

# ARMBRUST & BROWN, PLLC

ATTORNEYS AND COUNSELORS

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(512) 435-2345  
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## MEMORANDUM

TO: Board of Directors -  
Block House Municipal Utility District

FROM: Denise L. Motal  
Legal Assistant

DATE: April 1, 2021

RE: Block House Municipal Utility District -  
April 7, 2021 Regular Meeting

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Enclosed please find the agenda and support materials for the **video conference special meeting** of the Board of Directors of Block House Municipal Utility District scheduled for **Wednesday, April 7, 2021, at 6:00 p.m.** Personal attendance at the meeting will not be permitted due to the potential health issues created by the Coronavirus/COVID-19 in order to protect the health of the members of the Board of Directors, the District's consultants, and the public.

The video conference meeting will be hosted through Zoom and the link to the Zoom meeting is:

<https://abaustin.zoom.us/j/82922524420?pwd=SGI4S2hKMVpRSHZINIF4YTNnOTF6UT09>

The Zoom meeting ID is **829 2252 4420** and the passcode is **BHmud21!**. Participants may also join the meeting by dialing **346-248-7799** and the passcode is **82159274**. Please follow the instructions provided by the system to access the meeting.

An electronic packet for the meeting is available at the following link:

<https://abaustin.sharefile.com/share/view/sd538f44a2d14aa28/fo095c57-73f7-4955-ba1c-c1ea257bde61>

Please let me know if you cannot attend the telephone meeting so that I can confirm that a quorum will be present.

Please do not hesitate to contact me if you have any questions.

Jacquelyn Smith (Crossroads Utility Services, LLC)  
Lisa Torres (Crossroads Utility Services, LLC)  
Andrew Hunt (Crossroads Utility Services, LLC)\*  
Taylor Kolmodin (Municipal Accounts & Consulting, L.P.)  
Mark Burton (Municipal Accounts & Consulting, L.P.)\*  
David Gray (Gray Engineering, Inc.)\*  
Cheryl Allen (Public Finance Group LLC)\*  
Carol Polumbo (McCall, Parkhurst & Horton L.L.P.)\*

Jay Howard (Texas Disposal Systems, Inc.)\*  
Ja-Mar Prince (Texas Disposal Systems, Inc.)\*  
Barbara Graves (Texas Disposal Systems, Inc.)\*  
Chris Swedlund (McCall Gibson Swedlund Barfoot PLLC)\*  
Brian Toldan (McCall Gibson Swedlund Barfoot PLLC)\*  
Jan Gibson (McCall Gibson Swedlund Barfoot PLLC)\*  
Ashlee Martin (McCall Gibson Swedlund Barfoot PLLC)\*  
Tom Davis (Lifeguard 4 Hire, L.L.C.)\*

{W1045277.2}

**ARMBRUST & BROWN, L.L.P.**

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Tripp Hamby (Priority Landscapes, LLC)\*  
Charles Kelley (Williamson County Sheriff's Dept.)\*

Sandy Martin (BHC Owners Association)\*  
David Johnson (Tidal Waves Swim Team)\*

\*AGENDA ONLY (via email)

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT**

**April 7, 2021**

TO: THE BOARD OF DIRECTORS OF BLOCK HOUSE MUNICIPAL UTILITY DISTRICT AND ALL OTHER INTERESTED PERSONS:

Notice is hereby given that the Board of Directors of Block House Municipal Utility District will hold a special meeting at **6:00 p.m. on Wednesday, April 7, 2021.**

**THIS MEETING WILL BE HELD VIA VIDEO CONFERENCE CALL PURSUANT TO SECTION 551.127, TEXAS GOVERNMENT CODE, AS MODIFIED TEMPORARILY BY GOVERNOR GREG ABBOTT, AND THE RELATED GUIDANCE FROM THE OFFICE OF THE TEXAS ATTORNEY GENERAL, IN CONNECTION WITH THE GOVERNOR’S COVID-19 DISASTER PROCLAMATION.**

**MEMBERS OF THE PUBLIC ARE ENTITLED TO PARTICIPATE IN AND TO ADDRESS THE BOARD OF DIRECTORS DURING THE MEETING. THE VIDEO CONFERENCE MEETING WILL BE HOSTED THROUGH ZOOM VIDEO COMMUNICATIONS, INC. (“ZOOM”). THE LINK TO THE ZOOM MEETING IS:**

<https://abaustin.zoom.us/j/82922524420?pwd=SGI4S2hKMVpRSHZINIF4YTNnOTF6UT09>

**THE ZOOM MEETING ID IS 829 2252 4420 AND THE PASSCODE IS BHmud21! PARTICIPANTS MAY ALSO JOIN THE MEETING BY DIALING 346-248-7799. PLEASE FOLLOW THE INSTRUCTIONS PROVIDED BY THE SYSTEM TO ACCESS THE MEETING. MEETING INFORMATION IS ALSO ATTACHED AT THE END OF THIS AGENDA.**

**AN ELECTRONIC AGENDA PACKET FOR THE MEETING IS AVAILABLE AT THE FOLLOWING LINK:**

<https://abaustin.sharefile.com/share/view/sd538f44a2d14aa28/fo095c57-73f7-4955-ba1c-c1ea257bde61>

**THIS MEETING WILL BE RECORDED AND, FOLLOWING THE MEETING, THE RECORDING WILL BE MADE AVAILABLE AT THE SAME LINK SPECIFIED ABOVE.**

**ANYONE SPEAKING DURING THE MEETING SHOULD IDENTIFY THEMSELVES CLEARLY PRIOR TO SPEAKING.**

The following matters may be considered and acted upon at the meeting:

*Note: Matters on which Board action is anticipated are noted as “Decision”. Matters on which Board action is not anticipated are noted as “Informational”. Such notations are intended as a guide to facilitate the conduct of the meeting based on information available at the time that this agenda was finalized and are not binding. The Board reserves the right to take action on any of the following matters.*

<u>AGENDA</u>	<u>ANTICIPATED ACTION</u>
<b>GENERAL</b>	
1. Citizens’ communications;	Informational

<b>DISCUSSION / ACTION ITEMS</b>		
2.	Minutes of February 24, 2021;	Decision
3.	Disc golf, including reports from HouckDesign;	Decision
4.	Consultant evaluation – General Manager;	Informational
5.	Review of Meeting Notes;	Informational
6.	Future Board meetings/agenda items.	Informational

The Board of Directors is authorized by the Texas Open Meetings Act, Chapter 551, Texas Government Code, to convene in closed or executive session for certain purposes, including receiving legal advice from the District’s attorney (Section 551.071); discussing real property matters (Section 551.072); discussing gifts and donations (Section 551.073); discussing personnel matters (Section 551.074); discussing security personnel or devices (Section 551.076); and discussing information technology security practices (Section 551.089). If the Board of Directors determines to go into executive session to discuss any item on this agenda, the presiding officer will announce that an executive session will be held and will identify the item to be discussed and the provision of the Open Meetings Act that authorizes the closed or executive session.




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Attorney for the District

(SEAL)



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Block House Municipal Utility District is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call Armbrust & Brown, PLLC at (512) 435-2300 for additional information. Hearing impaired or speech disabled persons equipped with telecommunications devices for the deaf may utilize the statewide Relay Texas program at (800) 735-2988.

Sean Abbott is inviting you to a scheduled Zoom meeting.

Topic: BH MUD special meeting 04.07.21

Time: Apr 7, 2021 06:00 PM Central Time (US and Canada)

Join Zoom Meeting

<https://abaustin.zoom.us/j/82922524420?pwd=SGI4S2hKMVpRSHZINIF4YTnOTF6UT09>

Meeting ID: 829 2252 4420

Passcode: BHmud21!

