

The City Council of the City of Seabrook met in regular session on Tuesday, January 31, 2023 at 6:00 p.m. in Seabrook City Hall, 1700 First Street, Seabrook, Texas, to discuss, consider and if appropriate, take action on the items listed below.

THOSE PRESENT WERE:

THOM KOLUPSKI	MAYOR
JACKIE RASCO	COUNCIL PLACE NO. 1
ROB HEFNER	COUNCIL PLACE NO. 2
TOM TOLLETT	COUNCIL PLACE NO. 3
MICHAEL GIANROSSO	COUNCIL PLACE NO. 4
BUDDY HAMMANN	MAYOR PRO TEM
JOE MACHOL	COUNCIL PLACE NO. 5
GAYLE COOK	COUNCIL PLACE NO. 6
STEVE WEATHERED	CITY MANAGER
ROBIN LENIO	CITY ATTORNEY
	CITY SECRETARY

Mayor Kolupski called the meeting to order at 6:00 p.m. and lead the audience in the Pledges of Allegiance.

1. PRESENTATIONS

1.1 Introduction and swearing in of new police officer, Wesley Stilwell and promotional ceremony for Sergeant Shannon Oubre. *Sean Wright, Chief of Police, and Robin Lenio, City Secretary*

Police Chief, Sean Wright, introduced new officer Wesley Stilwell and explained that Officer Stilwell grew up in Seabrook and is excited to be working and protecting his hometown. Chief continued that it is always a good day when it is time to celebrate. Officer Stilwell has 9 ½ years' experience, is a field training officer, a firearms instructor and an instructor. Chief has known Officer Stilwell for a long time, his mother was a dispatcher with Seabrook at one time, and Officer Stilwell is definitely invested in the Community. City Secretary, Robin Lenio, administered the Oath of Office to Officer Stilwell and his grandmother pinned his badge on him.

1.2 Presentation to recognize and show appreciation for the community support provided by SNAP Fitness during recent Police Department new hire activities. *Sean Wright, Chief of Police*

Chief Wright explained that Officer Shannon Oubre has been promoted to Sergeant. Sergeant Oubre has been with the City for 10 years, has an advanced Peace Officer certification, is a Field Training Officer, has received seven (7) letters of commendation, is a certified member of Peer-to-Peer on critical incidents, was previously a jailer, and has twice been Officer of the Year. Chief stated that all of the accolades and achievements pale in comparison to Sergeant Oubre's loyalty to the Seabrook community, as he truly knows what it means to be a Peace Officer, Police Officer, Peer and All Around Great Guy. Chief Wright stated that he is proud of Sergeant Oubre because Chief Wright was on his oral board, hiring Oubre, and Chief

knew then that Oubre would be where he is today. Sergeant Oubre's young son pinned his new badge on him.

2. PUBLIC COMMENTS AND ANNOUNCEMENTS

Kylie Wilson, 2602 Loganberry Circle, stated that she would like to ask the City and City Council, on behalf of the residents of the Red Oak Acres Subdivision, to write a letter of support to the Public Utility Commission (PUC) and to Texas Governor Greg Abbott insisting that CenterPoint relocate their substation to another and much safer location. Harris County Commissioner Adrian Garcia's Office and their right-of-way team worked extensively with CenterPoint Right-Of-Way Acquisitions Supervisor, Heather Caramanica, on a land swap. Even though those efforts failed, Ms. Caramanica indicated to Harris County that they would be agreeable to construct the substation on the east side of SH146. Why is this location not being pursued? This would keep industry with industry, not in a fully developed subdivision with one road in and out, enclosed by a barrier of trees, and a daycare and school at the end of the entrance road into the subdivision. It seems this project is about a cost savings for CenterPoint. Ms. Caramanica also told Harris County during their discussions that the property must be deemed usable, i.e. not classified as wetlands; not have environmental contamination; and the soil must be sufficient to support their structure. Yet, CenterPoint has never done one environmental assessment nor a soil study. There have been multiple houses in the subdivision, including ones adjacent to and across the street from the construction location, that have foundation issues. How can CenterPoint affirm the usability of the property without assessing it? Property in the subdivision, including the land owned by CenterPoint, floods constantly with torrential rain, even this past Tuesday. Why would the City not insist that this environmental assessment be completed before allowing the substation construction planning to proceed? CenterPoint has no idea if there is any environmental contamination or issues with soil or land compensation. CenterPoint's property is adjacent to multiple pipelines, the railroad tracks, and even a polymer plant. In addition, a piece of property that sits directly behind CenterPoint's property has never once had anything grow on it, and it was previously owned by Exxon Mobile. It makes a person wonder what is on that property. The City Council was elected to represent the best interests of Seabrook residents, so the Red Oak Acres residents are asking the City and Council to how support by requesting that the PUC and the Governor put pressure on CenterPoint to find a new location for the substation. The risk of the substation construction inside the neighborhood is being forced upon its residents and there is no choice. Residents are forced to deal with the risk to their lives, their health, and the value of their property. This is negligent and irresponsible decision making by CenterPoint, but also one that the City of Seabrook is accepting by not insisting CenterPoint move the substation elsewhere to a more suitable location. Residents would also like to ask Council to look into how far back it goes that the City was made aware of the substation plans. Open Records requests produced email dating back to June 2020 with a map and an aerial of the subdivision. Red Oak Acres residents were not notified of the plans to construct a substation until fall 2021, and records requests were not made until spring of 2022. It is highly concerning that it took over two (2) years for residents to be fully informed. Finally, CenterPoint's website lists all substation projects in the area, including the one in Baytown off of Kilgore, with pdf's, attachments, the aerial footprint and letters to the community town hall, all informing the public. However, the Seabrook substation is not listed on CenterPoint's website, and the residents have

