



**MINUTES  
SEALY CITY COUNCIL  
W.E. HILL COMMUNITY CENTER  
1000 MAIN STREET  
SEALY, TX 77474  
TUESDAY, MAY 24, 2022  
5:00 P.M.**

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**1. Call to Order**

Mayor Bilski called the meeting to order at 5:00 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	Mayor
Dee Anne Lerma	Councilmember, Place 1/Mayor Pro Tem
Chris Noack	Councilmember, Place 2
Bradley Miller	Councilmember, Place 3
Edward Zapalac	Councilmember, Place 5
Adam Burttschell	Councilmember, Place 6

Absent:

Yvonne Johnson	Councilmember, Place 4
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A quorum was declared present.

Staff Attending:

Kimbra Hill, City Manager  
Sandra Vrablec, Deputy City Secretary  
Tim Kirwin, City Attorney  
Chrissy McGee, Community Development Director  
Joshua Brothers, City Planner  
Ashley Erb, Assistant Finance Director  
Rudy Flores, Public Works Director  
Joey Schmidt, Fire Marshall/IT  
Chris Hudson, Police Captain

**4. Proclamations and Special Recognitions**

None

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

No one signed up to speak.

- 6. PUBLIC HEARING: A public hearing will be held regarding extending a development moratorium imposed on property development affecting residential and commercial property which is specifically related to a shortage of essential public facilities being water capacity.**

Mayor Bilski opened the public hearing at 5:09 p.m. and closed the hearing at 5:10 p.m.

- 7. Discussion and possible action to adopt an Ordinance to extend a development moratorium.  
(This is the first of two readings.)**

Councilwoman Lerma moved to adopt an Ordinance to extend a development moratorium for 180 days. Councilman Zapalac seconded the motion. Mayor Bilski called for the vote.

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

The motion carried.

- 8. Discussion and possible action to approve, disapprove, approve with conditions, or grant an extension for Hunters Crossing Section 1 Replat No. 2.**

Councilwoman Lerma moved to approve the replat for Hunters Crossing Section 1 Replat No. 2. Councilman Miller seconded the motion. Mayor Bilski called for the vote:

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

The motion carried.

- 9. 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 the annexation of 2.42- acre tract (portions of Harrison Road). Councilman Zapalac seconded the motion. Mayor Bilski called for the vote:

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

The motion carried.

**10. Discussion and possible action to adopt an Ordinance establishing a Master Fee Schedule.**

**(This is the second of two readings.)**

Councilman Noack moved to adopt the Master Fee Schedule. Councilwoman Lerma seconded the motion. Mayor Bilski called for the vote.

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

NOES: None

The motion carried.

**11. 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.**

- **CenterPoint Distribution Cost Recovery Factor Application**

Councilman Miller moved to recess into executive session.

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

AYE: Bilski, Lerma, Noack, Miller, Zapalac, Burttschell

NOES: None

The City Council recessed executive session at 5:19 p.m.

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

Councilman Noack left City Council meeting at 6:27 p.m.

The City Council reconvened into open session at 6:28 p.m.

No action was taken.

**13. Discussion and possible action on Resolution of CenterPoint Distribution Cost Recovery Factor Application.**

No action was taken.

**14. Requests for future agenda items, comments, and announcements.**

Mayor

- None

Lerma

- None

Miller

- None

Zapalac

- None

Burttschell

- None

## 15. Adjournment

At 6:29 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, Zapalac, Burttschell

NOES: None

The motion carried.

**PASSED AND APPROVED** this 7<sup>th</sup> day of June 2022.



*Carolyn Bilski*

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Carolyn Bilski, Mayor

ATTEST:

*Sandra Vrabec*

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Sandra Vrabec, Deputy City Secretary