

AGENDA

Notice is hereby given that the City of Combes Commissioners will meet in a Regular Meeting at 7:00 pm Monday, September 29, 2025 at **Combes Municipal Complex**, 21626 Hand Road, Combes Texas to consider the following;

Public comments may be e-mailed to jduarte@townofcombes.com by the meeting date at 4:00 pm.

1. Roll Call.
2. Invocation & Pledge of Allegiance.
3. Public Comments: At this time, any person with business before the Council not scheduled on the agenda may speak, or any person may speak on any item on the agenda for a maximum of three (3) minutes. No formal action can be taken on these items. Action for Approval or Disapproval
4. Mayor Silvestre Garcia- Update on City of Combes Water System and Combes EDC Development Projects. Action for Acknowledgement.
5. Public Hearing- Veronica Flores, MS4 Stormwater Department- Annual Stormwater Presentation Meeting. Action for Acknowledgement.
6. Minutes July 28, 2025 Regular Meeting. Action for Approval or Disapproval of.
7. Hinojosa Engineering- Consideration and Possible Action of- Combes Public works Building Repairs-
 - a) Change Order No. 1- Requesting additional days due to the material delay from the manufacturer. This is the manufacturer from the original construction
 - b) Change Order No. 2- Requesting the approval of Cost Proposal No. 1 for the addition of a garage door motor at each garage door location, and requests days for the purchase and installation of the motors. Action for Approval or Disapproval of.
8. Consideration and Possible Action of Preliminary Approval of Tierra De Mataderos Subdivision-David & Stephenson Subdivision Blk 10-US 77/83 Expressway Frontage. Action for Approval or Disapproval of.
9. Consideration and Possible Action of Final Approval of Cadenas Quebradas Subdivision-Tract of 1(one) acre of land out of survey 24, Georgetown Railway Survey, Cameron County and Cashiers Check for installation of wastewater. Action for Approval or Disapproval of.
10. Consideration and Possible Action of Petition for Annexation by Rebecca Lee Waterwall for legal description Property Survey 22 & 23 Georgetown Railway Survey 29.06 Acres out of Survey 23- Address: 20300-20898 Nixon Road.
11. Consideration and Possible Action of Ordinance 2008-2 Amendment to Water and Sewer Commercial Rates, Utility Deposit Fee, Removal of Recreational/Mobile Home Park Fee per lot fee, for FYE 2025-2026. Action for Approval or Disapproval of.

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12. Consideration and Possible Action of Ordinance No. 2005-2(B) Amendment to Fire Protection Fee for Fiscal year October 1, 2025-September 30, 2026. Action for Approval or Disapproval of.

13. Consideration and Possible Action of Proposed Utility Policy for Combes Waterworks Department. Action for Approval or Disapproval of.

14. Consideration and Possible Action of Ordinance No. 2004-2 Section 4- Residential and Commercial Impact Fees. Action for Approval or Disapproval of.

15. Consideration and Possible Action of – Proposed Ordinance No. 2025-5 Increase Combes Municipal Court Fines. Action for Approval or Disapproval of.

16. Consideration and Possible Action – to request quotes for removal of Trees located within City of Combes property (alley)- (Kenneth P Stolar, 22107 Hand Road). Action for Approval or Disapproval of.

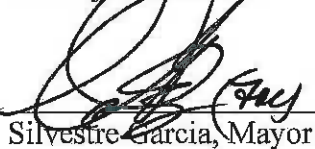
17. Executive Session- Consultation with Attorney as per Texas Open Meetings Act. [Tex. Govt. Code §551.071-

- a) Wastewater Agreement with City of Harlingen and City of Combes.
 - b) City of Combes Chain of Command
- Action for Approval or Disapproval of.

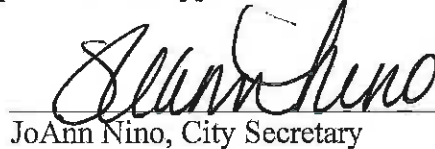
18. Action following Executive Session- Consultation with Attorney as per Texas Open Meetings Act. [Tex. Govt. Code §551.071-

- a) Wastewater Agreement with City of Harlingen and City of Combes.
 - b) City of Combes Chain of Command.
- Action for Approval or Disapproval of.

19. Adjournment of Meeting. Action for Approval or Disapproval of.



Silvestre Garcia, Mayor



JoAnn Nino, City Secretary

Notes to Agenda:

1. Commissioners may vote and/or act upon each of the items listed on this Agenda.
2. Commissioners reserve the right to retire into executive session concerning any of the items listed on this Agenda, whenever it is considered necessary and legally justified under the Open Meetings Act.

Persons and Disabilities who plan to attend this meeting and who may need assistance should contact Joann Nino, City Secretary, at 425-7131 or 423-2714-via email; jduarte@townofcombes.com

This is to certify that I, Aida Gutierrez, City Administrator, posted this Agenda at _____ p.m. on Tuesday, September 23, 2025.