

# ARMBRUST & BROWN, PLLC

ATTORNEYS AND COUNSELORS

100 CONGRESS AVENUE, SUITE 1300  
AUSTIN, TEXAS 78701-2744  
512-435-2300

FACSIMILE 512-435-2360

DENISE L. MOTAL  
(512) 435-2345  
dmotal@abaustin.com

## MEMORANDUM

TO: Board of Directors -  
Block House Municipal Utility District

FROM: Denise L. Motal  
Legal Assistant

DATE: March 16, 2023

RE: Block House Municipal Utility District -  
March 22, 2023 Regular Meeting

---

Enclosed please find the agenda and support materials for the regular meeting of the Board of Directors of Block House Municipal Utility District scheduled for Wednesday, March 22, 2023, at 6:30 p.m., at 2600 Block House Drive South, Leander, Texas.

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

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

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.)\*  
Tripp Hamby (Priority Landscapes, LLC)\*  
Antonio Lovato (Williamson County Sheriff's Dept.)\*  
Jay Howard (Texas Disposal Systems, Inc.)\*

Ja-Mar Prince (Texas Disposal Systems, Inc.)\*  
Cynthia Magallanez (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.)\*  
Sandy Martin (BHC Owners Association)\*  
Amanda Stanfield (Tidal Waves Swim Team)\*

\*AGENDA ONLY (via email)

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT**

**March 22, 2023**

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, March 22, 2023**, 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. The meeting will be recorded via video. The link to the video can be found at <https://www.youtube.com/@blockhousemud>.*

**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>CONSENT ITEMS</b><br><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> |                           |
| 2. Minutes of February 22, 2023 regular meeting;                                                                                                                                 | Decision                  |
| <b>PR/COMMUNICATIONS</b>                                                                                                                                                         |                           |
| 3. Report from BHC Owners Association, including:                                                                                                                                | Informational             |
| (a) Proposed events and use of District facilities;                                                                                                                              | Decision                  |
| 4. Report from Williamson County Sheriff's Office;                                                                                                                               | Informational             |
| 5. Report from PR/Communications Subcommittee, including:                                                                                                                        | Informational             |
| (a) Special events;                                                                                                                                                              | Informational             |
| (b) Newsletter;                                                                                                                                                                  | Decision                  |

|                                                                                                     |               |
|-----------------------------------------------------------------------------------------------------|---------------|
| (c) District Social Media Policy;                                                                   | Decision      |
| 6. Transparency (video conferencing technology/dial in);                                            | Decision      |
| 7. Resident survey;                                                                                 | Decision      |
| 8. Proposal from CD&P for District resident surveys;                                                | Decision      |
| <b>RESTRICTIVE COVENANTS</b>                                                                        |               |
| 9. Report from and directives to Community Association Management, Inc.;                            | Informational |
| 10. Pending or contemplated litigation, including:                                                  | Informational |
| (a) 15361 English River Loop;                                                                       | Informational |
| 11. Report from Restrictive Covenants Subcommittee;                                                 | Informational |
| <b>FINANCE/AUDIT</b>                                                                                |               |
| 12. Report from and directives to Municipal Accounts & Consulting, L.P., including:                 | Informational |
| (a) Payment of bills and invoices;                                                                  | Decision      |
| (b) Fund transfers;                                                                                 | Decision      |
| (c) Investments;                                                                                    | Decision      |
| 13. Report from Finance/Audit Subcommittee;                                                         | Informational |
| <b>AMENITIES</b>                                                                                    |               |
| 14. Winter storm considerations;                                                                    | Decision      |
| 15. Report from and directives to Lifeguard 4 Hire, L.L.C.;                                         | Informational |
| 16. Report from and directives to Priority Landscapes, LLC, including:                              | Informational |
| (a) Proposal for tree removals in Susan Lane area rights-of-way (Proposal #2197);                   | Decision      |
| (b) Proposal for installation of sod at north end of Walker House (Proposal #2198);                 | Decision      |
| (c) Proposal for installation of sod at south end of Walker House (Proposal #2199);                 | Decision      |
| (d) Proposal for Jumano Park tree data collection (Proposal #2207);                                 | Decision      |
| (e) Proposal for existing tree survey update (Proposal #2208);                                      | Decision      |
| 17. Report from Amenities Subcommittee and related action;                                          | Informational |
| 18. Upkeep on fences in Block House (Director Johnson);                                             | Decision      |
| 19. Proposal from DigDug Construction, LLC for concrete repairs at Apache Pool - Estimate 112SH;    | Decision      |
| 20. Proposal from DigDug Construction, LLC for work on the showers at Apache Pool - Estimate 113SH; | Decision      |

|                 |                                                                                                                                                                                                           |               |
|-----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------|
| 21.             | Proposal from DigDug Construction, LLC for installation of signage at Jumano Disc Golf Course- Estimate 114SH;                                                                                            | Decision      |
| 22.             | Proposal from DigDug Construction, LLC for installation of equipment gate at Apache Pool - Estimate 115SH;                                                                                                | Decision      |
| 23.             | Proposal from DigDug Construction, LLC for installation of synthetic turf around tree at Apache Pool - Estimate 116SH;                                                                                    | Decision      |
| 24.             | Proposal from DigDug Construction, LLC for installation of new ADA entrance accessible from the parking lot at Apache Pool – Estimate 117SH;                                                              | Decision      |
| <b>SERVICES</b> |                                                                                                                                                                                                           |               |
| 25.             | Report from and directives to Gray Engineering, Inc.;                                                                                                                                                     | Informational |
| 26.             | Report from and directives to Crossroads Utility Services, LLC, including:                                                                                                                                | Informational |
|                 | (a) System maintenance and repairs;                                                                                                                                                                       | Informational |
|                 | (b) Write-offs;                                                                                                                                                                                           | Decision      |
|                 | (c) Blue Ribbon Heating and Cooling Estimate 36496385 for mini split package at ground storage tank;                                                                                                      | Decision      |
| 27.             | Report from and directives to General Manager, including:                                                                                                                                                 | Informational |
|                 | (a) Requests for use of facilities;                                                                                                                                                                       | Informational |
|                 | (b) Proposal from BGE, Inc. for development of web-based map solution, asset management data collection applications, and asset management tracking tools;                                                | Decision      |
|                 | (c) Highway 183 Block House Entrance fence;                                                                                                                                                               | Decision      |
| 28.             | Report from Texas Disposal Systems, Inc.;                                                                                                                                                                 | Informational |
| 29.             | Storm Water Management Program (SWMP) under TPDES General Permit TXR040000, including:                                                                                                                    | Informational |
|                 | (a) MS4 Phase II Annual Report Permit Year 4: 2022;                                                                                                                                                       | Informational |
|                 | (b) Proposal from Crossroads Utility Services, LLC for clean out at inlets and outfalls found with deficiencies during the Dry Weather Screening Inspections Permit Year 4 performed in 2022 by Quiddity; | Decision      |
| 30.             | Report from Services Subcommittee and related action, including:                                                                                                                                          | Informational |
|                 | (a) District rekeying;                                                                                                                                                                                    | Decision      |
|                 | (b) Tumlinson Pool guard shack and restroom repairs;                                                                                                                                                      | Decision      |
|                 | (c) Trinity AV Solutions for District Access Control Upgrades and Additions;                                                                                                                              | Informational |
| <b>LEGAL</b>    |                                                                                                                                                                                                           |               |
| 31.             | Report from and directives to Armbrust & Brown, PLLC;                                                                                                                                                     | Informational |
| 32.             | Jumano gate;                                                                                                                                                                                              | Informational |

|                                        |                                                                                         |               |
|----------------------------------------|-----------------------------------------------------------------------------------------|---------------|
| 33.                                    | Amended and Restated General Management Services Agreement;                             | Decision      |
| <b>OTHER DISCUSSION / ACTION ITEMS</b> |                                                                                         |               |
| 34.                                    | Guidelines for attaching emails to meeting minutes;                                     | Decision      |
| 35.                                    | Meeting structure, including business meetings versus policy meetings (Director Logan); | Decision      |
| 36.                                    | Town Hall meetings: Schedule for 2023 (Director Logan);                                 | Decision      |
| 37.                                    | Citizen communications procedures (Director Johnson);                                   | Decision      |
| 38.                                    | Code of Ethics, Travel and Professional Services Policy;                                | Informational |
| 39.                                    | Miscellaneous and Board/Subcommittee directives;                                        | Informational |
| 40.                                    | Future Board meetings/agenda items;                                                     | Informational |
| 41.                                    | Review of Meeting Notes.                                                                | 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 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.

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

February 22, 2023

THE STATE OF TEXAS                   §  
                                                  §  
COUNTY OF WILLIAMSON           §

A meeting of the Board of Directors of Block House Municipal Utility District was held on February 22, 2023, at 2600 Block House Drive South, Leander, Texas. The meeting was open to the public and notice was given as required by the Texas Open Meetings Act. A copy of the Certificate of Posting of the Notice is attached as **Exhibit “A”**.

The roll of the members of the Board of Directors was called, as follows:

|                 |   |                     |
|-----------------|---|---------------------|
| Ursula Logan    | - | President           |
| David Shoemaker | - | Vice President      |
| Robert Young    | - | Secretary           |
| Cecilia Roberts | - | Assistant Secretary |
| David Johnson   | - | Treasurer           |

All of the Directors were present, except Director Johnson, thus constituting a quorum. Also present at the meeting were: Taylor Kolmodin of Municipal Accounts & Consulting, L.P. (“MAC”); Lisa Torres of Crossroads Utility Services, LLC (“Crossroads”); Tom Davis and Eric Deesner of Lifeguard4Hire (“L4H”); Deputies Lovato and Boggs of the Williamson County Sheriff’s Office (“WCISO”); Olinda Ramirez of Priority Landscapes (“Priority”); Sandy Martin of the BHC Owners Association (“OA”); Lauren Smith of Public Finance Group, LLC; Karel Kozuh of Violet Crown Management, LLC; Michael Theone of Civil and Environmental Consultants, Inc.; David Gray of Gray Engineering; David Wood of Boy Scouts of America (North Shore District); Chris Stanfield, Stu McMullen, Jacob Murray, and James Murray, residents of the District; and Sean Abbott of Armbrust & Brown, PLLC (“A&B”).

Director Logan called the meeting to order at 6:31 p.m. and welcomed those present. She announced that public comments were taken during designated portions of the meeting only and asked that anyone who wished to address the Board complete a Community Comment form. Following the Pledge of Allegiance to the U.S. flag, the Board and those present at the meeting observed a moment of silence or prayer. Director Logan noted that the meeting was being videotaped and requested that Board members and consultants limit “side discussions” as they diminished the quality of the recording.

Director Logan then stated that the Board would receive citizens’ communications. Mr. McMullen addressed the Board and thanked the District for its efforts to assist with brush clean up after the winter storm. He noted that there were several sidewalks and rights-of-way that he felt still needed attention after the winter storm and questioned whether remediation efforts were properly prioritized. He also expressed some concern at the cost to the District for the efforts undertaken to remediate the winter storm. He concluded by inquiring as to whether the Board intended to move forward with the issuance of a park and recreation bond. Director Logan then noted that the Board intended to have a special meeting soon to discuss such considerations.

Ms. Martin addressed the Board and confirmed that she was speaking as a citizen and not on behalf of another group. She thanked the Board of Directors for their assistance in organizing brush pickup efforts after the winter storm. She then stated that it took 30 days for her to receive her last utility bill in the mail from the District. She noted that it was the second month in a row for such a slow delivery. Ms. Martin then noted that the WCSO had only written four speeding tickets in the District and stated that she thought drivers were speeding in the neighborhood. She encouraged the consideration of a sign in the District to alert drivers to their speed. **Director Logan then directed the PR/Communications Subcommittee to work with Williamson County to explore the installation of such a sign in the District.**

Mr. James Murray then addressed the Board and confirmed that he and Jacob Murray had been assisting in the efforts to clear brush from the neighborhood. They then collectively offered to continue such assistance and suggested that they could further benefit the District if they were granted additional access to the District's parks. **Director Logan directed the Amenities Subcommittee to evaluate the current state of winter storm considerations in the District's parks in the context of the request.**

Director Logan stated that the Board would next consider approving the minutes of the January 25, 2023 regular meeting. Mr. Abbott noted that the minutes should be amended to reflect that Ms. Martin merely encouraged residents to attend a City of Cedar Park (the "City") meeting relating to the Nebraska Furniture Mart project and to advocate on issues as they chose and not necessarily to encourage that they speak either for or against any specific measures. Director Young then proposed that the minutes be amended to confirm that Beverley Stone's comments were received via email and not in person. Director Young also noted that during the operator's report at the January 25<sup>th</sup> meeting, Director Roberts had stated that the City required backflow preventers to be installed on all homes in the District. He then suggested that the minutes be amended to reflect this statement. After discussion, upon motion by Director Shoemaker and second by Director Young, the Board voted 4-0 to approve the minutes, as amended.

Director Logan stated that the Board would next receive a presentation from Nebraska Furniture Mart in relation to the project in the space between New Hope Road and the District and recognized Mr. Kozuh, who confirmed that he was appearing at the meeting on behalf of the Nebraska Furniture Mart project. Mr. Kozuh confirmed that Nebraska Furniture Mart had listened to all of the concerns expressed by Block House residents at the City meetings, including those related to noise and light concerns. He noted that the project would not rely on utility service from the District and confirmed that the City would provide such services independent of the District's facilities. Mr. Young then stated that he had attended an OA event where representatives of Nebraska Furniture Mart had made a presentation. He noted that the majority of truck traffic would be diverted to Avenue of the Stars and a new driveway to access the project site. Mr. Kozuh stated that conversations with the City had primarily focused on land use and zoning and noted that, from a macro perspective, the goal was to remove traffic from New Hope Drive. Director Roberts then noted that the City owned the HEB Center property and that she would like for a traffic barrier to be installed along that property, in addition to what would be installed on the Nebraska Furniture Mart tract. Mr. Kozuh noted that, as the City owned the HEB Center property, the City would need to make such a decision.

Director Roberts then expressed concern regarding trucks making late night deliveries and specifically wondered about delivery noises that late at night. She noted this could affect the quality of life of Block House residents in close proximity to the loading docks. Mr. Kozuh noted that the sound barrier in place would be ten feet tall and that there would be at least a 30-foot buffer between the neighborhood and the developed portion of the Nebraska Furniture Mart tract.

Director Shoemaker then inquired about the maintenance of the 30-foot buffer strip on a go-forward basis. Mr. Kozuh assured Director Shoemaker that the developer of the tract had historically undertaken meticulous maintenance of its properties. He noted that the developer intended to have a similar plan of maintenance for the Nebraska Furniture Mart tract after development.

Director Logan then noted that there had been some back and forth with the City's Planning and Zoning Commission regarding the 30-foot buffer. She confirmed that she was also concerned about noise and sound. She further noted that the Town Center development, on the opposite side of New Hope Drive from Block House, desired that the buffer be situated so that development actually occurred closer to Block House. She then noted that not all Block House residents had received notice of the proposed rezoning of the Nebraska Furniture Mart tract. Director Logan then stated that every person living in Block House would be impacted by the development of the Nebraska Furniture Mart tract and that they all deserved to receive any additional notices undertaken relating to the project.

Director Roberts then noted that the same development group had undertaken a similar development in The Colony in the Dallas area. Upon question from Director Roberts, Mr. Kozuh stated that he could not say with certainty how close The Colony project was to residential homes. Mr. Kozuh confirmed that there was a residential neighborhood in close proximity to The Colony project. Director Shoemaker then noted that The Colony project had received a tax incentive, based upon Chapter 351, Texas Tax Code. Mr. Kozuh acknowledged the incentive and noted that a hotel had yet to be constructed in the project and, thus, the incentive had not been triggered.

Upon question from Director Roberts, Mr. Kozuh noted that a traffic impact analysis study (the "TIA") was underway and would evaluate traffic mitigation. Mr. Kozuh confirmed that the developers had hired a well-qualified traffic consultant and that they would be working with the Central Texas Regional Mobility Authority (the "CTRMA") to finalize the TIA. Upon question from Director Roberts, Mr. Kozuh noted that they were required to work with the CTRMA to demonstrate that they would not be impeding traffic on Highway 183A.

Upon question from Director Shoemaker, Mr. Kozuh stated that he was not aware as to whether any Chapter 312, Texas Tax Code, abatements would be associated with the Nebraska Furniture Mart project. Director Shoemaker then asked if there would be a buffer on the western edge of the Nebraska Furniture Mart tract and inquired as to how many multi-family units would be constructed on the Nebraska Furniture Mart tract. Mr. Theone stated that the maximum number of multi-family units constructed on the tract would be 1,300. He then noted that buffers were intended to address issues of compatibility and noted that, typically, a city would not want to intentionally require a buffer that would serve as a pedestrian impediment.

Director Logan then voiced concerns about the effect of the Nebraska Furniture Mart development on the people of Block House, noting that the District's parks were private. She also noted that other recent developments within proximity of the District, including the Hot Spot and the HEB Center, had willingly worked with the District to address quality of life issues impacted by the new developments. She further noted that it was important that the voices of Block House residents be heard through the process. Director Young noted that Block House residents were likely to be more affected by the development than any other Cedar Park residents. Mr. Kozhu confirmed that the staff of Cedar Park had been very cognizant of the Block House residents through the entirety of the process.



Director Logan then noted that the City Council of Cedar Park was scheduled to consider the zoning change for the Nebraska Furniture Mart tract at its February 23, 2023 meeting. She encouraged residents to attend the meeting and represent the neighborhood.

Director Logan then recognized Ms. Martin for purposes of receiving a report from the OA. Ms. Martin distributed a proposed schedule of OA events, attached as **Exhibit “B”**. She noted that the Kite Festival planned for March 18, 2023 and the Shred Day planned for April 1, 2023. She confirmed that the OA would like to reserve Tonkawa Park for both events. After discussion, upon motion by Director Roberts and second by Director Shoemaker, the Board voted 4-0 to approve the OA’s use of Tonkawa Park for the planned March 18 and April 1 events.

Director Logan stated that the Board would next receive a report from WCSO and recognized Deputy Lovato. Deputy Lovato noted that everything was still running smoothly. He noted that one of the WCSO deputies serving Block House had been injured and that another deputy was moving. He confirmed that he had two new deputies interested in providing off-duty services to the District. **Director Logan directed the PR/Communications Subcommittee to work with the WCSO to address speeding in the District, including in school zones and on Scottsdale Drive.** Director Young then stated that he had been reviewing the District’s park rules and that it would be imperative to confirm that the park rules and related WCSO enforcement of such rules were aligned. He indicated that it would be helpful to understand what was conveyed to WCSO deputies when they started patrolling in Block House. Mr. Abbott reminded the Board that, pursuant to the request of Williamson County, the District now consulted with each WCSO deputy providing off-duty services in the District. He confirmed that new contracts would need to be executed with the new WCSO deputies undertaking work in the District and that the District would also need to receive formal termination of the existing contracts from any WCSO deputies who no longer desired to provide off-duty services in the District. He confirmed that his office would work with Deputy Lovato to undertake such actions on a go-forward basis. **The Board directed Mr. Abbott to undertake such actions and for Director Logan to execute agreements with the new WCSO deputies at the appropriate time.**

Director Logan then stated that she had received an email from Dave Wood with Cubmaster Pack 171 with a request to host an orienteering course event, attached as **Exhibit “C”**. Mr. Wood thanked the Board for its time and noted that the proposed orienteering event would be a community event, open to all, and geared towards elementary school students. He stated that it would be a “low impact” event on the District’s parks. Mr. Wood noted a preference to have the event on April 22 and Director Logan noted that there was already an event scheduled in the District that day. Upon question from Director Roberts, Mr. Wood noted that the event would be a single-day event. Upon question from Director Shoemaker, Mr. Wood stated that they’d like to utilize the greenbelt on the creek and intended to have different courses for different age levels. Upon question from Director Logan, Mr. Wood confirmed that Cubmaster Pack 171 was fully insured. After discussion, upon motion by Director Roberts and second by Director Young the Board voted 4-0 to approve the event, subject to execution of a liability form by Cubmaster Pack 171. **The Board then directed Ms. Torres to work with Mr. Wood to finalize a date that worked for both parties.**

Director Logan then stated that the Board would discuss the District’s social media policy. Mr. Abbott reviewed the updated draft of the social media policy, noting that all of the comments he had received from Board members were included in the redlined draft in the packet. Director Roberts stated that, out of respect for quorum considerations, she did not think that Directors should be posting on District matters. Director Young noted that comments were typically turned off on District social media posts, but that comments had been turned on to encourage resident

interaction on posts relating to the winter storm clean-up. Director Young noted that a “comments on” policy would be helpful during emergencies and suggested the inclusion of such in the policy. **The Board directed Mr. Abbott to updated the policy in accordance with Director Young’s recommendation and to include the policy on the agenda for the Board’s next meeting for final consideration.**

Director Logan stated that the Board would next discuss transparency at Board meetings, including utilizing video conferencing or telephonic technology. Ms. Torres confirmed that she continued to work with AT&T relating to internet service to the Walker House. She confirmed that she was making progress and that it might be possible for AT&T and the District to share in the costs relating to upgrading service to the Walker House.

Director Logan then stated that the Board would discuss the resident survey. She noted that the survey would be included on the agenda for the Board’s special meeting planned for March 8, 2023. Director Roberts stated that she favored a third party group being engaged by the District to undertake the resident survey. She also stated that it would be beneficial to have a third party group assist in the drafting of the District newsletter. Director Young suggested that the Board solicit recommendations from residents on what should be included in the survey. **The Board then directed Ms. Torres to undertake efforts via email and social media to solicit resident input on the resident survey.**

Director Logan then stated that the Board would discuss restrictive covenants. Director Shoemaker noted that the Restrictive Covenants Subcommittee did not meet in February and suggested tabling the item. The Board agreed and the item was tabled.

Director Logan stated that the Board would next receive the bookkeeper’s report and recognized Ms. Kolmodin. Ms. Kolmodin presented the check register, attached as **Exhibit “D”**, and the supplemental check register, attached as **Exhibit “E”**. Ms. Kolmodin reviewed the two proposed fund transfers and recommended approval. After discussion, upon motion by Director Shoemaker and second by Director Young, the Board voted 4-0 to approve payment of the bills and invoices and the fund transfers, as presented.

Director Logan stated that the Board would next discuss winter storm considerations and recognized Crossroads, Priority, Certified Arbor, and Dig Dug Construction, LLC for their efforts to assist the District after the winter storm. She stated that the District was in “amazing” shape, all things considered. Director Young echoed Director Logan’s statements, noting that there had been a lot of juggling, but that they had accomplished a lot. Director Young stated that he would like to establish a plan for going forward, whereby if there was a similar event, residents could rely on the District to undertake branch and limb collection. He confirmed that he desired to assist residents in this manner for “as long as it takes.” Director Roberts expressed concern about safety considerations in the aftermath of the winter weather event. She clarified that she wanted the District to be extremely cognizant of safety considerations. She noted that residential drop-off events need to be well coordinated. At the request of Director Roberts, Mr. Abbott provided a brief overview of premise liability at the District’s parks.

Director Shoemaker stated that an emergency plan is prudent, but that the District needed to have an established plan in place that gives careful consideration to fiscal matters. He also favored the memorialization of such a plan, as suggested by Director Young. Director Logan agreed and noted that the City had experienced some issues with its recovery efforts. She also supported memorializing a plan around weather-related emergency management. **Director Young then directed Ms. Torres to draft a “post mortem” to confirm the lessons learned and best practices established as a result of the winter weather event.**

Director Roberts agreed that the District should establish a plan and suggested that David Gray provide input to such a plan. **The Board then directed Mr. Abbott to send a copy of the District's Emergency Response Plan to Ms. Torres.**

Ms. Torres then briefly discussed disaster response and the winter weather event. She noted that the City of Round Rock was paying truck operators \$7K to \$10K per day to pick up branches in the City of Round Rock neighborhoods. She noted that the efforts were being tracked via GPS devices. She stated that the District was effectively a small city and that Priority and Certified Arbor had designed teams to deal with designated zones of the District. Ms. Torres further explained to the Board that, due to its size, Tumlinson Park had been particularly challenging to deal with. She noted that, at 98 acres, Jumano Park was similarly challenging. Director Young stated that the City of Round Rock plan shifted too much fiscal burden to the taxpayers and that he favored the community-oriented approach of Block House.

Director Logan stated that the Board would next receive a report from L4H and recognized Mr. Davis, who introduced Eric Deesner to the Board. Mr. Davis confirmed that Mr. Deesner would be serving as the new aquatic director at Block House pools and noted that he brought significant experience to the table. Upon question from Director Young, Ms. Torres confirmed that the District's pools were on schedule to open on time.

Director Logan then stated that the Board would receive a report from Priority and recognized Ms. Ramirez. Ms. Ramirez reviewed her report attached as **Exhibit "F"**. She confirmed that Priority continued to undertake its typical maintenance around the District in addition to the work relating to the winter weather. She confirmed that Priority would be "staffing up" with its typical seasonal help in April. Director Roberts noted the Easter egg hunt that would be held in Tonkawa Park and requested that Priority undertake ant control, where appropriate. Ms. Torres confirmed that she would work with Priority to ensure such actions were undertaken.

Director Logan stated that the Board would next receive a report from the Amenities Subcommittee and recognized Ms. Torres, who presented the proposal from DigDug Construction, LLC for removal and repair of the Tumlinson Park playscape bridge ("*Estimate 089SH*") attached as **Exhibit "G"** and requested approval. After discussion, upon motion by Director Logan and second by Director Young, the Board voted 4-0 to approve Estimate 089SH.

Ms. Torres then presented the proposal from DigDug Construction, LLC for ice storm creek cleaning ("*Estimate 7DAYN*") attached as **Exhibit "H"** and requested approval. She noted that the estimate would provide seven days of cleaning along the Block House Creek greenbelt to deal with the aftermath of the winter storm. Director Roberts then expressed concern about the current condition of the greenbelt and the safety issues implicated with hanging limbs and branches. She expressed favor for adding signs along the greenbelt warning residents about safety issues. Director Logan then suggested that the District undertake thorough communication with District residents via social media, email, telephone, and the e-sign to warn residents of the presence of hanging limbs and trees along the greenbelts. After discussion, Director Logan motioned, and Director Shoemaker seconded to undertake the suggested communication. Director Roberts motioned to amend the motion to include permanent signage at trail entrances and Director Young seconded the amendment to the motion. The Board then voted against amending the motion 1-3, with Roberts voting "yes". Director Logan then called for a final vote on the original motion and the motion was approved by a vote of 4-0. After further discussion, upon motion by Director Shoemaker and second by Director Logan, the Board voted 4-0 to approve Estimate 7DAYN.

Ms. Torres then reported that she had received a proposal from Twin Electric Company for electrical panel and additional grounding rod at Apache Pool pump room and requested approval. She noted that when the pool was upgraded, proper electricity upgrades were not undertaken. After discussion, upon motion by Director Roberts and second by Director Shoemaker, the Board voted 4-0 to approve the proposal in an amount not to exceed \$17,000.

Director Logan stated that the Board would next receive a report from Gray Engineering and recognized Mr. Gray. Mr. Gray reviewed the engineering report attached as **Exhibit “I”**. He confirmed that he had no update regarding Pedernales Electric Cooperative’s construction work in the District. Mr. Gray confirmed the necessity of the remediation and repainting of the District’s tanks and reviewed the report from HOT Inspection Services attached as **Exhibit “J”**, which he noted included the 500,000 gallon ground storage tank and the 30,000 gallon hydro-pneumatic tank. He confirmed that the work would be best undertaken later in the calendar year and suggested that the proposal be considered in September. He then discussed the potential development along South Block House Drive and noted that he would continue to monitor the project. Director Shoemaker stated that he was concerned that the development team may have misled the Board when previously communicating with the Board on another project.

