



**MINUTES
SEALY CITY COUNCIL
W.E. HILL COMMUNITY CENTER
1000 MAIN STREET
SEALY, TX 77474
TUESDAY, JUNE 6, 2023
6:00 P.M.**

The City Council of the City of Sealy, Texas, conducted the meeting scheduled for June 6, 2023, at 6:00 p.m., at the W. E. Hill Community Center located at 1000 Main Street, Sealy, Texas, 77474.

A. Call to Order

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

B. Invocation and Pledges of Allegiance

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

C. Roll Call and Certification of a Quorum

Present:

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

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

Absent:

Yvonne Johnson

Councilmember, Place 4

A quorum was declared present.

Staff Attending:

Kimbra Hill, City Manager
Sandra Vrablec, City Secretary
Tim Kirwin, City Attorney
Krystal Sodalak, Finance Director
Jay Reeves, Police Chief
Chrissy McGee, Community Development Director
Stephen Bozich, Director of Parks, Streets, Drainage, and Building Services
Josh Brothers, City Planner
Katherine Ellis, Deputy Executive Director for EDC

D. Discussion and possible action to approve the agenda

A motion was made by Councilman Burttschell to approve the agenda.
Councilman Zapalac seconded the motion. Mayor Bilski called for the vote.

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

The motion carried.

E. Public Hearing: A Public Hearing will be held regarding the amendment of land use assumptions, capital improvements plan, and the imposition of updated impact fees for new or expanded services from the City of Sealy's water and/or wastewater utilities. Any member of the public has the right to appear at the hearing and present evidence for or against the updated land use assumptions, capital improvements plan, and impact fees.

Mayor Bilski opened the Public Hearing at 6:04 p.m.
Ryan Tinsley with Strand and Associates spoke.
She closed the Public Hearing at 6:24 p.m.

F. Proclamation(s) and Special Recognition(s)

- Eagle Scout, Tanner Ellis
- Texas Hurricane Season

Tanner Ellis was absent.
Mayor Bilski read the Texas Hurricane Season Proclamation.

G. Public Comments and Petitions(s)

No one signed up to speak.

H. Consent Agenda

- **May 16, 2023 Regular Meeting minutes**
- **May 17, 2023 Workshop Meeting minutes**

A motion was made by Councilwoman Lerma to approve May 16, 2023, and May 17 2023 minutes.
Councilman Burttschell seconded the motion. Mayor Bilski called for the vote.

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

The motion carried.

I. Business

1. Discussion and possible action to approve an Ordinance amending Land Use Assumptions, Capital Improvements Plan, and updating Impact Fees for water and sewer.

(First of two readings)

A motion was made by Councilwoman Lerma to approve an Ordinance amending land use assumptions, Capital Improvements plan, and updating Impact Fees for water and sewer. This is the first of two readings.

Councilman Noack seconded the motion. Mayor Bilski called for the vote.

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

NOES: None

The motion carried.

2. Discussion and possible action to adopt amended Ordinance addressing Sanitary Control easements for water wells.

A motion was made by Councilman Zapalac to adopt amended Ordinance addressing Sanitary Control easement for water wells. This is the first of two readings.

Councilman Noack seconded the motion. Mayor Bilski called for the vote.

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

NOES: None

A motion carried.

3. Discussion and possible action to elect a Mayor Pro Tem.

A motion was made by Mayor Bilski to elect Councilwoman Lerma as Mayor Pro Tem.

Councilman Noack seconded the motion. Mayor Bilski called for the vote.

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

NOES: None

The motion carried.

4. Discussion and possible action to concur in the Mayor's appointments of individuals to serve on the Parks Board.

A motion was made by Councilwoman Lerma to appoint Joe Lemos and John Williamson to the Parks Board.

Councilman Zapalac seconded the motion. Mayor Bilski called for the vote.

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

NOES: None

The motion carried.

5. Discussion and possible action to concur in the Mayor's appointments of individuals to serve on the Planning Commission.

