

JOINT PLANNING & ZONING BOARD OF COMMISSIONERS

&

CITY COUNCIL SPECIAL MEETING

Thursday, March 26, 2026 at 5:00 PM

City Hall, 102 W. Ashley Wilson Rd, Sweeny, Texas

MINUTES

BE IT KNOWN that the Planning and Zoning Board of Commissioners and the City Council of the City of Sweeny met in **Special Session** on **Thursday, March 26, 2026, at 5:00 PM** at City Hall, 102 W. Ashley Wilson Rd, Sweeny, Texas with the following agenda.

NOTICE IS HEREBY GIVEN PURSUANT TO V.T.C.A., GOVERNMENT CODE, CHAPTER 551, THAT THE PLANNING AND ZONING BOARD OF COMMISSIONERS FOR THE CITY OF SWEENEY, ALONG WITH THE SWEENEY CITY COUNCIL, WILL CONDUCT A MEETING, OPEN TO THE PUBLIC, ON THURSDAY, MARCH 26, 2026 AT 5:00 P.M., AT THE CITY OF SWEENEY CITY HALL WITHIN THE COUNCIL CHAMBERS, LOCATED AT 102 W. ASHLEY WILSON ROAD, SWEENEY, TEXAS 77480.

CALL TO ORDER/ROLL CALL; CITY COUNCIL & P&Z BOC

Mayor Hopkins called the meeting to order at 5:00 PM. Roll call for Council and the BOC were completed.

Officials present for the City Council were Neal Bess Jr., John Rambo, Brian Brooks, and Caniel "Shaun" Massey. Sandra Blaine was absent upon roll call but arrived at 5:10 PM during the Public Hearing.

Board members present for the Planning and Zoning Board of Commissioners were Jenny Massey, Stephen Nance, Cerrington Massey and Caniel "Shaun" Massey. Tiffany Walker was absent.

PLEDGES & INVOCATION

Pledges were led by Neal Bess Jr.

Invocation was given by Attorney Stevenson.

PUBLIC HEARINGS AND ACTION ITEMS

1. PUBLIC HEARING: PROPOSED LARGE SCALE DEVELOPMENT

Property Identification No.: 182654; Situs Address: FM 524 SPUR 2 Sweeny, Tx 77480

Legal Description: ARCH MCDONALD SD TR 6-7-11-12 (A0046 C BREEN) LOT 12-12A-12B-16, ACRES 62.296

Proposed large scale residential development on 62.296 acres; Phase I to consist of 24 homes; approximately 144 total homes.

2. PUBLIC HEARING: ANNEXATION

Property Identification No.: 182654, Situs Address: FM 524 SPUR 2 Sweeny Tx 77480

Legal Description: ARCH MCDONALD SD TR 6-7-11-12 (A0046 C BREEN) LOT 12-12A-12B-16, ACRES 62.296

Owner/Requestors: C & D Development LLC

Mayor announced both public hearing items, gave a brief overview, and opened the Public Hearing at 5:06 PM.

Comments were received from the following individuals:

--David Anderson, a resident at the end of County Road 409, voiced concerns regarding the direct impacts of the proposed development, including potential effects on roadway, infrastructure, drainage, utilities, and public services.

--Clint Sedberry, also a resident of County Road 409, submitted a petition, accompanied by letters, opposing proposed annexation. His primary concern centered on drainage issues, along with additional infrastructure and public service concerns similar to those previously expressed. (Petition and letters of opposition are attached within these minutes as Exhibits).

--Marsh Zajicek, owner of Marsh Vet Clinic, expressed concerns about the narrow width of the roadway, existing street conditions, and ongoing flooding and drainage challenges. He also noted potential adverse impacts the proposed development could have on his business operations and property.

--Mayor Hopkins reported that he met with Commissioner Linder and Representative Vasut today to discuss the rapid growth occurring in our surrounding areas. He continued to explain that C & D Development would be able to proceed with development on their property under County jurisdiction but has requested annexation into the City. While the development may move forward regardless of the City's decision on annexation, annexation would benefit the City with increased property tax revenue, resulting from the improved value of the developed property.

