

3. Lease #20806 Office of the Attorney General – Medicaid Fraud Control Unit (OAG-MFCU) – 6,605 SF for 10 Years; San Antonio, TX.

Renewal(s):

4. Lease #20611 Texas Department of Criminal Justice (TDCJ) – 11,771 SF for 8 Years and 10 Months; Angleton, TX.
5. Lease #20277 Office of the Attorney General (OAG) – 6,192 SF for 5 Years; La Marque, TX.
6. Lease #1759 Health and Human Services Commission (HHSC) – 1,461 SF for 10 Years; Department of State Health Service (DSHS) – 29,238 SF for 18 months; Arlington, TX.
7. Lease #20736 Railroad Commission of Texas (RRC) – 7,223 SF for 10 Years; Henderson, TX.
8. Lease #20777 Texas Department of Juvenile Justice (TJJD) – 4,478 SF for 5 Years; Houston, TX.
9. Lease #303-7-10719 Department of Family and Protective Services (DFPS) – 9,020 SF for 10 Years; Cleburne, TX.
10. Lease #303-5-20451 Department of Public Safety (DPS) – 5,552 SF for 10 Years; Paris, TX.
11. Lease #303-6-20492 Health and Human Services Commission (HHSC) – 16,484 SF for 10 Years; Laredo, TX.
12. Lease #6393 Health and Human Services Commission (HHSC) & Department of State Health Services (DSHS) – 14,343 SF for 5 Years; Nacogdoches, TX.
13. Lease #303-7-20506 Health and Human Services Commission (HHSC), Department of Family and Protective Services (DFPS), & Department of State Health Services (DSHS) – 9,515 SF for 5 Years; Pearsall, TX.

Amanda Brainard, TFC Acting Leasing Director, was present for any questions. Commissioner Wagner moved to approve, and Commissioner Wetmore seconded the motion. All in favor.

Non-Consent Agenda:

Facilities Design and Construction:

- V. **Consideration and possible action to award an architectural and engineering professional services contract to HDR Architecture for the Texas Juvenile Justice Department (TJJD) New Facilities in the Houston and Dallas-Fort Worth markets of Texas.**

Will McKerall, Deputy Executive Director of Facilities, Design and Construction, was present to answer any questions. Commissioner Betancourt moved to approve, and Commissioner Wetmore seconded the motion. All in favor.

Administrative Agenda Items:

VI. Consideration and possible action to award two income generating contracts for internet auction services, resulting from RFP 0004656, for State Surplus property.

Kristy Fierro, Director of State and Federal Surplus Property Program, was present to answer any questions. Commissioner Betancourt moved to approve, and Commissioner Wetmore seconded the motion. All in favor.

VII. Consideration and possible action to exercise the zero-dollar renewal option on Texas Facilities Commission ("TFC") Contract No. 15-052-000 with UT Child Development Center ("UTCDC") for the Capitol Complex Child Care Center in Austin, Texas for the period September 1, 2025, through August 31, 2027, and to approve a requested tuition increase for the 2025-2026 school year.

Lia Edwards, Assistant General Counsel, was present to answer any questions. Commissioner Wetmore moved to approve, and Commissioner Betancourt seconded the motion. All in favor.

VIII. Consideration and possible action to approve the proposed FY26 Internal Audit Plan.

Sonya Etheridge, Director of Internal Audit, was present to answer any questions. Chairman Bailey made a motion to table the item, and Commissioner Wetmore seconded the motion.

IX. Report from Chief Financial Officer.

Thomas Brown, Chief Financial Officer, was present to answer any questions.

X. Report on Actions taken by the 89th Legislature – Financial.

Harrison Gregg, Budget Director, was present to answer any questions.

XI. Report on Actions taken by the 89th Legislature – Policy.

Andy Carlson, Interim Director of Government Relations, was present to answer any questions.

XII. Discussion of Major Projects:

- 1. Capitol Complex Phase II.**
- 2. Permian Basin Behavioral Health Clinic.**
- 3. Texas Juvenile Justice Department (TJJD).**
- 4. Border Infrastructure and Wall.**

Stephen Bell of Square One provided a status update on Phase II of the Capitol Complex. Mark Leemaster of Broadus Associates and John Conant, Director, Real Estate Acquisition & Development / P3 provided a status update on the Permian Basin

Behavioral Health Clinic. Amanda Cambre, TFC Director of Project Controls and Cameron Glass of Kitchell, provided an update on the Texas Juvenile Justice Department (TJJD) project. Mike Novak, TFC Executive Director, provided an update on the Texas Border Infrastructure and Wall.

XIII. Reports from the Commission Committees:

- 1. Construction and P3 Committee.**
- 2. Audit Committee.**
- 3. Childcare Committee.**
- 4. Surplus Committee.**
- 5. Border Committee.**

Chairman Bailey acknowledged Commissioner Wagner who provided an update on the Construction and P3 and the Audit Committees. Chairman Bailey provided an update on the Childcare Committee, Surplus Committee and Innovations Committees. Chairman Bailey deferred his remarks regarding the Border Committee to Executive Director Novak, who had already provided comments.

XIV. Report from the Executive Director on facilities: design, leasing, operations, maintenance, energy management, construction projects, the Surplus and HUB programs, Commercial Parking and Special Events program, legislative affairs, and other operational activities.

Chairman Bailey recognized Mike Novak, TFC Executive Director. Mr. Novak provided his update, highlighting the Agency's, including the Commissioners, one hundred percent completion rate of the new Cybersecurity training which included an Artificial Intelligence (AI) component.

Chairman Bailey invited the Commissioners into the Executive Session.

XV. Recess the open meeting to convene in Executive Session, pursuant to Sections 551.071 and 551.072 of the Texas Government Code.

Recessed at 10:00 a.m.

XVI. Reconvene in the open meeting and consider action on matters discussed in Executive Session.

Reconvened at 11:06 a.m.

XVII. Adjournment

Chairman Bailey adjourned the open meeting at 11:06 a.m.

Reviewed and Submitted:

By: 
Lia Edwards, Assistant General Counsel

Approved by the Commission on June 18, 2025

By: 
Brian Bailey, Chair