

Hunt County Commissioners Court

Agenda for the Hunt County Commissioners Court meeting in regular session on Tuesday, July 28, 2026, beginning at 10:00 A.M. at 2700 Johnson Street Greenville, Texas, in the Auxiliary Courtroom. Commissioner's Court is open to the public and may also be streamed online via YouTube. To stream the meeting, follow the "Commissioners Court Live Stream" hyperlink on the county's website: huntcounty.net.

- I. CALL MEETING TO ORDER**
- II. ROLL CALL**
- III. MINUTES – July 6, 2026, special session**
- IV. MINUTES – July 7, 2026, special session**
- V. MINUTES – July 9, 2026, special session**
- VI. MINUTES – July 14, 2026, regular session**
- VII. MINUTES – July 16, 2026, special session**
- VIII. PUBLIC TESTIMONY** – Citizens are invited to address the Commissioners Court on topics not already scheduled for a Public Hearing. Public Testimony may be made by e-mailing PublicComments@huntcounty.net. The public will be permitted to offer public comments telephonically as provided by the agenda and as permitted by the presiding officer during the meeting. A recording of the telephonic/video meeting will be made and will be available to the public in accordance with the Open Meetings Act upon written request. Speakers are limited to 3 minutes and should conduct themselves in a civil manner. The Commissioners Court cannot take action on items not listed on the agenda in accordance with the Texas Open Meetings Act. Concerns will be addressed by County Staff; they may be placed on a future agenda or addressed by some other course of response.
- IX. OLD BUSINESS**
 - A. ACTION ITEMS** – Discuss and possibly take action on the following:
 - 1. None.
- X. NEW BUSINESS**

A. CONSENT CALENDAR – All items listed are considered to be routine by the Commissioner’s Court and will be enacted by one motion.

1. Consent to approve renewal of the Annual Tax Levy Mailing Contract to VariVerge, LLC. Tax Statements Estimate in the amount of \$52,690.00, Delinquent Statements Estimate in the amount of \$10,644.00, Laser Printing of Levy Roll Estimate in the amount of \$1,536.99, VariTrack Basic Plan Annual Fee in the amount of \$250.00. Total cost \$65,120.99 – Tammy D. Himes, Purchasing Agent
2. Consent to approve a twelve (12) month Service Agreement for HVAC Preventative Maintenance with Trane U.S. Inc. dba Trane for the rooftop unit located at the Hunt County Juvenile Probation Department. The Service Agreement shall be effective August 1, 2026, through July 31, 2027, in the annual amount of \$2,860.00. This agreement is provided through OMNIA Partners Cooperative Contract #3341. Funding for this agreement will be allocated as follows: 10-614-1800-2263, Building Maintenance & Repair – 2700 Johnson (62%) - \$1,773.20; 10-623-1800-2263, Building Maintenance & Repair – Juvenile Probation (16%) - \$457.60; 10-632-1800-2263, Building Maintenance & Repair – Homeland Security (15%) - \$429.00; and 10-652-1800-2263, Building Maintenance & Repair – 2700 Johnson (7%) - \$200.20 – Tammy D. Himes, Purchasing Agent
3. Consent to approve the purchase of Samsara dash camera and vehicle gateway licenses, replacement camera mounts, and associated hardware for Hunt County Precinct 4, per Quote #Q-2340059, for a 14-month license term, in the total contract amount of \$999.80, including hardware, accessories, shipping, and software licensing, as quoted by Samsara Inc. Funding to be paid from line item 24-671-3800-2235 – Software, Precinct 4 – Tammy D. Himes, Purchasing Agent

B. ACTION ITEMS – Discuss and possibly take action on the following:

Approval of accounts payable.
Approval of line-item transfers.
Approval of budget amendments.
Approval of payroll and personnel.

1. The Treasurer's Monthly Report for May 2026 – Brittini Turner, Treasurer
2. A presentation on Health Insurance from the NITSCHE Group – George Harmon
3. Findings on the Petition. Discussion and possible action to make findings under Tex. Health & Safety Code § 775.017 regarding whether creation of the proposed district is feasible and will promote the public safety, welfare, health, and convenience of persons residing in proposed Emergency Services District No.1 – Daniel Ray, Hunt County Civil Attorney
4. Action on the Petition. Discussion and possible action to grant or deny the petition to create Hunt County Emergency Services District No. 1 and, if granted, to fix the boundaries of the proposed district under Tex. Health & Safety Code § 775.017. – Daniel Ray, Hunt County Civil Attorney
5. Order of Confirmation Election. Discussion and possible action to adopt an order under Tex. Health & Safety Code § 775.018 calling an election within the proposed Emergency Services District No. 1 to confirm creation of the district and to authorize a maximum ad valorem tax not to exceed the rate allowed by art. III, § 48-e of the Texas Constitution, setting the election for the next available uniform election date, and directing notice of the election in the manner required by § 775.018(d). – Daniel Ray, Hunt County Civil Attorney
6. A resolution authorizing Hunt County to make a grant to the Senior Center Resources and Public Transit, Inc., organization in the amount of \$5,000 for the Texans Feeding Texans Home Delivered Meal Grant Program – Danny Allembaugh
7. Approval of Amendment No. 3 to the IMM/LOCALS contract HHS001331300043 between Department of State and Health Services and Hunt County Health Department, Medical Services

