



MINUTES
JUNE 2, 2026
LAVON CITY COUNCIL
CITY HALL, 120 SCHOOL ROAD, LAVON, TEXAS
REGULAR MEETING

ATTENDING: VICKI SANSON, MAYOR
MIKE SHEPARD, PLACE 1, MAYOR PRO-TEM
TRAVIS JACOB, PLACE 3
RACHEL DUMAS, PLACE 4
LINDSEY HEDGE, PLACE 5

ABSENT: MIKE COOK, PLACE 2

1. MAYOR SANSON CALLED THE MEETING TO ORDER AT 6:30 P.M. AND ANNOUNCED A QUORUM PRESENT.

2. MAYOR SANSON LED THE RECITATION OF THE PLEDGE OF ALLEGIANCE AND FIRST BAPTIST CHURCH LAVON PASTOR BRAD PATTERSON DELIVERED THE INVOCATION.

3. ITEMS OF INTEREST/COMMUNICATIONS

- Babysitter Training this week, June 1 – 3, 2026
- Camp 911 June 4, 2026
- America's 250th Birthday Celebration, July 2, 2026, from 6pm-9:30pm at City Hall

4. PROCLAMATIONS

The City Council presented Proclamations honoring CISD student-athlete Kira Bowman, Texas UIL 4A State Pole Vault Champion and the Juneteenth Holiday.

5. CITIZENS COMMENTS

Presenting comments for and against and asking questions in regard to a data center use on Land Use Parcels 8 and 9 of the Elevon Planned Development were: City of Lavon residents Lauren Wedgeworth, Jim Ray, Aaron Munoz, Ryan Lee, Susan Fletcher, Matthew Ruland, Chris Cyr, Rick Villarreal, and Aaron Bobo; and non-city residents Mike Box, Jessica Aguirre, Rodney Duplechain, Jean Barrios, and Rick Mann.

Samantha Pena spoke regarding the lack of fire hydrants in the vicinity of Main St. and Boyd Ct.

6. CONSENT AGENDA

A. Approve the minutes of the May 19, 2026 meeting.

B. Approve Resolution No. 2026-06-01 declaring certain miscellaneous office furniture items as surplus property and authorizing the disposition and/or sale of said property in a manner which is beneficial to the City; and directing all proceeds to the City's general fund.

MOTION: APPROVE THE CONSENT AGENDA.

MOTION MADE: SHEPARD

SECONDED: HEDGE

APPROVED: UNANIMOUS (Absent, Cook)

7. ITEMS FOR CONSIDERATION

A. Consider and discuss draft concepts and highlights of the Comprehensive Plan Update.

Abra Nusser, LJA Engineering, presented draft concepts for the Comprehensive Plan Update.

B. Discussion and action regarding Ordinance No. 2026-06-01 amending the City's Code of Ordinances Chapter 4 "Building Regulations," Article 4.05 "Signs," Division 1 "Generally," to add a definition and requirements for Master Sign Plans.

Ms. Nusser presented a proposed amendment to the City's Code of Ordinances regarding Signs as it pertains to a Master Sign Plans.

MOTION: APPROVE ORDINANCE NO. 2026-06-01 AMENDING THE CITY'S CODE OF ORDINANCES CHAPTER 4 "BUILDING REGULATIONS," ARTICLE 4.05 "SIGNS," DIVISION 1 "GENERALLY," TO ADD A DEFINITION AND REQUIREMENTS FOR MASTER SIGN PLANS WITH STAFF APPROVAL, SUBJECT TO FINAL CITY ATTORNEY APPROVAL.

MOTION MADE: SHEPARD
SECONDED: DUMAS
APPROVED: UNANIMOUS (Absent: Cook)

- C. Receive presentation, discussion, and action regarding Resolution No. 2026-06-02 approving an amendment to the contract with Community Waste Disposal (CWD) for the collection, hauling and disposal of municipal solid waste to approve a market adjustment to rates.

This item was deferred to the June 16, 2026 City Council Meeting.

- D. Discussion, and action regarding the first of two readings of a Resolution authorizing the Lavon Economic Development Corporation (LEDC) to expend funds for projects to assist in the promotion of new and expanded business, recreational and community development for the acquisition of real property at 121 School Road and 125 School Road, out of the S. M. Rainer Survey, Abstract No. 740, consisting of 0.12 acres of land and 0.16 acres of land respectively (CCAD Parcels # 1291220 and 1291211), northwest of the intersection of Boyd Court and School Road, Lavon, Collin County, TX in the amount of \$60,000.00 and associated closing costs, and providing an effective date.

City Manager Kim Dobbs presented information regarding the LEDC proposed purchase of property.

