**MARCH 9, 2026**

**WISE COUNTY COMMISSIONERS' COURT MEETING**

On this 9th of March A.D., 2026 at 9:00 A.M. came on to be had a Regular Meeting of the Commissioners' Court of Wise County, Texas held in the Justice of the Peace, Precinct No. 2 Courtroom (200 Rook Ramsey Drive, Decatur, TX) of said County in the town of Decatur with the following members present and presiding:

| | |
|---|---|
| J.D. Clark | County Judge |
| John "Biff" Hayes | Commissioner, Precinct No. 1 |
| Kevin Burns | Commissioner, Precinct No. 2 |
| Danny Lambert | Commissioner, Precinct No. 3 |
| Colby Shawn | Commissioner, Precinct No. 4 |

Blanca Tuma, County Clerk and Ex-Officio Clerk of Commissioners' Court when and where the following proceedings were had, to-wit:

All attachments referred to in the minutes of the Wise County Commissioners' Court are designated original or copy and are provided at the time of action by the Court unless otherwise indicated by provider.

County Judge Clark votes aye on all agenda items unless otherwise indicated.

1. Clark called the meeting to order at 9:00 a.m. All court members were present.

2. Invocation

3. Pledge of Allegiance

   ****** The Court considered Item # 5 out of order, prior to Item # 4. ******

4. (***Listed as Item # 5 on the Agenda***) Receive presentation from Freese and Nichols Engineering on the proposed Wise County Master Thoroughfare Plan (*attachments*).

   - Clark introduces engineers Eddie Hass and Brian Cooks and states that their presentation, "Wise Moves", is a multi-decade outlook for the county road network that span between 10 – 30 years.

   - Project Manager Haas reminds the Court that this plan was first adopted in 2009, previously updated in 2017, and that the current version is based on 12 months of work that combines county, city, and agency plans. He adds that the plan has been posted on the County's website since January 2026 and hopes the residents have had opportunities to peruse it.

- Freese and Nichols has worked with a project steering committee, conducted stakeholder interviews with city officials, TXDOT officials, MPO (Metropolitan Planning Organization) officials, developers, and input from the public through town halls.

- Haas says that his office also met with the developers' roundtable to receive input on roadway needs since there are approximately 20,000 residential dwelling units either vested or in the process of being built.

- Haas explains that the plan is predicated on the County's vision and objectives:

  - Enhance mobility and safety for all users,
  - Support and guide development,
  - Optimize economic opportunities
  - Ensure fiscal responsibility
  - Maintain rural character
  - Enhance the overall quality of life

- The thoroughfare proposal goes beyond "putting lines on the map"

- Clark specifies that the plan ***covers the county roads*** that fall ***under the County authority*** and that the Court does not get to dictate to TXDOT what should be done on state highways.

- Haas proceeds by saying that the thoroughfare is based on the North Central Texas Council of Governments (NCTCG) forecast to year 2050, and it leverages state highways such as I-380, US 287, SH 114, SH 51. The major and minor arterials will carry regional traffic across the County while the collector network will connect neighborhoods to arterial grid and preserve the rural paths. The proposal also takes into consideration the adjacent county/city plans for seamless connectivity.

- Haas adds that they want to leverage the County's key north-south mobility and improve the east-west connectivity overtime through the development process and city improvements.

- Decatur Outer "Loop" aimed at supporting Decatur traffic in and around the improved access; does ***not*** violate the LBJ Grassland territory.

- Haas clarifies that the Court does not exercise eminent domain; right-of-way dedication occurs through the development process.

