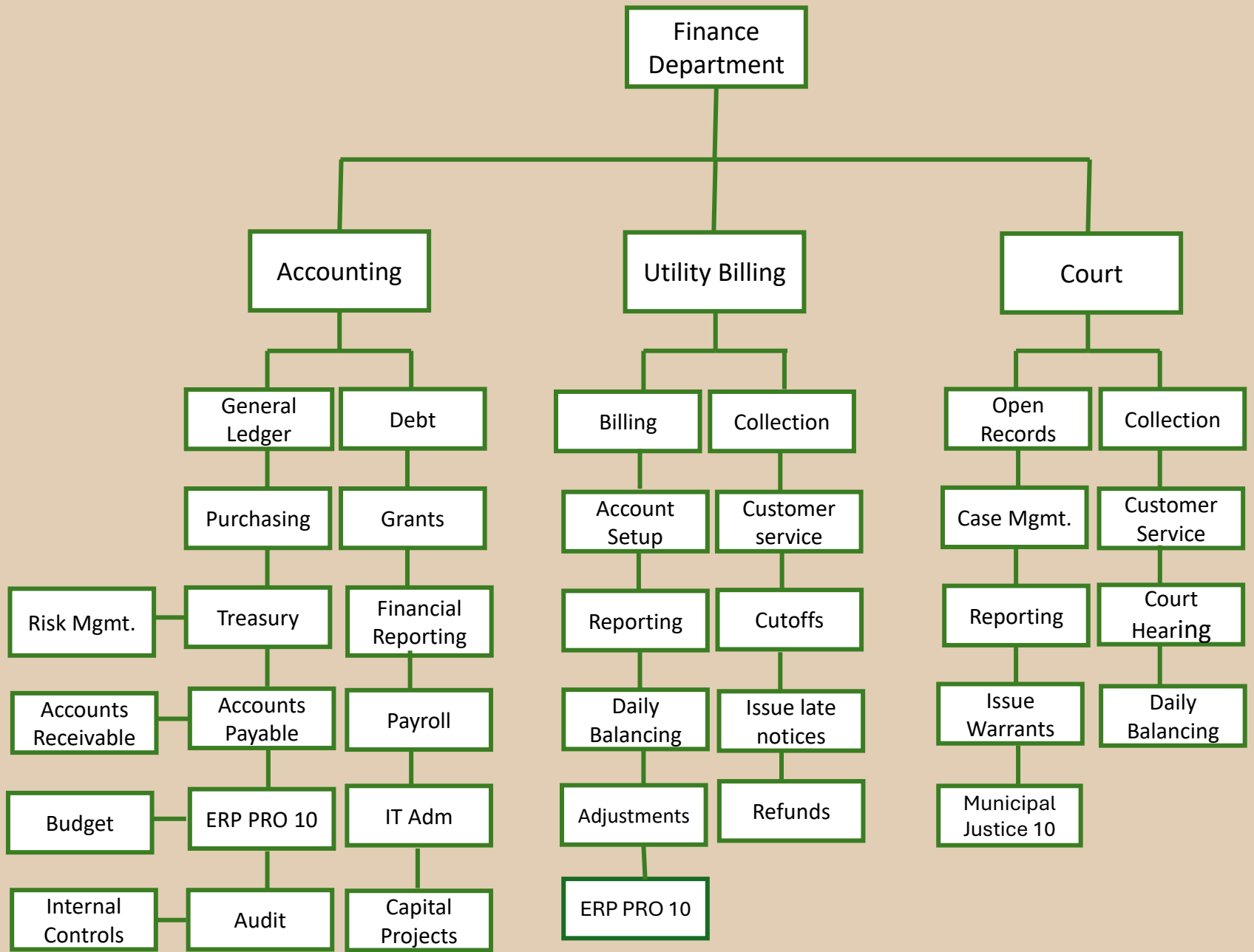
Attachments:

1. Finance Department FY 2025 Annual Presentation



City of Azle Finance Department Annual Update FY 2024-2025





Finance Department

Metric	2025	2024
General Fund Balance Percentage of Total Expenditures	59%	64%
Investment earnings yield	4.21%	4.86%
AP invoices paid	8,713	8,064
Purchase Orders issued	362	396
Number of Utility Service Orders processed	4,910	5,136
Total number of water accounts	6,605	6,402
Total number of sewer accounts	5,834	5,585
Total number of garbage accounts	5,498	5,399
Number of violations	5,462	3,997
Number of cases disposed from Teen Court/SWEAT	66	67
Number of court payments processed	7,767	6,913
Number of Warrants issued	1,534	2,829

Finance Department - Accomplishments

Completion of City's Annual Audit- FY2025

- Unqualified Opinion – Best Audit Opinion

Compliance with Public Funds Investment Act

- Investment policy
- Investment Quarterly Report
- \$50,502,720 investment portfolio as of September 30, 2025
- Increased 10%

Finance Department- Awards

GFOA Certificate of Achievement for Excellence in Financial Reporting

- 2024 Annual Comprehensive Financial Report
- 23rd Consecutive Year

GFOA Popular Annual Financial Reporting Award

- 2024 Fiscal Year
- 10th Consecutive Year

Finance Department- Awards

**GFOA
Distinguished
Budget
Presentation
Award**

**2025 Annual Budget
22nd Consecutive Year**

**Texas Municipal
Court Education
Center Traffic
Safety Award**

**2025 Fiscal Year
Honorable Mention**

Finance Department

**National Night Out
Participation**

**2025 Earth Day
Clean-up /
Citywide Clean Up
Participation**

Sting Fling Event

**Trunk or Treat
Participation –
Community
Engagement**

Sober Prom

**Partnership with
TRWD for Sprinkler
/ Irrigation
Evaluations**



Questions/Comments



Presenter: Yael Hoffman, City Secretary

Agenda Item: Consider any action on the March 3, 2026, regular council meeting minutes.

Background and Explanation:

Board/Commission/Committee Recommendation:

Staff Recommendation:

Attachments:

1. 03-03-2026 Minutes



MINUTES
Regular Meeting
Azle City Council

505 W. Main Street
Azle, Texas 76020

March 3, 2026

6:00 PM

Council Chambers

CALL TO ORDER

Mayor Goode called the meeting to order at 6:00 PM.

Members Present:

- Mayor Randa Goode
- Mayor Pro-tem Stacy Peek
- Councilmember Derrick Nelson
- Councilmember Amy Estes
- Councilmember Josh Berry
- Councilmember Rouel Rothenberger
- Councilmember Brian Conner

Staff Present:

- | | |
|-----------------|--------------------------------------|
| Tom Muir | City Manager |
| Yael Hoffman | City Secretary |
| Andrea Russell | City Attorney |
| Susie Hiles | Assistant to the City Manager |
| Will Scott | Fire Chief |
| Lee Godbold | Assistant Fire Chief |
| Ben Hall | Police Chief |
| Kevin Rogers | Police Lieutenant |
| Stephen Barnes | Finance Director |
| Curren McLane | Library Director |
| Victor Gonzales | Assistant Library Director |
| David Hawkins | Director of Planning and Development |
| Amanda Scott | Special Events Coordinator |
| Kristen Pegues | Community and Marketing Specialist |

INVOCATION

Rev. Josh Tollison — Senior Pastor, Lighthouse Harbor Church, gave the invocation.

PLEDGE OF ALLEGIANCE

Mayor Goode led the Pledge of Allegiance.

PUBLIC PARTICIPATION

See agenda item No. 5.

PRESENTATIONS

1. Azle Senior Center Update

Mayor Goode recognized Special Events Coordinator Amanda Scott, who gave a short review of the

activities at the Senior Center.

2. FY 2026 1st Quarter Investment Report

Mayor Goode recognized Finance Director Stephen Barnes, who gave a short summary on the Quarterly Report ending December 31, 2025. The average quarterly yield was 3.74% with quarterly interest earnings of \$485,972.

3. Hornets Wrestling Team

Mayor Goode honored the Azle ISD Hornets Wrestling Teams and commended them on their achievements at the state level, with the girls' team being named State Champions and the boys' team finishing as State Runners-Up. Mayor Goode presented each team with a plaque of appreciation from the City of Azle.

ACTION ITEMS

4. Consider any action on the 02-17-2026 regular council meeting minutes, 02-23-2026, and 02-24-2026 Strategic Planning meetings.

Councilmember Rothenberger moved to approve the minutes of the 02-17-2026 regular council meeting and the 02-23-2026 and 02-24-2026 Strategic Planning meetings, as presented. Councilmember Conner seconded the motion.

Yes: (7) Randa Goode, Stacy Peek, Derrick Nelson, Amy Estes, Josh Berry, Rouel Rothenberger, Brian Conner

5. Consider any action of Resolution 2026-04 authorizing the City's participation in the U.S. Immigration and Customs Enforcement (ICE) 287(g) Task Force Model Program and authorizing the City Manager to execute the memorandum of agreement (MOA) and all necessary documents.

Mayor Goode recognized Police Chief Hall, who provided an overview of the Azle Police Department's proposed participation in the ICE 287(g) program. He noted the program allows limited federal immigration enforcement by local law enforcement (similar functions already being performed by the Azle Police Department) providing trained Azle Police officers to initiate immigration detainers for certain offenders. The program provides federal reimbursement of costs associated with this type of enforcement, quarterly funding for participating officers, and up to \$100,000 in equipment funding upon completion of officer training.

Jim Kirk 116 Westlake Woods Dr - addressed the council regarding his concerns about this program and asked the council to deny the resolution.

Councilmember Derrick Nelson moved to approve Resolution 2026-04 authorizing the City's participation in the U.S. Immigration and Customs Enforcement (ICE) 287(g) Task Force Model Program and authorizing the City Manager to execute the memorandum of agreement (MOA) and all necessary documents, as presented. Councilmember Rouel Rothenberger seconded the motion.

Yes: (6) Randa Goode, Stacy Peek, Derrick Nelson, Amy Estes, Josh Berry, Rouel Rothenberger
No: (1) Brian Conner

6. Consider any action on the Facade and Signage Improvement Program application for 1413 Southeast Parkway.

Mayor Goode recognized Community and Marketing Specialist Kristen Pegues, who presented the façade grant request. She noted the request met all program requirements, and Staff recommended

approval by the Council.

Councilmember Rothenberger moved to approve the Facade and Signage Improvement Program application for 1413 Southeast Parkway in the amount of \$10,000. Councilmember Conner seconded the motion.