Director Logan then confirmed that she and Director Shoemaker had both attended the recent City’s Planning and Zoning Commission meeting relating to the Nebraska Furniture Mart project and suggested that it would be beneficial if a subcommittee was formed, consisting of she and Director Shoemaker, to make certain representations to the City’s City Council on behalf of the District Board of Directors when the zoning ordinance was considered by the Council on February 23, 2023. More specifically, she suggested that the subcommittee convey the Board’s position and agreement to the City Council on the following topics relating to the Nebraska Furniture Mart development: noise, vehicular sound issue, landscaping, driveway access from the HEB Center, and increased traffic in the District attributable to the development. She then suggested that a resolution be drafted and approved relating to same. After discussion, upon motion by Director Young and second by Director Roberts, the Board voted 4-0 to approve the temporary appointment of the Subcommittee **and directed Mr. Abbott to work with the Subcommittee in the drafting of a resolution.**

Director Logan then stated that the Board would receive a report from Crossroads and recognized Ms. Torres. Ms. Torres reviewed the operations report attached as **Exhibit “K”**. She stated that all lab results were satisfactory and added that the water loss for the month of December was 9.21%. She added that she had no write-offs to present. Ms. Torres then confirmed that an insert would be included in the District’s February utility bills regarding stormwater runoff.

Director Logan next stated that the Board would receive a report from the general manager and recognized Ms. Torres, who reviewed the general manager’s report attached as **Exhibit “L”**. Ms. Torres noted that she had not received any recent requests for use of District facilities. Director Logan then discussed the role and duties of the general manager. She then thanked Ms. Torres for her diligent work during the winter weather event and noted that Ms. Torres was extremely engaged and busy during that time. She requested that Board members only contact Ms. Torres when absolutely necessary during such times to ensure that Ms. Torres could undertake her duties with maximum efficiency.

Director Logan then stated that the Board would discuss the District’s Storm Water Management Program (SWMP) under TPDES General Permit TXR040000 and recognized Mr. Abbott. Mr. Abbott reviewed the Municipal Separate Storm Sewer System Permit Year 4 Dry Weather Screening Inspection Letter Report from Quiddity, attached as **Exhibit “M”**. He noted

that the report stated that several locations in the District required maintenance. Ms. Torres confirmed that she would present a proposal on behalf of Crossroads at the Board's next regular meeting.

Director Logan stated that the Board would next receive a report from the Services Subcommittee, including the issues relating to District rekeying; Tumlinson Pool guard shack and restroom repairs; and Trinity AV Solutions for District Access Control Upgrades and Additions. Director Logan confirmed that the Board had previously directed Mr. Abbott to draft a letter on behalf of the Board regarding entry through the locked gate into Jumano Park. She then stated that she had reviewed the letter and that she did not think it was the most efficient way to move forward regarding the recent unauthorized opening of the Jumano gate. She also noted that there were combination locks on the gate and that it was possible that multiple individuals now had the ability to open the gate. **She directed Mr. Abbott to include a discussion item for the Jumano gate on the agenda for the District's regular March meeting.** Director Young then noted that it might be necessary to install a security camera at the gate. Ms. Torres confirmed that she was still working on proposals relating to the Tumlinson Pool guard Shack and that the Trinity AV contract relating to the BRIVO system should be finalized soon.

Director Logan then stated that the Board would discuss Blue Ribbon Cooling and Heating BRM 18 Point Mini Split checklist and recognized Ms. Torres. Ms. Torres presented the proposal from Blue Ribbon Cooling and Heating ("Estimate 33599190") for the recommended repairs and maintenance plan, attached as **Exhibit "N"**, and ("Estimate 33599309") for replacement of the control board, attached as **Exhibit "O"**. After discussion, upon motion by Director Roberts and second by Director Young, the Board voted 4-0 to approve Estimate 33599190 and Estimate 33599309, as presented.

Director Logan then stated she had reviewed the Amended and Restated General Management Services Agreement and that she had also met with Ms. Torres. She confirmed that Ms. Torres currently worked on five different districts and proposed that it would be beneficial if she was exclusively dedicated to the District. Director Roberts agreed that it would be beneficial if Ms. Torres was exclusively dedicated to the District.

Director Logan then stated that the Board would discuss meeting decorum and Director engagement with consultants. She encouraged all Directors to respect Ms. Torres, as well as all of the other consultants of the District. She also noted that all consultants were busy and that email communication was often a much more efficient method of communication. Director Roberts then stated that a general manager-run district was desirable.

Director Logan stated that the Board would next discuss Subcommittee roles and authority to act on the behalf of the District and recognized Director Roberts, who requested that Mr. Abbott review the authority of the District subcommittees. Mr. Abbott stated that the general law of the State of Texas did not contemplate the formation of subcommittees by municipal utility districts. Thus, he concluded, District subcommittees had whatever authorities were granted to them by the Board of Directors. He also noted that there was no single set of rules relating to the authority of subcommittees that had been adopted by the Board.

Director Logan stated that the Board would next review meeting notes and the Board reviewed decision items discussed during the meeting.

Director Logan then stated that the Board would next discuss the Board's future meeting schedule and agenda items. Mr. Abbott confirmed that the Board's next regular meeting was scheduled for March 22, 2023.

**The Board directed Mr. Abbott to make the consideration of Meeting Notes the last agenda item on each meeting agenda and he agreed to do so.**

There being no further items to come before the Board, upon motion by Director Roberts and second by Director Shoemaker, the Board voted 4-0 to adjourn the meeting.

\* \* \*

[SIGNATURE PAGE TO FEBRUARY 22, 2023 MINUTES]

(SEAL)

---

Robert Young, Secretary  
Board of Directors

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

# Block House Creek Owners Association

|                                    |                                  |
|------------------------------------|----------------------------------|
| March 18, 2023                     | Kite Festival/Easter Celebration |
| April 1, 2023                      | Shred Day                        |
| April 22, 2023                     | Eco Fair                         |
| May                                | Ladies/Moms Night Out            |
| June                               | Men's/Dad's Night Out            |
| July 4, 2023                       | July 4 <sup>th</sup> Celebration |
| August 12, 2023                    | Back to School Bash              |
| September 23, 2023                 | Camp Out at Tumlinson Park       |
| October 7, 2023                    | Lantern Parade                   |
| October 8, 10-12,<br>14, 15, 17-19 | Pumpkin Patch                    |
| October 28, 2023                   | Pumpkin Carving                  |
| October 28, 2023                   | Decorating Contest               |
| December                           | Decorating Contest               |



**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                    |                        |                   |
|------------------------------------|------------------------|-------------------|
| NAME: Deputy Billy Ray Boggs #4308 |                        | DATE: 02-01-2023  |
| TIME START: 16:00PM                | TIME ENDED: 20:00PM    | TOTAL TIME: 4 HRS |
| BEGINNING MILEAGE: 107944          | ENDING MILEAGE: 107972 | TOTAL MILEAGE: 28 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

16:00PM: BEGIN TOUR OF DUTY @ BLOCKHOUSE MUD  
 16:02PM: CHECKED BH ELEM SCHOOL & PORTABLE BUILDING - AREA AROUND SCHOOL WAS CLEAR - ALL APPEARED OKAY  
 16:09PM: CHECKED BY TURLINSON PARK & POOL - LOTS OF DOWNED TREE LIMBS & LOW HANGING LIMBS DUE TO HEAVY ICE - 1 COMPLETELY UP-ROOTED TREE IN THE PARK - GATES WERE ALREADY CLOSED & LOCKED  
 16:14PM: CHECKED BY TONKAWA PARK - GATES WERE ALREADY CLOSED & LOCKED  
 16:20PM: NOTIFIED WC COMMS REFERENCE A TREE BLOCKING THE ENTIRE WIDTH OF THE 2300-BLK OF SUSAN LN - ROAD & BRIDGE NOTIFIED PER COMMS  
 16:38PM: CHECKED APACHE PARK & POOL - PARK WAS CLEAR / POOL WAS CLOSED  
 16:42PM: CHECKED BY JUMANO PARK - GATES WERE ALREADY CLOSED & LOCKED  
 16:55PM: CHECKED WALKERHOUSE, COURTS & PAVILLION - ALL AREAS WERE SECURED & UNOCCUPIED  
 17:12PM: CHECKED BIKE TRAIL PARK - PARK GATES WERE ALREADY LOCKED & SECURED  
 19:47PM: RECHECKED AROUND BH ELEM SCHOOL - ALL WAS OKAY  
 20:00PM: END TOUR OF DUTY @ BH MUD

*Billy Ray Boggs*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                          |                       |                        |  |
|--------------------------|-----------------------|------------------------|--|
| NAME: Minh Nguyen        |                       | DATE: 02/02/2023       |  |
| TIME START: 1630         | TIME ENDED: 2230      | TOTAL TIME: 6 hrs      |  |
| BEGINNING MILEAGE: 90609 | ENDING MILEAGE: 90657 | TOTAL MILEAGE: 48miles |  |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

At 1700 hours, Deputy conducted a security check at Tumlinson Park. There were a few vehicles in parking lot. There was nothing suspicious. Cleared at 1705 hours.

At 1800 hours, Deputy conducted a security check at Tumlinson Park. Deputy walked around the pool and made sure all the doors were locked and secured. Deputy walked over to Walker House and made sure all the doors were locked. Deputy locked the gate. Deputy drove over to the bike trail and locked the gate. Cleared at 1810 hours.

At 1810 hours, Deputy conducted a security check at Tonkawa Park. There were people in the parking lot. Deputy asked them to leave and locked the gate Cleared at 1811 hours.

At 1812 hours, Deputy conducted a security check at Jumano trail. There were vehicles in the parking lot, Deputy asked them to leave the trail to lock the gate. Cleared at 1813 hours.

At 1857 hours Deputy conducted a security check at the Walker House. There were 2 vehicles in the parking lot. There was nothing suspicious. Cleared at 1902 hours.

At 2003 hours, Deputy conducted a security check at Apache park. There was no vehicle inside the park. Deputy did not see anything suspicious. Cleared at 2006 hours.

At 2110 hours Deputy conducted a security check at Block House ES. Deputy did not see anything suspicious. There was no on around. Cleared at 2115

At 2108 hours Deputy conducted a security check at the Walker House. There were 2 vehicles in the parking lot. There was nothing suspicious. Cleared at 2113 hours.

OFFICER'S SIGNATURE *Minh Nguyen #14660*

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                      |                       |                         |
|--------------------------------------|-----------------------|-------------------------|
| NAME: Deputy Brandon T. Cantu #14853 |                       | DATE: 02/03/2023        |
| TIME START: 1800                     | TIME ENDED: 0000      | TOTAL TIME: 6 hours     |
| BEGINNING MILEAGE: 77810             | ENDING MILEAGE: 77842 | TOTAL MILEAGE: 32 miles |
|                                      |                       |                         |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS: 1800 Hours** Begin tour of duty  
**1815 Hours:** Security check Jumano park, some sort of meeting/get together, numerous cars in the parking lot.  
**1825 Hours:** Security check Tonkawa Park no vehicles in parking lot, gate was secured upon my exit.  
**1830 Hours:** Security check at the Bike park, no vehicles in parking lot, gate was secured upon my exit.  
**1835 Hours:** Security check at Tumlinson park and pool, and the gates were locked upon my exit.  
**1845 Hours:** Security check at Jumano, vehicles still in the parking lot.  
**1700 Hours:** Assist patrol Ref #2023039957. Caller located at 1117 Pine Portage Loop wanted to add a statement to a disturbance that occurred on 01/21/23. Spoke to the caller via public service and documented info as well as notified the on duty patrol unit.  
**1745 Hours:** All vehicles left Jumano and I secured the gates after verifying there were no more cars on scene.  
**1950 Hours:** Security check at Apache park, 3 vehicles in the parking lot, observed one vehicle pull in and check the mail.  
**2040 Hours:** Security check at the Walker House, seven vehicles in the parking lot.  
**2115 Hours:** Security check at the water tower, no sign of suspicious activity.  
**2225 Hours:** Security check at the Walker house, all doors were checked to verify they were secure. Walked over to the courts and confirmed all gates were locked and none were left open.  
**2300 Hours:** Security check at the Apache park, observed an individual walking a dog, no one else seen.  
**0000 Hours:** End of tour of duty.

*Brandon T. Cantu #14853*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                         |                                           |                                    |
|-----------------------------------------|-------------------------------------------|------------------------------------|
| NAME: Deputy Derrick Johnson #13763     |                                           | DATE: 02/04/2023                   |
| TIME START: 13:30<br>Begin Mileage:4640 | TIME ENDED: 19:30<br>Ending Mileage: 4665 | TOTAL TIME: 6<br>Total Mileage: 25 |
|                                         |                                           |                                    |

| Location | Violation | Location | Violation |
|----------|-----------|----------|-----------|
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |

**COMMENTS: No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.**

**13:30hrs** 10-41 patrol Blockhouse MUD.

**13:39hrs** Security check at Tonkawa Park. No sign of criminal mischief.

**14:05hrs** Security check 2000 blk of S Walker Dr

**14:15hrs** Security check Tumlinson park. No sign of criminal mischief. Lots of trees down in the park and parking lot area. Asked several people to not climb on downed trees for safety reasons.

**14:25hrs** Security check at Jumano Park several cars in parking lot. No sign of trespassers or criminal mischief.

**14:30hrs** Security check Apache park. No sign of damage to mailboxes, or criminal mischief to park area. Trees fallen blocking the roadway by the mailboxes.

**15:15hrs** Security check 400 blk of Tumlinson Fort Dr

**15:23hrs** Security check 16000 blk of Black Kettle Dr

**15:35hrs** Security check 2400 blk of Greenlee Dr.

**15:50hrs** Contacted group at the Bike Park, riding bikes on the ramps. I advised them of the park closure, and they all left the area.

**16:32hrs** Security check 4200 blk of Block house Dr.

**17:06hrs** Security check at the Walker House No sign of burglary/criminal mischief. Nothing observed at the courts. Several people at the pavilion area.

**18:45hrs** Security check Jumano park. No vehicle in the area. Gates were closed and locked.

**19:05hrs** Security check at the bike park. Parking lot was clear. No sign of damage to bike ramps. Gates were locked.

**19:25hrs** Security check Tumlinson park. No sign of criminal mischief. Gates were closed and locked.

**19:28hrs** Security check at Tonkawa Park. Gates were closed and locked.

**19:30hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                           |                       |                   |
|---------------------------|-----------------------|-------------------|
| NAME: Deputy Daniel Riley |                       | DATE: 02/05/2023  |
| TIME START: 1800          | TIME ENDED: 2200      | TOTAL TIME: 4     |
| BEGINNING MILEAGE: 94965  | ENDING MILEAGE: 94986 | TOTAL MILEAGE: 21 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

1800: Begin tour of duty  
 1800: Neighborhood Check  
 1830: Security Check Jumano – Gate already secured upon entry. Conducted foot patrol of park, no individuals observed in the park. ]  
 1845: Security Check Tonkawa – Plot empty, gate secured upon exit  
 1850: Security Check Tumlinson – One vehicle located in the plot. Conducted foot patrol and located an individual walking his dog who stated the car was his. Individual was advised of park and plot hours. Walked back to plot with individual who then departed the area. Gate secured upon exit.  
 1920: Security Check Bike Trail Plot – Plot empty, gate secured upon exit  
 1930: Security Check Walker House – Cars in the plot, nothing out of the ordinary  
 1945: Security Check MUD Water Tower  
 2030: Security Check Walker House/Park/Tennis Courts Foot Patrol – No cars in the plot, no one on the tennis courts, all access points to courts secure.  
 2100: Security Check Apache – plot empty, no one in the area  
 2145: Security Check Jumano – Plot empty, no one in the area  
 2200: End tour of duty

Daniel Riley #15955

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                    |                       |                   |
|------------------------------------|-----------------------|-------------------|
| NAME: Deputy Antonio Lovato #11316 |                       | DATE: 02-06-2023  |
| TIME START: 0255                   | TIME ENDED: 0855      | TOTAL TIME: 6     |
| BEGINNING MILEAGE: 88943           | ENDING MILEAGE: 89001 | TOTAL MILEAGE: 58 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

0255hrs Begin Tour of Duty.

0308hrs Security Check Bike Trail Park. The gate to the park was locked and secured. No vehicles parked in the parking lot. No one in the park. Several branches down in the park. No issues observed.

0310hrs Security Check Tumlinson Park. The gate to the park was locked and secured. No vehicles parked in the parking lot. No one seen in the park. There were several trees and branches down in the parking lot and park. No issues observed.

0329hrs Security Check Jumano Park. No vehicles parked in the front of the gate in the parking area. No vehicles seen parked in the park. The gate was locked and secured. No issues observed.

0347hrs Security Check Tonkawa Park. The gate to the park was locked and secured. No vehicles parked in the parking lot. No one seen in the park. No issues observed.

0429hrs Security Check Apache Park. There were three vehicles parked in the parking lot. There was a huge tree limb downing in the parking lot. No one on the playground or in the pool area. No issues observed.

0650hrs conducted school zone enforcement on Creek Run for Blockhouse Elementary School. I monitored traffic until the school zone lights turned off. No moving violations were observed.

0745hrs Security Check Tonkawa Park. The gate was open. There was one vehicle parked in the parking lot. No one was playing on the soccer field or playground. There were two different groups of people walking their dogs around on the track. No issues observed.

0751hrs Security Check Jumano Park. The gate was still locked and secured. No vehicles parked in the park. No issues observed.

0759hrs Security Check Tumlinson Park. The gate to the park is open. No vehicles parked in the parking lot. No one seen walking around, playing on the playground, or baseball field. No issues observed.

0805hrs Security Check Bike Trail Park. The gate to the park was open. No vehicles parked in the parking lot. No one riding on the track. No issues observed.

0855hrs End Tour of Duty.

Antonio L. Lovato #11316

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                |                       |                   |
|--------------------------------|-----------------------|-------------------|
| NAME: Deputy D. Hippert #15489 |                       | DATE: 02/06/2023  |
| TIME START: 16:30              | TIME ENDED: 20:30     | TOTAL TIME: 4     |
| BEGINNING MILEAGE: 60640       | ENDING MILEAGE: 60671 | TOTAL MILEAGE: 31 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

**16:50 Security Check at Bike Park. Observed a family with two small children in the bike park. The children were attempting to drive the trail while 'Dad' held the seat of the bikes so they would not fall. Nothing suspicious observed.**

**17:00 Security Check at Tonkowa Park. Soft ball practice was being conduct in the first field to the right of the entrance. I few small children were enjoying the play ground area. Nothing suspicious observed.**

**17:19 Security Check at Apache Park/Pool. No vehicles or people observed in the park area. No one observed inside pool area.**

**18:00 Security Check at Jumano Park. Park gates closed with signage stating 'Mulch in Progress'. The second gate found unlocked and after driving toward the community center, I observed a Boy Scout meeting taking place. No one observed inside the park on the trails or the disc golf course. I closed the park gates but not locked. Will check back at 20:00 hours after the boy scouts meeting are over and make sure the gates are locked.**

**18:21 Security Check Tonkowa Park. Softball practice was ending. Once parents noticed my patrol unit, they began to load their vehicles and left the park. Once all players and vehicles left the park. I checked the playground and fields. No one observed. Park gates closed and locked.**

**18:45 Security Check Tumlinson Park/Pool. No vehicles observed in parking lot. Pool area checked along with access gates. All found closed/lock. No one observed in playground or field. Park gates closed and locked.**

**18:51 Security Check Bike Park. No vehicles seen in the parking lot and persons observed on the trails. Park gates closed and locked.**

**19:39 Security Check Block House Creek Elementary School. Doors and windows checked on the outside perimeter. Both playgrounds checked as well as the parking lot. Observed an older gentleman walking laps in the parking lot. Nothing suspicious found.**

**20:08 Security Check Jumano Park. Double checked park gates and they were found closed/locked. No vehicles observed in front or rear parking lots.**

**20:19 Security Check Walker House. No vehicles in parking lot. No one observed in sport courts. Office doors checked and all found closed/locked.**

Daniel L. Hippert #15489

OFFICER'S SIGNATURE

---



**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                      |                        |                          |
|--------------------------------------|------------------------|--------------------------|
| NAME: Detective John Bartlett #15235 |                        | DATE: 02-07-2023         |
| TIME START: 1615 hours               | TIME ENDED: 2215 hrs   | TOTAL TIME: 6 hrs 00 min |
| BEGINNING MILEAGE: 106120            | ENDING MILEAGE: 106149 | TOTAL MILEAGE: 29 MILES  |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

16:15 PM: Begin Tour of Duty Blockhouse MUD  
 16:17 PM: Security Check of Jumano Park; however, front gates were locked. || All Okay.  
 16:23 PM: Neighborhood check of Cabernet Way and surrounding neighborhoods.  
 16:45 PM: Neighborhood check of Susan Ln and surrounding neighborhoods.  
 17:02 PM: Security Check of Tonkawa Park. Spoke to Electric Company People who advised they have been using the parking lot to stage as they are getting a lot of calls. They advised they would be clearing out around 1800PM.  
 17:32 PM: Neighborhood Check of Armstrong Dr and surrounding neighborhoods.  
 17:54 PM: Security Check of Walkerhouse, Pavilion, Courts and Trails – Walkerhouse and courts secure. || All Okay.  
 - Also checked Tumlinson Park, pool, playgrounds, and baseball field. All were not in use and secured, and no issues observed.  
 - It was raining and nothing was in use.  
 18:24 PM: Security Check of the Bike Park. All clear and gates locked || All Okay  
 18:28 PM: Security Check of Tumlinson Park and pool. Gates locked. || All Okay.  
 18:34 PM: Security Check of Tonkawa Park. Gates locked. || All Okay  
 18:39 PM: Neighborhood Check of Tumlinson Fort Dr and surrounding neighborhoods.  
 19:07 PM: Security Check of Walkerhouse, Pavilion, Courts and Trails – Walkerhouse and courts secure. || All Okay.  
 - Also checked Tumlinson Park, pool, playgrounds, and baseball field. All were not in use and secured, and no issues observed.  
 - It was raining and nothing was in use.  
 19:35 PM: Neighborhood Check of Johnathan Way and surrounding neighborhoods.  
 19:56 PM: Neighborhood Check of Charley Harley Dr and surrounding neighborhoods.  
 20:23 PM: Neighborhood check of English River Lp and surrounding neighborhoods.  
 20:44 PM: Neighborhood Check of Zinfandel Ln and surrounding neighborhoods.  
 21:18 PM: Security Check of Apache Park and pool. Park clear and gates locked || All okay.  
 21:37 PM: Neighborhood Check of N Walker Dr and surrounding neighborhoods.  
 22:02 PM: Security Check of S Blockhouse Dr Loop.  
 22:15 PM: End Tour of duty.

John S. Bartlett #15235

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                    |                        |                   |
|------------------------------------|------------------------|-------------------|
| NAME: Deputy Billy Ray Boggs #4308 |                        | DATE: 02-08-2023  |
| TIME START: 16:00PM                | TIME ENDED: 21:00PM    | TOTAL TIME: 5 HRS |
| BEGINNING MILEAGE: 108186          | ENDING MILEAGE: 108206 | TOTAL MILEAGE: 20 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

16:00PM: BEGIN TOUR OF DUTY @ BLOCKHOUSE MUD  
 16:04PM: CHECKED BH ELEM SCHOOL & PORTABLE BUILDING - CHILDREN WERE ONSITE W/ STAFF; ALL APPEARED OKAY  
 16:12PM: CHECKED BIKE TRAIL PARK - PARK WAS CLEAR / UNOCCUPIED  
 16:28PM: CHECKED TONKAWA PARK - LARGE FIELD IN USE FOR SOCCER PRACTICE  
 16:35PM: CHECKED TUMLINSON PARK - LOTS OF DOWNED TREES / LARGE TREE LIMBS THROUGHOUT THE PARK WITH PEDESTRIANS AROUND, NO CORDONED OFF AREAS OR FENCING TO DETER WALKING AROUND OR UNDER LARGE, BROKEN / HANGING TREE BRANCHES // SOME BLOCKING AN ENTIRE HALF OF THE PARKING LOT - PARK WAS IN USE BY SEVERAL PEDESTRIANS - ALL ELSE APPEARED OKAY  
 16:48PM: CHECKED APACHE PARK & POOL - PARK WAS CLEAR / POOL CLOSED - ALL APPEARED OKAY  
 18:00PM: CHECKED JUMANO PARK - SCOUTS / PARENTS ARRIVING FOR MEETING @ FACILITY // SEVERAL VEHICLES PARKED AT SECONDARY ENTRANCE GATE FOR USE OF PARK  
 18:24PM: CHECKED WALKERHOUSE, COURTS & PAVILLION - WALKERHOUSE SECURED; PAVILLION CLEAR; TENNIS COURTS IN USE - ALL APPEARED OKAY  
 19:00PM: RECHECKED & SECURED BIKE TRAIL PARK GATE - PARK WAS CLEAR  
 19:07PM: RECHECKED & SECURED TUMLINSON PARK GATE - PARK WAS CLEAR  
 19:16PM: RECHECKED & SECURED TONKAWA PARK GATE - PARK WAS CLEAR  
 19:20PM: RECHECKED & SECURED JUMANO PARK GATE - SCOUT STAFF HAD SECURED THE INTERIOR CHAIN-LINKED GATES - PARK WAS CLEAR  
 21:00PM: END TOUR OF DUTY @ BLOCKHOUSE MUD

*Billy Ray Boggs*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                    |                       |                   |
|------------------------------------|-----------------------|-------------------|
| NAME: Deputy Antonio Lovato #11316 |                       | DATE: 02-10-2023  |
| TIME START: 0258                   | TIME ENDED: 0858      | TOTAL TIME: 6     |
| BEGINNING MILEAGE: 89271           | ENDING MILEAGE: 89324 | TOTAL MILEAGE: 53 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

0258hrs Begin Tour of Duty.

0311hrs Security Check Tumlinson Park. The gate to the park is secured and locked. No vehicles parked in the parking lot. No one seen in the park walking around or playing. No issues observed.

0332hrs Security Check Bike Trail Park. The gate to the park is secured and locked. No vehicles were parked in the parking lot. No one was riding on the bike track. No issues observed.

0346hrs Security Check Jumano Park. No vehicles parked in the parking area in front of the park. The gate was secure and locked. No vehicles parked in the park. There were signs on the fence advising the park was closed do to tree limb drop off. No issues observed.

0351hrs Security Check Tonkawa Park. The gate to the park is secure and locked. No vehicles parked in the parking lot. No one plyaing on the playground, soccer field, or walking around on the track. No issues observed.

0429hrs Security Check Apache Park. There were two vehicles parked in the parking lot. No one was playing on the playground or in the pool area. No issues observed.

0700hrs School Zone Traffic Enforcement on Creek Run. No moving viloations were observed during my time sitting on Creek Run. I exited the school zone when the light stopped flashing.

0744hrs Security Check Bike Trail Park. The gate was open. No vehicles were parked in the parking lot and no one was on the track. No issues observed.

0754hrs Security Check Tonkawa Park. The gate was unlocked. There was one vehicle parked in the parking lot. There was a guy throwing a ball with his dog in the park. No one playing on the playground, soccer field, or walking on the track. No issues observed.

0759hrs when I passed by the Jumano Park. There were vehicles lined up waiting to make entry into the park to drop off tree branches. It looked as if everything was in order. No issues observed.

0817hrs Security Check Tumlinson Park. The gate was open. There was a tree trimming service in the parking lot. It was a big truck pulling a tree mulcher. They were getting branches from in the park and mulching them. No one seen playing on the playground, baseball field, or walking around on the trails. No issues observed.

0827hrs Security Check Apache Park. Two vehicles parked in the parking lot. No one playing on the playground or in the pool area. No issues observed.

