

Town of Oak Valley

2211 Oak Valley Lane
Corsicana, Texas 75110

July 8, 2025

MINUTES

In attendance

Mayor **Max Taylor**. Aldermen - **Kim Ogden, Randy Burkey, Kendall Walker** and **Leon Ward**. Secretary - **Kelli Burkey**. Absent - **Norma Finnen**.

Mayor **Max Taylor** called the meeting to order at 6:02 PM.

Invocation given by **Randy Burkey**.

Agenda:

Review and Approval of Previous Town Hall Meeting Minutes:

Minutes for June were reviewed and approved.

Motion made to accept June Minutes by **Leon Ward** and seconded by **Randy Burkey**. Motion carried and approved by majority vote.

Financial Reports / Bills to be paid:

Financial Reports for June were discussed and reviewed as follows:

GENERAL ACCOUNT:

1. State Comptroller deposit \$601.35
2. Advertising expense \$50 - NavCo Chronicle Agenda posting
3. Bank Analysis Activity Service Refund (\$3.16)
4. Building Expense \$225 (A/C capacitor replacement)
5. Contract Services \$100 - Secretarial/Treasurer
6. Lawn Care \$395.00
7. Legal \$875 - T.O.A.S.E.
8. Utilities (Electric) \$191.77
9. Utilities (Water) \$36.69
10. Ending balance for May \$44,728.99

GRANT ACCOUNT:

1. Interest deposit \$.00 (Interest has been removed from acct)
2. Ending balance for May \$531.93

MONEY MARKET ACCOUNT:

1. Interest Deposit \$1.50
2. Ending balance for May \$7,281.87

Bills to be paid in June were discussed and reviewed as follows:

GENERAL ACCOUNT:

1. Burkey, Kelli (Secretarial/Treasurer services) \$100.00
2. Corbet Water Supply electronic debit \$36.69
3. NavCo Chronicle \$50.00 (monthly agenda posting)
4. Simply Green Lawn Care & Irrigation \$395.00
5. Think Energy electronic debit \$16.26 (security light account)
6. Think Energy electronic debit \$244.44 (building account)
7. Richard Tate \$25 (Inspect 121 Black Oak Ln)

Motion made to approve all **Financial Reports** by **Kim Ogden** and seconded by **Leon Ward**. Motion carried and approved by majority vote.

Public Works Reports:

Building & Permits:

Update by Leon Ward -

No updates.

Road & Bridges Report:

- **Road/Bridge Maintenance Update - Randy Burkey**
- **Re-Building of Oak Valley Thoroughfares Update**
 - Discussion on Possible Actions Due to County Delays

Max reviewed the 11/14/2023 letter sent to the Navarro County Judge and Commissioners regarding our donation of the asphalt zipper.

In exchange Navarro County Commissioners Court was to provide labor services under the identified time lines.

However, changes were made and the work started on Oak Valley Ln vs Liberty Dr.

Max went on to discuss the Resolution (dated 12/7/2023) regarding the new Interlocal Agreement between the Town of Oak Valley and the County. In the 2nd bullet item, priority was for the County to have the work done “within the next 12 months”.

Max also referred to the Navarro County Commissioner’s Court minutes for 12/11/23 where Item 15 was the motion to approve the Interlocal Agreement with Oak Valley. However, we never received an executed document from Navarro County.

The county’s intent was that they would purchase a second asphalt zipper and would have a special crew to perform the zipper work, but that has not happened.

There have been a lot of extenuating circumstances that the county is up against i.e. and abnormal amount of rain, etc. However, Oak Valley needs to be on the county’s schedule instead of waiting until the county gets caught up. An option would be to schedule a designated number of days per month instead of waiting until they get caught up.

Another issue has been that we were under the impression that we would use oil sand. **Randy Burkey** spoke to the Regional Mgr at the plant in Athens. He could make the oil sand for us, but he recommended we stay with the cold mix instead of going with the oil sand. Ideally a hot mix would be the best. What we are doing is better.

Where we’re having pot holes and alligatoring, is base failure. The base needs to be stabilized better (compacting better). We may talk to the county about taking a core sample to see what the base layer is (should have 12” of base).

Kendall Walker asked when they changed to cold mix and it was when the County was told they could no longer get oil sand.

Max presented and discussed some options/issues:

- 1) Since it appears the County didn't sign the Interlocal Agreement, we could request a refund of our \$216K from the County but our attorney would need to review first. Then we would stop our construction until we have our annexation franchise fees. After the annexation is ready to submit, it could take anywhere from a month to a year for the Comptroller to approve. Once approved, our first check from Oncor would probably be around Jan 2027. The critical date is when it's approved.
- 2) We could continue our current course and ride it out with the county.
- 3) Discussion about shortage of asphalt past the bridge - this section needs to be prioritized.
- 4) **Debbie Taylor** asked about the 12" of road base requirement. **Randy** - what they mill is considered part of the base. Texas Materials, that **Randy** spoke to, said the base needed to be stabilized better. We will pay for the amount of road base that's needed.
- 5) **Melissa Wellman** - asked about culverts. Can an individual install their own culverts? Yes.

Discussion continued around prioritizing the problem areas now instead of going straight down Liberty Dr. Liberty Dr floods mainly because of filling in a retention pond. And there are issues on Water Oak.

Kendall Walker recommended that we stop construction and address the problem areas now. Tie in to existing pavement by the bridge. And before they do anything they need to address the base issue no matter what surface they use.

We should regroup and get with **Commissioner David Brewer** and workers to identify what areas to do and get on some kind of schedule with the County. See if **David** can get Big Creek rep to attend also.

It was agreed to try and meet with **David** this week.

Commerce Report:

- **Planned Annexation Update, Mayor Max Taylor**

Reviewed the Annexation schedule handout. **Max** mentioned that a better plan may be to annex roadways and Riot but instead of adding parcels, create an enlarged ETJ. Extend ETJ to the backside of Riot and east side of OV.

Max further discussed the Voluntary Petition form that would be utilized for landowners to join the ETJ area - over the next 45 days. **Max** recommended hiring someone to go out and contact landowners.

And since the Corbet/Oak Valley VFD will benefit from the Annexation and the ETJ expansion, maybe they could help talk to residents about the benefits of becoming a part of the ETJ.

- **Code Enforcement Update, Mayor Max Taylor**

Linebarger Goggan Blair & Sampson, LLP attorneys have been contacted regarding the status of the properties at 648 and 650 Oak Valley Lane which are tax delinquent. They are proceeding with trying to locate the parties and ordering the title which could take ~6 months.

- **Relinquishment of Authorized Agent Delegation Order, Mayor Max Taylor**

Completed

Volunteer Fire Department Report:

None

Navarro County Sheriff's Dept. Report:

None

Oak Valley Ladies Night Out Report: Debbie Taylor

Hoping to get together on August 21, 2025. Put it on your calendar!

NNO is coming up in October and for those interested in helping get with **Debbie Taylor**.

New Business:

None

Open Forum -

Meeting adjourned at 7:30 PM.

Next meeting scheduled for August 12, 2025