



# CITY OF IOWA COLONY

## CITY COUNCIL WORKSESSION

Monday, December 09, 2024  
4:00 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 WORKSESSION AT 4:00 PM ON MONDAY, DECEMBER 9, 2024 IN THE IOWA COLONY CITY COUNCIL CHAMBERS, 3144 MERIDIANA PKWY., IOWA COLONY, TEXAS 77583 FOR THE PURPOSE OF DISCUSSING 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.*

### CALL TO ORDER

### 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.*

### ITEMS FOR DISCUSSION

1. Discussion on introduction of new staff members.
2. Discussion on CDBG Mitigation Project bids and funding.

### 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:*

3. Discussion on potential or threatened legal action related to development agreement default.
4. Personnel matters related to the City Manager's annual performance evaluation and employment agreement, including but not limited to the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of the City Manager, or to hear a complaint or charge against the City Manager.

### 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 6, 2024.



*Kayleen Rosser*

Kayleen Rosser, City Secretary

**CITY OF IOWA COLONY**  
**24-065-009-E166**  
**PERFORMANCE STATEMENT**

The GLO awards City of Iowa Colony (Subrecipient) this Contract under HUD's Community Development Block Grant Mitigation (CDBG-MIT) program to provide financial assistance with funds appropriated to facilitate Activities related to disaster relief, long-term recovery, restoration of infrastructure and housing, economic revitalization, mitigation, and affirmatively furthering fair housing, in accordance with Executive Order 12892, in the most impacted and distressed areas resulting from a major declared disaster that occurred in 2015, 2016, or 2017.

In strict conformance with the terms and conditions of the CDBG-MIT – Hurricane Harvey HUD MID and pursuant to the GLO's Regional Mitigation Program and this Contract, Subrecipient shall perform, or cause to be performed, the Infrastructure Activities identified below to increase its resilience to disasters and reduce or eliminate long-term risk of disaster-related loss of life, injury, damage to and loss of property, and suffering and hardship by lessening the impact of future disasters.

Subrecipient shall perform the Activities identified herein for the service area specified in its approved Texas Community Development Block Grant Mitigation Grant Application to provide a long-lasting investment that increases resiliency in the community. The persons to benefit from the Activities described herein must receive the prescribed service or benefit, and all eligibility requirements must be met to fulfill contractual obligations.

The grant total is \$958,800.00. Subrecipient will be required to maintain a detailed Budget breakdown in the official system of record (TIGR) of the GLO's Community Development and Revitalization division. Subrecipient must ensure expenditures for individual projects do not exceed the amounts for detailed funding categories in the project budget of the approved Grant Application, as may be revised in writing upon mutual agreement of the Parties. If it becomes necessary to redistribute Budget line-item amounts between Activities, Subrecipient must seek a Contract Amendment prior to performing any work.

DRGR Activity: MIT - Public Facilities and Improvements-Non-Covered Projects- LMI

Activity Type: Flood and Drainage Improvements

Project Title: Drainage Improvements: Iowa Colony Blvd and Chocolate Bayou West Fork Tributary 101-05-00

Subrecipient shall perform channel excavation, remove the existing bridge, install box culverts and inlets, hydro mulch seeding, widen roadway capacity, repair sidewalks, and complete associated appurtenances. Construction shall take place at the following locations:

<b>Defining project location (on/along...)</b>	<b>Approximate path or location (from...to...) mid-point coordinates</b>	<b>Proposed HUD Performance Measures</b>
Davenport Parkway and Iowa Colony Boulevard	From 300' eastward of the intersection of Davenport Parkway and Iowa Colony Boulevard to 321' southward of the intersection of Davenport Parkway and Iowa Colony Boulevard 29.42485, -95.41081	600 Linear Feet (LF)
Davenport Parkway	From Iowa Colony Boulevard to intersection of Davenport Parkway and Iowa Colony Boulevard 29.42484, -95.41043	300 LF
Iowa Colony Boulevard	From 40' south of intersection of Davenport Pkwy and Iowa Colony Boulevard to 265' south of Intersection of Davenport Parkway and Iowa Colony Boulevard 29.42419, -95.41097	261 LF

<b>Total Beneficiaries</b>	<b>LMI Beneficiaries</b>	<b>LMI %</b>	<b>Census Tract</b>	<b>Block Group</b>
1,230	650	52.85	6618.00 6619.00	1 1
Beneficiaries were identified using City-Wide LMISD, and the above project meets the LMI national objective.				