0850hrs Security Check Tumlinson Park. I checked the bathroom to see if my key would work due to one of the other guys trying to lock the door last night and his key didn't work. Mine did not work either. Also, The bathroom light is not working.

0858hrs End Tour of Duty.

Antonio L. Lovato #11316

OFFICER'S SIGNATURE

---

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                          |                       |                        |
|--------------------------|-----------------------|------------------------|
| NAME: Minh Nguyen        |                       | DATE: 02/10/2023       |
| TIME START: 1600         | TIME ENDED: 2200      | TOTAL TIME: 6 hrs      |
| BEGINNING MILEAGE: 91695 | ENDING MILEAGE: 91747 | TOTAL MILEAGE: 52miles |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

At 1616 hours, Deputy conducted a security check at Tumlinson Park. There were a few vehicles in parking lot. There was nothing suspicious. Cleared at 1620 hours.

At 1631 hours, Deputy was dispatched to an agency assist call at 600 blk Kathleen Lane. CPS requested LE assistance to conduct their investigation. Deputy arrived on scene with CPS, but no one answered the door. Cleared at 1713

At 1646 hours, Deputy was dispatch to a harassment call 3200 blk Port Anne Way. Deputy conducted the investigation and determined there was no offense and provided the caller with some guidance. Cleared at 1724 hours.

At 1757 hours, Deputy was dispatched to an assist agency call at 1600 blk Lone Wolf Dr to look for a vehicle because the owner left the bar intoxicated. Deputy arrived on scene and did not see the vehicle. Cleared at 1806 hours.

At 1815 hours, Deputy conducted a security check at Tumlinson Park. Deputy walked around the pool and made sure all the doors were locked and secured. Deputy walked over to Walker House and made sure all the doors were locked. Deputy locked the gate. Deputy drove over to the bike trail and locked the gate. Cleared at 1822 hours. The key that the MUD provided could not lock the bathroom door.

At 1834 hours, Deputy conducted a security check at Tonkawa Park. There were people in the parking lot. Deputy asked them to leave and locked the gate Cleared at 1840 hours.

At 1843 hours, Deputy conducted a security check at Jumano trail. There were vehicles in the parking lot, Deputy asked them to leave the trail to lock the gate. Cleared at 1846 hours.

At 2033 hours, Deputy conducted a security check at Apache park. There was no vehicle inside the park. Deputy did not see anything suspicious. Cleared at 2045 hours.

OFFICER'S SIGNATURE *Minh Nguyen #14660*

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                |                       |                   |
|--------------------------------|-----------------------|-------------------|
| NAME: Deputy D. Hippert #15489 |                       | DATE: 02/11/2023  |
| TIME START: 17:00              | TIME ENDED: 21:00     | TOTAL TIME: 4     |
| BEGINNING MILEAGE: 60881       | ENDING MILEAGE: 60909 | TOTAL MILEAGE: 28 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

17:25 hours Security Check at Jumano Park. Gates still closed with posted sign for mulching. No one observed on trails or playing disc golf. Nothing suspicious observed while checking trails.

18:20 hours Security Check Bike Park. No vehicles or people observed in park. Park gates closed and locked

18:28 hours Verbal Domestic In Progress at the 2500 Block of Kathleen Cv. Caller stated they could hear 3 people arguing in the back yard. Made contact with the people arguing and the male homeowner stated he was arguing with his mother and girlfriend about another male roommate. Nothing physical took place, just a verbal disagreement. The male appeared intoxicated, and the other occupants were drinking as well. No criminal offense had occurred.

18:37 hours Security Check at Tumlinson park. Check parking lot, playground and fields. No one observed in either area. Pool area checked as well as pool access gates. No one observed and gates found closed/locked. Park gates closed and locked.

19:00 hours Security Check at Tonkowa Park. No vehicles in parking lot. No one observed in playground or field area. Park gates closed and locked.

19:28 hours Security Check at Jumano Park. Gates still closed and locked for mulching. Checked lock on gate and lock found to be secured. Nothing suspicious observed while walking the back area near community center/garden.

19:57 hours Security Check at Apache Park/Pool. No vehicles observed in parking lot. Pool area checked and nothing suspicious observed. Playground area checked and cleared.

20:22 hours Security Check Walker House/Sport Courts. Two vehicles observed in parking lot. Observed two males and two females utilizing tennis court for a game of pickle ball. Office area checked and doors found closed/locked.

Daniel L. Hippert #15489

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                      |                        |                          |
|--------------------------------------|------------------------|--------------------------|
| NAME: Detective John Bartlett #15235 |                        | DATE: 02-13-2023         |
| TIME START: 1600 hours               | TIME ENDED: 2200 hrs   | TOTAL TIME: 6 hrs 00 min |
| BEGINNING MILEAGE: 106639            | ENDING MILEAGE: 106679 | TOTAL MILEAGE: 40 MILES  |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

16:00 PM: Begin Tour of Duty Blockhouse MUD  
 16:03 PM: Neighborhood Check of Dillon Lake Bend and surrounding neighborhoods.  
 16:17 PM: Security Check of Jumano Park; however, front gates were locked. Workers in the back of the park. Walked the trails, met with resident and her two children who advised it was inconvenient they could not park in the gravel and had to park so far away. || All Okay.  
 16:48 PM: Neighborhood check of Chardonnay Crossing and surrounding neighborhoods.  
 17:04 PM: Neighborhood check of Bardolino Ln and surrounding neighborhoods.  
 17:19 PM: Security Check of Tonkawa Park, Soccer practice taking place, park, and trails in use.  
 17:33 PM: Neighborhood Check of Susan Ln and surrounding neighborhoods.  
 17:52 PM: Security Check of Walkerhouse, Pavilion, Courts and Trails – Walkerhouse and courts secure. || All Okay.  
     - Also checked Tumlinson Park, pool, playgrounds, and baseball field. All were not in use and secured, and no issues observed.  
 18:28 PM: Security Check of Tumlinson Park and pool. Bathroom Door was propped open with a rock, rock was removed, and door closed, unable to lock it. Gates locked. || All Okay.  
 18:32 PM: Security Check of the Bike Park. All clear and gates locked || All Okay  
 18:38 PM: Security Check of Tonkawa Park. Two residents did not want to initially leave but did so after the “Dusk” rules were explained. No issues. Gates locked. || All Okay  
 18:53 PM: Neighborhood Check of Tumlinson Fort Dr and surrounding neighborhoods.  
 19:10 PM: Neighborhood check of Hutton Ln and surrounding neighborhoods.  
 19:32 PM: Neighborhood Check of Copper Leaf Ln and surrounding neighborhoods.  
 19:54 PM: Neighborhood check of Greenlee Dr and surrounding neighborhoods.  
 20:16 PM: Security Check of Walkerhouse, Pavilion, Courts and Trails – Walkerhouse and courts secure. || All Okay.  
     - Also checked Tumlinson Park, pool, playgrounds, and baseball field. All were not in use and secured, and no issues observed.  
 20:54 PM: Neighborhood Check of Lone Wolf Dr and surrounding neighborhoods.  
 21:15 PM: Neighborhood Check of Charley Harley Dr and surrounding neighborhoods.  
 21:31 PM: Neighborhood check of Cree Lake CT and surrounding neighborhoods.  
 21:48 PM: Security Check of S Blockhouse Dr Loop.  
 22:00 PM: End Tour of duty.

*John S. Bartlett #15235*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                          |                                           |                                    |
|------------------------------------------|-------------------------------------------|------------------------------------|
| NAME: Deputy Derrick Johnson #13763      |                                           | DATE: 02/14/2023                   |
| TIME START: 13:30<br>Begin Mileage: 5260 | TIME ENDED: 19:30<br>Ending Mileage: 5288 | TOTAL TIME: 6<br>Total Mileage: 28 |
|                                          |                                           |                                    |

| Location | Violation | Location | Violation |
|----------|-----------|----------|-----------|
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |

**COMMENTS: No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.**

**13:30hrs** 10-41 patrol Blockhouse MUD.

**13:32hrs** Security check 4200 blk of Block house Dr.

**13:39hrs** Security check at Tonkawa Park. No sign of criminal mischief.

**14:15hrs** Security check Tumlinson park. No sign of criminal mischief.

**15:05hrs** Security check 2100 blk of S Walker Dr

**15:25hrs** Security check at Jumano Park several cars in parking lot. No sign of trespassers or criminal mischief.

**15:36hrs** Security check at the Walker House No sign of burglary/criminal mischief.

**16:10hrs** Security check Apache park. No sign of damage to mailboxes, or criminal mischief to park area.

Walked the trail area behind the pool, appeared to be several piles of trash.

**16:23hrs** Security check 16000 blk of Black Kettle Dr

**17:30hrs** Security check 3000 blk of Block house Dr.

**18:15hrs** Security check 700 blk of Luke Ln.

**19:05hrs** Security check at the bike park. Parking lot was clear. No sign of damage to bike ramps. Gates were locked.

**19:08hrs** Security check at Tonkawa Park. Gates were closed and locked.

**19:25hrs** Security check Jumano Park. Several vehicles in parking lot after dark. Contacted each vehicle owner and advised them of park closure. Gates were closed and locked.

**19:30hrs** Security check Tumlinson park. No sign of criminal mischief. Gates were closed and locked.

**19:30hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*

OFFICER'S SIGNATURE



**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                    |                        |                   |
|------------------------------------|------------------------|-------------------|
| NAME: Deputy Billy Ray Boggs #4308 |                        | DATE: 02-15-2023  |
| TIME START: 16:00PM                | TIME ENDED: 21:00PM    | TOTAL TIME: 5 HRS |
| BEGINNING MILEAGE: 108574          | ENDING MILEAGE: 108600 | TOTAL MILEAGE: 26 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS: \*\*\*OUT FOR FUEL - NEW HOPE / 183A\*\*\***  
**16:00PM: BEGIN TOUR OF DUTY @ BLOCKHOUSE MUD**  
**16:11PM: CHECKED BH ELEM SCHOOL & PORTABLE - STAFF & CHILDREN STILL ONSITE - ALL APPEARED OKAY**  
**16:18PM: CHECKED BIKE TRAIL PARK - PARK & PARKING LOT WERE UNOCCUPIED**  
**16:20PM: CHECKED TUMLINSON PARK & POOL - PARK PLAYGROUND & BALLFIELD WERE IN USE; POOL CLOSED / SECURED**  
**16:28PM: CHECKED TONKAWA PARK - PARK PLAYGROUND & SOCCER FIELD WAS IN USE**  
**16:32PM: CHECKED APACHE PARK & POOL - PLAYGROUND NOT IN USE; POOL AREA CLOSED & SECURED**  
**16:35PM: CHECKED JUMANO PARK - FIRST ENTRANCE GATE WAS CLOSED WITH SIGNAGE FOR "TREE MULCHING IN PROGRESS" - WAS ABLE TO ENTER THE PARK TO CHECK FACILITY AND GROUNDS, PRIORITY LANDSCAPE WAS ONSITE AND MULCHING WAS IN PROGRESS, PRIORITY LANDSCAPE CREW WAS ACCESSING THE SCOUT FACILITY AS WELL - ALL APPEARED OKAY**  
**16:43PM: CHECKED WALKERHOUSE, COURTS & PAVILLION - OFFICE STAFF ONSITE @ WALKERHOUSE, COURTS & PAVILLION WERE CLEAR**  
**18:30PM: RECHECKED BH ELEM SCHOOL & PORTABLE BUILDING - ALL OKAY**  
**18:42PM: RECHECKED & SECURED BIKE TRAIL PARK GATE - PARK WAS CLEAR**  
**18:45PM: RECHECKED & SECURED TUMLINSON PARK GATE - PARK WAS CLEAR // POOL SECURED**  
**18:54PM: RECHECKED & SECURED TONKAWA PARK GATE - LAST FEW VEHICLES WERE LEAVING THE PARK UPON MY ARRIVAL - ALL WAS OKAY**  
**19:05PM: RECHECKED JUMANO PARK - PRIORITY LANDSCAPE NO LONGER ONSITE; SCOUTS WERE ONSITE @ FACILITY - WILL RECHECK LATER TO LOCK THE GATES**  
**20:43PM: RECHECKED JUMANO PARK - SCOUT MEETING CONCLUDED - INTERIOR CHAIN LINK GATE WAS SECURED BY STAFF; I THEN LOCKED THE ENTRANCE GATE - ALL WAS OKAY**  
**21:00PM: END TOUR OF DUTY @ BLOCKHOUSE MUD**

*Billy Ray Boggs*  
 OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                      |                       |                         |
|--------------------------------------|-----------------------|-------------------------|
| NAME: Deputy Brandon T. Cantu #14853 |                       | DATE: 02/16/2023        |
| TIME START: 1800                     | TIME ENDED: 0000      | TOTAL TIME: 6 hours     |
| BEGINNING MILEAGE: 78825             | ENDING MILEAGE: 78860 | TOTAL MILEAGE: 35 miles |
|                                      |                       |                         |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS: 1800 Hours Begin tour of duty.**  
**1805 Hours: Security check at Jumano park, first gate already secured.**  
**1815 Hours: Security check at Tonkawa park, about 9 cars in the parking lot.**  
**1830 Hours: Security check at the bike park, gate was secured upon my exit.**  
**1850 Hours: Security check at Tumlinson park and pool, 6 vehicles were in the parking lot, vehicles left without issue and the gate was secured upon my exit.**  
**1900 Hours: Security check at Tonkawa, all vehicles had left, gate was secured upon my exit.**  
**1930 Hours: Security check at Apache park, observed numerous vehicles come and go while checking their mail.**  
**2115 Hours: Security check at the water tower. No signs of criminal activity observed one male out for a walking on the sidewalk.**  
**2200 Hours: Security check at the Walker house, got out to check the doors, all doors where secured. I walked over to the courts and confirmed they where all shut.**  
**2300 Hours: Security check at Apache, while in the parking lot I observed a small black pickup truck pulled in and left. No suspicious activity seen or heard.**  
**2330 Hours: Security check at the water tower, no changes. Observed one person ride by on a bicycle.**  
**2345 Hours: Security check at Apache, no one seen in the area.**  
**0000 Hours: End of tour of duty.**

*Brandon T. Cantu #14853*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                 |                       |                   |
|---------------------------------|-----------------------|-------------------|
| NAME: Deputy Lynn Norvell #1416 |                       | DATE: 2-17-2023   |
| TIME START: 1600 hrs            | TIME ENDED: 2100 HRS  | TOTAL TIME: 5 HRS |
| BEGINNING MILEAGE: 98055        | ENDING MILEAGE: 98079 | TOTAL MILEAGE: 24 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS: 16:00PM- BEGIN TOUR OF DUTY - BLOCKHOUSE MUD**  
**16:08PM: JUMANO PARK CLOSED AND SECURED**  
**16:20PM: CHECKED TONKAWA PARK - FAMILY AND CHILDREN IN PARK- ALL OK**  
**16:37PM: CHECKED TUMLINSON PARK AND POOL - POOL AREA CLEAR- CHILDREN AND PARENT USING PARK- ALL OK**  
**16:44PM: CHECKED APACHE PARK AND POOL- POOL GATES LOCKED AND POOLTARPED - FATHER AND SON IN PARK- ALL OK**  
**17:10PM: CHECKED BIKE TRAIL PARK- NO VEHICLES IN PARKING LOT OR PEOPLE IN PARK - ALL OK**  
**17:12PM: CHECKED WALKER HOUSE- ALL SECURE- PAVILION CLEAR, BASKETBALL COURT CLEAR- TENNIS COURT CLEAR- ALL OK**  
**17:44PM: CHECKED BLOCKHOUSE ELEMENTARY AND PORTABLE BUILDINGS- ALL DOORS SECURE - ALL OK**  
**18:54PM: BIKE TRAIL PARK CLEAR- GATES SECURED**  
**18:59PM: TUMLINSON PARK AND POOL- CLEAR- GATES SECURED**  
**19:05PM: TONKAWA PARK ALL CLEAR- GATE SECURED**  
**19:10PM: CHECKED APACHE PARK AND POOL- ALL SECURE- POOL COVERED- ALL OK**  
**20:27PM: CHECKED TENNIS COURT AND BASKETBALL COURT- ALL OK- GATES SECURE**  
**21:00PM - END TOUR OF DUTY - BLOCKHOUSE MUD**

*Lynn Norvell*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                      |                        |                          |
|--------------------------------------|------------------------|--------------------------|
| NAME: Detective John Bartlett #15235 |                        | DATE: 02-18-2023         |
| TIME START: 1600 hours               | TIME ENDED: 2200 hrs   | TOTAL TIME: 6 hrs 00 min |
| BEGINNING MILEAGE: 107079            | ENDING MILEAGE: 107112 | TOTAL MILEAGE: 33 MILES  |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

16:00 PM: Begin Tour of Duty Blockhouse MUD  
 16:03 PM: Neighborhood Check of McDowell Bend and surrounding neighborhoods.  
 16:17 PM: Security Check of Jumano Park; however, front gates were closed. Walked the trails, no issues were observed. || All Okay.  
 16:48 PM: Security Check of Apache Park and Pool. No issues observed || All Okay.  
 17:04 PM: Neighborhood check of S. Walker Dr and surrounding neighborhoods.  
 17:19 PM: Security Check of Walkerhouse, Pavilion, Courts and Trails – Walkerhouse and courts secure. Tennis courts closed off with yellow tape. || All Okay.  
     - Also checked Tumlinson Park, pool, playgrounds, and baseball field. All were not in use and secured, and no issues observed.  
 7:57 PM: Neighborhood check of Susan Ln and surrounding neighborhoods.  
 18:26 PM: Security Check of Tonkawa Park. No issues. Gates locked. || All Okay  
 18:36 PM: Security Check of Tumlinson Park and pool. Gates locked. || All Okay.  
 18:43 PM: Security Check of the Bike Park. All clear and gates locked || All Okay  
 18:38 PM: Security Check of Jumano Park; front gates were closed and locked. Walked the trails, no issues were observed. || All Okay.  
 19:04 PM: Neighborhood Check of Meritage Blvd and surrounding neighborhoods.  
 19:29 PM: Neighborhood Check of Jadestone Dr and surrounding neighborhoods.  
 19:52 PM: Neighborhood Check of Stockton Dr and surrounding neighborhoods.  
 20:17 PM: Assist Patrol on a Welfare Concern call in the 16800 block of Black Kettle Dr. Cleared the call around 21:50 PM.  
 22:00 PM: End Tour of duty.

*John S. Bartlett #15235*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                         |                                           |                                    |
|-----------------------------------------|-------------------------------------------|------------------------------------|
| NAME: Deputy Derrick Johnson #13763     |                                           | DATE: 02/19/2023                   |
| TIME START: 13:30<br>Begin Mileage:5620 | TIME ENDED: 19:30<br>Ending Mileage: 5648 | TOTAL TIME: 6<br>Total Mileage: 28 |
|                                         |                                           |                                    |

| Location | Violation | Location | Violation |
|----------|-----------|----------|-----------|
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |

**COMMENTS: No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.**

**13:30hrs** 10-41 patrol Blockhouse MUD.

**13:35hrs** Security check 2000 blk of S Walker Dr

**14:05hrs** Security check at Jumano Park several cars in parking lot. No sign of trespassers or criminal mischief.

**14:22hrs** Security check 400 blk of Tumlinson Fort Dr

**14:35hrs** Security check 2400 blk of Greenlee Dr.

**15:07hrs** Security check Apache park. No sign of damage to mailboxes, or criminal mischief to park area.

**15:35hrs** Security check 16000 blk of Black Kettle Dr

**16:12hrs** Security check 4200 blk of Block house Dr.

**17:02hrs** Security check at the Walker House No sign of burglary/criminal mischief. Nothing observed at the courts.

**18:30hrs** Security check Jumano park, parking lot clear no sign of criminal mischief. Gates were already locked.

18:45hrs Security check at the Bike Park. Gates were closed and locked.

**19:05hrs** Security check Tumlinson park. No sign of criminal mischief. Gates were closed and locked.

**19:28hrs** Security check at Tonkawa Park. Gates were closed and locked.

**19:30hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                    |                       |                   |
|------------------------------------|-----------------------|-------------------|
| NAME: Deputy Antonio Lovato #11316 |                       | DATE: 02-20-2023  |
| TIME START: 0408                   | TIME ENDED: 1008      | TOTAL TIME: 6     |
| BEGINNING MILEAGE: 90001           | ENDING MILEAGE: 90053 | TOTAL MILEAGE: 52 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

0408hrs Begin Tour of Duty.  
0423hrs Security Check Jumano Park. The front gate was closed with signs that said Tree Limb Drop-Off Closed. Mulching in Progress. No vehicles parked in the parking area in between the gates. The second gate was locked and secured. No one seen in the park. No issues observed.  
0431hrs Security Check Bike Trail Park. The front gate was locked and secured. No vehicles parked in the parking lot. No one riding around on the track. No issues observed.  
0436hrs Security Check Tonkawa Park. The gate was locked and secured. No vehicles parked in the parking lot. No one seen playing on the playground, soccer field, or walking around on the track. No issues observed.  
0448hrs Security Check Tumlinson Park. The gate to the park was locked and secured. No vehicles were parked in the parking lot. No one seen on the playground, baseball field, or walking around on the trails. No issues observed.  
0517hrs Security Check Apache Park. No vehicles parked in the parking lot. No one playing on the playground or in the pool area. No issues observed.  
0551hrs Security Check Tennis and Basketball Courts. The basketball court gate was locked and secured. When I made my way over to the tennis courts, I found the gate was tied open with some caution tape and a rock was put in front of it. I walked onto the tennis courts and did not find anyone. I cut the tape from the fence to the gate and removed the rock from in front of the gate. I made sure the gate was secured.  
0650hrs I did not sit in the school zone. School was out for the holiday.  
0715hrs Security Check Tumlinson Park. The gate was open. No vehicles were parked in the parking lot. No one was playing on the playground or on the baseball field. There were people walking around on the trails with their dogs. No issues observed.  
0824hrs Security Check Tonkawa Park. The gate was unlocked and opened. No vehicles parked in the parking lot. No one playing on the playground or soccer field. There were a few people walking around on the track. No issues observed.  
0843hrs Security Check Jumano Park. The front gate was closed. There were workers in the back of the park working on mulching the branches. I did see a couple pushing a stroller walking up on the road from the park. No issues observed.  
0855hrs Security Check Bike Trail Park. The gate was open and unlocked. No vehicles were parked in the parking lot. No one was riding around on the track. No issues observed.  
0928hrs Security Check Apache Park. No vehicles parked in the park. No one playing on the playground or in the pool area. No issues observed.  
1008hrs End Tour of Duty.

Antonio L. Lovato #11316

OFFICER'S SIGNATURE

---

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                |                       |                   |
|--------------------------------|-----------------------|-------------------|
| NAME: Deputy D. Hippert #15489 |                       | DATE: 02/20/2023  |
| TIME START: 1700               | TIME ENDED: 2100      | TOTAL TIME: 4     |
| BEGINNING MILEAGE: 87672       | ENDING MILEAGE: 87699 | TOTAL MILEAGE: 27 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

17:26 hours Security Check at Bike Park. Observed a mother and her son riding their bikes in the park on the trails. A gentlemen rode his bike up to me and requested I check the neighborhood for vehicles parked in the driveway and blocking the sidewalk. I advised the male I would do my best to locate these vehicles. The male did not give a specific street.

17:52 hours Security Check at Jumano Park. Boy scout meeting at the community center. Two boys on bikes near the creek and one of the boy's chain came off. I assisted the boy with the chain so he could get back home. No one observed playing disc golf this afternoon.

18:25 hours Trespassing Unwanted. I self-assigned to a call in reference to a male on four wheeler on the train tracks. Dispatched advised this was called in by a security company. I located the male riding in the field west of the tracks that is Leander Police jurisdiction.

19:02 hours Security Check at Tonkawa Park. No vehicles or people located in the park area. Park gates closed and locked.

19:13 hours Security Check at Tumlinson Park/Pool. No vehicles observed in parking lot. Playground checked and no one observed. Pool area checked pool access gates as well. No one observed in pool area and all access doors closed/secured. Park gates closed and locked.

19:24 hours Security Check at Bike Park. No vehicles or people observed in the bike park area. Park gates closed and locked.

19:36 hours Security Check at Jumano Park. Boy scout meeting still in session. I closed and mock locked the gate. Will check by after 20:30 hours and secure the lock.

20:03 hours Security Check at Walker House/Sport Courts. All office doors checked and found closed/locked. Observed two males playing basketball. All other courts not in use.

20:36 hours Security Check at Jumano Park. Checked the gate lock and found it to be locked.

*Daniel L. Hippert #15489*

OFFICER'S SIGNATURE



**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                          |                       |                        |
|--------------------------|-----------------------|------------------------|
| NAME: Minh Nguyen        |                       | DATE: 02/21/2023       |
| TIME START: 1700         | TIME ENDED: 2200      | TOTAL TIME: 5 hrs      |
| BEGINNING MILEAGE: 92904 | ENDING MILEAGE: 92956 | TOTAL MILEAGE: 52miles |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

At 1718 hours, Deputy conducted a security check at Tumlinson Park. There were a few vehicles in parking lot. There was nothing suspicious. Cleared at 1722 hours.

At 1809 hours Deputy conducted a security check at the Walker house. There were multiple vehicles in the parking lot. There was nothing suspicious. Cleared at 1813

At 1857 hours, Deputy conducted a security check at Tumlinson Park. Deputy walked around the pool and made sure all the doors were locked and secured. Deputy walked over to Walker House and made sure all the doors were locked. Deputy locked the gate. Deputy drove over to the bike trail and locked the gate. Cleared at 1822 hours.

At 1914 hours, Deputy conducted a security check at Tonkawa Park. There were people in the parking lot. Deputy asked them to leave and locked the gate Cleared at 1918 hours.

At 1929 hours, Deputy conducted a security check at Jumano trail. The outside gate was already locked by a piece of wood. Cleared at 1932 hours.

At 1958 hours, Deputy conducted a security check at Apache park. There was no vehicle inside the park. Deputy did not see anything suspicious. Cleared at 2003 hours.