received nothing from CenterPoint. This lack of information makes one question why the project is slated for construction inside the neighborhood.

2.1 Mayor, City Council and/or members of the City staff may make announcements about City/Community events. *City Council*

Mayor Pro Tem, Buddy Hammann, announced several upcoming events, including:

Yachty Gras Boat Parade – February 11- 7:00pm – Clear Creek Channel

The Market on Main—February 11—9:00am-3:00pm—Oleander Market

Seabrook Lucky Trails—March 17-19 -- All Day - Meador Park

29th Annual Trash Bash –March 25-- All Day—TBD

3. BID AWARDS

3.1 Consider and take all appropriate action on Bid Award and contract between the City of Seabrook and Bull-G Construction, LLC for construction of the GEON to Red Bluff Waterline Interconnect; CIP W21 in an amount not to exceed \$187,344.00. *Brian Craig, City Engineer & Assistant Director of Public Works*

Motion was made by Mayor Pro Tem Hammann and seconded by Councilmember Giangrosso to approve a Bid Award and contract between the City of Seabrook and Bull-G Construction, LLC for construction of the GEON to Red Bluff Waterline Interconnect; CIP W21 in an amount not to exceed \$187,344.00.

MOTION CARRIED BY UNANIMOUS CONSENT

4. CONSENT AGENDA

4.1 Approve the minutes of the January 17, 2023 regular City Council Meeting. *Robin Lenio, City Secretary*

Motion was made by Councilmember Giangrosso and seconded by Councilmember Tollett to approve the Consent Agenda, as presented.

MOTION CARRIED BY UNANIMOUS CONSENT

5. NEW BUSINESS

5.1 Consider and take all appropriate action on Resolution 2023-02, "Submission of Grant Application to the State of Texas Office of the Governor Ballistic Shields." *Bryan Brand, Police Lieutenant*

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SEABROOK, AUTHORIZING THE SUBMISSION OF A 2023 GRANT PROGRAM FOR BALLISTIC SHIELDS THROUGH THE STATE OF TEXAS OFFICE OF THE GOVERNOR FOR \$41,750.82 IN GRANT FUNDS; AND AUTHORIZING THE CITY MANAGER TO ACT AS THE CITY'S AUTHORIZED REPRESENTATIVE IN ALL MATTERS PERTAINING TO THE CITY'S PARTICIPATION IN CONNECTION WITH THE GRANT

Motion was made by Mayor Pro Tem Hammann and seconded by Councilmember Giangrosso to approve Resolution 2023-02, "Submission of Grant Application to the State of Texas Office of the Governor Ballistic Shields."

MOTION CARRIED BY UNANIMOUS CONSENT

5.2 Consider and take all appropriate action on additional funding of E. Meyer Sidewalk project for the Harris County Precinct 2 Partnership Project 2021 series in an amount not to exceed \$472,488.84. *Kevin Padgett, Director of Public Works and Brian Craig, City Engineer & Assistant Director of Public Works*

Motion was made by Councilmember Hefner and seconded by Councilmember Machol to approve additional funding of E. Meyer Sidewalk project for the Harris County Precinct 2 Partnership Project 2021 series in an amount not to exceed \$472,488.84.

