

Mayor
Michael Martinez, Jr.
Alderman Place 1
John Crickmer
Alderman Place 2
David Tremblay
Alderman Place 3
Lamar McNeal



Alderman Place 4
CJ Walker
Alderman Place 5/Mayor Pro Tem
Monica Madero
City Administrator
Dr. Jamaine Johnson
City Attorney
Cassandra C. Ortiz
City Secretary
Delma Doyal

**CITY COUNCIL OF THE CITY OF SANDY OAKS, TEXAS REGULAR MEETING
AGENDA
August 27, 2026, at 6:30 p.m.**

Notice is hereby given that the City Council of the City of Sandy Oaks, Texas, will hold a regular meeting on Thursday, August 27, 2026, at 6:30 p.m. at City Hall, 22870 Priest Road, Sandy Oaks, Texas. A quorum of the City Council will be present, and all agenda items may be acted upon.

Join the meeting at <https://us02web.zoom.us/j/85261332945> and enter Meeting ID 852 6133 2945

The public will be permitted to offer public comments in person, telephonically or by audio as provided by the agenda and as permitted by the presiding officer during the meeting by signing up with the City Secretary at least 15 minutes in advance of the meeting if providing comments in person, and at least two hours in advance of the meeting by emailing citysecretary@cityofsandyoaks.com or by calling (210) 607-0834 if speaking telephonically or by audio. An audio recording of the meeting will be made and will be available to the public in accordance with the Texas Public Information Act upon written request.

1. Call to order and quorum call.

2. Pledge of Allegiance.

3. Citizens to be heard. People wishing to speak may sign up with the City Secretary in the time and manner indicated above. This time is provided for citizens to address the City Council on issues and concerns related to the City of Sandy Oaks. Please note that the Texas Open Meetings Act prohibits the City Council from responding, commenting, or discussing items or topics during this portion of the meeting that are not included on the agenda. The City Council appreciates hearing from the citizens, and your thoughts and questions are valued; however, civility and a sense of decorum will be strictly followed. All speakers must address their comments to the City Council. Speakers shall refrain from public criticism of members of the City Council that is prohibited by law. This item will be open for up to 30 minutes, with 3 minutes to each speaker. One (1) person may speak on behalf of a group. Up to three (3) people may register on behalf of the group for the spokesperson to be allotted up to nine (9) minutes to speak. If there are more than ten (10) speakers, each will be given two (2) minutes or six (6) minutes for a group spokesperson.

4. Mayor & Administrator Announcements/Updates

- a. Award presentation recognizing Community Center volunteers for their years of dedicated service hours. (City Administrator Johnson)
- b. Status Updates: November 3, 2026 General and Special Election. (City Administrator Johnson)
- c. The Interim City Administrator is coordinating a public hearing and required newspaper notification pursuant to Ordinance No. 2026-265 commercial 1 to Commercial 2 for El Tamalito De Tejas Restaurant, 21945 Priest Road, Sandy Oaks, Texas 78112; Bureau Veritas has approved the

Certificate of Occupancy inspection. (City Administrator Johnson)

- 5. Consent Agenda** – All matters listed under the Consent Agenda are considered routine by the City Council of the City of Sandy Oaks 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.
- a. Approve minutes from July 28, 2026 Special Meeting and Public Hearing. (Mayor Martinez Jr.)
 - b. Approve minutes from August 13, 2026 Regular City Council and Public Hearing Meeting. (Mayor Martinez Jr.)
 - c. Approve Invoice 1415 from Kassahn & Ortiz, P.C. (July Prosecutor Services) Not to Exceed \$1,230.80. (Mayor Martinez)
 - d. Approve Invoice 1416 from Kassahn & Ortiz, P.C. (July City Attorney Services) Not to Exceed \$10,269.00. (Mayor Martinez)

6. Staff and Committee Reports

- a. Financial Report: Report on income and expenses for July 2026 with possible discussion and/or action. Presenter: City Secretary Doyal (City Administrator Johnson)

7. Administration – Unfinished Business

- a. Financial Report: Unfinished - Report on income and expenses for June 2026 with possible discussion and/or action. Presenter: City Secretary Doyal (City Administrator Johnson)
- b. Discuss and/or possible action on an ordinance adopting the 2027 Fiscal Year Budget beginning October 1, 2026 and ending September 30, 2027 for the City of Sandy Oaks, by record vote or postpone adoption of Fiscal Year 2027 Budget to a later date. (Mayor Martinez)
- c. Discuss and/or possible action on an ordinance ratifying the property tax increase reflected in the 2027 Fiscal Year Budget beginning October 1, 2026 and ending September 30, 2027, August 27, 2026, Council Meeting and Public Hearing by record vote. (Mayor Martinez)
- d. Discuss and/or take possible action on amending Ordinance No. 2025-262 to provide for livestock regulations within the city limits. (City Administrator Johnson)