- Assistant Project Manager Cooks mentions the principles of the project prioritization:

  - Allocate resources effectively
  - Focus on cost-effective projects
  - Ensure the process reflect the plan visions and goals

- Cooks emphasizes that **all projects are development-driven,** and he breaks it down by tiers:

  - **Tier III** (10 – 15 years):
    - Visionary corridors
    - Lowest priority; full alignments between point A and point B only (***not*** property-specific)
    - No immediate engineering or right-of-way acquisition; purely conceptual
  - **Tier II** (5 – 15 years):
    - More impactful, supportive of future growth; alignments still broad planning-level corridors
    - Developer-driven timing, more specific alignment work as subdivisions occur
  - **Tier 1** (0 – 10 years):
    - Highest priority, greatest immediate benefit
    - supports current development
    - improve roadway on LBJ Grasslands

- Haas highlights plan recommendation:

  - Agency coordination
    - Ensures connection with the thoroughfare plans of adjacent counties such as Denton, Tarrant, and Parker
  - Identify funding strategies
    - Per Clark, this allows the County some leverage when developers want to sub-divide
  - Support asset management and optimization efforts
    - Leverage existing networks
  - Conduct targeted planning efforts
    - The Court can trigger specific planning

- Haas states that if the plan is approved, he recommends the Court provide copies to **NCTCOG** (North Central Texas Council of Governments) or **MPO** (Metropolitan Planning Organization), and **TXDOT** (Texas Department of Transportation). The Commissioners' Court will coordinate with TXDOT as development occurs and secure a

right-of-way on behalf of the agency through the County Corridor Agreements which is a 12 – 14 month process.

5. ***(Listed as Item # 4 on the Agenda)*** **Public Hearing:** The Court will receive public comments on the proposed Wise County Master Thoroughfare Plan, which provides for long-range transportation planning and roadway right-of-way needs.

    - The following people spoke during the hearing: Jenai **Goodwin**, Muriel and Sam **Herringer**, Guy and Kammee **Cumbe**, Marissa and Mason **Clinesmith**, Brent and Janice **Pucci**, Brenda **Platt**, Paula **Gillis**, Jennifer **Ford**, Craig **Brown**, Bob **Meek**, Cindy **Vosburgh**, Amanda **Balderas**, Kimberlee **Swoboda**, Chris **McGowan**, Scott **Cryer**, Jim **Harvirson**, Terri **Holland**, Dwight **Archer**, Alex **Cook**.

    - Some of the concerns raised by the residents are:

        - Tier III lines crossing private, multi-generation family land with heritage designations
        - Potential eminent domain, right-of-way acquisition, loss of ag-exempt land, rising property taxes
        - Proposed alignments unviable
        - MUDs (Municipal Utility Districts) circumventing minimum lot-size requirements; water well depletion and distribution challenges
        - Safety at busy intersection of CR 2395 & US 287 (near Punjabi Restaurant) and need for grade separations.

      *** ***Although this item does not pertain to the County thoroughfare plan, Clark shares that the County requested funding through Congressman Ronny Jackson's Office to accelerate the TXDOT 287 corridor project study.*** ***

        - Road maintenance issues on county/state roads due to quarry truck traffic and potholes as "speed bumps"
        - Drainage and water retention to mitigate runoff impacts

    - The Court reiterates that:

        - Tier 1 corridors address immediate safety and connectivity needs; Tier II and Tier III remain ***conditional on future growth***
        - Right-of-way only acquired through negotiated purchase at fair market value, ***triggered by development applications***
        - Lines on map may shift substantially during detailed design once a project is triggered

- TXDOT system roads (SH 114, US 287, FM 2123, FM 1920) remain under TXDOT jurisdiction; county plan ***coordinates*** with TXDOT corridor studies
- Plan allows the County to make it cost effective to have a quicker emergency response time.
- The engineers reassure the public that the adopted "living" plan will be regularly reviewed, coordinated with TxDOT and NCTCOG, and will serve as the county's policy framework for funding applications and subdivision negotiations.

- Shawn reminds everyone that the plan is being put in place to avoid what has happened in other counties where populations have exploded and the counties are trying to catch up with the growth.

- Shawn thanks Freese and Nichols for their work on the master plan.

- **Motion made by Shawn, seconded by Lambert, and unanimously adopted by the Court to adopt the update to the Wise County Thoroughfare plan.**

****** Clark suggests taking a brief recess at 10:30 AM ******

- **Motion made by Shawn, seconded by Lambert, and unanimously adopted by the Court to take a brief recess.**

****** Upon convening, Clark jumps to Item #10. ******

10. Consider and act on a resolution regarding the establishment of additional data centers in the State of Texas:

- Clark reassures everyone that the County ***does not have any pending data center project at this time.***

- The Court is preparing for the inevitable by learning more about data centers, determining what questions should be asked (when approached by businesses), and consulting with other counties about their experience with data centers and what they wish they would have done differently.

