



# CITY OF IOWA COLONY

WHERE WE MAKE IT HAPPEN

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STATE OF TEXAS  
COUNTY OF BRAZORIA  
CITY OF IOWA COLONY

BE IT REMEMBERED ON THIS, the 15<sup>th</sup> day of May, 2017, the City Council of the City of Iowa Colony, Texas, held a regular council meeting at 7:00 p.m. at the regular meeting place thereof in the city hall there being present and in attendance the following members to wit:

Mayor Michael Holton  
Councilwoman Susan Cottrell  
Councilman Michael Byrum-Bratsen  
Councilwoman Kacy Smajstrla  
Councilwoman Robin Bradbery  
Councilman Les Hosey

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

## REGULAR MEETING

1. Mayor Holton called meeting to order at 7:00 p.m.
2. Pledge of Allegiance was recited.
3. Consider ordinance canvassing the results of the May 6, 2017 election, Councilman Hosey moved to approve the ordinance canvassing the results of the May 6, 2017 election. Seconded by Councilman Michael Byrum-Bratsen. Motion was approved unanimously.
4. Consider installation of Council members Robin Bradbery, Position #3, Kacy Smajstrla, Position #4, Chad Wilsey, Position #5 and Mayor Michael Holton. Municipal Court Judge Atchinson gave the Oath of Office to the newly elected Members of the City Council and Mayor Michael Holton.

5. PUBLIC HEARING:

**Hold public hearing on adoption of Uniform Development Code (UDC) Amendment to the Zoning Ordinance and Subdivision Ordinance. No comments. Mayor Holton closed the public hearing at 7:38 p.m.**

**Hold public hearing on amendment to Subdivision Ordinance to change the**

**maintenance bond requirement from three years to one year and to change maintenance bond requirements.**

**No comments. Mayor closed public hearing at 7:38 p.m.**

6. Citizens Comments: None.
7. Consider approval of minutes of April 17, 2017, Councilman Byrum-Bratsen moved to approve the minutes. Motion was seconded by Councilwoman Smajstrla. Motion was approved unanimously.
8. Mayor's Comments: Thanked everyone for good election. Thanked Les Hosey for two years on Council. Congratulations for newly elected Chad Wilsey. BCCA in Alvin this month. Reported that he and Ron Cox been meeting with ESD Board and the elected officials from Brazoria County. Next month will have recommendations for road repairs at the next Council meeting.
9. Council comments or reports: Councilwoman Cottrell reported on the meeting with Wong and Brende for the City to encourage TxDOT to fund the 288/48 overpass - \$30M. Mayor signed the letter to Michelle Milliard. Took opportunity to announce that as of May 9, Chief Hearn has been in law enforcement for 42 years. Requested more maintenance on CR 64 during stadium construction. City Engineer will follow up.  
Councilman Byrum-Bratsen announced "Peace Officer's Memorial Day" and to remember those who have lost their lives. Reported street lights are needed in the intersections in Meridiana. Staff will follow up with Meridiana developers on when those are to be done.  
Councilman Wilsey thanked everyone for their support and look forward to learning from everyone. Was glad to get news on CR 48 overpass.
10. Staff Reports:  
ICVFD – Councilman Byrum-Bratsen announced to be aware of burn bans during the dry months. Requested AISD to have a helicopter landing zone on the Stadium property  
Manvel EMS – making runs and saving lives.  
IC Beautification – No report.  
City Manager reported Phillips 66 Pipeline finally paid in full all charges for road repairs needed after the construction of their pipeline in 2016.  
Reported on CenterPoint Gas Rate Case and their agreement to negotiate.
11. Consider approval of Unified Development Code Ordinance for the following:  
\* Landscaping; \* Parkland Dedication, \* Fencing and screening, \* Exterior Lighting, \* General administration and enforcement. Councilwoman Bradbery made a motion to change wording to clarify exception of residential landscape lighting being exempt. Clarify wording on sentence regarding Section 3.1.2.1 c.1- Sentence unclear. Take out the option for a green area buffer, and require 8 ft. fence for commercial/MFR bordering residential. Add specifications for 8 ft.

Perimeter fencing around the perimeter of a subdivision. Seconded by Councilman Byrum-Bratsen. Approved with 4 ayes and one abstention. Councilman Wilsey ( new member was not prepared to vote on the issue.

Councilwoman Cottrell moved to approve the ordinance for limited purpose annexation. Seconded by Councilman Byrum-Bratsen. Approved unanimously.

12. Consider requests from AISD for variances requests for the following items:
  - \* Approve alternate exterior finishes for the AISD Satellite Transportation Center not specified in the Façade Ordinance.
  - Variance from Flood Damage Prevention Ordinance for encroachment into the 200' floodway buffer for transportation Center.
  - Councilwoman Cottrell moved to approve alternate exterior finishes – interlocking wall panels with concealed fasteners for all walls. Seconded by Councilwoman Bradbery. Approved unanimously.
  - Councilwoman Smajstrla moved to approve a variance to Article 5 Section b1 of the FDPO to allow the parking lot of the transportation center to encroach into the 200 foot floodway buffer. Seconded by Councilman Wilsey. Approved unanimously.
13. Consider amendment to the Subdivision Ordinance requiring a three-year maintenance agreement to a one-year maintenance agreement for all projects within a PUD and to change other maintenance bond requirements, Councilman Byrum-Bratsen moved to approve amendment. Seconded by Councilwoman Cottrell. Approved with 4 ayes and one abstention by Councilman Wilsey.
14. Final acceptance of the following infrastructure projects and release of One year maintenance bond.
  - Final acceptance of Meridiana Section 1 street pavement and drainage and release of bond.
  - Final acceptance of Meridiana Section 4 street pavement and drainage and release of bond.
  - Final acceptance of Meridiana Section 5 street pavement and drainage and release of bond.
  - Final acceptance of Meridiana Section 6 street pavement and drainage and release of bond.
  - Final acceptance of Meridiana Section 7 street pavement and drainage and release of bond.

Councilwoman Cottrell moved to approve all five. Seconded by Councilwoman Smajstrla. Approved with 4 ayes and one abstention by Councilman Wilsey.

15. Consider acceptance of the following Meridiana Infrastructure for the one year maintenance period:

- \* Acceptance of Meridiana Discovery Drive North.
- \* Acceptance of Meridiana Discovery Drive South.

Councilman Byrum-Bratsen moved to approve. Seconded by Councilwoman Smajstrla. Approved with 4 ayes and one abstention by Councilman Wilsey.

16. Consider extending the July 4 holiday to include July 3, 2017.

Councilwoman Cottrell moved to approve. Seconded by Councilwoman Bradbery. Approved unanimously.

17. Consider amending the Fee Schedule to authorize a special fee for after hours and weekend inspections.

Councilwoman Cottrell moved to approve. Seconded by Councilman Byrum-Bratsen. Approved unanimously.

18. Executive Session under Texas Government Code 551.071 to consult with attorney concerning complaint by Carrie O'Neal.

No action taken.

19. Return to Open Session at 9:03 p.m.


20. Consider action concerning complaint by Carrie O'Neal.

Councilwoman Cottrell moved to not mediate the Carrie O'Neal complaint to the EEOC. Seconded by Councilwoman Smajstrla. Approved unanimously.

21. Being no further business, Councilwoman Bradbery moved to adjourn. Seconded by Councilwoman Smajstrla. Approved unanimously.

APPROVED THIS 19 DAY OF June 2017.

ATTEST:

  
Geraldine Frank, City Secretary

  
Michael Holton, Mayor