Mayor closed the Public Hearing at 5:17 PM.

REGULAR AGENDA; P&Z BOC

3. Discussion and possible action to proposed large scale residential development.

City Manager David Jordan stated that the property owners approached the City to explore the possibility of receiving municipal services rather than forming a municipal utility district adjacent to the City. The developers have submitted engineered plans and have coordinated with Brazoria County and the Drainage District. Improvements within the area have already been completed by the Drainage District. Doug Kirk, requestor/property owner/developer, addressed the public and Council of the proposed, including addressing questions.

Stephen Nance recommends going ahead, and recommends that the City Council approve the zone change. That is my motion stated Nance. Seconded by Jenny Massey.

Discussion: Responsibility for roadway maintenance was discussed as the City's responsibility. The property owners are only responsible for their own property. The City Manager noted that Old Main is not included in the current Capital Improvement Plan for street improvements. Infrastructure availability was discussed and City utilities were noted to be in close proximity of the property.

Cerrington Massey, Stephen Nance, and Jenny Massey were in favor. Shaun Massey abstained. Motion carried.

REGULAR AGENDA; CITY COUNCIL

4. Discussion and possible action to accept or deny Planning & Zoning Board of Commissioners recommendation for the proposed large scale development.

Council continued to discuss the development of the property. Kirk has submitted his engineered plans to the Drainage District as required by the governing authority.

Mayor Hopkins asked for a motion to accept the BOC's recommendation and approve the large scale development. Brian Brooks stated so moved. Seconded by John Rambo.

Discussion: Councilman Rambo stated that he hears and understands the concerns raised, noting that the property owner legally purchased the property and is entitled to use it in compliance with all

applicable regulations. Councilman Brooks expressed similar sentiments and referenced his own prior forced annexation. He noted that, if presented with an offer, he would consider selling. He further clarified that annexation laws have changed and that annexation now occurs only upon request by the property owner, provided the property is contiguous to the city limits. Drainage and the timeline for public utilities according to the service plan, to include fire and police, were additionally discussed.
All in favor. Motion carried.

5. Discussion and possible action to annexation request for 62.296 acres requested by owners C&D Development LLC and pursuant to LGC §43.0673.

Mayor Hopkins asked for a motion to approve this item. Brian Brooks stated so moved. Seconded by Neal Bess Jr. All in favor. Motion carried.

6. Discussion and possible action to Ordinance 26-101 to annex 62.296 acres requested by owners C&D Development LLC; if applicable pursuant to previous agenda item.

AN ORDINANCE OF THE CITY OF SWEENEY, TEXAS, ANNEXING APPROXIMATELY 62.296 ACRES OF LAND LOCATED IN BRAZORIA COUNTY, TEXAS, ALL OF WHICH IS LYING WITHIN AND ADJACENT TO THE CITY'S EXTRATERRITORIAL JURISDICTION AND TO INCORPORATE SUCH PROPERTY INTO THE CITY OF SWEENEY, AS SHOWN IN THE ATTACHED EXHIBITS; MAKING FINDINGS OF FACT; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE, AND PROVIDING FOR OPEN MEETINGS AND OTHER RELATED MATTERS.

Mayor Hopkins read the above caption and the proposed ordinance in full; Ordinance 26-101.
Mayor asked for a motion to approve. Shaun Massey stated so moved. Seconded by John Rambo. Discussion: Councilman Bess asked Kirk how he would proceed if the annexation failed. Kirk responded that he is trying to comply with all requirements and seeking to support the City's growth. He added that, if unsuccessful, the property would continue to be used for hay production, though he expressed concerns about the City's continued decline.
All in favor. Motion carried.

ITEMS OF COMMUNITY INTEREST

Sandra Blaine apologized for being tardy.

ADJOURN REGULAR SESSION

Mayor adjourned the meeting at 6:01 PM.

Exhibit A- Petition submitted during Public Hearing; labeled *Signatures of Petitioners*

Exhibit B- Letters of opposition submitted during Public Hearing; labeled *Formal Notice of Citizen Protest*

Staff and Boards Present

City Manager, David Jordan

Director of Public Works, DeLane Brown

City Secretary, Kaydi Smith

Passed and approved this _____ day of _____, 2026.










