

Minutes of the City of Harker Heights Council Meeting that was called to order on Tuesday, May 13, 2025, at 5:00 PM, in the Kitty Young Council Chamber at the Harker Heights City Hall at 305 Miller's Crossing, Harker Heights, Texas 76548, with the following members present:

ROLL CALL:

Mayor Michael Blomquist
Mayor Pro-Tem Tony Canterino
Councilmember, Place 1 Jennifer McCann
Councilmember, Place 2 Shane Hodyniak - Virtually
Councilmember, Place 4 Lynda Nash
Councilmember, Place 5 Sam Halabi

City Manager David Mitchell
City Secretary Julie Helsham

PRESENTATIONS BY CITIZENS:

The following citizen(s) made a presentation:

- Roxanne Flores, 2101 Wikiup Trail, Harker Heights, Texas 76548

ELECTION BUSINESS:

1. Canvass Election Returns for the May 3, 2025, General Election for the City of Harker Heights, Texas.

Councilmember Nash and Councilmember Halabi canvassed the Election Results.

Councilmember Lynda Nash made the following statement: Let the record reflect that there came on to be, considered the returns of the General Election held on the 3rd day of May, 2025, for the purpose of electing the hereinafter named officials, and it appearing from the returns, duly and legally made, that 1,448 voters cast ballots in the election. The official canvass of said General Election reflects the following result:

CITY COUNCIL, PLACE 1						
CANDIDATES	EARLY VOTES	ELECTION DAY	ABSENTEE	TOTAL		
CANDICE SHOAF	99	21	4	124		
BRIAN BURT	507	304	1	812		
ANSON BOOKER	368	120	1	489		
OVERVOTES	0	1	0	1		
UNDERVOTES	14	8	0	22		
CITY COUNCIL, PLACE 3						
CANDIDATES	EARLY VOTES	ELECTION DAY	ABSENTEE	TOTAL		
TONY CANTERINO	494	155	2	651		
JESSE LEE MYLES III	489	295	2	786		
OVERVOTES	0	0	0	0		
UNDERVOTES	5	4	2	11		

The official canvass of the election returns reflects the following, which results are hereby DECLARED:

Brian Burt is elected as City Council Member, Place 1, and Jesse Lee Myles, III, is elected as City Council Member, Place 3.

Councilmember, Place 5 Sam Halabi made a motion to approve and accept the completion of the Canvass for the City of Harker Heights General Election held on May 3, 2025. Mayor Pro-Tem Tony Canterino seconded the motion. Carried unanimously.

2. Installation of Officers:

- (a) Present Certificate of Election and Administer Oath of Office for Councilmember Place 1 of the City of Harker Heights, Texas. Three Year Term 2025-2028.

Mayor Blomquist presented the Certificate of Election to Brian Burt. Kyle Moore, Police Officer, administered the Statement of Officer and Oath of Office to Brian Burt to serve as City Councilmember, Place 1, for a three-year term ending May, 2028.

- (b) Present Certificate of Election and Administer Oath of Office for Councilmember Place 3 of the City of Harker Heights, Texas. Three Year Term 2025-2028.

Mayor Blomquist presented the Certificate of Election to Jesse Lee Myles, III. Monica Smith, Notary Public, administered the Statement of Officer and Oath of Office to Jesse Lee Myles, III to serve as City Councilmember, Place 3, for a three-year term ending May, 2028.

RECESS:

At 5:25 p.m. Mayor Blomquist called for a 20-minute recess.

RECONVENE MEETING AND CONTINUE ELECTION BUSINESS:

Mayor Blomquist adjourned the Canvass of Election and Call to Order the City Council Meeting at 5:45 p.m. with Councilmember Brian Burt in Place 1, and Councilmember Jesse Lee Myles, III in Place 3.

- 1. Discussion and possible action regarding the selection and appointment of the Mayor Pro-tem.

Councilmember Place 3 Jesse Myles made a motion to appoint Councilmember Lynda Nash as Mayor Pro-Tem for the term May 2025-May 2026. Councilmember, Place 1 Brian Burt seconded the motion. Carried 4-1 (opposed: Councilmember, Place 2 Shane Hodyniak).