One tap mobile

+13462487799,,82922524420#,,,,\*82159274# US (Houston)

+12532158782,,82922524420#,,,,\*82159274# US (Tacoma)

Dial by your location

+1 346 248 7799 US (Houston)

+1 253 215 8782 US (Tacoma)

+1 669 900 6833 US (San Jose)

+1 929 205 6099 US (New York)

+1 301 715 8592 US (Washington DC)

+1 312 626 6799 US (Chicago)

Meeting ID: 829 2252 4420

Passcode: 82159274

Find your local number: <https://abaustin.zoom.us/j/82922524420?pwd=SGI4S2hKMVpRSHZINIF4YTnOTF6UT09>

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
MINUTES OF BOARD OF DIRECTORS' MEETING**

February 24, 2021

THE STATE OF TEXAS                   §  
  §  
COUNTY OF WILLIAMSON           §

A regular meeting of the Board of Directors of Block House Municipal Utility District was held via video conference on February 24, 2021 at <https://zoom.us/j/99518898493?pwd=b0c5QVhwTHZIRWRDU0ZteUlzMU51QT09>, Zoom Meeting 995 1889 8493 and passcode 579826. The meeting was open to the public and notice was given pursuant to the Texas Open Meetings Act, as modified by Governor Greg Abbott, and the related guidance from the Office of the Attorney General of the State of Texas. A copy of the Certificate of Posting of the Notice is attached as **Exhibit "A"**. An electronic agenda packet for the meeting was provided on-line via the link included in the meeting notice and the meeting was recorded and made available at the same link after the meeting.

All of the Directors were present, as follows:

Cecilia A. Roberts	-	President
Steve Bennett	-	Vice President
Byron Koenig	-	Secretary
Stuart McMullen	-	Assistant Secretary
Ursula Logan	-	Treasurer

Also present at the meeting were Taylor Kolmodin of Municipal Accounts & Consulting, L.P. ("MAC"); Jacquelyn Smith and Lisa Torres of Crossroads Utility Services, LLC ("Crossroads"); Sandy Martin of the Block House Creek Owners Association (the "QA"); Sergeant Chuck Kelley of the Williamson County Sheriff's Office ("WCSO"); Tom Davis of Lifeguard 4 Hire, LLC ("L4H"); Tripp Hamby of Priority Landscapes, LLC ("Priority"); Ed Ladd and Neil Guidera, residents of the District; and Sean Abbott of Armbrust & Brown, PLLC ("A&B").

Director Roberts called the meeting to order at 6:30 p.m. and welcomed those present. She confirmed that the meeting was being conducted via Zoom and was being recorded. Director Roberts then complimented the City of Cedar Park during the recent winter weather event as District residents did not have to boil water. She also noted that the District had no water pressure issues and **requested that Ms. Smith send a letter of appreciation to the City of Cedar Park on behalf of the Board of Directors and she agreed to do so.**

Director Roberts then stated that the Board would first receive citizens' communications, requested that each speaker identify themselves when speaking, and requested that anyone participating in the call mute their devices when they were not speaking.

Mr. Ladd stated that he was on the citizen committee that helped evaluate the bond proposals that were voted on in November of 2020. He noted that the proposed bond for masonry walls in the District did not pass and suggested that a composite fence could be utilized as opposed to wood fencing for the same purpose. He then expressed curiosity about whether recent public

information act requests received by the District had caused additional expenditures for the District. Director Roberts confirmed that the Board would discuss such matters when the Bookkeeper's Report was received.

Mr. Guidera stated that he agreed with Director Roberts that the City of Cedar Park had done a great job during the winter weather event. He then noted that there were some potholes at Block House Drive and New Hope Drive that needed repair and stated that he believed the City of Cedar Park was responsible for such repair. Director Roberts confirmed the City was responsible for the repair and that the District had already contacted the City to address the matter. Mr. Guidera then voiced his support for the use of Jumano Park as a location to collect fallen limbs in the District on the weekend of February 27, 2021. He stated that providing flexibility to residents on when they could drop off fallen limbs would be greatly beneficial.

Director Roberts then stated that the Board would receive a report from the OA and recognized Ms. Martin. Ms. Martin stated that the OA had submitted a request to expand the brush collection event at Jumano Park to include the weekend of February 27, 2021 and that several comments had been received by the OA from residents supporting the request. She then stated that a kite flying contest would be held in the District on Easter weekend and that ice cream would be made available to all attendees in a COVID-compliant manner. She further stated that a garage sale and shred day were planned for the spring.

Director Roberts stated that the Board would next consider approving the minutes of the January 27, 2021 meeting. Upon motion by Director Logan and second by Director McMullen, the Board voted unanimously to approve the minutes.

Director Roberts stated that the Board would next receive a report from the WCSO and recognized Sgt. Kelley. Sgt. Kelley reported that deputies continued to patrol the neighborhood and that there was nothing unusual to report. He noted that a new officer would soon be joining the group that patrols in the District.

Director Roberts then stated that the Board would discuss restrictive covenant enforcement, including pending or contemplated litigation. Mr. Abbott stated that all District address information had been provided to Community Association Management ("CAM") to upload into their system. He noted that A&B had continued to work with CAM to refine the violation letters that would be utilized to communicate with District residents. He then confirmed that, as CAM had yet to initiate restrictive covenant enforcement services in the District, they would not be billing the District for the month of February.

Director Roberts stated that the Board would next receive the bookkeeper's report and recognized Ms. Kolmodin. Ms. Kolmodin presented the check register attached as **Exhibit "B"** and the supplemental check register attached as **Exhibit "C"**. She stated that 92% of the District's 2020 property taxes had been collected. Upon question from Director Logan, Ms. Kolmodin stated that the collection rate was in line with historical averages. After discussion, upon motion by Director Logan and second by Director Roberts, the Board voted unanimously to approve payment of the bills and invoices and the transfers, as presented. Director Roberts then confirmed to Mr. Ladd that approximately \$14,000 of expenditures had been incurred by the District in responding to a recent Public Information Act request. Mr. Abbott clarified that the administrative rules and regulations of the Office of the Attorney General only allowed for the District to recover a small portion of expenditures related to responding to the request.

Director Roberts stated that the Board would next discuss pool operations, maintenance, repairs and management, including (a) the report from the Pools Subcommittee and (b) the report

from L4H attached as **Exhibit “D”**. Mr. Davis stated that, following the winter weather event, all pools were holding their water, but that they were still assessing all pool facilities and would not know for a while whether all the facilities were still in good working order. He stated that it might be weeks before they could finalize their investigations, noting that they had not been able to test the pumps yet. Ms. Smith then stated that the 9-1-1 call boxes would be installed at each pool facility over the next couple of weeks.

Director Roberts then stated that the Board would discuss landscape maintenance. Director McMullen stated that he had been working with Ms. Smith to finalize a plan for debris removal in the District. He confirmed that they had initially hoped to have an event on February 19, 2021, but ultimately could not make that date work. He then noted that Mr. Hamby and Priority were working diligently to remove fallen tree limbs from District parks and rights-of-way and that they had established a mulching operation next to the Community Gardens in Jumano Park. Director McMullen noted that he anticipated that Priority would need to use the site in Jumano Park through the weekend of February 28, 2021. He then stated that, given that Priority would need exclusive dedicated space for the mulching project in Jumano Park, they had planned to host an event at the same location for residents to drop off fallen limbs on the weekend of March 6, 2021. Director McMullen noted that Crossroads and WCSO employees had already confirmed their availability to assist with the event on the weekend of March 6, 2021. Ms. Smith confirmed the timeline that Priority would be utilizing for its clearing of District property and noted that ingress and egress to the mulching site for Priority would be extremely important. Mr. Hamby then stated that Priority was working with an arborist on the clearing project and that they had been very productive. He confirmed that they were currently working on the “three mile loop” and that they were working hard to clear fallen limbs throughout the District. Director Roberts asked Mr. Hamby whether there was flexibility to share Jumano Park for the upcoming weekend. Mr. Hamby stated that he anticipated that Priority would need full use of Jumano Park for the upcoming weekend in order to complete its clearing of District property. He opined that it could be complicated to share the space with residents of the District and that he would have liability concerns for the District with such an arrangement. Upon question from Director Logan, Mr. Hamby confirmed that he did anticipate that Priority’s use of Jumano Park would continue through the weekend. The Board then discussed options available to District residents for Texas Disposal Systems to pick up fallen limbs from homes.

