



**MINUTES  
SEALY CITY COUNCIL  
CITY COUNCIL CHAMBERS  
415 MAIN STREET  
SEALY, TX 77474  
TUESDAY, AUGUST 13, 2024  
6:00 P.M.**

The City Council of the City of Sealy, Texas, conducted the meeting scheduled for August 13, 2024, at 6:00 p.m., at the Sealy City Council Chambers located at 415 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**

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

**C. Roll Call and Certification of a Quorum for Sealy City Council**

Present:

Carolyn Bilski	Mayor
Dee Anne Lerma	Councilmember, Place 1 Mayor Pro Tem
Chris Noack	Councilmember, Place 2
Theadra Curry	Councilmember, Place 4
Edward Zapalac	Councilmember, Place 5

Absent:

Bradley Miller	Councilmember, Place 3 Entered meeting at 6:59 p.m.
Adam Burttschell	Councilmember, Place 6

A quorum was declared present.

Staff Attending:

Kimbra Hill, City Manager  
Dallas Bozich, Executive Assistant to the City Manager  
Sandra Vrabec, City Secretary  
Jennifer Matura, Deputy City Secretary  
Tim Kirwin, City Attorney  
Jay Reeves, Police Chief  
Scott Riske, Police Captain  
Russell Grimes, Police Admin Sergeant  
Chris Hudson, Police Captain  
Patrick Parsons, Public Works Director  
Mike Barrow, City Planner  
Bill Atkinson, EDC Director  
Lesley Aguado, Admin Assist for Parks and Recreation  
Shelton, Police Patrol  
Tapia, Police Patrol  
Carlos, Police Patrol

**D. Petitions(s) and Public Comments**

No one signed up to speak.

**E. Discussion and possible action to approve the agenda order or reorder.**

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

AYES: Bilski, Lerma, Noack, Curry, Zapalac  
NOES: None

The motion carried.

**F. Consent Agenda**

- July 16, 2024 Regular City Council Minutes
- Approve Amending the Budget and Tax Rate Calendar
- Public Hearings: Budget

Date: Sunday, August 25, 2024  
Time: 6:00 p.m.  
Location: Council Chambers  
415 Main Street  
Sealy, Texas 77474

Tax Rate  
Date: Monday, August 26, 2024  
Time: 6:00 p.m.  
Location: Council Chambers  
415 Main Street  
Sealy, Texas 77474

Mayor Bilski asked that the July 16, 2024, Regular City Council Minutes be pulled from the Consent Agenda because she was not at that meeting.

A motion was made by Councilwoman Curry to Approve the July 16, 2024, Regular City Council Minutes.

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

AYES: Lerma, Noack Curry, Zapalac  
NOES: None  
ABSTAIN: Bilski

The motion carried.

A motion was made by Councilwoman Lerma to Approve the Consent Agenda.  
Councilman Noack seconded the motion. Mayor Bilski called for the vote.

AYES: Bilski, Lerma, Noack, Curry, Zapalac  
NOES: None

The motion carried.

## G. Business

### 1. Discussion and Possible Action regarding Approving or Disapproving Sponsorship for Fantasy of Lights.

A motion was made by Councilman Zapalac to Approve the Sponsorship of Fantasy of Lights.

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

AYES: Bilski, Lerma, Noack, Curry, Zapalac  
NOES: None

The motion carried.

### 2. Discussion and Possible Action regarding Approving or Disapproving the City-Wide Event for the Fantasy of Lights.

A motion was made by Councilwoman Lerma to Approve the City-Wide Event for the Fantasy of Lights.

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

AYES: Bilski, Lerma, Noack, Curry, Zapalac  
NOES: None

The motion carried.

### 3. Discussion and Possible Action regarding Pay-Out of Paid Time Off (PTO).

A motion was made by Councilwoman Curry to Direct Staff to prepare PTO Policy and Recommendations to the City Manager and to the PTO Committee. And based on that Policy, prepare PTO Payout Calculations to remove Holiday and Sick Pay Payouts Liabilities, and to Reduce Excessive Vacation and Comp Time by authorizing an Ordinance or Resolution to be Drafted by the City Attorney to borrow Enterprise Funds and establish a Repayment Schedule. I would like to Amend my motion to include Payout Holiday.

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

Councilman Miller entered the meeting at 6:59 p.m.

AYES: Bilski, Lerma, Curry, Zapalac  
NOES: Noack  
ABSTAIN: Miller

The motion carried.

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

- a) Texas Government Code, Section 551.074, Personnel Matters:** To deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee.

▪ **Finance Director**

A motion was made by Councilwoman Lerma to recess into Executive Session. Councilman Zapalac seconded the motion. Mayor Bilski called for the vote.

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

The motion carried. The City Council recessed into Executive Session at 7:20 p.m.

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

City Council reconvened into Regular Session at 8:39 p.m.

No action was taken.

**5. Discussion and Possible Action regarding the Organizational Chart.**

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, Curry, Zapalac  
NOES: None

The motion carried.

**6. Discussion and Possible Action regarding the Pay Scale.**

A motion was made by Councilwoman Lerma to table this item. Councilman Miller seconded the motion. Mayor Bilski called for the vote.