Yes: (7) Randa Goode, Stacy Peek, Derrick Nelson, Amy Estes, Josh Berry, Rouel Rothenberger, Brian Conner

7. Consider any action on Ordinance No. 2026-06, declaring each unopposed candidate in the May 2, 2026, General Election elected to office and canceling the General Election

Mayor Goode recognized City Secretary Yael Hoffman, who noted the candidates for Places 1, 2, and 5 are unopposed. Therefore, Council may cancel the general election for those offices. The special election will take place as scheduled.

Councilmember Estes moved to approve Ordinance No. 2026-06, declaring each unopposed candidate in the May 2, 2026, General Election elected to office and canceling the General Election. Councilmember Berry seconded the motion.

Yes: (7) Randa Goode, Stacy Peek, Derrick Nelson, Amy Estes, Josh Berry, Rouel Rothenberger, Brian Conner

8. Consider any action on acceptance of the auditor's opinion and the Annual Comprehensive Financial Report for the fiscal year ended September 30, 2025.

Mayor Goode recognized Mike Brooks from BrooksWatson & Co, who gave a short presentation on the City's financial audit and the Annual Comprehensive Financial Report, noting the City is in a healthy financial position. Mr Brooks stated the Finance Department did an excellent job.

Councilmember Rothenberger moved to accept the auditor's opinion and the Annual Comprehensive Financial Report for the fiscal year ended September 30, 2025, as presented. Councilmember Berry seconded the motion.

Yes: (7) Randa Goode, Stacy Peek, Derrick Nelson, Amy Estes, Josh Berry, Rouel Rothenberger, Brian Conner

9. Consider any action on Ordinance No. 2026-04 regarding the adoption of the 2024 International Building Codes and the 2023 National Electrical Code with North Central Texas Council of Governments (NCTCOG) amendments.

Mayor Goode recognized David Hawkins, Director of Planning and Development, who reported the City currently operates under the 2018 International Codes and the 2017 National Electrical Code, with North Central Texas Council of Governments (NCTCOG) amendments. Staff proposed that Council adopt the 2024 International Codes and 2023 National Electrical Code, along with the recommended NCTCOG amendments, with a 60-day grace period for implementation. The Building Board of Appeals reviewed the proposed updates on January 26, 2026, and recommended approval by a 4-0 vote, as presented. Discussion was held on changes to permit requirements for accessory buildings 120 square feet or smaller, erosion control enforcement and fees, and naming of the department within the Administrative section of each building code.

Councilmember Derrick Nelson moved to approve Ordinance No. 2026-04 regarding the adoption of the 2024 International Building Codes and the 2023 National Electrical Code with North Central Texas Council of Governments (NCTCOG) amendments as presented with the following changes:

- Section 103.1 of the Administration section for each Building Code to be revised to remove the "creation" of the enforcement agency, renaming the department to "Planning and Development", and adding to the official in charge "or his/her designee" for delegation of

authority. Councilmember Amy Estes seconded the motion.

Yes: (6) Stacy Peek, Derrick Nelson, Amy Estes, Josh Berry, Rouel Rothenberger, Brian Conner
No: (1) Randa Goode

10. Consider any action on Ordinance No. 2026-05 regarding the adoption of the 2024 International Fire Code with North Central Texas Council of Governments (NCTCOG) amendments.

Mayor Goode recognized Fire Chief Scott, who explained that the City currently operates under the 2018 International Fire Code (IFC) with North Central Texas Council of Governments (NCTCOG) amendments adopted in 2019. Staff proposed that Council adopt the 2024 IFC along with the recommended NCTCOG amendments, with a 60-day grace period for implementation. The Building Board of Appeals reviewed the proposed updates on January 26, 2026, and recommended approval by a 4-0 vote, as presented. Discussion was held on the minimum building size requirement for a fire sprinkler system and fire sprinkler requirements for adding an attached garage to a house.

Councilmember Conner moved to approve Ordinance No. 2026-05 regarding the adoption of the 2024 International Fire Code with North Central Texas Council of Governments (NCTCOG) amendments, as presented. Councilmember Rothenberger seconded the motion.

Yes: (7) Randa Goode, Stacy Peek, Derrick Nelson, Amy Estes, Josh Berry, Rouel Rothenberger, Brian Conner

ITEMS TO BE PLACED ON FUTURE MEETING AGENDAS

Sex Offender Ordinance.

MAYOR/COUNCIL COMMENTS OF COMMUNITY INTEREST

- 03-05-2025 Employee Appreciation Banquet
- 03-12-2025 Showcase at Azle ISD
- 03-13-2026 Coffee with First Responders at Servolution Dream Center
- 03-13-2026 CWD Driver Appreciation Luncheon at Red's Burgers
- 03/16 - 20/2026 Spring break activities at Azle Library

EXECUTIVE SESSION

Mayor Goode convened to Executive Session at 8:14 PM.

Mayor Goode reconvened to open meeting at 9:08 PM.

551.071 CONSULTATION WITH THE CITY ATTORNEY

The City Council may conduct a private consultation with its attorney when the City Council seeks the advice of its attorney concerning any item on this agenda, about pending and contemplated litigation, or a settlement offer, or on a matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Board of Texas clearly conflicts with Chapter 551.

- U.S Realty 87 Azle Associates, LP vs. City of Azle
- City of Reno's attempt to annex property within the Extraterritorial Jurisdiction (ETJ) of the City of Azle.

551.074 PERSONNEL MATTERS

- Deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of City Manager.

11. Take any action pursuant to Executive Session.

No action was taken.

ADJOURNMENT

Mayor Goode adjourned at 9:09 PM.

Presented and approved on 03-17-2026.

Randa Goode, Mayor

Attest:

Yael Hoffman, TRMC, MMC
City Secretary



Presenter: Jennifer Walls, Purchasing Agent

Agenda Item: Consider any action awarding the bid for the City's annual requirement of Process Chemicals (Bid No. 2026-002)

Background and Explanation:

On February 26, 2026, sealed bids were opened and read aloud for chemicals used at the Water and Wastewater Treatment Plants. Thirteen (13) different chemicals are used to maintain consistent water quality at the Water Plant and to ensure the sewage is safe for discharge at the Wastewater Treatment Plant. The bid specifications stated a primary and secondary vendor for each chemical would be awarded to ensure product availability for the plants.

As shown on the attached bid tabulation, fifteen (15) bidders responded with ten (10) of those agreeing to serve as a secondary vendor. The bid representing the best value to the City for each chemical is highlighted with primary and secondary vendors as indicated.

Staff notes that one vendor submitted a bid but did not acknowledge receipt of the addendum issued during the solicitation period. Since acknowledgment of all addenda is required for a bid to be considered a responsive bid, the vendor's submission is deemed non-responsive and cannot be considered for award.

All bids were evaluated by the Water Department and Purchasing Staff, who determined the City received qualifying bids for each individual chemical.

Board/Commission/Committee Recommendation:

N/A.

Staff Recommendation:

Staff recommends awarding the bid to the highlighted primary and secondary bidders for the respective chemicals on the attached bid tabulation. Staff also recommends purchasing Calcium Hypochlorite (HTH) and Hydrofluorosilicic Acid on an as-needed basis since no responses were received and due to the small quantity typically purchased.

Attachments:

1. 2026 Process Chemicals Bid Tab

City of Azle
2026 Bulk Chemical Bids* - BID # 2026-002
Opened 02/26/2026 at 14:01

Vendor	Secondary Vendor	Aluminum Sulfate (Alum)	Ammonium Sulfate (LAS)	Calcium Hypochlorite (HTH)	Copper Sulfate	Ferric Chloride	Polymers				Potassium Perm.	Activated Carbon	Sodium Hydroxide 25% / 50%		Hydrofluorosilicic Acid 55 gal.
							Trade Name	Water	Trade Name	Waste W					
Baker Services	YES		0.1492												
Brenntag	NO											0.9380	0.1590		
Carbon Activated Corporation	YES										1.3000				
Catalynt	YES	0.1100			0.9000									0.2200	
Chameleon Industries	YES	0.1150	0.1390												
Chemtrade	YES	0.1362	0.1500												
Pennco	NO		0.1295			0.2380									
PVS DX	NO											0.1275	0.2049		
PVS Technologies	YES					0.2300									
Shannon Chemical Corporation	NO									2.8300					
SNF Polydyne	YES							C-6266	1.7600						
Univar Solutions	YES	0.1280		3.4700						2.6600	1.3000	0.1191	0.2131		
US Alco	YES	0.1520					GC8781	0.4870							
Vineera	YES											0.1380	0.2060		
Lowest Qualifying Bid		0.1100	0.1295	No Bid	0.9000	0.2300		0.4870		1.7600	2.8300	1.3000	0.1275	0.1590	No Bid

Chlorine (1 Ton Cylinder)	
PVS DX	1.2445

Bid Rejected
*See Notes
Sole / Winning Bid
Secondary Vendor

*All prices are bid in wet / pounds for Solutions
all dry weight / pounds for Dry chemicals

Notes
Univar Solutions failed to provide an acknowledgment of Addendum with their bid submission. Failure to do so has rendered their bid Null and Void.
There were no qualifying bids for (HTH) Calcium Hypochlorite or Hydrofluorosilicic Acid. Due to the small amounts used in the treatment process these chemicals shall be purchased on an as needed basis

	2021	2022	2023	2024	2025	2026	Change	% Change
Alum	0.0755	0.1170	0.0935	0.1030	0.1010	0.1100	0.0090	8.18%
LAS	0.0985	0.1870	0.1800	0.1450	0.1245	0.1295	0.0050	3.86%
HTH	2.2500	2.1900	2.6500	3.5800	2.8500	No Bid	No Bid	No Bid
Copper Sulfate	1.1900	1.1900	0.7020	1.6700	0.0000	0.9000	0.9000	100.00%
Ferric Chloride	0.1362	0.1579	0.2349	0.2450	0.2380	0.2300	-0.0080	-3.48%
Polymer - W	0.3040	0.4240	0.4375	0.4375	0.4570	0.4870	0.0300	6.16%
Polymer - WW	1.2600	1.6000	1.7400	1.7400	1.7600	1.7600	0.0000	0.00%
Potassium Perm.	1.8300	3.3200	3.9900	3.2900	2.4000	2.8300	0.4300	15.19%
Activated Carbon	1.2100	1.2800	1.2500	1.2900	1.2700	1.3000	0.0300	2.31%
25% Caustic	0.0700	0.1250	0.1506	0.1197	0.1217	0.1275	0.0058	4.55%
50% Caustic	0.1263	0.2313	0.2690	0.2124	0.2080	0.1590	-0.0490	-30.82%
Fluoride - 55 gal	0.4750	0.5700	0.5500	0.5800	0.5300	No Bid	No Bid	No Bid
Cl2	0.5125	0.8875	1.1745	1.1945	1.2445	1.2445	0.0000	0.00%



Presenter: Kristen Pegues, Community & Marketing Specialist

Agenda Item: Consider any action on the Facade and Signage Improvement Program application for 1129 - 1137 SE Pkwy

Background and Explanation:

This request is related to a previously approved grant for the same shopping center. Because the center has three (3) separate property owners, only one portion of the parking lot was repaved during the initial project. The owner of the middle section is requesting funding to repave his portion of the parking lot so it matches the recently improved area. The requested grant amount is \$975.00.