Director Roberts then asked Mr. Hamby if it was safe to maintain a pile of mulch without keeping it wet. Mr. Hamby stated that the mulch could be utilized immediately in the District and that he didn’t foresee a problem. Director Roberts then noted that the OA had already made public representations about utilizing Jumano Park for the upcoming weekend. Director Logan asked if the OA could use Jumano Park to receive fallen limbs from residents if Priority completes its work before the end of the weekend. Director Koenig noted that for such events, the District typically staffed the event with a WCSO deputy and, as such, cost had been a consideration in their planning. Directors McMullen and Koenig stated that it would be fine for the OA to utilize the Community Garden site to receive fallen limbs from residents if Priority had completed its brush clearing operation before the end of the upcoming weekend. Director Roberts then confirmed that she had requested that Ms. Kolmodin “code” all expenses attributable to the winter weather event. Mr. Abbott confirmed that a single claim needed to be submitted to the District’s insurance provider and recommended that the claim be made as soon as possible.

Director Roberts then stated that the Board would discuss District operations and recognized Ms. Torres, who presented the report attached as **Exhibit “E”**. Ms. Torres reviewed the report from and directives to Crossroads. She stated that all lab results were satisfactory and that water loss for the previous month had been 5.07%. Ms. Torres stated that there were no



write-offs included in her report. She confirmed that Crossroads had sent out 191 collection letters in the month of January and that service had been terminated for 27 connections in the District. She then stated that Crossroads had recently undertaken backflow testing and that a repair was necessary. Ms. Torres then stated that a District resident had blockage in their water line and that Crossroads had determined that the issue was on the District's side of the connection. She recommended that the District reimburse the resident for the \$495 repair. Upon motion by Director Bennett and second by Director Koenig, the Board voted unanimously to reimburse the resident \$495 for the plumbing repair. Ms. Torres then stated that many District residents had asked whether water use during the winter weather event would be utilized during the winter wastewater rate averaging period. Ms. Torres suggested that the Board could discard February water use and utilize the data gathered in December and January. **The Board directed Mr. Abbott to include an item on the agenda for the March meeting of the Board of Directors to finalize how winter wastewater averaging would be calculated and he agreed to do so.** Director Roberts then asked Ms. Torres if there had been any issues relating to cutting off service for residents of the District. Ms. Torres stated that she was not aware of any such issues in the District, but would bring it to the Board's attention if she was made aware of any.

Director Roberts stated that the Board would next discuss general management items, and recognized Ms. Smith. Ms. Smith reviewed her report attached as **Exhibit "F"** and the directives to the General Manager and noted several of her directives were still pending. She then reviewed the OA requests for use of facilities attached as **Exhibit "G"**, noting that a request had been received for a waiver of fees for the Kite Festival. After discussion, upon motion by Director McMullen and second by Director Roberts, the Board voted 4-0, with Director Logan abstaining, to approve the waiver of fees. Ms. Smith then stated that the "go live" date for the District's website had been pushed back as a result of the winter weather event. She stated that the "go live" date would likely be pushed until April.

Director Logan temporarily left the meeting at 7:09 p.m.

Ms. Smith then stated that she had been working with the OA to repair the District's community electronic sign (e-sign) and that the OA intended to repair the e-sign by March 1, 2021. She then reviewed the proposal from Hot Dog Marketing for the newsletter masthead redesign, attached as **Exhibit "H"**, and recommended the approval of the proposal. After discussion, upon motion from Director Bennett and second by Director Koenig the Board voted 4-0 to approve the proposal from Hot Dog Marketing.

Director Logan re-joined the meeting at 7:11 p.m.

Director Roberts then stated that the Board would discuss property maintenance, repairs, and replacements, including a report from the Maintenance and Engineering Subcommittee. Director Bennett stated that he had engaged in correspondence with David Gray and Mr. Abbott regarding the District's existing out-of-District service policy. Ms. Smith stated that a pipe had broken at one of the restrooms at Apache Pool and, as a result, per the direction of Mr. Davis, Apache Pool remained closed. The Board then confirmed that the Maintenance and Engineering Subcommittee would oversee the work undertaken to remediate damage relating to the winter weather event, including repairs to the District's pools. Director Roberts then recommended that the Board consider adopting an emergency preparedness plan for weather-related disasters in the future.

Director Roberts stated that the Board would next receive a report from the Water/Environmental Subcommittee. Director Logan suggested that a broad and comprehensive

educational campaign relating to the use and function of the District's drainage system would be beneficial for District residents. Mr. Bennett then reviewed the Dry Weather Screening Inspection Report for Permit Year 2 from Jones and Carter, attached as **Exhibit "I"**, and confirmed that Crossroads could undertake the maintenance measures recommended in the Report. After discussion, upon motion by Director Bennett and second by Director Koenig, the Board voted unanimously to approve the Report and authorize Crossroads to undertake the action items noted in the report. Director Bennett then reviewed the memorandum from Jones and Carter relating to contractual requirements for MS4 contractors, attached as **Exhibit "J"**. Upon motion by Director Bennett and second by Director Logan, the Board voted unanimously to approve the contractual requirements for MS4 contractors. Director Bennett then reviewed the proposed revisions to Rules Governing Water, Wastewater and Drainage Services and Regulating Privileges on Land and Easements Owned by the District included in **Exhibit "K"**. After discussion, upon motion by Director Bennett and second by Director Koenig, the Board voted unanimously to adopt the proposed revisions to the District's Rules Governing Water, Wastewater and Drainage Services and Regulating Privileges on Land and Easements Owned by the District.

Director Roberts stated that the Board would next discuss District parks and facilities. Mr. Abbott confirmed the he had worked with the Ad Hoc Disc Golf Subcommittee and had corresponded with HouckDesigns regarding the Board's request for HouckDesigns to evaluate land in the District for a disc golf microcourse. He added that HouckDesigns indicated that they would enjoy working with the District again. Mr. Abbott then reviewed the proposed Order Establishing Rules and Regulations Governing Recreational Facilities and Related Fees and Charges, attached as **Exhibit "L"**, with the Board and confirmed that the proposed changes represented what the Board had approved at the January meeting of the Board of Directors. After discussion, upon motion by Director McMullen and second by Director Bennett, the Board voted unanimously to approve the Order Establishing Rules and Regulations Governing Recreational Facilities and Related Fees and Charges. Director McMullen then stated that he would like for the Board to formally begin exploring options regarding the park bond proposition that was approved by voters in November of 2020, including options for building a new community center. **Director Roberts then directed Mr. Abbott to include an agenda item for the March meeting of the Board of Directors and to include the report from Gray Engineering relating to the bond proposition in the Board packet for the meeting and he agreed to do so.**

Director Roberts stated that the Board would next receive the report from and directives to Armbrust & Brown, PLLC. Mr. Abbott confirmed that all of his directives were complete. He then reviewed the Water Conservation and Drought Contingency Plan. After discussion, upon motion by Director Bennett and second by Director Logan, the Board voted unanimously to approve the Resolution Confirming Annual Review of Water Conservation and Drought Contingency Plan and Updating Water and Wastewater Utility System Profile attached as **Exhibit "M"**.

