

MINUTES OF REGULAR CITY COUNCIL MEETING CITY OF TOMBALL, TEXAS



**Monday, September 15, 2025
6:00 P.M.**

The City Council of the City of Tomball, Texas, conducted the meeting scheduled for September 15, 2025, 6:00 P.M., at 401 Market Street, Tomball, Texas 77375.

A. Mayor L. Klein Quinn called the meeting to order at 6:05 P.M.

PRESENT:

Mayor Lori Klein Quinn
Council 2 Paul Garcia
Council 3 Dane Dunagin
Council 4 Lisa A. Covington
Council 5 Randy Parr

Absent (Excused):

Council 1 John Ford

CITY STAFF PRESENT:

City Manager - David Esquivel
City Secretary – Thomas Harris III
Community Development Director – Craig Meyers
Fire Chief – Joe Sykora
Captain -Brandon Patin
Human Resources Director - Kristie Lewis
Finance Director - Bragg Farmer
Public Works Director - Drew Huffman
Director of Marketing & Tourism - Chrislord Templonuevo
Director of Special Projects – Luisa Taylor
Director of I.T. – Ben Lato
Project Manager - Meagan Mageo
Records Specialist – Dayjah Whyte
Police Officer – Erin O'Neill

B. Invocation - Led by Pastor Adam McIntosh, St. David's Church

C. Pledges to U.S. and Texas Flags led by Boys Scout Pack 12 of Tomball

- 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.]*

Cheryl Murchison spoke in favor of her rezone request at 1701 S. Cherry Street.

E. Presentations

1. Proclamation – Designating October 5th – 11th, 2025 as “2025 Tomball Fire Prevention Week” – The Proclamation will be presented at the October 6, 2025 meeting.

F. Reports and Announcements

1. Announcements

I. Upcoming events:

- September 16, 2025 – Taste of Tomball 11:30 a.m. – 1:30 p.m. at VFW Post 2427 (14408 Alice Rd.)
- September 27, 2025 – Groovfest from 11 a.m. – 5 p.m. at Tomball Depot
- October 1, 2025 – Coffee with a Cop from 8:30 – 10 a.m. at Re:Bar Café (416 W. Main St.)
- October 2, 2025 – Tomball High School Homecoming Parade and Rally from 6:30 – 9:30 p.m. at Tomball Depot Plaza and Main St.
- October 7, 2025 – National Night Out from 5 – 8 p.m. in various neighborhoods in Tomball
- October 8, 2025 – Tomball High School Senior Picnic from 8:30 a.m. – 2 p.m. at Jergens and Matheson Park
- October 9, 2025 – Kaffeeklatsch (Presenter Boots 4 Troops) from 8:30 – 10 a.m. at Tomball Community Center
- October 11, 2025 – Spooktacular from 4 – 9 p.m. at Tomball Depot Plaza

- October 12, 2025 – Tomball Praises Together from 2 – 6 p.m. at Tomball Depot Plaza
2. Reports by City staff and members of council about items of community interest on which no action will be taken:
- Mayor reported that she attended the Mayor's Cup
 - Council 5 Parr reported that the Fire Department sprayed the High School Band Members
- G. Proposed Future Agenda Items (To be discussed in order or at Councils discretion, time permitting)

Items G.1 - 5 was discussed during the Workshop meeting.

1. Workshop Discussion Only – Approve Administrative Policy No. 9.6, Statement of Financial Goals and Policies, pertaining to the General Land Office Community Development Block Grant – Disaster Recovery (CDBG-DR) Program, Infrastructure Contract Number 25-141-001-F190.
2. Workshop Discussion Only – Approve Administrative Policy No. 9.7, Federal Grant Procurement Policy, pertaining to the General Land Office Community Development Block Grant – Disaster Recovery (CDBG-DR) Program, Infrastructure Contract Number 25-141-001-F190.
3. Workshop Discussion Only – Approve Amendment No. 1 to the Professional Services Agreement with Langford Community Management Services for a total amount not-to-exceed \$108,000 for grant administration services for the Community Development Block Grant – Disaster Recovery (CDBG-DR) Program Contract Number 25-141-001-F190.
4. Workshop Discussion Only – Approve Resolution No. 2025-45, a Resolution of the City Council of the City of Tomball, Texas, Designating Authorized Signatories for Contractual Documents and Documents for Requesting Funds Pertaining to the General Land Office Community Development Block Grant – Disaster Recovery Program (CDBG-DR) Contract Number 25-141-001-F190.
5. Workshop Discussion Only – Approve Resolution No. 2025-46, a Resolution of the City Council of the City of Tomball, Texas, Adopting Policies in Connection with the City of Tomball, Texas Participation in the General Land Office Community Development Block Grant – Disaster Recovery Program (CDBG-DR) Contract Number 25-141-001-F190 and Adherence to the Regulations Described Therein.

H. 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 August 18, 2025, Special and Regular City Council meetings.

Approve Minutes of August 25, 2025, Special City Council Meeting.

Approve Minutes of September 2, 2005, Joint CC & TEDC, Special and Regular City Council Meetings.

