

Minutes

City of Simonton Regular Meeting

June 16, 2026

This is a true and correct copy of the Minutes of The City of Simonton Regular City Council Meeting held on June 16, 2026, at 6:30 p.m.

1. Call to Order **6:31 p.m.**

2. Roll Call

Mayor Eric Duhon – present

Kelli Carlson – present

Andy Perry – present

Susan LaDart – present

Angela King – present

Justin Boudreau – no present, previous employment obligation

Quorum is present, and meeting has been properly posted.

City Staff Present –

City Legal Council – Jeff Lubritz

City Secretary – Cheyenne Graham

3. Invocation and Pledge - *Mayor Duhon*

4. Public Comments

In accordance with Texas Open Meetings Act and Texas Government Code 551.007, City Council may not discuss or take action on any item NOT listed on the Agenda. Each member of the public wishing to speak must sign prior to the meeting and is limited to 3 minutes.

Fran Kelley – 34834 FM 1093, Traffic concerns from construction and by Twinwood Equestrian Center. Would like to request that Twinwood put up a traffic light or control device, stating that the traffic is worse in the evenings but also happens a lot during the day. She also states that there is a bus stop in the area.

Kristi Smith – 36630 Canyon, spoke regarding the home at 221 Stockade. She states that there are many issues of ordinances not being followed and building without permits. (extra time granted 5 minutes in total)

Jim Jack Phillips – Trust Waste Solutions, introducing their services to the city. They are out of El Campo and would like the opportunity to service The City of Simonton, they currently serve areas from Loise to Rosenberg including Beasley and Eagle Lake.

Laurie Boudreaux – 36730 Cheyenne, states that there was supposed to be an action item about Emergency Management on the agenda as requested by council at last meeting, but there is not

one. Would like to urge council to take action today. Also states that the Mayor was made aware of Twinwood signs that are improper during the transition into the position of Mayor. The signs are still there, and there are now more, which are not in compliance with the Ordinance.

5. Consent Agenda

- a. Monthly Payment Listing (April 2026)
- b. Monthly Financial Report (April 2026)
- c. Monthly Payment Listing (May 2026)
- d. Monthly Financial Report (May 2026)
- e. Quarterly Sales Tax Report Q1 (Jan 2026-March 2026)
- f. 5/6/2026 – Canvas of Election Minutes
- g. 5/19/2026 – Regular Meetings Minutes
- h. 6/2/2026 – Regular Meeting Minutes

Mayor Duhon removed c, d, and e.

Motion by Andy Perry to approve Consent Agenda Items a, b, f, g, and h.

Seconded by Angela King.

Aye: Four (Carlson, Perry, LaDart, King)

Noes: Zero

Motion passes unanimously.

6. New Business

- a. Discussion and reconsideration to take action on Ordinance 2026-08.

(AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SIMONTON, TEXAS, AMENDING THE CITY'S CODE OF ORDINANCE BY AMENDING DIVISION 1, GENERALLY, OF ARTICLE III, OFFICERS AND EMPLOYEES, OF CHAPTER 2, ADMINISTRATION, ADDING PROVISIONS RELATED TO THE AUTHORITY TO APPOINT AND REMOVE CITY OFFICERS, EMPLOYEES, AND CONTRACTORS; AND PROVIDING FOR SEVERABILITY, SAVINGS, AND AN EFFECTIVE DATE.)

Motion made by Angela King to approve Ordinance 2026-08 with Phil's original corrections.

Seconded by Kelli Carlson

Ayes: Four (Carlson, Perry, LaDart, King)

Noes: Zero

Motion passed unanimously.

- b. Discussion and possible action to approve Ordinance 2026-09.

(AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SIMONTON, TEXAS, AMENDING THE CITY'S CODE OF ORDINANCE BY AMENDING SECTION 2-47, AUTHORITY TO APPOINT AND REMOVE EMPLOYEES OF THE CITY, DIVISION 1, GENERALLY, OF ARTICLE III, OFFICERS AND EMPLOYEES, OF CHAPTER 2,

ADMINISTRATION, ADDING PROVISIONS RELATED TO THE AUTHORITY OF THE MAYOR TO APPOINT SPECIFIC PROVISIONS; AND PROVIDING FOR SEVERABILITY, SAVINGS, AND AN EFFECTIVE DATE.)

No motion Item Tabled.

Discussion regarding whether the item can be repeatedly brought back to council if no motion is made.

- c. Discussion and possible action to approve Ordinance 2026-10.

(AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SIMONTON, TEXAS, AMENDING ARTICLE II, CITY COUNCIL, OF CHAPTER 2, ADMINISTRATION, OF THE CITY'S CODE OF ORDINANCES TO CONTAIN PROVISIONS RELATED TO TIME AND PLACE OF MEETINGS, DECORUM, AND AGENDA SETTING; AMENDING ARTICLE II CITY COUNCIL TO ARTICLE II CITY COUNCIL AND COUNCIL MEETINGS; AND PROVISIONS RELATED TO SEVERABILITY.)

Discussion regarding issues with the wording of when the meetings will be held, including how many times per month meetings "shall be held".

Motion made by Susan LaDart table and bring back to council at the next meeting specifying "Regular meetings of the City of Simonton City Council shall be held on the third Tuesday of each month, and the first Tuesday of each month reserved for a meeting."

Seconded by Angela King

Ayes: Four (Carlson, Perry, LaDart, King)

Motion passed unanimously

Discussion by Angela King regarding the

- d. Discussion and possible action to approve Resolution 2026-03.