(Health Clinic). This amendment increases the contract by \$283,903, extending the contract term to August 21, 2027, and revises certain attachments to the contract – Aubree Hitchman, Assistant Auditor

8. Consideration and action on a resolution adopting an Interlocal Agreement with City of Greenville for upgrade of portions of CR 4103 partly in the City Limits and partly in the County, and payment for same - Daniel Ray, Hunt County Civil Attorney
9. Discussion and possible action to adopt a Resolution of the Commissioners Court of Hunt County, Texas, supporting the enactment by the 90th Texas Legislature of proposed legislation creating the Hunt County Groundwater Conservation District, subject to confirmation by the voters of Hunt County at an election, with no ad valorem taxing authority and no power of eminent domain; and discussion and possible action to authorize and direct the publication of notice, the delivery of copies of the proposed legislation, and the filing of the proposed legislation with the Texas Commission on Environmental Quality, as required by Chapter 313, Government Code, and Section 59, Article XVI, Texas Constitution, for the introduction of a local bill, including authorization of expenditures for required published notice and designation of the officials responsible for each required step - Daniel Ray, Hunt County Civil Attorney
10. Discussion and possible action to adopt a Resolution of the Commissioners Court of Hunt County, Texas, supporting the enactment by the 90th Texas Legislature of proposed legislation granting counties express authority to enter into, record, and enforce development agreements concerning data centers and other high-impact development in the unincorporated area of the county; and discussion and possible action to authorize the County Judge, with assistance of counsel, to initiate and conduct negotiations toward development agreements with the developers of any proposed or anticipated data center or other high-impact development in Hunt County, addressing roads, drainage, fire protection, noise, water use reporting, financial

assurance for decommissioning, and related subjects, with any resulting agreement to be returned to the Commissioners Court for approval in open session - Daniel Ray, Hunt County Civil Attorney

11. Discussion and possible action to adopt a Resolution of the Commissioners Court of Hunt County, Texas, supporting the enactment by the 90th Texas Legislature of proposed legislation requiring the developers of data centers and other high-impact development to enter into road-use and maintenance agreements with the host county, secured by financial assurance, providing for pre- and post-construction surveys of county roads and repair of construction damage at the developer's expense - Daniel Ray, Hunt County Civil Attorney
12. Discussion and possible action to direct the County Clerk to prepare and transmit certified copies of each resolution adopted by the Commissioners Court at this meeting concerning proposed legislation relating to data centers and other high-impact development to the Governor, the Lieutenant Governor, the Speaker of the House of Representatives, the members of the Hunt County state legislative delegation, the standing committees of the Senate and House of Representatives with jurisdiction over such legislation, and the Texas Association of Counties - Daniel Ray, Hunt County Civil Attorney
13. FY 2026-2027 Budget – Bobby W. Stovall, County Judge
14. The request to replace electrical power distribution lines that will cross CR 3501 in Precinct 3 under normal stipulations – Farmers Electric Cooperative
15. A road frontage variance request in Precinct 2 – George Helton, Owner
16. The civil plans for Oakwater Shores in Precinct 3 – Karch Bickham, P.E., Cuatro Consultants

17. The replat of Lot 19 of Whispering Oaks, Ph. IV in Precinct 2 – Russell Spence, Owner
18. The final plat for the Estates of Lone Oak, Phase 2A in Precinct 3 – John Brinkman, Owner
19. A letter of Public Improvement Compliance for the Estates of Lone Oak, Phase 2A in Precinct 3 – John Brinkman, Owner
20. The final plat of Jaouni Addition in Precinct 4 – MTJ Holding, Owner
21. The final plat for Banks & Landrith Estates in Precinct 2 – Cody Banks, Owner

ADJOURN TO EXECUTIVE SESSION AS NEEDED

XI. EXECUTIVE SESSIONS

1. As permitted by Texas Government Code §551.071 (1) and (2) Consultation with County Civil Attorney on agenda items requiring confidential, attorney/client advice necessitated by the deliberation or discussion of said items; comptroller sales tax payback; Human Resources / employee accommodation; public information officer; Data center regulations; discussion of personnel matters; 30.06 and 30.07 signage; proposed legislation; ILA related to CR 4103; industrial road use agreement; HCSO School Resource Office ILA contract extensions with existing ISD contracts; Silk Stocking Road work – Daniel Ray, County Civil Attorney
2. As permitted by Texas Government Code §551.071 (1) and (2) Consult with Attorney Concerning any Pending or Contemplated Civil or Administrative Litigation by or against Hunt County; Utility damage claim; ESD 1 petition; Penson v. Hunt County; Conroy drainage suit; McAdow suit; Davis suit – Daniel Ray, County Civil Attorney
3. As permitted by Texas Government Code §551.071 (1) and (2) Consultation with County Civil Attorney regarding the disposition of

Hunt County property, and property in which the County has a legal interest – Daniel Ray, County Civil Attorney

4. As permitted by Texas Government Code §551.087 Consultation with County Civil Attorney regarding (1) to discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; (2) Deliberate the offer of a financial or other incentive to a business prospect – Daniel Ray, County Civil Attorney

ADJOURN TO REGULAR SESSION

TAKE ANY ACTION ON ANY ITEM DISCUSSED IN EXECUTIVE SESSION AS NEEDED.

ADJOURN