Kaydi Smith -- City Secretary

Exhibit A

VII. SIGNATURES OF PETITIONERS

By signing below, I certify that:

- I am a qualified voter residing within the proposed annexation area OR
- I am a property owner within the proposed annexation area and that I oppose the annexation described in this petition.

Name (Printed)	Signature	Address	Property Owner/Resident (Y/N)	Date
Clint Sedberry		125 CR. 409 Sweeny, Texas 77480	Yes	3-21-26
Mickle Hunter		116 CR 409 Sweeny, TX 77480	Yes	3-21-26
Damon Harvey		114 CR 409 Sweeny, TX 77480	Yes	3-21-26
NANCY CHAPMAN		110 CR 409 Sweeny, TX 77480	Yes	3-21-26
Jennifer Nelson		107 CR 409 Sweeny, TX 77480	Yes	3-21-26
Douglas Gady		87 County Rd 409 Sweeny, TX	Yes	3-21-26
MICHAEL HOORN		80 CR 409 SWEENEY, TX 77480	Yes	3-21-26
Jeremy Presa		74 County Rd 409 Sweeny, TX 77480	Yes	3-21-26
Karen Presa		83 Cr 409 Sweeny TX 77480	Yes	3-21-26

Delores Crocker

Delores Crocker 77 CR 409
Sweeny, TX

Yes

3-21-26

Loretta Gail Bible Loretta Gail Bible 65BC.R.409 Sweeny, TX
 yes... 3-21-2026

Print	Sign	Address	Property	Date
Bridgette Rougeau	Bridgette Rougeau	103 County Rd 409 Sweeny, TX 77480	yes	3-21-26
Christopher Taylor	Christopher Taylor	109 county Rd 409 Sweeny, TX	Yes	3-21-26
David Anderson	David Anderson	128 CR. 409 Sweeny Tx.	yes	3/21/26

**FORMAL NOTICE OF CITIZEN PROTEST
AND REQUEST FOR STATUTORY COMPLIANCE**

Proposed Annexation – City of Sweeny, Texas

Date: 3-26-26

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to:
City Secretary – City of Sweeny

Subject: Formal Citizen Protest and Request for Compliance with Texas Local Government Code Chapter 43

Dear Mayor and Members of the City Council,

I am submitting this letter as a formal notice of protest regarding the proposed annexation referenced in the Notice of Public Hearing – Proposed Large-Scale Residential Development and Annexation Proceedings dated February 23, 2026.

I am a:

- Property Owner
 Resident / Qualified Voter

within or directly affected by the area proposed for annexation.

The property identified in the notice is described as:

Property ID: 182654

Location: FM 524 Spur 2 (Old Main Street), Sweeny, Texas 77480

Legal Description: ARCH MCDONALD SD TR 6-7-11-12 (A0046 C BREEN), Lots 12, 12A, 12B

Approximately 16 acres located in Brazoria County, Texas

Formal Statement of Protest

I hereby state that I oppose the annexation of this property into the corporate limits of the City of Sweeny.

This letter constitutes a formal protest and objection to the annexation proceedings.

Request for Statutory Compliance

As an affected resident/property owner, I respectfully request that the City of Sweeny ensure full compliance with the Texas Local Government Code Chapter 43 governing municipal annexation, including but not limited to:

- Proper public notice and hearings
- Transparency regarding development plans and municipal services
- Disclosure of infrastructure capacity and service obligations
- Compliance with all statutory procedures required prior to annexation

Request for Record

Please enter this letter into the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026 at 5:00 PM at Sweeny City Hall.

Preservation of Rights

Nothing in this letter shall be interpreted as a waiver of any rights afforded to affected residents and property owners under Texas law, including any rights to protest, petition, or pursue further review of annexation actions.