MOTION CARRIED BY UNANIMOUS CONSENT

5.3 Consider and take all appropriate action on first and final reading of Ordinance 2023-01, "Amending the Budget for the Fiscal Year beginning October 1, 2022 and ending September 30, 2023 for City Department Encumbrances." *Michael Gibbs, Director of Finance*

AN ORDINANCE AMENDING THE AMOUNT OF APPROPRIATIONS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2022 AND ENDING SEPTEMBER 30, 2023 BY AUTHORIZING CERTAIN ADDITIONS IN THE AMOUNT OF \$472,489 FOR GEN CIP FUND 28, FUND; AUTHORIZING THE CITY MANAGER TO TAKE ALL ACTIONS NECESSARY TO FACILITATE THE CHANGES IDENTIFIED; AND FINDING AVAILABLE UNENCUMBERED FUNDS FOR THE SUPPLEMENTAL APPROPRIATION AND/OR RESERVE REDUCTION

Motion was made by Mayor Pro Tem Hammann and seconded by Councilmember Giangrosso to approve on first and final reading of Ordinance 2023-01, "Amending the Budget for the Fiscal Year beginning October 1, 2022 and ending September 30, 2023 for City Department Encumbrances."

MOTION CARRIED BY UNANIMOUS CONSENT

5.4 Consider and take all appropriate action on the first reading of Ordinance 2023-02, "Amending Section 90-80 of the Code of Ordinances of the City of Seabrook to add additional streets (E. Meyer and Baywood) as no parking zones. *Brian Craig, City Engineer & Assistant Public Works Director*

AN ORDINANCE AMENDING CHAPTER 90 OF THE CODE OF ORDINANCES OF THE CITY OF SEABROOK, TEXAS, ENTITLED "TRAFFIC AND VEHICLES," ARTICLE III, "STOPPING, STANDING, AND PARKING," DIVISION 1, "GENERALLY," SECTION 90-80, "SCHEDULE I: NO PARKING ZONES" PROVIDING UPDATE OF ADDITIONAL STREETS TO THE LIST FOR RESTRICTED PARKING; PROVIDING FOR A PENALTY IN AN AMOUNT OF NOT MORE THAN TWO HUNDRED DOLLARS (\$200.00) FOR VIOLATION OF ANY PROVISIONS HEREOF BY INCLUSION INTO THE CODE; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HERewith; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR NOTICE.

Motion was made by Councilmember Tollett and seconded by Mayor Pro Tem Hammann to approve on the first reading of Ordinance 2023-02, "Amending Section 90-80 of the Code of Ordinances of the City of Seabrook to add additional streets (E. Meyer and Baywood) as no parking zones.

MOTION CARRIED BY A 5-2 VOTE WITH COUNCILMEMBERS RASCO AND MACHOL VOTING IN OPPOSITION

6. ROUTINE BUSINESS

6.1 City Manager update and report to City Council on various items that require no action, including Recap for Seabrook Boards and Commissions, SH 146 Expansion Projects, Red Bluff Expansion Project, Port of Houston Rail Spur, Gulf Coast Protection District, Public Meeting Livestreaming Project, City of Seabrook CIP Projects, and any City of Seabrook Grant Administration. *Gayle Cook, City Manager*

City Manager, Gayle Cook, updated the City Council on various items that require no action. Ms. Cook's update is attached in Attachment A.

6.2 Establish future meeting dates and agenda items. *City Council*

Council will hold a special Strategic Planning Workshop on Friday, February 10, 2023 at 9:00am at Casa Mare at 4810 Todville Road.

A regular City Council meeting will be held on Tuesday, February 21, 2023, at 6:00pm at Seabrook City Hall Council Chamber.

Upon motion duly made and seconded, Mayor Kolupski adjourned the meeting at 7:01pm.
Approved this 21st day of February 2023.

