



**NOTICE OF MEETING  
WALLER COUNTY, TEXAS  
REGULAR SESSION**

**Wednesday, December 10, 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 Treasurer for approval of Election Payroll Disbursements.
5. Request by County Treasurer for approval of Monthly Report.
6. Request by County Treasurer to approve Fixed Asset Transfers to IT, Storage, and Environmental.
7. Request by County Treasurer to approve annual review of Waller County Investment Policy.
8. Request by County Auditor to Approve and/or Ratify 2025 Budget Adjustments and Departmental Line-Item Transfers.

9. Spread upon the minutes Juvenile Probation line-item budget transfers WC 2025-61 and WC 2025-66.
10. Request by County Auditor to approve official documents and all Monthly Reports.
11. Request by County Auditor to approve Quarterly Reimbursement of Juror Payments.
12. Request by the County Engineer for a Formal Notice from Norfleet Land Services for a 14" NG Pipeline Installation and road bore within the right of way of Morton Rd and Schlipf Rd - Project #2025-2078.
13. Request by County Engineer for a Formal Notice from Centric Fiber for a Right of Way installation of a Fiber Cabinet placed on a 6' X 5' concrete slab on Betka Rd. - Project # 2025-2831.
14. Request by County Engineer to accept a Formal Notice from Ezee Fiber of Texas LLC for installation of Fiber Optic Cable with Conduit and accessories within the right of way of Freeman Ranch Dr., Amberwood Park Dr., Lone Rider Dr., Elaine Valley Dr., San Miguel Creek Dr., Beechwood Hacienda Dr., Rustic Shadow Drive., Mustang Trot Dr., Texas Pecan Dr., Sunny Highlands Dr., Light Summit Dr., Lynn Lotus Dr., Polly Grove Dr., and Beckendorff Rd - (Project # 2025-2735).
15. Request by County Engineer to approve the Final Plat of Sabine Springs Detention Reserve B Phase 1 in Precinct 2.
16. Request by County Engineer to approve the Final Plat of Lakes of Cane Island Detention Reserve A in Precinct 4.
17. Request by County Engineer to approve the Final Plat of Lakes of Cane Island Detention Reserve B in Precinct 4.
18. Request by County Engineer to approve the Final Plat of Lakes of Cane Island Detention Reserve C & D in Precinct 4.
19. Request by County Engineer to approve the Final Plat of Lakes of Cane Island Detention Reserve E in Precinct 4.
20. Request by County Engineer to approve the Final Plat of Lakes of Cane Island Detention Reserve F in Precinct 4.
21. Request by County Engineer to approve the Final Plat of Jordan Ranch Commercial in Precinct 4.
22. Request by County Engineer to approve the Final Plat of Mirabella Detention Basin 5 Phase 1 and Detention Basin 6 in Precinct 3.
23. Request by County Engineer to approve the Final Plat of Lakes of Cane Island Waller County M.U.D. NO. 58 Lift Station No. 1 in Precinct 4.
24. Request by County Engineer to approve the Final Plat of Lakes of Cane Island Section 3 and accept the Construction Bond in Precinct 4.

25. Request by County Engineer to approve the Final Plat of Lakes of Cane Island Section 4 and accept the Construction Bond in Precinct 4.
26. Request by County Engineer to place roads in Heritage West (Schlipf Road) into the developer's one-year maintenance period, effective September 29, 2025, and reduce the maintenance bond.
27. Request by County Engineer to place roads in Maple Woods Section 1 into the developer's one-year maintenance period, effective September 17, 2025, and reduce the maintenance bond.
28. Request by County Engineer to authorize the Road and Bridge Department to issue a public notice in the Katy Times, for two consecutive weeks, establishing a public hearing to amend the Major Thoroughfare Plan/Map for Kickapoo Road. Advertisement to be paid from line item 125-401-544100 [Bid Notices and Printing].
29. Request by Procurement Director to approve renewal of Bid 2025-02, term contract for pavement markings from Stripes & Stops with requested 20% price increase. Funds to be paid from line item 110-530-587411 [Sign & Striping Materials].
30. Spread upon the minutes the 2026 allotment for Waller County of \$33,256.00 RAP, and other items such as Concrete Traffic Barrier and Signal Poles from The Texas Department of Transportation (TxDOT-LGAP Trans Code 201.706).

