

On this the 28th day of July, A. D., 2026, the Commissioners' Court of Chambers County, with the following members present, to-wit:

Commissioner, Pct. 1 Jimmy Gore
Commissioner, Pct. 4 Ryan Dagley
Commissioner, Pct. 3 Thomas Hammond
Commissioner, Pct. 2 Mark Tice
County Clerk Heather H. Hawthorne
County Judge Jimmy Sylvia

With the following members absent, to-wit:

met in a REGULAR MEETING, at which time the following items were discussed, considered, passed or adopted, to-wit:

Judge Sylvia, according to law, opened Court at 9:34 a.m. into Open Session. Robert Hall offered prayer. Judge Sylvia led in the Pledge of Allegiance to the American flag and the Pledge of Allegiance to the Texas flag.

ADMINISTRATION

1.1 Citizen's comments

Commissioner Gore gave a Citizen's Comment recognizing the East Chambers Boys Youth Baseball 10 U All Star Team for winning the 2026 Diamond Youth Baseball Division II AAA World Series.

Judge Sylvia read a Citizen's Comment sent in by Gay McAlister of Gilchrist regarding feral hogs. She requested that Chambers County hire Jeff Gann of Texas Feral Hog Trappers for one month to assist in removing the hogs from her property and surrounding areas.

Road Administrator Kevin Emerson gave a Citizen's Comment, updating the Court on the progress of the CHIP seal project with Clark Construction. Emerson said that 48.25 miles of road were completed in six days.

FINANCIAL

2.1 Discuss and consider approval of a resolution authorizing the publication of a Notice of Intent to issue Chambers County, Texas Certificates of Obligation, Series 2026

26-7-722 Motion made by Commissioner, Pct. 2 Tice and seconded by Commissioner, Pct. 1 Gore to approve the resolution authorizing the publication of a Notice of Intent to issue Chambers County, Texas Certificates of Obligation, Series 2026.

Commissioners Hammond and Dagley voted nay. Judge Sylvia broke the tie by voting yes, and declared the motion passed. Comments by County Auditor Aaron Thomas, Gore, Judge Sylvia, Dagley and Hammond.

Passed; Insert.

ROAD & BRIDGE

3.1 Discuss and consider ratifying the March 10, 2020 motion (20-03-94) to approve the abandonment of the 60' road right-of-way defined in Clerk's Volume 248, Pages 218-219, regarding the county's consideration to abandon the property interest

26-7-727 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 3 Hammond to ratify the March 10, 2020, motion (20-03-94) to approve the abandonment of the 60' road right-of-way defined in Clerk's Volume 248, Pages 218-219, regarding the county's consideration to abandon the property interest. Comments by 9-1-1 Address Coordinator Brad Wilber, Robert Hall and Judge Sylvia.

Passed.

ENGINEERING/PROJECT MANAGEMENT

4.1 Discuss and consider the update regarding Chambers County's status within FEMA's Community Rating System (CRS)

Floodplain Administrator Brad Wilber told the Court that the City of Cove, City of Old River-Winfree, City of Anahuac, Beach City and all unincorporated areas of Chambers County had been accepted into FEMA's Community Rating System beginning Oct. 1, 2026. The CRS is a voluntary incentive program designed to reward communities that exceed minimum floodplain requirements. Residents in those cities will receive a 10 percent discount on flood insurance premiums. Residents in unincorporated areas will receive a 15 percent discount. Wilber estimated that county residents spend \$1.8 million annually on insurance premiums. He estimated that being accepted into the CRS will collectively save county residents \$250,000.00.

ENGINEERING/PROJECT MANAGEMENT

4.2 Discuss and consider approving Quiddity Engineering as a qualified provider of professional engineering services for future projects in accordance with Texas Government Code Chapter 2254

26-7-724 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to approve Quiddity Engineering as a qualified provider of professional engineering services for future projects in accordance with Texas Government Code Chapter 2254. Comments by County Engineer Zachary Vogler, County Purchasing Agent George Barrera and Dagley.

Passed.

ENGINEERING/PROJECT MANAGEMENT

4.3 Discuss and consider removing the six-month \$100 renewal fee for RV permits located in the Special Flood Hazard Area

26-7-728 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 2 Tice to remove the six-month \$100 renewal fee for RV permits located in the Special Flood Hazard Area. Comments by Floodplain Administrator Brad Wilber, Judge Sylvia and Gore.

Passed; Insert.