MAYORAL PROCLAMATIONS AND PRESENTATIONS:

- 1. Mayor Blomquist presented a Proclamation to Chris Mahlstedt, Interim Fire Chief, and Fire Department/EMS Staff, declaring May 18-24, 2025, as "Emergency Medical Services (EMS) Week".
- 2. Mayor Blomquist presented a Proclamation to Betiale Hawkins, Director of Public Safety/ Chief of Police and Police Department Staff, declaring May 11 - 17, 2025, as "National Police Week".
- 3. Mayor Blomquist presented a Proclamation to Mark Hyde, Assistant City Manager/Public Works Director and Kristina Ramirez, City Engineer, declaring May 18 - 24, 2025, as "National Public Works Week".
- 4. Mayor Blomquist presented a Proclamation declaring the month of May 2025, as "Asian and Pacific Islander American Heritage Month".

CONSENT ITEMS:

1. Discussion and possible action regarding approval of the minutes of the Regular meeting of the City Council held on April 22, 2025.
2. Discussion and possible action regarding a Resolution of the City Council of the City of Harker Heights, Texas, updating the names of authorized signers for financial transactions conducted by the City (Resolution #2025-27, Finance Director)

Councilmember, Place 2 Shane Hodyniak made a motion to approve the Consent Agenda as presented Councilmember, Place 5 Sam Halabi seconded the motion. Carried unanimously.

PUBLIC HEARINGS:

1. Council conducted a public hearing to discuss and take possible action regarding an ordinance to change land use designation from Low Density Residential to Regional Center on property described as A0579BC H Morrell, 4-3, Twin Oaks MHP Acres 11.12, SN1 Not Found; Label# Not Found, generally known as 2919 Cedar Knob Road, Harker Heights, Bell County, Texas. Stephanie Hall, Senior Planner, made the presentation.

Ace Reneau, Mitchell & Associates, Inc., representative of the applicant, and Patrice Hernandez, Makeen Tech Corporation, applicant's project design team, spoke on this item.

Councilmember, Place 2 Shane Hodyniak made a motion to approve of Ordinance 2025-17 to change land use designation from Low Density Residential to Regional Center on property described as A0579BC H Morrell, 4-3, Twin Oaks MHP Acres 11.12, SN1 Not Found; Label# Not Found, generally known as 2919 Cedar Knob Road, Harker Heights, Bell County, Texas, based on the discussed recommendations and findings and findings. Councilmember Place 3 Jesse Myles seconded the motion. Carried 4-1 (opposed: Councilmember, Place 1 Brian Burt).

2. Council conducted a public hearing to discuss and take possible action regarding an ordinance to change zoning designation from R-1 (One-Family Dwelling District) to B-5 (General Business District) with a Conditional Use Permit (CUP) to allow for animal boarding on property described as A0579BC H Morrell, 4-3, Twin Oaks MHP Acres 11.12, SN1 Not Found; Label# Not Found, generally known as 2919 Cedar Knob Road, Harker Heights, Bell County, Texas. Stephanie Hall, Senior Planner, made the presentation.

Ace Reneau, Mitchell & Associates, Inc., applicants' representative, and a representative of MaKeen Tech Corporation, applicants project design team, spoke on this item.

Councilmember, Place 5 Sam Halabi made a motion to approve of Ordinance 2025-18 to change zoning designation from R-1 (One-Family Dwelling District) to B-5 (General Business District) with a Conditional Use Permit (CUP) to allow for animal boarding on property described as A0579BC H Morrell, 4-3, Twin Oaks MHP Acres 11.12, SN1 Not Found; Label# Not Found, generally known as 2919 Cedar Knob Road, Harker Heights, Bell County, Texas, with the conditions as presented in Exhibit A, based on discussed recommendations and findings, with the conditions being as follows:

1. A minimum of one (1) staff member shall be present on the premises from 7AM to 11PM daily.
2. All animals shall be located inside the facility from 10PM to 7AM daily.
3. An eight (8) foot perimeter fence (metal or masonry) with additional metal lean-ins atop is required to ensure containment of all animals.
4. Adequate sanitation measures will be taken and must adhere to the Code of Ordinances Chapter 90 Section 5, Animal Waste, as amended.
5. The development must meet parking requirements of 1 space per 200 square feet of net floor area per City of Harker Heights Code of Ordinances §155.066 Table 21-D.

