

NOTICE OF MEETING

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 71

The Board of Directors of Harris County Municipal Utility District No. 71 will hold a regular meeting on Monday, December 11, 2017, at 6:00 p.m., at the Harris County Municipal Utility District No. 71 Administration Building, 21437 Clay Road, Katy, Texas, to discuss and, if appropriate, act upon the following items:

1. Comments and website inquiries from the public (3 minute limit).
2. Security report, and if necessary, convene in Executive Session pursuant to Section 551.076, Texas Government Code, to deliberate the deployment, or specific occasions for implementation of security personnel or devices.
3. Reconvene in Open Session and authorize appropriate action regarding deployment, or specific occasions for implementation of security personnel or devices.
4. Approve Minutes.
5. Report on park, landscape and lake maintenance and repair, including mowing, storm water permitting and fountains, including:
 - (a) Administration Building;
 - (b) Bundy Lake Park;
 - (c) Directors Park, including irrigation water usage and options for splash pad water reuse;
 - (d) other parks and lakes; and
 - (e) review of fountain inventory.
6. Development of District lakes, parks, and recreational facilities, including approve design, authorize advertisement to bid, approve proposals, review bids and award contracts, and pay estimates, change orders, and final acceptance for:
 - (a) additional improvements to Lone Star Lake;
 - (b) improvements to Mirror Lake;
 - (c) additional improvements at Bundy Lake Park and Plaza, including fencing replacement project, trail improvements, and retaining wall replacement;
 - (d) other planned capital improvements, including review capital improvement plan; and
 - (e) coordination with Katy Independent School District, HOAs, and Harris County regarding Vineyard Meadows and Lakes of Bridgewater sidewalk extensions.
7. Report from Storm Water Solutions, LP regarding storm water maintenance and management, including permits and repairs and proposals for pilot channel maintenance.
8. Garbage collection and recycling.

9. Tax assessment and collections matters, including delinquent tax collections, installment agreements, and payment of tax bills.
10. Travel Reimbursement Guidelines and Director Expenses for Association of Water Board Directors winter conference.
11. Financial and bookkeeping matters, including payment of the bills and review of investments.
12. Report on development.
13. Operation of District facilities, including:
 - (a) billings, repairs and maintenance, including alternative payment options, update on implementation of top water users list and electrical evaluation at water plant and proposal for surge protection improvements;
 - (b) customer correspondence and appeals;
 - (c) report on pending insurance claims for repairs;
 - (d) builder deposits;
 - (e) message language on water bills; and
 - (f) write-off of delinquent charges.
14. Hearing on termination of water and sewer service to delinquent customers and authorize termination of service.
15. Engineering matters, including:
 - (a) emergency repairs to water line support at Clay Road and South Mayde Creek;
 - (b) authorize advertisement for bids;
 - (c) review bids and award contracts;
 - (d) approve pay estimates, change orders, and final acceptance as appropriate, including for the following construction projects:
 - (i) water plant no. 1 and no. 2 improvements;
 - (ii) water plant no. 3;
 - (iii) wastewater treatment plant improvements;
 - (iv) Bridgewater Meadows, Section 4;
 - (v) Lakes of Mason Park, Sections 5 and 6;
 - (vi) Mason Road lift station generator;
 - (vii) Vineyard Meadows lift station generator;
 - (viii) Mason Lakes lift station generator;
 - (ix) Bridgewater Meadow lift station generator;
 - (x) Lakes at Mason Park lift station generator;
 - (e) Utility relocation in connection with Harris County stop light installation at Morton Ranch and Elrod Road;
 - (f) joint facilities with Harris County Municipal Utility District No. 287, including adjust pro rata share for each District to reflect any changes to either District's projected ultimate build out;
 - (g) requests for annexation, consents to encroachments, utility commitment letters, or wastewater services contracts, including;

- (i) utility commitment letter for restaurants and retail center at 21751 Clay Road;
 - (ii) utility commitment letter for Kids R Kids (Kinmax, LLC);
 - (iii) proposed annexation of 14.288 acre tract south of Morton Ranch Road and west of Mason Road, including annexation agreement, Petition for Addition of Land and Petition for City Consent;
 - (h) development financing agreements and assignments;
 - (i) West Harris County Regional Water Authority;
 - (j) land acquisition matters, including deeds and easements, including:
 - (i) Bridgewater Meadow, Section 4 detention;
 - (k) storm water quality, management, permits and repairs;
 - (l) capital improvements plan;
 - (m) GIS program; and
 - (n) commercial plan reviews.
16. District website, including annual review and update of pages.
17. Directors and District consultant's reports about District operations.
18. Attorney's report, including:
- (a) review action list of actions authorized at previous meetings and update on status of performance or completion and authorize application to complete projects;
 - (b) review agenda for January regular meeting; and
 - (c) Resolutions Expressing Intent to Reimburse.


Attorney for the District

