

**NOTICE OF SPECIAL CITY COUNCIL MEETING
CITY OF TOMBALL, TEXAS**



MONDAY, SEPTEMBER 23, 2013

5:00 P.M.

Notice is hereby given of a meeting of the Tomball City Council, to be held on Monday, September 23, 2013 at 5:00 P.M., City Hall, 401 Market Street, Tomball, Texas 77375, for the purpose of considering the following agenda items. All agenda items are subject to action. The Tomball City Council reserves the right to meet in a closed session for consultation with attorney on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

- 1.0 Call to Order
- 2.0 Public Comments and Receipt of Petitions *[At this time, anyone will be allowed to speak on any matter other than personnel matters or matters under litigation, for length of time not to exceed three minutes. No Council/Board discussion or action may take place on a matter until such matter has been placed on an agenda and posted in accordance with law.]*
- 3.0 Reports and Announcements
 - October 1, 2013 – **Annual National Night Out at the Depot** – 6:00-8:00 p.m.
 - October 7, 2013 at 6 p.m. – **Vote** on Proposed Tax Rate
 - October 12, 2013 – **“Sherine’s Stride for Breast Cancer Awareness” – 5K Run/Walk** at 8:00 a.m. and **1 Mile Run/Walk** at 9:00 a.m.
 - October 12, 2013 - **2nd Saturday at the Depot** – 5:00 p.m.

- October 14, 2013 at 5 p.m. – **Vote** on Proposed Tax Rate
- October 26, 2013 – ***Tomball Bluegrass Festival*** – 11:00 a.m.-7:00 p.m.
- November 4, 2013 – Appointments to Tourism Advisory Committee for terms expiring December 5, 2013
- November 5, 2013 – **Mayor's Coffee** – 5:00 p.m.-7:00 p.m. – 207 Commerce (Sol de Luna)
- November 9, 2013 – ***Woodforest Run at the Depot*** – 8:00 a.m.
- November 9, 2013 – **2nd Saturday at the Depot** – 5:00 p.m.
- November 16, 2013 – **48th Annual Tomball Holiday Parade** –10:00 a.m.
- November 19, 2013 – **20th Anniversary of Lone Star College-Tomball**
- ***Walk Tomball!*** – Every Saturday at 8:00 a.m. at the Depot
- Reports by City staff and members of council about items of community interest on which no action will be taken.

4.0 New Business:

- 4.1 Conduct First Public Hearing on the Proposed 2013 Tax Rate and Announce that the Vote on the Proposed 2013 Tax Rate will be held on October 7, 2013 at 6:00 p.m. and October 14, 2013 at 5:00 p.m.
- 4.2 Approve **GRAND FOUR FINAL PLAT**: Being a subdivision of 0.3255 acre of land situated in the Ralph Hubbard Survey, Abstract Number 383, of Harris County, Texas, and being a partial replat of Lot 81 of Tomball Outlots, a subdivision according to the map or plat thereof recorded in Volume 2, Page 65 of the Map Records of Harris County, Texas, and being the same land as described in Clerk's File Number F803330 of the Real Property Records of Harris County, Texas.

5.0 Adjournment

CERTIFICATION

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, City of Tomball, Texas, a place readily accessible to the general public at all times, on the 19th day of September 2013 by 5:00 p.m., and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

Doris Speer

Doris Speer

City Secretary, TRMC

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please feel free to contact the City Secretary's office at (281) 290-1002 or FAX (281) 351-6256 for further information.

AGENDAS MAY ALSO BE VIEWED ONLINE AT www.ci.tomball.tx.us.

