



**SEABROOK CITY COUNCIL
NOTICE OF REGULAR CITY COUNCIL MEETING
TUESDAY, DECEMBER 2, 2025 - 6:00 PM**

For city information visit www.seabrooktx.gov
For agendas visit www.seabrooktx.gov/agendas

NOTICE IS HEREBY GIVEN THAT THE SEABROOK CITY COUNCIL WILL MEET ON **TUESDAY, DECEMBER 2, 2025 AT 6:00 PM** IN THE CITY HALL CITY COUNCIL CHAMBERS, 1700 1ST STREET, SEABROOK, TEXAS, **TO DISCUSS, CONSIDER, AND IF APPROPRIATE, TAKE ACTION** WITH RESPECT TO THE ITEMS LISTED BELOW.

PLEDGE OF ALLEGIANCE

1. PUBLIC COMMENTS AND ANNOUNCEMENTS

At this time we would like to listen to any member of the audience on any subject matter, whether or not that item is on the agenda. All comments are limited to a maximum of four minutes for each speaker, shall be limited to City business or City-related business or matters of general public interest, and shall not include any personal attacks or abusive language.

All public remarks shall be addressed to the Chair. Comments shall not be directed toward individual Councilmembers, City staff, or other members of the public.

In accordance with the Texas Open Meetings Act, members may not discuss or take action on any item that has not been posted on the agenda. When your name is called, please come to the podium and state your name and address clearly into the microphone before making your comments. Thank you.

REGISTER ONLINE TO SPEAK IN PERSON DURING PUBLIC COMMENTS:
www.seabrooktx.gov/publiccomment

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

1.2 City Manager update and report to City Council on various items that require no action, including Seabrook Boards and Commissions, Transportation Projects, and City of Seabrook CIP Projects.

2. PRESENTATIONS

2.1 Presentation of the monthly financial reports for the periods ending September and October 2025.

3. CONSENT AGENDA

3.1 Approve the minutes of the November 13, 2025 and November 18, 2025 City Council Meetings.

4. SPECIFIC PUBLIC HEARING

4.1 Conduct a Public Hearing on a request to purchase, and for the City to abandon/vacate and convey a City right-of-way generally located within the Gay Vista Subdivision, known as Bay Vista Drive, originally platted as Palm Drive and Flamingo Lane described as a 60' right-of-way, BEING a 1.473 acre (64,152 square feet) tract of land situated in the Ritson Morris Survey A-52, Harris County, Texas according to the map or plat thereof recorded in Volume 058, Page 024 of the Harris County Maps Records. *Sean Landis, Deputy City Manager | Planning and Zoning Director*

5. BID AWARDS

5.1 Consider and take all appropriate action on a proposal with Branch Construction Group in an amount of \$53,827.00 for CIP Project D19 Outfall Repair and authorize the City Manager to execute the proposal and any associated documents. *Brian Craig, Director of Public Works | City Engineer*

6. NEW BUSINESS

6.1 Consider taking additional actions to sell, abandon/vacate, and convey the right-of-way generally located within the Gay Vista Subdivision, known as Bay Vista Drive, originally platted as Palm Drive and Flamingo Lane, described as a 60-foot right-of-way, being a 1.473-acre (64,152 square feet) tract of land situated in the Ritson Morris Survey, Abstract No. 52, Harris County, Texas, according to the map or plat thereof recorded in Volume 58, Page 24 of the Harris County Map Records; and further, to order title and direct the City Attorney to prepare the appropriate ordinance. *Sean Landis, Deputy City Manager | Planning and Zoning Director*

6.2 Consider and take all appropriate action on directing staff to prepare a draft ordinance regarding the records management included within the Texas Local Government Code, and develop longer retention periods for certain specific records than the established retention periods outlined by the Texas State Library and Archives Commission. *Rachel Lewis, City Secretary, David Olson, City Attorney*

6.3 Consider and take all appropriate action on the first and final reading of Ordinance 2025-26, amending the budget for the fiscal year beginning October 1, 2024 and ending September 30, 2025 for City department encumbrances. *Michael Gibbs, Director of Finance*

AN ORDINANCE AMENDING THE AMOUNT OF APPROPRIATIONS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024 AND ENDING SEPTEMBER 30, 2025 BY AUTHORIZING CERTAIN ADDITIONS IN THE AMOUNT OF \$625,620.40 FOR GENERAL, ENTERPRISE, VETERANS MEMORIAL, CHILD SAFETY, STEP, GENERAL FUND CIP, CAPITAL PROJECT FUNDS, FIRE PROJECTS, DRAINAGE FUND, ECONOMIC DEVELOPMENT, SPECIAL COURT REVENUE FUNDS, PUBLIC SAFETY VEHICLE EQUIPMENT REPLACEMENT FUND, CRIME DISTRICT, PUBLIC SAFETY, HOTEL OCCUPANCY TAX FUND, PARK IMPACT FUND, ANIMAL SHELTER, DEBT SERVICE FUND, PEG FUND, AND GENERAL

VEHICLE EQUIPMENT REPLACEMENT 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.