Property Aerial:



Board/Commission/Committee Recommendation:

Staff Recommendation:

Staff recommends approval.

Attachments:

1. FSIP Application - 1129-1137 SE Pkwy

Facade and Signage Improvement Program Application

Please return completed application with necessary attachments and signature to City of Azle Economic Development Office, 505 W Main Street, Azle TX 76020 or mail to PO Box 1378 Azle, TX 76098. If you have any application questions, please contact the Economic Development Director at 817-444-7076.

Applicant Name Chad Summers	Date 01/15/2026
Business Name Summers Capital Management, LLC	
Mailing Address 901 Kerry Ln Azle, TX 76020	
Contact Phone (817) 907-5176	
Email Address chad@SummersCapitalMgmt.com	
Building Owner (if different than applicant) N/A	
County Tarrant	
Project Site/ Address 1129-1137 SE PKwy Azle, TX 76020	

Type of Work: (check all that apply)

- | | | |
|---|--|---|
| Façade/Building Rehab <input type="checkbox"/> | Roofing <input type="checkbox"/> | Landscaping <input type="checkbox"/> |
| Parking & Driveways <input checked="" type="checkbox"/> | Awnings <input type="checkbox"/> | Pedestrian Amenities <input type="checkbox"/> |
| Signage <input type="checkbox"/> | Outdoor Seating/Patio <input type="checkbox"/> | |

Details of Planned Improvements relating Grant Request (attach additional information if necessary)

CHAD Summers

1129-1137-Sc PKU
AZLETx

DATE 2-19-2026

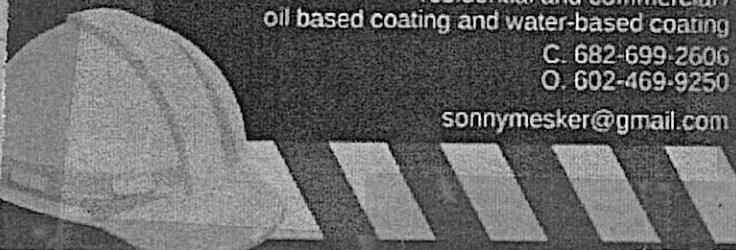
YOUR WORK ORDER NO. 1012

OUR BID NO.

DESCRIPTION OF WORK PERFORMED

To BLOW OFF AND SEALCOAT
LOT AND PATCH HOLES WITH
BULK TOP AND REPAINT PARKING
STRIPES AND REPAINT HANDICAP

FOR SUM OF ~~11950~~
Henry Mesker - 682-699-2606
CHM M



HENRY MESKER
Mesker Coating
All types of coatings,
parking lots, roofing, roads and
driveways, patching hot
rubber crack filling
residential and commercial /
oil based coating and water-based coating
C. 682-699-2606
O. 602-469-9250
sonnymesker@gmail.com

All Material is guaranteed to be as specified, and the above work was performed in accordance with the drawings and specifications provided for work and was completed in a substantial workmanlike manner for the agreed sum of

Dollars (\$1950)

This is a Partial Full invoice due and payable by

in accordance with our Agreement Proposal No. Dated

ESTIMATE



Prepared For

Chad Summers
1129 Southwest Parkway
Azle, Texas 76020
(817) 907-5176

Longhorn Asphalt

Phone: (817) 521-5457
Email: ralph@longhorn-asphalt.com
Web: longhorn-asphalt.com

Estimate # 384

Date 02/16/2026

Description

Asphalt Repair & Sealcoating

To clean and prep all area for asphalt sealcoat

To fill cracks as needed with hot rubber crackfiller

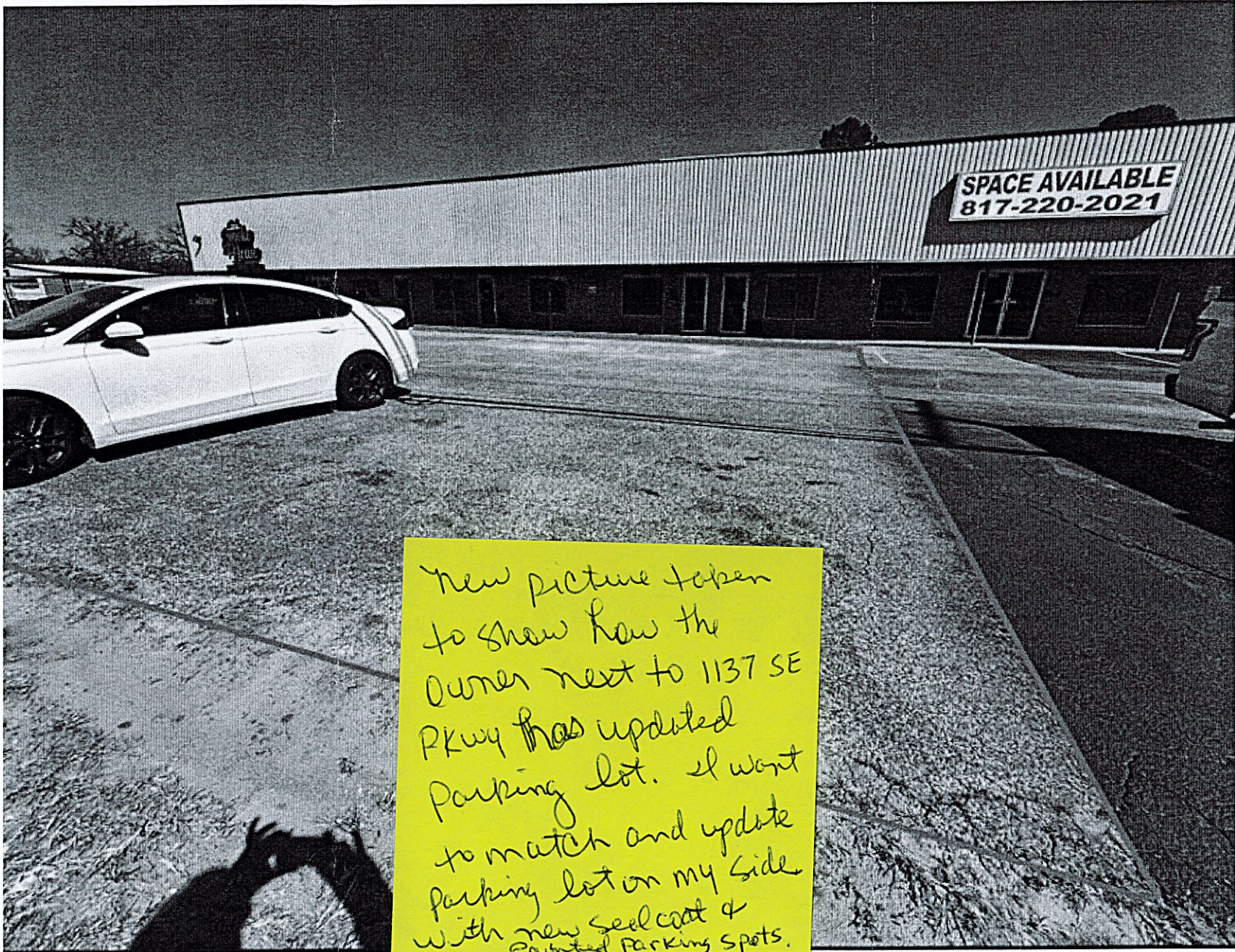
To patch areas as needed with asphalt

To coat all of surface with Sealmaster brand PMM-POLYMER MODIFIED MASTERSEAL Asphalt Sealcoat

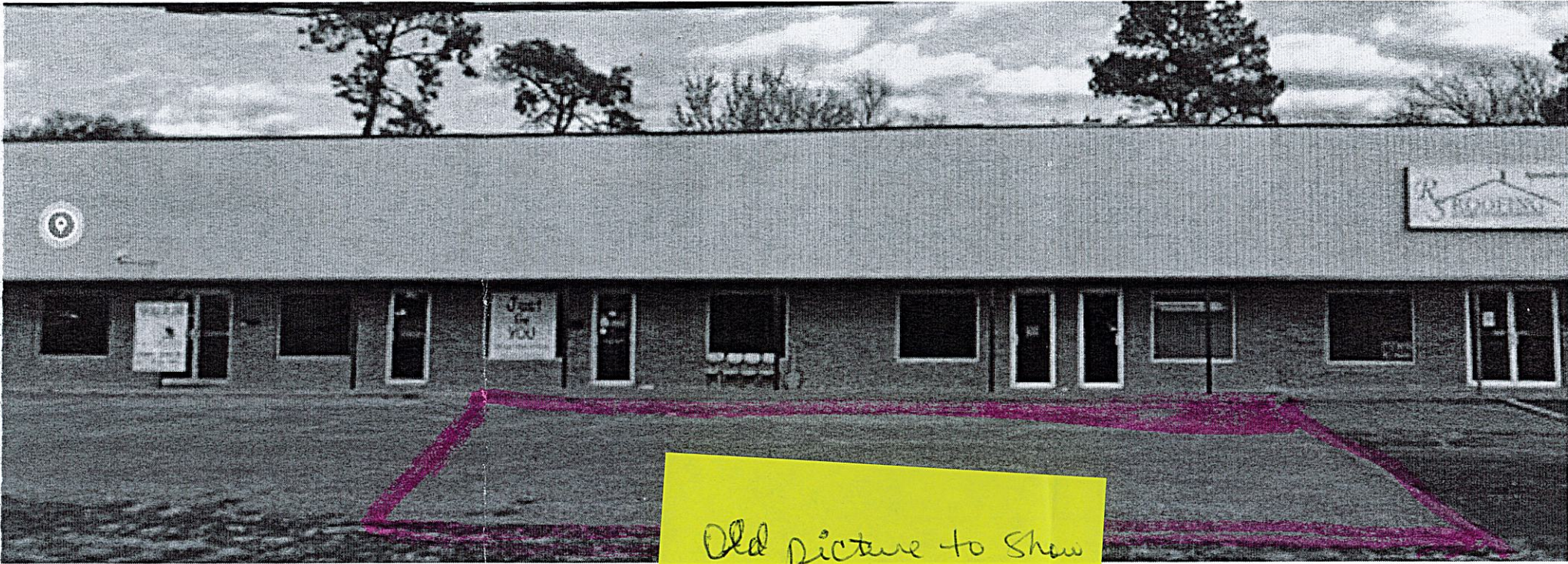
And to restripe all of lot

Subtotal	\$3,500.00
Tax	\$218.75
Total	\$3,718.75





New picture taken
to show how the
owner next to 1137 SE
Pkwy has updated
parking lot. I want
to match and update
parking lot on my side
with new seal coat &
painted parking spots.