At 2125 hours Deputy conducted a security check at BH ES. Deputy drove around the parking lot and did not see any vehicle or anything suspicious. Cleared at 2129

OFFICER'S SIGNATURE *Minh Nguyen #14660*

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                    |                        |                   |
|------------------------------------|------------------------|-------------------|
| NAME: Deputy Billy Ray Boggs #4308 |                        | DATE: 02-22-2023  |
| TIME START: 16:30PM                | TIME ENDED: 21:30PM    | TOTAL TIME: 5 HRS |
| BEGINNING MILEAGE: 108870          | ENDING MILEAGE: 108890 | TOTAL MILEAGE: 20 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

16:30PM: BEGIN TOUR OF DUTY @ BLOCKHOUSE MUD  
 16:33PM: CHECKED APACHE PARK & POOL - PARK WAS CLEAR / POOL AREA CLOSED & SECURED  
 16:40PM: CHECKED BIKE TRAIL PARK - PARK WAS CLEAR / UNOCCUPIED  
 16:48PM: CHECKED BY JUMANO PARK - EXTERIOR GATE WAS CLOSED WITH SIGNS FOR MULCHING IN PROGRESS - COULD SEE PRIORITY LANDSCAPE WORKING IN THE PARK - NO PEDESTRIAN VEHICLES INSIDE OF PARK - ALL APPEARED OKAY  
 17:04PM: CHECKED BH ELEM SCHOOL & PORTABLE - STAFF / PARENTS / CHILDREN STILL ONSITE - ALL APPEARED OKAY  
 17:17PM: CHECKED TONKAWA PARK - PARK FIELDS WERE FULL & IN USE BY LITTLE LEAGUE BASEBALL & SOCCER TEAMS PRACTICING  
 17:23PM: CHECKED TUMLINSON PARK & POOL - PARK BASEBALL FIELD WAS IN USE FOR PRACTICE, AS WELL AS OTHER AREAS OF THE PARK WERE IN USE // POOL AREA WAS CLOSED & SECURED  
 17:30PM: CHECKED WALKERHOUSE, COURTS & PAVILLION - TENNIS COURTS WERE IN USE, PAVILLION WAS CLEAR, WALKERHOUSE STAFF (LISA) WAS ONSITE  
 18:14PM - 19:26PM: OUT AT WALKERHOUSE FOR MUD MEETING WITH DEP. LOVATO  
 19:28PM: RECHECKED & SECURED BIKE TRAIL PARK GATE - PARK WAS CLEAR  
 19:33PM: RECHECKED & SECURED TUMLINSON PARK GATE - PARK WAS CLEAR  
 19:40PM: RECHECKED & SECURED TONKAWA PARK GATE - PARK WAS CLEAR  
 19:47PM: RECHECKED BY JUMANO PARK - THE FIRST EXTERIOR GATE AND THE SECOND INTERIOR GATES WERE BOTH CLOSED & SECURED  
 20:45PM - 21:22PM: RETURNED TO MUD MEETING  
 21:30PM: END TOUR OF DUTY @ BLOCKHOUSE MUD

*Billy Ray Boggs*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                    |                  |                  |
|------------------------------------|------------------|------------------|
| NAME: Deputy Antonio Lovato #11316 |                  | DATE: 02-22-2023 |
| TIME START: 1800                   | TIME ENDED: 2200 | TOTAL TIME: 4    |
| BEGINNING MILEAGE:                 | ENDING MILEAGE:  | TOTAL MILEAGE:   |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

1800hrs Begin Tour of Duty.  
1815hrs Security for the Block House Board Meeting.  
2200hrs End Tour of Duty.

Antonio L. Lovato #11316

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                         |                                           |                                    |
|-----------------------------------------|-------------------------------------------|------------------------------------|
| NAME: Deputy Derrick Johnson #13763     |                                           | DATE: 02/23/2023                   |
| TIME START: 21:00<br>Begin Mileage:5862 | TIME ENDED: 03:00<br>Ending Mileage: 5884 | TOTAL TIME: 6<br>Total Mileage: 22 |
|                                         |                                           |                                    |

| Location | Violation | Location | Violation |
|----------|-----------|----------|-----------|
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |

**COMMENTS: No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.**

**21:00hrs** 10-41 patrol Blockhouse MUD.

**21:05hrs** Security check Tumlinson park. No sign of criminal mischief. Gates were closed and locked.

**21:08hrs** Security check at Tonkawa Park. Gates were closed and locked.

**21:15hrs** Security check at Jumano Park no cars in parking lot. No sign of trespassers or criminal mischief. Gates were closed and locked.

**21:25hrs** Security check at the bike park. Parking lot was clear. No sign of damage to bike ramps. Gates were closed and locked.

**22:24hrs** Security check 2600 blk of Spy cv

**22:35hrs** Security check 2400 blk of Greenlee Dr.

**23:07hrs** Security check Apache park. No sign of damage to mailboxes, or criminal mischief to park area.

**23:35hrs** Security check 16000 blk of Black Kettle Dr

**00:19hrs** Security check at Tonkawa Park. No sign of criminal mischief.

**00:32hrs** Security check 4200 blk of Block house Dr.

**01:25hrs** Security check 2000 blk of S Walker Dr

**01:45hrs** Security check 1500 blk of Scottsdale Dr.

**02:02hrs** Security check 2400 blk of Charley Harley Dr.

**03:00hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*  
OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                      |                        |                          |
|--------------------------------------|------------------------|--------------------------|
| NAME: Detective John Bartlett #15235 |                        | DATE: 02-24-2023         |
| TIME START: 1800 hours               | TIME ENDED: 2300 hrs   | TOTAL TIME: 5 hrs 00 min |
| BEGINNING MILEAGE: 107868            | ENDING MILEAGE: 107901 | TOTAL MILEAGE: 33 MILES  |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

18:00 PM: Begin Tour of Duty Blockhouse MUD  
 18:03 PM: Neighborhood Check of Catalina Dr and surrounding neighborhoods.  
 18:27 PM: Drove through the Walkerhouse parking lot.  
 18:30 PM: Security Check of the Bike Park. All clear and gates locked || All Okay  
 18:33 PM: Security Check of Tumlinson Park and pool. Gates locked. || All Okay.  
 18:40 PM: Security Check of Tonkawa Park. No issues. Gates locked. || All Okay  
 18:48 PM: Security Check of Jumano Park and back building. Walked the trails, no issues were observed. Gates Locked|| All Okay.  
 19:19 PM: Neighborhood Check of Lambrusco Ln and surrounding neighborhoods.  
 19:34 PM: Neighborhood Check of N Walker Dr and surrounding neighborhoods.  
 19:56 PM: Security Check of Walkerhouse, Pavilion, Courts and Trails – Walkerhouse and courts secure. || All Okay.  
 - Also checked Tumlinson Park, pool, playgrounds, and baseball field. All were not in use and secured, and no issues observed.  
 20:33 PM: Neighborhood Check of Luke Ln and surrounding neighborhoods.  
 20:49 PM: Neighborhood Check of Bottle Springs Ln and surrounding neighborhoods.  
 21:12 PM: Neighborhood Check of Scottsdale Dr and surrounding neighborhoods.  
 21:32 PM: Neighborhood Check of Pine Portage Lp and surrounding neighborhoods.  
 21:56 PM: Security Check of Apache Park and Pool. No issues observed || All Okay.  
 22:19 PM: Neighborhood Check of Kathleen Ln and surrounding neighborhoods.  
 22:42 PM: Neighborhood Check of Spotted Eagle Dr and surrounding neighborhoods.  
 23:00 PM: End Tour of duty.

*John S. Bartlett #15235*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                          |                       |                        |
|--------------------------|-----------------------|------------------------|
| NAME: Minh Nguyen        |                       | DATE: 02/25/2023       |
| TIME START: 1615         | TIME ENDED: 2115      | TOTAL TIME: 5 hrs      |
| BEGINNING MILEAGE: 93448 | ENDING MILEAGE: 93495 | TOTAL MILEAGE: 47miles |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

At 1616 hours Deputy was dispatched to a suspicious incident call at 16000blk Spotted Eagle Dr in reference to an opened garage door. Deputy arrived and attempted to make contact with the homeowner, but no one answered the door of the phone. Deputy called the homeowner's brother he advised that he forgot to close the door and asked LE to close the garage door for him. Cleared at 1650. WCSO event #2023068356

At 1708 hours, Deputy conducted a security check at Tumlinson Park. There were a few vehicles in parking lot. There was nothing suspicious. Cleared at 1712 hours.

At 1807 hours Deputy conducted a security check at the Walker house. There were multiple vehicles in the parking lot. There was nothing suspicious. Cleared at 1811

At 1843 hours, Deputy conducted a security check at Tumlinson Park. Deputy walked around the pool and made sure all the doors were locked and secured. Deputy walked over to Walker House and made sure all the doors were locked. Deputy locked the gate. Deputy drove over to the bike trail and locked the gate. Cleared at 1857 hours.

At 1858 hours, Deputy conducted a security check at Tonkawa Park. There were people in the parking lot. Deputy asked them to leave and locked the gate Cleared at 1901 hours.

At 1904 hours, Deputy conducted a security check at Jumano trail. There were vehicles in the parking lot, Deputy asked them to leave the trail to lock the gate. Cleared at 1846 hours.

At 1954 hours, Deputy conducted a security check at Apache park. There were 2 vehicles inside the parking lot Deputy made contact with the occupant and verified that they were there to work on the electrical for pool. Deputy did not see anything suspicious. Cleared at 2010 hours.

OFFICER'S SIGNATURE *Minh Nguyen #14660*

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                 |                       |                   |
|---------------------------------|-----------------------|-------------------|
| NAME: Deputy Lynn Norvell #1416 |                       | DATE: 2-26-2023   |
| TIME START: 1600 hrs            | TIME ENDED: 2100 HRS  | TOTAL TIME: 5 HRS |
| BEGINNING MILEAGE: 99066        | ENDING MILEAGE: 99092 | TOTAL MILEAGE: 26 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS: 16:00PM- BEGIN TOUR OF DUTY - BLOCKHOUSE MUD  
16:15PM: CHECKED BLOCKHOUSE ELEMENTARY AND PORTABLE BUILDINGS- ALL SECURE  
16:20PM: CHECKED BIKE PARK TRAIL - 1 VEHICLE IN P-LOT - NOBODY OBSERVED ON BIKE TRAIL  
16:25PM: CHECKED WALKER HOUSE- ALL SECURE- BASKETBALL COURTS BEING USED- ALL OK  
16:30PM: CHECKED TUMLINSON PARK AND POOL- POOL CLOSED- MULTIPLE FAMILIES IN PARK - ALL OK  
16:36PM: CHECKED TONKAWA PARK- 1 FAMILY IN PARK PLAYING WITH CHILDREN - ALL OK  
16:40PM: CHECKED APACHE PARK AND POOL- MAINT WORKERS ON SITE AND POOLTARPED - NOBODY IN PARK - ALL OK  
18:16PM- CHECKED JUMANO PARK - MULTIPLE PEOPLE IN PARK- CHECKED BOYSCOUT BUILDING- ALL SECURE- GATE SECURED TO BOYSCOUT BUILDING  
19:00PM: APACHE PARK CLEAR- NO MAINT. WORKERS AT POOL- POOL GATES ALL SECURE  
19:09PM: JUMANO PARK CLEAR- INTERIOR GATES SECURED  
19:19PM: TONKAWA PARK CLEAR - GATES SECURED  
19:23PM: TUMLINSON PARK AND POOL CLEAR - GATES SECURED  
19:29PM: BIKE TRAIL PARK CLEAR- GATES SECURED  
20:00PM: CHECKED TENNIS COURT AND BASKETBALL COURT- ALL OK- GATES SECURE  
21:00PM - END TOUR OF DUTY - BLOCKHOUSE MUD**

*Lynn Norvell*  
OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                    |                       |                   |
|------------------------------------|-----------------------|-------------------|
| NAME: Deputy Antonio Lovato #11316 |                       | DATE: 02-27-2023  |
| TIME START: 0351                   | TIME ENDED: 0851      | TOTAL TIME: 5     |
| BEGINNING MILEAGE: 90520           | ENDING MILEAGE: 90562 | TOTAL MILEAGE: 42 |

| Location | Violation | Violation | Violation |
|----------|-----------|-----------|-----------|
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |
|          |           |           |           |

**COMMENTS:**

0351hrs Begin Tour of Duty.

0404hrs Security Check Tonkawa Park. The gate to the park was locked and secured. No vehicles parked in the parking lot. No one on the playground, soccer field, or walking around on the track. No issues observed.

04048hrs Security Check Bike Trail Park. The gate was locked and secured. No vehicles parked in the parking lot. No one riding on the track. No issues observed.

0410hrs Security Check Tumlinson Park. The gate was locked and secured. No vehicles were parked in the parking lot. No one seeing playing on the playground or on the baseball field. No one walking around on the trails. No issues observed.

0418hrs Security Check Apache Park. No vehicles parked in the parking lot. No one playing on the playground or in the pool area. No issues observed.

0650hrs I arrived in the school zone on Creek Run to monitor traffic. No moving violations were observed.

0745hrs Security Check Tumlinson Park. The gate to the park was open. No vehicles parked in the parking lot. No one playing on the playground or baseball field. No one seen walking around on the trails. No issues observed.

0752hrs Security Check Jumano Park. The park gate was open. No vehicles parked in the parking area in front of the gate. No one parked in the park. No one seen playing on the disc golf course. No issues observed.

0755hrs Security Check Tonkawa Park. The gate to the park was open. No vehicles parked in the parking lot. No one playing on the playground, soccer field, or walking around on the track. No issues observed.

0804hrs Security Check Apache Park. No vehicles parked in the parking lot. No one playing on the playground or in the pool area. No issues observed.

0810hrs Security Check Bike Trail Park. The gate was open. The polaris was parked in the parking lot. No vehicles parked in the parking lot. No one was riding on the track. No issues observed.

0851hrs End Tour of Duty.

Antonio L. Lovato #11316

OFFICER'S SIGNATURE



**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                     |                      |                   |
|-------------------------------------|----------------------|-------------------|
| NAME: Deputy Derrick Johnson #13763 |                      | DATE: 02/27/2023  |
| TIME START: 15:00                   | TIME ENDED: 18:00    | TOTAL TIME: 3     |
| Begin Mileage:6250                  | Ending Mileage: 6263 | Total Mileage: 13 |
|                                     |                      |                   |

| Location | Violation | Location | Violation |
|----------|-----------|----------|-----------|
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |

**COMMENTS: No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.**

**15:00hrs** 10-41 patrol Blockhouse MUD.

**15:01hrs** Conducted stationary traffic on Scottsdale Dr. No traffic violations observed.

**15:40hrs** Security check 2400 blk of Greenlee Dr.

**16:25hrs** Security check 2000 blk of S Walker Dr

**16:32hrs** Security check 4200 blk of Block house Dr.

**17:05hrs** Security check Apache park. No sign of damage to mailboxes, or criminal mischief to park area.

**17:35hrs** Security check 16000 blk of Black Kettle Dr

**17:49hrs** Security check at Tonkawa Park. No sign of criminal mischief.

**18:00hrs** 10-42 Blockhouse patrol.

Returned around 1930 hours to lock all gates.

*Derrick Johnson #13763*  
OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

|                                         |                                           |                                    |
|-----------------------------------------|-------------------------------------------|------------------------------------|
| NAME: Deputy Derrick Johnson #13763     |                                           | DATE: 02/28/2023                   |
| TIME START: 13:00<br>Begin Mileage:6406 | TIME ENDED: 19:00<br>Ending Mileage: 6434 | TOTAL TIME: 6<br>Total Mileage: 28 |
|                                         |                                           |                                    |

| Location | Violation | Location | Violation |
|----------|-----------|----------|-----------|
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |
|          |           |          |           |

**COMMENTS: No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.**

**13:00hrs** 10-41 patrol Blockhouse MUD.

**13:35hrs** Security check 2000 blk of S Walker Dr

**14:22hrs** Security check 400 blk of Tumlinson Fort Dr

**15:07hrs** Security check Apache park. No sign of damage to mailboxes, or criminal mischief to park area.

**17:02hrs** Security check at the Walker House No sign of burglary/criminal mischief. Nothing observed at the courts.

**17:30hrs** Responded to Rosspport Dr for a mental disturbance. Contacted grandparents and advised that "Kyle" was out drinking in the park. I walked Jumano park and located scattered beer cans. These were picked up and put in trash. UTL on Kyle.

**18:40hrs** Security check Jumano park, parking lot clear no sign of criminal mischief. Gates were already locked.

**18:46hrs** Security check at the Bike Park. Gates were closed and locked.

**18:55hrs** Security check Tumlinson park. No sign of criminal mischief. Gates were closed and locked.

**18:58hrs** Security check at Tonkawa Park. Gates were closed and locked.

**19:00hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*  
OFFICER'S SIGNATURE

To: Block House MUD  
From: Lisa Torres  
Subject: PR Communications Subcommittee  
Date: 03.10.2023

---

Attendees: Lisa Torres, Amy Earls, Director Young,  
Not in Attendance: Director Robert's

#### Communications (social media, newsletter, website)

- Amy to handle the March Newsletter for April distribution and posting. – all newsletter topics need to be turned into Amy no later than 03/25/2023. This ensures we meet the DataPros insert billing deadline.
- Moving forward, we may send Newsletter responsibilities to a third party. – After board approval with CD&P.
- Why was the supplemental packet not posted? Director Young wants all supplemental packets posted to the website as well. – We've discussed with Steve at 620 Studios and pulled the most current supplements for web posting.
- Get Steve Garcia to add whether the event is OA or MUD sponsored to the website event calendar. – we'll be sure to add a blurb that all residents are allowed to participate in OA events.
- Eco Fair location – reach out to Sandy – BMX bike track? Or the Walker House area between the parking lot and pavilion? David Wood/Boy Scouts will park at Tumlinson pool area and setup at the Pavilion. Eco Fair OA tent will be set-up under the trees near the Pavilion – per their request. Residents for this event will be prompted to park in the Walker House parking or the BMX parking lot.
- Get event links from Sandy to link them to the calendar on the website. – still waiting on the links, from Sandy. Amy sent her an email request on 03/10. We will update all post as soon as this information is received.

#### Special Events (Cocoa Christmas, 4<sup>th</sup> of July, Back to School, etc.)

- The MUD will buy reusable banners for the Community Yard Sale and Bulk Drop-off Events that occur twice a year – cost-effective for the district to reuse and purchase vinyl stickers for the date each time.

Security – Wilco: no topics of discussion under this item were addressed.

#### OA Committee

- Lisa - Not ready to replace all the signs in the district. MUD ordered vinyl stickers to update all signage that has the incorrect website listed. – vinyl stickers have been received and are being placed on current district signage.
- Director Young – anytime we see a sign that adds value, maintain and keep it; if there are redundant signs or signs with information that isn't needed, let's take them down.

## **Block House Municipal Utility District Social Media Policy**

This document defines the Social Media Policy (the “*Policy*”) for Block House Municipal Utility District (the “*District*”). The District encourages the use of social media to further the goals of the District, including providing quick and easily accessible information to District residents. The District has an overriding interest and expectation in deciding what is “spoken” on its social media sites. All social media usage should be undertaken with an intent to maximize transparency and convey professionalism.

The term “social media”, as used in this Policy, is defined as the use of websites and applications that enable users to create and share content or to participate in social networking. A list of the District’s social media channels is listed below:

- [twitter.com/\(BlockHouseMUD\)](https://twitter.com/BlockHouseMUD)
- [facebook.com/BlockHouseMUD](https://facebook.com/BlockHouseMUD)
- [instagram.com/block\\_house\\_mud](https://instagram.com/block_house_mud)
- [youtube.com/user/\(blockhousemud\)](https://youtube.com/user/blockhousemud)

This Policy establishes guidelines for the use of social media, which shall include the District’s Facebook, Twitter, Instagram, and Youtube sites, as well as any similar or additional site(s) or application(s) that is commonly used to communicate with residents of the District or the general public.

1. All official District-related communication through social media outlets should remain professional in nature and should always be conducted in accordance with the District’s communications policies, practices, and expectations. District representatives must not use official District social media sites for political purposes, to conduct private transactions, or engage in private business activities.
2. District representatives should be mindful that inappropriate usage of official District social media can be grounds for disciplinary action. If social media sites are used for official District business, the District’s dedicated pages for such sites are subject to the best practices, guidelines, and standards contained in this Policy.
3. Unless specifically designated by the Board, only the District’s General Manager may publish content to a District social media site. The General Manager will also exclusively function in an “administrator” role on such sites. The General Manager shall remain generally familiar with the terms of service that regulate the social media sites that the District partakes in. If any terms of service contradict any established District policies, the General Manager shall advise the Board to consider whether such social media site is appropriate for District use.
4. All comments will be turned “off” on all District social media sites. For example, if the District posts a community event on Facebook, other people or groups will not be allowed to respond to such a post. However, the General Manager to the District shall have the discretion to turn “on” comments on District social media posts if appropriate,

given public policy considerations (i.e. emergencies, weather events, etc.). Relatedly, to the extent possible, “private messaging features” of social media sites will also be disabled on all District social media. All privacy settings for all social media sites shall be set to “public”.

5. Board members will not “log in” to social media sites with District credentials and will not post or comment on behalf of the District. Additionally, a Board Member, acting on behalf of the District, should not create or use any other channel or platform to discuss or promote District business without consulting with and obtaining prior approval of the Board of Directors of the District and the District’s attorney.

6. District use and participation of individual social media accounts, beyond those defined in the recitals of this Policy, must be specifically approved by the Board of Directors.

7. When undertaking communication on behalf of the District via social media sites, the District’s General Manager, or any other approved individual, must maintain a high level of ethical conduct and professional decorum. Information must be presented following professional standards for good grammar, spelling, brevity, clarity and accuracy. Generally speaking, social media posts should avoid confusing jargon, obscure terminology, or acronyms.

8. The following items are specifically prohibited from being published on District social media sites: confidential information; copyright violations and other relevant Intellectual Property laws and requirements; profanity, racist, sexist or derogatory content or comments; partisan political views; support for or opposition to issues being deliberated by the Board; pornographic material; and commercial endorsements.

9. The District recognizes that social media posts constitute public records. As such, the District shall preserve such records pursuant to relevant record retention schedules that preserve the integrity of the original record and such that the record is easily accessible.

10. The primary goal of District social media will be to educate interested parties on matters specifically relating to District business. However, information relating to the Block House Creek neighborhood or items of general interest to residents of Williamson County shall also be approved uses.

11. To ensure transparency in communication with residents of the District, no director shall “block” or otherwise knowingly restrict access to any of their social media posts or communications that relate to District business to any known residents of the District.

12. The General Manager shall undertake best efforts to prevent fraud or unauthorized access to District social media sites. Different passwords shall be used for different accounts.

13. Any violation or failure to adhere to this Social Media Policy by any Director of the District shall potentially constitute a violation of Article III of the Block House Municipal Utility District Code of Ethics, Travel, and Professional Services Policy (the "*Code of Ethics*"). As such, a complaint, as defined in Article VII of the Code of Ethics, may be properly undertaken with regard to any potential violation(s) of this Social Media Policy.

14. The Board of Directors recognizes that the boundaries between official District and personal social media activity are often blurred. If a Board member is posting in what he/she believes to be a personal capacity, it may be relatively easy for someone to identify the Board member as a representative of the District. This Policy, while focused predominantly on social media activities related to District social media sites, nevertheless will serve as guidance for Board member interaction on social media in any capacity.

If posting on social media on the District's behalf or through personal postings which relate to district business, Board members shall apply the following key principles:

- Integrity and respect are vital to the District's interests.
- Be respectful and polite at all times when posting on social media, especially when voicing disagreement with another post or user.
- Be transparent, open, and honest.
- **Disclose your relationship with District where it is appropriate to do so.** Equally, if you are expressing views in a purely personal capacity and not as an official District spokesperson or as an approved District external communication, **then you must make clear you are speaking for yourself and not representing the positions or opinions of the District.**
- If you see anything being said or shared about the district on social media or another publication which is incorrect or inappropriate, please inform the District's General Manager.
- At all times, both externally and internally, please respect and adhere to duties and obligations regarding the District's confidential information and confidential information of contractors and residents.

## **Block House Municipal Utility District Policy Manual Administration**

**Policy Title:** Social Media Policy

**Policy Number:**

**Revision Number:**

**Effective Date of this Version:**

**Original Effective Date:** March 22, 2023

**Policy Description:** The District's guidance and governance for social media use.

**Authority to Amend this Written Policy:** The District Board of Directors

**Authority to Waive this Policy:** None

**Policy Review Cycle:** 3 years from effective date of this version

**Docket Responsibility for Review Cycle:** The District's General Manager and attorney





MUNICIPAL ACCOUNTS  
& CONSULTING, L.P.

**Block House Municipal  
Utility District**

**Bookkeeper's Report**

March 22, 2023

**Block House MUD - GOF**  
**Cash Flow Report - Checking Account**  
As of March 22, 2023

| Num                             | Name                                                          | Memo                                        | Amount       | Balance             |
|---------------------------------|---------------------------------------------------------------|---------------------------------------------|--------------|---------------------|
| <b>BALANCE AS OF 02/23/2023</b> |                                                               |                                             |              | <b>\$395.28</b>     |
| <b>Receipts</b>                 |                                                               |                                             |              |                     |
|                                 | TML Replacement Cost Coverage Bathhouse/Guard Shack- Freeze D |                                             | 8,977.63     |                     |
|                                 | Texas Municipal League-Refund WC Audit                        |                                             | 650.00       |                     |
|                                 | Transfer from Texpool                                         |                                             | 17,000.00    |                     |
|                                 | Sweep from PNC                                                |                                             | 206,883.01   |                     |
|                                 | Interest Earned on Checking                                   |                                             | 40.71        |                     |
|                                 | Refund for Credit Card Balance                                |                                             | 184.85       |                     |
|                                 | Transfer from Texpool                                         |                                             | 330,000.00   |                     |
| <b>Total Receipts</b>           |                                                               |                                             |              | <b>563,736.00</b>   |
| <b>Disbursements</b>            |                                                               |                                             |              |                     |
| 21725                           | First Citizens Visa                                           | Credit Card Statement XXX0523               | (791.62)     |                     |
| 21726                           | Priority Landscapes, LLC                                      | Landscaping -Freeze Storm Cleanup           | (17,648.00)  |                     |
| 21727                           | Cecilia Roberts                                               | Fees of Office 03/08/2023                   | (138.52)     |                     |
| 21728                           | Robert D. Young                                               | Fees of Office 03/08/2023                   | (138.52)     |                     |
| 21729                           | Cecilia Roberts                                               | Fees of Office 03/22/2023                   | (138.53)     |                     |
| 21730                           | Robert D. Young                                               | Fees of Office 03/22/2023                   | (138.53)     |                     |
| 21731                           | 620 Studio LLC                                                | Website                                     | (1,000.00)   |                     |
| 21732                           | All About Doody Pet Waste Removal Service                     | DOGIPOT Dispenser                           | (163.80)     |                     |
| 21733                           | Armbrust & Brown, PLLC                                        | Legal Fees                                  | (16,003.47)  |                     |
| 21734                           | Christopher R. Stanfield                                      | Board Meeting Video                         | (350.00)     |                     |
| 21735                           | City of Cedar Park - Fire                                     | Fire Protection Tax                         | (43,924.65)  |                     |
| 21736                           | City of Cedar Park - W/WW                                     | Water/Wastewater Purchase                   | (69,755.70)  |                     |
| 21737                           | City of Round Rock Environmental Services                     | Lab Fees                                    | (280.00)     |                     |
| 21738                           | Community Association Management, Inc.                        | Deed Restrict. Enforcement & Resident Comm. | (2,846.12)   |                     |
| 21739                           | Contigo Technology, LLC                                       | IT Support                                  | (2,100.00)   |                     |
| 21740                           | Cothron's Safe & Lock Inc.                                    | Maintenance & Repair                        | (61.20)      |                     |
| 21741                           | Crossroads Utility Services, LLC                              | Management & Operations                     | (50,828.72)  |                     |
| 21742                           | DigDug Construction LLC                                       | Tree Removal & Ice Storm Clean Up           | (13,950.00)  |                     |
| 21743                           | Gray Engineering, Inc.                                        | Engineering Fees                            | (3,541.35)   |                     |
| 21744                           | Jan-Pro of Austin                                             | Cleaning                                    | (1,983.33)   |                     |
| 21745                           | Lifeguard4hire, LLC                                           | Pool Management & Maintenance               | (27,802.92)  |                     |
| 21746                           | McCall Gibson Swedlund Barfoot, PLLC                          | Auditing Fees                               | (6,750.00)   |                     |
| 21747                           | Municipal Accounts and Consulting, LP                         | Bookkeeping Fees                            | (9,052.99)   |                     |
| 21748                           | Osborne Pest & Turf LP                                        | Park/Pool Maintenance                       | (637.69)     |                     |
| 21749                           | Pickleball Central - Store 2                                  | PickleNet System                            | (892.39)     |                     |
| 21750                           | Priority Landscapes, LLC                                      | Landscaping Fees                            | (130,825.16) |                     |
| 21751                           | Quiddity Engineering, LLC                                     | Engineering Fees                            | (1,617.50)   |                     |
| 21752                           | Sun-Tech Electrical Contractors, Inc.                         | Furnish and Install Fixtures Sports Courts  | (9,950.00)   |                     |
| 21753                           | Texas Disposal Systems, Inc.                                  | Garbage Services                            | (63,810.81)  |                     |
| 21754                           | Trinity AV Solutions, LLC                                     | Video Surveillance Systems                  | (20,470.22)  |                     |
| 21755                           | Twin Electric                                                 | Electric Work                               | (8,160.00)   |                     |
| 21756                           | Uline Inc                                                     | Supplies                                    | (776.98)     |                     |
| 21757                           | Williamson Central Appraisal District                         | Quarterly Tax Appraisal Fees                | (5,820.50)   |                     |
| 21758                           | Cecilia Roberts                                               | Fees of Office AWBD & Subcommittee Meetings | (415.57)     |                     |
| 21759                           | Granicus                                                      | Website Maintenance                         | (5,953.50)   |                     |
| 21760                           | Block House MUD Managers Acct                                 | Transfer to Managers Account                | (34,692.25)  |                     |
| <b>Total Disbursements</b>      |                                                               |                                             |              | <b>(553,410.54)</b> |
| <b>BALANCE AS OF 03/22/2023</b> |                                                               |                                             |              | <b>\$10,720.74</b>  |