Director Roberts then stated that the Board would next discuss resolutions to the City of Cedar Park relating to: (a) development in the District and (b) sound ordinance considerations. Director Roberts expressed a desire for the Board of Directors to pass resolutions on matters being considered by the City Council of Cedar Park that could affect the District. Mr. Abbott stated that he could work with the Communications Subcommittee to draft resolutions to provide to the City of Cedar Park. After discussion, upon motion by Director Logan and second by Director Roberts, the Board voted unanimously to **direct Mr. Abbott to work with the Communications Subcommittee to draft resolutions from the Board of Directors expressing concern about the development of the Knight Tract and sound ordinance considerations.**

Director Roberts stated that the Board would next discuss subcommittee assignments and recognized Director McMullen. Director McMullen stated that when he had previously served on the Board that he had worked on the OA Liaison Subcommittee. He stated that he had enjoyed working on the Subcommittee and would like to do so again. After discussion, the Board agreed to revisit subcommittee assignments in six months.

Director McMullen then stated that having MUD vests, shirts and/or business cards would assist Board Members in identifying themselves to members of the community. **The Board then directed Ms. Smith to investigate obtaining MUD-branded vests and shirts and to order business cards for the Directors, as desired.**

Director Roberts then recognized Director Logan to discuss Director per diems. Director Logan discussed the importance of each Director being financially conservative in providing service and stewardship to the residents of the District. She noted that each Director can receive up to \$7,200 in per diems on an annual basis and that the combined total of per diems for all five Directors was a significant sum. Director Logan then moved that the Board collectively agree to forego the opportunity to collect Director per diems going forward. The motion was not seconded.

Director Roberts then directed Mr. Abbott to review and confirm the meeting notes attached as **Exhibit "N"**.

Director Roberts stated that the Board would next discuss the Board's future meeting schedule and agenda items. Mr. Abbott confirmed the next meeting of the Board of Directors would occur on March 24, 2021.

There being no further items to come before the Board, upon motion by Director Bennett and second by Director Logan, the Board voted unanimously to adjourn the meeting.

\* \* \*

[SIGNATURE PAGE TO February 24, 2021 MINUTES]

(SEAL)

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Byron Koenig, Secretary  
Board of Directors

Date: \_\_\_\_\_

# **BHC Disc Golf – Meeting Agenda**

*Soft message from subcom:*

*We have worked on this item for over a year and are hoping the board can attend this meeting committed to decide to move forward in a swift and timely manner or completely STOP working on the issue. Please read both of the Houck reports, please review any minutes or digital meetings YOU want to, please at least go walk the proposed areas get familiar with it to avoid delays before this meeting.*

## **Intent:**

*Discuss parameters board has concerning all aspects of DG in BHC. Including location, applicable district rules, what District envisions as part of DG, responsibilities of District to provide, volunteers, associated costs, timeframe, resident input/information, actions, professional assistance.*

## **Hopeful Outcome:**

Location selected, timeframe, responsibilities for related actions / activities

## **Discuss board vision**

Relating to the amount of baskets, level of play to offer -use language from Houck report

Board responsibilities to provide include? Ie: signage, baskets, maintenance etc

Does DG fit at BHC considering what we have to offer? History? Future use?

**Action:** Are we good to move forward?

Note: If the board does NOT feel the project can be done to please enough people, STOP HERE – we are 100 % done, inform the residents.

**Discuss Locations** – discuss each proposed location and all possible related issues. Discuss PAST locations and locations not considered and why. (record for use w/ resident input component)

Accessibility, parking, local homes/residences, vandalism issues, control issues, estimated costs

**Action:** – select a site to propose to public, get a solid layout plan, determine what expenses could be, reasonable time frame,

Note: If the board does NOT select any site the timeline slips again. If the board does NOT support moving forward – STOP HERE GO HOME.

## **Provide data to local / residents per site**

Gather ALL related data including history, effort, issues on all levels, provide to local residents

**Action:** who puts together data, who decodes what it says, who actually does all that and when

# **BHC Disc Golf – Meeting Agenda**

## **Results of resident input**

Gathering questions, contacts, and providing answers – who is doing this task ?

What is the overall result- Y / N?

If all replies are Negative, we have NO other viable options we are done STOP HERE.

If not proceed to other items

## **Budget**

Any funds that would be required for construction, fencing, dirt, Houck, engr, trash cans, etc.

Time budget- What are the road blocks internally?

**Action:** determine a reasonable \$ amount- search budget for funds - vote

## **Solution finalizing**

Subcom is NOT experts in this sport- recommend we use local resident as spokesman- **Justin**.

Do we need an opposing view or just use the local residents when sites are narrowed down?

Highly suggest we allow Houck to finalize a location, create a scope using subcom and Justin for final estimating

**Action:** Select team, give solid directives w/ time line and budget. Notify public, provide solid scoping documents for work efforts.

## **Go build IT**

Identify exact area and routes of proposed DG course

Do we have to BID anything? Do we need a volunteer group set up? ID and send to responsible party

Signage, site prep, install, verification w/ design team, acceptance etc ID who, when

ID who accepts and opens course, public knowledge issues, close out.

# Block House Creek Disc Golf Course Review



**HouckDesign.com**

P O BOX 163373, Austin, Texas 78716

Email: [Contact@HouckDesign.com](mailto:Contact@HouckDesign.com) Phone: 512-970-9001 or 512-426-7722

AGENDA ITEM #3

## REVIEW SUMMARY

HouckDesign is a disc golf course design firm that was asked to review the Block House Creek disc golf course located at 2600 S Block House Drive, Leander, TX 78641.

To achieve the objective of this proposal, designer had to go on site, walk in some accessible areas, take photos, and also examine the property by visiting different points with access.

Based on the findings of the site visit, each fairway has undesirable risk for trail users and some fairways have an undesirable risk for street traffic.

Below is the hole-by-hole assessment by John Houck, HouckDesign.

### HOLE #1. Photos below.



The tee is right next to the trail, so that the trail is vulnerable to discs flying and landing there, and backyards 100' away are vulnerable to discs flying there. The trail is in the middle of the fairway, which creates safety risk. The basket is surrounded on 3 sides by trail, and there isn't enough distance to safely land the disc as the trail is too close.

### HOLE #2. Photos below.



The tee sign is not visible from the tee box for players. The trail is too close to the tee, so there is not enough landing area. Drives can cross the trail twice and create safety risk. Backyards are also too close, and discs can fly or land there. The basket is too close to the trail, and discs can fly or land on the trail, creating safety concerns for trail users.



**HOLE # 3. Photos below.**



Trail is vulnerable from the tee as discs can fly over the trail. Sidewalk and street are partially protected but are still vulnerable to flying discs for cars, pedestrians, or bicycles. Again, on the second shot, the sidewalk and street are vulnerable to discs flying over them or landing on them, therefore creating a risk to sidewalk users and street traffic. Basket is about 12' from trail – there isn't enough distance to safely land the disc, as the trail is too close.

**HOLE #4. Photos below.**



Fairway is parallel to and too close to the trail, sidewalk, and street, making them all vulnerable to flying discs landing on the trail or flying across it. Creates risk for trail and sidewalk users. Creates risk for street traffic. Basket is within 15' of trail – there isn't enough distance to safely land the disc, as the trail is too close.



**HOLE #5. Photos above.** This is the first hole with the trail fairly well protected in the tee area. Discs can land in the street and create risk for street traffic. Basket is too close to the trail – discs can still fly over the trail or land on the trail creating risk for trail users.

**HOLE #6. Photos below.**



Unable to find a tee sign for this hole. If the course map is accurate, the tee is too close to the trail and throws parallel to the trail and the street, creating undesirable risk to trail users and street traffic. Not enough buffer zone. The basket is still too close to the trail, and the next tee sign is too close to the basket.

