

City of Alvin, Texas

Gabe Adame, Mayor

Keko Moore, Mayor Pro-tem, At-Lg P1
Martin Vela, District A
Chris Vaughn, District B
Richard Garivey, District C



Ashley Davis, District D
Meagan DeKeyser, District E
Scott Salter, At-Lg P2

Alvin City Council Agenda

Thursday, August 6, 2026

7:00 PM

(Council Chambers)

Alvin City Annex, 302 West House, Alvin, Texas 77511

Persons with disabilities who plan to attend this meeting that will require special services please contact the City Secretary's Office at 281-388-4255 or dixie.roberts@alvin.gov 48 hours prior to the meeting time. The Alvin City Annex is wheelchair accessible, with accessible entry available at the front entrance of the building.

NOTICE is hereby given of a Regular Meeting and Executive Session of the City Council of the City of Alvin, Texas, to be held on Thursday, **AUGUST 6, 2026**, at 7:00 PM in the Council Chambers at: Alvin City Annex, 302 West House, Alvin, Texas.

1. CALL TO ORDER

2. INVOCATION AND PLEDGE OF ALLEGIANCE

3. PRESENTATION

A. Humane - Annual Departmental Presentation.

4. PUBLIC COMMENT

5. CONSENT AGENDA

A. Consider approval of the July 16, 2026, City Council workshop minutes.

B. Consider approval of the July 16, 2026, City Council meeting minutes.

C. Consider the purchase of a Terex Hi-Ranger LT40 Aerial Lift Truck from Terex USA, LLC, in the amount of \$198,000 utilizing the Sourcewell cooperative purchasing program.

D. Consider the purchase of a Scale Computing HC1450 Cluster, HyperCore software licensing, hardware warranty, and related services from Square3 IT through the Harris County Department of Education (HCDE) Cooperative Purchasing Program Contract No. 22/043KN-13 in the amount of \$134,531.43.

E. Consider the appointment of Crowe LLP as the City's auditing firm for the Fiscal Year ending September 30, 2026; and authorize the City Manager to sign the Auditor's Engagement Letter.

6. OTHER BUSINESS

A. Consider a variance request from the homeowner at 1305 Highland Drive, from Chapter 21- Subdivision and Property Development, Section 21-37 (a), to encroach twenty-two feet, two inches into the twenty-five-foot front building setback for the construction of a carport.

B. Consider Ordinance 26-N, an ordinance amending Chapter 21, "Subdivisions and

Property Development,” of the Code of Ordinances of the City of Alvin, Texas, by amending section 21-4, “Variances,” to establish a procedure for the consideration of setback variances by the Planning Commission with appeal to the City Council; providing a Repealer Clause; providing a Severability Clause; providing a Penalty; providing for publication; and providing an effective date.

- C. Consider Resolution No. 26-R-26, ratifying the City Manager's appointment of Aylissa Manjang to the City of Alvin Civil Service Commission, Place Three (3), to serve the remainder of the unexpired term through December 31, 2026, and thereafter for a three (3) year term expiring December 31, 2029; and setting forth other provisions related thereto.
- D. Discuss and take a record vote to propose an ad valorem tax rate of \$0.700635 per \$100 of assessed valuation for Tax Year 2026 (Fiscal Year October 1, 2026 - September 30, 2027), which exceeds the *No New Revenue Rate*, to be considered for adoption at a future meeting.
- E. Consider setting one (1) public hearing concerning the proposed tax rate for Thursday, September 3, 2026, at 7:00 p.m., in the City Council Chambers, City Annex Building, 302 W. House Street, Alvin, Texas.
- F. Consider, if any, requests from individual council members for an item or items to be placed on the upcoming agenda for the next regularly scheduled meeting.

7. REPORTS FROM THE CITY MANAGER

- A. Items of Community Interest and/or review preliminary list of items for next Council meeting.

8. ITEMS OF COMMUNITY INTEREST

Pursuant to 551.0415 of the Texas Government Code reports or an announcement about items of community interest during a meeting of the governing body. No action will be taken or discussed.

- A. Hear announcements concerning items of community interest from the Mayor, Council members, and City staff, for which no action will be discussed or taken.

9. EXECUTIVE SESSION

- A. **Section 551.074** of the Texas Government Code: Deliberation on the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee.

10. RECONVENE TO OPEN SESSION

- A. Consider and take possible action on matters discussed in Executive Session.

11. ADJOURNMENT

I hereby certify that a copy of this notice was posted on the Recreation Center bulletin board, a place convenient and readily accessible to the general public at all times, and to the City's website: www.alvin.gov, in compliance with Chapter 551, Texas Government Code, on **THURSDAY July 30, 2026 at 5:00 p.m.**



/s/ Dixie Roberts
Dixie Roberts, City Secretary

Removal Date: _____

**** All meetings of the City Council are open to the public, except when there is a necessity to meet in Executive Session (closed to the public) under the provisions of Chapter 551, Texas Government Code. The Council reserves the right to convene into executive session on any of the above posted agenda items that qualify for an executive session by publicly announcing the applicable section of the Open Meetings Act, including but not limited to sections 551.071 (litigation and certain consultation with the attorney), 551.072 (acquisition of interest in real property), 551.073 (contract for gift to city), 551.074 (certain personnel deliberations), or 551.087 (qualifying economic development negotiations).**

City of Alvin Taxpayer Impact Statement

For Fiscal Year Ending, September 30, 2027

Required under Texas Government Code Sec. 551.043 as amended by House Bill 1522, effective September 1, 2025.

This notice informs taxpayers of the potential impact of the proposed budget and tax rate for Fiscal Year 2026-2027, comparing what would be paid under the no-new-revenue tax rate versus the proposed tax rate.

1. Average Taxable Homestead Value:

Prior Year (FY2025-2026) \$206,031

Current Year (FY2026-2027) \$215,567

2. Tax Rates:

Prior Year Tax Rate (FY25-26) \$ 0.685000 per \$100 valuation

No-New-Revenue (FY26-27) \$ 0.660463 per \$100 valuation

Proposed Tax Rate (FY26-27) \$ 0.700635 per \$100 valuation

3. Estimated Annual Tax Bill Calculation:

Scenario	Tax Rate	Est. Tax Bill	Difference from No-New Revenue
Prior Year (FY25-26)	\$ 0.685000	\$1,411.31	(12.43)
No-New Revenue (FY26-27)	\$ 0.660463	\$1,423.74	---
Proposed Budget (FY26-27)	\$ 0.700635	\$1,510.34	\$86.60

Calculations:

- Prior Year Tax Bill = $(\$206,031 \div 100) \times \$ 0.685000 = \$1,411.31$
- No-New-Revenue = $(\$215,567 \div 100) \times \$ 0.660463 = \$1,423.74$
- Proposed Tax Bill = $(\$215,567 \div 100) \times \$ 0.700635 = \$1,510.34$

Summary:

If the City of Alvin adopts the proposed tax rate of \$0.700635 per \$100 valuation, the average homestead owner would pay approximately \$86.60 more annually compared to the no-new-revenue tax rate.

City of Alvin Fiscal Year 26-27 Proposed

Budget: <https://www.alvin.gov/DocumentCenter/View/3050/FY-2026-2027-Proposed-Budget-PDF>