A motion was made by Councilman Zapalac to reappoint Dwayne Virnau, Robert Goddard, and Ruth Brooks, and appoint Clayton Kucera to the Planning Commission. Councilwoman Lerma seconded the motion. Mayor Bilski called for the vote.

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

NOES: None

The motion carried.

6. Discussion and possible action to appoint individuals to serve on the Sealy Economic Development Corporation Board.

A motion was made by Councilman Zapalac to reappoint Jennifer Sullivan and appoint Mayor Carolyn Bilski and Cody Hogue. Mayor Bilski seconded the motion. Mayor Bilski called for the vote.

AYES: Bilski, Miller, Zapalac, Burttschell

NOES: Lerma, Noack

The motion carried.

7. Discussion and possible action regarding Morin Group's request to be an in-city EMS service provider.

A motion was made by Councilwoman Lerma to table this item. Councilman Noack 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 regarding offsite detention.

No action was taken.

9. Discussion and possible action regarding amending Master Fee Schedule Ordinance:

**a) New Water and Wastewater Impact Fees
(First of two readings)**

A motion was made by Councilman Zapalac to approve amending the Master Fee Schedule Ordinance, item "a" New Water and Wastewater Impact Fees. This is the first of two readings. Councilman Miller 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 regarding Financial Report.

A motion was made by Councilman Zapalac to approve the Financial Report. Councilwoman Lerma seconded the motion. Mayor Bilski called for the vote.

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

The motion carried.

**11. Discussion and possible action regarding an Ordinance for Budget Amendments(s) for Personnel.
(Only one reading is required)**

A motion was made by Councilwoman Lerma to adopt an Ordinance for Budget Amendments for Personnel. Only one reading is required. Councilman Zapalac seconded the motion. Mayor Bilski called for the vote.

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

The motion carried.

12. Discussion and possible action regarding Public Works Sewer Project for emergency repairs in an amount not to exceed \$45,000.

A motion was made by Councilman Zapalac to approve Public Work Sewer Project for emergency repairs in an amount not to exceed \$45,000 using available certificate of obligation fund. Councilwoman Lerma seconded the motion. Mayor Bilski called for the vote.

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

The motion carried.

13. Discussion and possible action regarding changing the July 4, 2023, City Council meeting.

A motion was made by Councilman Zapalac to change the regular city council meeting, the first meeting of the month in July, from July 4, 2023 to July 5, 2023. Councilwoman Lerma seconded the motion. Mayor Bilski called for the vote.

AYES: Bilski, Lerma, Noack, Johnson, Zapalac, Burtschell
NOES: None

The motion carried.

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

- a) **Texas Government Code, Section 551.072, Deliberation Regarding Real Property, Closed Meeting: A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.**

Mayor Bilski stated there is no Executive Session needed.

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

No action was taken.

15. City Secretary's report and possible discussion.

- **Newly Elected Officials Workshop**
- **TML Annual Conference and Exhibition**
- **Public Information Act and Open Meetings Act**
- **TML Intergovernmental Risk Pool Online Learning Center Assignment Cyber Security**
- **Budget Calendar**

No action was taken

K. Future agenda items, comments, and announcements.

16. Discussion and possible action regarding future agenda item requests.

Mayor	None
Councilwoman Lerma	Parking on grass at Hill Center.
Councilman Noack	None
Councilman Miller	None

Councilwoman Johnson

Absent

Councilman Zapalac

Thank staff for the fiscal responsibility, working to run things like a business.

Councilman Burttschell

None

L. Adjournment

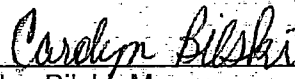
A motion was made by Councilwoman Lerma to adjourn.
Councilman Zapalac seconded the motion. Mayor Bilski called for the vote.

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

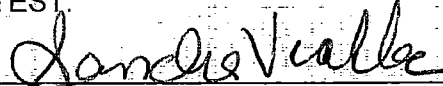
NOES: None

The motion carried. Meeting adjourned at 7:21 p.m.

PASSED AND APPROVED this 20th day of June 2023.



Carolyn Bilski, Mayor

ATTEST:


Sandra Vrabec, City Secretary