Thomas G. Kolupski

Robin Lenio

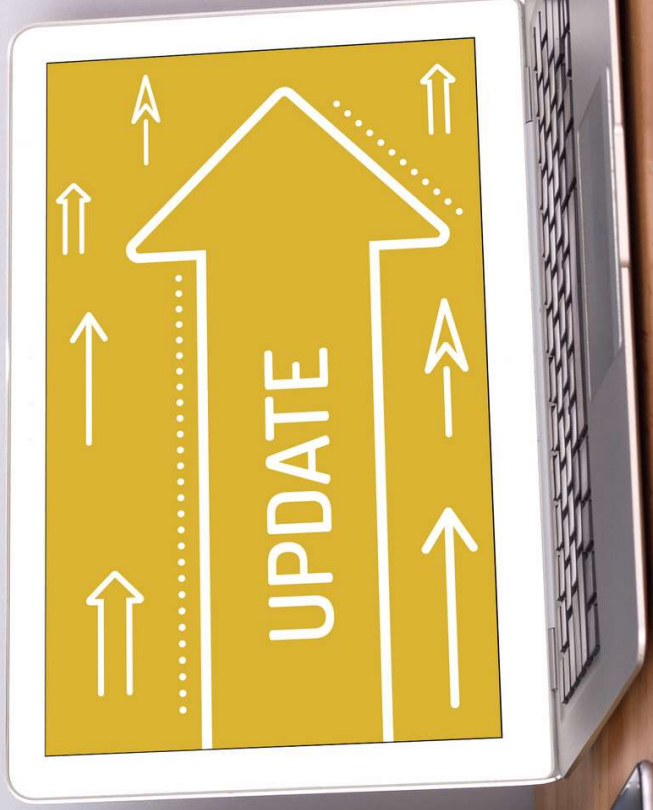
Thomas G. Kolupski
Mayor

Robin Lenio, TRMC
City Secretary

ATTACHMENT A

CITY COUNCIL UPDATE

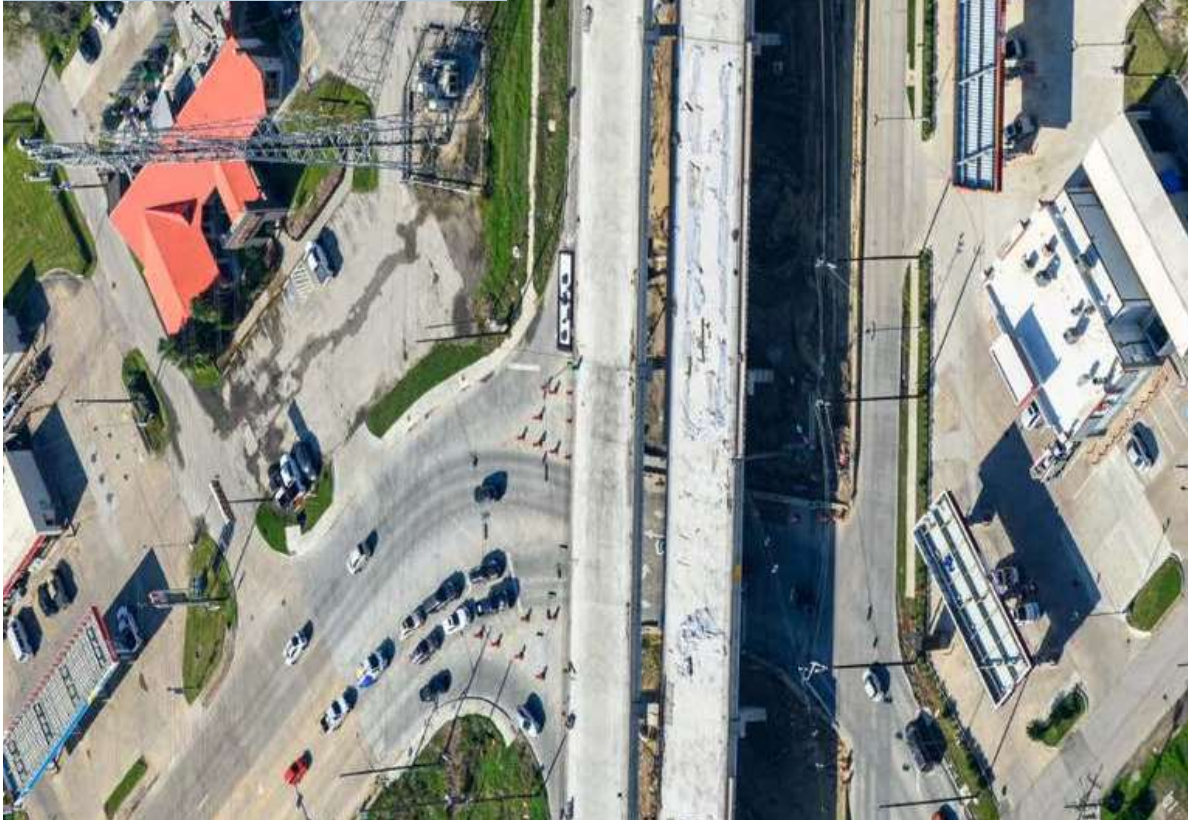
January 31, 2023



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RECAP BOARDS AND COMMISSIONS