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6. Sign Standards:
 - a. One (1) free standing sign shall be permitted and shall be consistent with an approved Master Signage Plan.
 - b. All signage shall comply with the visibility sign triangle requirements and City of Harker Heights Code of Ordinances sign requirements.
7. Site Plan approval is required prior to the issuance of any development permits.

Councilmember, Place 2 Shane Hodyniak seconded the motion. Carried 3-2 (opposed: Mayor Pro-Tem Lynda Nash and Councilmember, Place 1 Brian Burt).

3. Council conducted a public hearing to discuss and take possible action regarding an ordinance to change zoning designation from R-1 (One-Family Dwelling District) to R1-R (Rural One-Family Dwelling District) with a Conditional Use Permit (CUP) to allow for an Accessory Dwelling Unit on property described as Lakeside Hills Section Three, Lot 68, Pt 67, Acres 6.149, generally known as 11599 Highview Drive, Harker Heights, Bell County, Texas. Stephanie Hall, Senior Planner, made the presentation.

Michael Donahue, 11599 Highview Drive, Harker Heights, Texas 76548, requestor, spoke on this item.

Mayor Pro-Tem Lynda Nash made a motion to approve of Ordinance 2025-19 to change zoning designation from R-1 (One-Family Dwelling District) to R1-R (Rural One-Family Dwelling District) with a Conditional Use Permit (CUP) to allow for an Accessory Dwelling Unit on property described as Lakeside Hills Section Three, Lot 68, Pt 67, Acres 6.149, generally known as 11599 Highview Drive, Harker Heights, Bell County, Texas, with the conditions as presented in Exhibit A, based on staff's recommendations and findings, with the conditions being as follows:

1. The accessory dwelling unit shall be used as a living space for a relative or employee (not for rent).
2. The accessory dwelling unit will not encroach in any utility or drainage easements on the parcel.
3. The accessory dwelling unit will gain access from the same private driveway utilized for the primary structure.
4. The accessory dwelling unit will have a maximum gross foundation footprint of 1,800 square feet.
5. The accessory dwelling unit shall comply with all other applicable City Codes and R1-R zoning requirements.

Councilmember, Place 5 Sam Halabi seconded the motion. Carried unanimously.

REGULAR BUSINESS:

1. Discussion and possible action regarding the approval of a Final Plat referred to as 2410 Live Oak Addition, on property described as being 12.13 acres locates in the W.F. Hunt Survey, Abstract Number 458, Bell County, Texas, and being all of the remainder of Lot 2C, Block 1 of the Amending Plat of Lot 2R, Block 1, 2410 Live Oak Addition, a Plat thereof recorded as Plat Number 144, filed for record in 2018, of the Plat Records of Bell County, Texas, and recorded under Document Number 2018-36221 of the Official Public Records of Bell County, Texas. MGO Project #2025-103 (Senior Planner)

This item was withdrawn by the applicant on May 13, 2025. No action taken.

2. Council discussed and considered the approval of a Preliminary Plat referred to as Ranger Top Addition, on property described as 1.003 acre, situated in the Elizabeth Dawson Survey, Abstract 258, Bell County, Texas, embracing all of a called 1.0 acre tract conveyed to Ranger Top, LLC., in Document No. 2022004499, Official Public Records of Real Property, Bell County, Texas. Stephanie Hall, Senior Planner, made the presentation.

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Mayor Pro-Tem Lynda Nash made a motion to approve with condition of a request for a Preliminary Plat referred to as Ranger Top Addition on property described as 1.003 acre, situated in the Elizabeth Dawson Survey, Abstract 258, Bell County, Texas, embracing all of a called 1.0 acre tract conveyed to Ranger Top, LLC., in Document No. 2022004499, Official Public Records of Real Property, Bell County, Texas, based on staff's recommendations and findings, with the following conditions:

- a. All outstanding comments shall be addressed prior to the release of infrastructure permits and/or the submission of the Final Plat.

Councilmember, Place 5 Sam Halabi seconded the motion. Carried 4-1 (opposed: Councilmember, Place 1 Brian Burt).