- Clark reminds everyone that the County does not have land zoning authority to reject the building of a data center (or any other project) unless a tax abatement is requested or if the project is a sexually-oriented business.

- Since the state grants the counties authorities over local-level projects, Clark suggests requesting "guardrails" and county tools for future data center developments.

- Clark reads the proposed resolution and highlights environmental, water, and (limited reporting of) grid reliability concerns. Additionally, he points out that the County bears the primary financial responsibility for county road maintenance and repair and yet, the County possesses "limited statutorial authority to require proportionate cost participation from certain large-scale development impacting such structure" (*attachments*).

- Clark states copies of the resolution will be distributed to Governor Greg **Abbott**, Luitenant Governor Dan **Patrick**, State Senator Tan **Parker**, State Representative Andy **Hopper**, Public Utility Commission of Texas (**PUC**), Electric Reliability Council of Texas (**ERCOT**), Texas Water Development Board (**TWDB**), and appropriate regional and local governmental bodies.

- The following people express their concerns about the data center and water usage is the prominent topic: Amanda **Balderas**, Jim **Harvison**, Kimberlee **Swoboda**, Sheriff Cary **Mellema**, Paul and Brenda **Platt**, Debbie **Steele**, Charles **Clark**, Carrie **Baran**, and Bethany **Jarrell**.

- Clark and Shawn provide additional information about data centers:

  - They could haul in their water from anywhere in the state
  - Two types of data center designs:
    - Open loop – takes in large amount of water everyday
    - Closed loop – up front fill of approximately 200,000 gallons of water with a daily usage of approximately 1,200 gallons per day
  - 200,000 gallons of water is estimated to last 40 years, which is the life expectancy of the data center based on Jack County's abatement contract

- Clark brings up the decommission of data centers after usage

- Clark suggests that anyone wishing to support the County's position should write a letter/email along with a copy of the resolution and urge the state to take action. The resolution will be posted on the County's website under the heading "News Flash".

- Clark states the County will bring in a third party, should an abatement is needed.

- **Motion made by Burns, seconded by Shawn, and unanimously adopted by the Court to approve the resolution of the Wise County Commissioners' Court regarding the establishment of data centers in the state of Texas.**

6. Community Forum:

- Clark mentions the passing of former Sheriff and Texas Ranger Phil Ryan whose service was legendary. Ryan founded the Wise Eyes Program which eventually got carried out all over the county; as a tribute, Clark recommends incorporating Ryan's name in the Sheriff's Law Enforcement Center building in some fashion. Clark will create and present a document to the next Court about this idea.

7. County Correspondence: None

8. Discussion for the purpose of coordination and cooperation for efficiency between precincts: None

9. Plats: None

****** Item # 10 was considered out of order, after Item # 5 ******

11. Receive update on America250 events planned/scheduled for Wise County

    - Clark shares that Mickey Tanner with Turning Point USA (TPUSA) of Wise County Faith Community would like to participate in America250 celebrations; Clark sent a "call to action" letter calling community partners such as cities, schools, and other similar organizations about the celebrations. Tanner and her colleagues followed up to encourage the partners about holding events throughout the year that ties in with America250.

    - As official County partnership, Clark reached out to Pastor Kevin Casey who was previously involved with Bridgeport's 150th Revival and is experienced with working with churches throughout the County.

    - "One Nation Under God" is an hour-long worship service scheduled for Sunday, April 12th on the Courthouse Square. This event does not advertise a particular church. Rather, it is a collaboration of more than 20 churches and the City of Decatur (*attachment*). Pastor Rick Green will deliver the message and the worship team will comprise of members from throughout the County.

    - Tanner shares that there will be a county-wide school essay contest with age-appropriate themes; winners will be recognized at one of the May court sessions. She adds that sponsors are needed to provide small monetary award to the winners.