**Requests to approve payments on the following:**

31. \$1,125.00 for Invoice dated November 3, 2025 to Schmidt Funeral Home from line item 125-423-540705 [Transport to Morgue].
32. \$815.36 for reimbursement payments to Trey Duhon for Courthouse Grand Opening expenses to be paid from line item 604-604-581839 [Courthouse Soft Cost].
33. \$166.49 for reimbursement payment to McKenzie Kelley for Courthouse Grand Opening expenses to be paid from line item 604-604-581839 [Courthouse Soft Cost].
34. \$7,500.00 for Invoice dated November 10, 2025, to Gulf Coast Rail District from line item 125-411-562300 [County Organizational Dues].
35. \$5,000.00 for Invoice #3832 to TAG Houston Region from line item 125-411-562300 [County Organizational Dues].
36. \$1,362.00 for Invoice #1028429883 to Pitney Bowes to be paid from line item 606-606-581839 [Soft Cost].
37. \$60.00 for Invoice #25-8042 to be paid to Precision Printing and Office Supply from 606-606-581839 [Soft Cost].
38. \$12,820.13 to be paid for Invoice #10.25.2025 to San Bernard Electric Cooperative to be coded to 604-604-581839 [Soft Cost for VMC].

39. \$11,025.91 for Invoice# 11325, \$2,082.51 for Invoice #11881, and \$3,249.61 for Invoice #11975 for a total of \$16,358.03 to Wilson Bauhaus Interiors to be paid from line item 606-606-581839 [Soft Cost].
40. \$1,207.21 for Invoice #51222 and \$1,365.97 for Invoice #51282 for a total of \$2,573.18 to LDD Blueline to be paid from line item 606-606-545407 [Professional Services/Vehicle Maintenance Garage].
41. \$3,712.50 for Invoice #51220, and \$3,712.50 for Invoice #51280, for a total of \$7,425.00 to Blueline TD, LLC from line item 125-600-545403 [Precinct 3 Building].
42. \$2,812.50 for Invoice #51281, and \$2,878.12 for Invoice #51221, for a total of \$5,690.62 to LDD Blueline to be paid from line item 125-600-5454020 [Soft Cost].
43. \$2,047.46 for Invoice #64 to King Architectural Consulting Services to be paid from line item 604-604-545405 [Professional Services].
44. \$4,757.50 for Invoice #1013 and \$2,200.00 for Invoice #1014 to J& M Cabling Solutions to be paid from line item 606-606-581839 [Courthouse Soft Cost].
45. \$13,846.95 for Invoice dated October 28, 2025 to AT&T to be paid from line item 606-606-581839 [Soft Cost].
46. \$12,362.45 for Invoice #10844384440, \$5,774.90 for Invoice #10844185530, and \$4,032.96 for Invoice #10837854346, for a total of \$22,170.31 to Dell Marketing LP to be paid from line item 606-606-831839 [Soft Cost].
47. \$31,665.12 for Invoice #218230 to Granicus to be paid from line item 606-606-581839 [Soft Costs].
48. \$9,551.00 for Invoice dated November 4, 2025, to Benny E Courtney to be paid from 606-606-581839 [Soft Cost].
49. \$200.00 for Invoice #SO221668 to FTG Texas to be paid from line item 606-606-581839 [Soft Cost].
50. \$600.00 for Invoice #7359 to The Randle Law Office to be paid from line item 125-411-540300 [Legal].
51. \$49,680.29 for Invoice #34043-6 to BGE, Inc. Services current September 27, 2025, through October 24, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
52. \$36,973.86 for Invoice #34041-6 to BGE, Inc. Services current September 27, 2025, through October 24, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
53. \$46,626.35 for Invoice #194340 to HR Green for Professional Services rendered August 23, 2025, through September 26, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].

54. \$43,777.60 for Invoice #195172 to HR Green for Professional Services rendered from September 27, 2025 to October 31, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
55. \$64,121.27 for Invoice #65035800-1025-07 to Kimley-Horn and Associates, Inc. for services rendered October 1, 2025, through October 31, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
56. \$224,475.03 for Invoice #202547780 to LJA Engineering, Inc. for Professional Services rendered September 6, 2025, through October 3, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
57. \$26,774.00 for Invoice #100389-7 to RG Miller Engineers, Inc. for Professional Engineering Services rendered September 22, 2025 to October 19, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
58. \$35,669.91 for Invoice #304200.00-7 to Schaumburg & Polk, Inc. Professional Services from September 29, 2025, through November 2, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
59. \$96,936.97 for Invoice #203286-5 to TEDSI Infrastructure Group for Professional Services from October 1, 2025 to October 31, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
60. \$19,501.75 for Invoice #25-001.006 to Trilogy Engineering Services LLC. Preliminary Engineering Services from October 1, 2025, through October 31, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
61. \$82,706.04 for Invoice # 610005-6 to Volkert, Inc. for Professional Services rendered September 20, 2025 through October 17, 2025. Funds to be paid from line item 605-605-545405 [Prof. Services].
62. Request by County Auditor to Approve and/or Ratify Accounts Payable.

## **PRESENTATION**

63. Presentation by the Waller County 4-H Horse Club.
64. Discuss and take action to approve request by the Waller County 4-H Horse Club to use the Community Center on a continued basis for the 2nd Tuesday each month for 2026 beginning January 13, 2026.