**HOLE #7. Photos below.**



This tee is father from the trail than most on the course, but trail users are still vulnerable to the risk of discs flying over or across the trail. The basket is too close to the next tee sign.

**Hole #8. Photos below.**



The tee pad is parallel to and too close to the trail, and discs can cross or land on the trail, creating risk to trail users. The trail crosses the fairway, which adds even greater risk on the hole to trail users from flying discs. The basket is located too close to the trail on two sides, creating additional risk.

**HOLE #9. Photos below.**

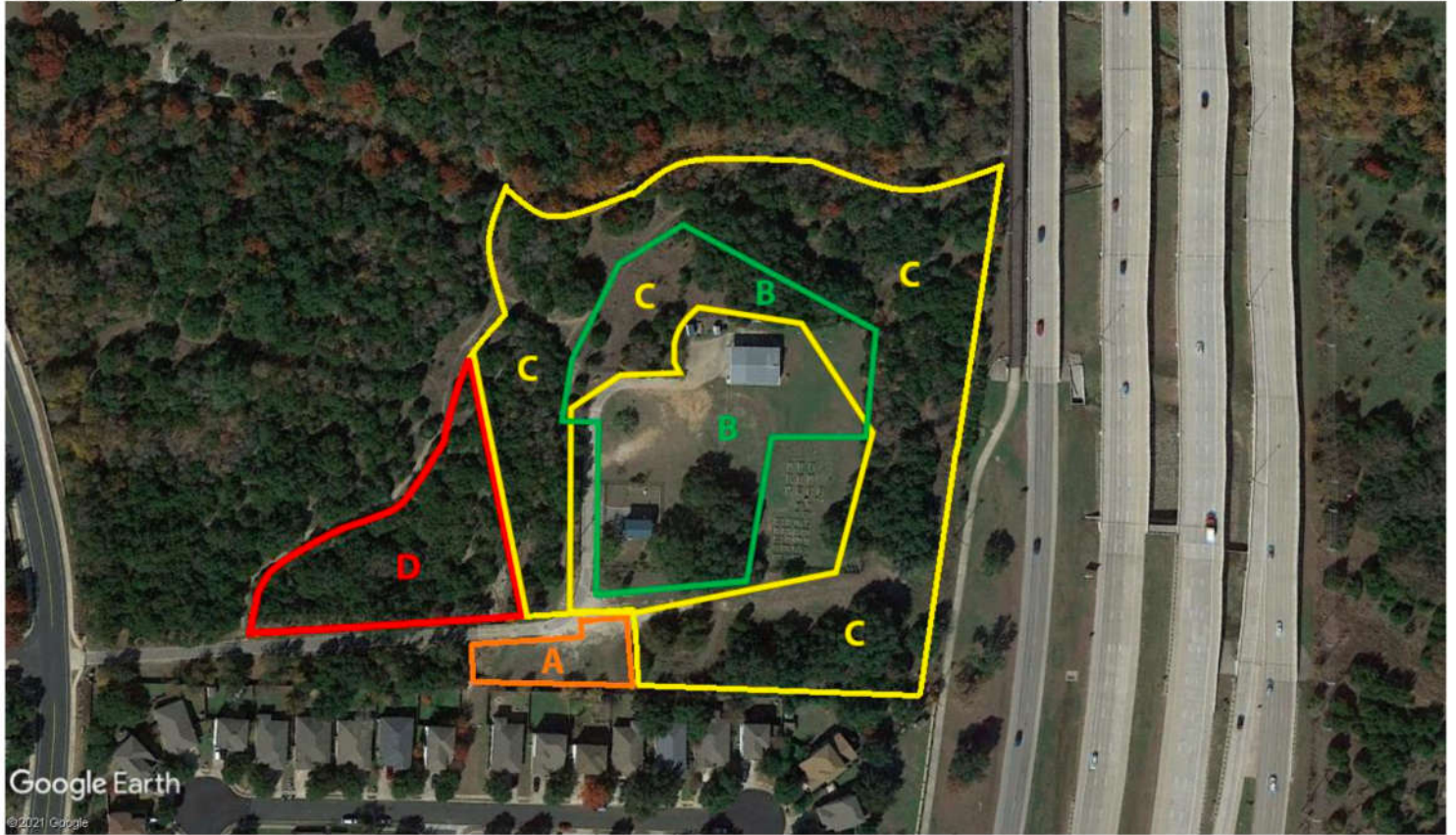


The tee sign is not visible from the tee box. The drive throws over the trail and parallel to the trail, which is in the fairway. This hole has risk for trail users on each side of the fairway and also near the basket, which is too close to the trail.

**Redesign Options:**

1. If no additional adjacent area is available, HouckDesign can create a family-friendly, skill development, beginner type course through Micro Disc Golf Courses.
2. If additional land is available, it is possible to redesign this course to a par 3 recreational course which would minimize risks to trails, streets and other users. By relocating all fairways within the same area and sufficient additional area, the new course would serve the community in a more safe and sustainable way. It would also be more fun and more challenging.

### Community Gardens



A. Potential Parking area. B. Micro course. C. Par 3 Course. D. Potential additional land?

### Proposed Design

### Community Gardens



A. Potential Parking area. B. Micro course. C. Par 3 Course. D. Potential additional land?

# Block House Creek MUD Disc Golf Site Reviews



Comanche Park



Community Gardens



Tonkawa Park

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# Site Reviews for Micro Disc Golf Course

## Summary

HouckDesign is a disc golf course design firm that was asked to review three parks in the Block House MUD. To achieve the objective of this proposal, designers had to go on site, walk in accessible areas, take photos, and also examine the property by visiting different points with access to assess what type of disc golf would be possible at each location.

Based on the findings of the site visit, each site could host a Micro Disc Golf course, but there were different types of opportunities and challenges. Below is a review of each site.

These sites are:

1. Comanche Park
2. Tonkawa Park
3. Community Gardens

## What is a Micro Disc Golf Course?

Micro Disc Golf courses offer mostly Par 2 holes with some Par 3 holes and are considered skill development courses. They are excellent for beginners, for children to play with their parents or grandparents, and seniors, and they can be fun for experienced disc golfers for a quick easy round.

Micro Disc Golf courses are played with a midrange and/or putters. Drivers are not allowed on these courses. The holes are shorter and distances for par 2 range from 30'-100'. There are some Par 3 holes if the land permits, and those distances are between 100' to 200'.



## What is a Par 3 Disc Golf Course?

These courses are recreational courses that require more land, and hole distances for Amateurs range from 125' to 525' as defined by the Professional Disc Golf Association's Par guidelines. All types of discs are permitted on these courses including drivers, and courses are designed so that players can practice all types of shots.

This type of course can be enjoyed by all levels of players by the installation of two sets of tees but two sets are not required. It could be a great fit and create an opportunity for the community to host a valuable asset, since HouckDesign courses are highly desired and requested by players. Players have been known to buy houses in communities that offer our courses. Offering this amenity could also raise home values as the course could be promoted as a course designed by John Houck.

This 9-hole course could be expanded to 18 holes in the future if there was adjoining land available. Hosting 18 holes would allow players to host league play, and it would allow students to develop their skills as disc golf is now offered in thousands of schools and hundreds of colleges.



## Comanche Park Review



This is a well-established park that formerly held part of a 9-hole disc golf course. The park was popular with the local disc golf players.

**Challenges:** The park has walking trails throughout, roads on three sides, and backyard fences on the fourth side. There aren't enough trees to create a safer and superior design. The usable area for fairways is very limited, so the fairways would have to be shorter to limit discs going into backyards or on trails.

**Opportunities:** There are mounds that can be used in the design to create variety and challenge. The location makes this park easily accessible. Course would have to be designed using tree planting and planting bushes to enhance player experience and to create challenge in the fairway.