    - Clark announces several existing events which will incorporate America250 events:
        - Chico – May 2nd
        - Alvord – May 7th
        - Runaway Bay – June 2nd

- Cottondale – July 4th
- Boyd – July 11th
- Bridgeport – July 18th
- Decatur – September 12th
- Paradise – September 26th

12. Discuss and consider the amended concurrent order or ordinance creating the West Fork Public Utility Agency-Wise County (*attachments*).

- Clark reminds the Court about the County joining the newly created PUA in the hopes of accessing surface water and that the amended order is due to the addition of Walnut Creek Water Supply District as a member entity.

- **Motion made by Shawn, seconded by Burns, and unanimously adopted by the Court to approve the amended order creating the West Fork Public Utility Agency Wise County to include Walnut Creek as a member and the accompanying interlocal cooperation agreement in West For PUA.**

13. Discuss and consider a resolution to allow online auction for tax foreclosure sales (*attachments*).

- Clark introduces the resolution that would allow the tax office to allow online auction.

- County Tax Assessor Monty Shaw requests to allow his office to conduct online sales in order to broaden bidder participation, beginning the fall sale.

- **Motion made by Burns, seconded by Shawn, and unanimously adopted by the Court to adopt the resolution allowing online auction for tax foreclosure sales, tax resale, and to adopt rules governing online auctions.**

14. Donations:

- Treasurer Katherine Hudson shares that the animal shelter received cash, dog food, blankets, etc. from the following people (*attachment*):
  Tommi **Bettesworth**, Bob **Moss**, Bruce **Outland**, Amanda **Dreher**, and Sheryl **Matheney**.

- Hudson states that David Martin donated $5k to the Sherriff's Office for the April banquet.

- Hudson adds that BKV also donated $7500 for the same banquet.

- **Motion made by Burns, seconded by Lambert, and unanimously adopted by the Court to approve the donations with the Court's thanks.**

15. Bids: None

**** The next item was also numbered as No. 15; the remaining items were addressed out of the posted agenda order. ****

16. Consent Agenda Items: (***numbered as Item No. 15 on the Agenda***)

a. Minutes: December 8, 2025, Regular Meeting
January 12, 2026, Regular Meeting
January 28, 2026, Regular Meeting
February 9, 2026, Regular Meeting

b. Department Head Reports (items submitted in Dropbox but not provided for Court Record):

- County IT Director Steven Melton shares that after meeting with vendors, the ADA screen reader software for visually impaired people will be ready by April 2026.

- Auditor Ann McCuiston presents **February** Audit Report (*attachments*)

- McCuiston also presents the Juvenile and CSCD (Community Supervision & Corrections Department) audited statements (*attachments*)

c. Budget Amendments:

- McCuiston states there are various amendments for the Sheriff's Office on line items 26-07.

- McCuiston requests to restructure the Constables' Department budget due to part-time and non-departmental employees.

- McCuiston presents a couple of audited financial statements by Snow Garrett Williams for the year ending August 31, 2025:

  - **Texas Juvenile Justice Department Grant Funds of Jack and Wise Counties** (*attachments*)

  - **Wise County, Texas Community Supervision and Corrections Department** (*attachments*)

d. Capital Expenditure:

- McCuiston states "just what is on walk to Court."

e. Claims & Payroll:

- McCuiston presents Claims & Payroll (*attachments*)

f. Utility Permits/Right of Way: None

g. Interlocal Agreements/Contracts (original contracts and interlocal agreements are filed in the Asset Control Office by Diana Allen):

- CivicPlus DocAccess Service Agreement (*attachment*)
- Texas DPS Mutual Agreement for Complex ER Response & Investigation Planning (*no attachment*)
- Inovalon Agreements (*no attachment*)
  - Business Associate Agreement
  - Service Agreement
  - Quote
- Numi Financial (*no attachment*)
- Utility Associates Agreements (*attachments*)
  - Offer Letter
  - Service Agreement
  - Quote
- **Fully Executed** (LIST - *for informational purposes only, approval not required, see attachment*)
  - Smartsheets HIPAA Agreement (*attachments*)
  - CivicPlus CivicEngage Amendment (*attachments*)
- **Renewals and Amendments** (LIST - *for informational purposes only, approval not required, see attachment*)
  - United States Equitable Sharing Certification Renewal (*attachment*)
  - Freese and Nichols Flood Plan Management Renewal (*no attachment*)

