

BLOCK HOUSE MUNICIPAL UTILITY DISTRICT

August 24, 2022

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 regular meeting at **6:30 p.m.** on **Wednesday, August 24, 2022**, at 2600 Block House Drive South, Leander, Texas. The following matters may be considered and acted upon at the meeting:

PLEASE NOTE: Public comments will be accepted only during designated portions of the Board meeting. Comments from the floor will not be accepted during the business portion of the Board meeting. Citizens wishing to address the Board must complete the citizens' communication form provided at the entrance to the meeting room, so they may be recognized to speak.

The meeting will be preceded by the U.S. Pledge of Allegiance and a moment of silence or prayer.

Board member announcements and agenda prioritization requests may be considered at the beginning of 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>	
GENERAL	
1.	Citizens' communications;
2.	Recognition of Sergeant Charles "Chuck" Kelley of the Williamson County Sheriff's Office;
CONSENT ITEMS <i>(These items may be approved collectively or individually. Any of these items may be pulled for discussion upon the request of any Board member.)</i>	
3.	Minutes of June 22, 2022 regular meeting and July 27, 2022 regular meeting;
PR/COMMUNICATIONS	
4.	Report from BHC Owners Association, including:
	(a) Requests for use of facilities;
5.	Report from Williamson County Sheriff's Office;
6.	Report from PR/Communications Subcommittee, including:
	(a) Special events;
	(b) Newsletter;

RESTRICTIVE COVENANTS	
7.	Report from and directives to Community Association Management, Inc.;
8.	Pending or contemplated litigation, including:
	(a) 15361 English River Loop;
9.	Report from Restrictive Covenants Subcommittee;
FINANCE/AUDIT	
10.	Report from and directives to Municipal Accounts & Consulting, L.P., including:
	(a) Payment of bills and invoices;
	(b) Fund transfers;
	(c) Investments;
11.	Report from Finance/Audit Subcommittee;
AMENITIES	
12.	Report from and directives to Lifeguard 4 Hire, L.L.C.;
13.	Report from and directives to Priority Landscapes, LLC, including:
	(a) Proposal for Tumlinson Park – tree pruning/removal (Proposal #1548);
	(b) Proposal for District-wide freeze damage pruning (Proposal #1549);
	(c) Proposal for District-wide removal of deed trees from survey update (freeze and drought) (Proposal #1550);
	(d) Proposal for Tumlinson Park – merge irrigation mainline (Proposal #1551);
14.	Playscape inspections and related proposals, including:
	(a) Proposal from DigDug Construction to remove and replace mulch and geotextile fabric, add additional mulch, and fix support under slide in Apache Park;
	(b) Proposal from DigDug Construction to remove and replace mulch and geotextile fabric, add additional mulch, install new swing seats, and paint two playscape structures with a truck spraybed product in Tonkawa Park;
15.	Proposal from DigDug Construction to install new pipe gate in fence opening and paint (PEC fence);
16.	Proposal from Hellas Construction, Inc. for resurfacing and restriping tennis courts;
17.	Proposal from Hellas Construction, Inc. for resurfacing and restriping basketball court;
18.	HouckDesign Scope of Services – First Year Design Review and Maintenance;
19.	Report from Amenities Subcommittee, including:
	(a) Bike Trails layout;
SERVICES	
20.	Report from and directives to Gray Engineering, Inc., including:

	(a) Right-of-Way Improvements Project;
	(b) Pedernales Electric Cooperative construction in the District;
21.	Report from and directives to Crossroads Utility Services, LLC, including:
	(a) System maintenance and repairs;
	(b) Write-offs;
	(c) Fuel surcharge;
22.	Report from and directives to General Manager, including:
	(a) Managed Information Technology Services and Support Agreement with Contigo Technology, LLC;
	(b) Requests for use of facilities, including:
	(1) Request for use of Walker House for Mistletoe Market from November 9 through November 12, 2022;
	(c) Cedar Park Fire Department “Calls for service” log;
	(d) Proposal from McCown Home Services for interior painting of Walker House;
	(e) Proposal from SunTech Electric, Inc. for electrical work at Walker House;
	(f) Proposal from SunTech Electric, Inc. for electrical work at Tree 561 in front of Walker House;
	(g) Proposal from Trinity AV Solutions, LLC for GST Video Surveillance;
	(h) Proposal from Trinity AV Solutions, LLC for Annual Service Agreement and Video Access Control Systems;
	(i) Proposal from Trinity AV Solutions, LLC for Walker House Displays Replacement;
	(j) Proposal from Trinity AV Solutions, LLC for Walker House security (1);
	(k) Proposal from Trinity AV Solutions, LLC for Walker House security (2);
	(l) Proposal from Trinity AV Solutions, LLC for Jumano Community Building security;
	(m) Proposal from Trinity AV Solutions, LLC for Apache Pool security;
	(n) Proposal from Trinity AV Solutions, LLC for Tumlinson Pool security;
	(o) Proposal from Trinity AV Solutions, LLC for Pavilion/Sport Courts security;
23.	Report from Texas Disposal Systems, Inc., including:
	(a) Amendment No. 3 to Amended and Restated Solid Waste Collection and Disposal Services Agreement (rate increase);
24.	Storm Water Management Program (SWMP) under TPDES General Permit TXR040000;
25.	Report from Services Subcommittee;
LEGAL	
26.	Report from and directives to Armbrust & Brown, PLLC;
27.	Schedule for adopting 2022/2023 budget and 2022 tax rate;

OTHER DISCUSSION / ACTION ITEMS

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| 28. | Code of Ethics, Travel and Professional Services Policy; |
| 29. | Miscellaneous and Board/Subcommittee directives; |
| 30. | Future Board meetings/agenda items. |

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 or security audits (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.

(SEAL)



Attorney for the District

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.