FIRST CITIZENS BANK-CKING - #XXXX1592

**Block House MUD - GOF**  
**Cash Flow Report - Managers Account**  
As of March 22, 2023

| Num                             | Name                                 | Memo                                      | Amount      | Balance            |
|---------------------------------|--------------------------------------|-------------------------------------------|-------------|--------------------|
| <b>BALANCE AS OF 02/23/2023</b> |                                      |                                           |             | <b>\$21,976.91</b> |
| <b>Receipts</b>                 |                                      |                                           |             |                    |
|                                 | Interest Earned on Checking          |                                           | 0.64        |                    |
|                                 | Write-Off to Unclaimed               |                                           | 4,992.04    |                    |
|                                 | Transfer from Operating Account      |                                           | 34,692.25   |                    |
| <b>Total Receipts</b>           |                                      |                                           |             | <b>39,684.93</b>   |
| <b>Disbursements</b>            |                                      |                                           |             |                    |
| 8503                            | Amanda Wendel                        | Customer Deposit Refund                   | (216.92)    |                    |
| 8504                            | CTX Service                          | Customer Deposit Refund                   | (36.49)     |                    |
| 8505                            | Fernando Gracia                      | Customer Deposit Refund                   | (134.52)    |                    |
| 8506                            | Janie Day                            | Customer Deposit Refund                   | (135.57)    |                    |
| 8507                            | Jennifer Villarreal                  | Customer Deposit Refund                   | (6.19)      |                    |
| 8508                            | Joe Danz                             | Customer Deposit Refund                   | (14,585.63) |                    |
| 8509                            | Johanna Weegar                       | Customer Deposit Refund                   | (150.60)    |                    |
| 8510                            | John Lee                             | Customer Deposit Refund                   | (143.45)    |                    |
| 8511                            | Jondan McBride                       | Customer Deposit Refund                   | (284.12)    |                    |
| 8512                            | Michael Botzaritch.                  | Customer Deposit Refund                   | (134.52)    |                    |
| 8513                            | Miriam Fuentes                       | Customer Deposit Refund                   | (103.52)    |                    |
| 8514                            | Taryn Donnowitz.                     | Customer Deposit Refund                   | (136.28)    |                    |
| 8515                            | Mike McKelvey                        | Facility Rental Refund                    | (100.00)    |                    |
| ACH                             | AT&T                                 | Telephone Expense                         | (1,806.51)  |                    |
| ACH                             | Antonio L Lovato                     | Patrol 02/01-02/15/2023                   | (758.15)    |                    |
| ACH                             | Billy R Boggs                        | Patrol 02/01-02/15/2023                   | (775.74)    |                    |
| ACH                             | Brandon T. Cantu                     | Patrol 02/01-02/15/2023                   | (318.46)    |                    |
| ACH                             | Daniel L. Hippert                    | Patrol 02/01-02/15/2023                   | (443.28)    |                    |
| ACH                             | Derrick Johnson                      | Patrol 02/01-02/15/2023                   | (632.92)    |                    |
| ACH                             | John S Bartlett                      | Patrol 02/01-02/15/2023                   | (610.92)    |                    |
| ACH                             | Minh T Nguyen                        | Patrol 02/01-02/15/2023                   | (613.92)    |                    |
| ACH                             | Atmos Energy Corp                    | Pool Gas                                  | (1,317.37)  |                    |
| ACH                             | Pedernales Electric Cooperative, Inc | Utilities                                 | (6,058.47)  |                    |
| ACH                             | AT&T U-verse                         | Telephone Expense                         | (262.15)    |                    |
| ACH                             | AT&T U-verse                         | Internet Connection - Ground Storage Tank | (64.52)     |                    |
| ACH                             | US Treasury                          | Payroll Taxes February 2023               | (2,161.54)  |                    |
| ACH                             | Antonio L Lovato                     | Patrol 02/16-02/28/2023                   | (938.93)    |                    |
| ACH                             | Billy R Boggs                        | Patrol 02/16-02/28/2023                   | (277.05)    |                    |
| ACH                             | Brandon T. Cantu                     | Patrol 02/16-02/28/2023                   | (318.46)    |                    |
| ACH                             | Daniel L. Hippert                    | Patrol 02/16-02/28/2023                   | (221.64)    |                    |
| ACH                             | Derrick Johnson                      | Patrol 02/16-02/28/2023                   | (1,069.61)  |                    |
| ACH                             | John S Bartlett                      | Patrol 02/16-02/28/2023                   | (562.51)    |                    |
| ACH                             | Lynn C. Norvell                      | Patrol 02/16-02/28/2023                   | (552.10)    |                    |
| ACH                             | Minh T Nguyen                        | Patrol 02/16-02/28/2023                   | (516.10)    |                    |
| ACH                             | Daniel W Riley                       | Patrol 02/01-02/15/2023                   | (221.64)    |                    |
| <b>Total Disbursements</b>      |                                      |                                           |             | <b>(36,669.80)</b> |
| <b>BALANCE AS OF 03/22/2023</b> |                                      |                                           |             | <b>\$24,992.04</b> |

Block House MUD - GOF  
**Cash Flow Report - Lockbox Account**  
 As of March 22, 2023

| Num                             | Name                      | Memo                              | Amount       | Balance             |
|---------------------------------|---------------------------|-----------------------------------|--------------|---------------------|
| <b>BALANCE AS OF 02/23/2023</b> |                           |                                   |              | <b>\$12,216.44</b>  |
| <b>Receipts</b>                 |                           |                                   |              |                     |
|                                 | Accounts Receivable - PNC |                                   | 211,187.59   |                     |
| <b>Total Receipts</b>           |                           |                                   |              | <b>211,187.59</b>   |
| <b>Disbursements</b>            |                           |                                   |              |                     |
| PNC                             | PNC                       | Corporate Account Analysis Charge | (296.55)     |                     |
| SWEEP                           | PNC                       | Transfer to Operating             | (206,883.01) |                     |
| TTECH                           | T-Tech, LLC               | E-Check Return Charges            | (20.00)      |                     |
| TTECH                           | PNC                       | Customer Returned Items           | (162.72)     |                     |
| <b>Total Disbursements</b>      |                           |                                   |              | <b>(207,362.28)</b> |
| <b>BALANCE AS OF 03/22/2023</b> |                           |                                   |              | <b>\$16,041.75</b>  |

Block House MUD - CPF  
**Cash Flow Report - Checking Account**  
 As of March 22, 2023

| Num                             | Name                      | Memo | Amount      | Balance                     |
|---------------------------------|---------------------------|------|-------------|-----------------------------|
| <b>BALANCE AS OF 02/23/2023</b> |                           |      |             | <b>\$0.01</b>               |
| <b>Receipts</b>                 |                           |      |             |                             |
|                                 | No Receipts Activity      |      | 0.00        |                             |
| <b>Total Receipts</b>           |                           |      | <u>0.00</u> | 0.00                        |
| <b>Disbursements</b>            |                           |      |             |                             |
|                                 | No Disbursements Activity |      | 0.00        |                             |
| <b>Total Disbursements</b>      |                           |      | <u>0.00</u> | <u>0.00</u>                 |
| <b>BALANCE AS OF 03/22/2023</b> |                           |      |             | <b><u><u>\$0.01</u></u></b> |

**Block House MUD**  
**Account Balances**

As of March 22, 2023

| Financial Institution<br>(Acct Number)   | Issue<br>Date | Maturity<br>Date | Interest<br>Rate | Account<br>Balance    | Notes            |
|------------------------------------------|---------------|------------------|------------------|-----------------------|------------------|
| <b>Fund: Operating</b>                   |               |                  |                  |                       |                  |
| <b>Certificates of Deposit</b>           |               |                  |                  |                       |                  |
| FRONTIER BANK (XXXX1888)                 | 07/25/2022    | 07/25/2023       | 1.94 %           | 240,000.00            |                  |
| INDEPENDENT BANK (XXXX1533)              | 10/19/2022    | 10/19/2023       | 3.50 %           | 240,000.00            |                  |
| VERITEX COMMUNITY BANK (XXXX4324)        | 12/28/2022    | 12/28/2023       | 4.24 %           | 235,000.00            |                  |
| <b>Money Market Funds</b>                |               |                  |                  |                       |                  |
| TEXPOOL (XXXX0001)                       | 12/01/2008    |                  | 4.54 %           | 5,503,790.94          |                  |
| TEXPOOL (XXXX0005)                       | 07/07/2017    |                  | 4.54 %           | 366,604.26            | Special Projects |
| <b>Checking Account(s)</b>               |               |                  |                  |                       |                  |
| FIRST CITIZENS BANK-CKING (XXXX1568)     |               |                  | 0.05 %           | 24,992.04             | Managers         |
| FIRST CITIZENS BANK-CKING (XXXX1592)     |               |                  | 0.10 %           | 10,720.74             | Checking Account |
| PNC (XXXX5128)                           |               |                  | 0.00 %           | 16,041.75             | Lockbox          |
| <b>Totals for Operating Fund:</b>        |               |                  |                  | <b>\$6,637,149.73</b> |                  |
| <b>Fund: Capital Projects</b>            |               |                  |                  |                       |                  |
| <b>Checking Account(s)</b>               |               |                  |                  |                       |                  |
| FIRST CITIZENS BANK-CKING (XXXX0952)     |               |                  | 0.05 %           | 0.01                  | Checking Account |
| <b>Totals for Capital Projects Fund:</b> |               |                  |                  | <b>\$ .01</b>         |                  |
| <b>Fund: Debt Service</b>                |               |                  |                  |                       |                  |
| <b>Money Market Funds</b>                |               |                  |                  |                       |                  |
| TEXPOOL (XXXX0003)                       | 12/01/2008    |                  | 4.54 %           | 1,871,457.76          |                  |
| <b>Totals for Debt Service Fund:</b>     |               |                  |                  | <b>\$1,871,457.76</b> |                  |
| <b>Grand total for Block House MUD:</b>  |               |                  |                  | <b>\$8,508,607.50</b> |                  |

**Block House MUD - GOF  
Actual vs Budget**

February 2023

|                                                 | Feb 23         | Budget         | \$ Over Budget   | % of Budget | Oct 22 - Feb 23  | YTD Budget       | \$ Over Budget   | % of Budget | Annual Budget    |
|-------------------------------------------------|----------------|----------------|------------------|-------------|------------------|------------------|------------------|-------------|------------------|
| <b>Ordinary Income/Expense</b>                  |                |                |                  |             |                  |                  |                  |             |                  |
| <b>Income</b>                                   |                |                |                  |             |                  |                  |                  |             |                  |
| 91000 · Operating Revenue                       |                |                |                  |             |                  |                  |                  |             |                  |
| 14110 · Water - Customer Service Revenue        | (1,732)        | 44,639         | (46,371)         | (4)%        | 223,188          | 233,809          | (10,621)         | 95%         | 715,000          |
| 14140 · Connection Fees                         | 0              | 125            | (125)            | 0%          | 288              | 625              | (337)            | 46%         | 1,500            |
| 14210 · Sewer - Customer Service Fee            | (1,732)        | 36,067         | (37,799)         | (5)%        | 133,145          | 183,809          | (50,664)         | 72%         | 450,000          |
| 14270 · Park Fee                                | 0              | 19,167         | (19,167)         | 0%          | 86,240           | 95,833           | (9,593)          | 90%         | 230,000          |
| 14280 · Basic Services                          | 0              | 93,298         | (93,298)         | 0%          | 374,998          | 467,085          | (92,087)         | 80%         | 1,120,000        |
| 14310 · Penalties & Interest                    | 0              | 44             | (44)             | 0%          | 10,961           | 9,270            | 1,691            | 118%        | 10,000           |
| <b>Total 91000 · Operating Revenue</b>          | <b>(3,464)</b> | <b>193,340</b> | <b>(196,804)</b> | <b>(2)%</b> | <b>828,820</b>   | <b>990,431</b>   | <b>(161,612)</b> | <b>84%</b>  | <b>2,526,500</b> |
| 92000 · Other Operating Revenue                 |                |                |                  |             |                  |                  |                  |             |                  |
| 44320 · Property Tax                            | 131,811        | 110,802        | 21,009           | 119%        | 2,238,196        | 2,169,061        | 69,135           | 103%        | 2,239,138        |
| 44325 · Property Tax Penalty                    | 1,050          | 859            | 191              | 122%        | 1,458            | 1,130            | 328              | 129%        | 5,000            |
| 44350 · Fire Protection Tax                     | 4,325          | 36,933         | (32,608)         | 119%        | 745,694          | 722,627          | 23,067           | 103%        | 745,938          |
| 44420 · Facility Rental                         | (510)          | 83             | (593)            | (612)%      | (103)            | 417              | (519)            | (25)%       | 1,000            |
| 44440 · Pool Contract Rental -TW & LISD         | 0              | 0              | 0                | 0%          | 0                | 0                | 0                | 0%          | 16,800           |
| 44450 · Insurance Reimbursement-Damage          | 8,977          | 0              | 8,977            | 100%        | 8,977            | 0                | 8,977            | 100%        | 2,000            |
| 44470 · Delinquent Tax Attorney Collect         | 63             | 167            | (104)            | 38%         | 569              | 833              | (265)            | 68%         | 2,000            |
| <b>Total 92000 · Other Operating Revenue</b>    | <b>185,316</b> | <b>148,844</b> | <b>36,472</b>    | <b>125%</b> | <b>2,994,791</b> | <b>2,894,068</b> | <b>100,723</b>   | <b>103%</b> | <b>3,009,876</b> |
| 93000 · Non-Operating Revenue                   |                |                |                  |             |                  |                  |                  |             |                  |
| 44330 · Miscellaneous Income                    | 650            | 167            | 483              | 390%        | 851              | 833              | 17               | 102%        | 2,000            |
| 44370 · Interest Earned on Temp. Invest         | 20,430         | 2,083          | 18,347           | 981%        | 80,727           | 10,417           | 70,310           | 775%        | 25,000           |
| 44390 · Interest Earned on Checking             | 41             | 33             | 8                | 124%        | 187              | 167              | 20               | 112%        | 400              |
| <b>Total 93000 · Non-Operating Revenue</b>      | <b>21,122</b>  | <b>2,283</b>   | <b>18,838</b>    | <b>925%</b> | <b>81,764</b>    | <b>11,417</b>    | <b>70,348</b>    | <b>716%</b> | <b>27,400</b>    |
| <b>Total Income</b>                             | <b>202,974</b> | <b>344,467</b> | <b>(141,493)</b> | <b>59%</b>  | <b>3,906,375</b> | <b>3,895,916</b> | <b>9,459</b>     | <b>100%</b> | <b>5,563,776</b> |
| <b>Gross Profit</b>                             | <b>202,974</b> | <b>344,467</b> | <b>(141,493)</b> | <b>59%</b>  | <b>3,906,375</b> | <b>3,895,916</b> | <b>9,459</b>     | <b>100%</b> | <b>5,563,776</b> |
| <b>Expense</b>                                  |                |                |                  |             |                  |                  |                  |             |                  |
| 94000 · Expenditures - Water                    |                |                |                  |             |                  |                  |                  |             |                  |
| 16125 · Purchase Water                          | 42,244         | 36,986         | 5,258            | 114%        | 261,613          | 207,556          | 54,057           | 126%        | 660,000          |
| 16130 · Maintenance & Repairs- Water/BS         | 3,631          | 41,667         | (38,036)         | 9%          | 21,630           | 208,333          | (186,703)        | 10%         | 500,000          |
| 16180 · Utility - Booster Station               | 1,233          | 1,470          | (237)            | 84%         | 680              | 7,589            | (6,909)          | 90%         | 25,000           |
| 16265 · Storage Tank Utilities                  | 65             | 0              | 65               | 0%          | 65               | 0                | 65               | 0%          | 0                |
| <b>Total 94000 · Expenditures - Water</b>       | <b>47,173</b>  | <b>80,123</b>  | <b>(32,951)</b>  | <b>59%</b>  | <b>290,111</b>   | <b>423,478</b>   | <b>(133,367)</b> | <b>69%</b>  | <b>1,185,000</b> |
| 95000 · Expenditures - Wastewater               |                |                |                  |             |                  |                  |                  |             |                  |
| 16166 · Utilities - Lift Station                | 104            | 155            | (51)             | 67%         | 517              | 672              | (155)            | 77%         | 1,500            |
| 16220 · Purchase Sewer Service                  | 27,512         | 25,953         | 1,559            | 106%        | 135,862          | 129,765          | 6,097            | 105%        | 310,000          |
| 16230 · Maintenance & Repairs - Sewer           | 3,082          | 6,250          | (3,168)          | 49%         | 16,385           | 31,250           | (14,865)         | 53%         | 75,000           |
| <b>Total 95000 · Expenditures - Wastewater</b>  | <b>30,698</b>  | <b>32,358</b>  | <b>(1,660)</b>   | <b>95%</b>  | <b>152,964</b>   | <b>161,687</b>   | <b>(8,723)</b>   | <b>95%</b>  | <b>386,500</b>   |
| 95100 · Expenditures - Storm Water              |                |                |                  |             |                  |                  |                  |             |                  |
| 16383 · Trails Access Project (MS4)             | 0              | 1,250          | (1,250)          | 0%          | 0                | 6,250            | (6,250)          | 0%          | 15,000           |
| 16384 · MS4- Stormwater Program - Maint         | 0              | 8,333          | (8,333)          | 0%          | 0                | 41,667           | (41,667)         | 0%          | 100,000          |
| 16385 · MS4-Stormwater Program                  | 1,618          | 3,000          | (1,383)          | 54%         | 9,106            | 15,000           | (5,894)          | 61%         | 36,000           |
| <b>Total 95100 · Expenditures - Storm Water</b> | <b>1,618</b>   | <b>12,583</b>  | <b>(10,966)</b>  | <b>13%</b>  | <b>9,106</b>     | <b>62,917</b>    | <b>(53,811)</b>  | <b>14%</b>  | <b>151,000</b>   |
| 96000 · Expenditures - Parks                    |                |                |                  |             |                  |                  |                  |             |                  |
| 16160 · Utilities - Park                        | 2,793          | 2,522          | 271              | 111%        | 13,241           | 9,082            | 4,159            | 146%        | 27,000           |
| 16420 · Storm Cleanup                           | 124,773        | 0              | 124,773          | 0%          | 126,264          | 0                | (126,264)        | 0%          | 150,000          |
| 16445 · Fence Maintenance                       | 0              | 12,500         | (12,500)         | 0%          | 0                | 62,500           | (62,500)         | 0%          | 10,000           |
| 16450 · Facility Maintenance (HVAC)             | 0              | 833            | (833)            | 0%          | 0                | 4,167            | (4,167)          | 0%          | 10,000           |
| 17450 · Park & Walker House Maintenance         | 1,884          | 4,583          | (2,699)          | 41%         | 15,869           | 22,917           | (7,048)          | 69%         | 55,000           |
| 17451 · Park Administration/Cleaning            | 1,983          | 2,500          | (517)            | 79%         | 9,917            | 12,500           | (2,583)          | 79%         | 30,000           |
| 17452 · Park Equipment Maintenance              | 0              | 417            | (417)            | 0%          | 8,325            | 2,083            | 6,242            | 400%        | 5,000            |
| <b>Total 96000 · Expenditures - Parks</b>       | <b>131,433</b> | <b>23,355</b>  | <b>108,078</b>   | <b>563%</b> | <b>173,615</b>   | <b>113,249</b>   | <b>60,366</b>    | <b>153%</b> | <b>277,000</b>   |
| 96100 · Expenditures - Pools                    |                |                |                  |             |                  |                  |                  |             |                  |
| 16161 · Utilities - Pool Electricity            | 380            | 560            | (180)            | 68%         | 2,169            | 4,954            | (2,885)          | 42%         | 8,500            |
| 16162 · Utilities - Pool Gas                    | 0              | 1,500          | (1,500)          | 0%          | 5,217            | 6,795            | (1,578)          | 77%         | 8,500            |
| 16165 · Supplies & Phone - Pool                 | 1,930          | 1,000          | 930              | 193%        | 9,240            | 5,000            | 4,240            | 185%        | 12,000           |
| 16245 · Chemicals - Pool                        | 1,892          | 2,083          | (191)            | 91%         | 9,508            | 10,419           | (911)            | 91%         | 25,000           |
| 17500 · Pool Repairs/Maintenance                | 3,484          | 14,833         | (11,350)         | 23%         | 26,283           | 74,167           | (47,883)         | 35%         | 178,000          |

**Block House MUD - GOF  
Actual vs Budget**

February 2023

|                                                    | Feb 23         | Budget         | \$ Over Budget  | % of Budget | Oct 22 - Feb 23  | YTD Budget       | \$ Over Budget  | % of Budget | Annual Budget    |
|----------------------------------------------------|----------------|----------------|-----------------|-------------|------------------|------------------|-----------------|-------------|------------------|
| 17510 - Pool Cleaning                              | 1,962          | 3,815          | (1,853)         | 51%         | 9,857            | 19,075           | (9,218)         | 52%         | 55,000           |
| 17515 - Special Pool Programs                      | 0              | 417            | (417)           | 0%          | 0                | 2,083            | (2,083)         | 0%          | 5,000            |
| 17560 - Mgmt/Lifeguards                            | 23,799         | 25,124         | (1,325)         | 95%         | 118,852          | 125,620          | (6,768)         | 95%         | 295,000          |
| <b>Total 96100 - Expenditures - Pools</b>          | <b>33,446</b>  | <b>49,332</b>  | <b>(15,886)</b> | <b>68%</b>  | <b>181,026</b>   | <b>248,113</b>   | <b>(67,087)</b> | <b>73%</b>  | <b>587,000</b>   |
| 96200 - Expenditures - Landscaping                 | 27,750         | 33,333         | (5,583)         | 83%         | 177,405          | 166,667          | 10,739          | 106%        | 400,000          |
| 16200 - Landscape Contract                         | 27,750         | 33,333         | (5,583)         | 83%         | 177,405          | 166,667          | 10,739          | 106%        | 400,000          |
| <b>Total 96200 - Expenditures - Landscaping</b>    | <b>27,750</b>  | <b>33,333</b>  | <b>(5,583)</b>  | <b>83%</b>  | <b>177,405</b>   | <b>166,667</b>   | <b>10,739</b>   | <b>106%</b> | <b>400,000</b>   |
| 97000 - Expenditures - Administrative              | 26,160         | 24,167         | 1,994           | 108%        | 129,990          | 120,833          | 9,157           | 108%        | 290,000          |
| 16105 - Water/WW Operations Contract               | 13,388         | 13,500         | (112)           | 99%         | 70,270           | 67,500           | 2,770           | 104%        | 162,000          |
| 16320 - Tax Assessor/Appraisal                     | 0              | 0              | 0               | 0%          | 11,656           | 6,250            | 5,406           | 187%        | 25,000           |
| 16330 - Legal Fees                                 | 15,391         | 15,000         | 391             | 103%        | 90,070           | 75,000           | 15,070          | 120%        | 180,000          |
| 16335 - Legal Fees - PIRs                          | 0              | 833            | (833)           | 0%          | 5,091            | 41,67            | (36,579)        | 122%        | 10,000           |
| 16340 - Auditing Fees                              | 325            | 2,500          | (2,175)         | 13%         | 4,240            | 12,500           | (8,260)         | 34%         | 30,000           |
| 16350 - Engineering Fees                           | 3,541          | 6,750          | (3,209)         | 106%        | 18,750           | 18,000           | 750             | 104%        | 18,000           |
| 16351 - Engineering Fees - Special                 | 0              | 3,333          | (3,333)         | 0%          | 9,849            | 16,667           | (6,818)         | 59%         | 40,000           |
| 16370 - Election Expense                           | 0              | 2,250          | (2,250)         | 0%          | 1,584            | 11,250           | (9,666)         | 14%         | 27,000           |
| 16380 - Permit Expense                             | 0              | 0              | 0               | 0%          | 3,429            | 20,000           | (16,571)        | 17%         | 20,000           |
| 16390 - Telephone Expense (TC Tech)                | 0              | 17             | (17)            | 0%          | 5,205            | 5,720            | (515)           | 91%         | 6,000            |
| 16430 - Bookkeeping Fees                           | 8,368          | 5,823          | 2,545           | 144%        | 42,448           | 30,445           | 12,003          | 139%        | 200              |
| 16435 - Rate Analysis                              | 0              | 0              | 0               | 0%          | 23,363           | 31,000           | (7,638)         | 75%         | 31,000           |
| 16440 - Seminar Expense                            | 0              | 0              | 0               | 0%          | 1,525            | 5,000            | (3,475)         | 31%         | 10,000           |
| 16455 - SB 622 Legal Notices & Other               | 0              | 0              | 0               | 0%          | 1,980            | 0                | 1,980           | 100%        | 2,500            |
| 16460 - Printing & Office Supplies                 | 517            | 667            | (149)           | 78%         | 3,894            | 3,333            | 471             | 114%        | 8,000            |
| 16464 - Restrictive Covenants                      | 2,400          | 2,917          | (517)           | 82%         | 12,700           | 14,583           | (1,883)         | 87%         | 35,000           |
| 16470 - Filing Fees                                | 0              | 42             | (42)            | 0%          | 0                | 208              | (208)           | 0%          | 500              |
| 16480 - Delivery Expense                           | 185            | 210            | (25)            | 88%         | 1,164            | 1,030            | 134             | 113%        | 2,500            |
| 16490 - Financial Advisor Fees                     | 0              | 0              | 0               | 0%          | 2,810            | 3,000            | (190)           | 94%         | 3,000            |
| 16520 - Postage                                    | 1,665          | 2,083          | (418)           | 80%         | 6,825            | 10,417           | (3,591)         | 66%         | 25,000           |
| 16530 - Lease and Surety Bond                      | 0              | 0              | 0               | 0%          | 22,863           | 21,235           | 1,628           | 108%        | 25,000           |
| 16540 - Travel Expense                             | 16             | 500            | (484)           | 3%          | 91               | 2,500            | (2,409)         | 4%          | 6,000            |
| 16550 - Bank Fees                                  | 317            | 280            | 37              | 127%        | 1,481            | 1,250            | 231             | 119%        | 3,000            |
| 16600 - Payroll Expenses                           | 811            | 917            | (106)           | 89%         | 3,698            | 4,583            | (885)           | 81%         | 11,000           |
| 16620 - Communications                             | 0              | 1,250          | (1,250)         | 0%          | 0                | 6,250            | (6,250)         | 0%          | 15,000           |
| 16625 - Website                                    | 300            | 1,667          | (1,367)         | 60%         | 11,851           | 8,333            | 3,518           | 142%        | 20,000           |
| 16630 - Director Fees                              | 0              | 3,000          | (3,000)         | 10%         | 3,900            | 15,000           | (11,100)        | 26%         | 56,000           |
| 16635 - Misc Administrative Expenses               | 86             | 417            | (331)           | 21%         | 584              | 2,083            | (1,499)         | 28%         | 5,000            |
| 17600 - Printing & Publicity                       | 0              | 208            | (208)           | 0%          | 14               | 1,042            | (1,028)         | 1%          | 2,500            |
| <b>Total 97000 - Expenditures - Administrative</b> | <b>81,220</b>  | <b>81,550</b>  | <b>(329)</b>    | <b>100%</b> | <b>491,234</b>   | <b>519,263</b>   | <b>(28,029)</b> | <b>95%</b>  | <b>1,126,200</b> |
| 98000 - Expenditures - Other                       | 1,688          | 1,667          | 21              | 101%        | 7,455            | 8,333            | (878)           | 89%         | 20,000           |
| 16352 - Electrical/Light Utility (PEC)             | 6,381          | 56,833         | (50,452)        | 11%         | 320,491          | 284,167          | 36,324          | 113%        | 682,000          |
| 16410 - Solid Waste Expense                        | 487            | 833            | (346)           | 58%         | 3,487            | 41,67            | (38,183)        | 84%         | 10,000           |
| 16510 - Other Office Expenses                      | 10,594         | 11,250         | (656)           | 94%         | 58,863           | 56,250           | 2,613           | 105%        | 135,000          |
| 16580 - Patrol Service                             | 0              | 3,333          | (3,333)         | 0%          | 424              | 16,667           | (16,243)        | 3%          | 40,000           |
| 16582 - Surveillance/Security Maint.               | 1,172          | 1,458          | (287)           | 80%         | 5,858            | 7,292            | (1,434)         | 80%         | 17,500           |
| 16583 - Surv/Security Mnth(Trinity)                | 1,400          | 2,083          | (683)           | 67%         | 4,873            | 10,417           | (5,544)         | 47%         | 25,000           |
| 16585 - IT Maintenance & Cyber Security            | 0              | 1,250          | (1,250)         | 0%          | 741              | 6,250            | (5,509)         | 12%         | 15,000           |
| 16587 - District Signage - Outdoor                 | 63             | 167            | (104)           | 38%         | 569              | 833              | (265)           | 68%         | 2,000            |
| 16595 - Delinquent Tax Attorney Fee                | 43,925         | 36,933         | 6,992           | 119%        | 7,456,994        | 722,627          | 23,867          | 103%        | 745,938          |
| 17150 - Fire Service Contract                      | 123,139        | 115,808        | 7,331           | 106%        | 1,148,453        | 1,117,002        | 31,451          | 103%        | 1,692,438        |
| <b>Total 98000 - Expenditures - Other</b>          | <b>123,139</b> | <b>115,808</b> | <b>7,331</b>    | <b>106%</b> | <b>1,148,453</b> | <b>1,117,002</b> | <b>31,451</b>   | <b>103%</b> | <b>1,692,438</b> |
| 99000 - Expenditures - Special Projects            | 0              | 0              | 0               | 0%          | 2,224            | 5,000            | (2,776)         | 44%         | 20,000           |
| 17475 - District Functions                         | 0              | 417            | (417)           | 0%          | 2,136            | 2,083            | 53              | 103%        | 5,000            |
| 17480 - Leak Detection                             | 2,308          | 1,667          | 642             | 138%        | 15,467           | 8,333            | 7,134           | 186%        | 20,000           |
| 17483 - Meter Replacement                          | 0              | 667            | (667)           | 0%          | 28,383           | 3,333            | 25,050          | 851%        | 8,000            |
| 17680 - Pool & Park Tag System                     | 0              | 0              | 0               | 0%          | 0                | 0                | 0               | 0%          | 50,000           |
| 17686 - BMX Track Reconstruction                   | 0              | 0              | 0               | 0%          | 2,930            | 5,000            | (2,070)         | 59%         | 5,000            |
| 17986 - Courts Resurfacing                         | 0              | 0              | 0               | 0%          | 0                | 5,000            | (5,000)         | 0%          | 5,000            |
| 17996 - Disc Golf                                  | 0              | 0              | 0               | 0%          | 0                | 4,000            | (4,000)         | 0%          | 4,000            |
| 17997 - Right-of-Way Improvements                  | 0              | 0              | 0               | 0%          | 0                | 0                | 0               | 0%          | 250,000          |
| 17999 - Capital Outlay                             | 11,222         | 0              | 11,222          | 100%        | 27,820           | 0                | 27,820          | 100%        | 0                |



