

**MINUTES OF THE REGULAR MEETING OF THE
CITY COUNCIL OF THE CITY OF FRIENDSWOOD
April 6, 2026**

THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD MET IN A REGULAR MEETING ON MONDAY, APRIL 6, 2026, AT 5:30 P.M. IN THE COUNCIL CHAMBERS OF THE FRIENDSWOOD CITY HALL, LOCATED AT 910 S. FRIENDSWOOD DRIVE, FRIENDSWOOD, TEXAS, WITH THE FOLLOWING MEMBERS PRESENT CONSTITUTING A QUORUM:

John Ellisor	Mayor Pro Tem
Sally Branson	Councilmember
Trish Hanks	Councilmember
Robert J. Griffon	Councilmember
Joe Matranga	Councilmember
Michael P. Ross	Councilmember
Mike Foreman	Mayor
Morad Kabiri	City Manager
Karen Horner	City Attorney
Raquel Martinez	City Secretary

1. CALL TO ORDER

Mayor Foreman called the meeting to order with a quorum present at 5:30 P.M. All members were present.

2. INVOCATION

The invocation was led by Mayor Pro Tem John Ellisor.

3. PLEDGE OF ALLEGIANCE - United States and State of Texas

Mayor Foreman led the Pledge of Allegiance of the United States and the Pledge to the State of Texas.

4. FRIENDSWOOD ACADEMY RECOGNITION

A. Receive the second Friendswood Academy report and recognize the members for their class completion for 2026.

Parks and Recreation Specialist Cierra Sutton introduced the item noting that Friendswood Academy is an 8-week program designed to give adult residents of Friendswood the opportunity to learn how their city operates by meeting each department. The graduating participants were recognized as follows:

- | | | |
|-----------------------|-------------------------|-----------------------|
| • Mr. James Box | • Ms. Ashleigh Guillory | • Ms. Amanda Schoby |
| • Ms. Chelsea Chase | • Mr. Eric Jones | • Ms. Denise Spruiell |
| • Ms. Sheri Contella | • Ms. Betty Moreno | • Ms. Judy Wiggins |
| • Mr. Eugene Gonzales | • Mr. Chris Scarpa | |

At 5:38 P.M., Mayor Foreman recessed the meeting for the Friendswood Academy Reception, and later reconvened at 5:48 P.M.

5. COUNCIL COMMENTS AND REPORTS

Mayor Forman opened council comments congratulating the recent Artemis II mission and noted that two of the four astronauts, Jeremy Hansen and Reid Wiseman, are Friendswood residents. He noted Jeremy Hansen was the 645th human to orbit the Earth, the other three had orbited the Earth before on previous missions.

Councilmember Hanks shared that she and Councilmember Ross spoke to a group of Friendswood High School students participating in a leadership academy through the City and Keep Friendswood Beautiful (KFB), where students learn about civic duty and how the city operates. Next, Mayor Pro Tem Ellisor expressed his appreciation to the Parks and Recreation Department as he “orbits” Centennial Park everyday with his nine-year-old labrador.

Councilmember Branson wished everyone a happy Easter and announced a few upcoming events, including the Rotary Club of Friendswood’s Reverse Draw Fundraiser on April 11 and the Houston-Galveston Area Council (H-GAC) Bringing Back Main Street Roundtable on April 29, which Friendswood was selected to host and had not hosted since 2018. She also highlighted Small Business Week on April 27, at Hope Village. She noted it will conclude with a presentation by Mr. Ryan Walsh of the Houston Sports Authority on FIFA events, advising attendees to rideshare due to expected traffic and parking challenges.

Councilmember Griffon hoped everyone had a wonderful Easter weekend and shared his appreciation for the U.S. military, highlighting a recent mission that returned a missing pilot from Iran and stating it made him proud to be an American. Councilmember Matranga shared that he attended the Touch-a-Truck event and thanked those involved, noting it was well received by the community. He also highlighted the upcoming KFB and Parks and Recreation Spring Sparkle event on Saturday, April 11, encouraging residents to participate in the shredding and electronics disposal services. Lastly, he announced an opening on the Planning and Zoning Commission and invited interested residents to apply online.

Councilmember Ross extended Easter wishes and reflected on the teen leadership group he attended. He praised Councilmember Hanks’ interaction with the students and encouraged the idea of forming a youth council or committee to engage with the City. Lastly, he emphasized growing safety concerns around e-bikes, encouraging policy development, continued education, and increased parental awareness.

6. PUBLIC COMMENT

Mayor Foreman announced the following citizens had signed up to provide a public comment.

Mr. Santos Venegas invited Council to upcoming community prayer events, including the National Day of Prayer on May 7 and a prayer breakfast on April 25. He then raised concerns about inadequate fencing in the Eagles Point subdivision due to nearby commercial development, noting privacy, noise, lighting, and drainage issues, and asked for guidance on potential resources to address the cost of improvements.

Mr. Jason Jones, of the Galveston County Consolidated Drainage District (GCCDD), came forward to speak to Council because he believes a line was crossed involving a letter being printed on City of

Friendswood letterhead, which carries the weight of the governing body and the trust the public places in it, and used to intervene in a criminal case involving an aggravated assault with a deadly weapon. He questioned whether City leadership was aware, whether it is appropriate to use official authority in private criminal matters, and called for clearly defined standards to ensure neutrality and integrity moving forward.

Mr. Kevin Holland thanked the Council for their volunteerism, individually and collectively, as it takes a lot of time to attend events and interact with the community. A couple of months ago he spoke before Council to ask for a call to action to open up Baker Road. He announced his candidacy for the Galveston County Consolidated Drainage District (GCCDD) Position 3 to finish that call of action.

Mr. Rusty Burkett, resident and President of the GCCDD, spoke on the ongoing efforts in partnership with Texas A&M Galveston's Institute for Disaster Resilience Texas (IDRT) to develop flood mitigation solutions for the Clear Creek watershed, such as increased conveyance capacity. He criticized opposition to the project, affirming the district's commitment to maintaining infrastructure, pursuing low-tax approach, and continuing efforts despite political challenges.

Ms. Lindsay French, resident and Parks Superintendent for the City of La Porte, spoke in support of building a recreation center in Friendswood at Lundy Lane and how it would benefit the community.