- Bridgeport Animal Hospital Renewal (*attachment*)
- Correctional Dental Services Renewal (*no attachment*)
- State of Texas DFPS County Child Welfare Services Non-Financial Agreement Renewal (*no attachment*)
- Decatur Disabled American Veterans Lease Renewal (*no attachment*)
- Tarrant Regional Water District Rain Gauge in Cottondale Renewal (*no attachment*)
- Parker County Inmate Housing Renewal (*no attachment*)
- B4DA Renewal (*no attachment*)
- Lexisnexis Accurint JP3 Renewal (*no attachment*)
- School of EMS Renewal (*no attachment*)

- **Motion made by Burns, seconded by Hayes, and unanimously adopted by the Court to approve all other items introduced under Item # 15 with additions, as presented.**

17. Joint Venture Project Agreements:

- Burns mentions an ILT for the City of Alvord regarding various roads (***attachment forthcoming***).

  *** ***Project was approved on March 9, 2026; however, the attachment was presented and signed on the following Court, March 23, 2026.*** ***

- **Motion made by Burns, seconded by Shawn, and unanimously adopted by the Court to approve the project agreement with the City of Alvord for various roads.**

18. Hazard Mitigation Plan and related grant projects:

- Office of Emergency Management Coordinator Cody Powell updates everyone that his office has received 150 applications for the Storm Shelter Program and that 17 shelters have been installed.

19. Right-of-Way Improvements:

- Shawn brings up a request on behalf of James and Patricia Frank on **CR 3825** in Bridgeport.

- Lambert requests permission to clear vegetation and trees of approximately 200 yards long on behalf of a woman whose husband is buried in Opal Cemetery on **CR 4797**.

- Burns requests to replace a culvert on James Haines' property on **CR 3001 and Preskitt Rd** that was damaged by a flood.

- Hayes states his precinct will install a bridge on **Greenwood Road** where the south side is located on the City of Decatur. He requests permission to supply the labor to work on the road south of the bridge while the City supplies the asphalt for the project.

- **Motion made by Shawn, seconded by Burns, and unanimously adopted by the Court to approve all those for public transportation as noted for the record.**

20. Burn Ban Update:

- Fire Marshal Jeff Doughty rescinds the 90-day full burn ban from the February 9th Court and reinstates the standard daily weather-based burn restrictions.

- **Motion made by Burns, seconded by Lambert, and unanimously adopted by the Court to rescind the 90-day full on burn ban and implement for 90 days our normal daily weather-based burn ban.**

21. County Committee Reports: None

22. **Executive Session** with Legal Counsel, for private consultation allowed under **Texas Government Code Sec. 551.071**: discussion and legal updates of pending litigation under **Texas Government Code Section 551.074:** ***NOT CONSIDERED***

23. **Reconvene** – ***NOT CONSIDERED***

24. **Clark announced next regular meeting date** as being **Monday, March 23, 2026.**

25. Clark adjourned the meeting at **11:36 AM**, there being no further business to be had by the Court.

Minutes approved this 13th day of April, 2026, as printed.

J.D. Clark, County Judge, Wise County

John "Biff" Hayes, Commr. Pct. No. 1

Kevin Burns, Commr. Pct. No. 2

Danny Lambert, Commr. Pct. No. 3

Colby Shawn, Commr. Pct. No. 4

ATTEST:

Blanca Tuma, County Clerk and Ex-Officio Clerk of Commissioners' Court, Wise County, Texas.

COMMISSIONERS COURT COUNTY OF WISE, TX

The Wise County Commissioners' Court adopted revised Rules ***of Procedures, Conduct & Decorum at Meetings of Wise County Commissioners' Court*** on March 25, 2019.