



CITY COUNCIL WORKSESSION MINUTES

Monday, January 08, 2024
6:00 PM

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

Phone: 281-369-2471 • Fax: 281-369-0005 • www.iowacolonytx.gov

STATE OF TEXAS
COUNTY OF BRAZORIA
CITY OF IOWA COLONY

BE IT REMEMBERED ON THIS, the 8th day of January 2024, the City Council of the City of Iowa Colony, Texas, held a Worksession at 6:00 P.M. at the Iowa Colony City Council Chambers, there being present and in attendance the following members to wit:

Mayor Wil Kennedy
Mayor Pro Tem Marquette Greene-Scott
Councilmember Arnetta Murray
Councilmember McLean Barnett
Councilmember Tim Varlack
Councilmember Kareem Boyce
Councilmember Sydney Hargroder

And none being absent, constituting a quorum at which time the following business was transacted.

CALL TO ORDER

Mayor Kennedy called the worksession to order at 6:16 P.M.

CITIZEN COMMENTS

There were no comments from the public.

ITEMS FOR DISCUSSION

1. Discussion on the possible creation of the Iowa Colony Municipal Development District.
City Manager, Robert Hemminger provided an overview of the possible creation of the Iowa Colony Municipal Development District. (Presentation is attached)
2. Discussion on the new annual Application for City Boards and Committees
City Manager, Robert Hemminger provided information on the new annual application process for city boards and committees.

ADJOURNMENT

The worksession was adjourned at 6:44 P.M.

APPROVED THIS 12TH DAY OF FEBRUARY 2024

Kayleen Rosser

Kayleen Rosser, City Secretary

Wil Kennedy

Wil Kennedy, Mayor



City Council Meeting and Work Session

January 8, 2024



**CITY OF
IOWA
COLONY**

Agendas are available on the counter near the front of the audience seating area.

Anyone wishing to speak during Citizen Comments or any Public Hearing(s) on the agenda, should sign up on the appropriate forms (at the front of the seating area).

Citizen Comments

00 : 03 : 00

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Clock Type
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An opportunity for the public to address City Council on agenda items or concerns not on the agenda. To comply with the 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.

Those who have signed up to speak will be called forward.

Come to the podium, state your name and address.

All comments shall be addressed to the Council.

Municipal Development Districts

- Cities may hold an election in all or part of a city, including its extra territorial jurisdiction, to create a municipal development district and to adopt a sales tax to fund it.
 - Sales tax options are one-eighth, one-fourth, three-eighths or **one-half** of 1 percent.
 - **377.101(c)** A district may not adopt a sales and use tax under this subchapter if the adoption of the tax under this subchapter would result in a combined tax rate of all local sales and use taxes of more than two percent in any location in the district.
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Municipal Development Districts

- Board of Directors
 - Minimum of four (4) members; Staggered two-year terms;
 - May include Councilmembers or city employees
 - Must reside in the city limits or ETJ
 - To plan, acquire, establish, develop, construct, or renovate one or more development projects beneficial to the district.
 - The district could undertake a variety of projects including a convention center, civic center, auditorium and other eligible projects.
-

MDD – Projects

Recreational or Community Facilities

- Land, buildings, equipment, facilities, and improvements found by the board of directors to be required or suitable for use for
 - Professional and amateur sports, including children's sports,
 - Athletic, entertainment, tourist, convention, and public park purposes and events, including stadiums, ball parks, auditoriums, amphitheaters, concert halls, parks and park facilities, open space improvements, museums, exhibition facilities, and related store, restaurant, concession, and automobile parking facilities, related area transportation facilities, and related roads, streets, and water and sewer facilities, and other related improvements that enhance any of the items described by this section.
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MDD – Projects Affordable Housing

- Land, buildings, equipment, facilities, and improvements found by the board of directors to be required or suitable for the promotion of development and expansion of affordable housing, as described by 42 U.S.C. Section 12745.
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MDD – Projects

Water Supply Facilities and Water Conservation

- Land, buildings, equipment, facilities, and improvements found by the board of directors to be required or suitable for:
 - The development or improvement of water supply facilities, including dams, transmission lines, well field developments, and other water supply alternatives; or
 - The development and institution of water conservation programs, including incentives to install water-saving plumbing fixtures, educational programs, brush control programs, and programs to replace malfunctioning or leaking water lines and other water facilities
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MDD – Projects Business Development in Certain Small Cities

- Population of 20,000 or less
 - Land, buildings, equipment, facilities, expenditures, targeted infrastructure, and improvements found by the corporation's board of directors to promote new or expanded business development.
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Municipal Development District

- With Council consensus, February Council Agenda will include action item to:
 - Call Special Election for the creation of the Iowa Colony Municipal Development District
 - Include Iowa Colony Extraterritorial Jurisdiction in its entirety
 - Will NOT include incorporated city limits
 - Establish a one-half of one percent sales tax to fund the MDD
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Ballot language

"Authorizing the creation of the Iowa Colony Municipal Development District and the imposition of a sales and use tax at the rate of one-half of one percent for the purpose of financing development projects beneficial to the district."

