



CITY COUNCIL MEETING MINUTES

Monday, November 17, 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

STATE OF TEXAS

COUNTY OF BRAZORIA

CITY OF IOWA COLONY

BE IT REMEMBERED ON THIS, the 17th day of November 2025, the City Council of the City of Iowa Colony, Texas, held a meeting at 7:00 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 Nikki Brooks
Councilmember Arnetta Murray
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 meeting to order at 7:00 P.M.

INVOCATION

Dr. Fleming prayed aloud.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance and Texas Pledge were recited.

SPECIAL PRESENTATIONS & ANNOUNCEMENTS

Mayor Kennedy welcomed Mr. Dagget's class to the meeting.

CITIZEN COMMENTS

The following citizens spoke in favor of approving the Specific Use Permit for Ms. Dyanna's swim school.

Amber Ferrelle- Steele

Morgan Wilson

Connie Kemp

Madeline Kemp

Douglas Johnson

Deena Victor

Nicole Lister

Jade Mays- Sinnette

Jennifer Zadlo

James Henderson acknowledged the building departments hard work regarding inspections.

Matthew Isenberg notified everyone that he had spoken about alarm permits and the residents were being charged \$100 for them, however after research he found it was the City of Manvel and he wanted to notify everyone that he was incorrect.

Brenda Dillon thanked the Interim City Manager for her hard work and dedication.

Ed Fleming shared that his church is providing Thanksgiving meals for those in need.

PUBLIC HEARINGS

1. Hold a public hearing to consider a Specific Use Permit for a proposed swim school facility on the following property:

Approximately 1.956 acres of land, being the south ½ of the southeast ¼ of section 53, H.T. & B.R.R. Co. Survey, Abstract 287, Brazoria County Texas as recorded in Volume 358, Page 495 Deed Records, Brazoria County Texas.

Mayor Kennedy opened the public hearing at 7:34 P.M. There were no comments from the public. Mayor Kennedy closed the public hearing 8:10 P.M.

2. 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.

Mayor Kennedy opened the public hearing at 7:35 P.M. There were no comments from the public. Mayor Kennedy closed the public hearing at 8:10 P.M.

3. 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 include an additional 5.00-acre tract and designate the tract for single-family residential use within the PUD.

Mayor Kennedy opened the public hearing at 7:35 P.M. Dr. John Okewuni owns the property. He asked about the flood control plan, pool dust from all the work, speed on the road, and the wood fence. Mayor Kennedy closed the public hearing at 8:10 P.M.

COUNCIL COMMENTS

Mayor Pro Tem Greene-Scott welcomed everyone and thanked those in attendance. She acknowledged the Veterans Day event and recognized Councilmember Varlack for his service as a veteran. She also expressed excitement about a swim school opening in Iowa Colony.

Councilmember Murray recognized Ms. Dye's son and mentioned the upcoming MLK Day parade and related events.

Councilmember Brooks stated she was pleased to see the strong support for Mrs. Dye and acknowledged Mr. Daggett for bringing his class to the meeting. She noted that this was a valuable opportunity to observe local government in action and emphasized the importance of staying engaged, as local government impacts daily life.

Councilmember Hargroder thanked those in attendance and commented on the strong sense of community support shown for the swim school.

Councilmember Boyce expressed appreciation for the community's support of Coach Dye and the swim school. He also highlighted upcoming city events, including the Festival of Lights and the MLK Day parade.

Councilmember Varlack thanked everyone for attending and referenced upcoming events such as the Festival of Lights and the MLK Day parade. He noted that he was unable to attend the Veterans Day event due to prior speaking commitments at another Veterans Day observance. He wished a happy 250th birthday to any Marines in attendance and reminded the public that November is Suicide Prevention Month. He encouraged anyone experiencing a personal crisis or harmful thoughts to call 988.

Mayor Wil Kennedy reminded everyone about the MLK Day parade scheduled for Saturday, January 17. He thanked the councilmembers who were able to attend the Veterans Day event, offered encouragement and well wishes to the Iowa Colony Pioneers, and expressed appreciation to the community members and Mr. Daggett's class for attending the meeting.

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 granting a specific use permit for a swim facility located at 4903 Davenport Parkway.

Motion made by Councilmember Hargroder to approve an Ordinance granting a specific use permit for a swim facility located at 4903 Davenport Parkway, Seconded by Councilmember Brooks. The City Secretary read the ordinance caption aloud.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy, Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce, Councilmember Brooks

13. Consideration and possible action on a Resolution authorizing the revision of Contract No. 24-065-009-E166 with the General Land Office.

This item was deferred. No action was taken.

14. Consideration and possible action to appoint members to an Advisory Committee for the upcoming Impact Fee Study.

Motion made by Councilmember Varlack to table the item until the December meeting, Seconded by Councilmember Murray.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy,

Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce, Councilmember Brooks

15. Consideration and possible action to reschedule the City's Regular Council Meeting of January 19, 2026, due to the observance of the Martin Luther King Jr. Holiday.

