

Town of Oak Valley

2211 Oak Valley Lane
Corsicana, Texas 75110

January 13, 2026

MINUTES

In attendance

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

Mayor **Max Taylor** called the meeting to order at 6:00 PM.

Invocation given by **Commissioner David Brewer**.

Agenda:

Review and Approval of Previous Town Hall Meeting Minutes:

Minutes for December were reviewed and approved.

Motion made to accept December Minutes by **Randy Burkey** and seconded by **Norma Finnen**. Motion carried and approved by majority vote.

Financial Reports / Bills to be paid:

Financial Reports for December were discussed and reviewed as follows:

GENERAL ACCOUNT:

1. State Comptroller deposit \$889.58
2. Interest \$.72
3. SWBell Franchise Fee - \$34.32
4. Advertising expense \$50 - NavCo Chronicle monthly Agenda posting.
5. Contract Services \$373.20 - Secretarial/Treasurer for Nov & Dec and inspection fee from Richard Tate for \$173.20.
6. Lawn Care \$420 - Lonestar Lawn Care
7. Legal \$7,922.75 - Approved pymt for December
8. Utilities (Electric) \$157.14
11. Utilities (Water) \$36.74
12. Ending balance for December \$8,959.83

GRANT ACCOUNT: (account does not earn interest)

1. Check #1171 for \$7,922.75, for Legal expenses, was written on the Grant Account in error and mailed to our attorney's office. This exact amount was transferred from the General Account to the Grant Account to cover the check.
2. Ending balance for December \$50.00

MONEY MARKET ACCOUNT:

1. Interest Deposit \$1.65
2. Ending balance for December \$7,773.30

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

GENERAL ACCOUNT:

1. Burkey, Kelli (Secretarial/Treasurer services) \$100.00
2. Corbet Water Supply electronic debit \$36.74
3. NavCo Chronicle \$50.00 (monthly agenda posting)
4. Lonestar Lawn Care \$420.00 (January lawn care)
5. Think Energy electronic debit \$16.28 (security light account)
6. Think Energy electronic debit \$108.82 (building account)
7. TOASE LLP \$437.50 (Annexation charges for November \$350 and December \$87.50)
8. TOASE LLP \$525.00 (General charges for December)
9. Yolanda Pantoja \$200 - reimbursement for PayPal overpayment of permit for 127 Water Oak Ln. **Max Taylor** will contact PayPal and see if they can return the funds to Yolanda before we issue a check. **Max** will also look into ACH payments through VeraBank. **Kelli** had contacted them earlier and was told there was a \$25 monthly fee for ACH. **Max** will confirm.

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

Public Works Reports:

Building & Permits:

Leon Ward -

Only activity is a new build permit at 127 Water Oak Ln. **Yolanda Pantoja Güneri** has paid via PayPal and the permit is approved.

Leon also had a question about the verbiage on the permit form that says “once approved you will be billed for a permit fee”. He’s had some questions about that. We’ve been collecting the permit fees but not billing. **Max** acknowledged that we need to review our forms and some will need to be revamped. But for now we will hold off until we see how annexation affects the budget in the next few weeks.

Max also asked about the latest on the Berry’s new build on Pin Oak. We need to confirm permit payment.

Road & Bridges Report:

Road/Bridge Maintenance Update - Randy Burkey

Randy had nothing new to report.

Max commented that Oak Valley Ln seems to be holding up pretty well after the initial problems. Liberty Dr is still bad.

Commissioner David Brewer said his crew should be able to go ahead and start on Liberty Dr. within the next 8-12 weeks. Both asphalt zippers are currently being used by Precinct 1. The Council gave him the “go ahead” to work on Liberty Dr. ASAP.

Commerce Report:

Annexation Update, Mayor Max Taylor

The Texas Comptroller has our annexation on the map. We also received notification that we will begin to receive Sales Tax based on the annexed parcels effective January 1st.

We know we have the full month of November of Oncor fees coming to us and possibly some of October (executed resolution on 10/27/25). December is captured in the following year. Right now, we don't know Oncor's timeline to pay. Sometime this month, we will receive a letter/report showing our annual franchise fee payment that hopefully will include usage for our annexed parcels for November. If not, we can then follow-up with Oncor.

Code Enforcement Update

Things are progressing on the bridge house and there is a lawsuit number attached on the tax records.

Volunteer Fire Department Report:

None

Navarro County Sheriff's Dept. Report:

None

Oak Valley Ladies Night Out Report:

Debbie Taylor - Ladies game night is this coming Thursday, 5:30pm-7:30pm at the Community Center. Everyone bring a snack and join the fun. **Max** will also post this to the website.

National Night Out is Oct 6th and **Kim Ogden** has started the planning with more information coming in February. She will be able to get us registered on Feb 1st. We still plan to have it at our Community Center this year. There will be a meeting on Monday, Feb 16th at 9:00 AM for all interested in helping.

New Business: Mayor Max Taylor

Approval to Increase Debt Service with Advancing Communities Forward (ACF)

We are unsure of the funds we will need to meet our 2026 Budget until we know the amount of Oncor franchise fees we will receive this year. Instead of adding to our debt at this time, Council discussed holding off until we know more by the end of the month.

Randy Burkey made a motion to accept the ACF \$15K advance check with the understanding that we will hold it while we determine if it's needed. Motion seconded by **Leon Ward**. Motion carried and approved by majority vote.

Approval to Procure a Financial Auditor for 2025 Financials

The Texas Attorney General is making sure that even the small municipalities are in compliance with Chapter 103 of the Texas Local Government Code in regard to Annual Audits and Financial Statements. Oak Valley needs to be in compliance with this code. Council discussed going out for bid for a financial auditor to conduct an audit for 2025 or for multiple years i.e. 2025 and 2026.

As reference, **Commissioner David Brewer** said the county uses a 2 year cycle. He also recommended indicating in the bid package the date bids would be opened vs the date bids would be awarded. Just in case no bids were satisfactory.

Kim Ogden made the motion to procure bids for a financial auditing firm/CPA to conduct financial audits for years 2025 and 2026. Motion was seconded by **Randy Burkey**. Motion carried and approved by majority vote.

Election for Places 3, 4 and 5 on May 2nd, 2026.

The first day people can sign up to be placed on this year's ballot is tomorrow, January 14th. This will be posted on our website and Facebook. The last day to file for a place on the ballot is February 13th.

We will utilize the County Election Service if more than one person runs for the same place. If there is no opposition, we will withdraw from the County Election Service.

Open Forum -

None

Meeting adjourned at 6:45 PM.

Next meeting scheduled for February 10, 2026