Application for Appointment to Iowa Colony Boards and Committees



The image shows a screenshot of a city website. At the top, there is a navigation bar with three icons and labels: a credit card icon for 'Online Payments', a gavel icon for 'Agendas & Minutes', and a group of people icon for 'Boards & Committees'. Below this is a green header for 'City News & Notices'. The main content area features a 'PUBLIC NOTICE' sign and a blue headline: 'Citizens Encouraged to Apply for 2024 Boards and Committees »'. Below the headline, the text reads: 'The City of Iowa Colony now uses an Annual Application for citizens wishing to serve on the City's various Boards and Committees'.

Online Payments Agendas & Minutes Boards & Committees

City News & Notices

PUBLIC NOTICE

Citizens Encouraged to Apply for 2024 Boards and Committees »

The City of Iowa Colony now uses an Annual Application for citizens wishing to serve on the City's various Boards and Committees

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- The City of Iowa Colony now uses an Annual Application for citizens wishing to serve on the City's various Boards and Committees. City Council routinely makes appointments throughout the year from the applications submitted. Citizens wishing to serve on any City Board or Committee are strongly encouraged to submit an application by completing the form and returning it to the Office of the City Secretary. Regardless of when submitted, applications expire on December 31 of each year and must be re-submitted on the annual form. This process provides efficiency in making appointments by ensuring applications are up-to-date and current. Descriptions of boards and committees, along with a link to the application, can be found [by clicking here.](#)
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2024 Application for Board or Committee Appointment

I am interested in appointment on the following (select all that apply):

- Crime Control and Prevention District Board
- Historical Committee
- Parks and Recreation Advisory Committee
- Planning and Zoning Commission
- Tax Increment Reinvestment Zone 2 (TIRZ) / Iowa Colony Development Authority
- Teen Advisory Committee
- Zoning Board of Adjustments and Appeals

Name: _____

Email: _____

Phone: _____

Address: _____

Are you a resident of Iowa Colony? YES NO
(Certain Boards have residency requirements by local rule or State law.)

Are you a registered voter? YES NO

Demonstration of Interest:

Please list memberships in community organizations, dates, and activities performed:

List any pertinent skills, experience, or training:

What are your reasons for wanting to serve on this(these) Board(s) or Committee(s)?

Please return the completed form to the Office of the City Secretary, krosser@iowacolonytx.gov.
Regardless of when submitted, this application will be valid through 12-31-2024, unless withdrawn.

City Council Meeting

January 8, 2024



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Invocation

- Please stand during the invocation

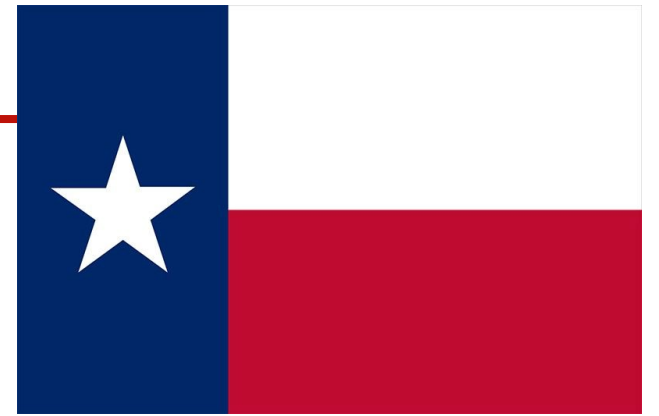
Pledge of Allegiance



- Please stand at attention facing the flag, with the right hand over the heart
- Men not in uniform should remove any hats (US Flag Code, Chapter 1, Section 4)

“I pledge allegiance to the Flag of the United States of America, and to the Republic for which it stands, one Nation under God, indivisible, with liberty and justice for all.”