Mr. Don Johnson spoke about improving water flow along Clear Creek. He expressed concern about the Chairman of the GCCDD opposition to the Dixie Farm Road Detention Basin Project. He urged transparency from candidates in the upcoming election on their positions and emphasized the importance of detention basins as a necessary component before implementing broader conveyance solutions.

Ms. Connie Rattisseau, a Harris County resident, spoke about regional flooding concerns of Clear Creek. She criticized mitigation strategies, such as detention "credits," as ineffective for major flood events. She argued that development practices have worsened flooding by elevating surrounding areas and urged support for a path focused on getting water out of the region.

Mr. Jim Gibson spoke to Council to announce his candidacy for GCCDD Position 4. He also thanked the City for showing what the power of regionalization and collaboration does with leveraging their 40 million dollars from the 2019 Bond Election into 120 million dollars' worth of flood mitigation projects on the Harris County side of Clear Creek, by partnering with local, state, and federal agencies.

7. PROCLAMATION

A. Present a proclamation designating the month of April as Fair Housing Month in the City of Friendswood.

Mayor Foreman confirmed he had presented a proclamation designating the month of April as Fair Housing Month in the City of Friendswood.

8. SPECIAL RECOGNITIONS AND ACKNOWLEDGEMENTS

A. Present the City of Friendswood Five Star Spirit Award for the Fourth Quarter of 2025 to Officer Jason Ives in the Police Department.

City Manager Morad Kabiri and Council recognized Officer Jason Ives as the recipient of the City of Friendswood Five-Star Spirit Award for the fourth quarter of 2025 for his actions during a medical emergency at a football game, where he quickly coordinated EMS and rendered aid. Officer Ives expressed appreciation, stating it was part of serving the community.

9. COMMITTEES OR SPECIAL REPORTS

A. Receive the Keep Friendswood Beautiful Annual Report.

Keep Friendswood Beautiful (KFB) Chairman Patty Steinke presented to Council the Keep Friendswood Beautiful Annual Report, with the following highlights:

MISSION & RECOGNITION	FOCUS AREAS
<ul style="list-style-type: none"> • KFB is a volunteer board focused on enhancing the City’s appearance and encouraging resident involvement • Recognized as a Gold Star Affiliate (13th consecutive year) • Continued participation in anti-litter and statewide initiatives 	<ul style="list-style-type: none"> • Education • Community Partnerships • Habitat Preservation & Cleanups • Recycling • Beautification

KEY EVENTS & PROGRAMS 2025-2026	
<p><i>April</i></p> <ul style="list-style-type: none"> • Pollinators in the Park (70+ participants; Girl Scouts engagement; returning April 25) • Spring Sparkle (high participation and large volume of materials collected; upcoming April 11 event) • FISD Day of Service (campus improvements, litter cleanup, native plantings despite weather delays) 	<p><i>October</i></p> <ul style="list-style-type: none"> • Teen Leadership Program launch (10 students engaged in civic learning) • Matching Grant awarded (Wedgewood Village HOA pollinator garden) • Little Fairy Library installed at Stevenson Park
<p><i>May</i></p> <ul style="list-style-type: none"> • FISD Field Trip (48 students; hands-on lessons in gardening, pollinators, and composting) 	<p><i>November</i></p> <ul style="list-style-type: none"> • Fall Haul (strong turnout; recycling, shredding, and haul-off services) • Scarecrow Contest (recycled-material entry by Hunt family)
<p><i>June</i></p> <ul style="list-style-type: none"> • Photo Contest (community spirit theme; winners recognized at Concert in the Park) 	<p><i>December</i></p> <ul style="list-style-type: none"> • Holiday programming (Lighted Christmas Trail, Santa in the Park; high attendance) • Arena Roundup installation (educational native animal displays in Old City Park)
<p><i>July</i></p> <ul style="list-style-type: none"> • Movie in the Park (The Wild Robot) • July 4th Event (interactive recycling education activity conducted multiple times) 	<p><i>January</i></p> <ul style="list-style-type: none"> • Arbor Day Tree Giveaway (100 trees distributed)
<p><i>August</i></p> <ul style="list-style-type: none"> • Figgy Triathlon and CHARA Back-to-School Event (community engagement through mascot outreach) 	<p><i>February</i></p> <ul style="list-style-type: none"> • Citizen Science Water Testing Workshop (Lake Friendswood field training) • GCAA Grant Application submitted • Touch-a-Truck participation (300+ attendees; recycling education booth)
<p><i>September</i></p> <ul style="list-style-type: none"> • Completion of six electrical box murals along Friendswood Drive in partnership with FEDEC 	

AWARDS & RECOGNITION
Business Beautification Awards presented to: <ul style="list-style-type: none"> • Jacob White Construction • C.L. Davis and Company • Friendswood Hospital • 161 Building (C & D)

ONGOING INITIATIVES
<ul style="list-style-type: none"> • Community litter cleanups (including Scouting groups and community organizations) • Invasive species removal and habitat restoration in Stevenson Park (phased project with native replanting) • Scout-led environmental projects (fishing line recycling stations, frog habitats) • Educational outreach (youth programs, library events, environmental awareness activities)

Ms. Steinke closed thanking the Mayor, Council, Parks Staff, their sponsors, and community partners that help the Keep Friendswood Beautiful committee.

B. Receive the Fourth of July Steering Committee Annual Report.

Fourth of July Steering Committee Chairperson Barbara Blanchard opened the item by inviting Council and the public to attend this year’s celebration, themed “Party Like It’s 1776” in honor of the United States’ 250th anniversary, and proceeded to report the following:

DAY SCHEDULE (Stevenson Park)
<ul style="list-style-type: none"> • Dignitary Breakfast • Grand Parade at 10:00 AM <ul style="list-style-type: none"> – Begins at Heritage Drive – Travels along FM 518 – Concludes at Stevenson Park – Road closures in effect during parade hours

PROGRAM CHANGES
<ul style="list-style-type: none"> • Daytime program at Stevenson Park discontinued • Change due to declining attendance and cost inefficiency • Resources redirected to enhance evening programming

EVENING CELEBRATION (Centennial Park)
<ul style="list-style-type: none"> • First 250 attendees receive giveaways • Festival-style environment with food vendors (barbecue, tacos, ice cream, etc.) • New attractions include Ferris wheel and expanded entertainment offerings <p>Logistics & Parking</p> <ul style="list-style-type: none"> • No public parking at Centennial Park • Shuttle service from: Friendswood High School, Friendswood Methodist Church, and Special needs shuttle from Mary Queen Catholic Church • Temporary parking restrictions in surrounding areas

EVENING SCHEDULE (Centennial Park)
<ul style="list-style-type: none"> • 5:00 PM – Gates Open • 7:00 PM – Joilux Band Live Concert • 9:20 PM – Fireworks display

Ms. Blanchard closed encouraging everyone to join the City of Friendswood’s Fourth of July festivities.