**REMAINDER OF PAGE INTENTIONALLY LEFT BLANK**

**BUDGET**

<b>DRGR Activity Type</b>	<b>Grant Award</b>	<b>Other Funds</b>	<b>Total</b>
MIT - Public Facilities and Improvements-Non-Covered Projects- LMI	\$958,800.00	\$88,680.00 <sup>1</sup>	\$1,047,480.00
<b>TOTAL</b>	<b>\$958,800.00</b>	<b>\$88,680.00<sup>1</sup></b>	<b>\$1,047,480.00</b>

<sup>1</sup> CITY OF IOWA COLONY GENERAL FUND, TO BE USED TOWARD GRANT ADMINISTRATION, ENVIRONMENTAL, AND ENGINEERING.

**BENCHMARKS**

<b>Project Phase Actions and Deliverables</b>	<b>Not-To-Exceed Budget Gate Percentages by Budget Category</b> (Subrecipient may draw up to, but not exceed, the identified percentage of the Budget category until stated Deliverable(s) are submitted to and approved by the GLO.)			<b>Single Deliverable Milestones by Budget Category</b> (Subrecipient may draw up to 100% of Budget category after submittal to and approval by the GLO of the stated Deliverable.)		<b>Multiple Deliverable Milestones</b> (Subrecipient may draw up to, but not exceed, the percentage stated after submittal to and approval by the GLO of the stated Deliverable.)	
	<b>Project Delivery</b>			<b>Special Environmental Funds</b>	<b>Acquisition Funds</b>	<b>Construction Funds</b>	<b>Planning/ Studies (not related to engineering design)</b>
	<b>Grant Administration Funds</b>	<b>Environmental Funds</b>	<b>Engineering Funds</b>				
<b>Action:</b> Start-up Phase <b>Deliverable:</b> Contract kick-off meeting sign-in sheet; all required Start-Up Documentation reviewed and accepted by the GLO; executed grant administration service provider contract in PDF format.	0-15%						
<b>Action:</b> Commencement of Engineering Phase <b>Deliverable:</b> Executed engineering service provider contract in PDF format provided during start-up phase as applicable			0-30%				

<p><b>Action:</b> Commencement of Environmental Phase  <b>Deliverable:</b> Executed environmental service provider contract in PDF format provided during start-up phase as applicable.</p>	15.01-30%	0-30%					
<p><b>Action:</b> Completion of Design Phase  <b>Deliverable:</b> Complete signed and sealed 100% construction plans in PDF format.*</p>			30.01-60%				
<p><b>Action:</b> Completion of Special Environmental Services  <b>Deliverable:</b> GLO approval of required documentation, dependent upon additional environmental requirements</p>				100%			
<p><b>Action:</b> Completion of Environmental Record Review  <b>Deliverable:</b> GLO-signed AUGF**</p>	30.01-50%	30.01-100%					
<p><b>Action:</b> Acquisition Phase  <b>Deliverable:</b> Acquisition Detailed Report and supporting documentation per parcel accepted by the GLO*</p>					100%		
<p><b>Action:</b> Commencement of Bid Phase  <b>Deliverable:</b> First published bid notice and publisher's affidavit*</p>	50.01-60%		60.01-70%				
<p><b>Action:</b> Commencement of Construction Phase  <b>Deliverable:</b> Signed NTP*</p>	60.01-85%		70.01-85%			0-95%	
<p><b>Action:</b> Completion of Construction Phase  <b>Deliverable:</b> Signed and sealed complete As-Built Plans in PDF format; executed COCC accepted by the GLO; signed FWCR accepted by the GLO*</p>	85.01-95%		85.01-100%			95.01-100%	

<b>Action:</b> Commencement of Planning/Study Phase <b>Deliverable:</b> Signed NTP or similar document from Subrecipient, initiating the Planning/study Activity and describing the work to be performed ^for Planning/Study only	15.01-60%^						0-85%
<b>Action:</b> Completion of Planning/Study Phase <b>Deliverable:</b> Final Planning/study report and proof of acceptance by Subrecipient ^for Planning/Study only	60.01-95%^						85.01-100%
<b>Action:</b> Grant Completion Report Approval <b>Deliverable:</b> GCR approved by the GLO	95.01-100%						

**Failure to provide any Deliverable identified above could result in Subrecipient’s repayment of drawn funds, in part or in full, in addition to other remedies provided to the GLO under this Contract. Providing the Deliverables identified in this table will allow Subrecipient to draw the identified funding percentage per Budget category, contingent upon Subrecipient’s compliance with associated Program guidance.**

\*If Subrecipient executes multiple construction contracts, this Deliverable (or Deliverables, as applicable) will be required for each contract, and associated costs will be pro-rated in accordance with the Budget details in the final GLO-approved Application.

\*\*If the Project includes more than one ERR, associated costs will be pro-rated in accordance with the Budget details in the final GLO-approved Application.