

NOTICE OF REGULAR MEETING OF THE  
GOVERNING BODY OF THE CITY OF WELLS  
WELLS CITY HALL – WELLS, TEXAS  
MONDAY, FEBRUARY 8, 2021  
7:00 p.m.  
AGENDA

1. CALL TO ORDER
2. FIRST ORDER OF BUSINESS
  - a) ROLL CALL, ESTABLISHMENT OF QUORUM;
  - b) INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG;
  - c) APPROVE MINUTES OF REGULAR MEETING DECEMBER 14, 2020
  - d) RECOGNITION OF VISITORS  
(THIS TIME RESERVED FOR ANYONE THAT WOULD LIKE TO ADDRESS THE COUNCIL ON ANY ISSUE) SIGN-IN IN ADVANCE OF MEETING; TIME FOR SPEAKING THREE (3) MINUTES; SUBJECT DOES NOT HAVE TO BE ON AGENDA.
3. *If during the course of the meeting covered by this notice, the Council should determine that a closed or executive meeting or session of the Council should be held or is required in relation to any item included in this notice, then such closed or executive meeting or session as authorized by Section 551.001 et. seq. of the Texas Government Code (the Open Meetings Act) will be held by the Council concerning any subjects and for any and all purposes permitted by Sections 551.071-551.089 of the Open Meetings Act.*
4. NOMINATIONS AND VOTE FOR APPOINTMENT TO VACANT COUNCIL SEAT
5. OATH OF OFFICE – NEW APPOINTED COUNCIL MEMBER
6. LCJ COMPANIES – DEVIN BAKER – DISCUSS AND ACTION WELLS MANOR APARTMENTS
7. DEPARTMENT REPORTS
8. DISCUSS AND ACTION LIFT STATION ON FOREST/PRESTON RD
9. DISCUSS AND ACTION TO AMENDMENT OF BUDGET FOR FIRE HYDRANT REPAIRS
10. DISCUSS AND ACTION RULES & REGULATIONS – NO USAGE CUSTOMERS – SEWER CHARGES
11. DISCUSS AND ACTION ANNEXING CITY "HENSON" PROPERTY INTO THE CITY LIMITS
12. DISCUSS AND ACTION CITY OF WELLS COVID PLAN
13. DISCUSS AND ACTION CITY OF WELLS AUDIT INFORMATION
14. APPROVE PAYMENT OF MONTHLY BILLS
15. REVIEW DECEMBER 2020 & JANUARY 2021 BUDGET COMPARISON FOR GENERAL AND WATER & SEWER
16. CONVENE TO EXECUTIVE SESSION PER TEXAS GOVERNMENT CODE ANN 551.074  
EMPLOYEE BENEFITS, HOLIDAYS AND SALARIES
17. RECONVENE FROM EXECUTIVE SESSION TO TAKE ACTION RELATIVE TO DISCUSSION IN EXECUTIVE SESSION
18. ADJOURN  
CITY OF WELLS  
TONY MCKNIGHT  
MAYOR