

**NOTICE OF REGULAR CITY COUNCIL MEETING  
CITY OF TOMBALL, TEXAS**



**Monday, March 17, 2025  
6:00 PM**

Notice is hereby given of a Regular meeting of the Tomball City Council, to be held on Monday, March 17, 2025 at 6:00 PM, City Hall, 401 Market Street, Tomball, Texas 77375, for the purpose of considering the following agenda items. All agenda items are subject to action. The Tomball City Council reserves the right to meet in a closed session for consultation with attorney on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

The public toll-free dial-in numbers to participate in the telephonic meeting are any one of the following (dial by your location): +1 312 626 6799 US (Chicago); +1 646 876 9923 US (New York); +1 301 715 8592 US; +1 346 248 7799 US (Houston); +1 408 638 0968 US (San Jose); +1 669 900 6833 US (San Jose); or +1 253 215 8782 US (Tahoma) - Meeting ID: 829 2571 9912. Passcode: 021287 The public will be permitted to offer public comments telephonically, as provided by the agenda and as permitted by the presiding officer during the meeting.

- A. Call to Order
- B. Invocation - Led by Pastor Adam McIntosh, St. David's Church
- C. Pledges to U.S. and Texas Flags
- D. Public Comments and Receipt of Petitions; *[At this time, anyone will be allowed to speak on any matter other than personnel matters or matters under litigation, for length of time not to exceed three minutes. No Council/Board discussion or action may take place on a matter until such matter has been placed on an agenda and posted in accordance with law - GC, 551.042.]*
- E. Reports and Announcements
  1. Announcements
    - I. **Upcoming Events:**
      - March 20, 2025 – Let’s Talk! – Drug Prevention from 6 to 7 p.m. at Tomball Community Center

- March 22, 2025 – Choo-Choo Chow Down from 11 a.m. to 5 p.m. at Tomball Depot Plaza
- March 28-30, 2025 – Tomball German Heritage Festival from 6 to 10 p.m. (Friday), 10 a.m. to 10 p.m. (Saturday), and 10 a.m. to 6 p.m. (Sunday) at 100-400 blocks of Market St.
- April 2, 2025 – Coffee with a Cop from 8:30 to 10 a.m. at Chick-Fil-A (14314 FM 2920)
- April 4, 2025 – Rotary Club Fish Fry from 5 to 8 p.m. at Juergens Park
- April 10, 2025 – Kaffeeklatsch from 8:30 to 10 a.m. at Tomball Community Center
- April 12, 2025 – Tidy Up Tomball from 8 a.m. to noon at First Baptist Parking lot
- April 12, 2025 – 2<sup>nd</sup> Saturday at the Depot from 5 to 9 p.m. at Tomball Depot Plaza

F. Old Business Consent Agenda: *[All matters listed under Consent Agenda are considered to be routine and will be enacted by one motion. There will be no separate discussion of these items. If discussion is desired, the item in question will be removed from the Consent Agenda and will be considered separately. Information concerning Consent Agenda items is available for public review.]*

1. Adopt, on Second Reading, Ordinance No. 2025-09, an Ordinance Repealing Chapter 46, Article IV – Water, Wastewater, and Drainage Capital Recovery Fees, in its Entirety and Adopting Chapter 46, Article IV – Water, Wastewater, and Drainage Impact Fees; Providing for a Penalty of an Amount Not To Exceed \$2,000 for Each Day of Violation of Any Provision Hereof; Making Findings of Fact; and Providing for Other Related Matters; and Providing an Effective Date.
2. Adopt on Second Reading Ordinance 2025-12, An ordinance amending the Code of Ordinances of the City of Tomball, Texas, by adopting the International Fire Code, 2021 edition; by amending section 20-28 of article II, Fire Code; providing for penalty in an amount not to exceed \$2,000.00 per day for violation of any provision hereof, with each day constituting a separate offense; providing a repealer; providing for severability; and making other findings related thereto.

