

**MINUTES OF THE CITY COUNCIL REGULAR MEETING
CITY OF SPRING VALLEY VILLAGE, TEXAS
TUESDAY, JANUARY 27, 2026 AT 6:00 PM
IN THE COUNCIL CHAMBERS OF CITY HALL
1025 CAMPBELL ROAD, HOUSTON, TEXAS**

1. CALL THE ROLL AND ANNOUNCE A QUORUM IS PRESENT

With a quorum of the Council Members present, the Regular Meeting of the Spring Valley Village City Council was called to order by Mayor Vajdos at 6:01 p.m.

Members Present:

Mayor Marcus Vajdos
Mayor ProTem Allen Carpenter (arrived at 6:16 p.m.)
Council Member Steve Bass
Council Member David Dominy
Council Member John Lisenby
Council Member Joy McCormack

Members Absent:

None.

2. PLEDGE OF ALLEGIANCE

2.1 American Flag

2.2 Texas Flag - Honor the Texas Flag. I pledge allegiance to thee, Texas, one state, under God, one, and indivisible.

During the Regular City Council Meeting, Mayor Vajdos led the City Council, City staff, and visitors in the Pledge of Allegiance.

3. INTRODUCTIONS

John McDonald, City Administrator
Loren Smith, City Attorney
Jasmin Torres, City Secretary
Harrison Nicholson, Finance Director
Kristina Watson, Public Works Director
Abbey Anderson, Assistant to the City Administrator
Mark Schulze, Chief of Police
Justin Lane, Assistant Chief of Police
Carlos Menchaca, Police Captain
David Dxon, Police Commissioner

4. PROCLAMATIONS / ANNOUNCEMENTS / SWEARING-IN

None.

5. PUBLIC COMMENTS

At this time, any person with City-related business may speak to the Council. In compliance

with the Texas Open Meetings Act, the City Council may not deliberate. Comments from the public should be limited to a maximum of three (3) minutes per individual speaker.

5.1.1 Mike Baker, business owner at 8554 Katy Freeway, addressed the City Council regarding his appreciation for the Spring Valley Village Police Department and presented the Spring Valley Village Police Department with a \$10,000.00 (ten thousand dollar) check as well as an update for redevelopment and plans that are to be submitted for the 40 (forty) acre project off of Katy Freeway.

5.1.2 George Zoes, who lives at 8701 Westview Drive, addressed the Council regarding his concerns, opposition, and potential impact that the Bingle Road Diet will cause.

6. CONSENT AGENDA

All matters listed under consent agenda, are considered to be routine by the City Council and will be enacted by one motion. There will not be a separate discussion of these items. If discussion is desired, that item will be removed from the consent agenda and will be considered separately.

6.1 Approval of Meeting Minutes for Regular Meeting of the City Council on December 16, 2025.

6.2 **CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Approval of Pay Estimate No. 21 Brighton Place Pavement & Utility Improvement Project

6.3 **CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Approval of Pay Estimate No. 12, Water Plant Improvement Project

6.4 **CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Acceptance of the 2025 Racial Profiling Report presented by the Spring Valley Village Police Department.

6.5 **CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Resolution Number 26-XX - A resolution of the City Council of the City of Spring Valley Village, Texas, approving the terms and conditions of Change Order No. 2 to the agreement by and between the City of Spring Valley Village, Texas, and McDonald Municipal and Industrial, a Division of C.F. McDonald Electric, Inc., for the Water Plant Electrical Improvement Project; providing for the incorporation of the preamble; authorizing the Mayor to execute any and all documents necessary to effectuate such agreement; and providing an effective date.

6.6 **CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Approval of Amendment No. 2 to the Professional Engineering Services Agreement with Cobb, Fendley & Associates, Inc. for the Croes Drive Pavement and Utility Improvement Project.

6.7 **CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Approval of Amendment No. 1 to the Professional Engineering Services Agreement with Cobb, Fendley & Associates, Inc. for the Tamy Lane Pedestrian Bridge Proposal

- 6.8 CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Resolution Number 26-XX – A resolution of the City Council of the City of Spring Valley Village, Texas, rescinding prior authorization approving an agreement for professional services with ATSER, LP for Construction Management & Inspection Services; providing for the incorporation of preamble; and providing an effective date.

Council Member Dominy made a motion to approve all items on the Consent Agenda, and Council Member Bass seconded the motion. Motion carried 4-0.