Old picture to show
total surface area
being updated.



Presenter:	David Hawkins, Director of Planning and Development
Agenda Item:	Consider a petition for release from the City's Extraterritorial Jurisdiction (ETJ) for property legally described as a 6.88-acre tract of land situated in the Sarah Ann Dodson Survey, Abstract No. 363, Parker County, Texas, being described as 1.0 acres identified as Property ID R000039654 and Geographic ID 20363.008.000.00 and 5.88 acres identified as Property ID R000097501 and Geographic ID 20363.007.003.00 in the records of Parker County, Texas, a portion of all of that tract of land described by deed to Weatherby Business Park II, LLC, recorded in Document No. 202533599, County Records, Parker County, Texas and addressed as 13103 S FM 730.

Background and Explanation:

The 2023 Texas State Legislative session passed a new Senate Bill (SB 2038), which permits residents and property owners to submit a petition to be released from a City's Extraterritorial Jurisdiction (ETJ), effective September 1, 2023. A petition that meets all requirements of SB 2038 and the Texas Election Code must be approved for ETJ release by the City. The City Council approved an ordinance (Ord. No. 2023-23) on November 7, 2023, which adopted procedures and established a fee for processing any future petitions and verifying compliance with State statutes.

This is the fourth official request for release from the City's ETJ since the adoption of the ETJ Release ordinance. This request is for a 6.88-acre tract of land located on the north side of S FM 730 and south side of Greg Street approximately 500 feet north of Winding Way within Parker County. The properties currently have one single-family residence and several supporting structures on site.

Property Location:

**POPE, HARDWICKE
CHRISTIE, SCHELL, KELLY & TAPLETT, L.L.P.
ATTORNEYS
Established 1952
500 WEST 7TH STREET, SUITE 600
FORT WORTH, TEXAS 76102
(817) 332-3245
FAX (817) 877-4781**

ROBERT E. HARDWICKE
(1889 - 1970)

ALEX POPE, JR.
(1913 - 1988)

ROBERT E. HARDWICKE, JR.
(1917 - 1991)

LEONARD B. SMITH
lsmith@popehardwicke.com
(512) 914-3732 cell

February 11, 2026

City of Azle
c/o Yael Shushan-Hoffman, City Secretary
505 W. Main Street
Azle, Texas 76020

Via e-mail to yhoffman@cityofazle.org

Re: Landowners' Petition for Release of Area from Extraterritorial Jurisdiction
Under Sec. 42.101 *et seq.* of Local Government Code
Petitioners: Weatherby Business Park II LLC

Dear Mr. Hoffman:

Attached please find Landowners' Petition for Release of Area from Extraterritorial Jurisdiction Under Sec. 42.101 *et seq.* of Local Government Code (the "Petition"), which I submit on behalf of Weatherby Business Park II LLC, the owner of the real property made the basis of the Petition.

Please direct all communications concerning this matter to me. My contact information is shown above, as well as on the Petition.

Thank you for your attention to this matter.

Sincerely,


Leonard B. Smith

Cc: Marshall Weatherby

Via e-mail

**Landowners' Petition for Release of Area from Extraterritorial Jurisdiction
Under Sec. 42.101 et seq. of Local Government Code**

To: City of Azle, c/o Yael Shushan-Hoffman, City Secretary, 505 W. Main Street, Azle, Texas 76020.

This petition is submitted to the City of Azle (the "City") under Sec. 42.102(b) by Weatherby Business Park II LLC ("Petitioner"), the owner of certain real property located within the City's extraterritorial jurisdiction consisting of 6.88 acres and described as (i) 1.000 acres identified as Property ID R000039654 and Geographic ID 20363.008.000.00 in the records of Parker County Appraisal District and (ii) 5.880 acres identified as Property ID R000097501 and Geographic ID 20363.007.003.00 in the records of Parker County Appraisal District (collectively, the "Property"). The Property is depicted in the Parker CAD property information and maps attached hereto as Exhibit A and the Survey attached hereto as Exhibit B. The Property is also described in the General Warranty Deed recorded as Document No. 202533599 in the Official Public Records of Parker County, Texas, attached hereto as Exhibit C.

As set forth on the Resolution attached hereto as Exhibit D, Petitioner has authorized Leonard B. Smith to file the Petition on behalf of Petitioner.

Petitioner respectfully requests that the City act on this petition immediately as required by Sec. 42.105(c) of the Local Government Code. If the City fails to do so, the Property will be released by operation of law under Sec. 42.105(d) of the Local Government Code.

Respectfully submitted,



Leonard B. Smith
SBN 18643100

Pope, Hardwicke, Christie, Schell, Kelly & Taplett, LLP
500 West 7th Street, Suite 600
Fort Worth, Texas 76102
(512) 914-3732
(817) 877-4781 (fax)
Lsmith@popehardwicke.com
Attorney for Petitioners

Certificate of Service

By my signature above, I hereby certify that the above and foregoing Landowners' Petition for Release of Area from Extraterritorial Jurisdiction Under Sec. 42.101 et seq. of Local Government Code was forwarded to Yael Shushan-Hoffman, City Secretary, via e-mail to yhoffman@cityofazle.org on February 11, 2026.



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PROTEST DEADLINE MAY 15, 2025

Property Year 2026 [Tax Summary](#) [Map/GIS](#)

Information Updated 2/10/2026

Property ID: R000039654 Geo ID: 20363.008.000.00

[< Previous Property](#) 1 / 2 [Next Property >](#)

Property Details

Ownership

Available Actions

WEATHERBY BUSINESS PARK II LLC
A TEXAS LIMITED LIABILITY COMPANY
6050 E HWY 67 SUITE 101
ALVARADO, TX 76009

[CLICK HERE FOR PDF APPRAISAL NOTICE](#)

Ownership Interest: 1.0000000

N-9

Qualified Exemptions

Homestead Exempt

* For property owner confidentiality reasons not all exemption details are available online.

Legal Information

Legal: Acres: 1.000, Abst: 363, Survey: DODSON SARAH ANN, TR:, BLK:, SURV: SARAH ANN DODSON

Situs: FM RD 730 13103 S

Property Valuation History

Values by Year		2026	2025	2024	2023	2022	n/a
Improvements	+	N/A	\$357,070	\$384,630	\$384,630	\$286,600	\$0
Land	+	N/A	\$51,140	\$42,480	\$42,480	\$23,060	\$0
Production Market	+	N/A	\$0	\$0	\$0	\$0	\$0
Personal	+	N/A	\$0	\$0	\$0	\$0	\$0
Mineral	+	N/A	\$0	\$0	\$0	\$0	\$0
Total Market	=	N/A	\$408,210	\$427,110	\$427,110	\$309,660	\$0
Agricultural Loss	-	N/A	\$0	\$0	\$0	\$0	\$0
Homestead / Circuit Breaker Cap Loss	-	N/A	\$0	\$52,428	\$86,490	\$0	\$0
Total Assessed	=	N/A	\$408,210	\$374,682	\$340,620	\$309,660	\$0

Exhibit A

Improvement / Buildings Improvement Value: N/A

Group Sequence	Code	Building Description	Year Built	Square Footage	Perimeter Footage
1	LA	LIVING AREA	1958	1,972	214
2	LT	LIVING AREA 2ND STORY	1958	450	90
3	DG	DETACHED GARAGE	1958	576	96
4	LA	LIVING AREA	2001	240	68
5	SD5	SHED	1958	0	

Land Details Market Value: N/A Production Market Value: N/A Production Value: N/A

Land Code	Acres	Sq. Ft.	Front Ft.	Rear Ft.	Depth	Mkt. Value	Prd. Value
15A+	1.000	43,560	0	0		N/A	N/A

Deed History

Conveyance	Volume	Page	Deed Date	Instrument
MPI INESTMENTS INC			12/10/2025	202533599
LAMBERT ALLEN L & MELANIE E			11/19/2025	202531926
SHOCKLEY T J	2915	1888	5/14/2012	793147
n/a	301	00392	7/16/1958	

