



MINUTES
SEALY CITY COUNCIL
W.E. HILL COMMUNITY CENTER
1000 MAIN STREET
SEALY, TX 77474
MONDAY, JULY 12, 2021
6:00 P.M.

1. **Call to Order**

Mayor Bilski called the meeting to order at 6:01 p.m.

2. **Roll Call and Certification of a Quorum**

Present:

Carolyn Bilski
Dee Anne Lerma
Chris Noack
Sandra Vrablec
Yvonne Johnson
Edward Zapalac
Adam Burttschell

Mayor
Councilmember, Place 1
Councilmember, Place 2
Councilmember, Place 3/Mayor Pro tem
Councilmember, Place 4
Councilmember, Place 5
Councilmember, Place 6

Absent:

None

A quorum was declared present.

Staff Attending:

Warren Escovy, City Manager
Brooke Knoll, City Secretary
Tim Kirwin, City Attorney
Lawrence Siska, Director of Streets, Parks, Drainage
Mark Pulos, Public Works Director
Rudy Flores, Asst. Public Works Director
Fred Palmer, Sealy Police Department

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

Larry Koy encouraged councilmembers to think about building and drainage while having their discussion in executive session. He also said Sealybration was a huge success; however, he is concerned about safety and encouraged council to consider using HOT funds to purchase land for more parking.

4. **Discussion and possible action to approve an Ordinance amending Chapter 28-Rules and Regulations for Development. (*This is the first of two readings.*)**

Councilman Zapalac moved to approve an Ordinance amending Chapter 28-Rules and Regulations for Development, with a minor change to reflect 35' spacing instead of 25'. Councilwoman Lerma seconded the motion. Mayor Bilski called for the vote:

AYES: Bilski, Lerma, Noack, Vrablec, Johnson, Zapalac, Burttschell
NOES: None

The motion carried.

5. **EXECUTIVE SESSION:** A closed meeting will be held concerning the following item(s):

- a) **Texas Government Code, Section 551.071, CONSULTATION WITH ATTORNEY:** A governmental body may conduct a private consultation with its attorney when the governmental body seeks the advice of its attorney about: pending or contemplated litigation; or a settlement offer; or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code.
 - Water Well(s) Infrastructure
 - Sewer Line(s) Infrastructure
 - Development Agreements
 - Development Moratorium
- b) **Personnel Matters under Texas Government Code, Section 551.074 (to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee:**
 - Fire Marshal Position
 - Engineer Position

The city council recessed open session at 6:07 p.m.

6. **Reconvene into regular session and consider action, if any, on items discussed in Executive Session.**

The city council reconvened into open session at 9:22 p.m.

Councilman Noack moved to move forward on accepting the proposal on the "Downtown Well and Raw Water Main to Silliman Street Water Plant" and rescind any previous meeting's direction on the Columbus Water Plant. Councilwoman Lerma seconded the motion. Mayor Bilski called for the vote:

AYES: Bilski, Lerma, Noack, Vrablec, Johnson, Zapalac, Burttschell
NOES: None

The motion carried.

A copy of the "Downtown Well and Raw Water Main to Silliman Street Water Plant" proposal is attached to these minutes as Exhibit "A".

Councilman Noack moved to move forward on accepting the "Proposed Trunk Sewer Main Replacement Exhibit 1". Councilwoman Lerma seconded the motion. Mayor Bilski called for the vote:

AYES: Bilski, Lerma, Noack, Vrablec, Johnson, Zapalac, Burttschell
NOES: None

The motion carried.

A copy of the "Proposed Trunk Sewer Main Replacement Exhibit 1" is attached to these minutes as Exhibit "B".

7. Requests for future agenda items, comments, and announcements.

Councilman Burttschell

- None

Councilman Zapalac

- None

Councilwoman Johnson

- None

Mayor Bilski

- She would like to start having budget workshops the first week of August.

Councilwoman Vrablec

- None

Councilman Noack

- He thanked staff for staying late for meetings and helping with Sealybration.
- He requested an agenda item to review the impact fees.

Councilwoman Lerma

- She also thanked staff for staying late for meetings and helping with Sealybration.

8. Adjournment

At 9:25 p.m., Councilwoman Johnson moved that the city council stand adjourned until the next scheduled meeting. Councilwoman Vrablec seconded the motion. Mayor Bilski called for the vote:

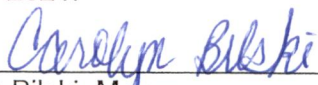
AYES: Bilski, Lerma, Noack, Vrablec, Johnson, Zapalac, Burttschell

NOES: None

The motion carried.

PASSED AND APPROVED this 20th day of July 2021.





Carolyn Bilski, Mayor

ATTEST:



Brooke Knoll, City Secretary

Exhibit "A"



Strand Associates, Inc.®
1906 Niebuhr Street
Brenham, TX 77833
(P) 979.836.7937

CITY OF SEALY, TEXAS
DOWNTOWN WELL AND RAW WATER MAIN TO SILLIMAN STREET WATER PLANT
ENGINEER'S OPINION OF PROBABLE PROJECT COST
July 12, 2021

ITEM NO.	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	TOTAL
CONSTRUCTION					
1.	Construct a 700-gallon per minute (gpm) water well.	1	LS	\$ 1,000,000.00	\$ 1,000,000.00
2.	Electrical Controls and Supervisory Control and Data Acquisition (SCADA) Integration with Emergency Generator at Downtown Well Site.	1	LS	\$ 150,000.00	\$ 150,000.00
3.	Raw Water Main from Downtown Well Site to Silliman Street Water Plant.	2,500	LF	\$ 120.00	\$ 300,000.00
4.	Seeding and Restoration.	1	LS	\$ 5,000.00	\$ 5,000.00
5.	Excavation Safety.	1	LS	\$ 5,000.00	\$ 5,000.00
Subtotal Construction Costs (Rounded):					\$ 1,460,000.00
15% Contingencies (Rounded):					\$ 219,000.00
Construction-Total:					\$ 1,679,000.00
ENGINEERING					
1.	Strand Associates, Inc.® (Strand)-Basic Services-Design, Survey, Bidding, and Construction-Related Services.				\$ 150,000.00
2.	Strand-Sanitary Control Easement Documentation Preparation (Four Easements Anticipated).				\$ 10,000.00
3.	Strand-Part-time Construction Observation (One Day Per Week for Six Months).				\$ 28,000.00
4.	Geotechnical and Construction Materials Testing Services.				\$ 10,000.00
Engineering-Total:					\$ 198,000.00
TOTAL OPINION OF PROBABLE PROJECT COST:					\$ 1,877,000.00

Ryan D. Tinsley, P.E., ENV SP
Strand Associates, Inc.® (TBPE No. F-8405)
1906 Niebuhr Street
Brenham, TX 77833

STATE OF TEXAS
RYAN DANIEL TINSLEY
132320
LICENSED
PROFESSIONAL ENGINEER
Ryan D. Tinsley
7/12/2021

TBPE No. F-8405
TBPLS No. 10030060

Exhibit "B"