7. DEPARTMENT REPORTS

7.1 Public Works Project Updates

At this time, Public Works Director Kristina Watson briefed the Council on the following projects: Brighton Place, the Water Plant Electrical Improvement Project, and the Texas Department of Transportation Soundwall Landscaping Improvements. Director Watson's updates were as follows:

- Brighton Place/Merlin Ct/Spring Oak Cir: The contractor is still wrapping up punch list items within Brighton Place. The sanitary sewer has been installed and connected on both Merlin Ct. and Spring Oaks Circle. Half of the circle on Merlin Ct. has been poured, and temporary driveways have been installed. Conrad plans on demoing the other half of the circle later this week. The water line is being installed as they demo concrete on Merlin Ct.
- Water Plant Electrical Improvement Project: McDonald Municipal is continuing work on the installation of the new booster pumps.
- Bingle Road Re-stripping: LoneStar will begin work on the restriping of Bingle Road on Monday, February 2nd. They will have construction signs out while they are out on site working, and plan to remove them daily to open the road when they are not working.
- Home Depot Lift Station: The bid opening for the rehabilitation of the Home Depot Lift Station is on February 4th, and we anticipate bringing a contract for award to the March City Council meeting.
- Tamy Ln Pedestrian Bridge: The bid opening for Tamy Ln. Pedestrian Bridge Improvements will go live on February 4th. We will open bids at the end of February and anticipate bringing a contract for award to the March City Council meeting as well.
- Winter Storm Fern: There were no major impacts to the City during Winter Storm Fern. Public Works had four members remain in the city, splitting shifts to ensure continuous operation of the water plant and immediately respond to any water leaks. They shut off water to 3 irrigation systems that were leaking, and several new build homes (ahead of the freeze).

7.2 Police Department

Chief Schulze provided the December Police Department Staff Report to the City Council

1. Number of calls for service — 3,444
2. Number of traffic violations — 661

7.3 Village Fire Department and activities of the VFD Board of Commissioners

Council Member Lisenby presented the Village Fire Department updates for December 2025, including updates on staffing, equipment, major calls, and ongoing projects.

8. NEW BUSINESS

- 8.1 **CONSIDERATION AND POSSIBLE ACTION CONCERNING:** A request from GFL Environmental for a CPI-based adjustment to solid waste and recycling service rates pursuant to the existing contract.

Council Member Bass made a motion to approve GFL Environmental’s request for a CPI (Consumer Price Index)–based adjustment to solid waste and recycling service rates, reflecting an increase of \$0.16 per month (\$1.92 annually) in accordance with the existing contract. Council Member McCormack seconded the motion. Motion carried 5-0.

- 8.2 **CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Ordinance No. 2026-XX: AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SPRING VALLEY VILLAGE, TEXAS, ORDERING A GENERAL MUNICIPAL ELECTION TO BE HELD ON MAY 2, 2026; AUTHORIZING THE CITY ADMINISTRATOR TO ENTER INTO A JOINT ELECTION AGREEMENT WITH SPRING BRANCH INDEPENDENT SCHOOL DISTRICT TO CONDUCT THE GENERAL MUNICIPAL ELECTION ON BEHALF OF THE CITY OF SPRING VALLEY VILLAGE; DESIGNATING THE PLACES AND MANNER OF HOLDING THE ELECTION; PROVIDING FOR THE POSTING AND PUBLICATION OF NOTICE; PROVIDING FOR A RUNOFF ELECTION IF REQUIRED; PROVIDING A SAVINGS CLAUSE; PROVIDING AN OPEN MEETINGS CLAUSE; AND, PROVIDING AN EFFECTIVE DATE.

Mayor Vajdos read the Ordinance by caption only. Council Member Dominy made a motion to approve Ordinance 2026-01 ordering a General Municipal Election to be held on May 2, 2026, and authorizing the City Administrator to enter into a joint election agreement with Spring Branch Independent School District to conduct the General Municipal Election, and Council Member McCormack seconded the motion. Motion carried 5-0.

- 8.3 **CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Resolution Number 26-XX – A resolution of the City Council of the City of Spring Valley Village, Texas, approving the terms and conditions of an agreement for professional services by and between the City of Spring Valley Village, Texas and Project Surveillance, Inc. for Construction Management & Inspection Services; authorizing the Mayor to execute any and all documents necessary to effectuate such agreement; providing for the incorporation of preamble; and providing an effective date.

Mayor Vajdos read the Resolution by caption only. Council Member Dominy made a motion to approve Resolution 2026-03, approving the terms and conditions of an agreement for professional services by and between the City of Spring Valley Village, Texas, and Project Surveillance, Inc. for Construction Management & Inspection Services, and Council Member Bass seconded the motion. Motion carried 5-0.

9. EXECUTIVE SESSION

The City Council Will Now Hold A Closed Executive Meeting Pursuant To The Provision Of Chapter 551, Government Code, Vernon's Texas Codes Annotated, In Accordance With The Authority Contained In:

9.1 Section 551.074 – Personnel Matters to deliberate the duties of the City Administrator.

City Council adjourned into the Executive Session at 6:27 p.m

10. RECONVENE

The City Council meeting reconvened at 7:31 p.m.

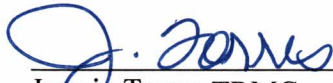
10.1 CONSIDERATION AND POSSIBLE ACTION CONCERNING: Matters discussed in Executive Session.

None.

11. ADJOURNMENT

Council Member Carpenter made a motion to adjourn the meeting at 7:31 p.m., and Council Member Bass seconded the motion. Motion carried 5-0.

Attest:



Jasmin Torres, TRMC
City Secretary

Signed:



Marcus Vajdos
Mayor