**Block House MUD - GOF  
Actual vs Budget**

February 2023

|                                               | Feb 23    | Budget   | \$ Over Budget | % of Budget | Oct '22 - Feb 23 | YTD Budget | \$ Over Budget | % of Budget | Annual Budget |
|-----------------------------------------------|-----------|----------|----------------|-------------|------------------|------------|----------------|-------------|---------------|
| Total 99000 - Expenditures - Special Projects | 13,530    | 2,750    | 10,780         | 492%        | 78,961           | 32,750     | 46,211         | 241%        | 367,000       |
| Total Expense                                 | 490,005   | 431,192  | 58,813         | 114%        | 2,702,476        | 2,845,126  | (142,650)      | 95%         | 6,172,138     |
| Net Ordinary Income                           | (287,032) | (86,725) | (200,306)      | 331%        | 1,202,899        | 1,050,790  | 152,109        | 114%        | (608,362)     |
| Other Income/Expense                          |           |          |                |             |                  |            |                |             |               |
| 15001 - Assigned Operating Surplus            | 0         | 0        | 0              | 0%          | 0                | 0          | 0              | 0%          | 608,362       |
| 15002 - Transfer from Surplus/Capital         | 0         | 0        | 0              | 0%          | 29,306           | 0          | 29,306         | 100%        | 0             |
| Total Other Income                            | 0         | 0        | 0              | 0%          | 29,306           | 0          | 29,306         | 100%        | 608,362       |
| Net Other Income                              | 0         | 0        | 0              | 0%          | 29,306           | 0          | 29,306         | 100%        | 608,362       |
| Net Income                                    | (287,032) | (86,725) | (200,306)      | 331%        | 1,232,205        | 1,050,790  | 181,415        | 117%        | 0             |

Block House MUD - GOF

**Balance Sheet**

As of February 28, 2023

Feb 28, 23

**ASSETS**

Current Assets

Checking/Savings

|                      |         |
|----------------------|---------|
| 11100 · Cash in Bank | 215,507 |
| 11110 · Managers     | 21,010  |
| 11130 · Lockbox      | 16,042  |

Total Checking/Savings 252,558

Other Current Assets

|                                    |           |
|------------------------------------|-----------|
| 11300 · Time Deposits              | 6,738,610 |
| 11500 · Accounts Receivable        | 178,937   |
| 11520 · Maintenance Tax Receivable | 120,308   |
| 11580 · Accrued Interest           | 10,428    |
| 11730 · Due From DSF               | 176,785   |
| 11740 · Due From CPF               | 41,119    |

Total Other Current Assets 7,266,188

Total Current Assets 7,518,746

**TOTAL ASSETS** 7,518,746

**LIABILITIES & EQUITY**

Liabilities

Current Liabilities

Accounts Payable

|                          |         |
|--------------------------|---------|
| 12000 · Accounts Payable | 404,307 |
|--------------------------|---------|

Total Accounts Payable 404,307

Credit Cards

|                             |       |
|-----------------------------|-------|
| 12010 · First Citizens Visa | (185) |
|-----------------------------|-------|

Total Credit Cards (185)

Other Current Liabilities

|                                       |         |
|---------------------------------------|---------|
| 12060 · Accrued Payroll               | 4,958   |
| 12100 · Payroll Liabilities           | 3,286   |
| 12105 · Payroll Liability - SUI       | 649     |
| 12610 · Customer Meter Deposits       | 345,483 |
| 12760 · Due to TCEQ                   | 1,007   |
| 12770 · Unclaimed Property            | 4,992   |
| 12790 · Deferred Inflows Property Tax | 120,308 |

Total Other Current Liabilities 480,684

Total Current Liabilities 884,806

Total Liabilities 884,806

Equity

|                                 |           |
|---------------------------------|-----------|
| 13010 · Unassigned Fund Balance | 5,401,735 |
| Net Income                      | 1,232,205 |

Total Equity 6,633,940

**TOTAL LIABILITIES & EQUITY** 7,518,746

**Block House MUD**  
**District Debt Service Payments**  
03/01/2023 - 02/29/2024

| Paying Agent                               | Series           | Date Due                    | Date Paid | Principal             | Interest            | Total Due             |
|--------------------------------------------|------------------|-----------------------------|-----------|-----------------------|---------------------|-----------------------|
| <b>Debt Service Payment Due 04/01/2023</b> |                  |                             |           |                       |                     |                       |
| UMB                                        | 2014 - Refunding | 04/01/2023                  |           | 395,000.00            | 5,925.00            | 400,925.00            |
| UMB                                        | 2016 - Refunding | 04/01/2023                  |           | 840,000.00            | 42,675.00           | 882,675.00            |
| UMB                                        | 2020 - Refunding | 04/01/2023                  |           | 0.00                  | 66,200.00           | 66,200.00             |
|                                            |                  | <b>Total Due 04/01/2023</b> |           | <b>1,235,000.00</b>   | <b>114,800.00</b>   | <b>1,349,800.00</b>   |
| <b>Debt Service Payment Due 10/01/2023</b> |                  |                             |           |                       |                     |                       |
| UMB                                        | 2016 - Refunding | 10/01/2023                  |           | 0.00                  | 30,075.00           | 30,075.00             |
| UMB                                        | 2020 - Refunding | 10/01/2023                  |           | 0.00                  | 66,200.00           | 66,200.00             |
|                                            |                  | <b>Total Due 10/01/2023</b> |           | <b>0.00</b>           | <b>96,275.00</b>    | <b>96,275.00</b>      |
|                                            |                  | <b>District Total</b>       |           | <b>\$1,235,000.00</b> | <b>\$211,075.00</b> | <b>\$1,446,075.00</b> |

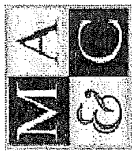
**BLOCK HOUSE MUD**  
**ANALYSIS OF TAX COLLECTIONS FOR RECONCILIATION**

| PERCENTAGE                | TAX YEAR 2022 |              |                |               | TAX YEAR 2021 |              |                |               | GRAND TOTAL     |                  |                 |                  |
|---------------------------|---------------|--------------|----------------|---------------|---------------|--------------|----------------|---------------|-----------------|------------------|-----------------|------------------|
|                           | DS<br>31.61%  | MT<br>51.30% | FIRE<br>17.09% | TOTAL<br>2022 | DS<br>35.36%  | MT<br>46.33% | FIRE<br>18.31% | TOTAL<br>2021 | DEBT SERV       | O&M W/O FIRE     | FIRE            | TOTAL            |
| PY BALANCE                |               |              |                |               | 4,142.77      | 5,428.28     | 2,145.87       | 11,716.92     | 20,324.87       | 21,883.08        | 9,020.63        | 51,228.58        |
| TAX LEVY                  | 1,423,414.04  | 2,309,549.02 | 769,394.54     | 4,502,357.60  | 0.00          | 0.00         | 0.00           | 0.00          | 1,423,414.04    | 2,309,549.02     | 769,394.54      | 4,502,357.60     |
| COLLECTIONS:              |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| Oct-22                    |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 8,942.97      | 14,510.34    | 4,833.92       | 28,287.23     | 788.17        | 1,032.74     | 408.26         | 2,229.17      | 9,731.14        | 15,543.08        | 5,242.18        | 30,516.40        |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 153.98        | 201.77       | 79.76          | 435.51        | 153.98          | 201.77           | 79.76           | 435.51           |
|                           |               |              |                |               |               |              |                |               | <b>9,885.12</b> | <b>15,744.85</b> | <b>5,321.94</b> | <b>30,951.91</b> |
| Nov-22                    |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 48,479.88     | 78,660.64    | 26,204.72      | 153,345.24    | 195.88        | 256.66       | 101.46         | 554.00        | 48,675.76       | 78,917.30        | 26,306.18       | 153,899.24       |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 40.59         | 53.19        | 21.03          | 114.81        | 40.59           | 53.19            | 21.03           | 114.81           |
|                           |               |              |                |               |               |              |                |               | 48,716.35       | 78,970.49        | 26,327.21       | 154,014.05       |
| Dec-22                    |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 1,022,819.38  | 1,659,567.37 | 552,862.09     | 3,235,248.84  | (4.37)        | (5.73)       | (2.26)         | (12.36)       | 1,022,785.16    | 1,659,528.80     | 552,844.97      | 3,235,158.93     |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 19.66         | 25.76        | 10.18          | 55.60         | 19.66           | 25.76            | 10.18           | 55.60            |
|                           |               |              |                |               |               |              |                |               | 1,022,804.82    | 1,659,554.56     | 552,855.15      | 3,235,214.53     |
| Jan-23                    |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 217,340.34    | 352,643.82   | 117,478.45     | 687,462.61    | (128.04)      | (167.77)     | (66.33)        | (362.14)      | 217,139.17      | 352,395.60       | 117,375.70      | 686,910.47       |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 8.94          | 11.71        | 4.63           | 25.28         | 8.94            | 11.71            | 4.63            | 25.28            |
|                           |               |              |                |               |               |              |                |               | 217,148.11      | 352,407.31       | 117,380.33      | 686,935.75       |
| Feb-23                    |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 81,102.00     | 131,591.40   | 43,837.87      | 256,531.27    | 167.52        | 219.50       | 86.78          | 473.80        | 81,269.52       | 131,810.90       | 43,924.65       | 257,005.07       |
| PENALTY                   | 451.19        | 732.07       | 243.87         | 1,427.13      | 40.41         | 52.95        | 20.94          | 114.30        | 491.60          | 785.02           | 264.81          | 1,541.43         |
|                           |               |              |                |               |               |              |                |               | 81,761.12       | 132,595.92       | 44,189.46       | 258,546.50       |
| Mar-23                    |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
|                           |               |              |                |               |               |              |                |               | 0.00            | 0.00             | 0.00            | 0.00             |
| April-23                  |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
|                           |               |              |                |               |               |              |                |               | 0.00            | 0.00             | 0.00            | 0.00             |
| May-23                    |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
|                           |               |              |                |               |               |              |                |               | 0.00            | 0.00             | 0.00            | 0.00             |
| June-23                   |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
|                           |               |              |                |               |               |              |                |               | 0.00            | 0.00             | 0.00            | 0.00             |
| July-23                   |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
|                           |               |              |                |               |               |              |                |               | 0.00            | 0.00             | 0.00            | 0.00             |
| Aug-23                    |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
|                           |               |              |                |               |               |              |                |               | 0.00            | 0.00             | 0.00            | 0.00             |
| Sep-23                    |               |              |                |               |               |              |                |               |                 |                  |                 |                  |
| TAXES                     | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
| PENALTY                   | 0.00          | 0.00         | 0.00           | 0.00          | 0.00          | 0.00         | 0.00           | 0.00          | 0.00            | 0.00             | 0.00            | 0.00             |
|                           |               |              |                |               |               |              |                |               | 0.00            | 0.00             | 0.00            | 0.00             |
| TOTALS                    | 1,379,135.76  | 2,237,705.64 | 745,460.92     | 4,362,302.32  | 1,282.74      | 1,680.78     | 664.45         | 3,627.97      |                 |                  |                 |                  |
| TAXES                     | 1,378,684.57  | 2,236,973.57 | 745,217.05     | 4,360,875.19  | 1,019.16      | 1,335.40     | 527.91         | 2,882.47      | 1,379,600.75    | 2,238,195.68     | 745,693.68      | 4,363,490.11     |
| PENALTY                   | 451.19        | 732.07       | 243.87         | 1,427.13      | 263.58        | 345.38       | 136.54         | 745.50        | 714.77          | 1,077.45         | 380.41          | 2,172.63         |
| TOTALS                    | 1,379,135.76  | 2,237,705.64 | 745,460.92     | 4,362,302.32  | 1,282.74      | 1,680.78     | 664.45         | 3,627.97      | 1,380,315.52    | 2,239,273.13     | 746,074.09      | 4,365,662.74     |
| ADJUSTMENTS               | (2,285.11)    | (3,707.69)   | (1,235.16)     | (7,227.96)    | (296.55)      | (388.57)     | (153.61)       | (838.73)      | (2,684.63)      | (4,209.55)       | (1,440.06)      | (8,334.24)       |
| TAX RECEIVABLE @ 02/28/23 | 42,444.36     | 68,867.75    | 22,942.34      | 134,254.45    | 2,827.06      | 3,704.30     | 1,464.36       | 7,995.72      | 61,453.52       | 89,026.85        | 31,281.46       | 181,761.83       |
|                           |               |              |                | 97.01%        |               |              |                |               | 120,308.31      |                  |                 |                  |
| CURRENT                   | 42,444.36     | 91,810.09    |                |               | 2,827.06      | 5,168.66     |                |               |                 |                  |                 |                  |
| TAX RATES                 | 0.208500      | 0.338300     | 0.112700       | 0.65950       | 0.247500      | 0.324300     | 0.128200       | 0.70000       |                 |                  |                 |                  |
|                           |               |              |                | 2022          |               |              |                | 2021          |                 |                  |                 |                  |

# Cash Flow Forecast

## Block House MUD

|                                          | 9/30/2023          | 9/30/2024          | 9/30/2025          | 9/30/2026          | 9/30/2027            |
|------------------------------------------|--------------------|--------------------|--------------------|--------------------|----------------------|
| Assessed Value                           | \$675,387,044      | \$675,387,044      | \$675,387,044      | \$675,387,044      | \$675,387,044        |
| Maintenance Tax Rate                     | \$0.3383           | \$0.3243           | \$0.3243           | \$0.3243           | \$0.3243             |
| Maintenance Tax                          | \$2,239,138        | \$2,146,475        | \$2,146,475        | \$2,146,475        | \$2,146,475          |
| % Change in Revenue                      | 3.00%              | 3.00%              | 3.00%              | 3.00%              | 3.00%                |
| % Change in Expenses                     | 5.00%              | 5.00%              | 5.00%              | 5.00%              | 5.00%                |
| <b>Beginning Cash Balance 10-01-2022</b> | <b>\$5,940,753</b> | <b>\$4,950,391</b> | <b>\$4,441,598</b> | <b>\$3,731,555</b> | <b>\$2,808,143</b>   |
| <b>Revenues</b>                          |                    |                    |                    |                    |                      |
| Maintenance Tax                          | \$2,239,138        | \$2,146,475        | \$2,146,475        | \$2,146,475        | \$2,146,475          |
| Water Revenue                            | 715,000            | 736,450            | 758,544            | 781,300            | 804,739              |
| Sewer Revenue                            | 450,000            | 463,500            | 477,405            | 491,727            | 506,479              |
| Basic Service                            | 1,120,000          | 1,153,600          | 1,188,208          | 1,223,854          | 1,260,570            |
| Interest Earned                          | 25,400             | 26,162             | 26,947             | 27,755             | 28,588               |
| Additional Revenue                       | 1,014,238          | 1,044,665          | 1,076,005          | 1,108,286          | 1,141,534            |
| <b>Total Revenues</b>                    | <b>\$5,563,776</b> | <b>\$5,570,852</b> | <b>\$5,673,583</b> | <b>\$5,779,397</b> | <b>\$5,888,384</b>   |
| <b>Expenses</b>                          |                    |                    |                    |                    |                      |
| Water Expenses                           | \$1,185,000        | \$1,244,250        | \$1,306,463        | \$1,371,786        | \$1,440,375          |
| Wastewater Expenses                      | 521,500            | 547,575            | 574,954            | \$603,701          | \$633,887            |
| Park & Pool Expenses                     | 864,000            | 907,200            | 952,560            | \$1,000,188        | \$1,050,197          |
| Landscaping Expenses                     | 400,000            | 420,000            | 441,000            | \$463,050          | \$486,203            |
| Administrative Expenses                  | 1,126,200          | 1,182,510          | 1,241,636          | \$1,303,717        | \$1,368,903          |
| Solid Waste Expenses                     | 682,000            | 716,100            | 751,905            | \$789,500          | \$828,975            |
| Other Expenses                           | 1,011,438          | 1,062,010          | 1,115,110          | 1,170,866          | 1,229,409            |
| <b>Total Expenses</b>                    | <b>\$6,172,138</b> | <b>\$6,079,645</b> | <b>\$6,383,627</b> | <b>\$6,702,809</b> | <b>\$7,037,949</b>   |
| <b>Net Surplus</b>                       | <b>(\$608,362)</b> | <b>(\$508,793)</b> | <b>(\$710,044)</b> | <b>(\$923,412)</b> | <b>(\$1,149,565)</b> |
| Special Projects                         |                    |                    |                    |                    |                      |
| District Functions                       | \$20,000           | \$0                | \$0                | \$0                | \$0                  |
| Leak Detection                           | 5,000              | 0                  | 0                  | 0                  | 0                    |
| Meter Replacement                        | 20,000             | 0                  | 0                  | 0                  | 0                    |
| Trails Project                           | 15,000             | 0                  | 0                  | 0                  | 0                    |
| Parks Master Plan                        | 8,000              | 0                  | 0                  | 0                  | 0                    |
| Pool & Park Tag Sysytem                  | 50,000             | 0                  | 0                  | 0                  | 0                    |
| BMX Track Reconstruction                 | 5,000              | 0                  | 0                  | 0                  | 0                    |
| Court Resurfacing                        | 5,000              | 0                  | 0                  | 0                  | 0                    |
| Disc Golf                                | 4,000              | 0                  | 0                  | 0                  | 0                    |
| Right-of-Way-Improvements                | 250,000            | 0                  | 0                  | 0                  | 0                    |
|                                          | \$382,000          | \$0                | \$0                | \$0                | \$0                  |
| <b>Ending Cash Balance</b>               | <b>\$4,950,391</b> | <b>\$4,441,598</b> | <b>\$3,731,555</b> | <b>\$2,808,143</b> | <b>\$1,658,578</b>   |
| <b>Operating Reserve % of Exp</b>        | 75.53%             | 73.06%             | 58.46%             | 41.90%             | 23.57%               |
| (Ideal is at least 100%)                 |                    |                    |                    |                    |                      |
| Number of Months                         | 9                  | 9                  | 7                  | 5                  | 3                    |



MUNICIPAL ACCOUNTS  
& CONSULTING, L.P.

**Block House Municipal  
Utility District**  
Quarterly Investment Inventory Report  
Period Ending December 31, 2022

**BOARD OF DIRECTORS**

Block House Municipal  
Utility District

Attached is the Quarterly Investment Inventory Report for the  
Period ending December 31, 2022.

This report and the District's investment portfolio are in compliance with the  
investment strategies expressed in the District's investment policy, and the  
Public Funds Investment Act.

I, hereby certify that, pursuant to Senate Bill 253 and in connection with the  
preparation of the investment report, I have reviewed the divestment lists  
prepared and maintained by the Texas Comptroller of Public Accounts, and the  
District does not own direct or indirect holdings in any companies identified on such lists.

Mark M. Burton  
(Investment Officer)

Ghia Lewis  
(Investment Officer)

Block House MUD

**COMPLIANCE TRAINING**

HB 675 states the Investment Officer must attend at least one training seminar for (6) six hours  
Within twelve months of taking office and requires at least (4) four hours training within each (2)  
two year period thereafter.

**INVESTMENT OFFICERS**

Mark M. Burton

Ghia Lewis

**CURRENT TRAINING**

November 5, 2013 (Texpool Academy 10 Hours)  
November 27, 2015 (Texpool Academy 10 Hours)  
December 26, 2017 (Texpool Academy 10 Hours)  
January 9, 2020 (Texpool Academy 12 Hours)  
December 31, 2021 (Texpool Academy 10 Hours)  
November 7, 2013 (Texpool Academy 10 Hours)  
November 5, 2015 (Texpool Academy 10 Hours)  
November 6, 2017 (Texpool Academy 10 Hours)  
November 5, 2019 (Texpool Academy 10 Hours)  
December 28, 2021 (Texpool Academy 10 Hours)

Block House MUD  
**Summary of Money Market Funds**  
 10/01/2022 - 12/31/2022

| Fund: Operating                     |  | Financial Institution: TEXPOOL |                              | Date Opened: 12/01/2008 |  | Current Interest Rate: 4.26% |                       | Description           |                  |                       |
|-------------------------------------|--|--------------------------------|------------------------------|-------------------------|--|------------------------------|-----------------------|-----------------------|------------------|-----------------------|
| Account Number: XXXX0001            |  | Date                           |                              |                         |  | Begin Balance                | Cash Added            | Cash Withdrawn        | Int. Earned      | End Balance           |
|                                     |  | 10/01/2022                     |                              |                         |  | 3,111,268.79                 |                       |                       |                  |                       |
|                                     |  | 10/17/2022                     | WT FROM LSB CD XXXX3641      |                         |  |                              | 240,000.00            |                       |                  |                       |
|                                     |  | 10/17/2022                     | LSB CD XXXX3641 INTEREST     |                         |  |                              | 272.66                |                       |                  |                       |
|                                     |  | 10/17/2022                     | WT FROM ALLEG CD XXXX9213    |                         |  |                              | 240,000.00            |                       |                  |                       |
|                                     |  | 10/17/2022                     | ALLEG CD XXXX9213 INTEREST   |                         |  |                              | 406.66                |                       |                  |                       |
|                                     |  | 10/18/2022                     | WT FROM BXS CD XXXX8272      |                         |  |                              | 240,000.00            |                       |                  |                       |
|                                     |  | 10/18/2022                     | BXS CD XXXX8272 INTEREST     |                         |  |                              | 450.21                |                       |                  |                       |
|                                     |  | 10/20/2022                     | TXREG CD XXXX2826 INTEREST   |                         |  |                              | 193.22                |                       |                  |                       |
|                                     |  | 10/20/2022                     | WT FROM TXREG CD XXXX2826    |                         |  |                              | 240,000.00            |                       |                  |                       |
|                                     |  | 10/20/2022                     | WT FROM SUNFLOWER XXXX0506   |                         |  |                              | 240,000.00            |                       |                  |                       |
|                                     |  | 10/20/2022                     | SUNFLOWER XXXX0506 INTEREST  |                         |  |                              | 480.17                |                       |                  |                       |
|                                     |  | 10/20/2022                     | IND CDXXX1533 INTEREST       |                         |  |                              | 205.22                |                       |                  |                       |
|                                     |  | 10/21/2022                     | WALLIS CD XXXX9744 INTEREST  |                         |  |                              | 288.14                |                       |                  |                       |
|                                     |  | 10/21/2022                     | WT FROM WALLIS CD XXXX9744   |                         |  |                              | 240,000.00            |                       |                  |                       |
|                                     |  | 10/26/2022                     | TAX TRANSFER                 |                         |  |                              | 169.02                |                       |                  |                       |
|                                     |  | 10/26/2022                     | TAX NEG COLL TRANSFER        |                         |  |                              | 158.50                |                       |                  |                       |
|                                     |  | 10/26/2022                     | TRF TO CHECKING              |                         |  |                              |                       | (400,000.00)          |                  |                       |
|                                     |  | 10/26/2022                     | TRF TO CHECKING              |                         |  |                              |                       | (5,000.00)            | 8,878.80         |                       |
|                                     |  | 10/31/2022                     | TAX TRANSFER                 |                         |  |                              |                       |                       |                  |                       |
|                                     |  | 11/30/2022                     | TRF TO CHECKING              |                         |  |                              | 20,459.69             |                       |                  |                       |
|                                     |  | 11/30/2022                     | TRF TO CHECKING              |                         |  |                              |                       | (235,000.00)          |                  |                       |
|                                     |  | 11/30/2022                     | TRF TO CHECKING              |                         |  |                              |                       |                       | 12,271.85        |                       |
|                                     |  | 12/21/2022                     | TAX TRANSFER                 |                         |  |                              | 105,297.70            |                       |                  |                       |
|                                     |  | 12/21/2022                     | TRF TO CHECKING              |                         |  |                              |                       | (7,500.00)            |                  |                       |
|                                     |  | 12/28/2022                     | WT FROM VERITEK CD XXXX4524  |                         |  |                              | 5,000.00              |                       |                  |                       |
|                                     |  | 12/28/2022                     | VERITEK CD XXXX4524 INTEREST |                         |  |                              | 2,636.97              |                       |                  |                       |
|                                     |  | 12/31/2022                     |                              |                         |  |                              |                       |                       |                  |                       |
| <b>Totals for Account XXXX0001:</b> |  |                                |                              |                         |  | <b>\$3,111,268.79</b>        | <b>\$1,576,018.16</b> | <b>(\$807,500.00)</b> | <b>13,242.47</b> | <b>\$3,914,180.07</b> |

