



NOTICE OF MEETING
WALLER COUNTY, TEXAS
AMENDED REGULAR SESSION
Wednesday, November 12, 2025 at 9:00 AM
Waller County Courthouse, Hempstead, Texas

AGENDA

NOTICE is hereby given that the Commissioners Court of Waller County, Texas, will meet at the date and time listed above at its meeting place at:

Waller County Courthouse
836 Austin Street
Hempstead, Texas 77445

Said meeting will be a regular meeting for the purpose of transacting the business of the County and to **discuss and take possible action on any of the agenda items listed below:**

CALL TO ORDER

1. Approval of Agenda.

PUBLIC COMMENT

CONSENT AGENDA

Items identified within the Consent Agenda are of a routine nature and will be passed with one vote without being discussed separately. If a member of the court or public requests that a particular item be discussed, that agenda item will be pulled from the Consent Agenda and discussed as part of the regular agenda at the appropriate time. One vote will approve the remaining items on the Consent Agenda.

2. Approval of Minutes.
3. Request by County Treasurer for Approval of Payroll Disbursements.
4. Request by County Auditor to Approve and/or Ratify 2025 Budget Adjustments and Departmental Line-Item Transfers.
5. Request by County Engineer to accept Formal Notice from Flock Safety for Kimberly Dao regarding the installation of two (2) ALPR/PTZ cameras within the right of way of Anserra Trails SB From I10 Svc Rd, and Anserra Trails NB approaching I10 Svc Rd - Project # 2025-963.
6. Request by County Engineer to approve Mobility Bond assignments for Mayer Road from FM 1488 to FM 362.
7. Request by County Engineer to approve acceptance of the roads in Twinwood Business Park Phase 1A, Segment E into the county maintenance and release the bond.

8. Request by County Engineer to approve acceptance of the roads in Twinwood Business Park Phase 3 into the county maintenance and release the bond.
9. Request by County Engineer to approve the Final Plat of Azalea Section 1 and accept the Construction Bond in Precinct 3.

Requests to approve payments on the following:

10. \$200.00 for Invoice #23959 to Texas Judicial Academy to be paid from line item 125-411-5632300 [County Organizational Dues].
11. \$1,175.00 for Invoice dated October 14, 2025 to Schmidt Funeral Home to be paid from line item 125-423-540705 [Transport to Morgue].
12. \$500.00 for Invoice #0675 to Clay's Mortuary & Cremations to be paid from line item 125-423-540705 [Transport to Morgue].
13. \$3,508.12 for Invoice #329563 to ICS to be paid from line item 604-604-581839 [Courthouse Soft Cost].
14. \$25,296.00 for Invoice #58016 to Imperial Woodworks, Inc. to be paid from line item 604-604-581839 [Courthouse Soft Cost].
15. \$707.00 for Invoice #250158 to Sterling Flags to be paid from line item 604-604-581839 [Courthouse Soft Cost].
16. \$1,202.00 for Invoice #190732 to UES Professional Solutions 44, LLC to be paid from line item 606-606-581839 [Soft Cost].
17. \$27,159.07 for Invoice #32098-5 to BGE, Inc. for Professional Services rendered August 23, 2025 through September 26, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
18. \$38,833.75 for Invoice #32099-5 to BGE, Inc. for Professional Services rendered August 23, 2025 through September 26, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
19. \$5,000.00 for Invoice #75860-07 to Binkley & Barfield, Inc. for Professional Services rendered September 1, 2025 through September 30, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
20. \$110,907.78 for Invoice #75665-07 to Binkley & Barfield, Inc. for Professional Services rendered September 1, 2025 through September 30, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
21. \$91,486.49 for Invoice #193895-04 to HR Green for Professional Services rendered July 26, 2025 through August 22, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
22. \$96,420.56 for Invoice #65035800-0925-06 to Kimley-Horn and Associates, Inc. for services rendered September 1, 2025 through September 30, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].

23. \$93,739.75 for Invoice #100200-6 to R.G. Miller Engineers, Inc. for Professional Engineering Services rendered August 18, 2025 through September 21, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
24. \$14,519.13 for Invoice #304200.00-6 to Schaumburg & Polk, Inc. for Professional Services rendered September 1, 2025 through September 28, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
25. Request by County Auditor to Approve and/or Ratify Accounts Payable.