**Summary:** The site is acceptable for a Micro Disc Golf course. This course would be mostly Par 2 holes with the possibility of creating one or two Par 3 holes. While it will be a beautiful Micro Disc Golf course, it would cater mostly to beginners and those who just want to putt or play with a mid-range. Drivers would not be permissible, and players would not be able to throw their discs for longer distances. Please review Excel spreadsheet for approximate installation requirements.



The purpose of this course would be to offer practically **all** residents over the age of 3 years old an opportunity to enjoy a fast-growing, family-friendly new sport and a quick 9-hole round.

This location would be the easiest location to design and install the course, as it is already all cleared. No additional maintenance cost would have to be incurred.



Subtle topographic changes make this landscape more desirable for a micro course

### **Tonkawa Park Review**

This park has mostly completely level land and very few trees. It has soccer fields and a softball field. There is a small parking lot there.

**Challenges:** The park has walking trails and other activities in about half the land. There are also backyard fences on one side. Currently, there aren't enough trees to create a safer and quality design. There is slightly more usable area for fairways than there is in Comanche Park, but this land is very limited for design because there is no topography, water feature, or trees. The fairways would have to be created by planting more trees, and moving dirt to create some mounds.



Areas desired for a 9-hole micro disc golf course

**Opportunities:** Making mounds and berms can be used to in the design to create variety and challenge. The location makes this park easily accessible, and there is good parking. Fairways would have to be created using tree planting, and it would take some time for the course to mature unless larger caliper trees are planted. A Micro Disc Golf course can be created without disrupting other existing activities such as soccer and softball on the current location. The Micro Disc Golf course could exist on the portion that is currently not being used for any other purpose.

**Summary:** The site is acceptable for a Micro Disc Golf course. This course would be mostly Par 2 holes with the possibility of creating one Par 3 hole. This location will take time for the course to mature into a beautiful Micro Disc Golf course. This course would cater mostly to beginners and those who just want to putt or play with a mid-range. Drivers would not be permissible, and players would not be able to throw their discs for longer distances. This Micro Disc Golf course would be less attractive and enjoyable than the one at Comanche Park until the trees matured. The development costs for this course would be much higher than Comanche Park.

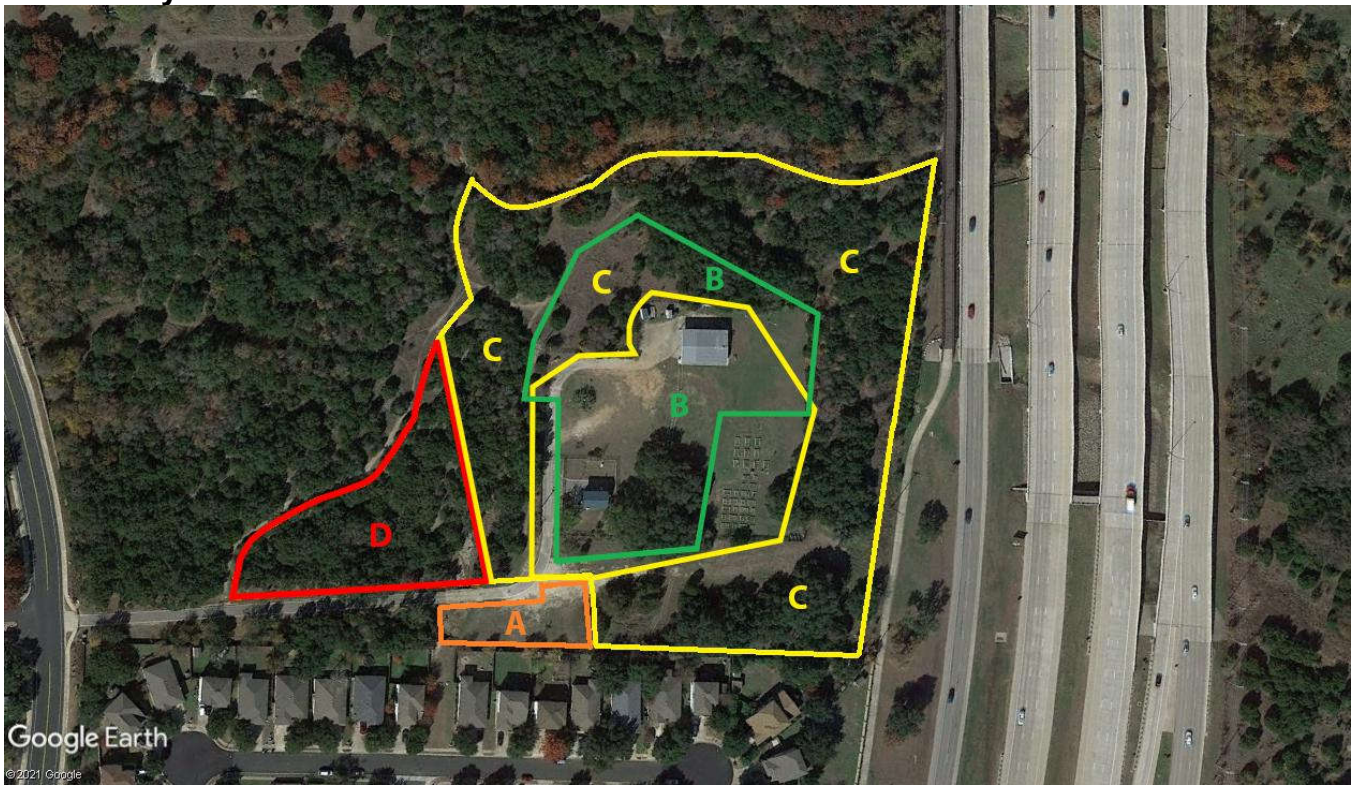
The purpose of this course would be to offer practically **all** residents over the age of 3 years old an opportunity to enjoy a fast-growing, family-friendly new sport and a quick round of disc golf.

This location would be an easy location to design and install the course. as it is already all cleared. No additional maintenance cost would have to be incurred.



Tonkawa Park

### Community Gardens



A. Potential Parking area. B. Micro course. C. Par 3 Course. D. Potential additional land?

This park hosts the community center and community gardening sites. It includes land that is mostly flat with some subtle topography in the wooded areas. The tree coverage is mostly cedar and large oak trees. There are water views, a ridge, and beautiful natural scenes to enjoy. There are trails through the wooded areas and large areas in between trails that exist that could make great fairways.

**Challenges:** The park has hiking/biking trails in most of the land so design would have to carefully address harmonious co-existence, and that is achievable. There are also backyard fences on one side. There may be some tree planting desired. There is more usable area for fairways than there is in any other park. This land will require some removal of cedar trees and limbing up of trees to create openings for fairways. Some large open areas might need a few tree plantings. The design will be executed in a way that the fairways are not interfering with trails, the natural water feature, or the backyard of the houses.

**Opportunities:** This land is ideal for multiple types of disc golf courses. We look for three things when designing a disc golf course. We want a water feature, topography, and tree coverage. This land offers 2 out of 3. There is little topography, but the trees and vegetation make it an incredible site for disc golf. The water feature will not come into play or be close to any fairway, but disc golfers would be able to walk down to it and enjoy the views during their round.



**Summary:** Community Garden site is an excellent site for a Micro Disc Golf course or a Par 3 recreational course.

**Option 1.** Micro Disc Golf course can easily exist with the current activities on the green area that is marked on the map as B. The picnic tables would need to relocate from under the Oak trees and perhaps could be located closer to the vegetable gardens under a gazebo or some other type of shade.



This course would be mostly Par 2 holes with the possibility of creating one Par 3 hole. This location will take some time for the course to mature into a beautiful Micro Disc Golf course as some trees would need to be planted in the green area marked B on the map. This course would cater mostly to beginners and those who just want to putt or play with a mid-range. Drivers would not be permissible and players would not be able to throw their discs for longer distances. The development costs for this course would be slightly higher than Comanche Park.

