Regular Meeting Minutes of the City Council of the City of Campbell
Monday, May 18, 2026
6:30 P.M. at Campbell City Hall

PRESENT: Ken Padilla – Mayor, Tracey Bowman, Sharon Monroe, Amanda Molnar, Bob Sutherland, and Charles Herring.
Trisha Lowery – City Secretary, Dylan Drozeski – Administrative Assistant
Colten Haase – City Attorney

I. Call to Order: Mayor Ken Padilla called the meeting to order at 6:32 P.M. Pledge of Allegiance was recited by all in attendance.

II. Presentation by Citizens – Bill Jordan from Mama's Wooden Spoon stood up to speak about the progress on opening. They spend a lot of money to get the trailer to the specific qualifications need. He pleads with the Council to take into consideration all they have done and request that the open needs to take place on the scheduled timeframe of June 1.

III. Consent Agenda: Sharon Monroe made a motion to approve the Consent Agenda, Charles Herring seconded, passed unanimously, 5 -0.

IV. Consider and Act Upon Subdivision Ordinance Amendments – Adoption of Ordinance Amendment 26-05-002 was opened for discussion; Mayor Ken Padilla would like to add in the warranty section. Discussion was opened on the updated sections. Council did not like the idea of the warranty. City Attorney made the comment that he did not feel like we could legally add that into our Ordinance. Sharon Monroe made a motion to approve the amendment removing the warranty section. Bob Sutherland seconded, passed unanimously 5-0.

V. Consider and Act Upon Ordinance 26-04-001 Water Runoff Mitigation – Discussion was opened at last month meeting. Council tabled to have time to look at it. When it was brought back up this month, no one had questions or discussion. Sharon Monroe made a motion, Bod Sutherland seconded, passed unanimously 5-0.

VI. Consider and Act Upon Ordinance 26-05-001 – No Jake Brake Ordinance – TxDot via email had given approval of the ordinance that Mayor Ken Padilla submitted. They agreed to purchase and pay for the signs to be placed at entrance to town. Bob Sutherland made a motion to approve, Tracey Bowman seconded the motion, passed unanimously, 5-0.

VII. Discussion on Developing Mission Statement – Discussion was brought up by Mayor Ken Padilla on City Council developing a mission statement for the City. No action was taken. This will be addressed at next City Council meeting in May. Examples will be emailed out to the City Council in order for preparation of development.

VIII. Consider and Act Upon Survey, Plat, and Plans for Property ID 213818- City Council was presented with the survey, plat and plans for property. Sharon Monroe made a motion to approve plat and plans, Bob Sutherland seconded, passed unanimously, 5-0.

IX. Campbell Economic Development Corporation

A. Discuss and Act Upon Improvements of Property ID 36093 (Tract 2) – lengthy discussion was opened about the improvements to the property. It was asked if this had been voted on prior. Prior development improvements had previously been voted on. No action was taken.

B. Discuss and Act Upon Temporary Placement of Mama's Wooden Spoon – The Council members went outside to look at the placement of the trailer. It was discussed that while the restaurant is temporary it will be placed in front of the City Hall Shop at 416 West Main. It will remain there until further plans are made for the permanent structure. Sharon Monroe made a motion to accept the temporary placement, Bob Sutherland seconded, passed unanimously, 5-0.

C. Discuss and Act Upon Approval of Awning for Mama's Wooden Spoon – Discussion was opened. The awning will extent off of the current awning at the City Hall Shop. It will come out towards Main Street to cover the trailer and some sitting areas. Later the awning can and will be repurposed at the future park or another location within this development. Sharon Monroe made a motion, Bob Sutherland seconded, passed unanimously 5-0.
D. Discuss and Act Upon Temporary Lease Contract for Mama's Wooden Spoon – lengthy discussion was opened about the contract that was submitted. Mayor Ken Padilla stated that he did not feel like the EDC had met the requirements to ask for the approval of the contract. A 911 address application will need to be submitted before this application can be approved. There was a lot of discussion and it was decided that they can temporarily use the address for the City Hall shop of 416 West Main Street. There will need to be revisions to the contract. It needs to clearly state which party is responsible for the utilities. Amanda Molnar made a motion to approve the contract with the discussed revisions, Bob Sutherland seconded, passed unanimously, 5-0.
E. Discuss and Act Upon EDC Budget Amendments –
    - Amending Current Budget – Alexis Davis EDC Treasurer provided an update to the amendments that need to be made to the overall budget for the EDC. They want to change some line items that are not used any longer and reallocate those funds to the line items that have exceeded their current budget. Bob Sutherland made a motion to approve the reallocation of the EDC overall budget, Amanda Molnar seconded, passed unanimously, 5-0.
    - Creating Budget for the Business and Park Complex Development – Alexis Davis explained that when the original annual budget was made in September of 2025, they did not have a budget for the new development. They have decided to allocate $120,000 for the development for the Business and Park Complex. Sharon Monroe made a motion, Bob Sutherland seconded, passed unanimously, 5-0.
F. Announcements: None
G. Adjournment: May Ken Padilla adjourn the Council Meeting at 8:06 PM.

Mayor

City Secretary

Approved and signed on: June 15, 2026