(A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIMONTON, TEXAS, REVIEWING AND ADOPTING THE CITY OF SIMONTON INVESTMENT POLICY; AND MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT.)

Motion made by Angela King to table Resolution 2026-03, to remove the City Secretary from the Investment Committee, and the Mayor to work with Councilmember LaDart to revise the structure of the Investment Policy.

Seconded by Andy Perry,

Ayes: Four (Carlson, Perry, LaDart, King)

Noes: Zero

Motion passed unanimously

- e. Discussion and possible action to approve Resolution 2026-04.

(A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIMONTON, TEXAS, ADOPTING THE CITY OF SIMONTON KEY, CODE, AND PASSWORD CONTROL POLICY; AND MAKING OTHER FINDINGS AND PROVISIONS RELATED TO THE SUBJECT.)

Motion made by Angela King to table Resolution 2026-04, to add Emergency Management Operations, and The Constables Office to Appendix A, as well as change language about assigned keys and codes to City Secretary, and add direction about how boards and commissions shall schedule their meetings.

Seconded by Susan LaDart

Ayes: Four (Carlson, Perry, LaDart, King)

Noes: Zero

Motion passed unanimously

- f. Discussion and possible action to approve Resolution 2026-05.

(A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIMONTON, TEXAS, ADOPTING UPDATED PURCHASING POLICIES AND PROCEDURES TO RELATED TO FEDERAL GRANTS; PROVIDING FOR REPEALER, SEVERABILITY, AND AN EFFECTIVE DATE.)

Motion made by Andrew Perry to adopt Resolution 2026-05

Seconded by Susan LaDart

Ayes: Four (Carlson, Perry, LaDart, King)

Noes: Zero

Motion passed unanimously

- g. Discussion and possible action to select second signatory and approve Resolution 2026-06.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIMONTON, TEXAS, DESIGNATING SIGNATURE AUTHORITIES FOR THE TEXAS GENERAL LAND OFFICE GRANT.

Motion made by Angela King to add Kelli Carlson as the second signatory.

Seconded by Andrew Perry

Ayes: Four (Carlson, Perry, LaDart, King)

Noes: Zero

Motion passed unanimously

Motion by Susan LaDart to approve Resolution 2026-06, including Kelli Carlson as second signatory.

Seconded by Angela King

Ayes: Four (Carlson, Perry, LaDart, King)

Noes: Zero

Motion passed unanimously

7. Reports

a. Mayor

Representation Letter for Brooks Watson was signed and the Audit is Complete, Additional Langford information, Langford and LJA information.

Discussion about road and drainage project with GLO. Additional info and discussion about Landford grant is ongoing and LJA. Brookswatson representation letter has been signed. Audit has been completed.

Motion by Susan LaDart to approve Fiscal Year 2025 Financial Statement.

Seconded by Andrew Perry

Ayes: Three (Carlson, Perry, LaDart)

Noes: Zero

Abstain: One (King)

Motion passes

b. City Council

Andrew Perry would like to move forward with obtaining purchase orders for materials needed for roads that will be paid for by city funds.

Kelli Carlson would like to see more timely sharing of information regarding flood maps and river levels.

Angela King states that she needs to move forward with setting a budget for the 250th USA birthday celebration event.

c. City Attorney *N/A*

d. City Staff *N/A*

e. City Secretary *N/A*

f. Keep Simonton Beautiful

KSB was involved in first 250th Celebration Planning, and please let her know if she needs to call any meetings for the planning of the 250th Celebration.

g. EDC A & EDC B *N/A*

8. Public Information Requests

a. 5/13/2026 – Request for access to land use related GIS maps

b. 5/17/2026 – Request for information about window replacement in the City of Simonton

c. 5/29/2026 – request for Certificate of Insurance for MSC Earthworks

d. 6/10/2026 – Request for copy of waste contract

9. Discussion Only

a. Discussion related to Emergency Management roles, and Emergency Management Policy.

Discussion and explanation by City Attorney Jeff Lubritz about legality of having an ordinance removing the Mayor as the person who makes the decisions during a flood. But there can be an action plan created that states upon recommendation of Fort Bend County that the mayor "shall", without risk of passing an ordinance or resolution that is breaking the law.

b. Discussion on Centerpoint Franchise Fees that are deposited into Wallis Bank and how these funds are used.

Discussion on funds that are in Wallis Bank from Centerpoint Franchise Fees, and it is not gaining any interest. Mayor states he gives the information to council to think about what should be done with this money.

c. Discussion on proposed staffing plan.

Discussion on administrative staffing plan, various discussions about removing the places where it states that the Mayor can hire and fire staff. Remove the statement that states that the Mayor has to approve the hiring of a City Secretary. Removal of City Secretary from the Investment/Finance Committee. Discussed options for having a company who could find employees to sub in times where employees are on vacation. Discussed the options and job descriptions for a finance/admin assistant and a City Administrator.

10. Adjourn to Executive (Closed Session) – **9:31 p.m.**

Section 551.071 - Consultation with Legal Counsel

11. Reconvene to Open Session – **10:22 p.m.**

12. Consider and Take Action resulting from Executive Session

N/A

13. Adjournment – **10:25 p.m.**

Poll for quorum on July 7, 2026

Kelli Carlson – Unavailable

Angela King – Unknown

Andy Perry – Possibly but not known

Susan LaDart – Unknown

Motion made by Andrew Perry to Adjourn

Seconded by Susan LaDart.

Ayes: Four (Carlson, Perry, LaDart, King)

Noes: Zero

Motion passed unanimously



Eric Duhon, Mayor



Cheyenne Graham, City Secretary