Special City Council

Agenda Item

Data Sheet

Meeting Date: September 23, 2013

Topic:

- October 1, 2013 – *Annual National Night Out at the Depot* – 6:00-8:00 p.m.
- October 7, 2013 at 6 p.m. – **Vote** on Proposed Tax Rate
- October 12, 2013 – *“Sherine’s Stride for Breast Cancer Awareness” – 5K Run/Walk* at 8:00 a.m. and *1 Mile Run/Walk* at 9:00 a.m.
- October 12, 2013 - **2nd Saturday at the Depot** – 5:00 p.m.
- October 14, 2013 at 5 p.m. – **Vote** on Proposed Tax Rate
- October 26, 2013 – *Tomball Bluegrass Festival* – 11:00 a.m.-7:00 p.m.
- November 4, 2013 – Appointments to Tourism Advisory Committee for terms expiring December 5, 2013
- November 5, 2013 – **Mayor’s Coffee** – 5:00 p.m.-7:00 p.m. – 207 Commerce (Sol de Luna)
- November 9, 2013 – *Woodforest Run at the Depot* – 8:00 a.m.
- November 9, 2013 – **2nd Saturday at the Depot** – 5:00 p.m.
- November 16, 2013 – **48th Annual Tomball Holiday Parade** –10:00 a.m.
- November 19, 2013 – **20th Anniversary of Lone Star College-Tomball**
- **Walk Tomball!** – Every Saturday at 8:00 a.m. at the Depot
- Reports by City staff and members of council about items of community interest on which no action will be taken.

Background:

Origination:

Various

Recommendation:

N/A

Funding:

Party(ies) responsible for placing this item on agenda:

City Secretary

ACTION TAKEN		
APPROVAL	READINGS PASSED	OTHER
☐ YES ☐ NO	☐ 1 ST ☐ 2 ND	

ATTACHMENTS:

“Sherine’s Stride for Breast Cancer Awareness”

“Sherine’s Stride for Breast Cancer Awareness” - Registration Form

REGISTER NOW!



SHERINE'S STRIDE

FOR BREAST CANCER AWARENESS
OCTOBER 12, 2013  TOMBALL, TEXAS

CERTIFIED 5K RUN AND 1-MILE FAMILY WALK

- VISIT WWW.TOMBALLTX.GOV OR WWW.RACESONLINE.COM TO REGISTER
- CALL 281-351-5484 FOR EVENT DETAILS
- BENEFITING THE BREAST SCREENING PROGRAMS OF ToMAGWA
- CALL ROSALIE DILLON AT 281-610-2595 FOR SPONSOR INFORMATION



Saturday, October 12, 2013
5K Run/Walk at 8:00 A.M. - 1Mile Run/Walk at 9:00 A.M.
281-351-5484

Location

The Historic Tomball Train Depot Plaza located at 201 S. Elm St.

About This Event

Sherine's Stride for Awareness was designed to raise awareness of breast cancer and bring families, friends and visitors together to support each other. Sherine Amanollahi was a police dispatcher who lost her fight against breast cancer in 2012 at the age of 30.

The Course

USATF-certified 5K course. Flat, major tree-lined streets. No wheels (except wheelchairs) & no pets, please! Baby joggers and carriages OK for 1 MILE WALK ONLY. The 5K race will be professionally managed and utilize timing shoe chips.

Awards

Prizes will be awarded to the top three finishers in each age category for the 5K Run. All kids (10 and under) participating in the 1 mile run will receive a medal.

Packet Pick-up

October 10th and 11th from 5:00 PM – 7:00 PM at the City "Events" Offices – 105 S. Cherry.
 Race Day Pick-up & Registration: 7:00 AM – 7:30 AM at the Depot (No t-shirt guarantee)

Registration

- Register online at www.racesonline.com or www.tomballtx.gov
- Register in person at Tomball City Hall—401 Market Street, Tomball, TX
- To mail or fax registrations, download forms at www.tomballtx.gov and submit to: City of Tomball, Attn: Rosalie Dillon, 401 Market St., Tomball, TX 77375.
 Fax 281-290-1088 or Email rdillon@tomballtx.gov

Event Fees*		
Category	On or Before 9/27/2013	After 9/27/2013
5K Run/Walk	\$20	\$25
1 Mile Run/Walk 11 yrs +	\$15	\$20
1 Mile Run/Walk 10 & under	\$10	\$15

*20% discount on groups of five (5) or more registering at the same time. Discount not available online

Saturday, October 12, 2013
8:00 A.M. – 5K Run/Walk
9:00 A.M. – 1Mile Run/Walk
Historic Tomball Depot
281-351-5484