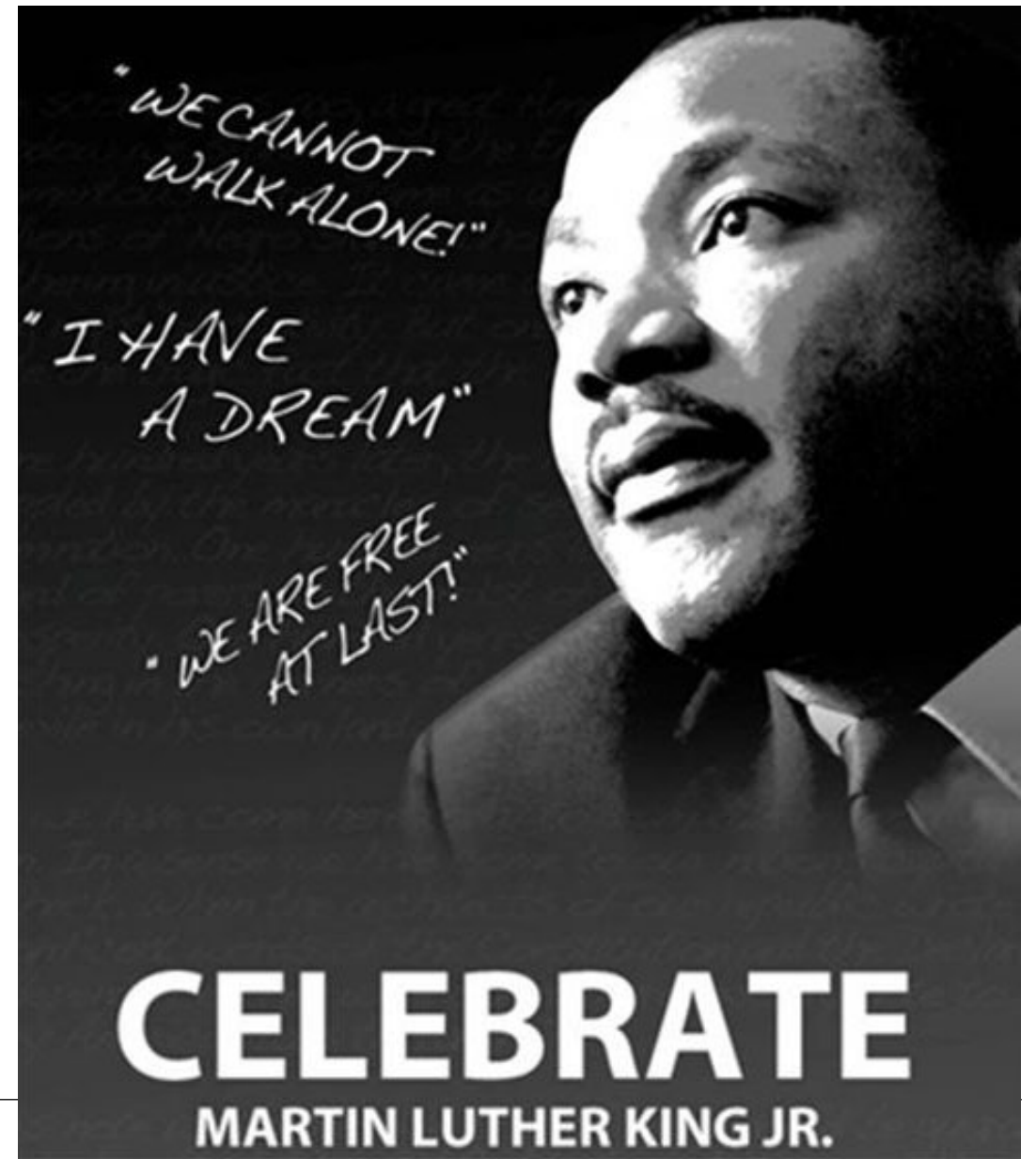
Texas Pledge



- Face the Texas flag, stand at attention with the right hand over the heart
- Men not in uniform should remove any head covering (Government Code 3100.104)

“Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.”

MLK Day Proclamation



Citizen Comments

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Staff Reports

Consent Agenda

Associate Judge Appointment



Items for Consideration

Executive Session

- *In accordance with 551.071, 551.072, and 551.074 of the Texas Gov't Code to deliberate and consult with attorney on the following:*
 - Discussion on the purchase of real property and financial matters related thereto
 - Discussion on Annual Performance Appraisals for the City Manager and City Attorney.
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