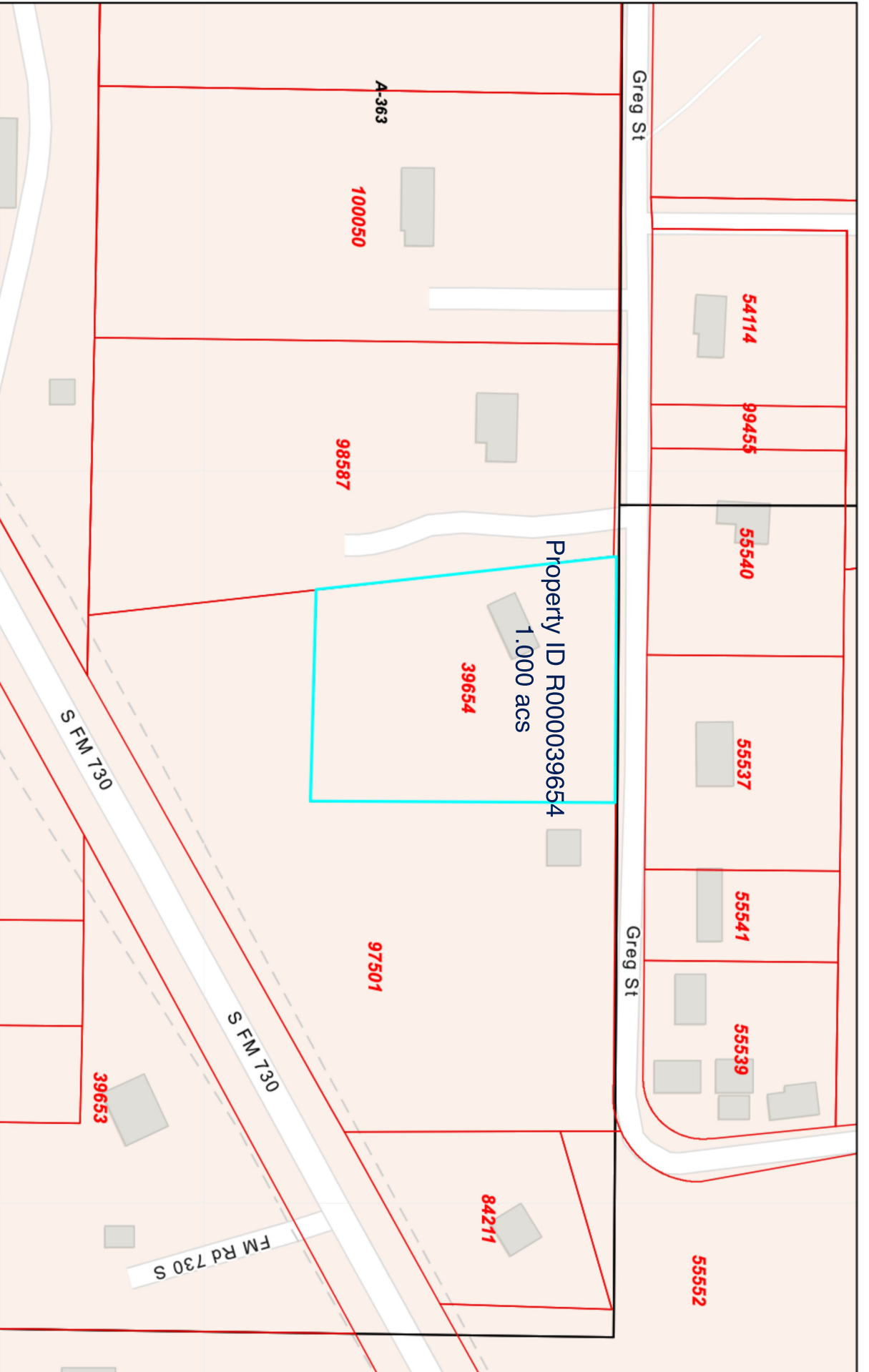
Code	Description	Taxable Value
AZ	AZLE I.S.D.	N/A
COL	JR COLLEGE DISTR	N/A
ES1	EMERGENCY SERVICES D	N/A
HOS	PARKER CO HOSPITAL DISTRICT	N/A
LTR	LATERAL ROAD	N/A
PAR	PARKER COUNTY	N/A

For information on estimated taxes [click here](#)

The above property tax estimation is not a tax bill. Do not pay.
[Click here to view actual Property Tax Bill.](#)

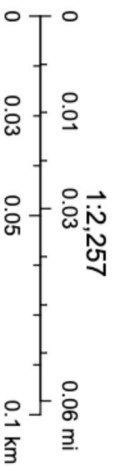
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Parker CAD Web Map



2/10/2026, 3:34:58 PM

- Parcels
- Abstracts



Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, (c) OpenStreetMap contributors, and the GIS User Community

Disclaimer: This product is for informational purposes only and has not been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of boundaries.



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PROTEST DEADLINE MAY 15, 2025

Property Year 2026 [Tax Summary](#) [Map/GIS](#)

Information Updated 2/10/2026

Property ID: R000097501 Geo ID: 20363.007.003.00

< [Previous Property](#) 2 / 2 [Next Property](#) >

Property Details

Ownership

Available Actions

WEATHERBY BUSINESS PARK II LLC
A TEXAS LIMITED LIABILITY COMPANY
6050 E HWY 67 SUITE 101
ALVARADO, TX 76009

[CLICK HERE FOR PDF APPRAISAL NOTICE](#)

Ownership Interest: 1.0000000

N-9

Qualified Exemptions

Not Applicable

Legal Information

Legal: Acres: 5.880, Abst: 363, Survey: DODSON SARAH ANN, TR:, BLK:, SURV: SARAH ANN DODSON

Situs: FM RD 730 13103 S

Property Valuation History

Values by Year		2026	2025	2024	2023	2022	n/a
Improvements	+	N/A	\$3,440	\$0	\$0	\$0	\$0
Land	+	N/A	\$0	\$0	\$0	\$0	\$0
Production Market	+	N/A	\$300,720	\$249,780	\$249,780	\$135,600	\$0
Personal	+	N/A	\$0	\$0	\$0	\$0	\$0
Mineral	+	N/A	\$0	\$0	\$0	\$0	\$0
Total Market	=	N/A	\$304,160	\$249,780	\$249,780	\$135,600	\$0
Agricultural Loss	-	N/A	\$300,340	\$249,460	\$249,440	\$135,280	\$0
Homestead / Circuit Breaker Cap Loss	-	N/A	\$0	\$0	\$0	\$0	\$0
Total Assessed	=	N/A	\$3,820	\$320	\$340	\$320	\$0

Improvement / Buildings Improvement Value: N/A

Group Sequence	Code	Building Description	Year Built	Square Footage	Perimeter Footage
1	BN20	BARN		880	124
2	CY3	CANOPY		480	104

Land Details Market Value: N/A Production Market Value: N/A Production Value: N/A

Land Code	Acres	Sq. Ft.	Front Ft.	Rear Ft.	Depth	Mkt. Value	Prd. Value
15A+	5.880	256,133	0	0		N/A	N/A

Deed History

Conveyance	Volume	Page	Deed Date	Instrument
MPI INESTMENTS INC			12/10/2025	202533599
n/a			n/a	
LAMBERT ALLEN L & MELANIE E			11/19/2025	202531926
NO OWNER ON FILE	2915	1888	5/14/2012	793147

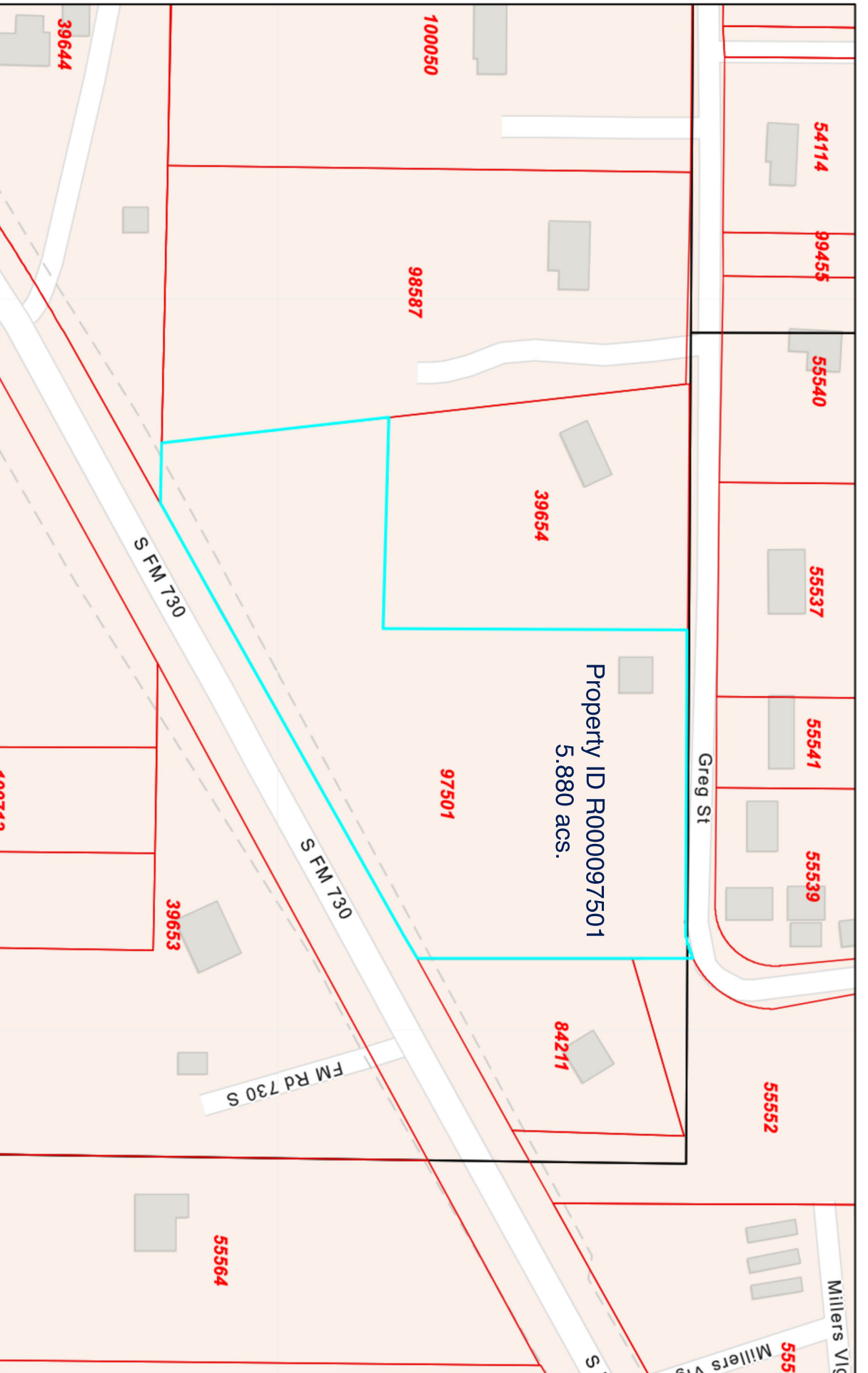
Code	Description	Taxable Value
AZ	AZLE I.S.D.	N/A
COL	JR COLLEGE DISTR	N/A
ES1	EMERGENCY SERVICES D	N/A
HOS	PARKER CO HOSPITAL DISTRICT	N/A
LTR	LATERAL ROAD	N/A
PAR	PARKER COUNTY	N/A

For information on estimated taxes [click here](#)



The above property tax estimation is not a tax bill. Do not pay.
[Click here to view actual Property Tax Bill.](#)

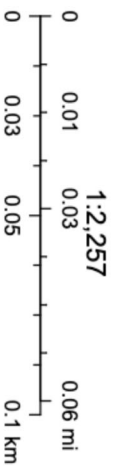
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Parker CAD Web Map



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-  Parcels
-  Abstracts



Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, (c) OpenStreetMap contributors, and the GIS User Community

Disclaimer: This product is for informational purposes only and has not been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of boundaries.

13103 F.M. 730 SOUTH
 6.88 ACRES SITUATED IN AND BEING A PORTION OF THE SARAH ANN
 DODSON SURVEY, ABSTRACT NO. 363, PARKER COUNTY, TEXAS.