G. New Business Consent Agenda: *[All matters listed under Consent Agenda are considered to be routine and will be enacted by one motion. There will be no separate discussion of these items. If discussion is desired, the item in question will be removed from the Consent Agenda and will be considered separately. Information concerning Consent Agenda items is available for public review.]*

1. Approve Minutes of March 3, 2025, Special and Regular City Council meetings.
2. Approve a contract with SAS Concrete Construction, Inc. for the construction of the Baker Drive and Cherry Street Sidewalk Improvements (Project No. 2024-10003), for a not-to-exceed amount of \$163,504.97 (Bid No. 2025-08), authorize the expenditure of funds therefor, and authorize the City Manager to execute any and all documents. The expenditure was included in the Fiscal Year 2024-2025 Budget as part of the 2025-2029 Capital Improvement Plan.
3. Approve a professional services agreement with GrantWorks for grant administration services related to the U.S. Department of Housing and Urban Development – Community Project Fund (CPF) grant for an amount not to 4.21% of the total grant received or \$294,700, approve the expenditure of funds therefor, and authorize the City Manager to execute any and all documents related to the services. These expenditures are to be paid from grant funds received from the U.S. Department of Housing and Urban Development – Community Project Fund.

H. New Business

1. Consider approval of Resolution 2025-08 approving the FY 2023-2024 Tomball Tax Increment Reinvestment Zone No. 3 Annual Report
2. Conduct a public hearing and consideration to approve Zoning Case Z25-04: Request by Mike Arledge and Baldomero Araiza Alonso, represented by Jon Arledge, to amend Chapter 50 (Zoning) of the Tomball Code of Ordinances, by rezoning approximately 3.1318 acres of land legally described as being two tracts of land, 1.991 acres, Tract 8E (north tract) and 1.1408 acres, Tract 8F (south tract), situated in the Jesse Pruitt Survey, Abstract 629 from the Single-Family Residential - 6 (SF-6) zoning district to the Commercial (C) zoning district. The properties are located in the 420 block (west side) of South Persimmon Street, within the City of Tomball, Harris County, Texas.

Adopt, on First Reading, Ordinance No. 2025-10, an Ordinance of the City of Tomball, Texas, amending Chapter 50 (Zoning) of the Tomball Code of Ordinances by changing the zoning district classification of approximately 3.1318 acres of land legally described as being two tracts of land, 1.991 acres, Tract 8E (north tract) and 1.1408 acres, Tract 8F (south tract), situated in the Jesse Pruitt Survey, Abstract 629 from Single-Family Residential - 6 (SF-6) to the

Commercial (C) zoning district. The properties are located in the 420 block (west side) of South Persimmon Street, within the city of Tomball, Harris County, Texas; providing for a penalty of an amount not to exceed \$2,000 for each day of violation of any provision hereof, making findings of fact; and providing for other related matters.

3. Conduct a public hearing and consideration to approve Zoning Case Z25-05: Request by Jacquelyn D. Marshall, represented by Andrea Ameen, to amend Chapter 50 (Zoning) of the Tomball Code of Ordinances, by rezoning approximately 7.06 acres of land legally described as being a portion of the 15.541 acre tract situated in the Jesse Pruett Survey, Abstract No. 629, containing all of Lots 163, 167, 171, and a portion of lot 159 of Five Acre Tracts, Tomball Townsite from Agricultural (AG) to the General Retail (GR) zoning district. The property is located in the 13000 block (south side) of Medical Complex Drive, within the City of Tomball, Harris County, Texas.

Adopt, on First Reading, Ordinance No. 2025-11, an Ordinance of the City of Tomball, Texas, amending Chapter 50 (Zoning) of the Tomball Code of Ordinances by changing the zoning district classification of approximately 7.06 acres of land legally described as being a portion of the 15.541 acre tract situated in the Jesse Pruett Survey, Abstract No. 629, containing all of Lots 163, 167, 171, and a portion of Lot 159 of Five Acre Tracts, Tomball Townsite from Agricultural (AG) to the General Retail (GR) zoning district. The property is located in the 13000 block (south side) of Medical Complex Drive, within the City of Tomball, Harris County, Texas; providing for a penalty of an amount not to exceed \$2,000 for each day of violation of any provision hereof, making findings of fact; and providing for other related matters.

4. Discussion and possible direction regarding the 89<sup>th</sup> Legislative Session and the City's involvement in the legislative process.
5. Consideration and discussion regarding future appointment/reappointment to the Board of Adjustments.
6. Discuss and possible action regarding board appointments to the Tomball Economic Development Corporation.

#### I. Adjournment

### **C E R T I F I C A T I O N**

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, City of Tomball, Texas, a place readily accessible to the general public at all times, on the 14th day

of March 2025 by 3:00 PM, and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

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Shannon Bennett, TRMC

**Assistant City Secretary**

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at (281) 290-1019 for further information.