8. Administration – New Business

- a. Discuss and/or take possible action on hiring a Public Works Employee. (City Administrator Johnson)
- b. Discuss and/or take possible action on the grievance of Ashley Cunningham, Animal Control Officer, contesting disciplinary action imposing demotion and reduction in base compensation. (City Administrator Johnson)
- c. Discuss and/or possible action on a resolution of the City Council of the City of Sandy Oaks, Texas regarding the maximum Ad Valorem tax rate for 2026 the Council will consider and setting a time, date, and location for a public hearing on the tax rate. (Mayor Martinez)
- d. Discuss and/or possible action on authorizing the Interim City Administrator to advertise for Municipal Court Judge qualifications through October 2026. (City Administrator Johnson)
- e. Discuss and/or possible action on approving a resolution and Information Technology contract with Felipe Hernandez Jr. (City Administrator Johnson)
- f. Discuss and/or take possible action on the award of a contract for municipal wrecker and storage services, upon the expiration of the existing contract with Texas Towing on August 31, 2026, and authorize City Administrator to negotiate and/or execute such contract on behalf of the City. (City Administrator Johnson)
- g. Discuss and/or take possible action on authorizing the Interim City Administrator to advertise a Request for Proposals for municipal solid waste collection and disposal services upon expiration of the existing contract with Waste Connections on the Texas Municipal League website and the City website through October 2026. (City Administrator Johnson)

- h. Discuss and/or take possible action on a property registration program services offered by MuniReg, including program design, implementation, and administration to strengthen property data and reduce blight. Presenter: Michael Halpern. (City Administrator Johnson)
- i. Discuss and/or possible action on a Resolution establishing a spring and a fall citywide yard sale Saturday preceding the respective curbside brush and bulky item collections, waiving the garage sale permit fee under Ordinance No. 2026-278. (Alderman Crickmer, City Administrator Johnson)
- j. Discuss and/or possible action on amendments to the Personnel Policy Manual, Section 19, Travel Policy, addressing training approval, mileage, meal reimbursement, and personal vehicle use. (City Administrator Johnson)
- k. Discuss and/or take possible action on the interior reconfiguration of Municipal City Hall to expand the Police Department evidence room, which would eliminate an office within the Animal Control section. Presenter: Chief Alvarez (City Administrator Johnson)
- l. Discuss and/or possible action on a proposal for Governance Training and Council Development Services (Ethics Training Workshop for elected officials and staff) at a fee not to exceed \$2,750.00 inclusive of travel and expenses; and to authorize the City Administrator to execute the agreement and set the workshop date. (City Administrator Johnson)
- m. Discuss and/or take possible action on authorizing the City Attorney to prepare a Memorandum of Understanding between the City of Sandy Oaks and Playa Enterprises, LLC, regarding the potential expansion of the City's Extraterritorial Jurisdiction to include the Oaks at Waterwood Subdivision and the subsequent annexation thereof. (City Administrator Johnson)
- n. Discuss and/or take possible action on hosting the Annual National Night Out on Tuesday, October 6, 2026, at 5:00 PM at the Shops of Sandy Oaks parking lot. (City Administrator Johnson)
- o. Discuss and/or take possible action on termination of the Agreement for Services between the City of Sandy Oaks, Texas and Western Welding, LLC for fabrication and installation of the Tom Repino Park entry sign. (City Administrator Johnson)

9. Executive Session (Discussion only – closed to the Public) The Council may close the meeting at any time and hold an Executive Session pursuant to the Texas Open Meetings Act, Chapter 551 of the Texas Government Code, Section 551.071 (Consultations with Attorney—on matters 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 requires discussion in closed session), Section 551.072 (Deliberations about Real Property), Section 551.074 (Personnel Matters) or another authorized provision of Chapter 551 on any of the above items. The Open Meetings Act permits a governing body to consult with its attorney privately in executive session by telephone conference call, video conference call, or communications over the Internet. Tex. Gov't Code 551.129(a).

- a. Executive Session to deliberate on the hiring of a Public Works Employee, related matters pursuant to Texas Open Meetings Act, Chapter 551 of the Texas Government Code, Section 551.074. (Personnel Matters) (Mayor Martinez Jr.)
- b. Executive Session to deliberate on the grievance of Ashley Cunningham, Animal Control Officer, contesting disciplinary action imposing demotion and reduction in base compensation, related matters pursuant to Texas Open Meetings Act, Chapter 551 of the Texas Government Code, Section 551.074. (Personnel Matters) (Mayor Martinez Jr.)

10. Adjourn

I certify that the above notice of a regular meeting and public hearing was posted at City Hall at 5:00 p.m. and on the City's website on August 20, 2026. The notice remained posted continuously in accordance with the Texas Open Meetings Act.

Delma Doyal City Secretary