This location will offer a course that can create better variety and challenge for all levels of players. The location makes this park easily accessible, and there is room for good parking in multiple places. Fairways would be designed by clearing underbrush, removing dead trees and trash, plus limbing up some existing trees or removing some invasive species which are blocking the growth of highly desirable oak trees.



Hosting a Micro Disc Golf Course in the green area marked B would limit events and activities in the lawn area near and around the community center. MUD should consider the future use of that flat open area for other events. If there is a Micro Disc Golf Course there, then it would need to shut down during other events at the community center.

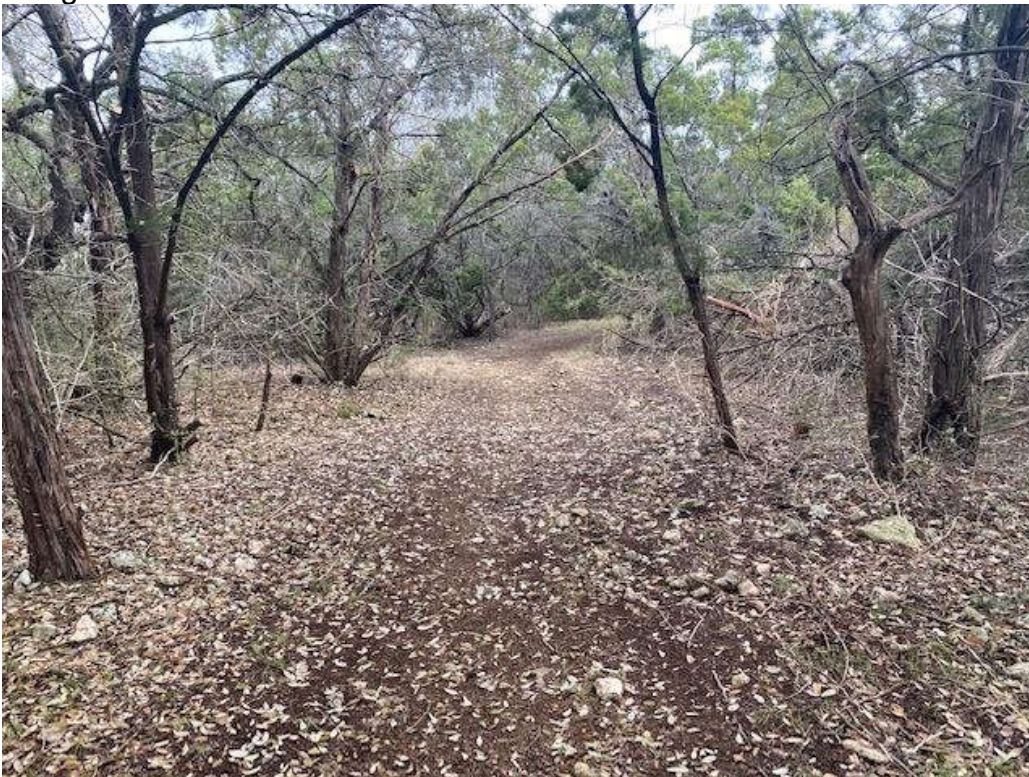
The purpose of this course would be to offer practically **all** residents over the age of 3 years old an opportunity to enjoy a fast-growing, family-friendly new sport and a quick round of disc golf.

This location would be a reasonably easy location to design and install the course as it is partially already cleared. Small additional maintenance cost would have to be incurred.

**Option 2.** Alternatively, MUD could also offer a beautiful Par 3 recreational course on this property. This type of course would give the players in the community the same type of distances in the fairways they were playing at Comanche but a much better location and a more desirable and safer design. This recreational course would also cater to all levels of players who were old enough or physically well enough to walk the type of distances as shown in the yellow area marked C on the map.

This location will offer a course that can create better variety and challenge for all levels of players. The location is also easily accessible and there is room for good parking in multiple places. Fairways would be designed by clearing underbrush, removing dead trees and trash, plus limbing up some existing trees or removing some invasive species which are blocking the growth of highly desirable oak trees.

The fairway will look like and are wide alike the existing trails. There is enough land to maintain a good buffer can be maintained between the existing trail, the backyard of houses, the creek and the individual gardens at the area near the community center building. Some small sections of the trail may have to be relocated but not more than 2 or 3 sections that maybe 50-75 feet long but this is just a preliminary estimate. The goal would be to minimize this and depends on which type of course is designed.



Since the yellow area is around the community center and does not impose on the flat area in close proximity to the community center building, the course could remain open at all times and would not interfere with trails, biking or events at the community center.

The purpose of this course would be to offer residents opportunity to enjoy a disc golf on a course that can offer the use of all types of discs including drivers away from other activities. The course would be designed in a way that there are natural buffers between the trails and trail users do not cross paths with disc golfers. Disc golfers would enjoy the serene natural woods and the water views offered by a short walk to the waters edge.

A disc golf course on this area could create great greater safety for other park users as more people would be present during the day to deter suspicious or criminal activity in the wooded area.

The red area marked D on the map is optional desirable land that would enhance the quality of the fairways in case the MUD decides to offer a Par 3 recreational course.

There is opportunity to add 9 more holes in the rest of the park area if the MUD chooses to expand this to a full 18-hole course in the future.

### **Preliminary Cost Estimates**

A preliminary cost estimate spreadsheet is attached which also shows approximately how many trees would need to be added. Some other things to consider are the addition of benches, trash cans, and bushes.

All three parks are great for some type of a 9-hole micro disc golf course.

A conceptual design and the final design will be done on site prior to installation. Topography, trees, and other natural elements will determine the locations of these fairways. Our designs consider many subtle things, and the most important of these are safer design concepts and sustainability. We incorporate the natural features that the land offers to create our unique designs. We attempt to limit tree-limbing and tree cutting.



The trees, the topography, and the natural elements will allow 9 fairway locations that will create a recreational course that can allow different types of practice shots. We will route the fairways to create a course that is balanced and fair for beginners and advanced level of players. Final design is achieved by careful clearing, tree-limbing, and installation. We will consult client before any removal or clearing is desired. Client is updated at each phase and a walk-thru is offered, if desired at the end of each phase or even during as phase, if needed.



## Final Thoughts:

The Comanche park site is most desirable for a Micro disc golf course and the least expensive to design and install. There is parking near by and the course can be designed with greater safety than it was in the past while considering walking trails as the fairway lengths will be significantly shorter, The mounds are an attractive feature, and the location is excellent for the neighborhood for access. However, this type of course may not be an ideal replacement for the disc golfers who were used to throwing on longer fairways.

The Community Garden site will make an amazing Par 3 disc golf course in the wooded area around the community gardens building if that land is available and can be used for a course, That location won't interfere with any activities hosted at the community center in the future as usage of the building and the gardens with surrounding open land increases. The course will also not interfere with trails. The par 3 course can be designed in a way where not only the disc golfers will enjoy it, the course will be good for beginners too as the fairways lengths will be between 125' to 325' approximately. Disc golfers will be able to throw drivers and actually play real disc golf and not Micro disc golf which is limited experientially due to land size.

In the perfect scenario, MUD could consider offering both. A micro course, at Comanche park and a Par 3 course in Community Gardens. We can offer a discount in design fees for two course designs.

Interesting disc golf facts.

Disc golf is now in 60 plus countries.

Tournaments have been shown on ESPN2.

Sports Illustrated just came out with an article last week about the sport.

The best disc golf player in the world just signed a \$10,000,000 contract.

It's been growing at the rate of about 20% annually for the past decade.

The International Olympic Committee has recognized disc sports and disc golf will most likely become an Olympic sport in the not so distant future.

Disc Golf is taught in thousands of schools around the country as part of physical education.

Collegiate disc golf is growing and hundreds of colleges now compete.