GREG STREET

LEGAL DESCRIPTION

6.88 acres situated in and being a portion of the Sarah Ann Dodson Survey, Abstract No. 363, Parker County, Texas and being a portion of that certain tract of land recorded in Volume 240, Page 273, Deed Records, Parker County, Texas and being more particularly described by meters and bounds as follows:

Commencing from a fence post, said post being the occupied Northwest corner of said Dodson Survey; Thence N. 89° 53' 28" E., 1946.76 feet to a 1/2" iron set in Greg Street for the Point of Beginning;

THENCE N 89°53'28" E. in and with said Greg Street, 658.71 feet to a 1/2" iron set;

THENCE S 00°18'51" W. 305.16 feet to a 1/2" iron found in the Northernly line of F.M. Highway No. 730;

THENCE S 60°16'26" W. with the Northernly line of said F.M. Highway No. 730, 605.26 feet to a 1/2" iron set;

THENCE WEST, 60.00 feet to a fence post;

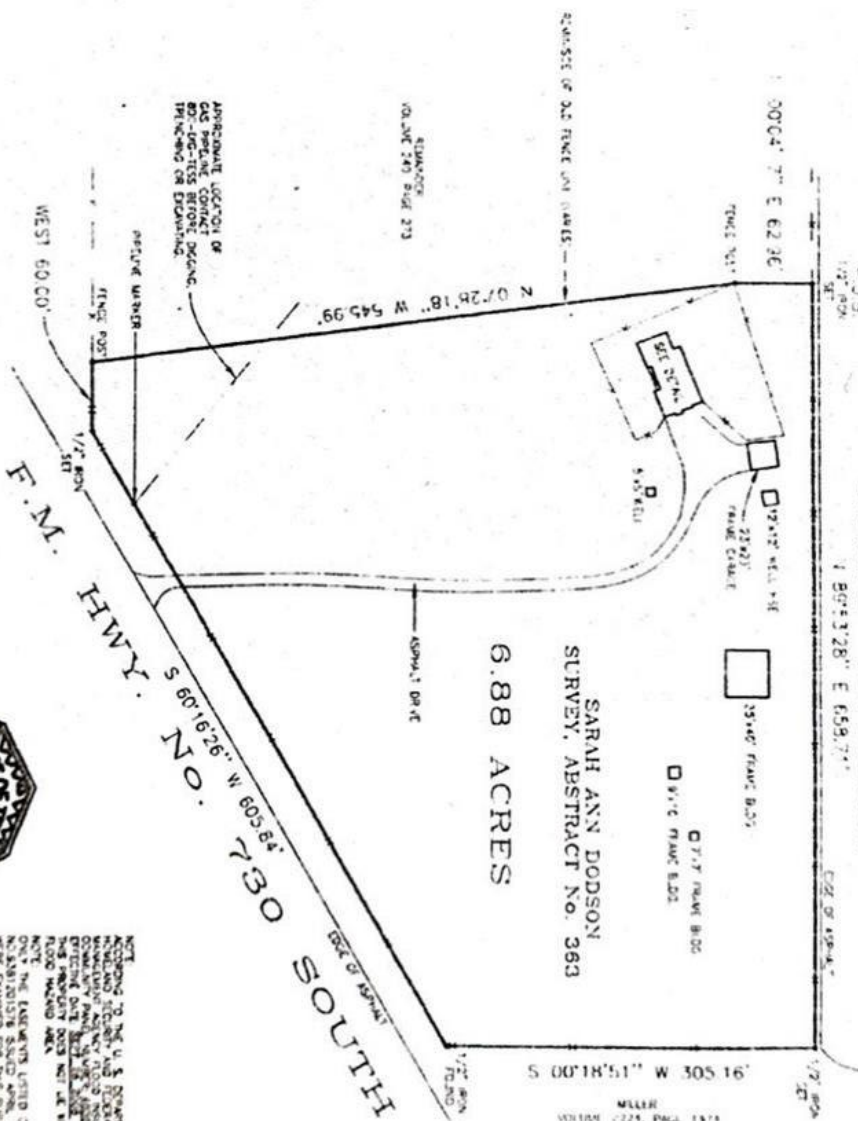
THENCE N 07°28'18" W, 545.99 feet to a fence post;

THENCE N 00°04'17" E, 62.96 feet to the Point of Beginning and containing 6.88 acres of land.



LOVE STAR SURVEYING LLC
 P.O. BOX 1306
 SPRINGTOWN, TEXAS 76082
 OFFICE 817-220-0720
 FAX 817-220-0725
 12002

817-713-1931



NOTE: THE LOCATION OF THE PERMITS TO BE LOCATED IN VOLUME 240, PAGE 273 DEED RECORDS IN PARKER COUNTY TEXAS.



NOTICE: THE SURVEYOR HAS REVIEWED THE RECORDS OF THE PUBLIC RECORDS OF PARKER COUNTY, TEXAS, AND HAS FOUND NO OTHER RECORDS THAT AFFECT THE SURVEY. THE SURVEYOR HAS ALSO REVIEWED THE RECORDS OF THE PUBLIC RECORDS OF PARKER COUNTY, TEXAS, AND HAS FOUND NO OTHER RECORDS THAT AFFECT THE SURVEY. THE SURVEYOR HAS ALSO REVIEWED THE RECORDS OF THE PUBLIC RECORDS OF PARKER COUNTY, TEXAS, AND HAS FOUND NO OTHER RECORDS THAT AFFECT THE SURVEY.

Exhibit B

AFTER RECORDING RETURN TO:

Weatherby Business Park II LLC
6050 E Hwy 67, Ste. 101
Alvarado, TX 76009

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

General Warranty Deed

Effective Date: December 10, 2025

Grantor: MPI Investments, Inc., a Texas corporation

Grantor's Mailing Address: 6050 E Hwy 67, Ste. 101
Alvarado, TX 76009

Grantee: Weatherby Business Park II LLC, a Texas limited liability company

Grantee's Mailing Address: 6050 E Hwy 67, Ste. 101
Alvarado, TX 76009

Consideration: Cash and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged.

Property (including any improvements): Please see attached Exhibit "A".

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty: This Deed is executed, delivered and accepted subject to all and singular any liens securing the payment of any debt created or assumed in connection herewith if such liens are described herein, standby fees, ad valorem taxes for the current and all subsequent years, subsequent assessments for prior years due to changes in land usage or ownership, zoning ordinances, utility district assessments and standby fees, if any, applicable to and enforceable against the above described property, and all valid utility easements created by the dedication deed or plat of the subdivision in which said real property is located, covenants, restrictions common to the platted subdivision in which said real property is located, mineral reservations, maintenance fund liens, and any title or rights asserted by anyone, including, but not limited to, persons, corporations, governments or other entities to tidelands, or lands comprising the shores or beds of navigable or perennial rivers and streams, lakes, bays, gulfs or oceans, or to any land extending from the line of the harbor or bulkhead lines as established or changed by any government or to filled-in lands, or artificial islands, or to riparian rights or other statutory water rights, or the rights or interests of the State of Texas or the public generally in the area extending from the line of mean low tide to the line of vegetation or the right of access thereto, or right of easement along and across the same, if any, applicable to and enforceable against the above described property as shown by the records of the County Clerk of the County in which said real property is located.

Grantor, for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grants, sells, and conveys to Grantee, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee and Grantee's successors and assigns forever. Grantor binds Grantor and Grantor's successors to warrant and forever defend all and singular the Property to Grantee and Grantee's

Exhibit C

successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

When the context requires, singular nouns and pronouns include the plural.

THIS INSTRUMENT WAS PREPARED BASED ON INFORMATION FURNISHED BY THE PARTIES, AND NO INDEPENDENT TITLE SEARCH HAS BEEN MADE.

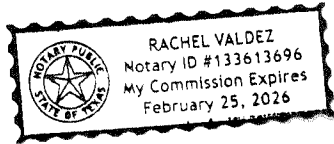
GRANTOR

MPI Investments, Inc.
a Texas corporation

By: *Donald W. Weatherby*
Donald W. Weatherby, its sole Director

STATE OF TEXAS)
COUNTY OF Johnson)

This instrument was acknowledged before me on December 10th, 2025 by MPI Investments, Inc., a Texas corporation, acting by Donald W. Weatherby, its sole Director.



Rachel Valdez
Notary Public, State of Texas
My commission expires: 2-25-2026

PREPARED IN THE OFFICE OF:
Law Office of Kirsten Green
2012 Bedford Road Unit 201
Bedford, TX 76021
Office: (817) 381-2722
Email: Kirsten@KirstenGreenLaw.com

EXHIBIT A

6.88 ACRES SITUATED IN AND BEING A PORTION OF THE SARAH ANN DODSON SURVEY, ABSTRACT NO. 363, PARKER COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN TRACT OF LAND RECORDED IN VOLUME 240, PAGE 273, DEED RECORDS, PARKER COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING FROM A FENCE POST, SAID POST BEING THE OCCUPIED NORTHWEST CORNER OF SAID DODSON SURVEY, THENCE N. 89° 53' 28" E. 1946.76 FEET TO A 1/2" IRON SET IN GREG STREET FOR THE POINT OF BEGINNING;

THENCE N. 89° 53' 28" E, IN AND WITH SAID GREG STREET, 658.71 FEET TO A 1/2" IRON SET;

THENCE S. 00° 18' 51" W, 305.16 FEET TO A 1/2" IRON FOUND IN THE NORTHERLY LINE OF F. M. HIGHWAY NO. 730;

THENCE S. 60° 16' 26" W, WITH THE NORTHERLY LINE OF SAID F. M. HIGHWAY NO. 730, 605.26 FEET TO A 1/2" IRON SET;

THENCE WEST, 60.00 FEET TO A FENCE POST;

THENCE N. 07° 28' 18" W, 545.99 FEET TO A FENCE POST;

THENCE N. 00° 04' 17" E, 62.96 FEET TO THE POINT OF BEGINNING AND CONTAINING 6.88 ACRES OF LAND.

