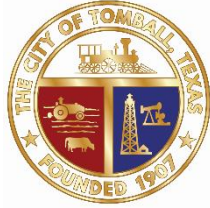


MINUTES OF WORKSHOP/REGULAR CITY OF TOMBALL, TEXAS



**Tuesday, September 08, 2026
5:00 P.M.**

The City Council of the City of Tomball, Texas, conducted the meeting scheduled for September 08, 2026, 5:00 P.M., at 401 Market Street, Tomball, Texas 77375.

A. Mayor L. Klein Quinn called the meeting to order at 5:00 P.M.

PRESENT:

Mayor Lori Klein Quinn
Council 1 Shelley Michna
Council 2 Paul Garcia
Council 4 Lisa A. Covington
Council 5 Randy Parr

ABSENT (EXCUSED):

Council 3 Dane Dunagin

CITY STAFF PRESENT:

City Manager - David Esquivel
City Attorney – Joseph Hayes
City Secretary - Thomas Harris
Assistant City Secretary - Shannon Bennett
Interim Police Chief – Shon Davis
Finance Director - Bragg Farmer
Public Works Director - Drew Huffman
Director of Human Resources – Kristie Lewis
Director of Marketing & Tourism - Chrislord Templonuevo
Community Development Director – Jermery Griffin
City Planner - Caleb Mittanck
Director of I.T. – Ben Lato
Special Project Director - Luisa Taylor
Bryce Smith - Police Officer

B. 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.]

With no objection from Council, Remarks shall not be Profane, vulgar or abusive language and personal attacks will not be tolerated.

Elaine Hancock, Tomball, TX presented a letter from 2015 regarding streets in “Old Town” Tomball. (Exhibit A)

Michelle Shannon, Tomball, TX announced she is seeking place to house medical equipment.

C. General Discussion

1. Quarterly Financial Report for period ending June 30, 2026

Finance Director Bragg Farmer presented the Quarterly Financial Report.

2. Quarterly Investment Report for the period ending June 30, 2026.

Finance Director Bragg Farmer presented the Quarterly Investment Report.

D. Proposed Future Agenda Items *[The following items are provided for informational purposes for City Council and public review. Any item may be pulled for separate discussion at Council's request.]*

1. Public Works Director Drew Huffman led the Workshop Discussion Only – Approve an agreement with Shane Griffin Power & Electrical Services, LLC for electrical contractor services for Fiscal Year 2027, for a not-to-exceed amount of \$125,000 (RFP 2026-12), approve the expenditure of funds, therefor, and authorize the City Manager to execute any and all documents related to the purchases. These expenditures are included in the Fiscal Year 2026-2027 budget.
2. Director of I.T. Ben Lato led the Workshop Discussion Only - Approve the expenditure of greater than \$100,000 with Insight Public Sector for software support renewals, not-to-exceed amount of \$116,500, approve the expenditure of funds thereof, and authorize the City Manager to execute any and all documents related to the purchase. These expenditures are included in the FY 2025-2026 budget.
3. City Planner Caleb Mittanck introduced the item for Informational Purposes Only - Request by Joe E. Evans, Abigail L. Bailey, and Janae E. Evans to consider a zone change from Agricultural (AG) to Commercial (C) on an approximately 0.86 acre portion of Tract 5D, one tract containing approximately 2.96 acres of land, situated in the C Goodrich Survey, Abstract 311, located west of the northwest intersection

of FM 2920 and Park Road (15226 FM 2920). The applicant is requesting to match the zoning of the rest of their property

4. City Planner Caleb Mittanck introduced the item for Informational Purposes Only
- Request by Wendy Kaiser to consider a zone change from Single-Family Residential (SF-20) to Old Town (OT) on Lot 22S of the Baker Unrecorded Plat, one lot containing approximately 0.29 acres of land, situated in the J House Survey, Abstract 34, located at the northwest intersection of Hicks Street and Baker Drive (304 Baker Drive). The applicant is requesting to utilize the property for residential or office use
5. City Planner Caleb Mittanck introduced the item for Informational Purposes Only
- Request by Jacqueline Marshall to consider a zone change from Agricultural (AG) to Multifamily Residential (MF-2) on Tract 163 & 167 of Tomball Outlots; one tract containing approximately 5.21 acres of land located west of the northwest intersection of South Cherry Street and Medical Complex Drive. The applicant is requesting to develop the property with an assisted living facility

E. Recess/Reconvene at 6:00 p.m.

Mayor Klein Quinn recessed the meeting at 5:39 p.m. and reconvened it at 6:03 p.m.

F. Invocation led by Earl Detwiler, Colonial Hills Bible Chapel

G. Pledges to U.S. and Texas Flags was led by Latrell Shannon.

H. 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.]*

With no objection from Council, Remarks shall not be Profane, vulgar or abusive language and personal attacks will not be tolerated. There were no comments received.

I. Presentations

1. Proclamation Recognizing Tomball's Baseball Team for Winning the State Championship.

Mayor Klein Quinn presented a Proclamation to the Tomball High School Baseball Team recognizing them as the Tomball High School Baseball State Champions 2026 UIL 6A Division II.

