CITY OF MELISSA
CITY COUNCIL SPECIAL
MEETING AGENDA

Tuesday, November 3, 2026
Special Meeting - 5:15 p.m.

City of Melissa City Hall
3411 Barker Avenue
Melissa, TX 75454

SPECIAL MEETING AGENDA

1. **CALL TO ORDER**

2. **ROLL CALL**

3. **PUBLIC COMMENTS**
   This item is available for citizens to speak for up to 3 minutes on any subject of which the City of Melissa has authority. However, no discussion or action, by law, may be taken on the topic unless and until properly posted on a future agenda

4. **CONSENT AGENDA**
   All Consent Agenda items listed are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member requests and a majority of City Council are in favor, in which event the item will be removed from the Consent Agenda and placed in the section titled Consideration of Items Withdrawn From the Consent Agenda.

   A. Ratify purchase of Property located at 2802 and 3409 Fannin Road. (JL)

   B. Consider awarding the Bid for the East Water Facility Distribution Main Project and authorizing the City Manager to complete and execute the necessary documents. (NH)

5. **CONSIDERATION OF ITEMS WITHDRAWN FROM CONSENT AGENDA**

6. **REGULAR AGENDA**

   A. Presentation by Community Commerce Melissa

   B. Consider Any Action related to the Presentation by Community Commerce Melissa (BS)

   C. Discussion regarding Roadway Assessment (TS)

   D. Discussion regarding Council decision-making principles, their relationship to the City's mission and vision, and their potential use in Council governance and deliberation (JL)

   E. Recess into Executive Session in compliance with Section 551.001 et seq. Texas Government Code, to wit:

I. 551.087 Deliberations regarding Economic Development Negotiations
   a. DEW Babb Survey, Abstract 33, Sheet 1, Tract 172, 63.03 Acres
   b. 1707 Harrison Street
II. 551.074 Discussing Personnel
   a. City Manager

F. Reconvene and Take Any Action as Necessary from the Executive Session

7. ADJOURN

Certified
Certified to this the 28th day of October, 2026.

Posted: October 28, 2026 @ 5:00 p.m.

Hope Baskin, City Secretary

If during the course of the meeting covered by this notice, the City Council should determine that a closed or executive meeting or session of the City Council or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas Open Meetings Act, Texas Government Code §551.001 et seq., will be held by the City Council at the date, hour and place given in this notice or as soon after the commencement of the meeting covered by this notice as the City Council may conveniently meet in such closed or executive meeting or session or consult with the attorney for the City concerning any and all subjects and for any and all purposes permitted by the Act, including, but not limited to, the following sanctions and purposes:

Texas Government Code Section:

551.087 Deliberations regarding Economic Development Negotiations
551.071 Private Consultation with the Attorney for the City
551.072 Discussing Purchase, Exchange, Lease or Value of Real Property
551.074 Discussing Personnel

In accordance with House Bill 1522, the budget for FY2026-2027 for the City of Melissa will raise more revenue from total property taxes than last year's budget by an amount of $1,526,613, which is a 8.39% percent increase from last year's budget. The property tax revenue to be raised from new property added to the tax roll this year is $1,579,802.

		TAXPAYER IMPACT:				
Scenario		Median Taxable Homestead Value		Tax Rate	Estimated City Tax Bill	Change from Prior Year
Prior Year	FY2026	$ 451,807	2025	0.454116	$2,051.73	
Adopted Budget	FY2027	$ 432,453	2026	0.454116	$1,963.84	-$87.89
No-New Revenue Rate	FY2027	$ 432,453	2026	0.451047	$1,950.57	-$101.16
Voter Approved Rate	FY2027	$ 432,453	2026	0.491481	$2,125.42	$73.70

The adopted budget for FY 2026-2027 can be viewed on the City's website located at cityofmelissa.com under the Financial Transparency Tab