Respectfully submitted,

Signature: *Clint Sudberry*

Printed Name: CLINT SUDBERRY

Address: 125 CR. 409 SW

City/State/Zip: Sweeny Texas 77480

Phone/Email (optional): _____

Property Owner: Yes No

**FORMAL NOTICE OF CITIZEN PROTEST
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Proposed Annexation – City of Sweeny, Texas

Date: 3/21/24

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City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to:
City Secretary – City of Sweeny

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Respectfully submitted,

Signature: David Anderson

Printed Name: David Anderson

Address: 128 CR. 409

City/State/Zip: Sweeny TX 77480

Phone/Email (optional): 979-236-8254

Property Owner: Yes No

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City of Sweeny
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Respectfully submitted,

Signature: Christopher Taylor

Printed Name: Christopher Taylor

Address: 109 County Rd 409

City/State/Zip: Sweeny, Tx 77480

Phone/Email (optional): 281-682-7896

Property Owner: Yes No

Page 2 of 2

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Respectfully submitted,

Signature: Bridgette Rougeau

Printed Name: Bridgette Rougeau

Address: 103 County Road 409

City/State/Zip: Sweeny, TX 77480

Phone/Email (optional): 832-684-3554

Property Owner: Yes No

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City of Sweeny
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Respectfully submitted,

Signature: Loretta Gail Bible
Printed Name: Loretta Gail Bible
Address: 65B C.R. 409
City/State/Zip: Sweeny, Texas 77480
Phone/Email (optional): gailbb1@yahoo.com
Property Owner: Yes No

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Respectfully submitted,

Signature: Karen Presa

Printed Name: Karen Presa

Address: 83 Cr. 409

City/State/Zip: Sweeny TX 77480

Phone/Email (optional): 979 299 9598 jkpresal985@gmail.com

Property Owner: Yes No

**FORMAL NOTICE OF CITIZEN PROTEST
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Proposed Annexation – City of Sweeny, Texas

Date: 3-21-24

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

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Respectfully submitted,

Signature: Michael S. Horn

Printed Name: MICHAEL S. HORN

Address: 80 CR 409

City/State/Zip: SWEENEY, TX 77480

Phone/Email (optional): _____

Property Owner: Yes No

Michael

**FORMAL NOTICE OF CITIZEN PROTEST
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City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

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Respectfully submitted,

Signature: Jennifer Nash

Printed Name: Jennifer Nash

Address: 107 CR 409

City/State/Zip: Sweeny Tx 77480

Phone/Email (optional): 979-319-6632

Property Owner: Yes No

Jennifer Nash

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- Property Owner
 Resident / Qualified Voter

within or directly affected by the area proposed for annexation.

The property identified in the notice is described as:

Property ID: 182654

Location: FM 524 Spur 2 (Old Main Street), Sweeny, Texas 77480

Legal Description: ARCH MCDONALD SD TR 6-7-11-12 (A0046 C BREEN), Lots 12, 12A, 12B

Approximately 16 acres located in Brazoria County, Texas

Formal Statement of Protest

I hereby state that I oppose the annexation of this property into the corporate limits of the City of Sweeny.

This letter constitutes a formal protest and objection to the annexation proceedings.

Request for Statutory Compliance

As an affected resident/property owner, I respectfully request that the City of Sweeny ensure full compliance with the Texas Local Government Code Chapter 43 governing municipal annexation, including but not limited to:

- Proper public notice and hearings
- Transparency regarding development plans and municipal services
- Disclosure of infrastructure capacity and service obligations
- Compliance with all statutory procedures required prior to annexation

Request for Record

Please enter this letter into the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026 at 5:00 PM at Sweeny City Hall.

Preservation of Rights

Nothing in this letter shall be interpreted as a waiver of any rights afforded to affected residents and property owners under Texas law, including any rights to protest, petition, or pursue further review of annexation actions.

Respectfully submitted,

Signature: Nancy Chapman

Printed Name: NANCY CHAPMAN

Address: 110 CR 409

City/State/Zip: Sweeny, Tex

Phone/Email (optional): _____

Property Owner: Yes No

Mary Chapman

**FORMAL NOTICE OF CITIZEN PROTEST
AND REQUEST FOR STATUTORY COMPLIANCE**

Proposed Annexation – City of Sweeny, Texas

Date: 3/21/26

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to:
City Secretary – City of Sweeny

Subject: Formal Citizen Protest and Request for Compliance with Texas Local Government Code Chapter 43

Dear Mayor and Members of the City Council,

I am submitting this letter as a formal notice of protest regarding the proposed annexation referenced in the Notice of Public Hearing – Proposed Large-Scale Residential Development and Annexation Proceedings dated February 23, 2026.