2. Proclamation – The Castillo Way Week

Mayor Klein Quinn presented a Proclamation to the Castillo Family proclaiming the week of September 7th – 11th, 2026 as “The Castillo Way Week”.
- J. Reports and Announcements
 1. Announcements
 - I. Upcoming events:
 - September 10, 2026 - Kaffeeklatsch (Amanda Kelly-Famers Market) from 8:30 - 10:00 a.m. at Tomball Community Center
 - September 11, 2026 - 9/11 Remembrance Ceremony from 8:00 - 9:00 a.m. at Tomball Depot Plaza, followed by a short evening tribute from 7:30-7:45 p.m. at Tomball Depot Plaza
 - September 12, 2026 - 2nd Saturday from 5:00 - 9:00 p.m. at Tomball Depot Plaza
 - September 26, 2026 - GroovFest from 11:00 a.m.-5:00 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 Klein Quinn announced that Jon Bonck, a congressional candidate for Texas’s 38th District, will introduce himself to the City Council as a prospective representative for the Tomball area at the next Council Meeting.
- K. 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. 2026-37, an Ordinance of the City of Tomball, Texas Amending Chapter 46, Article IV of the City of Tomball Code of Ordinances to Establish Conservation and Reuse Credits for water and wastewater impact fees as authorized by Chapter 395 of Texas Local Government Code; Providing for Severability; Making Findings of Fact; Providing for Enforcement; Providing an Effective Date; and Providing for Other Related Matters.

2. Adopt, on Second Reading, Ordinance No. 2026-38, an Ordinance of the City of Tomball, Texas Amending Chapter 46, Article VI of the City of Tomball Code of Ordinances to Establish a Policy for City participation in the cost of oversized water and wastewater mains installed by developers when the additional capacity is required to implement the City's adopted Water and Wastewater Master Plan, Capital Improvement Program, or regional utility planning objectives; Providing for Severability; Making Findings of Fact; Providing for Enforcement; Providing an Effective Date; and Providing for Other Related Matters.
3. Second Reading: Consideration and Adoption of Ordinance No. 2026-39. An Ordinance of the City Council of the City of Tomball, Texas, amending Chapter 32 ("Peddlers and Solicitors") and Chapter 48 ("Vehicles for Hire") of the Code of Ordinances of the City of Tomball; amending Article II of Chapter 32 to replace the term "Permit" with "License" as applied to the peddler occupational authorization; amending Chapter 48, Article III, to remove the fingerprint-based criminal history background-check requirements applicable to tow truck drivers; providing for severability; providing a savings clause; providing for a repealer; and providing an effective date.

Motion made by Council 2 Garcia, Seconded by Council 1 Michna to approve Old Business Consent Agenda.

Voting Yea: Council 1 Michna, Council 2 Garcia, Council 4 Covington, Council 5 Parr

Motion carried unanimously.

L. Old Business

1. Adopt on Second Reading, Ordinance No. 2026-35, an Ordinance of the City of Tomball, Texas, Setting the Tax Levy of \$0.340940/\$100 of Value Assessed for the Year 2026 on All Taxable Real and Personal Property located in the City of Tomball, Texas; Providing for Penalty, Interest, and additional Penalty on Taxes not timely paid; and Providing other matters relating to the subject.

Motion made by Council 5 Parr, Seconded by Council 4 Covington to adopt Ordinance No. 2026-35 and approve the FY 2027 property tax rate of \$0.340940, which is equal to the property tax rate adopted for the prior fiscal year.

Voting Yea: Council 1 Michna, Council 2 Garcia, Council 4 Covington, Council 5 Parr

Motion carried unanimously.

M. New Business

1. Approve Minutes of August 14, 2026, Joint City Council and TEDC Meeting.

Approve Minutes of August 17, 2026, Regular City Council Meeting.

Approve Minutes of August 21, 2026, Joint City Council and TEDC Meeting.

Motion made by Council 4 Covington, Seconded Council 1 Michna by to approve minutes of August 14, 2026, August 17, 2026 and August 2, 2026.

Voting Yea: Council 1 Michna, Council 2 Garcia, Council 4 Covington, Council 5 Parr

Motion carried unanimously.

2. Approve a change order with Pate Garver, LP for Project Number 2019-10018, FM 2920 Lift Station Consolidation Project, for a total addendum amount of \$202,250 (contract total not-to-exceed \$5,609,040.41), approve the expenditure of funds therefor, and authorize the City Manager to execute any and all documents related to the purchases. This expenditure is included in the adopted Fiscal Year 2026-2031 Capital Improvement Projects Plan and is included in the Fiscal Year 2025-2026 Capital Improvement Budget.

Motion made by Council 5 Parr, Seconded by Council 4 Covington to approve a change order with Pate Garver, LP for Project Number 2019-10018, FM 2920 Lift Station Consolidation Project, for a total addendum amount of \$202,250 (contract total not-to-exceed \$5,609,040.41), approve the expenditure of funds therefor, and authorize the City Manager to execute any and all documents related to the purchases.

Voting Yea: Council 1 Michna, Council 2 Garcia, Council 4 Covington, Council 5 Parr

Motion carried unanimously.

3. 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. 551.071 – Consultation with the City Attorney regarding a matter which the Attorney's duty requires to be discussed in closed session.

- Sec. 551.074 – Personnel Matters; Deliberation of the Appointment, Employment, and Duties of a Public Officer or Employee- Police Chief.
- Executive Session Started: 7:00 P.M.
- Executive Session Ended: 7:35 P.M.

N. Adjournment

Mayor Lori Klein Quinn adjourned the meeting at 7:35 P.M.

PASSED AND APPROVED on this 21st day of September 2026.

Thomas Harris III, TRMC
City Secretary

Lori Klein Quinn
Mayor