



MINUTES
SEALY CITY COUNCIL
W.E. HILL COMMUNITY CENTER
1000 MAIN STREET
SEALY, TX 77474
TUESDAY, MAY 17, 2022
6:00 P.M.

1. Call to Order

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

2. Invocation and Pledges of Allegiance

Mayor Bilski led the Pledges of Allegiance and Councilwoman Johnson gave the Invocation.

3. Roll Call and Certification of a Quorum

Present:

Carolyn Bilski
Dee Anne Lerma
Chris Noack
Bradley Miller
Yvonne Johnson
Edward Zapalac
Adam Burttschell

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

Absent:

None

A quorum was declared present.

Staff Attending:

Kimbra Hill, City Manager
Sandra Vrabec, Deputy City Secretary
Jay Reeves, Police Chief
Steven Kutra, Finance Director
Tim Kirwin, City Attorney
Chrissy McGee, Community Development Director
Joshua Brothers, City Planner
Ashley Erb, Assistant Finance Director
Rudy Flores, Public Works Director
Chelsea Humes, Interim EDC Director/Main Street Manager
Russell Grimes, Investigator Police Department
Cody Grisham, Public Works – Parks Department
John Fullen, Patrol Sargent

4. Proclamations and Special Recognitions

- **First Responders Week May 15-21, 2022**
- **National Public Works Appreciation Week 15-21, 2022**

Mayor Bilski presented the Police Department, EMS, Fire Departments, and Public Works each with a Proclamation.

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

John Fullen with the Police Department spoke on benefits and pay for city employees.

Dorothy Tarver spoke about making the Brown Sugar Band the band of Sealy.

6. Discussion and possible action regarding approval of minutes for the meeting held:
• **May 3, 2022**

Councilwoman Lerma moved to approve the minutes for the meeting listed above. Councilman Noack seconded the motion. Mayor Bilski called for the vote:

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

NOES: None

The motion carried.

7. Official Canvass of the City of Sealy Charter Amendment Special Election conducted on Saturday, May 7, 2022.

Mayor Bilski moved to accept the Official Canvass of the City of Sealy Charter Amendment Special Election held on May 7, 2022. Councilman Zapalac seconded the motion. Mayor Bilski called for the vote:

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

NOES: None

The motion carried.

8. Discussion and possible action to approve a Resolution and Order canvassing the returns and declaring the results of the City of Sealy Charter Amendment Special Election conducted on Saturday, May 7, 2022.

Councilwoman Lerma moved to approve a Resolution and Order canvassing the returns and declaring the results of the City of Sealy Charter Amendment Special Election held on Saturday, May 7, 2022. Councilman Noack seconded the motion. Mayor Bilski called for the vote:

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

NOES: None

The motion carried.

9. Discussion and possible action to enter an Order in the records of the City of Sealy declaring that the charter amendments are adopted.

Councilwoman Lerma moved to enter an Order in the records adopting charter amendments. Councilman Miller seconded the motion. Mayor Bilski called for the vote.

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

The motion carried.

10. Administer Oaths to newly elected officers.

Mayor Bilski administered the Oaths of Officers to Bradley Miller and Adam Burttschell

11. Discussion and possible action to approve an Ordinance annexing an approximate 2.42-acre tract of land into the City of Sealy, Austin County, Texas, (portions of Harrison Road) and extending the boundary limits of said city so as to include said hereinafter described property within said city limits, and granting to all inhabitants of said property all rights and privileges of other citizens of the City of Sealy, and binding said inhabitants by all of the acts, ordinances, resolutions, and regulations of said city. (This is the second of two readings.)

Councilwoman Lerma moved to approve an Ordinance annexing an approximate 2.42-acre tract. Councilwoman Johnson seconded the motion. Mayor Bilski called for the vote:

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

The motion carried.

12. Discussion and possible action to approve, disapprove, approve with conditions, or grant extension for a replat for Hunters Crossing Section 1 phase No. 2.