I am a:

- Property Owner
 Resident / Qualified Voter

within or directly affected by the area proposed for annexation.

The property identified in the notice is described as:

Property ID: 182654

Location: FM 524 Spur 2 (Old Main Street), Sweeny, Texas 77480

Legal Description: ARCH MCDONALD SD TR 6-7-11-12 (A0046 C BREEN), Lots 12, 12A, 12B

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Request for Record

Please enter this letter into the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026 at 5:00 PM at Sweeny City Hall.

Preservation of Rights

Nothing in this letter shall be interpreted as a waiver of any rights afforded to affected residents and property owners under Texas law, including any rights to protest, petition, or pursue further review of annexation actions.

Respectfully submitted,

Signature: Douglas Cady

Printed Name: Douglas Cady

Address: 87 County Rd 409

City/State/Zip: Sweeny, TX 77480

Phone/Email (optional): 979 288 3752

Property Owner: Yes No

Doug

Cathy

**FORMAL NOTICE OF CITIZEN PROTEST
AND REQUEST FOR STATUTORY COMPLIANCE
Proposed Annexation – City of Sweeny, Texas**

Date: 3/21/26

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to:
City Secretary – City of Sweeny

Subject: Formal Citizen Protest and Request for Compliance with Texas Local Government Code Chapter 43

Dear Mayor and Members of the City Council,

I am submitting this letter as a formal notice of protest regarding the proposed annexation referenced in the Notice of Public Hearing – Proposed Large-Scale Residential Development and Annexation Proceedings dated February 23, 2026.

I am a:

- Property Owner
 Resident / Qualified Voter

within or directly affected by the area proposed for annexation.

The property identified in the notice is described as:

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Location: FM 524 Spur 2 (Old Main Street), Sweeny, Texas 77480

Legal Description: ARCH MCDONALD SD TR 6-7-11-12 (A0046 C BREEN), Lots 12, 12A, 12B

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Preservation of Rights

Nothing in this letter shall be interpreted as a waiver of any rights afforded to affected residents and property owners under Texas law, including any rights to protest, petition, or pursue further review of annexation actions.

Respectfully submitted,

Signature: 

Printed Name: Jeremy PMS4

Address: 74 CR 409

City/State/Zip: Sweeny / Texas / 77480

Phone/Email (optional): (979) 257-3418

Property Owner: Yes No

Finney

Citizen Request for Information Regarding Proposed Annexation

City of Sweeny, Texas

Date: 3-26-2026

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to: City Secretary

Subject: Citizen Request for Information – Proposed Annexation (FM 524 Spur 2 / Old Main Street)

Dear Mayor and Members of the City Council,

As a resident and/or property owner affected by the proposed annexation referenced in the February 23, 2026 public notice, I respectfully request clarification on the following matters related to the annexation process.

These questions are submitted to ensure transparency and compliance with Texas Local Government Code Chapter 43 governing municipal annexation.

Annexation Questions

1. Legal Authority

Under which specific section of Texas Local Government Code Chapter 43 is the City of Sweeny proposing to annex this property?

2. Initiation of Annexation

Was this annexation requested by the property owner/developer, or is the City initiating the annexation?

3. Development Plans

What specific development is planned for the property referenced in the notice (Property ID 182654)?

Please provide:

- type of development
 - estimated number of homes or units
 - timeline of development
-

4. Water Capacity

Does the City of Sweeny currently have sufficient water system capacity to serve the proposed development?

If so, please provide documentation or engineering analysis supporting this determination.

5. Sewer Infrastructure

Does the City currently have sufficient wastewater/sewer capacity to support the proposed development?

6. Drainage and Flooding

What drainage improvements or studies have been completed to ensure the development will not increase flooding risks to surrounding properties?