6.4 Consider and take all appropriate action on first and final reading of Ordinance 2025-27, amending the budget for the fiscal year beginning October 1, 2025 and ending September 30, 2026 for city department encumbrances. *Michael Gibbs, Director of Finance*

AN ORDINANCE AMENDING THE AMOUNT OF APPROPRIATIONS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2025 AND ENDING SEPTEMBER 30, 2026 BY AUTHORIZING CERTAIN ADDITIONS IN THE AMOUNT OF \$2,836,718.51 FOR GENERAL, ENTERPRISE, VETERANS MEMORIAL, CHILD SAFETY, STEP, GENERAL FUND CIP, CAPITAL PROJECT FUNDS, FIRE PROJECTS, DRAINAGE FUND, ECONOMIC DEVELOPMENT, SPECIAL COURT REVENUE FUNDS, PUBLIC SAFETY VEHICLE EQUIPMENT REPLACEMENT FUND, CRIME DISTRICT, PUBLIC SAFETY, HOTEL OCCUPANCY TAX FUND, PARK IMPACT FUND, ANIMAL SHELTER, DEBT SERVICE FUND, PEG FUND, AND GENERAL VEHICLE EQUIPMENT REPLACEMENT 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.

6.5 Consider and take all appropriate action on amendments to the Fiscal Year 2026 Capital Improvement Program as it relates to Park projects. *Michael Gibbs, Director of Finance*

6.6 Consider and take all appropriate action on a Job Order Contract (JOC) with Red Oak Construction in an amount of \$464,318.52 for the renovations of the Seabrook Police Department through OMNIA Partners Purchasing Cooperative Contract #04-29 and authorize the City Manager to execute the contract. *Gayle Cook, City Manager*

6.7 Consider and take all appropriate action on a Job Order Contract (JOC) with Red Oak Construction in an amount of \$130,149.22 for the remodel and renovation of City Hall Lobby and conference room, City Hall lobby restrooms, replacement of carpet and main stairwell flooring through OMNIA Partners Purchasing Cooperative Contract #04-29 and authorize the City Manager to execute the contract. *Gayle Cook, City Manager*

6.8 Consider and take all appropriate action on a Job Order Contract (JOC) with Red Oak Construction in an amount of \$62,662.13 for the remodel and renovation of City Hall second floor lobby through OMNIA Partners Purchasing Cooperative Contract #04-29 and authorize the City Manager to execute the contract. This is an alternate proposal exceeding the FY2025-26 renovation budget and if approved, will require a budget amendment. *Gayle Cook, City Manager*

6.9 Consider and take all appropriate action on a Job Order Contract (JOC) with Red Oak Construction in an amount of \$26,361.27 for records room split and remodel for additional office space through OMNIA Partners Purchasing Cooperative Contract

#04-29 and authorize the City Manager to execute the contract. This is an alternate proposal exceeding the FY2025-26 renovation budget and if approved, will require a budget amendment. *Gayle Cook, City Manager*

7. ROUTINE BUSINESS

7.1 Establish future meeting dates and agenda items.

THE CITY COUNCIL RESERVES THE RIGHT TO HEAR ANY OF THE ABOVE DESCRIBED AGENDA ITEMS THAT QUALIFY FOR AN EXECUTIVE SESSION IN AN EXECUTIVE SESSION BY PUBLICLY ANNOUNCING THE APPLICABLE SECTION NUMBER OF THE OPEN MEETINGS ACT, (CHAPTER 551 OF THE TEXAS GOVERNMENT CODE) THAT JUSTIFIES EXECUTIVE SESSION TREATMENT.

THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR OTHER ACCOMMODATIONS OR INTERPRETIVE SERVICES, MUST BE MADE, 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY SECRETARY'S OFFICE AT (281) 291-5663 OR CITYSEC@SEABROOKTX.GOV FOR FURTHER INFORMATION.

I certify that this notice was posted on the bulletin board on or before Monday, November 24, 2025 no later than 6:00 p.m. and that this notice will remain posted until the meeting has ended.

Rachel Lewis, TRMC