**Methods Used For Reporting Market Values**

Certificates of Deposit: Face Value Plus Accrued Interest  
 Securities/Direct Government Obligations: Market Value Quoted by the Seller of the Security and Confirmed in Writing  
 Public Fund Investment Pool/AM Accounts: Balance = Book Value = Current Market

**Block House MUD**  
**Summary of Money Market Funds**  
 10/01/2022 - 12/31/2022

| Fund: Operating              |               | Financial Institution: TEXPOOL | Date Opened: 07/07/2017 | Current Interest Rate: 4.26% |              |                |  |
|------------------------------|---------------|--------------------------------|-------------------------|------------------------------|--------------|----------------|--|
|                              |               | Account Number: XXXX0005       | Description             |                              |              |                |  |
| Date                         | Begin Balance | Cash Added                     | Cash Withdrawn          | Int. Earned                  | End Balance  |                |  |
| 10/01/2022                   | 360,832.22    |                                |                         |                              |              |                |  |
| 10/31/2022                   |               |                                |                         | 899.02                       |              |                |  |
| 11/30/2022                   |               |                                |                         | 1,073.55                     |              |                |  |
| 12/31/2022                   |               |                                |                         | 1,226.33                     |              |                |  |
| Totals for Account XXXX0005: |               | \$360,832.22                   |                         | \$3,198.90                   | \$364,031.12 |                |  |
| Totals for Operating Fund:   |               | \$3,472,101.01                 | \$1,576,018.16          | (\$807,500.00)               | \$37,592.02  | \$4,278,211.19 |  |

**Methods Used For Reporting Market Values**  
 Certificates of Deposit: Face Value Plus Accrued Interest  
 Securities/Direct Government Obligations: Market Value Quoted by the Seller of the Security and Confirmed in Writing  
 Public Fund Investment Pool/30X Accounts: Balance = Book Value = Current Market



Block House MUD  
**Summary of Money Market Funds**  
 10/01/2022 - 12/31/2022

| Fund: Debt Service                  |                | Financial Institution: TEXPPOOL |                | Date Opened: 12/01/2008 |             | Current Interest Rate: 4.26% |  |  |  |
|-------------------------------------|----------------|---------------------------------|----------------|-------------------------|-------------|------------------------------|--|--|--|
| Date                                | Description    | Begin Balance                   | Cash Added     | Cash Withdrawn          | Int. Earned | End Balance                  |  |  |  |
| 10/01/2022                          |                | 182.82                          |                |                         |             |                              |  |  |  |
| 10/26/2022                          | TAX TRF TO GOF |                                 |                | (169.02)                |             |                              |  |  |  |
| 10/26/2022                          | TAX TRF TO DSF |                                 |                | (13.80)                 |             |                              |  |  |  |
| 10/31/2022                          | TAX 10/22      |                                 | 28,651.34      |                         |             | 15.61                        |  |  |  |
| 10/31/2022                          | TAX 10/22 DIT  |                                 | 1,693.47       |                         |             |                              |  |  |  |
| 11/30/2022                          | TAX TRF TO GOF |                                 |                | (20,459.69)             |             |                              |  |  |  |
| 11/30/2022                          | TAX TRF TO DSF |                                 |                | (9,900.73)              |             |                              |  |  |  |
| 11/30/2022                          | TAX 11/22      |                                 | 117,780.84     |                         |             | 171.76                       |  |  |  |
| 11/30/2022                          | TAX 11/22 DIT  |                                 | 36,233.21      |                         |             |                              |  |  |  |
| 12/21/2022                          | TAX TRF TO GOF |                                 |                | (105,297.70)            |             |                              |  |  |  |
| 12/21/2022                          | TAX TRF TO DSF |                                 |                | (48,888.11)             |             |                              |  |  |  |
| 12/31/2022                          | TAX 12/22      |                                 | 3,082,709.57   |                         |             | 2,242.64                     |  |  |  |
| 12/31/2022                          | TAX 12/22 DIT  |                                 | 152,504.96     |                         |             |                              |  |  |  |
| <b>Totals for Account XXXX0002:</b> |                | \$182.82                        | \$3,419,573.39 | (\$184,729.05)          | \$2,430.01  | \$3,237,457.17               |  |  |  |

| Account Number: XXXX0003 |                            | Date Opened: 12/01/2008 |            | Current Interest Rate: 4.26% |             |             |  |  |  |
|--------------------------|----------------------------|-------------------------|------------|------------------------------|-------------|-------------|--|--|--|
| Date                     | Description                | Begin Balance           | Cash Added | Cash Withdrawn               | Int. Earned | End Balance |  |  |  |
| 10/01/2022               |                            | 226,245.23              |            |                              |             |             |  |  |  |
| 10/20/2022               | FRONT CD XXXX2255 INTEREST |                         | 384.52     |                              |             |             |  |  |  |
| 10/20/2022               | WT FROM FRONT CD XXXX2255  |                         | 240,000.00 |                              |             |             |  |  |  |
| 10/26/2022               | TAX TRANSFER               |                         | 13.80      |                              |             |             |  |  |  |
| 10/26/2022               | NEG TAX TRANSFER TO GOF    |                         |            | (158.50)                     |             |             |  |  |  |
| 10/31/2022               | TAX TRANSFER               |                         | 9,900.73   |                              |             | 800.00      |  |  |  |
| 11/30/2022               | TAX TRANSFER               |                         |            |                              |             | 1,389.90    |  |  |  |
| 12/21/2022               | TAX TRANSFER               |                         | 46,888.11  |                              |             |             |  |  |  |

**Methods Used For Reporting Market Values**

- Certificates of Deposits: Face Value Plus Accrued Interest
- Securities/Discreet Government Obligations: Market Value Quoted by the Seller of the Security and Confirmed in Writing
- Public Fund Investment Pool/ADM Accounts: Balance = Book Value = Current Market

Block House MUD  
**Summary of Money Market Funds**  
 10/01/2022 - 12/31/2022

Fund: Debt Service  
 Financial Institution: **TEXPPOOL**  
 Account Number: **XXXX0003** Date Opened: **12/01/2008** Current Interest Rate: **4.26%**  
 Date: **12/31/2022** Description

|                               | Begin Balance | Cash Added     | Cash Withdrawn | Int. Earned | End Balance    |
|-------------------------------|---------------|----------------|----------------|-------------|----------------|
| Totals for Account XXXX0003:  | \$226,245.23  | \$299,187.16   | (\$158.50)     | \$3,902.21  | \$529,176.10   |
| Totals for Debt Service Fund: | \$226,428.05  | \$3,718,760.55 | (\$184,887.55) | \$6,332.22  | \$5,766,633.27 |

Methods Used For Reporting Market Values  
 Certificates of Deposits: Face Value Plus Accrued Interest  
 Securities/Direct Government Obligations: Market Value Quoted by the Seller of the Security and Confirmed in Writing  
 Public Fund Investment Pool/AGA Accounts: Balance = Book Value = Current Market

Block House MUD  
**Summary of Certificates of Deposit with Money Market**  
 10/01/2022 - 12/31/2022

| Financial Institution             | Investment Number                             | Issue Date | Maturity Date | Beginning Balance | Principal From Cash | Principal From Investment | Principal Withdrawn | Principal Reinvested | Ending Balance | Interest Rate | Beg. Acc. Interest | Interest Earned | Interest Reinvested | Interest Withdrawn | Accrued Interest |
|-----------------------------------|-----------------------------------------------|------------|---------------|-------------------|---------------------|---------------------------|---------------------|----------------------|----------------|---------------|--------------------|-----------------|---------------------|--------------------|------------------|
| <b>Fund: Operating</b>            |                                               |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| <b>Certificates of Deposit</b>    |                                               |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| ALLEGIANCE BANK                   | XXXXX213                                      | 11/12/21   | 10/16/22      | 240,000.00        | 0.00                | 0.00                      | 240,000.00          | 0.00                 | 0.00           | 0.20%         | -424.77            | -406.60         | 0.00                | -406.60            | 0.00             |
|                                   | WT FROM TXPL XXXX0001/CLOSED TO TXPL XXXX0001 |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| BANCORSOUTH                       | XXXXX272                                      | 11/18/21   | 10/17/22      | 240,000.00        | 0.00                | 0.00                      | 240,000.00          | 0.00                 | 0.00           | 0.41%         | 854.60             | 450.21          | 0.00                | 450.21             | 0.00             |
|                                   | CLOSED TO TXPL XXXX0001                       |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| FRONTIER BANK                     | XXXXX1888                                     | 07/25/22   | 07/25/23      | 240,000.00        | 0.00                | 0.00                      | 0.00                | 0.00                 | 240,000.00     | 1.94%         | 867.42             | 0.00            | 0.00                | 0.00               | 2,028.23         |
| INDEPENDENT BANK                  | XXXXX1533                                     | 12/11/21   | 10/18/22      | 240,000.00        | 0.00                | 0.00                      | 0.00                | 240,000.00           | 0.00           | 0.10%         | 193.31             | 205.22          | 0.00                | 205.22             | 0.00             |
| INDEPENDENT BANK                  | XXXXX1533                                     | 10/19/22   | 10/19/23      | 0.00              | 0.00                | 240,000.00                | 0.00                | 0.00                 | 240,000.00     | 3.50%         | 0.00               | 0.00            | 0.00                | 0.00               | 1,680.00         |
| LONE STAR BANK                    | XXXXX3641                                     | 03/17/22   | 10/16/22      | 240,000.00        | 0.00                | 0.00                      | 240,000.00          | 0.00                 | 0.00           | 0.35%         | 455.67             | 272.66          | 0.00                | 272.66             | 0.00             |
|                                   | WT FROM TXPL XXXX0001/CLOSED TO TXPL XXXX0001 |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| SUNFLOWER BANK                    | XXXXX0506                                     | 10/20/21   | 10/19/22      | 240,000.00        | 0.00                | 0.00                      | 240,000.00          | 0.00                 | 0.00           | 0.19%         | 432.26             | 480.17          | 0.00                | 480.17             | 0.00             |
|                                   | CLOSED TO TXPL XXXX0001                       |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| TEXAS REGIONAL BANK               | XXXXX2826                                     | 12/08/21   | 10/19/22      | 240,000.00        | 0.00                | 0.00                      | 240,000.00          | 0.00                 | 0.00           | 0.13%         | 253.87             | 193.22          | 0.00                | 193.22             | 0.00             |
|                                   | CLOSED TO TXPL XXXX0001                       |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| VERITEX COMMUNITY BANK            | XXXXX4324                                     | 12/28/21   | 12/27/22      | 240,000.00        | 0.00                | 0.00                      | 0.00                | 235,000.00           | 0.00           | 3.69%         | 6,720.85           | 2,636.97        | 0.00                | 2,636.97           | 0.00             |
|                                   | 5XK CLOSED TO TXPL XXXX0001                   |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| VERITEX COMMUNITY BANK            | XXXXX4324                                     | 12/28/22   | 12/28/23      | 0.00              | 0.00                | 235,000.00                | 0.00                | 0.00                 | 235,000.00     | 4.24%         | 0.00               | 0.00            | 0.00                | 0.00               | 81.89            |
| WALLIS BANK                       | XXXXX9744                                     | 10/21/21   | 10/20/22      | 240,000.00        | 0.00                | 0.00                      | 240,000.00          | 0.00                 | 0.00           | 0.12%         | 272.22             | 288.14          | 0.00                | 288.14             | 0.00             |
|                                   | CLOSED TO TXPL XXXX0001                       |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| <b>Totals for Operating Fund:</b> |                                               |            |               | 2,160,000.00      | 0.00                | 475,000.00                | 1,445,000.00        | 475,000.00           | 715,000.00     | N/A           | 10,474.97          | 4,933.19        | 0.00                | 4,933.19           | \$3,790.12       |
| <b>Beginning Balance:</b>         | \$2,160,000.00                                |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| <b>Plus Principal From Cash:</b>  | \$0.00                                        |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| <b>Less Principal Withdrawn:</b>  | \$1,445,000.00                                |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| <b>Plus Interest Reinvested:</b>  | \$0.00                                        |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| <b>Fixed Balance:</b>             | \$715,000.00                                  |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| <b>MM Balance:</b>                | \$4,278,211.19                                |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |
| <b>Total Balance:</b>             | \$4,993,211.19                                |            |               |                   |                     |                           |                     |                      |                |               |                    |                 |                     |                    |                  |

|                                   |              |
|-----------------------------------|--------------|
| <b>Interest Earned:</b>           | \$4,933.19   |
| <b>Less Beg Accrued Interest:</b> | \$10,474.97  |
| <b>Plus End Accrued Interest:</b> | \$3,790.12   |
| <b>Fixed Interest Earned:</b>     | (\$1,751.66) |
| <b>MM Interest Earned:</b>        | \$37,592.02  |
| <b>Total Interest Earned:</b>     | \$35,840.36  |

Methods Used For Reporting Market Values

Certificates of Deposit: Face Value Plus Accrued Interest

Securities/Direct Government Obligations: Market Value Quoted by the Seller of the Security and Confirmed in Writing

Public Fund Investment Pool/ABM Accounts: Balance = Book Value = Current Market

Block House MUD  
**Summary of Certificates of Deposit with Money Market**  
 10/01/2022 - 12/31/2022

| Financial Institution                    | Investment Number | Issue Date | Maturity Date | Beginning Balance | Principal From Cash | Principal From Investment | Principal Withdrawn | Principal Reinvested       | Ending Balance | Interest Rate | Beg. Acc. Interest | Interest Earned | Interest Reinvested | Interest Withdrawn | Accrued Interest |
|------------------------------------------|-------------------|------------|---------------|-------------------|---------------------|---------------------------|---------------------|----------------------------|----------------|---------------|--------------------|-----------------|---------------------|--------------------|------------------|
| <b>Fund: Capital Projects</b>            |                   |            |               |                   |                     |                           |                     |                            |                |               |                    |                 |                     |                    |                  |
| <b>Totals for Capital Projects Fund:</b> |                   |            |               |                   |                     |                           |                     |                            |                |               |                    |                 |                     |                    |                  |
|                                          |                   |            |               | 0.00              | 0.00                | 0.00                      | 0.00                | 0.00                       | 0.00           | N/A           | 0.00               | 0.00            | 0.00                | 0.00               | 0.00             |
| Beginning Balance:                       |                   |            |               | \$0.00            |                     |                           |                     |                            | \$0.00         |               |                    |                 |                     |                    | \$0.00           |
| Plus Principal From Cash:                |                   |            |               | \$0.00            |                     |                           |                     |                            | \$0.00         |               |                    |                 |                     |                    |                  |
| Less Principal Withdrawn:                |                   |            |               | \$0.00            |                     |                           |                     |                            | \$0.00         |               |                    |                 |                     |                    |                  |
| Plus Interest Reinvested:                |                   |            |               | \$0.00            |                     |                           |                     |                            | \$0.00         |               |                    |                 |                     |                    |                  |
| Fixed Balance:                           |                   |            |               | \$0.00            |                     |                           |                     |                            | \$0.00         |               |                    |                 |                     |                    |                  |
| MM Balance:                              |                   |            |               | \$0.00            |                     |                           |                     |                            | \$0.00         |               |                    |                 |                     |                    |                  |
| Total Balance:                           |                   |            |               | \$0.00            |                     |                           |                     |                            | \$0.00         |               |                    |                 |                     |                    | \$0.00           |
|                                          |                   |            |               |                   |                     |                           |                     | Interest Earned:           |                |               |                    |                 |                     |                    |                  |
|                                          |                   |            |               |                   |                     |                           |                     | Less Beg Accrued Interest: |                |               |                    |                 |                     |                    |                  |
|                                          |                   |            |               |                   |                     |                           |                     | Plus End Accrued Interest: |                |               |                    |                 |                     |                    |                  |
|                                          |                   |            |               |                   |                     |                           |                     | Fixed Interest Earned:     |                |               |                    |                 |                     |                    |                  |
|                                          |                   |            |               |                   |                     |                           |                     | MM Interest Earned:        |                |               |                    |                 |                     |                    |                  |
|                                          |                   |            |               |                   |                     |                           |                     | Total Interest Earned:     |                |               |                    |                 |                     |                    |                  |

**Methods Used For Reporting Market Values**

Certificates of Deposit: Face Value Plus Accrued Interest  
 Securities/Direct Government Obligations: Market Value Quoted by the Seller of the Security and Confirmed in Writing  
 Public Fund Investment Pool/MMI Accounts: Balance = Book Value = Current Market



**Block House MUD  
Detail of Pledged Securities**

10/01/2022 - 12/31/2022

Financial Institution: FIRST CITIZENS BANK-CKING

| Security: FHLMC<br>CUSIP: 3128MMQT3 | Par Value:<br>Date | Value      | Maturity Date:                                                                 | Pledged:                                               | Released:                           | Amount Released: |
|-------------------------------------|--------------------|------------|--------------------------------------------------------------------------------|--------------------------------------------------------|-------------------------------------|------------------|
|                                     | 10/31/2022         | 1,869.00   | 05/01/2028                                                                     | 07/01/2016                                             |                                     |                  |
|                                     | 11/30/2022         | 1,831.00   |                                                                                |                                                        |                                     |                  |
|                                     | 12/31/2022         | 1,787.00   |                                                                                |                                                        |                                     |                  |
| Security: FHLMC<br>CUSIP: 38382AR23 | Par Value:<br>Date | Value      | Maturity Date: <td>Pledged: <td>Released: <td>Amount Released:</td> </td></td> | Pledged: <td>Released: <td>Amount Released:</td> </td> | Released: <td>Amount Released:</td> | Amount Released: |
|                                     | 10/31/2022         | 421,231.00 | 10/16/2060                                                                     | 02/01/2022                                             |                                     |                  |
|                                     | 11/30/2022         | 422,315.00 |                                                                                |                                                        |                                     |                  |
|                                     | 12/31/2022         | 417,200.00 |                                                                                |                                                        |                                     |                  |
| Security: FNMA<br>CUSIP: 3136ALYY3  | Par Value:<br>Date | Value      | Maturity Date: <td>Pledged: <td>Released: <td>Amount Released:</td> </td></td> | Pledged: <td>Released: <td>Amount Released:</td> </td> | Released: <td>Amount Released:</td> | Amount Released: |
|                                     | 10/31/2022         | 50,147.00  | 03/25/2041                                                                     | 02/29/2020                                             |                                     |                  |
|                                     | 11/30/2022         | 43,972.00  |                                                                                |                                                        |                                     |                  |
|                                     | 12/31/2022         | 39,294.00  |                                                                                |                                                        |                                     |                  |
| Security: FNMA<br>CUSIP: 3138YJXP6  | Par Value:<br>Date | Value      | Maturity Date: <td>Pledged: <td>Released: <td>Amount Released:</td> </td></td> | Pledged: <td>Released: <td>Amount Released:</td> </td> | Released: <td>Amount Released:</td> | Amount Released: |
|                                     | 10/31/2022         | 197,781.00 | 04/01/2030                                                                     | 02/01/2022                                             |                                     |                  |
|                                     | 11/30/2022         | 199,736.00 |                                                                                |                                                        |                                     |                  |
|                                     | 12/31/2022         | 196,767.00 |                                                                                |                                                        |                                     |                  |

**Methods Used For Reporting Market Values**

Certificates of Deposit: Face Value Plus Accrued Interest  
 Securities/ Direct Government Obligations: Market Value Quoted by the Seller of the Security and Confirmed in Writing  
 Public Fund Investment Pool/ABM Accounts: Balance = Book Value = Current Market

## **Block House Pool Report**

**February 2023**

### **Apache Pool**

No issues with patrons or usage have been reported. There have been no safety incidents reported at the pool.

No new tag registrations for this month.

General pool maintenance/pool cleanings occur weekly.

The pool is currently in Winter usage mode as per the published schedule.

Pool was closed by the District for electrical maintenance on Feb. 7th and remained closed.

### **Tumlinson Pool**

The pool is currently closed for the season and will reopen in May 2023

General pool maintenance/pool cleanings occur weekly.

### **General Items**

- Usage report attached

| Date          | Facility | Check In Count |
|---------------|----------|----------------|
|               | Apache   |                |
| 2/6/2023      |          | 4              |
| Monthly Total |          | 4              |





| Monthly Report                                                                                                                                                                                               |                                                   | Block House MUD |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------|-----------------|
| <b>Report Period: 3/6/23 - 4/2/23</b>                                                                                                                                                                        |                                                   |                 |
| Common Area Maintenance                                                                                                                                                                                      |                                                   |                 |
| The park areas, entrances, medians, and/or easements received regular maintenance (including weed control, litter control, mowing, string trimming, tree trimming and shrub pruning) on the following dates: |                                                   |                 |
| <b>Weekly services began March 1, 2023</b>                                                                                                                                                                   |                                                   |                 |
| <b>Week of March 6th</b>                                                                                                                                                                                     | Services preformed during maintenance visit       |                 |
| Crews completed the standard maintenance tasks such as mowing and string-trimming of the District as per the contract.                                                                                       |                                                   |                 |
| Completed first ant control application                                                                                                                                                                      |                                                   |                 |
| Turf Pre-Emergent application completed                                                                                                                                                                      |                                                   |                 |
| Due to the winter storm, some of the regular services shifted to property clean up.                                                                                                                          |                                                   |                 |
| Blow leaves and debris from Luther Chance outfield deck                                                                                                                                                      |                                                   |                 |
| Irrigation has been turned back on.                                                                                                                                                                          |                                                   |                 |
| We are contiuing with storm cleanup, chipping of brush and spreading chipped mulch.                                                                                                                          |                                                   |                 |
| Certified Arbor continued storm cleanup of trees                                                                                                                                                             |                                                   |                 |
| <b>Week of March 13th</b>                                                                                                                                                                                    | Services to be preformed during maintenance visit |                 |
| Crews completed the standard maintenance tasks such as mowing and string-trimming of the District as per the contract.                                                                                       |                                                   |                 |
| We are contiuing with storm cleanup, chipping of brush and spreading chipped mulch.                                                                                                                          |                                                   |                 |
| Blow leaves and debris from Luther Chance outfield deck                                                                                                                                                      |                                                   |                 |
| Certified Arbor continued storm cleanup of trees                                                                                                                                                             |                                                   |                 |
| <b>Week of March 20th</b>                                                                                                                                                                                    | Services to be preformed during maintenance visit |                 |
| Crews scheduled to complete the standard maintenance tasks such as mowing and string-trimming of the District as per the contract.                                                                           |                                                   |                 |
| Continue property cleanup of falling leaves and perennial cleanup                                                                                                                                            |                                                   |                 |
| Crape Myrtle trimming for shaping                                                                                                                                                                            |                                                   |                 |
| Luther Chance Infield care and weed control                                                                                                                                                                  |                                                   |                 |
| Ant control Application                                                                                                                                                                                      |                                                   |                 |
| <b>Week of March 27th</b>                                                                                                                                                                                    | Services to be preformed during maintenance visit |                 |
| Crews scheduled to complete the standard maintenance tasks such as mowing and string-trimming of the District as per the contract.                                                                           |                                                   |                 |
| Blow leaves and debris from Luther Chance outfield deck                                                                                                                                                      |                                                   |                 |
| Crapemyrtle trimming for shaping                                                                                                                                                                             |                                                   |                 |
| Luther Chance Infield care and weed control                                                                                                                                                                  |                                                   |                 |



**PRIORITY LANDSCAPES**  
MAKING YOU OUR PRIORITY

# Proposal #2197

## Tree Removals - Susan Lane Area ROWs

**Date** 3/15/2023

**Customer** Block House MUD | 2600 S Block House Dr | Leander, TX 78641

**Property** Block House MUD | 2600 S Block House Dr. | Leander, TX 78641

**PO #**

Removal of 12 dead or significantly declining trees in the ROW. (See attached map)

- Complete removal of trees with stump removal

### Tree Services

| Items           | Quantity                 |                   |
|-----------------|--------------------------|-------------------|
| Certified Arbor | 1.00                     |                   |
|                 | <b>SUBTOTAL:</b>         | \$8,900.00        |
| <hr/>           |                          |                   |
|                 | <b>PROJECT SUBTOTAL:</b> | \$8,900.00        |
|                 | <b>SALES TAX:</b>        | \$0.00            |
|                 | <b>PROJECT TOTAL:</b>    | <b>\$8,900.00</b> |

### Optional Services

Initial next to the Optional Services you would like to accept.

|                          |                                                           |                   |
|--------------------------|-----------------------------------------------------------|-------------------|
| <input type="checkbox"/> | <b>Large deadwood removal in other trees in the ROW's</b> | <b>\$4,980.00</b> |
|--------------------------|-----------------------------------------------------------|-------------------|

## Terms & Conditions

By \_\_\_\_\_

**Tripp Hamby**

Date 3/15/2023

**Priority Landscapes**

By \_\_\_\_\_

Date \_\_\_\_\_

**Block House MUD**

### Removals By Address:

- 1 - 2417 Autrey
- 2 - 2501 Autrey
- 3 - 401 Susan Lane
- 4 - 405 Susan Lane
- 5 - 503 Susan Lane
- 6 - 401 Susan Lane
- 7 - 400 Beverly Ln
- 8, 9, 10, 11, & 12 - 401 Beverly Ln



CONTRACT ADDENDUM

This Contract Addendum ("Addendum") is incorporated into the attached Proposal #\_2197\_\_ (the "Contract") between Priority Landscapes, LLC ("Priority") and Block House Municipal Utility District (the "District"). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. **Interested Parties.** Priority acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. Priority confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time Priority executes and submits the Contract to the District. Form 1295s are available on the TEC's website at <https://www.ethics.state.tx.us/filinginfo/1295/>. The Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon Priority's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

2. **Conflicts of Interest.** Priority acknowledges that Texas Local Government Code Chapter 176 (as amended, "Chapter 176") requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. Priority confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return Form CIQ promulgated by the TEC, which is available on the TEC's website at <https://www.ethics.state.tx.us/forms/conflict/> within seven days of the date of submitting the Contract to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.

3. **Verification Under Chapter 2271, Texas Government Code.** If required under Chapter 2271 of the Texas Government Code (as amended, "Chapter 2271"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, boycott Israel or will boycott Israel during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, "boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Priority understands "affiliate" to mean an entity that controls, is controlled by, or is under common control with Priority.

4. **Verification Under Subchapter F, Chapter 2252, Texas Government Code.** For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, "Subchapter F"), Priority represents and warrants that, neither Priority, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the "Comptroller") described within Subchapter F and posted on the Comptroller's internet website at:

<https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,  
<https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and  
<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran, or a foreign terrorist organization. Priority understands "affiliate" to mean any entity that controls, is controlled by, or is under common control with Priority.

5. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies.** If required under Chapter

## Priority Landscapes Proposal #2197

2274 of the Texas Government Code (as amended, "Chapter 2274"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, "boycott energy companies" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

6. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries.** If required under Chapter 2274 of the Texas Government Code (as amended, "Chapter 2274"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the Contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms "discriminate against a firearm entity", "firearm entity", and "firearm trade association" have the meanings ascribed to them in Section 2274.001, Texas Government Code.