7. Road and Traffic Impact

What traffic impact studies have been conducted regarding the effect of the proposed development on:

- FM 524
 - Old Main Street
 - surrounding roadways
-

8. Municipal Service Plan

What municipal services will the City provide if annexation occurs, including:

- police protection
- fire protection

- street maintenance
 - water and sewer service
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9. Fiscal Impact

Has the City conducted a fiscal impact analysis evaluating the cost of providing services to this development versus projected tax revenue?

10. Annexation Timeline

What is the anticipated timeline for the annexation process, including:

- planning and zoning review
 - City Council votes
 - potential annexation ordinance adoption
-

Request for Record

Please include this letter in the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026.

Citizen Information

Name: Jetta Stegall

Address: 404 S. Fig Street

City/State/Zip: Sweeny TX 77480

Property Owner: Yes No

Signature: Jetta Stegall

Date: 3-26-2026

Citizen Request for Information Regarding Proposed Annexation

City of Sweeny, Texas

Date: 3/24/26

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to: City Secretary

Subject: Citizen Request for Information – Proposed Annexation (FM 524 Spur 2 / Old Main Street)

Dear Mayor and Members of the City Council,

As a resident and/or property owner affected by the proposed annexation referenced in the February 23, 2026 public notice, I respectfully request clarification on the following matters related to the annexation process.

These questions are submitted to ensure transparency and compliance with Texas Local Government Code Chapter 43 governing municipal annexation.

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Please provide:

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9. Fiscal Impact

Has the City conducted a fiscal impact analysis evaluating the cost of providing services to this development versus projected tax revenue?

10. Annexation Timeline

What is the anticipated timeline for the annexation process, including:

- planning and zoning review
 - City Council votes
 - potential annexation ordinance adoption
-

Request for Record

Please include this letter in the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026.

Citizen Information

Name: Carolyn Payne

Address: 1301 Texas Ave

City/State/Zip: Sweeny, Texas 77480

Property Owner: Yes No

Signature: Carolyn Payne

Date: 3/24/26

Citizen Request for Information Regarding Proposed Annexation

City of Sweeny, Texas

Date: 3/25/26

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to: City Secretary

Subject: Citizen Request for Information – Proposed Annexation (FM 524 Spur 2 / Old Main Street)

Dear Mayor and Members of the City Council,

As a resident and/or property owner affected by the proposed annexation referenced in the February 23, 2026 public notice, I respectfully request clarification on the following matters related to the annexation process.

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8. Municipal Service Plan

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- street maintenance
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9. Fiscal Impact

Has the City conducted a fiscal impact analysis evaluating the cost of providing services to this development versus projected tax revenue?

10. Annexation Timeline

What is the anticipated timeline for the annexation process, including:

- planning and zoning review
 - City Council votes
 - potential annexation ordinance adoption
-

Request for Record

Please include this letter in the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026.

Citizen Information

Name: Johnny + Vera Ross Johnny Ross

Address: 1009 Alice

City/State/Zip: Sweeny, Texas 77480

Property Owner: Yes No

Signature: Vera Ross

Date: 3/25/26

Citizen Request for Information Regarding Proposed Annexation

City of Sweeny, Texas

Date: 3-23-24

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to: City Secretary

Subject: Citizen Request for Information – Proposed Annexation (FM 524 Spur 2 / Old Main Street)

Dear Mayor and Members of the City Council,

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10. Annexation Timeline

What is the anticipated timeline for the annexation process, including:

- planning and zoning review
 - City Council votes
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Request for Record

Please include this letter in the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026.

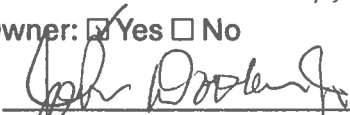
Citizen Information

Name: John Doolen

Address: 1309 N. ELM

City/State/Zip: SWEENEY, TX. 77480

Property Owner: Yes No

Signature: 

Date: 3-23-24

Citizen Request for Information Regarding Proposed Annexation

City of Sweeny, Texas

Date: 3/23/26

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to: City Secretary

Subject: Citizen Request for Information – Proposed Annexation (FM 524 Spur 2 / Old Main Street)

Dear Mayor and Members of the City Council,

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- planning and zoning review
 - City Council votes
 - potential annexation ordinance adoption
-

Request for Record

Please include this letter in the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026.

