



## CITY COUNCIL MEETING

Monday, December 15, 2025  
7:00 PM

Iowa Colony City Council Chambers, 3144 Meridiana Parkway, Iowa Colony, Texas 77583

Phone: 281-369-2471

Fax: 281-369-0005

[www.iowacolonytx.gov](http://www.iowacolonytx.gov)

THIS NOTICE IS POSTED PURSUANT TO THE TEXAS OPEN MEETING ACT (CHAPTER 551 OF THE TEXAS GOVERNMENT CODE). THE **CITY COUNCIL** OF IOWA COLONY WILL HOLD A **COUNCIL MEETING AT 7:00 PM ON MONDAY, DECEMBER 15, 2025 AT IOWA COLONY CITY HALL**, 3144 MERIDIANA PARKWAY, IOWA COLONY, TEXAS 77583 FOR THE PURPOSE OF DISCUSSING AND IF APPROPRIATE, TAKE ACTION WITH RESPECT TO THE FOLLOWING ITEMS.

*Requests for accommodations or interpreter services must be made 48 hours prior to this meeting. Please contact the City Secretary at 281-369-2471.*

### Taxpayer Impact Statement

This statement presents the estimated annual property tax bill for a median-valued homestead in Iowa Colony (\$416,981) and compares it under the current revenue rate and the proposed tax rate options.

Tax Rate Scenario	Tax Rate per \$100 Valuation	Estimated Annual Tax Bill	Difference from Current Year
Current FY 2024-25	\$0.519209	\$2,165.00	-
No-New Revenue Rate	\$0.481864	\$2,009.28	-155.72
Proposed Rate FY 2025-26	\$0.519209	\$2,165.00	No change



### Adopted Budget

A physical copy is available at City Hall and online at <https://www.iowacolonytx.gov/>

### CALL TO ORDER

### INVOCATION

### PLEDGE OF ALLEGIANCE

### SPECIAL PRESENTATIONS & ANNOUNCEMENTS

*Reserved for formal presentations and proclamations.*

1. Proclamation - Iowa Colony High School Track Team State Championship.

### CITIZEN COMMENTS

*An opportunity for the public to address City Council on agenda items or concerns not on the agenda. To comply with Texas Open Meetings Act, this period is not for question and answer. Those wishing to speak must identify themselves and observe a three-minute time limit.*

## **PUBLIC HEARINGS**

2. Hold a public hearing pursuant to the Comprehensive Zoning Ordinance, as amended, to consider a proposed amendment to the Rally 288 West Planned Unit Development (PUD) to add “Substation” as a conditional use within the commercial land use category in the PUD.
3. Hold a public hearing to consider annexing the following property:  
A 5.00-acre tract of land known as the West ½ of Lot 469 of a subdivision of Sections 50, 51, and 56 in the H.T.& B.R.R Company Survey, Abstract 449 and 2, 3, & 4 of L & N, Brazoria County, Texas recorded in the County Clerk’s File No. 2008-002572 of the Official Records of Brazoria County, Texas.

## **COUNCIL COMMENTS**

## **STAFF REPORTS**

4. Building Official/Fire Marshal Monthly Report
5. Police Department Monthly Report
6. Municipal Court Monthly Report
7. Public Works Monthly Report
8. City Engineer's Report
9. Finance Monthly Reports
10. Technology Department Monthly Report
11. Water/Wastewater Utility Monthly Report

## **ITEMS FOR CONSIDERATION**

12. Consideration and possible action on an ordinance amending the FY2025-26 City Budget.
13. Consideration and possible action to annex the following property:  
A 5.00-acre tract of land known as the West ½ of Lot 469 of a subdivision of Sections 50, 51, and 56 in the H.T.& B.R.R Company Survey, Abstract 449 and 2, 3, & 4 of L & N, Brazoria County, Texas recorded in the County Clerk’s File No. 2008-002572 of the Official Records of Brazoria County, Texas.  
A. Consideration and possible action approving the Municipal Service Agreement.  
B. Consideration and possible action approving a Development Agreement.  
C. Consideration and possible action adopting an Ordinance on first and final reading annexing the property.
14. Consideration and possible action on a proposed amendment No. 2 to the Rally 288 West Planned Unit Development (PUD) to include an additional 5.00-acre tract and designate the tract for single-family residential use within the PUD.
15. Consideration and possible action on a proposed amendment No. 3 to the Rally 288 West Planned Unit Development (PUD) to add “Substation” as a conditional use within the commercial land use category in the PUD.