ENGINEERING/PROJECT MANAGEMENT

4.5 Discuss and consider variance request for the proposed gas station, C-Store, Washateria, & Truck Stop in Winnie (2025-09-55-CD-REV)

26-7-730 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 4 Dagley to approve the variance request for the proposed gas station, C-Store, Washateria, & Truck Stop in Winnie (2025-09-55-CD-REV). Comments by County Engineer Zachary Vogler, Dagley and Hammond.

Passed; Insert.

ENGINEERING/PROJECT MANAGEMENT

4.4 Discuss and consider variance request for proposed gas station, C-Store, Washateria, & Future Retail (2025-12-03-CD-REV)

26-7-729 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 2 Tice to approve the variance request for the proposed gas station, C-Store, Washateria, & Future Retail (2025-12-03-CD-REV) contingent upon third-party approval of drainage outfall. Comments by County Engineer Zachary Vogler, Gore, Tice and Dagley.

Passed; Insert.

ECONOMIC DEVELOPMENT & TOURISM

5.1 Discuss and consider request from Marsh Master Roundup, Inc. for temporary road closures and the temporary closure of Fort Anahuac Park boat ramp in conjunction with the 2026 Marsh Master Classic event

26-7-702 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 3 Hammond to approve the request from Marsh Master Roundup, Inc. for temporary road closures and the temporary closure of Fort Anahuac Park boat ramp in conjunction with the 2026 Marsh Master Classic event. Comments by Director of Economic Development and Grant Management Samantha Humphrey.

Passed.

ECONOMIC DEVELOPMENT & TOURISM

5.2 Discuss and consider approving 2027 HOT (Hotel Occupancy Tax) fund applications for Texas Rice Festival, NERD Con and Johnny Ackel Memorial Rodeo as recommended by the HOT fund committee

26-7-713 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 2 Tice to approve 2027 HOT (Hotel Occupancy Tax) fund applications for Texas Rice Festival, NERD Con and Johnny Ackel Memorial Rodeo as recommended by the HOT fund committee. Comments by Deputy Director of Economic Development and Grant Management Robbie King.

Passed.

ECONOMIC DEVELOPMENT & TOURISM

5.3 Discuss and consider approval of Change Order No. 3 in the amount of \$147,165.88 for the North Texas Avenue Improvement Project

26-7-716 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 2 Tice to approve Change Order No. 3 not to exceed \$147,165.88 for the North Texas Avenue Improvement Project. Comments by Director of Economic Development and Grant Management Samantha Humphrey, Gore, County Purchasing Agent George Barrera, Hammond, Dagley and Robert Hall.

Passed.

ECONOMIC DEVELOPMENT & TOURISM

5.4 Discuss and consider TGSCP 5400 E McKinney, LLC Economic Development Program Agreement assignment to R.J. Brands, LLC D/B/A Chefman

26-7-733 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 3 Hammond to approve TGSCP 5400 E McKinney, LLC Economic Development Program Agreement assignment to R.J. Brands, LLC D/B/A Chefman. Comments by B.J. Simon, Economic Development Foundation.

Passed.

PARKS & RECREATION

6.1 Discuss and consider approving TEEL Civil Construction in the amount of \$4,000.00 to move an existing trailer house off property to 1311 Main Street, in preparation for the new splashpad at George Carver Park

26-7-717 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 4 Dagley to approve TEEL Civil Construction in the amount of \$4,000.00 to move an existing trailer house off property to 1311 Main Street, in preparation for the new splash pad at George Carver Park. Comments by Director of Parks & Recreation John

Parrott, Gore and Hammond.

Passed; Insert.

PARKS & RECREATION

6.2 Discuss and consider going out for bids to replace an existing bulkhead and adding a bulkhead at Ft. Anahuac Park

26-7-718 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 2 Tice to go out for bids to replace an existing bulkhead and add a bulkhead at Ft. Anahuac Park. Comments by Director of Parks & Recreation John Parrott, Gore, County Auditor Aaron Thomas and County Purchasing Agent George Barrera.

Passed.

PARKS & RECREATION

6.3 Discuss and consider County policy and standards regarding liability insurance requirements for Park Use and other Facility Rentals

Commissioner Gore made a motion to require liability insurance if citizens are renting County facilities for commercial purposes. He then pulled the motion and the item was tabled.

MAINTENANCE & BUILDINGS

7.1 Discuss and consider approval of CPR 010 to Carter Construction in the amount of \$1,545.24 for labor to relocate Building B-Concessions light box rough-ins

26-7-708 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 1 Gore to approve CPR 010 to Carter Construction in the amount of \$1,545.24 for labor to relocate Building B-Concessions light box rough-ins. Comments by Director of Building Maintenance and Construction Mike Gafford.