## **TAX ASSESSOR-COLLECTOR**

65. Presentation of the October and November 2025 Collections.

## **506TH DISTRICT JUDGE**

66. Discuss and take action to approve the Indigent Defense Attorney Contracts for the Waller County District Felony Contract for Calendar Year 2026, and authorize the County Judge to sign the contracts on behalf of the County.

## **COUNTY COURT AT LAW 2**

67. Discuss and take action to approve the Indigent Defense Attorney Contracts for Waller County, County Court at Law 2 for Calendar Year 2026, and authorize the County Judge to sign the contracts on behalf of the County.

## **SHERIFF**

68. Discuss and take action to approve request for variance to the Waller County Travel Policy to ratify travel and allow an exception for purchase of out-of-state travel and expenses of \$5,729.38 to be paid from line item 125-516-533202 [Training/LEOSE].

## **COUNTY ENGINEER**

69. Discuss and take action to approve additional services in the amount of \$169,865.00 for Construction Engineering and Inspection on Riley Rd at Birch Creek for IEA, Inc. - Supplement #1 to contract approved on October 30, 2024. Funds to be paid from line item 110-530-590000 [Bridge Replacement].

## **COUNTY JUDGE**

70. Discuss and take action to approve Official Bond and Oath for County Judge.

## **LIBRARY**

71. Discuss and take action to accept \$50.00 from Deborah Flint and post the donation revenue budget line 125-000-472210 [County Donations]. The proceeds will be expended from budget line 125-537-536600 [Donations/Library].

## **GRANT MANAGER**

72. Discuss and take action to authorize the County Judge to execute a second amendment with H2O Partners relative to the County's Hazard Mitigation Plan Update (GLO Contract 22-130-043-E436).

## **PROCUREMENT DIRECTOR**

73. Discuss and take action on Amendment to Agreement with Utility Associates, Inc. utilizing Texas Department of Information Resources contract number DIR-CPO-4799, for an additional sixteen (16) in-car video systems for Constables in the amount of \$104,160.00 for the term through May 30, 2028. Funds to be paid from line item 125-411-569600 [Contingency].
74. Discuss and take action to award Bid 26-001, Term Contract for Road Base and Construction Materials to all bidders meeting specifications for Fiscal Year 2026. Funds to be paid from line item 110-530-587505 [Road Materials].
75. Discuss and take action to award Bid 26-002, Term Contract for Oils and Asphalts to all bidders meeting specifications for Fiscal Year 2026. Funds to be paid from line item 110-530-587505 [Road Materials].

76. Discuss and take action on Agreement with FirstStep Pavement Management for roadway pavement needs assessment, in the amount not to exceed \$50,000.00. Funds to be paid from line item 110-530-545800 [Prof. Consulting/Flood Plain Management].

### **COMMISSIONER, PRECINCT 3**

77. Discuss and take action to waive the fee for the Community Center for the Waller County Seasoned Senior Events in 2026 on the following dates from 8:00a-12:00p(noon):

January: 16th

February: 16th

March: 6th and 13th

April: 3rd and 10th

May: 1st

June: 5th and 12th

July: 1st and 6th

August 14th and 21st.

78. Discuss and take action on TxDOT Road Feasibility Study.

### **DIRECTOR OF POLICY AND ADMINISTRATION**

79. Discuss and take action on McGregor Lane Development Agreement.

80. Discuss and take action on Interlocal Agreement with Brookshire Katy Drainage District (BKDD).

### **DIRECTOR OF FACILITIES**

81. Discuss and take action to approve payment of \$827,481.62 for Application #37 to SEDALCO, Inc. to be paid from the following line items:

\$33,026.91- 604-604-545045 [Professional Services].

\$794,454.71- 604-604-581000 [Bldg Purch, Const, or Improv].

82. Discuss and take action on payment of \$138,887.50 for Application #21 SEDALCO funds to be paid from line item 125-600-581620 [Justice Center Modulars].

83. Discuss and take action on payment of \$137,180.98 for Application #1 to Gullo Commercial funds to be paid from line item 606-606-545407 [Vehicle Maintenance Garage].

84. Discuss and take action on payment of \$86,936.69 for Application #2 to Gullo Commercial funds to be paid from line item 606-606-545407 [Vehicle Maintenance Garage].

## **MISCELLANEOUS**

85. Discuss and take action to appoint a Primary and an Alternate Representative on the HGAC Transportation Policy Council (TPC).
86. Discuss and take action to appoint a Primary and an Alternate Representative on the HGAC Technical Advisory Committee (TAC).
87. Discuss and take action to authorize firework sales or prohibit or restrict certain fireworks in unincorporated areas of Waller County.
88. 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.
89. 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**

90. Consultation with District Attorney related to advice about pending or contemplated litigation or a settlement offer.
91. 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.
92. Deliberate business and financial issues related to contract negotiations pursuant to Government Code 551.0725.
93. 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).**