MOTION: APPROVE THE FIRST OF TWO READINGS OF A RESOLUTION AUTHORIZING THE LAVON ECONOMIC DEVELOPMENT CORPORATION TO EXPEND FUNDS FOR PROJECTS TO ASSIST IN THE PROMOTION OF NEW AND EXPANDED BUSINESS, RECREATIONAL AND COMMUNITY DEVELOPMENT FOR THE ACQUISITION OF REAL PROPERTY AT 121 SCHOOL ROAD AND 125 SCHOOL ROAD, OUT OF THE S. M. RAINER SURVEY, ABSTRACT NO. 740, CONSISTING OF 0.12 ACRES OF LAND AND 0.16 ACRES OF LAND RESPECTIVELY (CCAD PARCELS # 1291220 AND 1291211), NORTHWEST OF THE INTERSECTION OF BOYD COURT AND SCHOOL ROAD, LAVON, COLLIN COUNTY, TX IN THE AMOUNT OF \$60,000.00 AND ASSOCIATED CLOSING COSTS, AND PROVIDING AN EFFECTIVE DATE.

MOTION MADE: DUMAS
SECONDED: JACOB
APPROVED: UNANIMOUS (Absent: Cook)

- E. Discussion and regarding Ordinance No. 2026-06-02 amending Ordinance No. 2025-08-10, that approved and adopted a Five-Year Capital Improvement Plan for Fiscal Years 2026-2030; affirming that the budget amendment will have no direct impact on property taxes; and declaring an effective date.

Patty Parks, Controller, presented information regarding the proposed CIP budget amendment.

MOTION: APPROVE ORDINANCE NO. 2026-06-02 AMENDING ORDINANCE NO. 2025-08-10, THAT APPROVED AND ADOPTED A FIVE-YEAR CAPITAL IMPROVEMENT PLAN FOR FISCAL YEARS 2026-2030; AFFIRMING THAT THE BUDGET AMENDMENT WILL HAVE NO DIRECT IMPACT ON PROPERTY TAXES; AND DECLARING AN EFFECTIVE DATE.

MOTION MADE: SHEPARD
SECONDED: JACOB
APPROVED: UNANIMOUS (Absent: Cook)

- F. Discussion and regarding the site plan and landscape plan of a commercial project on Lot 1 of the proposed 205-78 Addition at 1030 S. SH 78 on 2.414 acres out of the W.A.S. Bohannan Survey, Abstract No. 121, situated west of the intersection of SH 78 and SH 205 and east of the intersection of SH 78 and Atlantis Blvd., City of Lavon, Collin County, Texas (CCAD Property IDs 2675083 and 2826863).

Ms. Dobbs provided information regarding the site plan and landscape plan. The applicant's engineer was available for questions and the adjacent resident confirmed agreement with the engineer's proposed enhancement to double the landscape on the southern boundary.

MOTION: APPROVE THE SITE PLAN AND LANDSCAPE PLAN OF A COMMERCIAL PROJECT ON LOT 1 OF THE PROPOSED 205-78 ADDITION AT 1030 S. SH 78 ON 2.414 ACRES OUT OF THE W.A.S. BOHANNAN SURVEY, ABSTRACT NO. 121, SITUATED WEST OF THE INTERSECTION OF SH 78 AND SH 205 AND EAST OF THE INTERSECTION OF SH 78 AND ATLANTIS BLVD., CITY OF LAVON, COLLIN COUNTY, TEXAS UPDATING THE LANDSCAPE BUFFER BY DOUBLE THE NUMBER OF REQUIRED TREES ALONG THE SOUTHERN PROPERTY LINE.

MOTION MADE: JACOB
SECONDED: DUMAS
APPROVED: UNANIMOUS (Absent: Cook)

- G. Discussion and action regarding board and commission appointment guidelines and appointment to the Economic Development Corporation Board of Directors, the Planning and Zoning Commission, and the Lavon Volunteer Fire Department Board of Directors.

The City Council discussed implementing an attendance policy in the near future.

MOTION: REAPPOINT DEBORAH NABORS AND HENRY VALLEJO TO THE PLANNING & ZONING COMMISSION FOR A TWO-YEAR TERM TO EXPIRE ON JUNE 1, 2028; REAPPOINT MINDI SERKLAND AND KAY WRIGHT TO THE LVFD BOARD OF DIRECTORS FOR A TWO-YEAR TERM TO EXPIRE JUNE 19, 2028; AND REAPPOINT KAY WRIGHT, VICKI SANSON, JOE SERPETTE AND JOSH EDWARDS TO THE ECONOMIC DEVELOPMENT CORPORATION BOARD OF DIRECTORS FOR A TWO-YEAR TERM TO EXPIRE ON JULY 15, 2028.

MOTION MADE: SHEPARD
SECONDED: DUMAS
APPROVED: UNANIMOUS (Absent: Cook)

8. EXECUTIVE SESSION

No executive session was conducted.

9. RECONVENE FROM EXECUTIVE SESSION

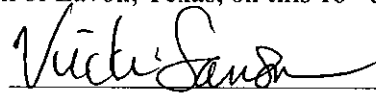
10. SET FUTURE MEETINGS AND AGENDA

June 16, 2026 – Regular Meeting

Mr. Jacob for an item to consider implementing a sign-in procedure for citizen comments.

10. MAYOR SANSON ADJOURNED THE CITY COUNCIL MEETING 8:10 P.M.

DULY PASSED and APPROVED by the City Council of Lavon, Texas, on this 16th day of June 2026.


Vicki Sanson, Mayor

ATTEST:


Rae Norton, City Secretary