Passed; Insert.

MAINTENANCE & BUILDINGS

7.2 Discuss and consider approval of Audio/Visual, Technology, Communications equipment purchase in the amount of \$16,541.23 to CDW-G for Chambers Parkway Soccer Complex

26-7-709 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 3 Hammond to approve Audio/Visual, Technology, Communications equipment purchase in the amount of \$16,541.23 to CDW-G for Chambers Parkway Soccer Complex. Comments by Director of Building Maintenance and Construction Mike Gafford, Dagley, Hammond and Tice.

Passed; Insert.

SAFETY/EMERGENCY MANAGEMENT/EMS**10.1 Discuss and consider approving the purchase of nine (9) AEDs to equip the Senior Citizen Transportation vans in the amount of \$21,753.00**

26-7-701 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to approve the purchase of nine (9) AEDs to equip the Senior Citizen Transportation vans in the amount of \$21,753.00. Comments by Gore, Emergency Services Chief Ryan Holzaepfel and Dagley.

Passed.

SAFETY/EMERGENCY MANAGEMENT/EMS**10.2 Discuss and consider commercial application in a residential neighborhood, 2522 Gray Gale (Southwinds)**

26-7-711 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 1 Gore to deny commercial application in a residential neighborhood, 2522 Gray Gale (Southwinds). Comments by Director of Emergency Services Chief Ryan Holzaepfel, Dagley and Gore.

Passed; Insert.

HEALTH & WELFARE**14.1 Discuss and consider Chambers County Library System policy update concerning the library patron code of conduct**

26-7-731 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 3 Hammond to approve Chambers County Library System policy update concerning the library patron code of conduct. Comments by Assistant County Attorney Dwayne Simpson and Gore.

Passed.

CONSENT**19.1 Monthly reports****CONSENT****19.1.a JP2 June monthly report**

26-7-698 Motion made by Tice and seconded by Gore to accept the JP2 June monthly report.

Passed; Insert.

CONSENT

19.1.b JP4 June monthly report

26-7-699 Motion made by Tice and seconded by Gore to accept the JP4 June monthly report.

Passed; Insert.

CONSENT

19.1.c JP1 June monthly report

26-7-700 Motion made by Tice and seconded by Gore to accept the JP1 June monthly report.

Passed; Insert.

CONSENT

19.1.d District Clerk June monthly report

26-7-703 Motion made by Tice and seconded by Gore to accept the District Clerk June monthly report. Comments by Hammond.

Passed.

CONSENT

19.1.e JP2 2nd Quarter Report

26-7-706 Motion made by Tice and seconded by Gore to accept the JP2 2nd Quarter Report.

Passed; Insert.

CONSENT

19.1.f JP5 June monthly report

26-7-697 Motion made by Tice and seconded by Gore to accept the JP5 June monthly report.

Passed; Insert.

CONSENT

19.2 Claim Docket/Check Register

26-6-593 Motion made by Tice and seconded by Gore to approve the Claim Docket/Check Register.

Passed; Insert.

CONSENT

19.2.a Payroll Check Register

26-7-719 Motion made by Tice and seconded by Gore to approve the Payroll Check Register.

Passed; Insert.

CONSENT

19.3 Travel reimbursements and misc. expenditures

26-6-594 Motion made by Tice and seconded by Gore to approve the travel reimbursements and misc. expenditures.

Passed; Insert.

CONSENT

19.4 Budget amendments/transfers

26-6-595 Motion made by Tice and seconded by Gore to approve the budget amendments/transfers.

Passed; Insert.

CONSENT

19.5 Approve job descriptions

26-6-596 Motion made by Tice and seconded by Gore to approve job descriptions.

Passed; Insert.

CONSENT

19.7 Approve Commissioners Court minutes

None submitted.

CONSENT

19.8 Approve utility application from Zachary Exploration for the installation of a 2" natural gas line in county right-of-way south of E Buccaneer Drive-R&B

26-7-704 Motion made by Tice and seconded by Gore to approve utility application from Zachary Exploration for the installation of a 2" natural gas line in county right-of-way south of E Buccaneer Drive-R&B..

Passed.

CONSENT

19.9 Approve payment to AH Chambers County Development, LLC in the amount of \$2,209,675.87 for the Chambers County Justice Center-Co. Judge

26-7-705 Motion made by Tice and seconded by Gore to approve payment to AH

Chambers County Development, LLC in the amount of \$2,209,675.87 for the Chambers County Justice Center-**Co. Judge.**

Passed; Insert.