C. Receive the Community Development Department's Quarterly Update.

Community Development Department (CDD) Director Aubrey Harbin presented to Council the Department's Quarterly Update with the following highlights:

INSPECTIONS
<ul style="list-style-type: none"> • Building Official Brian Rouane obtained Master Code Professional (MCP) certification through ICC • City Works Software Update Complete • Building code and fire code updates effective March 1, 2026

DRC MEETINGS
<ul style="list-style-type: none"> • August to December 2025 – 17 meetings • January to March 2026 – 4 meetings

STAFF TRAINING
<ul style="list-style-type: none"> • Land Use Conference in Austin, Texas • CEAT Conference in El Paso, Texas • Master Code Professional Certification (ICC)

COMING SOON...
<ul style="list-style-type: none"> • Permitting HUB • Third party plan review and inspections for City Center • Third party consultant for damage assessments following a flood or other storm event

With regard the Comprehensive Plan, Ms. Harbin presented the following:

RESILIENT COMMUNITIES PROGRAM (RCP) Community Development & Revitalization Texas General Land Office
<p>Awarded a \$250,000 grant to update the Comprehensive Plan which will be:</p> <ul style="list-style-type: none"> • Forward-looking and integrated with the Galveston and Harris County Hazard Mitigation Plans • Identify local hazard risks and how to mitigate against those risks <p>And will include:</p> <ul style="list-style-type: none"> • Population Study • Housing Study • Land Use Study/Plan • Zoning Ordinance amendments, if necessary • Infrastructure Study/Capital Improvement Plan <p>Adoption of the approved Comprehensive Plan and Zoning Ordinance must be complete within 24 months of contract execution.</p>

COMPREHENSIVE PLAN UPDATE
<p>COMMUNITY EVENTS 10/26/2025 – Halloween in the Park public event</p> <p>FOCUS GROUP MEETINGS 09/16/2025 – City staff 10/06/2025 – City Council 11/13/2025 – Planning and Zoning Commission</p> <p>COMPREHENSIVE PLAN ADVISORY COMMITTEE (CPAC) 12/16/2025 – CPAC Meeting 1 02/23/2025 – Bus Tour 04/30/2026 – CPAC Meeting 3</p> <p>STAKEHOLDER MEETINGS 02/19/2026 – Teen Leadership Program (high school students) 03/17/2026 – Panhandle Property Owners (mailed XX meeting invitations) 03/17/2026 – Emergency Operations Center (EOC) staff 03/17/2026 – FEEDC</p>

COMPREHENSIVE PLAN SURVEY
<ul style="list-style-type: none"> • Closed at end of March • Flier distribution to schools, at public events and meetings, on web site • Over 300 responses

NEXT STEPS
<ul style="list-style-type: none"> • CPAC Meeting – April 30 • Draft Recommendations – plan and implementation (May/June) • Draft Plan – finalization and adoption of the plan (July/August)

Next, Ms. Harbin gave updates on the Department’s GIS Division, noting their most recently completed project of Addressing Survey for new address requests. She provided additional updates as follows:

TRAINING
<ul style="list-style-type: none"> • Nov 19 -21: GIS Day - Beginner's Guide To Field Mapping: Asset Management Seminar, Unlocking Insights: Exploring GeoAI in ArcGIS • Nov 21: Texas State Library - e2025 e-Records Conference • March 5: TDEM - State of Texas Emergency Damage Assessment (STAT, iSTAT, pSTAT)

DAILY WORK (Since September 26, 2025)
<ul style="list-style-type: none"> • Digitized 276 easements (from plat & easements agreements) • Added missing assets from as-builts, work orders, or field verification • Water distribution: <ul style="list-style-type: none"> - 36 Fire Hydrants - 176 Fittings - 81 Valves - 249 Water Meters

In addition, Ms. Harbin spoke on the new development in town which is available to view online on the City's GIS Story Map. The new developments mentioned were: 1) The Bristol, 800 N Friendswood Drive and 2) City Center, four retail sites on FM 528.

Lastly, Ms. Harbin discussed over the Planning and Zoning Commission with the following highlights:

JAN – MARCH 2026
<ul style="list-style-type: none"> • 4 Meetings • 4 site plans; 1 site plan extension; 1 site plan amendment • 6 plats (4 final; 2 replat) • 0 zone change recommendation

PLANNING SUBCOMMITTEE
Members: Travis, Brian, and Marcus – Aubrey Comprehensive Plan Update with Ardurra Group <ul style="list-style-type: none"> • CPAC participants • Attend focus groups/public events • Review recommendations from Ardurra

ORDINANCE SUBCOMMITTEE
Members: Marsha, Willie, and Stacey - Becky <ul style="list-style-type: none"> • <i>Zoning Ord:</i> Annual review of Permitted Use Table • <i>Zoning Ord:</i> Multi-family density • <i>Zoning Ord:</i> Mobile food vendors in response to state law changes • <i>Zoning Ord:</i> Review landscaping requirements specifically as it relates to conflicts with overhead and underground utility easements, visibility of structures once trees are fully grown, effects on infrastructure such as utilities and paving, and tree requirements in the Community Overlay District (COD), Downtown District (DD), and along major thoroughfares • <i>Subdivision Ord:</i> remove GCCDD approval to be compliant with current interlocal agreement

MISCELLANEOUS/ DESIGN CRITERIA MANUAL
Review Downtown District (DD) amenity requirements – Installation of sidewalks by TxDOT and lighting by FDEDC

D. Receive the 2025 Annual Comprehensive Financial Report.

Whitley Penn Representative Lupe Garcia provided Council with the results of the 2025 Fiscal Year Audit, explaining that the process included interim fieldwork in August focused on internal controls and preliminary procedures, followed by final fieldwork in January after the fiscal year close. The audit concluded with the issuance of the Annual Comprehensive Financial Report and resulted in an

unmodified (“clean”) opinion, indicating the City’s financial statements are in accordance with generally accepted accounting principles and free of material misstatements.


