



**NOTICE OF REGULAR MEETING
SEALY CITY COUNCIL
W. E. HILL COMMUNITY CENTER
1000 MAIN STREET
SEALY, TX 77474
TUESDAY, AUGUST 4, 2026
6:00 P.M.**

Notice is hereby given of a Meeting of the City Council of Sealy to be held on the abovementioned date, time, and location for the purpose of considering the following agenda items. All agenda items are subject to action. The City Council reserves the right to meet in a closed session on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

A. Call to Order

B. Invocation and Pledges of Allegiance

C. Roll Call and Certification of a Quorum

D. Petition(s) and Public Comments

Comments may not be addressed to or at individuals and are limited to three minutes per speaker; however, if a large quantity of individuals has registered to speak, the time may be reduced. Speakers may not poll the council members or attendees.

E. Discussion and Possible Action to Approve the agenda order or reorder

F. Proclamation(s) and Special Recognitions

- **National 811 Day**

G. Consent Agenda

(In accordance with Sec. 2-35. (1) of the Code of Ordinances, "Routine matters thought to require little or no deliberation by city council may be placed on a consent agenda, which shall be treated as one agenda item." At any time prior to the call for a vote on the consent agenda, any council member may request that one or more items may be removed from the consent agenda and handled separately in the same manner as a regular agenda item.)

- a) Approve the July 21, 2026, Regular Minutes
- b) Accepting the Austin County Emergency Communications District Fiscal Year 2026-2027 Budget
- c) Approving the Final Payment to Vera Industries for the TxDOT Facility Utility Service Extensions
- d) Approving the 2026 Fantasy of Lights Rules and Guidelines
- e) Approving the City-Wide Event for the Fantasy of Lights being held on Saturday, December 5, 2026
- f) Approving the City-Wide Event for the Harvest Festival being held on Saturday, September 12, 2026, at the First United Methodist Church

- g) Accepting a Restricted Monetary Donation from John R. Selman and Maggie B. Selman Charitable Trust to the Parks Department in the amount of \$15,000, for the purpose of funding Shade Structures at the Jacqueline A. Cryan Memorial Park
- h) Discussion and Possible Action regarding Accepting a Donation from Ryan Ford and University CDJR for the Purchase and Payment of Annual Subscription Fees for a Flock ALPR Camera to be located on I-10 Frontage Road near dealerships
- i) Approving updates to Fiscal Year 2026-2027 Budget Calendar

H. Presentation(s)

- Austin County Residential and Commercial Developments by Austin County Engineer Jonathon Hopko

I. Business

1. Discussion and Review of Rexville Crossing Development and Economic Impact Analysis.
2. Discussion and Possible Action regarding Approving the Design for Wayfinding Signs.
3. Discussion and Possible Action regarding a possible Change Order for the Walking Trail associated with the Chapman B&PW Park Pond Expansion Project for Concrete Curb in lieu of Bender Board and replacing railroad ties with Concrete Curb in existing sections of the walkway.
4. Discussion and Possible Action regarding Approving a Professional Service Agreement with ACI Consulting Architects for Americans with Disabilities (ADA) Title II Transition Plan for the City Hall complex and a Space Utilization Survey for City facilities.
5. Discussion and Possible Action regarding an Ordinance Amending Chapter 62 – Natural Resources regarding Pipelines.
6. Discussion and Possible Action regarding an Ordinance Amending the Master Fee Schedule for Pipeline fees. (First of two readings)
7. Discussion and Possible Action regarding an Ordinance Amending Chapter 86 – Electric Bicycles, Micromobility devices, and small motor vehicles. (First of two readings)
8. Discussion and Possible Action regarding Approving Purchasing an Animal Control Vehicle.
9. Discussion and Possible Action regarding Purchasing a Police Vehicle.
10. Discussion and Possible Action regarding Approving and Adopting the 2026 Certified Appraisal Roll and Present Tax Rates to the City Council.

11. Discussion and Possible Action regarding the 2026 Proposed Tax Rate.
(City Council will take a Record Vote to Propose a Tax Rate)
12. Discussion and Possible Action regarding Setting a Date, Time, and Location for a Public Hearing on the Fiscal Year 2026-2027 Budget and Adoption of the Budget.
13. Discussion and Possible Action regarding Setting a Date, Time, and Location for a Tax Rate Public Hearing and Adoption of Tax Rate.
14. Discussion and Possible Action regarding Amendments to the City of Sealy Personnel Policies and Procedures Manual regarding Reporting Requirements, Potential Staffing Shortages, Updating Public Information Officers' Roles, and Language regarding Annual Health Insurance Benefits Contributions.
15. Discussion and Possible Action regarding Policy for Use of Vacation Leave before implementing NeoGov Software.

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

- a) **Texas Government Code, Section 551.087, Deliberation regarding Economic Development Negotiations; Closed Meeting.** This chapter does not require a governmental body to conduct an open meeting: (1) to 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 (1).

- **Tax Abatement for Project Align**

- 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.

- **Shyanne Moore and Christopher Moore v. City of Sealy Et al., Cause No. 2026V-0103, in the 155th Judicial District Court Austin County, Texas**
- **Sheryl Musgrove v. City of Sealy, Texas; Case No.4:25-CV-04118, in the United States District Court, Southern District of Texas, Houston Division**

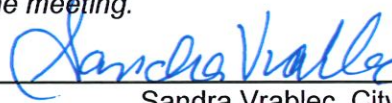
16. Reconvene into regular session and consider action, if any, on items discussed in Executive Session.

17. Reports, Announcements, or Requests from Councilmembers.

K. Adjourn

CERTIFICATION

I, Sandra Vrabec, City Secretary of the City of Sealy, do hereby certify that the above notice of the City of Sealy, Texas, City Council, was posted in a place convenient to the general public (and the City's website) in compliance with Chapter 551, of the Texas Government Code, and at least 3 business days before the scheduled time of the meeting.



Sandra Vrabec, City Secretary