



**SEABROOK CITY COUNCIL
NOTICE OF SPECIAL CITY COUNCIL MEETING
WEDNESDAY, AUGUST 19, 2026 - 6:00 PM**

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For agendas visit www.seabrooktx.gov/agendas

NOTICE IS HEREBY GIVEN THAT THE SEABROOK CITY COUNCIL WILL MEET ON **WEDNESDAY, AUGUST 19, 2026 AT 6:00 PM** IN THE CITY HALL CITY COUNCIL CHAMBERS, 1700 1ST STREET, SEABROOK, TEXAS, **TO DISCUSS, CONSIDER, AND IF APPROPRIATE, TAKE ACTION** WITH RESPECT TO THE ITEMS LISTED BELOW.

PLEDGE OF ALLEGIANCE

1. PUBLIC COMMENTS AND ANNOUNCEMENTS

At this time we would like to listen to any member of the audience on any subject matter, whether or not that item is on the agenda. All comments are limited to a maximum of four minutes for each speaker, shall be limited to City business or City-related business or matters of general public interest, and shall not include any personal attacks or abusive language. Any disruptive or abusive behavior will result in the removal of the speaker from the Council chamber.

All public remarks shall be addressed to the Chair. Comments shall not be directed toward individual Councilmembers, City staff, or other members of the public.

In accordance with the Texas Open Meetings Act, members may not discuss or take action on any item that has not been posted on the agenda. When your name is called, please come to the podium and state your name and address clearly into the microphone before making your comments. Thank you.

REGISTER ONLINE TO SPEAK IN PERSON DURING PUBLIC COMMENTS:
www.seabrooktx.gov/publiccomment

2. WORKSHOP SESSION

2.1 Hear a presentation and report of the Certified Appraisal Roll from Harris County Appraisal District (HCAD) for the calculation of the 2026 No New Revenue rate (NNR) and the Voter Approval Rate (VAR).

2.2 Review and discuss Fiscal Year 2026-2027 Proposed Budget including Special Funds and Capital Improvement Program (CIP).

3. ADJOURN WORKSHOP SESSION AND ENTER INTO REGULAR SESSION

4. NEW BUSINESS

4.1 Consider and take all appropriate action to acknowledge receipt of the Certified Appraisal Roll from the Harris County Appraisal District (HCAD). *The amounts were not available by the posting deadline and will be available at the meeting on August 19, 2026.*

4.2 Consider and take all appropriate action on the approval to accept the 2026 No New Revenue (NNR) and Voter Approval Rates (VAR) into the official record, as calculated in accordance with Texas Tax Code. *The amounts were not available by the posting deadline and will be available at the meeting on August 19, 2026.*

4.3 Consider approval of the Proposed 2026 Property Tax Rate and call a Public Hearing on the tax rate on **September 15, 2026**. A record vote will be taken.

4.4 Consider approval of the Final Proposed Fiscal Year 2026-2027 Budget and call a Public Hearing on the City of Seabrook budget on **September 15, 2026**. A record vote will be taken.

4.5 Consider approval of the Final Proposed Crime Control District Fiscal Year 2026-2027 Budget and call a Public Hearing on **September 15, 2026**.

4.6 Consider approval of the Final Proposed Seabrook Economic Development Corporation Fiscal Year 2026-2027 Budget and call a Public Hearing on **September 15, 2026**.

5. ADJOURN MEETING

City of Seabrook Taxpayer Impact Statement

For Fiscal Year Ending, September 30, 2026

(Required under Texas Government Code Sec. 551.043 as amended by House Bill 1522, effective September 1, 2025.)

This notice informs taxpayers of the potential impact of the proposed budget and tax rate for Fiscal Year 2025-2026, comparing what would be paid under the no-new-revenue tax rate versus the proposed tax rate.

1. Average Taxable Homestead Value:

Prior Year (FY 2023-2024)	\$303,322
Current Year (FY 2025-2026)	\$317,817

2. Tax Rates:

Prior Year Tax Rate (FY24-25)	0.455156 per \$100 valuation
No-New-Revenue (FY25-26)	0.426616 per \$100 valuation
Proposed Tax Rate (FY25-26)	0.464152 per \$100 valuation

3. Estimated Annual Tax Bill Calculation:

Scenario	Tax Rate	Estimated Tax Bill	Difference from New-Revenue
Prior Year (FY24-25)	0.455156	\$1446.56	\$85.57
No-New-Revenue (FY25-26)	0.428233	\$1,360.99	-----
Proposed Budget	0.464152	\$1,475.15	\$114.16

(FY25-26)

Calculations:

- Prior Year Tax Bill = $(317,817 \div 100) \times .455156 = \$1,446.56$
- No-New-Revenue = $(317,817 \div 100) \times .4228233 = \$1,360.99$
- Proposed Tax Bill = $(317,817 \div 100) \times .464152 = \$1,475.16$

Summary:

If the City of Seabrook adopts the proposed tax rate of 0.464152 per \$100 valuation, the average homestead owner would pay approximately \$114.16 more annually compared to the no-new-revenue tax rate.

THE CITY COUNCIL RESERVES THE RIGHT TO HEAR ANY OF THE ABOVE DESCRIBED AGENDA ITEMS THAT QUALIFY FOR AN EXECUTIVE SESSION IN AN EXECUTIVE SESSION BY PUBLICLY ANNOUNCING THE APPLICABLE SECTION NUMBER OF THE OPEN MEETINGS ACT, (CHAPTER 551 OF THE TEXAS GOVERNMENT CODE) THAT JUSTIFIES EXECUTIVE SESSION TREATMENT.

THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR OTHER ACCOMMODATIONS OR INTERPRETIVE SERVICES, MUST BE MADE, 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY SECRETARY'S OFFICE AT (281) 291-5663 OR CITYSEC@SEABROOKTX.GOV FOR FURTHER INFORMATION.

I certify that this notice was posted on the bulletin board on or before Thursday, August 13, 2026, no later than 6:00 p.m. and that this notice will remain posted until the meeting has ended.

Rachel Lewis, TRMC