He further reported that no deficiencies, material weaknesses, or instances of noncompliance were identified. The federal single audit—covering ARPA funds and FEMA disaster grants—also resulted in clean findings with no questioned costs. He additionally provided the following metrics:

<p style="text-align: center;">GOVERNMENT-WIDE FINANCIAL POSITION</p> <ul style="list-style-type: none"> • Total Assets & Deferred Outflows: \$393.0 million • Total Liabilities & Deferred Inflows: \$217.4 million • Net Position: \$175.6 million (approx. 10% increase year-over-year) • Liabilities largely tied to long-term debt and TMRS pension obligations 	<p style="text-align: center;">LONG-TERM LIABILITIES</p> <p>Total: ~\$191.3 million (increase from prior year)</p> <p>Increase driven by:</p> <ul style="list-style-type: none"> • \$20.4M water and sewer revenue bonds (FY2025) • \$36.9M Friendswood City Center PID bonds
<p style="text-align: center;">GOVERNMENTAL FUND ACTIVITY</p> <p>Total Fund Balance: \$61.9 million</p> <p>Key contributors:</p> <ul style="list-style-type: none"> • New City Center PID fund (~\$8.5M) • General Fund increase (~\$5.8M), largely from FEMA reimbursement (Hurricane Beryl-related costs incurred in prior year) 	<p style="text-align: center;">GENERAL FUND PERFORMANCE</p> <ul style="list-style-type: none"> • Revenues exceeded budget by \$2.9 million • Expenditures were \$4.4 million under budget • Net increase in fund balance: \$5.8 million • Ending General Fund Balance: \$19.1 million
<p style="text-align: center;">FUND BALANCE & RESERVES</p> <ul style="list-style-type: none"> • Unassigned Fund Balance: \$15.6 million • Represents 36% of expenditures • Exceeds policy requirement of minimum 25% (90-day reserve) • Prior year decrease attributed to upfront Hurricane Beryl costs 	<p style="text-align: center;">WATER & SEWER FUND</p> <ul style="list-style-type: none"> • Net Position: \$68.0 million • Unrestricted balance (~\$11.6M) meets 90-day reserve requirement • Primarily tied to infrastructure assets

Lastly, Mr. Garcia noted that the audit followed all required accounting standards, no difficulties were encountered, no misstatements or disagreements with management were identified, full cooperation was received from City staff, and there were no independence concerns. Councilmember Hanks congratulated the Finance Department. Councilmember Griffon praised the City’s success in securing nearly \$7 million in grant funding for 2025, noting this reduces the burden on taxpayers. He emphasized the importance of federal compliance tied to those funds and expressed overall satisfaction with the audit

10. WORK SESSION TOPICS

A. Discuss safety awareness for E-Bike riders.



Know Before You Go

Texas Laws, rules, and safety tips for non-traditional transportation

	E-Bike			E-Motorcycle	E-dirtbike	E-Scooter	Devices Illegal for street use
Transportation Device	Has pedals and permanent label with bike class, top speed, & motor wattage visible			No Pedals needs turn signal and head, tail, and brake lights	No Pedals		
Features/ Specifics	CLASS 1	CLASS 2	CLASS 3 Must be 15 or older to operate	Considered a Class M Vehicle (motorcycle)	Considered an offroad vehicle	Device with handlebars, floorboard, or seat that can be propelled by a motor or human effort	<ul style="list-style-type: none"> Modified or deleted electronic transportation devices of any class Mini bikes Dirt bikes ATVs Side by Sides unregistered vehicles
Top Speed	20 MPH	20 MPH	28 MPH	Speed Limit	30 MPH or More	35 MPH or Less	
License Requirements	No License Required Must obey pedestrian and bicycle traffic laws			Class M License	No License Required	No License Required Must obey pedestrian and bicycle traffic laws	
DMV Registration	No			Yes	No	No	State Laws Referenced Include: <ul style="list-style-type: none"> Tx Transportation Code 664.001 (e-bikes) Tx Transportation Code 551.101, 551.103, 551.004 (bicycle laws - traffic + night riding needs) Tx Transportation Code 521.458 (parent/owner liability)
Where can they drive	Bike lanes and streets with speed limit less than 35 MPH			Anywhere vehicles are allowed	Cannot be driven on streets or sidewalks	Bike lanes and streets with speed limit less than 35 MPH	
Helmet Requirement	No Still recommended	No Still recommended	Yes 15-17 years of age	Yes Under 21 years of age	No	No Still recommended	

Councilmember Joe Matranga introduced the discussion on e-bike safety, noting increasing incidents involving young riders. He clarified their intent is not to take the place of parental duties but to try to get ahead before somebody gets seriously hurt. City Manager Morad Kabiri added that e-bike safety concerns are a nationwide issue and presented three potential approaches: 1) public education, 2) registration of e-bikes, or 3) regulation. He noted the ongoing educational efforts by the Police Department, Municipal Court, and Communications by displaying the infographic above. He clarified no decisions will be made tonight and invited Council’s feedback to debate the issue to figure out what they would like to do.

Councilmember Griffon questioned the differences between the e-bike classifications presented and noted that whether it’s an e-bike or bicycle, drivers must give them the right-of-way. He relayed parent responsibility is necessary here and he does not like the thought of a municipality being the parent for them by licensing or telling parents they cannot ride bicycles. He further suggested actions similar to what Council previously discussed for golf carts. Deputy Chief Reyna then took a minute to explain that many reported e-bike issues actually involve electric dirt bikes, which do not have pedals and are not allowed. He noted that education in conjunction with enforcement should reduce unsafe behavior.