PLANNING AND ZONING 1-26-2023	Replat @ Corner of E. Meyer and SH 146 for quick service restaurant Started discussion on new zoning districts to North
BOARD OF ADJUSTMENT 1-9-2023	2 Residences at Todville and Meyer Setback 15 to 10 Feet Lot size and width Variance Denied
ECONOMIC DEVELOPMENT CORPORATION 1-12-2023	Update and Renewal on SEDC Incentives Policy discussion and return by draft ordinance
OPEN SPACE AND TRAILS 1-12-2023	Field Trip Meeting on site at Carothers as posted for consideration of projects to Casita and grounds



SH 146

- Main lane construction throughout Seabrook remains a priority at this time with emphasis from Repsдорф to Red Bluff to possibly traffic shift and utilize overpasses before end of project in December 2023



An aerial photograph showing a multi-lane highway under construction. A large section of the highway is closed, indicated by a long, temporary barrier structure. Construction equipment, including a yellow crane, is visible on the closed section. The surrounding area includes a residential neighborhood with houses and trees on the left, and commercial buildings and parking lots on the right. A large blue semi-trailer is parked near the construction site. The text 'SH146.com' is overlaid in large white letters on the left side of the image.

SH146.com

UPDATED LANE CLOSURES:

Continued alternate lane closures on frontage roads around Repsdorph / E. Meyer overpass for overhead work and signage structure foundation work

CIP?

{ Capital Improvements
Program +
Maintenance Program

CAPITAL PROJECTS UPDATE

**The CIP
Includes**



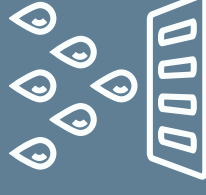
Facilities



Streets



Drainage



IT



Parks



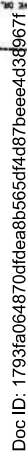
Park Projects

- CIP # P13 Meador Restroom - Completed



colytic

PC-1



- CIP #P17 New Friendship Park
Playground - New equipment
March 2023



Park Projects



- CIP #P27 Pine Gully Pier - Preparing
for Bid Publication

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Street Projects

CIP # S13 - Todville Side Streets - In progress

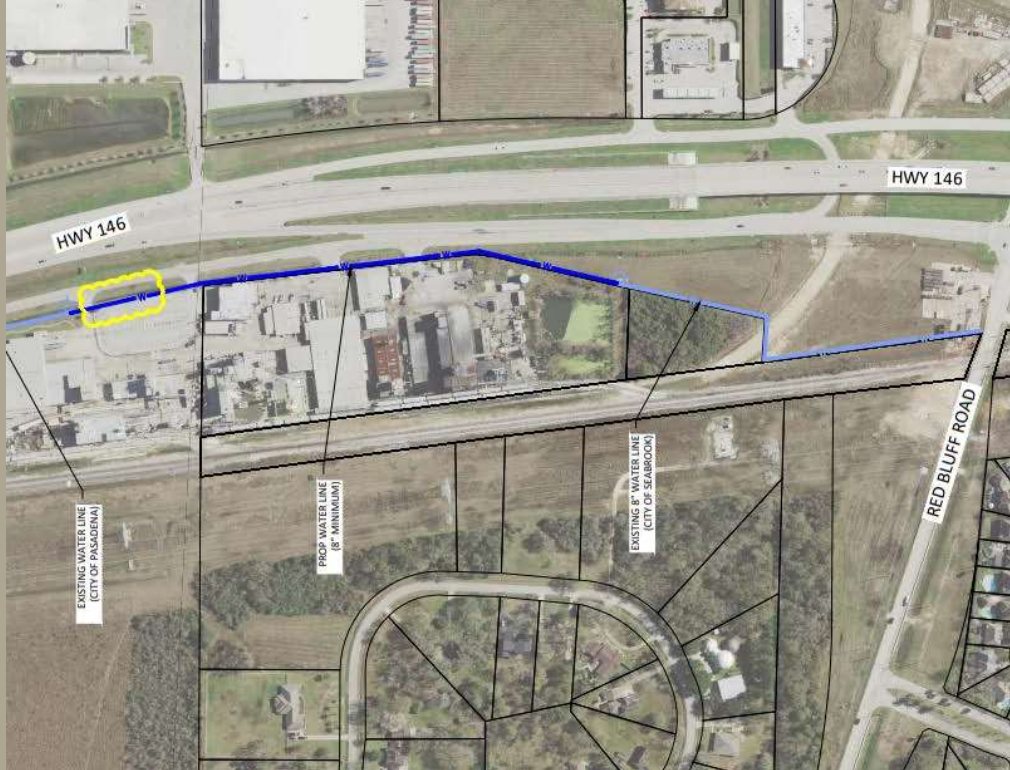
CIP # S25 - Lakewood Yacht Club Drive - In design