2. Approve request from Tidy Up Tomball for City Support and In-Kind Services for Tidy Up Tomball event in downtown Tomball and nearby areas, on Saturday, November 8, 2025, from 8:00 – 11:30 a.m.
3. Adopt, on Second Reading, Ordinance No. 2025-36, an Ordinance of the City of Tomball, Texas Authorizing and Approving the Calendar Year 2025 Annual Service and Assessment Plan (SAP) Update for the Wood Leaf Reserve Public Improvement District Number 11 (PID 11).
4. Approve a Service Agreement renewal with ABM Texas General Services, Inc. for the janitorial services and supplies for City facilities, for a not-to-exceed amount of \$120,000 (RFP 2023-19), approve the expenditure of funds therefor, and authorize the City Manager to execute any and all documents related to the purchases. These expenditures were included in the Fiscal Year 2025-2026 Budget.
5. Approve a professional services agreement with Gradient Group for engineering services related to the U.S. Department of Housing and Urban Development – Community Project Fund (CPF) grant related to the S. Persimmon and Timkin Street Improvements for an amount not-to-exceed \$2,873,000, 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.

Motion made by Council 4 Covington, Seconded by Council 2 Garcia to approve New Business Consent Agenda items.

Voting Yea: Council 2 Garcia, Council 3 Dunagin, Council 4 Covington, Council 5 Parr

Absent (Excused): Council 1 Ford

Motion carried unanimously.

I. New Business

1. Consideration of and action on Resolution No. 2025-47, Nominating a Candidate or Candidates to be placed on the ballot for a position on the Board of Directors of the Harris Central Appraisal District (HCAD). No Action was taken.
2. Discussion regarding applicants for nomination to fill an unexpired term until December 31, 2027 on the Harris Central Appraisal District Board of Directors; and Consideration of and Action on Resolution No. 2025-48, Nominating a Candidate to the fill a vacancy on the Board of Directors of the Harris Central Appraisal District (HCAD).

Motion made by Council 3 Dunagin, Seconded by Council 5 Parr to approve Resolution No. 2025-47 (nominating Paul Garica)

Voting Yea: Council 2 Garcia, Council 3 Dunagin, Council 4 Covington, Council 5 Parr

Absent (Excused): Council 1 Ford

Motion carried unanimously.

3. Conduct a public hearing and consideration to approve **Zoning Case Z25-10:** Request by Donald and Cheryl Murchison, to amend Chapter 50 (Zoning) of the Tomball Code of Ordinances, by rezoning approximately 0.3360 acres of land legally described as being a tract of land situated within the J. Pruitt Survey, Abstract No. 629 from Single-Family Residential (SF-9) to the General Retail (GR) zoning district. The property is located at 1710 S. Cherry Street, within the City of Tomball, Harris County, Texas.

Mayor Klein Quinn opened the Public Hearing at 6:37 P.M.

Mayor Klein Quinn opened the Public Hearing at 6:38 P.M.

Adopt, on First Reading, Ordinance No. 2025-34, an Ordinance of the City of Tomball, Texas, amending Chapter 50 (Zoning) of the Tomball Code of Ordinances by rezoning approximately 0.3360 acres of land legally described as being a tract of land situated within the J. Pruitt Survey, Abstract No. 629 from Single-Family

Residential (SF-9) to the General Retail (GR) zoning district. The property is located at 1710 S. Cherry 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.

Motion made by Council 3 Dunagin, Seconded by Council 2 Garcia to adopt on First Reading, Ordinance No. 2025-34.

Motion made Council 3 Dunagin, Seconded by Council 2 Garcia to allow Council 3 Dunagin to amend the motion to change the zoning to Neighborhood Retail (NR) from General Retail (GR)

Voting Yea: Council 2 Garcia, Council 3 Dunagin, Council 4 Covington, Council 5 Parr

Absent (Excused): Council 1 Ford

Motion carried unanimously.

4. Executive Session: The City Council will meet in Executive Session as Authorized by Title 5, Chapter 551, Government Code, the Texas Open Meetings Act, for the Following Purpose(s):
 - Sec. 551.072 – Deliberations regarding Real Property; A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.
 - Sec. 551.074 – Personnel Matters; Deliberation of the Appointment, Employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee:
 - Assistant City Manager
 - Executive Session Started: 6:41 P.M.
 - Executive Session Ended: 7:42 P.M.
5. Presentation, discussion and possible action to ratify the contract to purchase the property located at 811 Village Square Drive.

Motion made by Council 4 Covington, Seconded by Council 2 Garcia to ratify the contract to purchase the property located at 811 Village Square Drive.

Voting Yea: Council 2 Garcia, Council 3 Dunagin, Council 4 Covington, Council 5 Parr

Absent (Excused): Council 1 Ford

Motion carried unanimously.

J. Mayor Klein Quinn adjourned the meeting at 7:44 P.M.

PASSED AND APPROVED this 6th day of October 2025.

Thomas Harris III

Thomas Harris III, TRMC
City Secretary

Lori Klein Quinn

Lori Klein Quinn
Mayor