



**NOTICE OF REGULAR MEETING  
SEALY CITY COUNCIL  
W.E. HILL COMMUNITY CENTER  
1000 MAIN STREET  
SEALY, TX 77474  
TUESDAY, APRIL 6, 2021  
6:00 P.M.**

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Notice is hereby given of a regular meeting of the City Council of Sealy to be held on the abovementioned date and time at the W.E Hill Community Center located at 1000 Main Street in Sealy, Texas, 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.

In the interest of maintaining the decorum of the meeting, and in accordance with Sections 2-35 and 2-36 of the Code of Ordinances, only those individuals who have registered to speak may speak on any agenda item. Individuals may register prior to the start of the meeting on the form at the entrance of the council chamber or by contacting the City Secretary. Comments may not be addressed to or at individuals and are limited to five 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.

1. Call to Order
2. Invocation and Pledges of Allegiance
3. Roll Call and Certification of a Quorum
4. Proclamations and Special Recognitions
  - a) 100 Year Birthday Proclamation for Finus Odell Tyler
  - b) Fair Housing Proclamation
5. Petition(s) and/or Request(s) from the Public.

*(Comments made under this agenda item are limited to five minutes per person; however, if a large quantity of individuals has registered to speak, the time may be reduced. In accordance with the Texas Open Meetings Act and Section 2-36(5) k.7 of the Code of Ordinances, the city council will not discuss or consider any item addressed during this agenda item. However, the mayor and the city manager may make statements of fact, for example, identifying the procedure for reporting an issue or referring the speaker to the cognizant agency or individual.)*
6. **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) Discussion and possible action regarding approval of minutes for the meeting held:
    - March 11, 2021 (Special Meeting)
    - March 16, 2021 (Workshop with Planning Commission)
    - March 16, 2021 (Regular Meeting)
    - March 23, 2021 (Special Meeting)
7. Sealy Chamber of Commerce and Visitor and Convention Center report.
8. Discussion and possible action to approve Mudbugs on Main event for May 2021.
9. Discussion and possible action to approve a Performance Agreement between the Sealy EDC and BROOKE & CO LLC, which includes SEDC funding for proposed incentives and the

- expenditure of funds for the Salon Project, located at 120 Main Street, to promote new and expanded business for a Historic District Improvement Grant in an amount not to exceed \$15,000.00.
10. Discussion and possible action to adopt a resolution to approve Sealy EDC's expenditure of funds using a Historic District Improvement Grant to BROOKE & CO LLC (The Salon Project) to promote new business development in an amount not to exceed \$15,000.00. *(This is the first of two readings.)*
  11. Discussion and possible action to approve a Performance Agreement between the Sealy EDC and Jeff Trevino (The Multi-Business Project), which includes SEDC funding for proposed incentives and the expenditure of funds for the Multi-Business Project, located at 222 Fowlkes Street, to promote new and expanded business for a Historic District Improvement Grant in an amount not to exceed \$15,000.00.
  12. Discussion and possible action to adopt a resolution to approve Sealy EDC's expenditure of funds using a Historic District Improvement grant to Jeff Trevino (The Multi-Business Project) to promote new business development in an amount not to exceed \$15,000.00. *(This is the first of two readings.)*
  13. Discussion and possible action to approve a Performance Agreement between the Sealy EDC and Jeff Trevino (The Fowlkes Façade Project), which includes SEDC funding for proposed incentives and the expenditure of funds for the Fowlkes Facade Project, located at 224 Fowlkes Street, to promote new and expanded business for a Historic District Improvement Grant in an amount not to exceed \$15,000.00.
  14. Discussion and possible action to adopt a resolution to approve Sealy EDC's expenditure of funds using a Historic District Improvement grant to Jeff Trevino (The Fowlkes Facade Project) to promote new business development in an amount not to exceed \$15,000.00. *(This is the first of two readings.)*
  15. Discussion and possible action to approve the SEDC expenditure of funds to reimburse the City of Sealy for the Rooms 4 Rent demolition project in an amount not to exceed \$4,746.00.
  16. Discussion and possible action to approve the Sealy Main Street Program to place a Little Library in the Levine Park.
  17. Discussion and possible action to award a bid for Front Street Drainage improvements.
  18. Discussion and possible action to approve a contract with AT&T for communication services.
  19. Discussion and possible action to approve a utility agreement with BSR Properties. (Hunter's Crossing)
  20. City Manager's report and possible discussion:
    - a) Update on Strand Task Order No. 2 (Elevated Tank)
    - b) Update on Winter Storm Relief Funding
    - c) Update on COVID-19 Relief Funding
    - d) Update on Gas Bills
    - e) Update on CDBG- GrantWorks
  21. Requests for future agenda items, comments, and announcements.

22. **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; – namely gas utility issues, gas contract and litigation related to same
- b) **Personnel Matters under Texas Government Code, Section 551.074** (to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee) – City Manager position

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

24. Adjournment

CERTIFICATION

*I certify that a copy of the April 6, 2021, agenda of items to be considered by the Sealy City Council was posted on the City Hall bulletin board and on the city website on or before 6:00 p.m. on April 1, 2021.*

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Brooke Knoll, City Secretary