Citizen Information

Name: Tommy Joe Williams

Address: 804 E. Second Street

City/State/Zip: Sweeny, Texas 77480

Property Owner: Yes No

Signature: 

Date: 3.23.2026

Citizen Request for Information Regarding Proposed Annexation

City of Sweeny, Texas

Date: 3-23-2026

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to: City Secretary

Subject: Citizen Request for Information – Proposed Annexation (FM 524 Spur 2 / Old Main Street)

Dear Mayor and Members of the City Council,

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Please provide:

- type of development
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Has the City conducted a fiscal impact analysis evaluating the cost of providing services to this development versus projected tax revenue?

10. Annexation Timeline

What is the anticipated timeline for the annexation process, including:

- planning and zoning review
 - City Council votes
 - potential annexation ordinance adoption
-

Request for Record

Please include this letter in the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026.

Citizen Information

Name: Melba Smith

Address: 505 Pecan St.

City/State/Zip: Sweeny TX 77480

Property Owner: Yes No

Signature: Melba Smith

Date: 3/23/2026

Citizen Request for Information Regarding Proposed Annexation

City of Sweeny, Texas

Date: 3/22/2026

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to: City Secretary

Subject: Citizen Request for Information – Proposed Annexation (FM 524 Spur 2 / Old Main Street)

Dear Mayor and Members of the City Council,

As a resident and/or property owner affected by the proposed annexation referenced in the February 23, 2026 public notice, I respectfully request clarification on the following matters related to the annexation process.

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What is the anticipated timeline for the annexation process, including:

- planning and zoning review
 - City Council votes
 - potential annexation ordinance adoption
-

Request for Record

Please include this letter in the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026.

Citizen Information

Name: Paul Howard

Address: 312 N. Fig

City/State/Zip: Sweeny, TX 77480

Property Owner: Yes No

Signature: 

Date: 3/22/2026

Citizen Request for Information Regarding Proposed Annexation

City of Sweeny, Texas

Date: 3/22/2026

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to: City Secretary

Subject: Citizen Request for Information – Proposed Annexation (FM 524 Spur 2 / Old Main Street)

Dear Mayor and Members of the City Council,

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Request for Record

Please include this letter in the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026.

Citizen Information

Name: Peter W. Cunningham Peter W. Cunningham
Address: 1312 N. Main St.
City/State/Zip: Sweeny, TX 77480
Property Owner: Yes No
Signature: Peter W. Cunningham
Date: 5/22/2026

Citizen Request for Information Regarding Proposed Annexation

City of Sweeny, Texas

Date: 03-23-2026

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to: City Secretary

Subject: Citizen Request for Information – Proposed Annexation (FM 524 Spur 2 / Old Main Street)

Dear Mayor and Members of the City Council,

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Request for Record

Please include this letter in the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026.

Citizen Information

Name: Mary L. Doolen

Address: 1307 N. ~~1307~~ Elm Street

City/State/Zip: 77480

Property Owner: Yes No

Signature: Mary L. Doolen

Date: 3/23/26

Citizen Request for Information Regarding Proposed Annexation

City of Sweeny, Texas

Date: 3/23/2026

To: Mayor and City Council
City of Sweeny
102 W. Ashley Wilson Road
Sweeny, Texas 77480

Delivered to: City Secretary

Subject: Citizen Request for Information – Proposed Annexation (FM 524 Spur 2 / Old Main Street)

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- fire protection

- street maintenance
 - water and sewer service
-

9. Fiscal Impact

Has the City conducted a fiscal impact analysis evaluating the cost of providing services to this development versus projected tax revenue?

10. Annexation Timeline

What is the anticipated timeline for the annexation process, including:

- planning and zoning review
 - City Council votes
 - potential annexation ordinance adoption
-

Request for Record

Please include this letter in the official record of the annexation proceedings and the public hearing scheduled for March 26, 2026.

Citizen Information

Name: JULIAN LOYD ESTES

Address: 1302 N. MAIN ST.

City/State/Zip: 77480

Property Owner: Yes No

Signature: Julian Loyd Estes

Date: 03-23-2026