3. Council discussed and considered the approval of a Development Agreement with JKG 3 Builders, LLC in the amount of \$88,144.85 for roadway improvements to Pima Trail within the Pima Trail Addition subdivision; authorizing the City Manager to sign the agreement on behalf of the City. Kristina Ramirez, City Engineer, made the presentation.

Councilmember, Place 5 Sam Halabi made a motion to approve a Development Agreement with JKG 3 Builders, LLC in the amount of \$88,144.85 for roadway improvements to Pima Trail within the Pima Trail Addition subdivision; authorizing the City Manager to sign the agreement on behalf of the city, based on the discussed recommendation and findings. Councilmember, Place 2 Shane Hodyniak seconded the motion. Carried unanimously.

4. Council received and discussed the City Manager's Report. David Mitchell, City Manager, made the presentation. No action taken.

ITEMS FROM COUNCIL AND ANNOUNCEMENTS:

1. Councilmember closing statements.

Councilmember Burt thanked the citizens for placing their trust in him to serve them and the community.

Mayor Pro-Tem Nash reminded everyone that the next First Friday Music Event will be on June 6, 2025.

Councilmember Myles thanked the citizens for placing their trust in him to serve them and the community.

2. Updates and comments from the mayor.

Mayor Blomquist stated that he attended the following events:

- April 23rd – Attended and celebrated Administrative Professionals Day at the Harker Heights City Hall with a pancake breakfast honoring our great #Team Heights workforce.
- April 23rd – Kudos award recognition for Chief Betiale Hawkins from our very own Harker Heights Police Department. Congrats Chief Hawkins and thanks for all you do for our city and keeping us all safe!
- April 24th – Dunkin' Donuts for Harker Heights Coffee with a Cop event.
- April 24th – Monthly Central Texas Council of Governments Executive Committee meeting at the Central Texas Council of Governments building in Belton, Texas.
- April 24th – Chaparral Town Hall meeting at the Harker Heights Activities Center. Great interaction and questions answered for many Harker Heights citizens in attendance.
- April 25th – Monthly Fort Cavazos Retirement Ceremony at the Lone Star Conference Center on Fort Cavazos. I had the honor of welcoming Master Sergeant Winston Gomez and his family to call Harker Heights home after 25+ years of honorable service to our Nation! Welcome MSG Gomez!
- April 28th – Harker Heights Elementary School Gifted and Talented Showcase. Dr. Fey, Killeen Independent School District Board Members, and other local leaders attended the showcase. The students presented great projects for all in attendance.

- April 29th – AUSA Community Partner Dinner at the Killeen Civic Center where LTG Kevin Admiral, III Armored Corps Commanding General delivered keynote remarks on the Army and Community involvement.
- April 30th – Monthly Community Services Council Meeting at the Longhorn Conference Center on Fort Cavazos.
- April 30th – Nolan Middle School 7th Grade Information Campaign where students presented unique and innovative projects to address real world concerns and issues with water, water pollution, and how we can all help address and fix these issues.
- May 3rd – Grand Opening for our Harker Heights Farmers’ Market for the 2025 Season. The 1st Market was held at Carl Levin Park. Lots of great vendors and citizens were in attendance.
- May 3rd – Harker Heights Chamber Tacos and Tea-quila Event at Carl Levin Park. Great fun event.
- May 8th – Thanks to Mayor Pro-Tem Tony Canterino for covering the Harker Heights Volunteers Dinner and giving remarks honoring our many great volunteers in our city.
- May 10th – Thanks again to Harker Heights Mayor Pro-Tem Tony Canterino for attending the Harker Heights Farmers’ Market. Lots of vendors and our farmers stated that the fruits and vegetables will be arriving soon. See you at the next Market!
- May 11th – Celebrated Mothers’ Day. Happy Mothers’ Day to all mothers; past, present, and expecting.

ADJOURNMENT:

There being no further business, the City of Harker Heights City Council Meeting was adjourned at 7:08 p.m.

CITY OF HARKER HEIGHTS, TEXAS:

Michael D. Blomquist
Mayor

ATTEST:

Julie Helsham, City Secretary

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