Registration Form

****One registration form per participant****

Category: ☐ 5K Run/Walk ☐ 1 Mile Run/Walk ADULT ☐ 1 Mile Run/Walk YOUTH

First Name: _____ Last Name: _____

Street Address: _____

City: _____ State: _____ Zip: _____ Phone: (____) _____

Birth Date: ____/____/____ Age on Run Date: _____ Gender: ☐ F ☐ M

Email Address: _____

Shirt Size: ☐ YS ☐ YM ☐ YL | ☐ S ☐ M ☐ L ☐ XL ☐ XXL ☐ XXXL

Are you participating in honor of or in memory of someone: ☐ Y ☐ N

In Honor of: _____ (please print)

In Memory of: _____ (please print)

Are you a Breast Cancer Survivor: ☐ Y ☐ N

For Credit Card Payments

Name on Card: _____ Type: ☐ Visa ☐ MasterCard

Card Number: _____ Exp. Date: _____ 3 Digit Sec. Code: _____

Emergency Contact: _____ Phone: (____) _____

Emergency Contact: _____ Phone: (____) _____

Waiver and Release: In consideration of the acceptance of this registration entry, I, the undersigned, assume full & complete responsibility for any injury or accident which may occur during my participation in this race, or while I am on the premises of this event and I hereby release and hold harmless the sponsors, officials and all other persons and entities associated with this event from any and all injury, damages or illness which may directly or indirectly result from participation in this race. I further state that I am in proper physical condition to participate.

Signature of Participant

Date

Signature of Parent/Guardian if Participant is Minor

Date

Event Fees		
Category	On or Before 9/27/2013	After 9/27/2013
5K Run/Walk	\$20	\$25
1 Mile Run/Walk 11 yrs +	\$15	\$20
1 Mile Run/Walk 10 & under	\$10	\$15

Your privacy will be respected and no information will be shared with third parties.

Special City Council

Agenda Item

Data Sheet

Meeting Date: September 23, 2013

Topic:

Conduct First Public Hearing on the Proposed 2013 Tax Rate and Announce that the Vote on the Proposed 2013 Tax Rate will be held on October 7, 2013 at 6:00 p.m. and October 14, 2013 at 5:00 p.m.

Background:

The proposed tax rate for 2013 is \$0.341455/\$100 of taxable value. The average taxable value of a residential homestead has risen slightly and the City may received additional revenues due to the addition of new property to the tax roll.

Under Truth-in-Taxation regulations, the City must conduct two public hearings after publishing the notice of the effective and rollback tax rates. The second public hearing will be held on Monday, September 30, 2013 at 5:00 p.m.

Origination:

City Secretary

Recommendation:

N/A

Funding:

Party(ies) responsible for placing this item on agenda:

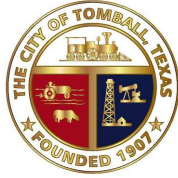
City Secretary

ACTION TAKEN		
APPROVAL	READINGS PASSED	OTHER
☐ YES ☐ NO	☐ 1 ST ☐ 2 ND	

ATTACHMENTS:

Notice of Public Hearings on Proposed 2013 Tax Rate

NOTICE OF PUBLIC HEARINGS ON TAX INCREASE CITY OF TOMBALL, TEXAS



**MONDAY, SEPTEMBER 23, 2013
5:00 P.M.
and
MONDAY, SEPTEMBER 30, 2013
5:00 P.M.**

Public Hearing on Tax Revenue Increase for Proposed 2013 Tax Rate of \$0.341455/\$100 Assessed Value for the City of Tomball, Texas.

The City of Tomball will hold two public hearings on a proposal to increase total tax revenues from properties on the tax roll in the preceding tax year by 1.1722 percent (percentage by which proposed tax rate exceeds lower of rollback tax rate or effective tax calculated under Chapter 26, Tax Code). Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the change in the taxable value of your property in relation to the change in taxable value of all other property and the tax rate that is adopted.

