CITY OF IOWA COLONY

City Council Agenda Item Request Form

This form is required to be completed by the applicable deadline for placement of an item on the City Council Agenda.

Date: 11/06/2026

Department Making Request: 35 - Community Development

Person Making Request: Dinh, P.E., City Engineer (ADICO)

Item Type: Resolution

Budgeted? N/A (no cost) Cost: 0.00

If budgeted, identify account: | | | |

Short Description:

Consider and take action on an ordinance amending the City of Iowa Colony Schedule of Fees (Community Development) to revise zoning, pre-development, engineering plan review, drainage report review, and traffic impact analysis fees, and to add water and wastewater impact fees.

Explanation/Justification Details:

Staff recommends adoption of the updated Schedule of Fees (Community Development) to replace the schedule adopted in February 2025. The revisions align development review and processing fees with the cost of staff and consultant review, and add water and wastewater impact fees. Proposed changes:

ZONING
- Planned Unit Development (PUD): from actual cost ($10,000 deposit) to $5,000 + $20/acre.
- NEW: Amendments to PUDs - $2,500.
- Special Districts (MUD/PID/TIRZ, etc.): $10,000 deposit retained; now shown as its own line item.

PRE-DEVELOPMENT
- NEW: Initial pre-development meeting - no charge; second pre-development meeting - $150.
- Acreage-based consulting/review fees unchanged (relabeled "Additional Consulting/Reviews").

ENGINEERING
- Plan review recheck fee (after 2 reviews): $350 to $750.
- Drainage report review, 0-100 ac: $3,500 to $4,500; over 100 ac: $4,500 + $10/ac over 100 ac.
- Traffic Impact Analysis, Category I: $250 minimum to $500.

WATER AND SEWER IMPACT FEES (NEW)
- Water: $2,350 per ESU. Wastewater: $3,950 per ESU.
- Brazoria County MUD 32 (water and sewer): $4,000.

All other fees are unchanged. No expenditure is required; the changes affect development-related fee revenue only.

Attachments: Fee schedule redline (Feb. 2025 vs. Nov. 2026), clean fee schedule, draft ordinance.

Requestor Signature:

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This section to be completed by City Secretary, City Attorney, and City Manager's Office only:

Legal Review is complete, legal documents are prepared:

City Attorney

Item is approved for placement on Council Agenda:

City Manager

Item is scheduled for placement on the Council Agenda.

City Secretary