



MINUTES
SEALY CITY COUNCIL
415 MAIN STREET
SEALY, TX 77474
TUESDAY, NOVEMBER 27, 2018
6:00 P.M.

1. Call to Order

Mayor Whitehead called the meeting to order at 5:00 p.m.

2. Invocation and Pledge of Allegiance

Mayor Whitehead asked that everyone join in reciting the Lord's Prayer. Mayor Whitehead led the Pledges of Allegiance.

3. Roll Call and Certification of a Quorum.

Present:

Janice Whitehead	Mayor
Dee Anne Lerma	Councilmember, Place 1
Chris Noack	Councilmember, Place 2
Sandra Vrablec	Councilmember, Place 3/Mayor Pro tem
Jennifer Sullivan	Councilmember, Place 4
Larry Koy	Councilmember, Place 5
John Hinze	Councilmember, Place 6

A quorum was declared present.

Staff attending:

Lloyd Merrell, City Manager
Dayl Cooksey, City Secretary
Warren Escovy, Asst. City Manager
Chris Hudson, Police Captain
Steven Kutra, Finance Director
Mark Pulos, Public Works Director
Lawrence Siska, Director of Streets/Parks/Drainage
Tim Kirwin, City Attorney

4. Discussion and possible action to approve the agenda.

Councilwoman Lerma moved to approve the agenda as presented. Councilwoman Vrablec seconded the motion. Mayor Whitehead called for the vote:

AYES: Whitehead, Lerma, Noack, Vrablec, Sullivan, Koy, Hinze
NOES: None

The motion carried.

5. Proclamations and Special Recognitions

None

6. Petition(s) and/or Request(s) from the Public.

None

7. CONSENT AGENDA

a. Discussion and possible action regarding approval of minutes for the meeting held November 13, 2018.

Councilwoman Vrabec moved to approve the consent agenda. Councilwoman Lerma seconded the motion. Mayor Whitehead called for the vote:

AYES: Whitehead, Lerma, Noack, Vrabec, Sullivan, Koy, Hinze

NOES: None

The motion carried.

8. Discussion and possible action to consider a request by the Sealy Chamber of Commerce to sell alcoholic beverages at Levine Park.

Vince Wollney with the Sealy Chamber of Commerce requested that the city council allow the chamber to sell wine and beer at Levine Park for a chili cook-off being held as a fundraiser for the chamber on January 26, 2019. He reported that they will be fully insured and will have the proper TABC permit. The police department has already discussed the required security.

Councilwoman Lerma moved to allow the Sealy Chamber of Commerce to sell alcoholic beverages at Levine Park for the chili cook-off fundraiser on January 26, 2019. Councilwoman Sullivan seconded the motion. Mayor Whitehead called for the vote:

AYES: Whitehead, Lerma, Noack, Vrabec, Sullivan, Koy, Hinze

NOES: None

The motion carried.

9. Discussion and possible action regarding a cost estimate from Strand Associates for a drainage project on Westview Terrace.

Councilman Hinze moved to authorize Strand and Associates to conduct a drainage study on Westview Terrace and upstream for an amount not to exceed \$6,500. Councilwoman Vrabec seconded the motion. Mayor Whitehead called for the vote:

AYES: Whitehead, Lerma, Noack, Vrabec, Sullivan, Koy, Hinze

NOES: None

The motion carried.

10. **Receive, review and discuss annual presentation from the Sealy Economic Development Corporation regarding financial statements of the corporation as well as any past, current, future, or proposed programs, projects, and expenditures.**

Mayor Whitehead moved to table this item. Councilman Hinze seconded the motion. Mayor Whitehead called for the vote:

AYES: Whitehead, Lerma, Noack, Vrabec, Sullivan, Koy, Hinze

NOES: None

The motion carried.

11. **Discussion and possible action to approve a resolution authorizing the mayor to execute a Library Services Agreement by and between the City and Virgil and Josephine Gordon Memorial Library.**

Councilwoman Sullivan moved to approve the resolution authorizing the mayor to execute a Library Services Agreement including amending item number 1 of the agreement to change the effective date to November 27, 2018 and item number 9 of the agreement requiring the annual year-end financial documents be due by July 31 instead of October 31. Councilman Noack seconded the motion. Mayor Whitehead called for the vote:

AYES: Whitehead, Lerma, Noack, Vrabec, Sullivan, Koy, Hinze

NOES: None

The motion carried.