Considering e-bike riders in her subdivision are often elementary age kids, Councilmember Hanks suggested education through mothers, PTOs, and schools. Give them this information and they will come up with creative ways to help police their kids rather than the City handing out tickets. On the other hand, Councilmember Ross compared this situation to seat belt laws, noting that it took laws and writing tickets to induce people to wear seat belts. He emphasized it would take time for the industry or state to take action. As they have already had a severe accident, his opinion is for the City to be more assertive with the policing of e-bikes.

Mayor Pro Tem Ellisor requested the City Attorney to canvass municipalities around the state to see what other communities are doing, such as ordinances and enforcement effectiveness, and report back on approaches that would work for Friendswood. Councilmember Matranga also asked Deputy Chief Reyna to share his findings from Memorial Village. Deputy Chief Reyna shared this community created a targeted education effort informing parents about e-bike legality and laws that led to a significant reduction in incidents. Councilmember Matranga also voiced support for the approach of having staff and the Police Department further evaluate effective strategies from other communities and return with a more robust proposal.

Mr. Kabiri added the note that getting information to the public can be challenging, as with previous efforts by the City had shown. He encouraged residents and Council to engage directly with neighbors and parents. Mayor Foreman closed the discussion by identifying their next steps, including research by the City Attorney and Police Department, and pushing education material out with Communications.

B. Discuss an update regarding the City of Friendswood Capital Improvement Projects.

Engineering Director Jil Arias provided Council with an update of the City of Friendswood Capital Improvement Projects with the following highlights:

24" WATER LINE PHASE II PROJECT
<p>LOCATION: From FM 518 to High School Natatorium</p> <p>STATUS:</p> <ul style="list-style-type: none"> Continuation of the previously constructed 24-inch water line terminating at FM 518 and Spreading Oaks Completes a critical connection between Surface Water Plant No. 2 and Elevated Storage Tank No. 1 near the Friendswood High School football stadium Improves system reliability, increases conveyance capacity, and enhances water distribution to the central portion of the City Engineering underway with construction anticipated to begin early 2027 <p><i>\$8.7M (Construction) – Water/Sewer Bonds</i></p>

BLACKHAWK BOULEVARD PHASE II-C
<p>LOCATION:</p> <ul style="list-style-type: none"> Blackhawk Boulevard Pennystone Way to FM 2351 Thursa Lane to FM 528 <p>STATUS:</p> <ul style="list-style-type: none"> Competitive Sealed Proposals received March 31, 2026 Contract award anticipated at the May 2026 Council meeting Completes the remaining segments of Blackhawk Boulevard reconstruction <p><i>\$9.0M (Construction) - Pct.2 Partnership, Street Improvements (Sales Tax), W/S Working Capital, W/S Bonds</i></p>

LIFT STATION #2 REHABILITATION
<p>LOCATION: Old Public Works Deepwood Facility</p> <p>STATUS:</p> <ul style="list-style-type: none"> Competitive Sealed Proposals received March 26, 2026 Proposals currently under evaluation Contract award anticipated at the May 2026 Council meeting Lift Station No. 2 is one of the most critical facilities in the City's system, conveying a majority of the wastewater flow Existing infrastructure is aging and experiencing deterioration due to a corrosive environment

LIFT STATION MITIGATION PACKAGES
<p>LOCATION:</p> <ul style="list-style-type: none"> Lift Station No. 1 – FM 2351 @ Clear Creek (Galveston County) Lift Station No. 17 – FM 2351 @ Clear Creek (Harris County) Lift Station No. 4 – Polly Ranch <p>STATUS:</p> <ul style="list-style-type: none"> Lift Station Mitigation Package No. 1 includes Lift Stations No. 1 and No. 17 Lift Station Mitigation Package No. 4 includes Lift Station No. 4

- Current configuration complicates maintenance and repairs
- Project will rehabilitate and modernize the facility to ensure long-term reliability and performance

\$4.0 M (Construction) – Water/Sewer Bonds

- Funded through FEMA grant associated with Hurricane Harvey
- Improvements include system hardening, pump and motor upgrades, electrical and control system replacements, and installation of standby generators
- Electrical equipment elevated above the Harvey flood level and wet wells sealed to improve resilience
- Lift Station No. 1 currently operating on bypass pumping due to outdated electrical infrastructure no longer supported by the utility
- Projects will improve system reliability and reduce risk during storm events

\$1.3 M (Construction) – FEMA Funds, Water/Sewer Bonds

TANK PROJECT AT SURFACE WATER PLANT #1

LOCATION: Blackhawk Boulevard near FM 528

STATUS:

- 750,000-gallon concrete water tank constructed
- Coating, piping, and pump room upgrades scheduled to begin
- Includes expansion of the existing building
- Substantial completion anticipated October 2026

\$5.0M (Construction): ARPA Funds

FRIENDSWOOD ACTIVE TRANSPORTATION PLAN

- Friendswood Active Transportation Plan led by the Houston-Galveston Area Council
- Develops a citywide plan for safe, multimodal connectivity including walking, biking, and rolling
- Focused on closing connectivity gaps and improving safety across the network
- Establishes project recommendations and a phased implementation strategy
- Project list developed based on community input and identified priorities
- Includes inventory of sidewalk gaps along the primary active transportation network
- Final report anticipated in the near term

Funding: No local match; \$250,000 paid for by H-GAC

2024 H-GAC CARRY-OVER SPEND DOWN PROJECTS

LOCATIONS/STATUS:

TxDOT is currently advancing engineering for summer letting:

- FM 528 at FM 518 - Striping project including dual left turn lanes along FM 528

TxDOT advancing engineering for future letting:

- FM 528 at Bay Area Boulevard - Additional lanes within existing right of way to improve turning movements and reduce intersection delay (30 percent plans delivered to TxDOT)
- FM 528 at Winding Way - New northbound right turn lane (30 percent plans delivered to TxDOT)

2026 H-GAC CARRY-OVER SPEND DOWN PROJECTS

LOCATIONS/STATUS:

Friendswood Parkway / Pearland Parkway

- Regionally significant mobility project improving east-west connectivity and capacity
- Advance Funding Agreement (AFA) currently under TxDOT internal review
- Awaiting completion of TxDOT review and execution of agreement
- Project will advance to design upon AFA approval

Sunset Drive Signal Improvements

- Traffic signal upgrades to improve operations, safety, and efficiency along the Sunset corridor