PRESENTATION

26. Presentation by the Waller County Historical Society.

ECONOMIC DEVELOPMENT

27. Discuss and take action to amend the tax abatement agreement between Waller County, Texas, and Twinwood Industrial Owner, LLC having Contract ID #230614-11d. Twinwood Industrial Owner, LLC was the property owner and tax abatement applicant. The property is located on Discovery Hills Parkway in Brookshire, Texas in the Waller County Twinwood Business Park Reinvestment Zone 12. The Reinvestment Zone is located west of and adjacent to Woods Road and south of Interstate 10. Twinwood Industrial Owner, LLC constructed a spec distribution building of approximately 181,000 square feet and at estimated cost of \$9,000,000.00.

TAX ASSESSOR-COLLECTOR

28. Presentation of 2024-2025 statistics related to value for Business Personal Property and Single-Family Homes.

ELECTIONS

29. Discuss and take action to approve the Canvass of the November 4, 2025 Constitutional Amendment and Joint Special Election.

COUNTY ENGINEER

30. Discuss and take action to accept Assignment and Assumption of Detention Facilities Maintenance Agreement from Fort Bend County Municipal Utility District No. 213 - Twinwood Parkway PH 1A, Segment E, to Waller County; and Special Warranty Deed for the detention tracts.

GRANT MANAGER

31. Discuss and take action to authorize the County Judge to accept the FY26 Victims of Crime Act Formula Grant Program award from the Office of the Governor in the amount of \$50,854.00 with a required local match contribution of \$25,701.73. Funding to be paid from line item 425-411-569900 [Transfer to Grant Fund].

PROCUREMENT DIRECTOR

32. Discuss and take action to approve purchase of marquee sign for Precinct 4 Annex from Aria Signs & Designs, LLC, in an amount not to exceed \$79,800.00. Funds to be paid from line item 125-600-581610 [Pct 4 Building].

TREASURER

33. Discuss and take action to approve Salary Order amendment 2025.6 effective November 16, 2025.

FIRE MARSHAL

34. Discuss and take action on Burn Ban.

DIRECTOR OF POLICY & ADMINISTRATION

35. Discuss and take action to approve 2027 Budget Calendar.
36. Discuss and take action on purchase sale agreement between Waller County and the City of Houston.

DIRECTOR OF FACILITIES

37. Discuss and take action to approve payment of \$37,114.04 for Application # 20 to Sedalco from line item 604-604-581000 [Bldg Purch,Const, or Improv].
38. Discuss and take action to approve payment of \$582,756.24 to be paid from:
\$33,026.91- 604-604-545045 [Professional Services]
\$549,729.33 - 604-604-581000 [Bldg Purch, Const, or Improv].

MISCELLANEOUS

39. Discuss and take action to approve Resolution for the Nomination for Board of Directors of the Waller County Appraisal District.
40. Approve deliberation of business and financial issues in executive session based on determination and recommendation from the District Attorney's Office that deliberation in an open meeting regarding business and financial issues related to the purchase, exchange, lease, or value of real properties would have a detrimental effect on the position of the County in negotiations with third persons.
41. Approve deliberation of business and financial issues in executive session based on determination and recommendation from the District Attorney's Office that deliberation in an open meeting regarding business and financial issues related to contract negotiations for it would have a detrimental effect on the position of the County in negotiations with third persons.

EXECUTIVE SESSION

42. Consultation with District Attorney related to advice about pending or contemplated litigation or a settlement offer.
43. Deliberate business and financial issues related to the purchase, exchange, lease or value of real properties pursuant to Government Code Sections 551.072 and 551.0725.
44. Deliberate business and financial issues related to contract negotiations pursuant to Government Code 551.0725.
45. Reconvene in Open Session to take any action necessary on matters discussed in Executive Session.

ADJOURN MEETING

NOTICE

The County Commissioners Court of Waller County reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberation about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 Personnel Matters, 551.076 (Deliberations about Security Devices) and 551.086 (Economic Development).