



MINUTES  
SEALY CITY COUNCIL  
415 MAIN STREET  
SEALY, TX 77474  
TUESDAY, DECEMBER 3, 2019  
6:00 P.M.

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1. **Call to Order**

Mayor Whitehead called the meeting to order at 6:00 p.m.

2. **Invocation and Pledges of Allegiance**

Police Chaplin Brigid Stevenson gave the invocation and 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
Adam Burttschell	Councilmember, Place 6

Absent:

None

A quorum was declared present.

Staff attending:

Lloyd Merrell, City Manager  
Warren Escovy, Assistant City Manager / Planning Director  
Brooke Knoll, City Secretary  
Lawrence Siska, Director of Streets, Parks and Drainage  
Mark Pulos, Public Works Director  
Steven Kutra, Finance Director  
Kim Kaiser, HR Administrator  
Jay Reeves, Police Chief  
Tim Kirwin, City Attorney

4. **Proclamations and Special Recognitions**

- **2018 City Employee Service Awards**

Mayor Whitehead presented the following seven City employees with 2018 service awards:

5 years: Eren Maldonado, Amanda Oviedo, Roberto Ramos

10 years: Kristin Anderson, Julie Novicke

25 years: Jay Reeves

30 years: Steven Kutra

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

None

**6. CONSENT AGENDA**

**a. Discussion and possible action regarding approval of minutes for the following meeting:**

**• November 19, 2019 – Regular Meeting**

Councilman Burttschell moved to approve the consent agenda. Councilwoman Vrablec seconded the motion. Mayor Whitehead called for the vote:

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

NOES: None

The motion carried.

**7. Presentation, discussion and possible action by representative with Strand Associates, Inc. regarding the GLO DBG-DR Front Street & Alleyway Drainage Project.**

Roddy Williams with Strand Associates presented the council with the proposed project to be funded by the \$2 million drainage grant. Councilman Koy moved to proceed with the plan, as presented. Councilwoman Sullivan seconded the motion. Mayor Whitehead called for the vote:

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

NOES: None

The motion carried.

**8. Discussion and possible action to direct staff, the City Attorney, and any others to begin discussions with developer for the possible creation of a municipal utility district.**

Councilman Noack moved to direct staff, the City Attorney, and any others to begin discussions with developer for the possible creation of a municipal utility district, under the condition that a \$25,000 deposit be received for legal fees. Councilwoman Lerma seconded the motion. Mayor Whitehead called for the vote:

AYES: Lerma, Noack, Vrablec, Sullivan, Koy, Burttschell

NOES: Whitehead

The motion carried.

9. **Discussion and possible action to approve an ordinance adopting Amendment No. 2 to the budget of the City of Sealy, Texas, for the fiscal year 2018-2019. (Per the City of Sealy Home Rule Charter, Section 3.12. (1) Procedure to Enact Legislation, only one reading is required for final passage of this ordinance.)**

Councilwoman Sullivan moved to approve an ordinance adopting Amendment No. 2 to the budget of the City of Sealy, Texas, for the fiscal year 2018-2019. Councilwoman Vrablec seconded the motion. Mayor Whitehead called for the vote:

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

NOES: None

The motion carried.

*(This ordinance is enrolled as Ordinance No. 2019-22.)*

10. **Discussion and possible action to approve a resolution amending the authorized representatives to TexPool for the City of Sealy.**

Councilwoman Lerma moved to approve a resolution amending the authorized representatives to TexPool for the City of Sealy. Councilwoman Vrablec seconded the motion. Mayor Whitehead called for the vote:

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

NOES: None

The motion carried.

*(This resolution is enrolled as Resolution No. 2019-43.)*

11. **Discussion and possible action to approve a resolution amending the authorized representatives to TexPool for the Sealy Economic Development Corporation.**

Councilwoman Lerma moved to approve a resolution amending the authorized representatives to TexPool for the Sealy Economic Development Corporation. Councilwoman Vrablec seconded the motion. Mayor Whitehead called for the vote:

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

NOES: None

The motion carried.

*(This resolution is enrolled as Resolution No. 2019-44.)*

12. **Discussion and possible action to approve a resolution for EDC funding for B&PW Park improvements, in an amount not to exceed \$300,000. (This is the second of two readings.)**

Councilwoman Sullivan moved to approve a resolution for EDC funding for B&PW Park improvements, in an amount not to exceed \$300,000. Councilwoman Lerma seconded the motion. Mayor Whitehead called for the vote:

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



NOES: None

The motion carried.