- FM 528 at Sunset - Restriping and signal reprogramming to add a second southbound left turn lane (30 percent plans delivered to TxDOT)

\$2.6M – Funding: H-GAC Carry-Over Funds (20% local match, half of which can be another transportation project such as annual street maintenance)

- Draft AFA approved by TxDOT and in final signature routing
- Pending remaining TxDOT administrative signatures
- Execution of agreement anticipated in the near term

Funding: H-GAC Carry-Over Funds (No Local Match)

With regard to the 2024 Houston-Galveston Area Council (H-GAC) Carry-Over Spend Down Projects, Councilmember Hanks asked for clarification on what “TxDOT currently advancing engineering for summer letting” means in terms of doing the project. City Manager Morad Kabiri explained the City does not have autonomy over FM roadways as they are Texas Department of Transportation (TxDOT) managed. TxDOT will begin engineering around August, which could take 9–12 months before construction follows. Councilmember Ross asked when the City would gain autonomy over FM roadways. Mr. Kabiri explained that control typically transfers at a population threshold of 50,000 following a decennial census, which is likely not until around 2040. Although, he noted this could change with state legislation.

Onto the 2026 Houston-Galveston Area Council (H-GAC) Carry-Over Spend Down Projects, Mr. Kabiri clarified Sunset and Friendswood Parkway are City of Friendswood roadways. Thus, the City is able to manage the engineering and construction. However, because they are utilizing federal and state funds, TxDOT is involved in the advanced funding agreement and prescribes how the engineering and environmental will take place in order to continue to receive those federal and state funds.

Councilmember Griffon thanked the H-GAC for providing funding for these City projects and commended Councilmember Branson and the Mayor for their efforts in securing that assistance. Councilmember Branson thanked Mr. Kabiri for his service on the Technical Advisory Group (TAG), as they inform the Transportation Policy Council, who she relies on.

11. CITY MANAGER’S REPORT

A. Recognize Sergeant David Brechtel for his thirty-one years of service and retirement with the City of Friendswood.

City Manager Morad Kabiri recognized Sergeant David Brechtel for his 31 years of service and announced his retirement with the City of Friendswood.

B. Recognize Andree Calhoun, Finance Budget Manager, for obtaining her Certified Government Finance Officer (CGFO) designation through the Government Finance Officers Association of Texas (GFOAT).

City Manager Morad Kabiri recognized Budget Manager Andree Calhoun for obtaining her Certified Government Finance Officer (CGFO) designation through the Government Finance Officers Association of Texas (GFOAT).

C. Recognize the City of Friendswood Municipal Court as a “New Application Winner” of the 2026 Municipal Traffic Safety Initiatives (MTSI) Awards, presented by the Texas Municipal Courts Education Center (TMCEC).

City Manager Morad Kabiri recognized the City of Friendswood Municipal Court as a “New Application Winner” of the 2026 Municipal Traffic Safety Initiatives (MTSI) Awards regarding their e-bike education efforts, presented by the Texas Municipal Courts Education Center (TMCEC).

D. Present an update regarding the receipt of a ten-million-dollar Community Development Block (CDR) Grant from the Texas Land General Office for the Lower Clear Creek Drainage Project.

City Manager Morad Kabiri reported the Mayor and Engineering Assistant Director Michael Medwedeff with Commissioner Buckingham that the City received \$10 million from the State of Texas. He noted the funding supports projects such as FM 1959, Whitcomb, and Bay Area terracing efforts, and credited partnerships with Galveston County, Harris County Flood Control District (HCFCD), and the Galveston County Consolidated Drainage District (GCCDD) for making the funding possible.

E. Present an update regarding the upcoming Spring Sparkle Event hosted by the Parks and Recreation Department and Keep Friendswood Beautiful scheduled for Saturday, April 11, 2026.

City Manager Morad Kabiri announced the Spring Sparkle Event hosted by the Parks and Recreation Department and Keep Friendswood Beautiful is scheduled for Saturday, April 11, at Centennial Park from 8:00 A.M. to 2:00 P.M.

F. Present an update regarding National Library Week, April 19 - 25, 2026.

City Manager Morad Kabiri announced that April 19–25 is National Library Week. There will be a number of events going on at the Friendswood Library. This year's theme is “Find Your Joy.”

G. Present an update regarding Small Business Week to be held April 27–May 1, 2026.

City Manager Morad Kabiri announced, as Councilmember Branson mentioned in the Council Comments Item, Small Business Week is coming up at the end of this month. He noted it will be interesting to hear the keynote speaker on how the FIFA World Cup will impact the Houston region.

H. Present an update regarding the Mitch and Artha Wright Concert in the Park series.

City Manager Morad Kabiri announced the Concert in the Park series will begin May 1 with performances by Clear Brook and Friendswood High School jazz bands, continuing every Friday night through June.

I. Present an update regarding the May 2, 2026, Friendswood General Election voting locations and times.

City Manager Morad Kabiri provided the following material regarding the May 2, 2026, Friendswood General Election voting locations and times:

EARLY VOTING BY PERSONAL APPEARANCE POLLING LOCATIONS FOR GALVESTON COUNTY

Main Voting Location
Galveston CO Records and Election Center
10000 Emmett F. Lowry Expressway #1152
Texas City, TX 77591

Monday, April 20, 2026 - 8:00 a.m. to 5:00 p.m.
Tuesday, April 21, 2026 - No Voting as it is a State Holiday (San Jacinto Day)
Wednesday, April 22 through Friday, April 24, 2026 - 8:00 a.m. to 5:00 p.m.
Saturday, April 25th, 2026 - 7:00 a.m. to 7:00 p.m.
Sunday, April 26, 2026, 1:00 p.m. to 7:00 p.m.
Monday, April 27 through Tuesday, April 28, 2026 - 7:00 a.m. to 7:00 p.m.