Water Projects

CIP # W21 Water Line Interconnect Geon -
Contract Considered on January 31, 2023
Agenda

Scope:

This project is part of the city's CIP and will provide an additional interconnect with the City of Pasadena that provides water to the City of Seabrook allowing for redundancy to the overall city's distribution system. The 8" from NE corner of SH146 and Red Bluff along the SH 146 SB Frontage Road in front of Geon Performance Solutions.



Water Projects

Emergency Bypass Water Line - City of Pasadena 24" water line project at Taylor Lake Bridge. This temporary bypass line constructed as the City of Seabrook prepares the city's capital improvement for new construction and underground bore of the trunk line.

CIP # W5 New Water Line under Taylor Lake - In design



Doc ID: 1793fa064870afdea8b565df4d87beee4d38967f

WW9 - Wastewater Plant CSA Construction



Doc ID: 17933a064870a1dea81565d114d87b9ee413685671

Gulf Coast Protection District

TEXAS COASTAL BARRIER

\$34 Billion Est Total Cost

65% Federally Funded and 35%
Locally Funded by District

SB 1 - Appropriates \$418.8
Billion for Fiscal Yr 24 & 25

Legislative Session: 88(R)

Bill: SB 1

Stage 1 Filed 1/18/2023	Stage 2 Out of Senate Committee	Stage 3 Voted on by Senate	Stage 4 Out of House Committee	Stage 5 Voted on by House	Stage 6 Governor Action	Stage 7 Bill Becomes Law
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22. Gulf Coast Protection District (GCPD).

- (a) The General Land Office and Veterans Land Board (GLO) shall use the \$200,000,000 in General Revenue appropriated in fiscal year 2024 in Strategy B.1.1. Coastal Management for the purpose of making a grant to the Gulf Coast Protection District (GCPD) through a cooperative agreement in the 2024-25 biennium only if the terms of the agreement require the grantee, GCPD, to, at minimum:
- (1) Provide a report of budgeted and expended grant amounts by project or activity areas on a semi-annual basis as defined by the GLO;
- (2) Provide timelines for completion of projects on a semi-annual basis as defined by the GLO; and
- (3) Any other reasonable term deemed prudent by the GLO.
- (b) The GLO shall use \$300,000,000 in General Revenue in fiscal year 2024 in Strategy B.1.1. Coastal Management, solely for the purpose of making an additional grant to the GCPD through a cooperative agreement during the 2024-25 biennium to provide state matching funds to meet federal requirements for studies and projects planned to be conducted in the state by the United States Army Corps of Engineers (USACE). The appropriation of state matching funds is contingent upon USACE requesting payments to cover the 35.0 percent non-federal cost share which may include the non-federal sponsor's real estate and in-kind work costs. The appropriation of state matching funds is also contingent upon the terms of the agreement requiring the grantee, GCPD, to report the same information detailed above in Subsection (a)(1) through (a)(3).
- (c) Any related unobligated and unexpended balances remaining as of August 31, 2024, are appropriated for the same purpose for the fiscal year beginning September 1, 2024.
- (d) In addition to amounts appropriated above, any unobligated and unexpended balances for the Gulf Coast Protection District remaining from 2022-23 appropriations in Strategy B.1.1. Coastal Management, as of August 31, 2023, are appropriated for the fiscal year beginning on September 1, 2023 (estimated to be \$0) in the same strategy for the purpose of funding GCPD expenses associated with implementing the Sabine to Galveston and Coastal Texas storm surge protection measures.

Thank You

QUESTIONS

