



SEABROOK CITY COUNCIL  
NOTICE OF REGULAR CITY COUNCIL MEETING  
TUESDAY, OCTOBER 17, 2023 - 6:00 PM

For city information visit [www.seabrooktx.gov](http://www.seabrooktx.gov)

For SH 146 updates visit [www.sh146.com](http://www.sh146.com)

For Seabrook Economic Development visit [www.seabrooktx.gov/463/SEDC](http://www.seabrooktx.gov/463/SEDC)

For Agenda Center visit [www.seabrooktx.gov/agendacenter](http://www.seabrooktx.gov/agendacenter)

NOTICE IS HEREBY GIVEN THAT THE SEABROOK CITY COUNCIL WILL MEET ON **TUESDAY OCTOBER 17, 2023 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. 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](http://www.seabrooktx.gov/speaker-registration)

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

## 2. **CONSENT AGENDA**

2.1 Approve on second reading of Resolution 2023-15, "Project and Incentive Agreement for Seabrook Plaza One, LLC". *Gayle Cook, City Manager*

**ATTACHMENT(S):** [Resolution 2023-15](#)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SEABROOK, TEXAS, APPROVING A PROJECT OF THE SEABROOK ECONOMIC DEVELOPMENT CORPORATION UNDER TEXAS LOCAL GOVERNMENT CODE SECTION 505.158

2.2 Approve on second reading of Ordinance 2023-30, "Master Fee Schedule Update". *City Secretary*

**ATTACHMENT(S):** [Ordinance 2023-30](#)

AN ORDINANCE AMENDING THE CODE OF THE CITY OF SEABROOK, TO UPDATE "APPENDIX B", ENTITLED "MASTER FEE SCHEDULE" BY UPDATING AND AMENDING PARKS AND RECREATION FEES, WATER RATES AND SANITATION/GARBAGE COLLECTION FEES; AND PARKS IMPACT FEES; MAKING FINDINGS OF FACT; REPEALING AND REPLACING ALL REFERENCES TO SUCH FEES AND CHARGES IN ALL ORDINANCES OR RESOLUTIONS IN CONFLICT WITH THIS ORDINANCE; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR NOTICE AND EFFECTIVE DATE

## 3. **SPECIFIC PUBLIC HEARING**

3.1 Hold a Public Hearing for amendments to the Edge at Seabrook Town Center Planned Unit Development (PUD).

**ATTACHMENTS:** [Notice](#)

## 4. **NEW BUSINESS**

4.1 Consider and take all appropriate action on first reading of Ordinance 2023-31, "Amendments to Edge at Seabrook Town Centre Planned Unit Development District Plan "PUD". *Sean Landis, Deputy City Manager*

**ATTACHMENT(S):** [Agenda Briefing](#) [Council Report](#) [Exhibit](#) [Exhibit 2](#) [Revised Exhibit](#) [Ordinance 2023-31](#)

AN ORDINANCE AMENDING ORDINANCE 2022-08 FOR UPDATE REVISIONS TO "EDGE AT SEABROOK TOWN CENTRE PLANNED UNIT DEVELOPMENT DISTRICT PLAN" "PUD" (PLANNED UNIT DEVELOPMENT), CONSISTING OF THREE TRACTS OF LAND, 19.5355 ACRES SITUATED IN ABSTRACT 52, OF THE RITSON MORRIS SURVEY, IN SEABROOK, HARRIS COUNTY, TEXAS, GENERALLY LOCATED EAST OF LAKESIDE DRIVE, WEST OF STATE

HIGHWAY 146, NORTH OF REPSDORPH ROAD, AND SOUTH OF OAK DALE WAY, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS IN EXHIBIT "A", ATTACHED HERETO, BY REVISING THE EXISTING PLANNED UNIT DEVELOPMENT ("PUD") PLAN REGULATIONS, RESTRICTIONS, TERMS AND CONDITIONS, ("PLAN"), MORE PARTICULARLY DESCRIBED IN EXHIBIT "B"; ATTACHED HERETO; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HEREWITH; PROVIDING FOR A PENALTY IN AN AMOUNT NOT TO EXCEED \$2,000 FOR EACH DAY OF VIOLATION OF ANY PROVISION HEREOF BY INCLUSION INTO THE CODE; AND PROVIDING FOR SEVERABILITY AND NOTICE.

**4.2** Hear presentation and consider and take all appropriate action on an Update of the Carothers Coastal Gardens Community Garden project.

*Carothers Coastal Garden 501(c)(3)*

**4.3** Consider and take all appropriate action on the creation of an Operations Agreement for the Carothers Coastal Gardens Community Garden for ongoing use of the city property.

**4.3** Consider and take all appropriate action on awarding Request for Proposals (RFP) #2023-21, Solid Waste and Recycling Services for residential and commercial services. *Gayle Cook, City Manager*

**ATTACHMENT(S):**

[Agenda Briefing Management](#)

[RFP Evaluation](#)

[Frontier](#)

[Texas Pride](#)

[Waste](#)

## **5. DISCUSSION**

**5.1** Hear an update presentation and take any appropriate action on the architectural progress report and renderings of the Seabrook Police and Municipal Court Complex for the 2023 Bond Election. *Randall Scott, Randall Scott Architects*

## **6. ROUTINE BUSINESS**

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

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

**ATTACHMENT(S):** [Calendar](#)

## **7. CLOSED EXECUTIVE SESSION**

### **7.1 Section 551.074**

Conduct a closed executive session to deliberate the evaluation and duties of the City Manager.

### **7.2 Section 551.071**

Conduct a Closed Executive Session to consult with City Attorney to discuss certain attorney-client privileged redacted communications from a Public Information Act (PIA) request and options concerning same.

## **8. 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.

Pursuant to Texas Government Code Sec. 551.127, on a regular, non-emergency basis, members may attend and participate in the meeting remotely by video conference. Should that occur, a quorum of the members will be physically present at the location noted above on this agenda.

I certify that this notice was posted on the bulletin board on or before Friday, October 13, 2023 no later than 5:00 p.m. and that this notice will remain posted until the meeting has ended.

~~Public~~ ~~Secret~~ TRMC

