

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, 2023, 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. Security report, including request from Bridgewater Community Association related to installation of license plate reader cameras.
2. Comments and website inquiries from the public (3 minute limit).
3. Directors and District consultant's reports about District operations.
4. Approve Minutes.
5. Garbage collection and recycling matters, including tonnage report.
6. Tax assessment and collections matters, including delinquent tax collections, installment agreements, and payment of tax bills.
7. Sales tax presentation by B&A Municipal Tax Service, LLC.
8. Financial and bookkeeping matters, including:
 - a. payment of the bills and review of investments; and
 - b. adopt Resolution(s) Expressing Intent to Reimburse.
9. Report from Storm Water Solutions, LP regarding storm water maintenance and management, including permits, repairs, proposals, and update on transfer of storm water quality permit for Clay Bridgewater detention facilities.
10. Report on park, landscape and lake maintenance and repair, including mowing, storm water permitting and fountains, including:
 - a. report from Lake Management on Drainage and Detention Facility Maintenance;
 - b. Administration Building, including proposals for interior painting;
 - c. Bundy Lake Park, including update on monument removal and proposals for fountain installation;
 - d. Woodring Park, including update on review of Association of Water Board Directors project award application, and preparation of West Houston Association sustainability award application; and
 - e. other parks and lakes.
11. Development of District lakes, parks, and recreational facilities, including approve design, advertisement to bid, approve proposals, review bids and award contracts, and pay estimates, change orders, substantial completion, final acceptance, and settlement agreements for:
 - a. additional improvements to Lone Star Lake;
 - b. trail improvements to Mirror Lake and Morton Ranch Detention Facility;

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact the District's attorney at (713) 860-6400 at least three business days prior to the meeting so that appropriate arrangements can be made.

- c. improvements at Woodring Park, including discuss potential gate;
 - d. other planned capital improvements, including review capital improvement plan; and
 - e. adopt Resolution Expressing Intent to Reimburse.
12. Operation of District facilities, including:
- a. billings, repairs and maintenance, including builder deposits, write-off of delinquent charges, message language on water bills, billing inserts/flyers, top water users list, and report on pending insurance claims;
 - b. commercial and non-taxable user water usage tracking;
 - c. customer correspondence and appeals;
 - d. review high water user letter form;
 - e. Resolution Approving Submittal of the Water Smart Application for Inclusion in the Association of Water Board Directors Water Smart Program;
 - f. implementation of new lead and copper rule, including discuss service line inventory; and
 - g. West Harris County Regional Water Authority, including discuss surface water conversion.
13. Hearing on termination of water and sewer service to delinquent customers and authorize termination of service.
14. Engineering matters, including:
- a. update on emergency well repairs;
 - b. authorize design, approve plans and specifications, authorize advertisement for bids, and review bids and award contracts;
 - c. approve pay estimates, change orders, substantial completion, and final acceptance as appropriate, including:
 - i. Woodring Park improvements; and
 - ii. surface water conversion at water plant nos. 1, 2, and 3;
 - d. 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;
 - e. requests for utility commitment letters or wastewater services contracts;
 - f. Harris County Mason Road and Lakes of Bridgewater sidewalk extensions, including utility relocation;
 - g. developer reimbursement matters, including update on surplus funds application;
 - h. land acquisition matters and deeds, easements, and consents to encroachment, including deed for Clay Bridgewater detention facilities;
 - i. wastewater treatment plant permit renewal;
 - j. capital improvements plan;
 - k. commercial plan reviews;

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- l. update on preparation of 5-year electricity evaluation in accordance with Senate Bill 902; and
- m. Amendment to Maintenance Agreement with Mason Lakes Homeowners Association.
- 15. Discuss Board attendance at West Harris County Regional Water Authority meetings.
- 16. District website and electronic communication matters, including discuss monthly website postings.
- 17. 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 and update Eminent Domain Report to the Texas Comptroller; and
 - c. review agenda for January 2024 regular.



Katherine A. Carne
 Attorney for the District

Harris County Municipal Utility District No. 71 reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code, Section 551.071 (Consultation with Attorney about Pending or Contemplated Litigation or to seek and receive legal advice), Section 551.072 (Deliberations about Real Property), Section 551.073 (Deliberations about Gifts and Donations), Section 551.074 (Personnel Matters), Section 551.076 (Deliberations about Security Personnel or Devices and Security Audits), and Section 551.086 (Economic Development).

Jessica Marshall
 COUNTY CLERK
 HARRIS COUNTY TEXAS

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