- **First Baptist Friendswood**
209 S Friendswood Dr., Room 209
Friendswood, TX 77546
- **Village on the Park**
400 E. Parkwood (Town Hall)
Friendswood, TX 77546

For More Information or Additional EV Locations: Call 409-770-5108 or visit:
<https://www.galvestonvotes.org/election-information/current-and-upcoming-elections>

12. BUSINESS ITEMS

A. Consider concurring with the City Manager's appointment of a Director of Library Services.

City Manager Morad Kabiri presented his recommendation of Ms. Melissa Baker as his appointment of Director of Library Services. Ms. Baker has over 20 years of experience both in Texas and in the state of Florida. Currently, in Florida, she manages programming and outreach for 13 libraries. We're excited for Melissa to join us to our already stellar team at the Library and look forward to the work that she will do here in Friendswood.

A motion was made by Councilmember Griffon and seconded by Councilmember Ross to concurring with the City Manager's appointment of Ms. Melissa Baker as Director of Library Services, related to Item 12.A. The vote was the following:

Ayes: Mayor Mike Foreman, Mayor Pro Tem John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Joe Matranga, and Councilmember Robert J. Griffon, and Councilmember Michael P. Ross

Nays: None

The item passed unanimously.

B. Consider awarding the 2020 Lift Station Mitigation Package 1 — Lift Station 1 & 17 Construction Services Project to Branch Construction Group, LLC (Bid No. 2026-01).

Engineering Director Jil Arias relayed that multiple bids were received for the project with Branch Construction Group selected as the low bidder. The company was engaged during the pre-bid process and has worked in Dickinson. This would be their first project with the City of Friendswood.

Councilmember Griffon asked what the scope of this project. Mr. Arias explained that Lift Station No. 1 has electrical components so outdated that TNP will not work on them and it is currently operating on a

bypass pump. Also, the visible generator will be elevated several feet, the existing building will be demolished, and electrical equipment will be relocated to a raised platform. Similar improvements will be made on the opposite side of the creek. City Manager Morad Kabiri added both stations were built nearly 50 years ago and while combining them into one location was considered, it was not economically feasible.

A motion was made by Councilmember Griffon and seconded by Councilmember Matranga to award the 2020 Lift Station Mitigation Package 1 — Lift Station 1 & 17 Construction Services Project to Branch Construction Group, LLC (Bid No. 2026-01), related to Item 12.B. The vote was the following:

Ayes: Mayor Mike Foreman, Mayor Pro Tem John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Joe Matranga, and Councilmember Robert J. Griffon, and Councilmember Michael P. Ross

Nays: None

The item passed unanimously.

C. Consider ratifying the City's filing of IRS Form 8038-T and the remittance of the associated arbitrage rebate and yield reduction payments in connection with the Waterworks and Sewer System Revenue Bonds, Series 2021.

City Manager Morad Kabiri explained this item is an arbitrage payment related to tax-exempt bonds. Since the City does not pay taxes on it, they are subject to paying taxes on interest earned as compared to interest paid when issuing debt initially. Historically, interest rates have been low, so this has never been an issue. However, the federal government continues to increase interest. He noted the \$602,000 pays that tax liability associated with that interest earned and is not a bad position for the City.

Councilmember Hanks asked if the money could have been spent faster on projects to reduce the arbitrage. Mr. Kabiri responded it could have been reduced somewhat but not completely, as many projects require multi-year efforts and partnerships. He confirmed that is the only way to address it.

A motion was made by Councilmember Branson and seconded by Councilmember Hanks to ratify the City's filing of IRS Form 8038-T and the remittance of the associated arbitrage rebate and yield reduction payments in connection with the Waterworks and Sewer System Revenue Bonds, Series 2021, related to Item 12.C. The vote was the following:

Ayes: Mayor Mike Foreman, Mayor Pro Tem John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Joe Matranga, and Councilmember Robert J. Griffon, and Councilmember Michael P. Ross

Nays: None

The item passed unanimously.

13. PROPOSED ORDINANCES & RESOLUTIONS

A. Consider an ordinance amending the City's General Budget for Fiscal Year 2025-2026 by approving "Budget Amendment VI" and providing for supplemental appropriation and/or transfer of certain funds.

A motion was made by Councilmember Griffon and seconded by Councilmember Branson to approve Ordinance No. 2026-11, as submitted and related to Item 13.A. The vote was the following:

Ayes: Mayor Mike Foreman, Mayor Pro Tem John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Joe Matranga, and Councilmember Robert J. Griffon, and Councilmember Michael P. Ross

Nays: None

The item passed unanimously.

ORDINANCE NO. 2026-11

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AMENDING ORDINANCE NO. 2025-23, PASSED AND APPROVED AUGUST 25, 2025, THE SAME BEING AN ORDINANCE APPROVING AND ADOPTING THE CITY'S GENERAL BUDGET FOR FISCAL YEAR 2025-26, BY APPROVING "BUDGET AMENDMENT VI" THERETO; PROVIDING FOR SUPPLEMENTAL APPROPRIATION AND/OR TRANSFER OF CERTAIN FUNDS; PROVIDING FOR SEVERABILITY; PROVIDING FOR OTHER MATTERS RELATED TO THE SUBJECT; AND PROVIDING FOR THE EFFECTIVE DATE.

B. Consider a resolution amending Chapter 7 "Benefits" of the City of Friendswood Personnel Policy Manual to amend Section 7.02 "Holidays" to provide for holiday pay for certain part-time employees and amending City of Friendswood Personnel Policy Manual to add a new section to be numbered and entitled 7.08 "Paid Time Off for Eligible Part-time Employees" for paid time off for such employees.

City Manager Morad Kabiri explained that the City has a handful of part-time employees who receive TMRS and some health benefits but do not qualify for paid time off, meaning they are not paid for holidays or time off. He stated the proposal would extend paid time off to them for flexibility, noting the cost is nominal since their hours are already budgeted.

Councilmember Ross asked Mr. Kabiri to quantify the "nominal" cost. Mr. Kabiri replied that from a budgetary standpoint the impact is negligible since part-time hours are already budgeted. He estimated the cost to be less than \$7,000, and this would apply to approximately 12 part-time employees. Mr. Kabiri also confirmed there is no effect on pension obligations.

A motion was made by Councilmember Griffon and seconded by Councilmember Matranga to approve Resolution No R2026-09, as submitted and related to Item 13.B. The vote was the following:

Ayes: Mayor Mike Foreman, Mayor Pro Tem John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Councilmember Joe Matranga, and Councilmember Michael P. Ross

Nays: None

The item passed unanimously.