Councilwoman Lerma moved to table this item. Councilman Zapalac seconded the motion. Mayor Bilski called for the vote:

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

The motion carried.

13. Discussion and possible action regarding an advisory committee to make recommendation to council regarding Main Street program reorganization and projects.

Councilwoman Lerma moved to approve an advisory committee
Councilwoman Johnson seconded the motion. Mayor Bilski called for the vote:

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

The motion carried.

14. Discussion and possible action regarding insurance requirements for the HOT Funds Policy.

Councilman Noack moved to update the insurance policy requirement. Councilman Burttschell seconded the motion. Mayor Bilski called for the vote:

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

NOES: None

The motion carried.

15. Discussion and possible action regarding the repayment of HOT Funds from Sealy Community Foundation.

Councilwoman Johnson moved to have Sealy Community Foundation repay HOT Funds in the amount of \$10,966.29 for the unused or unsubstantiated COVID-19 funds. Councilman Noack seconded the motion. Mayor Bilski called for the vote:

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

NOES: None

The motion carried

**16. Main Street Manager's update and possible discussion:
a) Update on BOTA Festival**

Main Street Manager Chelsea Humes updated council on the BOTA Festival

17. Discussion and possible action regarding BOTA dates for 2023.

Councilwoman Lerma moved to set dates for BOTA for April 28-30, 2023. Councilwoman Johnson seconded the motion. Mayor Bilski called for the vote:

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

NOES: None

The motion carried

18. Discussion and possible action to authorize the Mayor to execute a Consent to Encroach Agreement between CentePoint Energy Houston Electric, LLC and the City of Sealy regarding previous construction of a parking lot and sidewalks at Cryan Memorial Park.

Councilman Zapalac moved to table this item until May 24.

Councilwoman Lerma seconded the motion. Mayor Bilski called for the vote:

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

NOES:None

The motion carred.

**19. Discussion and possible action to adopt an Ordinance establishing a Master Fee Schedule.
(This is the first of two readings)**

Councilman Miller moved to adopt an Ordinance establishing a Master Fee Schedule. Councilman Zapalac seconded the motion. Mayor Bilski called for the vote:

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

The motion carried.

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

- a) **Section 551.087. DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS.** The City will meet in closed session to (1) discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or (2) to deliberate the offer of a financial or other incentive to a business prospect described by Subdivision.
- BSR
 - Bullinger Creek
 - HighTen
- b) **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.
- BSR
 - Bullinger Creek
 - HighTen

Councilwoman Lerma moved to recess into executive session.
Councilwoman Johnson seconded the motion. Mayor Bilski called for the vote:

AYE: Bilski, Lerma, Noack, Miller, Johnson, Zapalac, Burttschell
NOES: None

Councilwoman Lerma recused herself from executive session on Bullinger Creek item.

The City Council recessed executive session at 8:05 p.m.

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

The City Council reconvened into open session at 8:50 p.m.

No action was taken.

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

Mayor

- Complete review of benefits and compensation package
- Department Heads to talk with their staff
- Staff doing a fabulous job

Lerma

- Certification pay (PD & others)
- Electric outlets at Levine Park
- Security Alarm Fee

Noack

- Thanked staff
- Thanked Hunter Kmiec for working on Splash Pad

Miller

- Look at safety on Main St. for Sealybration

Johnson

- Great staff
- Look at going back to City Council Chamber

Zapalac

- Thanked staff for HOT Funds
- Food Inspection score in paper (1st score)

Burttschell

- Thanked staff
- Look at cost of living and bonus

23. Adjournment

At 9:04 p.m., Councilwoman Lerma moved that the City Council stand adjourned until the next scheduled meeting. Councilman Zapalac seconded the motion. Mayor Bilski called for the vote:

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

NOES: None

The motion carried.

PASSED AND APPROVED this 7th day of June 2022.



Carolyn Bilski
Carolyn Bilski, Mayor

ATTEST:
Sandra Vrablec
Sandra Vrablec, Deputy City Secretary