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Lila Deakle

202533599
12/11/2025 09:09:49 AM
Fee: \$38.00
Lila Deakle, County Clerk
Parker County, Texas
DEED

Resolution Authorizing Execution and Filing of Landowners' Petition for Release of Area from Extraterritorial Jurisdiction under Sec. 42.101 *et seq.* of Local Government Code

Whereas, Weatherby Business Park II LLC is a limited liability company organized and existing under the law of the State of Texas (TXSOS Filing Number 803626474);

Whereas, Weatherby Business Park II LLC is the owner of certain real property located in the extraterritorial jurisdiction of the City of Azle (the "City") described as 6.88 acres and depicted on the field notes and map attached hereto as Exhibit A. The subject real property is further described as (i) 1.000 acres identified as Property ID R000039654 and Geographic ID 20363.008.000.00 in the records of Parker County Appraisal District and (ii) 5.880 acres identified as Property ID R000097501 and Geographic ID 20363.007.003.00 in the records of Parker County Appraisal District (collectively, the "Property");

Whereas, the 88th Texas Legislature enacted SB 2038 by Bettencourt;

Whereas, Sec. 42.101 *et seq.* of the Local Government Code took effect on September 1, 2023; and

Whereas, the owner now desires to exercise its rights under Sec. 42.101 *et seq.* of the Local Government Code;

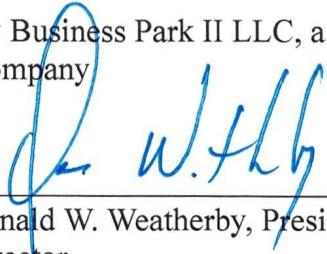
NOW, THEREFORE, Weatherby Business Park II LLC resolves that:

1. Leonard B. Smith, attorney at law, be, and hereby is, authorized: to execute, on behalf of the record owner, a Landowners' Petition for Release of Area from Extraterritorial Jurisdiction under Sec. 42.101 *et seq.* of Local Government Code for the above-described real property; to file same with the City; to execute such other and further documents as may be necessary or desired to give full force and effect thereto; and to take such other and further actions as may be necessary to exercise, to protect, and to give full force and effect to the record owners' rights under Sec. 42.101 *et seq.* of Local Government Code.

RESOLVED to be effective on February 10, 2026.

Weatherby Business Park II LLC, a Texas limited liability company

By:



Donald W. Weatherby, President and Director



Presenter: Ben Hall, Police Chief

Agenda Item: Consider any action on Ordinance No. 2026-07 Sex Offender Residency Restrictions, to prohibit certain registered sex offenders from residing within a certain distance of where children commonly gather

Background and Explanation:

Registered sex offenders can be restricted by a city ordinance from living near Child Safety Zones within a municipality. Child Safety Zones are generally defined as places where children congregate, including schools, licensed daycare facilities, youth centers, parks, public or semi-public pools, and playgrounds. Churches with playgrounds or youth programs may also be included as a Child Safety Zone. The ordinance identifies such places and is used to create a map showing a one-thousand-foot exclusion zone around the property lines of sites which qualify for inclusion in Child Safety Zones. A map depicting the prohibited areas shall be created by the City and maintained by the Azle Police Department.

The ordinance can also restrict a register sex offender from going in or on any real property within 1,000 feet of a child safety zone, having an outdoor light illuminated inviting trick-or-treaters to solicit the premises or to hand out candy or other items on Halloween, and loitering knowingly or intentionally within 300 feet of a child safety zone.

Board/Commission/Committee Recommendation:

N/A.

Staff Recommendation:

With the recent passage of a similar ordinance in Ft Worth, a major population center, our city will likely see an increase in Registered Sex Offenders looking for residency where these restrictions don't exist. Enacting this ordinance should help us maintain a better level of control over where Registered Sex Offenders live in an effort to lessen the likelihood of interaction with children and protect children from potential predatory behavior.

Attachments:

1. Ord. 2026-07
2. Protected Properties 1,000 foot buffer zones

ORDINANCE NO. 2026-07

AN ORDINANCE OF THE CITY OF AZLE, TEXAS, ADDING A NEW ARTICLE 8.08, "SEX OFFENDER RESIDENCY RESTRICTIONS," TO CHAPTER 8, "OFFENSES AND NUISANCES," OF THE CODE OF ORDINANCES, CITY AZLE, TEXAS TO PROHIBIT CERTAIN REGISTERED SEX OFFENDERS FROM RESIDING WITHIN A CERTAIN DISTANCE OF WHERE CHILDREN COMMONLY GATHER; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY FOR VIOLATIONS HEREOF; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Azle, Texas (the "City"), is a home rule city acting under its charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, the City Council endeavors to protect the health, safety, and general welfare of the public from the negative impacts associated with child sex offenders; and

WHEREAS, the City finds that the protection of children is paramount to creating a safe environment in which to live, work, and play in our community; and

WHEREAS, the City Council finds and determines that child sex offenders who are required to register within the Texas State Sex Offender Registry represent a serious threat to public safety; and

WHEREAS, the City Council finds and determines that the recidivism rate for released sex offenders is alarmingly high, especially for those who commit their crimes against children; and

WHEREAS, the City Council finds and determines that persons convicted of offenses that involve either physical contact with minors or preparatory steps towards physical contact with minors are a greater risk to the safety of children who gather near areas where such offenders reside; and

WHEREAS, it is the determination of the City Council that every effort should be made to protect its citizens from harm at the hands of certain sex offenders, and that the City's children are worthy of protection to the greatest extent afforded under the law; and

WHEREAS, the City Council finds and determines that the City has a legitimate interest in the protection of children and that the following restrictions are enacted to provide further protection for children in the City by minimizing sex offenders' access and proximity to areas where children gather; and

WHEREAS, the City Council finds and determines that it has a compelling interest to promote, protect, and improve the health, safety, and general welfare of the citizens of the City by creating areas around locations where children regularly congregate or may congregate in concentrated numbers wherein certain registered sex offenders are prohibited from establishing temporary or permanent residency; and

WHEREAS, the provisions of this Ordinance do not prohibit registered sex offenders from residing in the City; and

WHEREAS, it is not the intent of the City Council to impose a criminal penalty, but rather to serve the City’s interest in protecting the health, safety, and welfare of the public by prohibiting convicted child sexual offenders from residing in specified areas near locations where children commonly gather; and

WHEREAS, the City finds that the adoption and enforcement of this Ordinance will help foster a partnership with the community by protecting the family and maintaining the City as a place to live, visit, and conduct business; and

WHEREAS, in considering this Ordinance, the City Council relies on the entirety of its experiences and knowledge; and

WHEREAS, the City Council finds and determines the provisions of this Ordinance are necessary to protect the public, health, safety, and general welfare of City citizens and the public; and

WHEREAS, the City Council is authorized by law to adopt the provisions contained herein, and has complied with all the prerequisites necessary for the passage of this Ordinance, including but not limited to the Open Meetings Act.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AZLE, TEXAS, THAT:

SECTION 1.

The Code of Ordinances, City of Azle, Texas is hereby amended by adding Article 8.08, “Sex Offender Residency Restrictions,” to Chapter 8, “Offenses and Nuisances,” to read as follows:

“ARTICLE 8.08 SEX OFFENDER RESIDENCY RESTRICTIONS

Sec. 8.08.001 Findings incorporated.

The findings set forth in this Ordinance are incorporated into the body of this Article as if fully set forth herein.

Sec. 8.08.002 Definitions.

For the purpose of this Article, the following terms, words, and the derivations thereof shall have the meaning given herein:

Child, children, or minor(s) shall mean any person under the age of seventeen (17).

Child-care institution shall mean a commercial day care center that provides regular care to any number of adults or children for less than twenty-four (24) hours a day.

Child safety zone means the premises where children commonly gather. The term includes a school, day-care facility, playground, public or private youth center, public swimming pool, video arcade facility, or other facility that regularly holds events primarily for children. A church, as defined by Section 544.251 of the Texas Insurance Code, can be a premise where children commonly gather.

Database means the Texas Department of Public Safety's Sex Offender Database pursuant to the Sex Offender Registration and Notification Act, Texas Code of Criminal Procedure, Chapter 62, or the sex offender registration files maintained by the sex offender registration officer of the police department.

Day-care facility shall mean a facility licensed, certified, or registered by the Texas Department of Family and Protective Services to provide assessment, care, training, education, custody, treatment, or supervision for a child who is not related by blood, marriage, or adoption to the owner or operator of the facility, for all or part of the 24-hour day, whether or not the facility is operated for profit or charges for the services it offers.

Halloween shall mean the activity of children going door to door to collect candy or other items to celebrate the holiday typically observed on or about October 31st.

Loitering shall mean walking about aimlessly without apparent purpose; lingering; hanging around; lagging behind the idle spending of time; delaying, sauntering, and moving slowly about, where such conduct is not due to physical defects or conditions.

Playground, premise, school, video arcade facility, and youth center shall have the meanings assigned by Section 481.134 of the Texas Health and Safety Code.

Permanent residence means a place where a person abides, lodges, or resides for fourteen (14) or more consecutive days.

Places where children regularly congregate shall have the same meaning as child safety zone.

Registered sex offender shall mean an individual who is required to register as a sex offender under Chapter 62, Code of Criminal Procedure.

School means a private or public preschool, private or public elementary school, or private or public secondary school.

Temporary residence shall mean either a place where a person abides, lodges, or resides for a period of fourteen (14) or more days in the aggregate during any calendar year, and is not the person's permanent address, or a place where a person routinely abides, lodges, or resides for a period of four (4) or more consecutive or non-consecutive days in any month and which is not the person's permanent address.

Sec. 8.08.003 Offenses.

- (a) It is an offense for a registered sex offender to establish either a permanent residence, temporary residence, or both within one thousand (1,000) feet of the real property comprising a child safety zone.
- (b) It is an offense for a registered sex offender to go in or on any real property within one thousand (1,000) feet of a child safety zone.
- (c) It is an offense for a registered sex offender to have an outdoor light illuminated, to invite trick-or-treaters to solicit the premises, or to hand out candy or other items on Halloween, observed on or about October 31st.
- (d) It is an offense for a registered sex offender to knowingly or intentionally loiter within three hundred (300) feet of a child safety zone.
- (e) This section applies to all registered sex offenders, as defined by this Article, regardless of the individual's reported risk level or whether the individual has been assigned a reported risk level.
- (f) It is unlawful to let or rent any place, structure or part thereof, manufactured home, trailer, or any other conveyance, with the knowledge that it will be used as a permanent residence or temporary residence by any person prohibited from establishing such permanent residence or temporary residence pursuant to the terms of this Article, if such place, structure, or part thereof, manufactured home, trailer, or other conveyance is located within one thousand (1,000) feet of a child safety zone.

Sec. 8.08.004 City notification required.

At least seven (7) days prior to establishing permanent or temporary residence in the City, a registered sex offender shall notify the Azle Police Department in writing and provide the following information:

- (a) the name and contact information of the registered sex offender; and
- (b) the address of the residence to which the person intends to move.

Sec. 8.08.005 Evidentiary matters; measurement.