RESOLUTION NO. R2026-09

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AMENDING CHAPTER 7 "BENEFITS" OF THE CITY OF FRIENDSWOOD PERSONNEL POLICY MANUAL TO AMEND SECTION 7.02 "HOLIDAYS" TO PROVIDE FOR HOLIDAY PAY FOR CERTAIN PART-TIME EMPLOYEES; AND AMENDING THE CITY OF FRIENDSWOOD PERSONNEL POLICY MANUAL TO ADD A NEW SECTION TO BE NUMBERED AND ENTITLED 7.08 "PAID TIME OFF FOR ELIGIBLE PART-TIME EMPLOYEES" TO PROVIDE FOR PAID TIME OFF FOR SUCH EMPLOYEES; RENUMBERING THE REMAINING SECTIONS OF SUCH CHAPTER; INCLUDING A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

14. CONSENT AGENDA

A motion was made by Councilmember Hanks and seconded by Councilmember Ross to approve Consent Agenda Items 14.A. through 14.S. The vote was the following:

Ayes: Mayor Mike Foreman, Mayor Pro Tem John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Councilmember Joe Matranga, and Councilmember Michael P. Ross

Nays: None

The Consent Agenda passed.

- A. Consider a resolution amending Section 2 of Resolution No. R2019-07 concerning the tax assessment and collection services performed by the Galveston County Assessor and Collector of Taxes to update the per parcel fees to be charged for such ad valorem services.**

RESOLUTION NO. R2026-10

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AMENDING SECTION 2 OF RESOLUTION NO. R2019-07 CONCERNING THE TAX ASSESSMENT AND COLLECTION SERVICES PERFORMED BY THE GALVESTON COUNTY ASSESSOR AND COLLECTOR OF TAXES TO UPDATE THE PER PARCEL FEES TO BE CHARGED FOR SUCH SERVICES; AUTHORIZING THE CITY MANAGER TO TAKE FURTHER ACTION TO EFFECTUATE THE CHANGE; AND PROVIDING FOR AN EFFECTIVE DATE.

- B. Consider authorizing the purchase of Nutanix virtualization hardware and software, including related licenses and subscriptions from Freeit Data Solutions, Inc. for the Friendswood Police Department under DIR Contract No. DIR-CPO-5688.**
- C. Consider authorizing an interlocal agreement with the City of San Marcos concerning the sale of the 2000 Pierce Ladder Truck.**

- D. Consider authorizing the First Amendment to the Professional Services Agreement with Guy Engineering Services, Inc., for the Greenbriar Bridge Rehabilitation Project.**
- E. Consider authorizing a Professional Services Agreement with HDR Engineering, Inc., for professional part-time observation services for the Lift Station No. 2 Rehabilitation Project.**
- F. Consider authorizing a Professional Services Agreement with STV Incorporated, for engineering services associated with the City-wide Traffic Study Project.**
- G. Consider authorizing the final acceptance of the 2020 Lift Station Mitigation Package 2/Harvey Lift Station Repairs and Mitigation Project.**
- H. Consider authorizing the final acceptance of the Friendswood High School Utilities Improvements Project.**
- I. Consider authorizing the final acceptance of the Red Ball Oxygen Waterline Improvements Project.**
- J. Consider authorizing the final acceptance of the Fire Station No. 2 Reconstruction and Training Field Upgrades Project.**
- K. Consider authorizing a Lease Agreement with David Davis regarding 24.693 acres of land located near Fire Station No. 2, Galveston County, Texas.**
- L. Consider electing to participate in a new proposed national opioid settlement concerning six settlement defendants Associated Pharmacies, Inc. (and American Associated Pharmacies); J M Smith Corporation; Louisiana Wholesale Drug Company, Inc.; Morris and Dickson Co.; North Carolina Mutual Wholesale Drug Company, Inc.; and United Natural Foods, Inc. (including its subsidiaries SuperValu and Advantage Logistics); and authorizing the City Manager to execute the associated Combined Subdivision Participation and Release Form.**
- M. Consider approving the disposal of one (1) Police Department vehicle through EBlock Houston.**
- N. Consider approving the disposal of five (5) Public Works Vehicles, three (3) Zero Turn Mowers, and one (1) Equipment Lift through Purple Wave, Inc.**
- O. Consider approving the disposal of one (1) service vehicle and one (1) piece of equipment from Parks and Recreation through Purple Wave, Inc.**
- P. Consider approving the Friendswood Downtown Economic Development Corporation's expenditure of funds to purchase permanent lighting for City Hall, the Friendswood Public Library and the Senior Activity Center from The Perfect Light, Inc., through The Interlocal Purchasing System.**
- Q. Consider approving the Friendswood Downtown Economic Development Corporation's expenditure of funds to purchase holiday decorations for the Downtown District from Dekra-Lite Industries, Incorporated, through the Buyboard.**

R. Consider approving the ad valorem tax report for February 2026.

S. Consider approving the minutes of the City Council Regular Meeting held on March 2, 2026.

15. EXECUTIVE SESSION

A. Recess and convene into an executive session pursuant to Section 551.074 of the Texas Government Code to deliberate the annual performance of the City Manager.

At 7:53 P.M., Mayor Foreman recessed and convened into an Executive Session pursuant to deliberate the annual performance of the City Manager.

At 8:24 P.M., Mayor Foreman reconvened the meeting and announced that, in accordance with Section 551.102 of the Texas Government Code, no action was taken in the Executive Session.

16. DISCUSSION AND POSSIBLE ACTION

A. Consider taking appropriate action regarding the City Manager's annual performance evaluation.

A motion was made by Councilmember Hanks and seconded by Councilmember Griffon to increase the City Manager Morad Kabiri's salary by 2.75%, as discussed in Executive Session. The vote was the following:

Ayes: Mayor Mike Foreman, Mayor Pro Tem John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Joe Matranga, and Councilmember Robert J. Griffon, and Councilmember Michael P. Ross

Nays: None

The item passed unanimously.

17. ADJOURNMENT

With there being no further business, Mayor Foreman adjourned the April 6, 2026, City Council Regular Meeting at 8:25 P.M.


Mike Foreman, Mayor

Attest:


Raquel Martinez, TRMC, City Secretary