Motion made by Councilmember Hargroder to reschedule the City's regular Council meeting from January 19, 2026 to January 26, 2026 due to the observance of the Martin Luther King Jr. Holiday, Seconded by Mayor Pro Tem Greene-Scott.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy, Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce, Councilmember Brooks

16. Consideration and possible action on amending Ordinance No. 2025-03 regarding electronic signs in Chapter 30 of the City Code.

Motion made by Councilmember Varlack to approve the amendment to Ordinance No. 2025-03 to include the TxDOT required language regarding electronic signs in Chapter 30 of the City Code, Seconded by Councilmember Hargroder.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy, Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce, Councilmember Brooks

17. Consideration and possible action on a proposal from Cahoon Consulting to apply and participate in the National Flood Insurance Program (NFIP) Community Rating System (CRS).

Motion made by Mayor Pro Tem Greene-Scott to authorize the City of Iowa Colony to participate in the Community Rating System (CRS) program under the National Flood Insurance Program and take the , Seconded by Councilmember Varlack.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy, Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce, Councilmember Brooks

18. Consideration and possible action to authorize Adico, LLC to provide engineering design services for the City of Iowa Colony Expansion of the SW WWTP (formerly BCMUD 53) to 0.90 MGD.

Motion made by Mayor Pro Tem Greene-Scott to authorize Adico, LLC to provide engineering design services for the City of Iowa Colony Expansion of the SW WWTP (formerly BCMUD 53) to 0.90 MGD, Seconded by Councilmember Hargroder.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy, Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce, Councilmember Brooks

19. Consideration and possible action to authorize Adico, LLC to provide engineering design services for the City of Iowa Colony for the elevated storage tank.

Motion made by Councilmember Boyce to authorize Adico, LLC to provide engineering design services for the City of Iowa Colony for the 1.0-million-gallon elevated storage tank and authorize the City Manager to proceed with project development, Seconded by Mayor Pro Tem Greene-Scott.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy, Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce, Councilmember Brooks

20. Consideration and possible action to award a contract for on-call building inspections and plan review services to Safebuilt.

Motion made by Councilmember Hargroder to award a contract for on-call building inspections and plan review services to Safebuilt, Seconded by Mayor Pro Tem Greene-Scott.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy, Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce

Voting Abstaining: Councilmember Brooks

CONSENT ORDINANCES – SECOND READING

Consideration and possible action to approve the following ordinances on second and final reading.

21. Consideration and possible action on an ordinance allowing outdoor burning inside the city limits.

Motion made by Councilmember Varlack to adopt an ordinance on second and final reading allowing outdoor burning inside the city limits, Seconded by Councilmember Hargroder. The City Secretary read the Ordinance caption aloud.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy, Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce, Councilmember Brooks

CONSENT AGENDA

Motion made by Councilmember Hargroder to approve all consent items as presented, Seconded by Mayor Pro Tem Greene-Scott.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy, Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce, Councilmember Brooks

22. Consider approval of the October 6, 2025 City Council meeting minutes.
23. Consider final acceptance of Sterling Lakes North Section 2 - Water, Sanitary, Drainage and Paving Facilities.
24. Consider final acceptance of Sterling Lakes North Section 3 - Water, Sanitary, Drainage and Paving Facilities.
25. Consider final acceptance of Sterling Lakes North Section 5 - Water, Sanitary, Drainage and Paving Facilities.
26. Consider final acceptance of Sterling Lakes North Section 6 - Water, Sanitary, Drainage and Paving facilities.
27. Consider approval of Sierra Vista West Section 11 Early Plat Application.
28. Consider acceptance into the warranty period for the 12" waterline extension and improvements on Iowa Colony Boulevard and 8" on Kelly Leigh Drive ARPA Contract No. SLFRF TX0833.
29. Consider acceptance of MAR-CON Service, LLC for the drainage improvements on Iowa Colony Boulevard and Chocolate Bayou West Fork Tributary CDBG-DR MIT Contract No. 24-065-009-E166.
30. Consider acceptance of Performance Services for AMI Project Phase 1.
31. Consider acceptance of Performance Services for AMI Project Phase 2.

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:

32. Discuss matters pertaining to the selection process for a new City Manager.

No executive session was held.

POST EXECUTIVE SESSION

ITEMS FOR CONSIDERATION

33. Consideration and possible action on Executive Session matters.

Motion made by Councilmember Brooks named Dr. Tarron Richardson as the finalist for the position of City Manager and to authorize the City Attorney to begin negotiating an employment contract with the candidate, Seconded by Mayor Pro Tem Greene-Scott.

Voting Yea: Councilmember Murray, Mayor Pro Tem Greene-Scott, Mayor Kennedy, Councilmember Hargroder, Councilmember Varlack, Councilmember Boyce, Councilmember Brooks

ADJOURNMENT

The meeting was adjourned at 9:02 P.M.

APPROVED THIS 26th DAY OF JANUARY 2026

Kayleen Rosser, City Secretary

Wil Kennedy, Mayor