The first public hearing will be held on Monday, September 23, 2013 at 5:00 p.m.,
at City Hall, 401 Market Street.

The second public hearing will be held on Monday, September 30, 2013 at 5:00 p.m.,
at City Hall, 401 Market Street.

The members of the governing body voted on the proposal to consider the tax increase as follows:

FOR: Councilmembers Hudgens, Stoll, Brown, Townsend, and Dodson

AGAINST: None

PRESENT and not voting: None

ABSENT: None

The average taxable value of a residence homestead in Tomball, Texas last year was \$147,423. Based on last year's tax rate of \$0.341455 per \$100 of taxable value, the amount of taxes imposed last year on the average home was \$503.38.

The average taxable value of a residence homestead in Tomball, Texas this year is \$151,075. If the governing body adopts the effective tax rate for this year of \$0.341591 per \$100 of taxable value, the amount of taxes imposed this year on the average home would be \$516.06.

If the governing body adopts the proposed tax rate of \$0.341455 per \$100 of taxable value, the amount of taxes imposed this year on the average home would be \$515.85.

Members of the public are encouraged to attend the hearings and express their views regarding the above-proposed 2013 Tax Rate for the City of Tomball, Texas.

CERTIFICATION

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, City of Tomball, Texas, a place readily accessible to the general public at all times, on the 10th day of September 2013 by 4:00 p.m., and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

Doris Speer
Doris Speer
City Secretary, TRMC

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please feel free to contact the City Secretary's office at (281) 290-1002 or FAX (281) 351-6256 for further information. AGENDAS MAY ALSO BE VIEWED ONLINE AT www.ci.tomball.tx.us.

Special City Council Agenda Item Data Sheet

Meeting Date: September 23, 2013

Topic:

Approve **GRAND FOUR FINAL PLAT**: Being a subdivision of 0.3255 acre of land situated in the Ralph Hubbard Survey, Abstract Number 383, of Harris County, Texas, and being a partial replat of Lot 81 of Tomball Outlots, a subdivision according to the map or plat thereof recorded in Volume 2, Page 65 of the Map Records of Harris County, Texas, and being the same land as described in Clerk's File Number F803330 of the Real Property Records of Harris County, Texas.

Background:

The Planning and Zoning Commission approved the Grand Four Preliminary Plat with contingencies on July 8, 2013. Comments have been addressed and the Final Plat is now being presented to City Council for approval consideration.

Origination:

Recommendation:

Funding:

