MAYOR
Jim Pappas

CITY COUNCIL
Stuart Marks
Fidel Sapien
Linda Knox
Chip Cowell
Jay Carlton

CITY OF
HUNTERS CREEK VILLAGE

CITY ADMINISTRATOR
Tom Fullen, MPA, CPM

Notice is hereby given of a regular meeting of the City Council of Hunters Creek Village, Texas, to be held on **Tuesday, October 27, 2026, at 6:00 p.m.** in the City Hall at #1 Hunters Creek Place, for the purpose of considering the following agenda items. Councilmember(s) and/or employees may attend this meeting via videoconference as allowed by the Texas Government Code; however, there will be a quorum present at City Hall.

Anyone wishing to address the City Council during the meeting must notify the City Administrator, Tom Fullen, before the meeting begins by: 1) filling out a speaker request form at the meeting; 2) emailing him at tfullen@cityofhunterscreek.com; or 3) calling him at 713-465-2150.

A. Call to order, and the roll of elected and appointed officers will be taken.

B. Pledge of Allegiance.

C. PUBLIC COMMENTS *At this time, any person with city-related business may speak to the Council. In compliance with the Texas Open Meetings Act, if a member of the public comments or inquires about a subject that is not specifically identified on the agenda, a member of the Council or a staff member may only respond by giving a statement of specific factual information or by reciting existing policy. The City Council may not deliberate or vote on the matter.*

D. REPORTS

1. City Treasurer Monthly Report
2. Police Commissioner Monthly Report
3. Fire Commissioner Monthly Report
4. Building Official Monthly Report
5. City Engineer Monthly Report
6. City Administrator Report
    a. Annual Christmas Luncheon
7. Mayor and Council Reports and Comments

E. CONSENT AGENDA *The following items are considered routine by the City Council and will be enacted by one motion. There will not be a separate discussion on these items unless a Councilmember requests it, in which event the item will be removed from the general order of business and considered in its normal sequence on the agenda.*

1. Approval of the Minutes of the Regular Meeting on August 25, 2026.
2. Approval of the Minutes of the Special Meeting on October 6, 2026.
3. Approval of the Cash Disbursement Journal for August 2026.
4. Approval of the 3rd Quarterly Investment Report for 2026.
5. Approval of the 2027 Holiday Schedule.
6. Approval of the membership renewal with ERCOT for 2027.
7. Approval of the agreement with Harris County Sheriff's Office for housing city prisoners effective January 1st, 2027.
8. Approval to authorize staff to solicit requests for proposals for the city's bank depository services contract.

F. REGULAR AGENDA

1. Discussion and possible action to accept the final report from the Planning and Zoning Commission on amending the Zoning Ordinance regarding rules and regulations for certificates of occupancy, temporary certificates of occupancy, and requiring financial security.

G. PUBLIC HEARING Public hearings will be held before the City Council for the purpose of receiving testimony for or against the following:

a. Amending the City's Zoning Ordinance (Chapter 44) regarding rules and regulations for certificates of occupancy, temporary certificates of occupancy, and requiring financial security.

H. REGULAR AGENDA

2. Discussion and possible action to approve an Ordinance of the City of Hunters Creek Village, Texas, amending the City's Zoning Ordinance (Chapter 44) regarding rules and regulations for certificates of occupancy, temporary certificates of occupancy, and requiring financial security.

3. Discussion and possible action to approve an extension for the New Residence Permit 202401037 at 318 Timberwilde Lane.

4. Discussion and possible action to approve an extension for the remodel permit 202400967 at 803 Creek Wood Way.

5. Discussion and possible action to recall sending a request to the Planning and Zoning Commission to review all zoning ordinances for possible amendments.

6. Discussion and possible action for Councilmember Stuart Marks regarding Legislative Updates.

7. Discussion and possible action to submit a ballot for electing a TML Region 14 Director.

8. Discussion and possible action to approve the November/December Regular City Council meeting date. (12/08/2026)

9. Discussion and possible action to designate a representative and alternate representative to the Houston-Galveston Area Council 2027 General Assembly.