16. Consideration and possible action on the Coogan Tract Development Agreement.
  - A. Consider approval of the Utility Agreement.
  - B. Consider approval of the Plan of Development.
17. Consideration and possible action on the Brazoria County Municipal Utility District No. 57 Utility Agreement.
18. Consideration and possible action on an agreement with Nelissa Heddin Consulting, LLC to perform a water and wastewater utility rate study.
19. Consideration and possible action on an interlocal agreement with the City of Alvin regarding the Alvin strip.
20. Consideration and possible action to appoint members to an Advisory Committee for the upcoming Impact Fee Study.
21. Consideration and possible action on the Sierra Vista West Plan of Development Amendment No. 3.
22. Consideration and possible action to amend the Ordinance granting a specific use permit for a swim facility located at 4903 Davenport Parkway.
23. Consideration and possible action on a Resolution authorizing the revision of Contract No. 24-065-009-E166 with the General Land Office.
24. Consideration and possible action to provide direction to staff on the preparation of an Economic Development Strategy, including but not limited to identifying overall strategic approaches, determining effective outreach methods to attract targeted commercial development, and evaluating the potential use of third-party services.
25. Consideration and possible action to provide direction to staff on the exploration of outreach to Amazon concerning a potential Amazon Grocery project.
26. Consideration and possible action on a Resolution granting restricted prior service credit under the Texas Municipal Retirement System.

## **CONSENT AGENDA**

*Consideration and possible action to approve the following consent agenda items:*

27. Consider approval of the October 20, 2025 City Council worksession minutes.
28. Consider approval of the October 20, 2025 City Council meeting minutes.
29. Consider approval of the October 21, 2025 6:00 P.M. City Council meeting minutes.
30. Consider approval of the October 21, 2025 7:00 P.M. City Council meeting minutes.
31. Consider approval of the November 5, 2025 City Council meeting minutes.
32. Consider approval of the Ellwood Karsten Boulevard Phase 2 Final Plat.
33. Consider approval of the Ellwood Karsten Boulevard Phase 3 Final Plat.
34. Consider approval of the Ellwood Section 2 Final Plat.
35. Consider final acceptance of the Brazoria County Municipal Utility District 53 Wastewater Treatment Plant Phase I and Onsite Lift Station facilities.
36. Consider approval of the Cedar Rapids Commercial Mass Grading & Detention into the One Year Maintenance Period.

37. Consider approval of the Sierra Vista West Section 11 Paving Improvements into the One Year Maintenance Period.
38. Consider acceptance of the Sierra Vista West Section 11 Water, Sanitary, and Storm Improvements into the One Year Maintenance Period.
39. Consider approval of a one-time six-month extension on the Ellwood Recreation Reserve Preliminary Plat Approval.

### **EXECUTIVE SESSION**

*Executive session in accordance with 551.071 and 551.074 of the Texas Gov't Code to deliberate and consult with attorney on the following:*

40. Discussion on the City Manager Appointment and Contract.
41. Discussion of the transitional period related to the duties and responsibilities of the Interim City Manager.
42. Discussion of the vacation time provision within the City Attorney's employment contract.

### **POST EXECUTIVE SESSION**


### **ITEMS FOR CONSIDERATION**

43. Consideration and possible action on Executive Session matters.

### **ADJOURNMENT**

I, Kayleen Rosser, hereby certify that the above notice of meeting of the Iowa Colony City Council was posted pursuant to the Texas Open Meeting Act (Chapter 551 of the Texas Government Code) on December 9, 2025.



  
Kayleen Rosser, City Secretary

I hereby certify that the foregoing agenda remained posted at the entrance to the Iowa Colony City Hall where it was visible to the public at all times and on the City's website for at least 3 business days preceding the scheduled time of the meeting therein described.

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Kayleen Rosser, City Secretary

Date Signed: \_\_\_\_12/9/2025\_\_\_\_