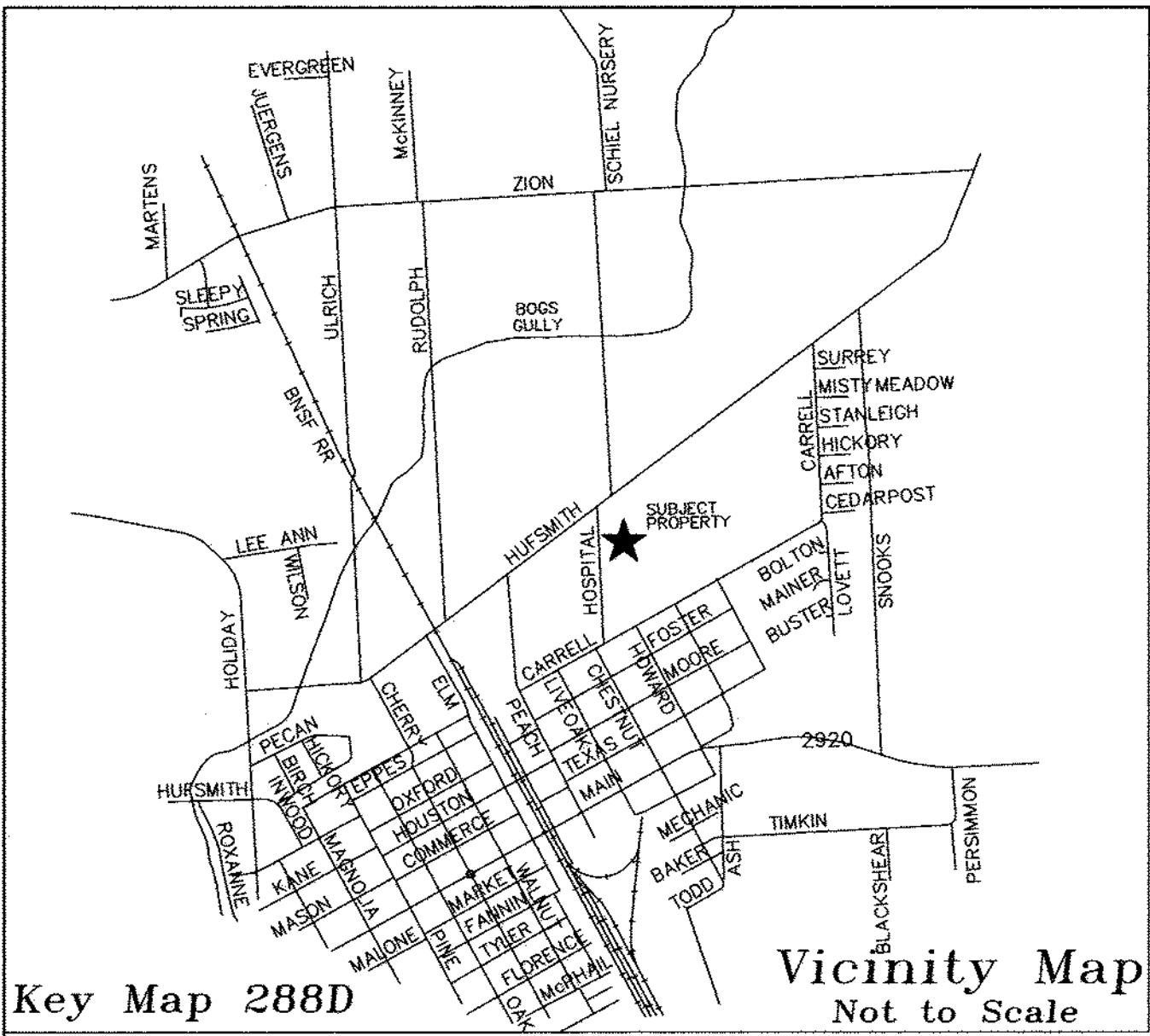
Party(ies) responsible for placing this item on agenda:

Brandy Pate, Engineering and Planning

ACTION TAKEN		
APPROVAL	READINGS PASSED	OTHER
☐ YES ☐ NO	☐ 1 ST ☐ 2 ND	

ATTACHMENTS:

Grand Four Final Plat



I, Steven L. Crews, am authorized under the laws of the State Texas to practice the profession of surveying and hereby certify that the above subdivision is true and correct; was prepared from an actual survey of the property made under my supervision on the ground; that all boundary corners, angle points, points of curvature, and other points of reference not found have been marked with iron rods having an outside diameter of not less than three-quarter inch (3/4") and a length of not less than three feet (3'); and that the plat boundary corners have been tied to the nearest survey corner.

Notes:
Public Easements:
Public Easements denoted on this plat are hereby dedicated to the public forever. Any public utility, including the City of Tomball, shall have the right at all times, of ingress and egress to and from and upon said easement for the purpose of construction, reconstruction, inspection, patrolling, maintaining and adding to or removing all or part of its respective systems without the necessity of any time of procuring the permission of the property owner. Any public utility, including the City of Tomball, shall have the right to move and keep moved all or part of any building, fences, trees, shrubs, other growths or improvements that in any way endanger or interfere with the construction, maintenance or efficiency of its respective systems on any of the easements shown on this plat. Neither the City of Tomball nor any other public utility shall be responsible for any damages to property within an easement arising out of the removal or relocation of any obstruction in the public easement.

Flood Information:
According to FEMA Firm Panel No. 48201C0230-L (Effective Date June 18, 2007), this property is in Zone "X" and is not in the 0.2% Annual Chance Flood Plain.

