



## City of Sugar Land

### Tax Increment Reinvestment Zone 3 Minutes

Sugar Land City Hall  
2700 Town Center  
Boulevard North  
Sugar Land, TX 77479

Wednesday, September 10, 2025  
Tax Increment Reinvestment Zone 3 Meeting  
Minutes  
City Council Chamber  
4:00 PM

#### I. Attention

Members of the City Council, Board and/or Commission may participate in deliberations of posted agenda items through video conferencing means. A quorum of the City Council, Board and/or Commission will be physically present at the above-stated location, and said location is open to the public. Audio/Video of open deliberations will be available for the public to hear/view; and are recorded as per the Texas Open Meetings Act.

The meeting will live stream at <https://youtube.com/live/wYLeaBtogKI?feature=share>

#### II. Call to Order

##### QUORUM PRESENT

Jim Vonderhaar, Suzanne Whatley, and Sanjay Singhal were present. Chris Barnett attended virtually. Jay Neal was absent.

#### III. Public Comment

Pursuant to Texas Government Code section 551.007, citizens are permitted to address the City Council, Board and/or Commission in person with regard to matters posted for consideration on the agenda. Each speaker must complete a "Request to Speak" form and give it to the City Secretary or designee, prior to the beginning of the meeting.

Each speaker is limited to 3 minutes, speakers requiring a translator will have 6 minutes, regardless of the number of agenda items to be addressed. Comments or discussion by City Council, Board, and/or Commission members, will only be made at the time the subject is scheduled for consideration.

For questions or assistance, please contact the Office of the City Secretary (281) 275-2730.

No members of the public addressed the Board.

#### IV. Minutes

##### A. MINUTES

Consideration of and action on the minutes of the December 11, 2024 meeting.

**Linda Mendenhall, City Clerk**

A motion to **Approve the minutes of the December 11, 2024 meeting**, was made by Suzanne Whatley and seconded by Sanjay Singhal; the motion **Passed**.

Ayes: Jim Vonderhaar, Suzanne Whatley, Sanjay Singhal, and Chris Barnett

Absent: Jay Neal

## **V. Orientation**

### **A. ORIENTATION**

Review of and discussion on the purpose, roles, responsibilities, and functions of the Tax Increment Reinvestment Zone No. Three Board of Directors.

**Ana Rodriguez, Community Development Coordinator**

Ana Rodriguez, Community Development Coordinator, gave a presentation, made comments, and answered questions from the Board.

## **VI. Election of Officers**

### **A. ELECTION OF OFFICERS**

Consideration of and action on the election of Vice Chairman, Secretary, and other officers as deemed necessary.

**Ana Rodriguez, Community Development Coordinator**

Ana Rodriguez, Community Development Coordinator, made comments and answered questions from the Board.

The Tax Increment Reinvestment Zone 3 Board nominated Suzanne Whatley as Vice Chair and Chris Barnett as Secretary.

A motion to **Approve the election of officers of Vice Chair and Secretary**, was made by Suzanne Whatley and seconded by Sanjay Singhal; the motion **Passed**.

Ayes: Jim Vonderhaar, Suzanne Whatley, Sanjay Singhal, and Chris Barnett

Absent: Jay Neal

## **VII. Annual Ethics Training**

### **A. ANNUAL ETHICS TRAINING**

Receive training related to the Sugar Land Code of Ethical Conduct and state laws regulating ethics and reporting responsibilities of city officials.

**Meredith Riede, City Attorney**

Meredith Riede, City Attorney, gave a presentation, made comments, and answered questions from the Board.

## **VIII. Development Update**

### **A. IMPERIAL HISTORIC DISTRICT PROJECT**

Review of and discussion on updates to the Imperial Historic District Project.

**Jessica Huble, Assistant Director of Redevelopment**

Jim Vonderhaar, Chair, tabled the Imperial Historic District Project agenda item for a future meeting.

A motion to **Table the Imperial Historic District Project** was made by Sanjay Singhal and seconded by Suzanne Whatley; the motion **Passed**.

Ayes: Jim Vonderhaar, Suzanne Whatley, Sanjay Singhal, and Chris Barnett

Absent: Jay Neal

## **IX. Budget**

### **A. FISCAL YEAR BUDGET AMENDMENT AND ADOPTION**

Consideration of and action on the Fiscal Year 2025 budget to projections amendment; and adoption of the proposed Fiscal Year 2026 Budget.

**Justyn Mejorado, Assistant Director of Budget**

Justyn Mejorado, Assistant Director of Budget, gave a presentation, made comments, and answered questions from the Board.

A motion to **Approve the Fiscal Year 2025 budget to projections** was made by Sanjay Singhal and seconded by Suzanne Whatley; the motion **Passed**.

Ayes: Jim Vonderhaar, Suzanne Whatley, Sanjay Singhal, and Chris Barnett

Absent: Jay Neal

A motion to **Approve the proposed 2026 Fiscal Year budget** was made by Sanjay Singhal and seconded by Suzanne Whatley; the motion **Passed**.

Ayes: Jim Vonderhaar, Suzanne Whatley, Sanjay Singhal, and Chris Barnett

Absent: Jay Neal

## **X. Adjournment**

A motion to **Adjourn at 4:30 p.m.**, was made by Sanjay Singhal and seconded by Suzanne Whatley; the motion **Passed**.

Ayes: Jim Vonderhaar, Suzanne Whatley, Sanjay Singhal, and Chris Barnett

Absent: Jay Neal