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

The motion carried.

**7. Presentation and Discussion regarding FY2024-2025 Budget.**

No action was taken.

**8. Reports or Requests from the City Manager and Discussion on:**

- i. FEMA Assistance from Hurricane Beryl**
- ii. Roof Project**
- iii. HMGP Generator Grant Project Status**

**9. Reports, Announcements, or Requests from Council members.**

Mayor Bilski

Limb pile business and Patrick's suggestion to deannex, we need to think very seriously about deannexing that small track of land because as we discussed just kind of informally the county's two sites that could work are both closed. TCEQ approved closed landfills. To put limbs on them to start burning there would not be appropriate. It's possible contamination. I think we need to do that because this catastrophic storm and a continuation of 50 and 100 year old oak trees is not gonna go away. Some debris the road every day that's new. I don't know what you think but I think we should explore whether, if it is legal and we can, and all it means is that we just remove that piece from the city limits. We can continue to have a place to get rid of that debris. Cause mulching, the City of Pearland is talking about mulching. Well, then what do you do with the mulch? It's contaminated with poison ivy and all kinds of other trash that nobody wants to put in their flower beds. I have people compliment y'all (Public Works) for all your hard work, getting the debris cleaned up, and working so hard and diligently in the hot heat. It's just a pleasure to have the staff that we have. And then inside the office, you get met with smiles, and cooperation on this budget is just been unbelievable. People just comment all the time, what a difference it is. The windows are clean, the viewing public site is clean. Things that were never done before, staff just doing a fabulous job of taking care of so many details that nobody ever took care of before. So from the bottom of my heart, thank you.

Councilwoman Lerma

Request PTO Workshop

Councilman Noack

Announcements We were all elected to this body by the citizens and we all feel we have to do what we feel is right at the time. We have differing opinions but that's good. That's the point of being elected to a governing body while times we do get heated up here. I think that from a public perspective, that's good because their votes are working right. We are not all agreeing or rubber-stamping policy when it gets up here. And I think that there is such thing as healthy conflict and I do think that there are times where passion comes into play, but not passion directed towards any one person. But it is just passion being in this role and being elected and ensuring that we're doing what we feel is, is best for our City. I apologize if anything that I had done earlier was a little bit outta line but there is, there is a lot of passion there. I agree with the PTO Workshop. However, I will tell you that I am also, at my top for my PTO so I'm burning my PTO next week and I am out on vacation. If you have a workshop next week unfortunately will not be here.

Thank you to all of the City Staff and PD for all of their efforts for Beryl. Myself, Councilwoman Lerma, and Councilman Burttschell we're going to provide lunch to the City. We planned it for August 26<sup>th</sup>. But thank you for all of your hard work.

Councilman Miller

Comment We had the conversation not allowing agenda items to come to Council without proper vetting. Proper Staff Reports. That it doesn't put undue burden on Staff and it respects the time of those that are here in the audience to ensure that we have what we need to help direct the City in the way that you all were asking us to do that. Thank you.

Councilwoman Curry

Thank all the City Workers. I had a complaint from a citizen and they told me they called in Monday and Tuesday. It has been taken care of. Thank you so much for your prompt response. The citizens of the East Side are very aware of there's one person that's taken on the role of trying to promote. She has a pet peeve when people mow the grass and the grass is in the street. So she's taken upon herself to go to the East Side Organization and to some of the neighbors to help the City help keep Sealy clean and looking good. Your actions have stirred fire up in the community. So thank you.

Councilman Zapalac

Thank Staff for all the budget hard work. In the old days, there wasn't any, there weren't any notes about what the section was for. Now we've got all these detailed notes about permanent notes, seasonal notes, and explanations for how. So we've made some improvements there. You guys take deserve credit for that.

There was a Roof Project, I don't wanna open a can of worms and we're obviously not gonna discuss it now, but if I understood you correctly and it's got to be started over again, if it gets to that point. I recall, but not in detail that we talked about taking the slope off or something to reduce the cost and at that time it was gonna be too expensive and too tricky legally to do it. But if we're being forced to reboot again, it may be worth taking off that little extra piece because it sounded like there was an appetite to do that, but we were too late. So if you get that far, okay, I consider that.

Councilman Burttschell

Absent

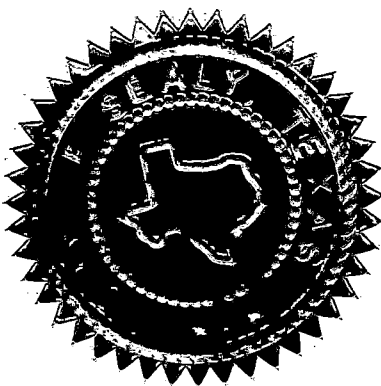
#### I. Adjourn

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

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

The motion carried. The meeting adjourned at 9:06 p.m.

**PASSED AND APPROVED** this 4th day of September 2024.



*Carolyn Bilski*

Carolyn Bilski, Mayor

ATTEST:

*Sandra Vrabec*

Sandra Vrabec, City Secretary