Note #1:
All oil/gas pipelines or pipeline easements with ownership through the subdivision have been shown.
Note #2:
All oil/gas wells with ownership (plugged, abandoned, and/or active) through the subdivision have been shown.
Note #3:
No building or structure shall be constructed across any pipelines, building lines, and/or easements. Building setback lines will be required adjacent to oil/gas pipelines. The setbacks at a minimum should be 15 feet off centerline of low pressure gas lines, and 30 feet off centerline of high pressure gas lines.
Note #4:
This plat does not attempt to amend or remove any valid covenants or restrictions.
Note #5:
The building lines shown on this plat shall be in addition to, and shall not limit or replace, any building lines required by the City of Tomball Code of Ordinances at the time of the development of the property.
Note #6:
The basis of Bearings for this plat is West line of the subject tract per the recorded deed.
Note #7:
Maybe subject to Gas Unit No. 8 per Vol. 1276, Pg. 176 of the Contract Records of Harris County, Texas.
Note #8:
In the city planning letter items pertaining to CF No. F835386 R.P.R.H.C.T., Volume 1053, Pg. 263; Vol. 1235, Pg. 544 and Vol. 1452, Pg. 428 D.R.H.C.T. do not apply to the subject property.
Note #9:
Maybe subject to a 10 foot utility easement and a 5 foot by 20 foot aerial easement granted to Houston Lighting and Power per Vol. 5011, Pg. 194 D.R.H.C.T.

M.R.H.C.T. = MAP RECORDS OF HARRIS COUNTY TEXAS
R.P.R.H.C.T. = REAL PROPERTY RECORDS OF HARRIS COUNTY TEXAS
FC NO. = FILM CODE NUMBER
CF NO. = CLERK'S FILE NUMBER
C.O.T.U.E. = UTILITY EASEMENT DEDICATED TO THE CITY OF TOMBALL
R.O.W. = RIGHT OF WAY

THE STATE OF TEXAS

COUNTY OF HARRIS

I, Ernest G. Grandinetti, owner hereinafter referred to as owner of the 0.3255 acre tract described in the above and foregoing plat of GRAND FOUR, do hereby make and establish said subdivision of said property according to all liens, dedications, restrictions and notations on said plat and hereby dedicate to the use of the public forever, all streets, alleys, parks, watercourses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind myself, my heirs, successors and assigns to warrant and forever defend the title to the land so dedicated.

FURTHER, owner has dedicated and by these presents does dedicate to the use of the public for public utility purposes forever an unobstructed aerial easement five feet (5') in width from a plane twenty feet (20') above the ground level upward, located adjacent to all public utility easements shown hereon.

FURTHER, owner does hereby dedicate to the public a strip of land fifteen feet (15') wide on each side of the center line of any and all bayous, creeks, gullies, ravines, draws, sloughs, or other natural drainage courses located and depicted upon in said plat, as easements for drainage purposes, giving the City of Tomball, Harris County, or any other governmental agency, the right to enter upon said easement at any and all times for the purpose of construction and maintenance of drainage facilities and structures.

FURTHER, owner does hereby covenant and agree that all of the property within the boundaries of this plat and adjacent to any drainage easement, ditch, gully, creek or natural drainage way shall hereby be restricted to keep such drainage ways and easements clear of fences, buildings, planting, and other obstructions to the operation and maintenance of the drainage facility and that such abutting property shall not be permitted to drain directly into this easement, except by means of an approved drainage structure.

WITNESS my hand in the City of TOMBALL, Texas, this SEPTENBER day of 7th, 2013.

By: Ernest G. Grandinetti
Ernest G. Grandinetti

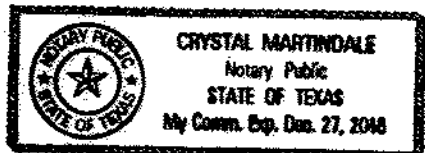
THE STATE OF TEXAS

COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Ernest G. Grandinetti known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and considerations therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 7 day of September, 2013.

Notary Public in and for the State of Texas
My Commission Expires: DEC 27, 2016



ROBERT G. SMITH
4,000 ACRES
OUT OF AND PART OF
81, 89 & 90
CF NO. 2009082472
R.P.R.H.C.T.

