



CITY OF IOWA COLONY

CITY COUNCIL WORKSESSION MINUTES

Monday, April 14, 2025
5:00 PM

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

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STATE OF TEXAS

COUNTY OF BRAZORIA

CITY OF IOWA COLONY

BE IT REMEMBERED ON THIS, the 14th day of April 2025, the City Council of the City of Iowa Colony, Texas, held a worksession at 5:00 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 work session to order at 5:00 P.M.

CITIZEN COMMENTS

There were no comments from the public.

ITEMS FOR DISCUSSION

1. Discussion on introduction of new staff members.

Chief Bell introduced Kevin Baker as a new patrol officer and Sabrina Wilder as a new telecommunications operator. Albert Cantu introduced Bryant Armstrong as a new animal control officer. Robert Hemminger introduced Bonita Hall as our interim HR manager.

2. Discussion on a presentation of the results of the 2024-25 salary survey and recommendations.

Annette Hoefler with Logic Compensation Group provided a presentation of the results of the 2024-25 salary survey and recommendations.

3. Discussion on FY2025-26 Budget Calendar

Robert Hemminger provided an overview of the upcoming budget calendar.

4. Discussion on a Utility Fund Capital Investments Plan (CIP), updating the city's impact fees, and potential grant opportunities.

City Engineer, Dinh Ho provided an overview of the Capital Investments Plan, including updating the city's impact fees and potential grant opportunities.

Mayor Kennedy called to recess at 6:15 P.M. The City Council reconvened at 6:26 P.M.

5. Discussion on zoning matters related to large lot subdivisions.

Robert provided an overview of the current ordinance and issues related to the ordinance and asked for council feedback. Councilmember Varlack asked if we can specifically address Magnolia Bend and not change the whole ordinance. He asked if we can study the specific land uses and potentially adjust the ordinance to accommodate the large lots. He wants to maintain consistency. He mentioned getting with the Planning and Zoning Committee to discuss the impact of those changes. Dinh Ho stated that Magnolia Bend does fall under the subdivision ordinance. Councilmember Hargroder asked that staff make sure they are able to get a brush truck around the structures. She recommends a 15ft. setback.

6. Discussion on zoning issues related to 24-hour business operations.

Robert mentioned that the intent is to get feedback and guidance for staff. The staff has done some research and the surrounding cities did not have the regulations that we currently have in our zoning ordinance regarding 24-hour operation. Robert read aloud the current regulations. There have been convenience store owners that have expressed issues with the current regulations. Mayor Pro Tem asked Chief Bell if the staff can handle the businesses being open 24 hours. Chief Bell responded that he does not see this being an issue. Robert provided the option to eliminate certain regulations within the ordinance to not make it so restrictive.

7. Discussion on a policy regarding the sale or disposition of surplus property.

Robert stated that the policy was provided in the council packets.

ADJOURNMENT

The work session was adjourned at 6:51 P.M.

APPROVED THIS 12TH DAY OF MAY 2025

Kayleen Rosser, City Secretary

Wil Kennedy, Mayor