- (a) It shall be prima facie evidence that this Article applies to a person, if that person's record appears on the database and the database indicates that the victim was less than seventeen (17) years of age.
- (b) Except for loitering, neither allegation nor evidence of a culpable mental state is required for proof of an offense defined by this chapter.
- (c) For the purpose of determining the minimum distance of separation, the requirements shall be measured by following a straight line from the outer property line of the permanent residence or temporary residence to the nearest property line of the child safety zone, or, in the case of multiple residences on one property, measuring from the nearest property line of the premises to the nearest property line of the child safety zone.
- (d) A map depicting the prohibited areas shall be created by the City and maintained by the Azle Police Department. The City shall review the map annually for changes. Said map will be available to the public for viewing at the Azle Police Department and on the City's official website.
- (e) In cases of a dispute over measured distances, it shall be incumbent upon the person(s) challenging the measurement to prove otherwise

Sec. 8.08.006 Affirmative defenses.

- (a) The following are affirmative defenses to this Article for a person required to register as a sex offender pursuant to Chapter 62, Code of Criminal Procedure:
 - (1) The person established the permanent residence or temporary residence within one thousand (1,000) feet of a child safety zone and has complied with all of the sex offender registration laws of the state before the date of the adoption of this Article;
 - (2) The person was a minor when he or she committed the offense requiring such registration and was not convicted as an adult;
 - (3) The person is a minor, as defined by Texas Penal Code or a ward under a guardianship, who resides with a parent or guardian;
 - (4) The person has been exempted by a court order from registration as a sex offender under Chapter 62, Texas Code of Criminal Procedure;

- (5) The offense for which the sex offender registration was required was reversed on appeal or pardoned;
 - (6) The person's duty to register on/in the database has expired;
 - (7) The premises where children regularly congregate, as specified herein, within one thousand (1,000) feet of the permanent residence or temporary residence was established after the person established the permanent residence or temporary residence and the person has complied with all sex offender registration laws of the state; or
 - (8) The information on the database is incorrect, and, if corrected, this Article would not apply to the person who was incorrectly or improperly listed on the database.
 - (9) Nothing in this provision shall require any person to sell or otherwise dispose of any real estate or home acquired or owned prior to the conviction of the person as a sex offender.
- (b) It is an affirmative defense to prosecution if the person required to register as a sex offender under Chapter 62, Code of Criminal Procedure was in, on, or within a child safety zone for a legitimate purpose to include:
- (1) Transportation of a child the person is legally permitted to be with;
 - (2) Transportation to and from work; or
 - (3) Other work-related purposes.

Sec. 8.08.007 Exemptions.

- (a) A person required to register as a sex offender under Chapter 62, Code of Criminal Procedure is exempt from this Article if permanent or temporary residency was established prior to the date this Article was adopted. This exemption shall only apply to:
- (1) Areas necessary for the registered sex offender to have access to and live in the residence;
 - (2) The period the registered sex offender maintains residency in the residence.

Sec. 8.08.008 Appeal procedure.

- (a) A registered sex offender subject to the provisions of this Article may appeal the applicability of one or more of the provisions herein as follows:
- (1) The individual appealing the applicability of any provision in this Article must present a written and notarized letter of appeal to the City Secretary.

The letter of appeal is not required to contain any information considered confidential by law. The letter shall, at minimum, include the following:

- a. Person's name and contact information;
 - b. Description of the basis of the appeal, including the citation of the specific section of the Article being appealed;
 - c. All supporting documentation necessary to make a final determination; and
 - d. Other information as reasonably required.
- (2) Upon receipt of a completed letter of appeal, the City Secretary will forward the appeal to the City Manager's Office and the Chief of Police. The City Manager, in coordination with the Mayor, shall schedule a public hearing on the appeal to be held at either a regular or special meeting of the City Council within thirty (30) days of receipt of the appeal.
 - (3) The City Council or the applicant may request an extension of the hearing deadline, but in no event shall a public hearing on the appeal be heard more than ninety (90) days after the letter of appeal is received.
 - (4) The City Council may hear and review any information relevant to the appeal, including oral or written statements from any person with information relevant to the appeal.
 - (5) Upon conclusion of the public hearing, the City Council shall render a decision on the appeal, in whole or in part, by a majority vote of the entire council. The decision of the City Council shall be final.
 - (6) The City Secretary shall provide the appellant written notice of the final decision by the City Council within thirty (30) days.
 - (7) A written copy of the official minutes of the meeting shall serve as the record of appeal and be retained in the City's files in conformance with record retention policies.
- (b) Examples of special circumstances in support of an appeal may include, but are not limited to, staying with family due to medical problems, natural disasters, or court-ordered housing assignment.

Sec. 8.08.009 Penalty.

Any person, firm, corporation, agent, or employee thereof who violates any of the provisions of this Article shall be guilty of a misdemeanor and upon conviction thereof shall be

fined for each offense as provided in Section 1.01.009 of the Code of Ordinances, City of Azle, Texas. Each day that a violation is permitted to exist shall constitute a separate offense.

Secs. 8.08.010 – 8.08.020 Reserved.”

SECTION 2.

This Ordinance shall be cumulative of all provisions of ordinances and of the Code of Ordinances, City of Azle, Texas, as amended, except where the provisions are in direct conflict with the provisions of other ordinances, in which event the conflicting provisions of the other ordinances are hereby repealed.

SECTION 3.

It is hereby declared to be the intention of the City Council that the phrases, clauses, sentences, paragraphs, and sections of this Ordinance are severable, and if any phrase, clause, sentence, paragraph, or section of this Ordinance shall be declared unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs, and sections of this Ordinance, since the same would have been enacted by the City Council without the incorporation in this Ordinance of any such unconstitutional phrase, clause, sentence, paragraph, or section.

SECTION 4.

Any person, firm or corporation who violates, disobeys, omits, neglects, refuses, or fails to comply with, or who resists the enforcement of any provision of this Ordinance shall be fined in accordance with Section 1.01.009 of the Code of Ordinances, City of Azle, Texas for each offence. Each day that a violation is permitted to exist shall constitute a separate offense.

SECTION 5.

All rights and remedies of the City are expressly saved as to any and all violations of the provisions of the Code of Ordinances, Azle, Texas, as amended, which have accrued at the time of the effective date of this Ordinance; and, as such accrued violations and all pending litigation, both civil and criminal, whether pending in court or not, under such ordinances, shall not be affected by this Ordinance, but may be prosecuted until final disposition by the court.

SECTION 6.

The City Secretary of the City is hereby directed to publish the caption, penalty clause, and effective date clause in the official newspaper as required by the City Charter.

SECTION 7.

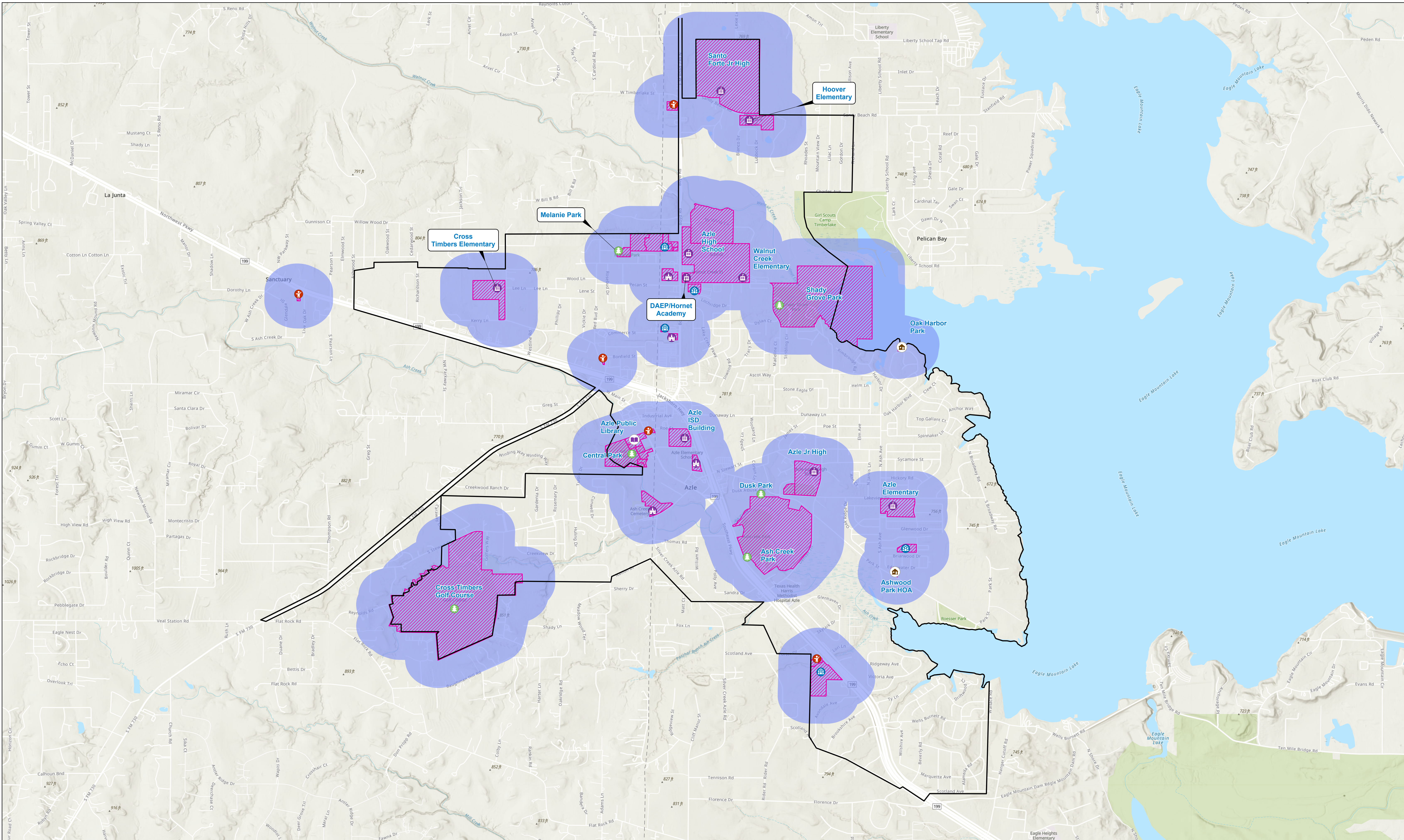
This Ordinance shall be in full force and effect after its passage and publication as required by law and the City Charter, and it is so ordained.

PASSED AND APPROVED ON THIS 17th DAY OF MARCH 2026.

Randa Goode, Mayor

ATTEST:

Yael Hoffman, City Secretary



- Apartment Complex
- Church/Youth Center
- Daycare/Learning Center
- Library
- Neighborhood/HOA
- Park
- School
- Public Space
- 1000 ft. Buffer (exclusion zones)
- City Limits

Sex Offenders Exclusion Zones





Presenter:

Agenda Item: Consider any action pursuant to Executive Session.

Background and Explanation:

Board/Commission/Committee Recommendation:

Staff Recommendation:

Attachments:

None