HOSPITAL STREET
VOL. 6, PG. 24
D.R.H.C.T.

HUFSMITH ROAD
VOL. 6, PG. 24
D.R.H.C.T.

MARINELA & AMADEO VALDEZ
4,218 ACRES
OUT OF AND PART OF
81, 92 & 93
CF NO. M067845
R.P.R.H.C.T.

SALLIE CLINTON FISHER
10,181.63 SQUARE FEET
OUT OF AND PART OF
81
CF NO. 1455720
R.P.R.H.C.T.

SALLIE CLINTON FISHER
2,628.75 SQUARE FEET
OUT OF AND PART OF
81
CF NO. 1455720
R.P.R.H.C.T.

MARINELA & AMADEO VALDEZ
4,218 ACRES
OUT OF AND PART OF
81, 92 & 93
CF NO. M067845
R.P.R.H.C.T.

LOT 1
0.1611 ACRE
7,020.36 Sq. Feet

LOT 2
0.1644 ACRE
7,161.26 Sq. Feet

BLOCK 1

MICHAEL BURNS AND BENE BURNS
5,930 SQUARE FEET
OUT OF AND PART OF
81
CF NO. 20090236165
R.P.R.H.C.T.

91M1

MONTY STONE TRACT
VOL. 483, PG. 130
M.R.H.C.T.

91M2

MONTY STONE TRACT
VOL. 483, PG. 130
M.R.H.C.T.

MARINELA & AMADEO VALDEZ
4,218 ACRES
OUT OF AND PART OF
81, 92 & 93
CF NO. M067845
R.P.R.H.C.T.

TOMBALL OUTLOTS
VOL. 2, PG. 65
M.R.H.C.T.

This is to certify that the Planning and Zoning Commission of the City of Tomball, Texas, has approved this plat and subdivision of GRAND FOUR in conformance with the laws of the State of Texas and the ordinances of the City of Tomball as shown hereon and authorized the recording of this plat this _____ day of _____, 2013.

By: _____
Barbara Tague
Chairman

By: _____
Darrell Roquemore
Vice Chairman

We, the City Manager and the City Engineer for the City of Tomball, do hereby certify that this plat complies with the City of Tomball ordinance.

George Shackelford, City Manager

Lori Lakatos, P.E.
City Engineer

This is to certify that the City accepts the Planning & Zoning Commission's authorized approval and acceptance of all dedicated public easements in conformance with the laws of the State of Texas and the ordinance of the City of Tomball as shown hereon and authorized the recording of this plat this _____ day of _____, 2013.

By: _____
Gretchen Fagan, Mayor

Doris Speer, City Secretary

Harris County Clerk Certificate of Filing:

I, Stan Stanart, County Clerk of Harris County, Texas, do hereby certify that the within instrument with its certificate of authentication was filed for registration in my office on _____, 2013, at _____ o'clock _____ M., and duly recorded on _____, 2013, at _____ o'clock _____ M., and at Film Code No. _____ of the Map Records of Harris County for said County.

Witness my hand and seal of office, at Houston, the day and date last above written.

Stan Stanart
County Clerk
of Harris County, Texas

By: _____
Deputy

FINAL PLAT

GRAND FOUR

Being a subdivision of 0.3255 acre of land situated in the Ralph Hubbard Survey, Abstract Number 383, of Harris County, Texas, and being a partial replat of Lot 81 of TOMBALL OUTLOTS, a subdivision according to the map or plat thereof recorded in Volume 2, Page 65 of the Map Records of Harris County, Texas, and being the same land as described in Clerk's File Number F803330 of the Real Property Records of Harris County Texas.

2 LOTS, 1 BLOCK

AUGUST 2013
Sheet 1 of 1

Owner:
ERNEST G. GRANDINETTI
23091 Plantation Lake Drive
Hempstead, Texas 77445
Phone: 281-733-6086
Surveyor:
C & C SURVEYING, INC.
7424 FM 1488, Suite A
Magnolia, Texas 77354
Office: 281-356-5172
FAX: 281-356-1935