



SEABROOK CITY COUNCIL
NOTICE OF REGULAR CITY COUNCIL MEETING
TUESDAY, JANUARY 18, 2022 - 6:00 PM

For city information visit WWW.SEABROOKTX.GOV
For SH 146 updates visit www.sh146.com

NOTICE IS HEREBY GIVEN THAT THE SEABROOK CITY COUNCIL WILL MEET ON **TUESDAY JANUARY 18, 2022 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.

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.

PLEDGE OF ALLEGIANCE

1. PRESENTATIONS

1.1 Presentation to recognize Springhill Suites by Marriott Houston NASA/Seabrook as the Seabrook Economic Development Corporation's Business of the Year for 2021. *Paul Chavez, Director of Economic Development*

ATTACHMENT(S): [Certificate of Recognition](#)

2. 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. 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/speaker-registration

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

ATTACHMENT(S): Events Memo

3. SPECIFIC PUBLIC HEARING

3.1 Request for approval of a Preliminary Planned Unit Development (Preliminary PUD) to create “The Tower Preliminary PUD” a 7 story building comprising of a one story 74 spaces parking garage, 10,826 sq. ft. of leasable office space, 75 units of luxury multi-family apartments, 3,354 sq. ft. of entertainment and business space, and 127 outdoor parking spaces located on 1 Tract of land, approximately 2.376 acres. *Sean Landis, Deputy City Manager*

ATTACHMENT(S): [Agenda Briefing](#) [Application](#) [Public Hearing Notice](#) [PZ Report](#) [Presentation](#) [Site Exhibit](#) [Survey](#) [Metes and Bounds](#)

Owner/Applicant: WMF Investments Inc., 16865 Diana Lane Suite 200, Houston, TX 77058

Legal Description: A 2.376 acres (103,483 square foot) tract of land located in the Ritson Morris Survey, Abstract Number 52, City of Seabrook, Harris County, Texas and said 2.376 acre tract of land being out of and a part of Tracts 3-A, 4-A and 5-A of the Repsdorph Partition, a subdivision recorded under Volume (Vol.) 18, Page (Pg.) 63 of the Harris County Map Records (H.C.M.R.) and being out of and a part of the called 4.796 acre tract described in the deed to W.M.F. Investments, Inc., recorded under Harris County Clerk’s File Number (H.C.C.F. No.) 20060261117.

Location: This property is located at 3330 NASA Road One, west of Repsdorph Road, north of NASA Road One and south of Pebblebrook Drive.

4. CONSENT AGENDA

4.1 Approve the Quarterly Investment Report for the fourth quarter of Fiscal Year 2020-2021, as required by the Public Funds Investment Act (PFIA).

Michael Gibbs, Director of Finance

ATTACHMENT(S): [Agenda Briefing](#) [Fourth Quarter Report](#)

4.2 Approve the minutes of the January 4, 2022 regular City Council meeting.

Robin Lenio, City Secretary

ATTACHMENT(S): [January 4 2022 minutes](#)

5. NEW BUSINESS

5.1 Consider and take all appropriate action on a Request for approval of a Preliminary Planned Unit Development (Preliminary PUD) to create “The Tower Preliminary PUD” a 7 story building comprising of a one story 74 spaces parking garage, 10,826 sq. ft. of leasable office space, 75 units of luxury multi-family apartments, 3,354 sq. ft. of entertainment and business space, and 127 outdoor parking spaces located on 1 Tract of land, approximately 2.376 acres.

Sean Landis, Deputy City Manager

ATTACHMENT(S): [Agenda Briefing](#) [Application](#) [PZ Report](#)
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Location: This property is located at 3330 NASA Road One, west of Repsdorph Road, north of NASA Road One and south of Pebblebrook Drive.

5.2 Consider and take all appropriate action on recommendation of the Public Safety Task Force for a transfer from Public Safety Fund Reserves in the amount of \$114,68 and a recommendation for 2022 expenditures from the Public Safety Fund in the amount of \$94,490.68. *Brad Goudie, Director of Emergency Services*

ATTACHMENT(S): [Agenda Briefing](#) [Requested Items](#)

5.3 Consider and take all appropriate action on the charitable distribution of Celebration Seabrook event proceeds not to exceed \$10,000.00. *LeaAnn Petersen, Director of Community & Visitor Relations*

ATTACHMENT(S): [Agenda Briefing](#)

6. DISCUSSION

6.1 Discuss, consider and take all appropriate action regarding funding received or to be received by the City of Seabrook under the American Rescue Plan Act (ARPA) for FY22 Capital Improvement Program (CIP) projects W5-Taylor Lake Water Line Crossing and W19-NASA Road Waterline Interconnect and funding of local match for the Pine Gully Wastewater Treatment Plant (PGWWTP) under the Hazard Mitigation Grant Program (HMGP). *Gayle Cook, City Manager, and Michael Gibbs, Director of Finance*

ATTACHMENT(S): [Agenda Briefing](#) [Memorandum](#)

7. ROUTINE BUSINESS

7.1 Update on the 2022 Seabrook General Election. *Robin Lenio, City Secretary*

7.2 Update and report on various items that require no action, including SH 146 Expansion Project, City of Seabrook CIP Projects, and City of Seabrook Grant Administration. *Gayle Cook, City Manager*

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

ATTACHMENT(S): [Calendar](#)

8. CLOSED EXECUTIVE SESSION

8.1 Section 551.071

Conduct a Closed Executive Session to consult with the City's attorneys regarding the lawsuit entitled City of Seabrook v. Barge 295 and the Yard at Barge 295. *Gayle Cook, City Manager*

9. OPEN SESSION

Council will reconvene in Open Session to allow for possible action on any of the agenda items listed above under "Closed Executive Session".

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.

I certify that this notice was posted on the bulletin board on or before Friday, January 14, 2022 no later than 5:00 p.m. and that this notice will remain posted until the meeting has ended.

Alun Thomas
Deputy City Secretary