There are most likely over 10,000 courses in the country as some are not documented.

There are over 1,000 new courses going in every year.

It's Covid friendly.

## EQUIPMENT

1. **9 – Disc Golf Baskets – Standard or custom color**
2. **20-24 Signs** –Signs (tee signs, directional and overview/rules) will be designed and installed in a way that is approved by the Client.
3. **Tee Pads** –Concrete. Tee pads built 4” deep 5’ x 10’ or option to have some 5’ x 12’ if a longer fairway. Tee pads to be level and flush to the ground with a rough surface. Backfilling may be required on some tee pads if on a slope.

Below is a general summary list of what would need to be achieved.

1. Mark areas for removal of all dead trees, limbs, and trash in fairway locations only, if applicable.
2. Selective limbing as indicated and approved on fairways indicated and agreed upon.
3. Remove some trees if any requested, OR as permitted.
4. Plant trees where indicated, if needed.
5. Install tee pads and baskets.
6. Install tee signs and other signs as approved. Signs will be installed in a way that they are blending with nature or park theme.

**PHASE ONE:** Routing. HouckDesign would spend 3-7 work days depending on the location selected and the type of course desired on Phase 1 design process called Routing. During this phase Designer walks the property and designs on site to come up with the routing after learning key features about the land and how to showcase them. Designer considers many things including topography, tree locations, etc. to discover fairways that offer a variety of shots for the player to enjoy. Some of this design work will be done off-site studying notes and maps. At the end of this phase HouckDesign will have a map which will show the fairway routing. Design is considered 60-70% complete.

**PHASE TWO.** Fairway design and development. Fairways are designed further by clearing areas to open up over-growth selectively in wooded areas and limbing will be performed in selected fairway areas. In open areas locations of trees to be planted and the types of trees or bushes desired in each location is determined, staked, and documented. Clearing or planting crews may be with designer on-site so designer can answer any questions. Designer would have clearly marked what needs to be done so that the work performed is as determined.

Fairways will start to take shape. This phase might take 2-10 days on-site depending on the which type of course is selected to be designed. Dead trees, limbs cut off, are to be hauled off in wooded courses. Fairways are cleaned up from tree limbing. At the end of this Phase, all fairways are about 95% complete.

**PHASE THREE.** Final Design. HouckDesign will mark final stakes for tee pads, signs and basket locations. Final tree limbing, if needed, and polishing of fairways. A final design map will be submitted. Distances will be measured to make maps for each fairway for the tee signs. 3-4 days for Designer on and off site. Walk-through with client.

**PHASE FOUR.** Installation of 9 or 18 tee pads, 20-25 signs, 9 baskets and complete all other polishing of fairway as requested by HouckDesign. Final Clean-up and haul off. Final walk-through.

## **Disc Golf Course Design and Sustainability**

HouckDesign is not a licensed landscape architect firm nor are we environmental engineers or experts on this topic. The following is a general assessment of how disc golf course design can be achieved in a wooded area.

Disc golf courses endure weather, usage, age, and other variables and minimize maintenance. Disc golf is sustainable, because you can build around the existing landscape.

The EPA defines Sustainability as a simple principle: Everything that we need for our survival and well-being depends, either directly or indirectly, on our natural environment. Sustainability creates and maintains the conditions under which humans and nature can exist in productive harmony, that permit fulfilling the social, economic, and other requirements of present and future generations.

Disc golf causes minimal environmental impact as there is no major development. By utilizing natural elements as obstacles & the flow of the woods and open spaces for fairway design, sustainability is also maintained. Courses are created by removal of dead trees, tall brush, or weeds & other invasive plants, and simple tree-trimming. Sometimes by adding native plants, trees and shrubs in open spaces, we can design better fairways.

In Sustainability it is important to make sure that we have and will continue to have the water, materials, and resources to protect human health and our environment. Disc Golf courses make use of the existing environmental features and incorporate them into the design and are essential for the best experience.

It is basically as sustainable as hiking or biking (which tears up the ground much more). There are tee pads that are installed, but they are very small areas (10' x 5' or 12' x 5' approx.) of concrete, and baskets and tee signs are installed. Typically, no other development is required. There are some courses that choose to do some development for erosion control, but that is environmentally friendly in most cases.

If fairways are designed in the wooded area, wood chips can be used in some areas on the disc golf fairways for greater sustainability.

Alternate types of tee pads can be offered for Micro Courses like 4' x 8' rubber mats over compacted crushed granite much like making hiking trails.

HouckDesign is a design firm only and if installation is requested, installation can be offered through another business that will operate to serve that function and is owned by John Houck. Client can also perform all install through in-house staff and HouckDesign can provide installation drawings and directions.

## Tee pads

**Tees** can be built in one of the following ways. We can discuss these options with you, but basic descriptions are below.

- A) Marking the front of the tee in a line with inlaid bricks or stone.



- B) Rubber or turf tee pads and staking them into the ground with 12" nails



C) Using crushed granite and compacting it within a wooden frame level to the ground. Level and Flush for safety and gradual grade on all sloped sides.



D) Concrete Tee pads built 4" deep 4' x 8' level and flush to the ground with a rough surface for Micro or 5' x 10' or 6' x 12' for Par 3 Recreational.



Here is how to build them, but you need to dig down 4" and place the frame inside and then pour concrete. See next photo below the link which shows how to pour and texture the tee pad.

<https://www.lowes.com/projects/porch-deck-and-patio/how-to-build-a-concrete-pad/project>



Dig down 4" or more to make sure tee pads are level and flush for safer footing. On elevated tees, a gradual slope on all four sides is desired for better footing.

**Installation:** Will be done in one of these ways. Cost can be determined after options selected.

- 1 By Client with HouckDesign providing installation drawings and being on site as needed to answer questions.
2. By another business owned by John Houck.
3. By a general contractor hired by Client.

**HouckDesign.com**

Micro Disc Golf  
Comanche Park

9 Basket Mach II  
20 Signs including OV, directional  
On-site Design  
Total Design baskets and signs \$12,500

Installation Costs listed  
9 baskets/targets installation  
Tee pads install 3 options  
Installation of signs 22-24  
add cost of posts, locks + hardware

Trees add on 20-35 trees  
Different varieties of bushes  
Optional landscaping for buffer and beautification  
Benches  
Trash cans

Micro Disc Golf  
Tonkawa

9 Basket Mach II  
22 Signs including OV, directional  
On-site custom Design  
Total Design baskets and signs \$13,500

Installation Costs listed  
9 baksets/targets  
Tee pads install 3 options  
Installation of signs 25 posts max  
add cost of posts, locks + hardware

Trees to add 40-50 trees  
Different varieties of bushes  
Build 3-4 mounds/berms  
Optional Landscaping for beautification  
Benches  
Trash cans



Micro Disc Golf  
Community Gardens Green Area

9 Basket Mach II  
22 Signs including OV, directional  
On-site Design  
Total Design baskets and signs \$13,500

Installation Costs listed  
9 baksets/targets installation  
Tee pads install 3 options  
Installation of signs 25 posts max  
add cost of posts, locks + hardware

Underbrush removal limited  
Dead tree removal, limited tree limbing and removal  
Trees add on 20-30 trees  
Different varities bushes  
Optional Landscaping for beautification  
Benches  
Trash cans  
Gazebo

Par 3 Recreational

Community Gardens

yellow area on map

9 Basket Mach V upgrade or some other brand

22 Signs including OV, directional

On-site Custom Design in wooded area

Total Design baskets and signs \$18,500

Installation Costs listed

9 baksets/targets installation

Tee pads install 2 options

Installation of sign posts 25 maximum

add cost of posts, locks + hardware

Tree-limbing and underbrush clearing

Dead tree removal

Benches

Trash cans

Wood chips or mulch used on fairways or near fairways