12. **Discussion and possible action regarding the monthly financial report presented by the Director of Finance.**

Finance Director Steven Kutra reviewed the monthly financial report with the city council.

13. **Discussion and possible action to approve the City of Sealy Personnel Policies and Procedures Manual.**

Mayor Whitehead moved to table this item. Councilwoman Vrabec seconded the motion. Mayor Whitehead called for the vote:

AYES: Whitehead, Lerma, Noack, Vrabec, Sullivan, Koy, Hinze

NOES: None

The motion carried.

The city attorney will make changes and bring it back before council for consideration in January 2019.

14. Discuss, consider, and take action to approve the Mayor's appointment to the City's Planning Commission and Capital Improvements Advisory Committee.

Mayor Whitehead moved to table action on this item. Councilwoman Lerma seconded the motion. Mayor Whitehead called for the vote:

AYES: Whitehead, Lerma, Noack, Vrablec, Sullivan, Koy, Hinze

NOES: None

The motion carried.

15. Discussion regarding non-profit use of city facilities.

The City Attorney will review the recommendations and provide a policy to Council for consideration and approval. No action was taken.

16. Request(s) for future agenda items and comment(s).

Councilwoman Lerma

- None

Councilman Noack

- He requested that the Gordon Memorial Library receive a copy of the amended contract.
- He asked that if the city receives no backup information for an agenda item, it not be placed on the agenda for consideration.

Councilwoman Vrablec

- None

Councilwoman Sullivan

- She requested updates on the on-going city projects including the wastewater treatment plant, water tower renovation, N. Highway 36 water line, Main Street water line, and B&PW walking trail.
- She requested an agenda item to approve a policy regarding the use of city facilities by non-profit organizations.

Councilman Koy

- He said he turned in a list of items to be placed on the agenda; however, some of those items were not on it. He requested that if the item is not placed on the agenda, he would like to be contacted and given an explanation as to why it is not on there.
- He asked who paid for the fence that was placed at Scranton Park on the railroad property that is leased by the city. The city paid for the installation of the fence, as required by the railroad for safety concerns.

Councilman Hinze

- He asked the city attorney if there was a way to word the agenda to allow the council to ask questions and have discussions regarding topics not placed on the agenda. The city attorney said councilmembers need to speak with the city manager. They can also call a special meeting.

Mayor Whitehead

- She called a special meeting to be held on Monday, December 3, 2018 at 6:00 p.m. at the Hill Community Center to discuss changes to the employee medical insurance. She requested that representatives from the insurance company attend the meeting.

17. City Manager's report and possible discussion.

- **Update on land for EMS Station**

Warren Escovy reported that the city received approval from the county judge on the proposed lot size for the EMS property. The city is waiting on the appraisal report.

- **Update on IH-10 Feeder Road Project and transfer of land to TxDOT**

Warren Escovy reported that the city has a verbal commitment from the owners of Parcel 9 to sign the agreement. Once this is completed, the city can transfer the deeds to TxDOT.

- **Removal of monument sign on west side of Hwy. 36 and Main Street**

Lloyd Merrell reported that the city has yet to receive the \$1,500 for repairs to the Main Street monument. The company is requiring a paid invoice. This will be forwarded to the city attorney.

- **Lease agreement for 113 Main Street**

A letter will be sent to the owners of 113 Main Street to cancel the lease on the office space at the end of term which is the end of February 2019.

18. Adjournment

At 7:37 p.m., Councilman Koy moved that the city council stand adjourned until the next scheduled meeting. Councilman Hinze seconded the motion. Mayor Whitehead called for the vote:

AYES: Whitehead, Lerma, Noack, Vrablec, Sullivan, Koy, Hinze

NOES: None

The motion carried.

PASSED AND APPROVED this 11th day of December 2018.



Sandra Vrablec

Sandra Vrablec, Mayor Pro tem

ATTEST:

Dayl Cooksey

Dayl Cooksey, City Secretary