CONSENT

19.10 Approve renewal for Cummins emergency generator service agreement in the amount of \$4,301.32-Building Maintenance

26-7-707 Motion made by Tice and seconded by Gore to approve renewal of the Cummins emergency generator service agreement in the amount of \$4,301.32-**Building Maintenance.**

Passed; Insert.

CONSENT

19.11 Approve revision to Regulation of Smoking and Tobacco Use in County Buildings and Facilities-Emergency Management

26-7-710 Motion made by Tice and seconded by Gore to approve revision to Regulation of Smoking and Tobacco Use in County Buildings and Facilities-**Emergency Management.**

Passed; Insert.

CONSENT

19.12 Approve Park at Kilgore Minor replat-R&B

26-7-714 Motion made by Tice and seconded by Gore to approve Park at Kilgore Minor replat-**R&B.**

Passed; Insert.

CONSENT

19.13 Approve contracts for portable restrooms and dumspters-Emergency Management

26-7-717 Motion made by Tice and seconded by Gore to approve contracts for portable restrooms and dumspters-**Emergency Management.**

Passed; Insert.

CONSENT

19.14 Approve Treasurer's Report - June 30, 2026-Treasurer

26-7-720 Motion made by Tice and seconded by Gore to approve Treasurer's Report - June 30, 2026-**Treasurer.**

Passed; Insert.

CONSENT

19.15 Approve Teel Civil Construction for drainage cleanout in Indian Trails subdivision in the amount of \$150,475.00-R&B

26-7-723 Motion made by Tice and seconded by Gore to approve Teel Civil Construction for drainage cleanout in Indian Trails subdivision in the amount of \$150,475.00-R&B.

Passed; Insert.

CONSENT

19.16 Approve grant application for federal grant funding through the DOJ FY 2026 Bridging Immigration-related Deficits Experienced Nationwide ("BIDEN") Program-CCSO

26-7-725 Motion made by Tice and seconded by Gore to approve grant application for federal grant funding through the DOJ FY 2026 Bridging Immigration-related Deficits Experienced Nationwide ("BIDEN") Program-CCSO.

Passed; Insert.

CONSENT

19.17 Accept grant funds from the Office of the Governor (OOG) – FY25 State Homeland Security Plan (LEPTA)-CCSO

26-7-726 Motion made by Tice and seconded by Gore to accept grant funds from the Office of the Governor (OOG) – FY25 State Homeland Security Plan (LEPTA)-CCSO.

Passed; Insert.

CONSENT

19.18 Approve renewal of Secret Double Octopus Authentication Solution-Technology

26-7-727 Motion made by Tice and seconded by Gore to approve renewal of Secret Double Octopus Authentication Solution-Technology.

Passed; Insert.

CONSENT

19.19 Accept bids for Chambers County RAMP grant projects-Airport

26-7-734 Motion made by Tice and seconded by Gore to accept bids for Chambers County RAMP grant projects-Airport.

Passed.

CONSENT

19.20 Approve increase of Seasonal Sprayers (current County Employees)

hourly rate from \$9.50 hr. to \$12.50 hr. (effective 8/2/2026)-Mosquito Control

26-7-735 Motion made by Tice and seconded by Gore to approve an increase of Seasonal Sprayers (current County Employees) hourly rate from \$9.50 hr. to \$12.50 hr. (effective 8/2/2026)-**Mosquito Control.**

Passed; Insert.

EXECUTIVE SESSION

20.2 Discuss and consider the sale/purchase of real property-Executive Session

26-6-600 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 1 Gore to discuss negotiations in executive session regarding the sale/purchase of real property, as discussing them in open court will have a detrimental effect on the Court's position with the third party-**Executive Session.** Comments by Assistant County Attorney Dwayne Simpson.

Passed; Insert.

At 11:10 a.m. the Court recessed from Regular Session and entered into Executive Session. At 12:18 p.m. the Court recessed from Executive Session and resumed Regular Session.

CONSENT

19.6 Approve payroll changes

26-6-597 Motion made by Commissioner, Pct. 3 Hammond and seconded by Commissioner, Pct. 1 Gore to approve the payroll changes, with the correction on Jessica Garza's from from Secretary I to Secretary II.

Passed; Insert.

EXECUTIVE SESSION

20.1 Discuss and consider personnel issues-Executive Session

No action taken.

EXECUTIVE SESSION

20.3 Discuss and consider FMLA extension request-Executive Session

No action taken.

With no further business, Court adjourned at 12:19 p.m.

ATTEST:



Heather H. Hawthorne, County Clerk

APPROVED:

Signed by:

Jimmy Sylvia
1492536299FA478...

County Judge, Jimmy Sylvia