*(This resolution is enrolled as Resolution No. 2019-45.)*

**13. Discussion and possible action to approve a nuisance ordinance. (This is the second of two readings.)**

Councilman Burttschell moved to approve a nuisance ordinance. Councilwoman Vrablec seconded the motion. Mayor Whitehead called for the vote:

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

NOES: None

The motion carried.

*(This ordinance is enrolled as Ordinance No. 2019-23.)*

**14. Discussion and possible action to approve a resolution declaring certain items as surplus or salvage.**

Councilwoman Lerma moved to approve a resolution declaring certain items as surplus or salvage. Councilwoman Vrablec seconded the motion. Mayor Whitehead called for the vote:

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

NOES: None

The motion carried.

*(This resolution is enrolled as Resolution No. 2019-46.)*

**15. Discussion and possible action regarding a potential build out for city offices.**

Councilman Burttschell moved to authorize staff to provide additional alternatives to resolve the issue of limited office space. Mayor Whitehead seconded the motion. Mayor Whitehead called for the vote:

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

NOES: None

The motion carried.

**16. Discussion and possible action to acknowledge receipt of Comment 2019-01 from the Capital Improvement Advisory Committee's semiannual meeting regarding the City's impact fees for water and wastewater improvements.**

Councilwoman Lerma moved to acknowledge receipt of Comment 2019-01 from the Capital Improvement Advisory Committee's semiannual meeting regarding the City's impact fees for water and wastewater improvements. Councilman Noack seconded the motion. Mayor Whitehead called for the vote:

AYES: Whitehead, Lerma, Noack, Vrabec, Sullivan, Koy, Burttschell  
NOES: None

The motion carried.

**17. City Manager's report and possible discussion:**

- **Received \$350,000 award letter for TxCDBG grant for sewer infrastructure on East side of town**
- **Ribbon cutting for new WWTP scheduled for December 17<sup>th</sup>**
- **Railings to be installed downtown**
- **Employee Christmas Party on December 13<sup>th</sup>**
- **Main Street Manager applications**
- **Update on Main Street water line project**
- **Discussion regarding ducks at B&PW Park will be on the December 18<sup>th</sup> Parks Board agenda**

City Manager Lloyd Merrell briefly updated the council on the topics listed above.

**18. Request(s) for future agenda items and comment(s).**

Councilwoman Lerma

- None

Councilman Noack

- None

Councilwoman Vrabec

- None

Councilwoman Sullivan

- None

Councilman Koy:

- He inquired about what is going on at Hwy 90 W and FM-3538 going East on the country railroad easement. He said there is a construction trailer and bulldozer there. Warren Escovy said he will send an update with the city manager's report.
- He said the stripes on Front Street come pretty far out into the intersection. Warren Escovy said it was devised by an engineer and is considered safe.
- He said compacted garbage (cardboard) along the roads doesn't look too good. There said there has to be a way to store it elsewhere.

Councilman Burttschell

- He inquired if there is still an issue with Well #6.. Mark Pulosreported that everything is fine.

Mayor Whitehead:

- She inquired about the Fantasy of Lights parade lineup and start time. The lineup is at 4 p.m. and the parade will start at 6 p.m.

**19. Adjournment.**

At 7:41 p.m., Councilman Koy moved that the city council stand adjourned until the next scheduled meeting. Councilwoman Lerma seconded the motion. Mayor Whitehead called for the vote:

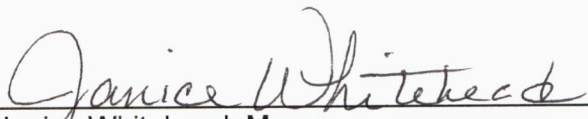
AYES: Whitehead, Lerma, Noack, Vrabec, Sullivan, Koy, Burttschell  
NOES: None

The motion carried.

**CERTIFICATION**

**PASSED AND APPROVED** this 17<sup>th</sup> day of December 2019.



  
\_\_\_\_\_  
Janice Whitehead, Mayor

ATTEST:  
  
\_\_\_\_\_  
Brooke Knoll, City Secretary