10. Discussion and possible action to amend the Fire Sprinkler Ordinance, Section 20 of the City's Code of Ordinances.

I. EXECUTIVE SESSION It is anticipated that all, or a portion of the discussion of the following items, if any, will be conducted in closed executive session under the authority of the Texas Open Meetings Act. However, no action will be taken on these items until the City Council reconvenes in open session.

1. Sec. 551.071. CONSULTATION WITH ATTORNEY; CLOSED MEETING. The City will meet in closed session to seek the advice of its attorney about pending or contemplated litigation, or a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter, being 551 of the Texas Government Code.

   a. 3 Magnolia Bend

J. RECONVENE into Open Session and consider action, if any, on items discussed in Executive Session.

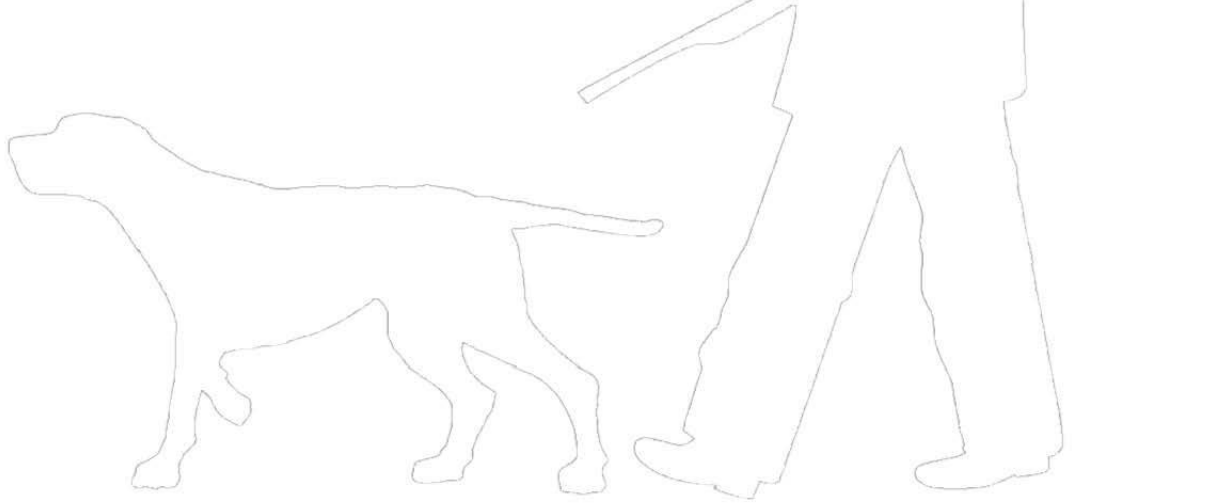
K. ADJOURNMENT The City Council may convene a public meeting and then recess into closed executive session to discuss any of the items listed on this agenda, if necessary, and if authorized under Chapter 551 of the Texas Government Code. Situations in which a closed executive session may be authorized by law include, without limitation; (1) consulting with the Council's attorney to seek or receive legal advice concerning pending or contemplated litigation, a settlement offer, or any other matter in which the ethical duty of the attorney to the Council clearly conflicts with the general requirement that all meetings be open, § 551.071; (2) discussing the purchase, exchange, lease, or value of real property, § 551.072; (3) discussing a prospective gift or donation, § 551.073; (4) discussing certain personnel matters, §551.074; and (5) discussing security personnel or devices, § 551.076.

CERTIFICATION

I, the undersigned authority, do hereby certify that this Notice of a Meeting was posted on the bulletin board at City Hall, #1 Hunters Creek Place, a place convenient and readily accessible to the general public at all times, and said Notice was posted on the following date and time: October 21, 2026, at 6:15 p.m., and remained so posted continuously for at least three business days before said meeting was convened.

Tom Fullen

Tom Fullen, City Administrator
Acting City Secretary

CITY OF HUNTERS CREEK VILLAGE, TEXAS

The City Hall is wheelchair accessible, and accessible parking spaces are available. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing-impaired, readers, or large print are requested to contact the City Secretary's Office at 713.465.2150, by fax at 713.465.8357, or by email at tfullen@cityofhunterscreek.com. Requests should be made at least 48 hours prior to the meeting. This agenda is posted on the city's website at http://cityofhunterscreek.com.