### Walker House - Sod Install at North End of WH

**Date** 3/15/2023

**Customer** Block House MUD | 2600 S Block House Dr | Leander, TX 78641

**Property** Block House MUD | 2600 S Block House Dr. | Leander, TX 78641

**PO #**

Installation of St Augustine or Zoysia sod north end of the Walker House.

- All Prep work and disposal of debris included
- Minor irrigation repairs included, if any unforeseen repairs or larger adjustments are needed, we will complete the work based on time and material necessary for the work.

### Landscape Services

| Items                  | Quantity                 |                   |
|------------------------|--------------------------|-------------------|
| Sod Installation Sq ft | 3,150.00                 |                   |
| Install Landscape Mix  | 11.00                    |                   |
|                        | <b>SUBTOTAL:</b>         | \$8,680.00        |
| <hr/>                  |                          |                   |
|                        | <b>PROJECT SUBTOTAL:</b> | \$8,680.00        |
|                        | <b>SALES TAX:</b>        | \$0.00            |
|                        | <b>PROJECT TOTAL:</b>    | <b>\$8,680.00</b> |

### Terms & Conditions

By \_\_\_\_\_

**Tripp Hamby**

Date 3/15/2023

**Priority Landscapes**

By \_\_\_\_\_

Date \_\_\_\_\_

**Block House MUD**

CONTRACT ADDENDUM

This Contract Addendum ("Addendum") is incorporated into the attached Proposal # 2198 (the "Contract") between Priority Landscapes, LLC ("Priority") and Block House Municipal Utility District (the "District"). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. **Interested Parties.** Priority acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. Priority confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time Priority executes and submits the Contract to the District. Form 1295s are available on the TEC's website at <https://www.ethics.state.tx.us/filinginfo/1295/>. The Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon Priority's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

2. **Conflicts of Interest.** Priority acknowledges that Texas Local Government Code Chapter 176 (as amended, "Chapter 176") requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. Priority confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return Form CIQ promulgated by the TEC, which is available on the TEC's website at <https://www.ethics.state.tx.us/forms/conflict/> within seven days of the date of submitting the Contract to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.

3. **Verification Under Chapter 2271, Texas Government Code.** If required under Chapter 2271 of the Texas Government Code (as amended, "Chapter 2271"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, boycott Israel or will boycott Israel during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, "boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Priority understands "affiliate" to mean an entity that controls, is controlled by, or is under common control with Priority.

4. **Verification Under Subchapter F, Chapter 2252, Texas Government Code.** For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, "Subchapter F"), Priority represents and warrants that, neither Priority, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the "Comptroller") described within Subchapter F and posted on the Comptroller's internet website at:

<https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,  
<https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and  
<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran, or a foreign terrorist organization. Priority understands "affiliate" to mean any entity that controls, is controlled by, or is under common control with Priority.

5. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies.** If required under Chapter

## Priority Landscapes Proposal #2198

2274 of the Texas Government Code (as amended, "Chapter 2274"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, "boycott energy companies" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

6. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries.** If required under Chapter 2274 of the Texas Government Code (as amended, "Chapter 2274"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the Contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms "discriminate against a firearm entity", "firearm entity", and "firearm trade association" have the meanings ascribed to them in Section 2274.001, Texas Government Code.





**PRIORITY LANDSCAPES**  
 MAKING YOU OUR PRIORITY

# Proposal #2199

## Walker House - Sod Install at South End of WH

**Date** 3/15/2023  
**Customer** Block House MUD | 2600 S Block House Dr | Leander, TX 78641  
**Property** Block House MUD | 2600 S Block House Dr. | Leander, TX 78641  
**PO #**

Installation of St Augustine or Zoysia sod south of the Walker House.

- All Prep work and disposal of debris included
- Minor irrigation repairs included, if any unforeseen repairs or larger adjustments are needed, we will complete the work based on time and material necessary for the work.

### Landscape Services

| Items                              | Quantity         |                   |
|------------------------------------|------------------|-------------------|
| Sod Installation Sq ft             | 3,150.00         |                   |
| Install Landscape Mix              | 11.00            |                   |
| Chipped Mulch Install (Labor Only) | 9.00             |                   |
|                                    | <b>SUBTOTAL:</b> | \$9,220.00        |
| <b>PROJECT SUBTOTAL:</b>           |                  | \$9,220.00        |
| <b>SALES TAX:</b>                  |                  | \$0.00            |
| <b>PROJECT TOTAL:</b>              |                  | <b>\$9,220.00</b> |

### Terms & Conditions

**By** \_\_\_\_\_  
**Tripp Hamby**  
**Date** 3/15/2023  
 \_\_\_\_\_  
**Priority Landscapes**

**By** \_\_\_\_\_  
 \_\_\_\_\_  
**Date** \_\_\_\_\_  
 \_\_\_\_\_  
**Block House MUD**

CONTRACT ADDENDUM

This Contract Addendum ("Addendum") is incorporated into the attached Proposal # 2198 (the "Contract") between Priority Landscapes, LLC ("Priority") and Block House Municipal Utility District (the "District"). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. **Interested Parties.** Priority acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. Priority confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time Priority executes and submits the Contract to the District. Form 1295s are available on the TEC's website at <https://www.ethics.state.tx.us/filinginfo/1295/>. The Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon Priority's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

2. **Conflicts of Interest.** Priority acknowledges that Texas Local Government Code Chapter 176 (as amended, "Chapter 176") requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. Priority confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return Form CIQ promulgated by the TEC, which is available on the TEC's website at <https://www.ethics.state.tx.us/forms/conflict/> within seven days of the date of submitting the Contract to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.

3. **Verification Under Chapter 2271, Texas Government Code.** If required under Chapter 2271 of the Texas Government Code (as amended, "Chapter 2271"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, boycott Israel or will boycott Israel during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, "boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Priority understands "affiliate" to mean an entity that controls, is controlled by, or is under common control with Priority.

4. **Verification Under Subchapter F, Chapter 2252, Texas Government Code.** For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, "Subchapter F"), Priority represents and warrants that, neither Priority, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the "Comptroller") described within Subchapter F and posted on the Comptroller's internet website at:

<https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,  
<https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and  
<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran, or a foreign terrorist organization. Priority understands "affiliate" to mean any entity that controls, is controlled by, or is under common control with Priority.

5. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies.** If required under Chapter

## Priority Landscapes Proposal #2198

2274 of the Texas Government Code (as amended, "Chapter 2274"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, "boycott energy companies" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

**6. Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries.** If required under Chapter 2274 of the Texas Government Code (as amended, "Chapter 2274"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the Contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms "discriminate against a firearm entity", "firearm entity", and "firearm trade association" have the meanings ascribed to them in Section 2274.001, Texas Government Code.



**PRIORITY LANDSCAPES**  
MAKING YOU OUR PRIORITY

## Jumano Tree Data Collection

**Date** 3/15/2023

**Customer** Block House MUD | 2600 S Block House Dr | Leander, TX 78641

**Property** Block House MUD | 2600 S Block House Dr. | Leander, TX 78641

**PO #**

Collect Data for tree inventory in Jumano Park (trails, and along edges near private property) and 50' swath along MUD owned property that adjoins private property.

- Picture for each tree will be included (some trees will be in dense locations, so it may not be a picture of the whole tree) no more than 3 pictures per tree
- Hazardous trees will be noted as well as trees that have defects that warrant monitoring
- Trees 8 inches in diameter or greater (we can adjust this higher or lower) IF NEEDED
- WORK TO BE PERFORMED BY AN ISA CERTIFIED ARBORIST

**Price is per tree, as we do not know how many trees will be added to the inventory. (Due to per-tree pricing, please provide a not to exceed total)**

## Tree Survey Services

| Items                           | Quantity                 |                |
|---------------------------------|--------------------------|----------------|
| Tree Data Collection - Per tree | 1.00                     |                |
|                                 | <b>SUBTOTAL:</b>         | \$28.00        |
| <hr/>                           |                          |                |
|                                 | <b>PROJECT SUBTOTAL:</b> | \$28.00        |
|                                 | <b>SALES TAX:</b>        | \$0.00         |
|                                 | <b>PROJECT TOTAL:</b>    | <b>\$28.00</b> |

## Terms & Conditions

By \_\_\_\_\_

**Tripp Hamby**

Date \_\_\_\_\_

3/15/2023

**Priority Landscapes**

By \_\_\_\_\_

Date \_\_\_\_\_

**Block House MUD**

CONTRACT ADDENDUM

This Contract Addendum ("Addendum") is incorporated into the attached Proposal #\_2207\_ (the "Contract") between Priority Landscapes, LLC ("Priority") and Block House Municipal Utility District (the "District"). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. **Interested Parties.** Priority acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. Priority confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time Priority executes and submits the Contract to the District. Form 1295s are available on the TEC's website at <https://www.ethics.state.tx.us/filinginfo/1295/>. The Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon Priority's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

2. **Conflicts of Interest.** Priority acknowledges that Texas Local Government Code Chapter 176 (as amended, "Chapter 176") requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. Priority confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return Form CIQ promulgated by the TEC, which is available on the TEC's website at <https://www.ethics.state.tx.us/forms/conflict/> within seven days of the date of submitting the Contract to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.

3. **Verification Under Chapter 2271, Texas Government Code.** If required under Chapter 2271 of the Texas Government Code (as amended, "Chapter 2271"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, boycott Israel or will boycott Israel during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, "boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Priority understands "affiliate" to mean an entity that controls, is controlled by, or is under common control with Priority.

4. **Verification Under Subchapter F, Chapter 2252, Texas Government Code.** For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, "Subchapter F"), Priority represents and warrants that, neither Priority, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the "Comptroller") described within Subchapter F and posted on the Comptroller's internet website at:

<https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,  
<https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and  
<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran, or a foreign terrorist organization. Priority understands "affiliate" to mean any entity that controls, is controlled by, or is under common control with Priority.

5. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies.** If required under Chapter

## Priority Landscapes Proposal #2207

2274 of the Texas Government Code (as amended, "Chapter 2274"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, "boycott energy companies" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

6. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries.** If required under Chapter 2274 of the Texas Government Code (as amended, "Chapter 2274"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the Contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms "discriminate against a firearm entity", "firearm entity", and "firearm trade association" have the meanings ascribed to them in Section 2274.001, Texas Government Code.



**PRIORITY LANDSCAPES**  
 MAKING YOU OUR PRIORITY

# Proposal #2208

## Existing Tree Survey Update

**Date** 3/15/2023  
**Customer** Block House MUD | 2600 S Block House Dr | Leander, TX 78641  
**Property** Block House MUD | 2600 S Block House Dr. | Leander, TX 78641  
**PO #**

Update existing survey to new system with pictures - no more than 3 pictures per tree.

- Note trees damaged by storm
- Note trees removed from storm
- SURVEY PERFORMED BY AN ISA CERTIFIED ARBORIST

**Current inventory shows 1118 trees, so total expected to be around \$16,278**

## Tree Survey Services

| Items                                 | Quantity                 |                |
|---------------------------------------|--------------------------|----------------|
| Update Current Tree Survey - Per tree | 1.00                     |                |
|                                       | <b>SUBTOTAL:</b>         | \$14.56        |
| <hr/>                                 |                          |                |
|                                       | <b>PROJECT SUBTOTAL:</b> | \$14.56        |
|                                       | <b>SALES TAX:</b>        | \$0.00         |
|                                       | <b>PROJECT TOTAL:</b>    | <b>\$14.56</b> |

## Terms & Conditions

**By** \_\_\_\_\_  
**Tripp Hamby**  
**Date** 3/15/2023  
 \_\_\_\_\_  
**Priority Landscapes**

**By** \_\_\_\_\_  
 \_\_\_\_\_  
**Date** \_\_\_\_\_  
 \_\_\_\_\_  
**Block House MUD**



CONTRACT ADDENDUM

This Contract Addendum (“Addendum”) is incorporated into the attached Proposal # 2208 (the “Contract”) between Priority Landscapes, LLC (“Priority”) and Block House Municipal Utility District (the “District”). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. **Interested Parties.** Priority acknowledges that Texas Government Code Section 2252.908 (as amended, “Section 2252.908”) requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. Priority confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission (“TEC”); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time Priority executes and submits the Contract to the District. Form 1295s are available on the TEC’s website at <https://www.ethics.state.tx.us/filinginfo/1295/>. The Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon Priority’s compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

2. **Conflicts of Interest.** Priority acknowledges that Texas Local Government Code Chapter 176 (as amended, “Chapter 176”) requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. Priority confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return Form CIQ promulgated by the TEC, which is available on the TEC’s website at <https://www.ethics.state.tx.us/forms/conflict/> within seven days of the date of submitting the Contract to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.

3. **Verification Under Chapter 2271, Texas Government Code.** If required under Chapter 2271 of the Texas Government Code (as amended, “Chapter 2271”), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, boycott Israel or will boycott Israel during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, “boycott Israel” means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Priority understands “affiliate” to mean an entity that controls, is controlled by, or is under common control with Priority.

4. **Verification Under Subchapter F, Chapter 2252, Texas Government Code.** For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, “Subchapter F”), Priority represents and warrants that, neither Priority, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the “Comptroller”) described within Subchapter F and posted on the Comptroller’s internet website at:

<https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,  
<https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and  
<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran, or a foreign terrorist organization. Priority understands “affiliate” to mean any entity that controls, is controlled by, or is under common control with Priority.

5. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies.** If required under Chapter

## Priority Landscapes Proposal #2208

2274 of the Texas Government Code (as amended, "Chapter 2274"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, "boycott energy companies" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

6. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries.** If required under Chapter 2274 of the Texas Government Code (as amended, "Chapter 2274"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the Contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms "discriminate against a firearm entity", "firearm entity", and "firearm trade association" have the meanings ascribed to them in Section 2274.001, Texas Government Code.

2600 S Block House Drive  
Leander, TX 78641

To: Block House MUD  
From: Lisa Torres  
Subject: Amenities Subcommittee Meeting  
Date: 03.08.2023

---

Attendees: Lisa Torres, Amy Earls, Director Logan, Director Young

**Tree Limb Drop-off –**

- Director Logan – How much longer should we run the drop-off?
- Lisa – Were ready to be done; open it up for mulch pickup – Final date set for 03/11
- Contractors are now clearing out the creeks
- Director Logan – One last drop-off this Saturday, then be done.
- Director Logan – a resident, suggested that we communicate that the MUD is not picking up limbs. Amy to create a Canva post for social media. Remind them that they can chop them down, and TDS will pick them up.
- Directing them to drive the chipper to the course to spread the mulch and target mulch drop-off at some non-mulch areas.
- 30-foot fire break will be in conversation with the landscaper for future work done on the creek side moving forward.
- Last limb drops off this weekend, so we will have priority out next week to chip all ice storm items. Then around Wednesday, Lisa will convey to Tripp working on the next steps that aren't related to an ice storm.

**Community Garden – n/a**

**Disc Golf – n/a**

**Parks**

- Directory Young – Status on Tonkawa/Apache trail – “no motorized vehicle” chains being placed? Chains are being added to the area.
- Travis is placing chains today, March 10th
- Deputy Lovato has contacted motorcycle violators previously; he is staying in touch with us.
- Have Travis do a key audit to see which key works.  
-All areas will be rekeyed Thursday – add this site as well.

## Pools

### Electrical work at Apache –

- Lisa update – Apache walkthrough with electricians to address the pictures Director Young sent. Two timers – One had a red light, the other did not. The electricians with a change order installed the timer that has both red and green lights. We can have electricians return and replace the old one missing the green light if needed. One on the left is the timer for the lights; the other, we believe, is for chemicals. Lisa will check with Barreto if that second-timer needs the other switch – this has been confirmed and will be changed out on 03/11
- Apache pool pictures of electrical work – old box sat back into the wall and the opening with a wooden frame around it. Electricians will disconnect everything, put a receiver at the top to give airflow to the box, and then bring it flush to the front. The Change order for this work has been received and approved for work to be completed 03/11.
- Circuit breaker will be labeled
- Director Logan – make sure we don't have much downtime that impacts the swim teams, or if we need to wait until after the season, we can.
- Amy to get the pool schedule to Twin Electric.
- Director Logan - Can we open the Apache pool on Saturdays and Sundays for the month of May? Tom will have to schedule a lifeguard for that to work. – this request has been submitted to LG4H
- Director Logan – Eric Aquatics guy; years past, we have provided swim lessons (at resident cost) and swim aerobics. Start working with Eric to see if he can do that. **Also, put on a survey** to see if residents are interested in both. Lisa does recall that LG4H removed swim lessons from their contract, but she will get back to Tom to see if classes are allowed. – I will confirm this information
- Director Young - If not, swim lessons are allowed– better understand why they were removed – Lisa thinks it was due to insufficient lifeguards.
- Place in Newsletter if these two swim options are available.
- Director Young – Pool Action items from Apache – Where are we at?
  - No estimate on rebar; waiting until after the season for decking repair. – this proposal has been received, added to the March agenda for approval and will only take two days to complete before the swim season begins.
  - lanes at Apache need to be replaced. – working on cost
  - Leander ISD wants to buy their pennants; Lisa contacted Tom about pool measurements; Tom replied, stating he doesn't know the sizes of the pools. MUD will get Travis to measure.
  - Lane changer needed at Tumlinson pool
  - Shades needed; Tom removed them from the contract
- Director Young Sent Tom an email to place pool equipment lifespan with an app.
- Director Young – make sure Dig Dug knows to do the entire concrete area.
- Make the concrete have some texture/grit to be slip-proof.
- Director Logan – The pool was not turned-on Saturday; she asked Tom about it, and he showed her how to turn it on.

### The fence at the front entrance – added this item to the agenda for discussion

- Repairs needed – and Painting green? Painting white?
- Director Young – let's get an estimate for repainting
- Director Logan – the purpose of the fence? This is to show a varying line between the MUD and AV

2600 S Block House Drive  
Leander, TX 78641

areas.

- Possibly place on March Agenda about tearing it down. Director Young agrees to let the board vote.

**Fence off Black Kettle/Blockhouse Dr**

- Lisa found a contractor after the insurance claim was placed. Empire fencing will get a proposal to Lisa to replace/repair this fence.

**Survey**

- Vendor CD&P – 5–10-minute introduction on what they can offer the district at the meeting tonight – March 8th (Erin)
- Lisa let her know about our owl system so that they can watch and create survey or newsletter content from the video from board meetings
- Lisa is emailing Arin - Chris Stansfield's information so they can pull together a PowerPoint.
- Proposed costs can be discussed at the March 22<sup>nd</sup> meeting.
- Lisa also contacted Steve Garcia to see if he has a survey option to propose. We do not have a reply from that company, 620 Studios.

**Citizen Communication at Special Meeting tonight –**

- Director Logan - What will be the best way to do this if many citizens want to speak?
- Director Logan will ask the board tonight how they would like to proceed



**CONSTRUCTION PROPOSAL**

DigDug Construction, LLC  
 P.O. Box 92583  
 Austin, TX 78709  
 P: 512.382.0008

SUBMITTED TO: Block House Municipal District

ESTIMATE: 112SH

PHONE: 512.246.5902

DATE: 3.9.23

ATTENTION: Lisa Torres

CUSTOMER: Block House Municipal District

PROJECT NAME: Apache Pool - Concrete Repairs

ADDRESS: 2600 S Block House Drive

JOB ADDRESS: 2600 S Block House Dr

CITY,STATE,ZIP: Leander, Texas 78641

CITY,STATE,ZIP: Leander, TX 78641

EMAIL: gm@blockhousemudtx.gov

All items bid include labor, equipment, and materials in the scope of work, unless otherwise noted.

| Description                                                                                                                                                                                                                                                       | Quantity | UOM | Unit Price | Price       |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----|------------|-------------|
| <b>Concrete Repairs:</b>                                                                                                                                                                                                                                          | 136      | SF  | \$ 36.06   | \$ 4,904.16 |
| Demo 4 areas with exposed rebar. Cut back to control joints where possible. Haul off spoils. Dowel into existing concrete deck. Install #3 rebar at 18" OCEW. Pour 4" of 3000PSI concrete with a light broom finish. Clean up.<br>Price includes a concrete pump. |          |     |            |             |
| <b>Exclusions:</b><br>Permits, testing                                                                                                                                                                                                                            |          |     |            |             |

**\*\*PLUS APPLICABLE SALES TAX\*\***

**Total: \$ 4,904.16**

**TERMS AND CONDITIONS:**

Any deviation or alteration from the above specifications involving extra cost of material or labor will be executed only upon written orders and will become an extra charge over the sum mentioned in this contract. All agreements must be made in writing. All permits and fees are excluded unless otherwise noted. Contractor is not responsible for utility lines less than 12" deep or guarantee positive Drainage in Area's with less than 2% grade. The Contractor is to carry Workers' Compensation, General Liability and Property Damage Insurance upon the labor furnished in this Contract. An additional charge will be added to this estimate for waiver of subrogation and additional insured. Your signed acceptance constitutes a contract between you and DigDug Construction, LLC. All sums payable under this contract shall be paid to DigDug Construction, LLC. Applicant agrees to pay reasonable attorney fees, all court costs and any other expenses incurred by DigDug Construction, LLC in the collection of any sums due under this contract. DigDug Construction, LLC agrees to submit an invoice, showing the portion of the Project Price due against the Project, upon completion of each milestone. Unless otherwise noted all Invoices are payable within (30) days of receipt. Due to fluctuating Concrete prices, prices quoted above shall remain in effect for no more than thirty days from Proposal date. This proposal must be endorsed and returned by an authorized company official, owner or owner's agent seeking the above scope of work within the aforementioned thirty day period in order to hold these unit prices firm for no longer than one year from Proposal date.

**Scott Hawkins - Estimator 512.635.2168**  
**Shawkins@digdugconstruction.com**

Print Name: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

**Our Services Include:**

- Concrete Repairs • Hardscaping • Dirt Work • ADA Compliance • Lot Clearing • Drainage  
 Grading • Rock Walls • Pond Maintenance • Pond Construction • Concrete Slabs • Foundations



**CONSTRUCTION PROPOSAL**

DigDug Construction, LLC  
 P.O. Box 92583  
 Austin, TX 78709  
 P: 512.382.0008

SUBMITTED TO: Block House Municipal District

ESTIMATE: 113SH

PHONE: 512.246.5902

DATE: 3.9.23

ATTENTION: Lisa Torres

CUSTOMER: Block House Municipal District

PROJECT NAME: Apache Pool - Showers

ADDRESS: 2600 S Block House Drive

JOB ADDRESS: 2600 S Block House Dr

CITY,STATE,ZIP: Leander, Texas 78641

CITY,STATE,ZIP: Leander, TX 78641

EMAIL: gm@blockhousemudtx.gov

All items bid include labor, equipment, and materials in the scope of work, unless otherwise noted.

| Description                                                                                                                                                                                                  | Quantity | UOM | Unit Price  | Price       |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----|-------------|-------------|
| <b>Shower Upgrades:</b><br>Install stainless steel panels onto the existing brick in the mens and womens restrooms. 3 panels per shower. Price includes the removal and reinstallation of plumbing hardware. | 1        | LS  | \$ 8,568.00 | \$ 8,568.00 |
| <b>Exclusions:</b><br>Permits, testing                                                                                                                                                                       |          |     |             |             |

**\*\*PLUS APPLICABLE SALES TAX\*\***

**Total: \$ 8,568.00**

**TERMS AND CONDITIONS:**

Any deviation or alteration from the above specifications involving extra cost of material or labor will be executed only upon written orders and will become an extra charge over the sum mentioned in this contract. All agreements must be made in writing. All permits and fees are excluded unless otherwise noted. Contractor is not responsible for utility lines less than 12" deep or guarantee positive Drainage in Area's with less than 2% grade. The Contractor is to carry Workers' Compensation, General Liability and Property Damage Insurance upon the labor furnished in this Contract. An additional charge will be added to this estimate for waiver of subrogation and additional insured. Your signed acceptance constitutes a contract between you and DigDug Construction, LLC. All sums payable under this contract shall be paid to DigDug Construction, LLC. Applicant agrees to pay reasonable attorney fees, all court costs and any other expenses incurred by DigDug Construction, LLC in the collection of any sums due under this contract. DigDug Construction, LLC agrees to submit an invoice, showing the portion of the Project Price due against the Project, upon completion of each milestone. Unless otherwise noted all Invoices are payable within (30) days of receipt. Due to fluctuating Concrete prices, prices quoted above shall remain in effect for no more than thirty days from Proposal date. This proposal must be endorsed and returned by an authorized company official, owner or owner's agent seeking the above scope of work within the aforementioned thirty day period in order to hold these unit prices firm for no longer than one year from Proposal date.

**Scott Hawkins - Estimator 512.635.2168**  
**Shawkins@digdugconstruction.com**

Print Name: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

**Our Services Include:**

- Concrete Repairs • Hardscaping • Dirt Work • ADA Compliance • Lot Clearing • Drainage
- Grading • Rock Walls • Pond Maintenance • Pond Construction • Concrete Slabs • Foundations



**CONSTRUCTION PROPOSAL**

DigDug Construction, LLC  
 P.O. Box 92583  
 Austin, TX 78709  
 P: 512.382.0008

SUBMITTED TO: Block House Municipal District

ESTIMATE: 114SH

PHONE: 512.246.5902

DATE: 3.9.23

ATTENTION: Lisa Torres

CUSTOMER: Block House Municipal District

PROJECT NAME: Jumano Disc Golf Signs

ADDRESS: 2600 S Block House Drive

JOB ADDRESS: Block House Dr

CITY,STATE,ZIP: Leander, Texas 78641

CITY,STATE,ZIP: Leander, TX 78641

EMAIL: gm@blockhousemudtx.gov

All items bid include labor, equipment, and materials in the scope of work, unless otherwise noted.

| Description                                                                                                                                                 | Quantity | UOM | Unit Price  | Price       |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----|-------------|-------------|
| <b>Signage:</b><br>Install new signs(provided by owner). Tack weld nuts to bolts(4 per sign) to prevent theft. Provide new bolts and hardware where needed. | 1        | LS  | \$ 3,750.00 | \$ 3,750.00 |
| <b>Exclusions:</b><br>Permits, testing                                                                                                                      |          |     |             |             |

**\*\*PLUS APPLICABLE SALES TAX\*\***

**Total: \$ 3,750.00**

**TERMS AND CONDITIONS:**

Any deviation or alteration from the above specifications involving extra cost of material or labor will be executed only upon written orders and will become an extra charge over the sum mentioned in this contract. All agreements must be made in writing. All permits and fees are excluded unless otherwise noted. Contractor is not responsible for utility lines less than 12" deep or guarantee positive Drainage in Area's with less than 2% grade. The Contractor is to carry Workers' Compensation, General Liability and Property Damage Insurance upon the labor furnished in this Contract. An additional charge will be added to this estimate for waiver of subrogation and additional insured. Your signed acceptance constitutes a contract between you and DigDug Construction, LLC. All sums payable under this contract shall be paid to DigDug Construction, LLC. Applicant agrees to pay reasonable attorney fees, all court costs and any other expenses incurred by DigDug Construction, LLC in the collection of any sums due under this contract. DigDug Construction, LLC agrees to submit an invoice, showing the portion of the Project Price due against the Project, upon completion of each milestone. Unless otherwise noted all Invoices are payable within (30) days of receipt. Due to fluctuating Concrete prices, prices quoted above shall remain in effect for no more than thirty days from Proposal date. This proposal must be endorsed and returned by an authorized company official, owner or owner's agent seeking the above scope of work within the aforementioned thirty day period in order to hold these unit prices firm for no longer than one year from Proposal date.

**Scott Hawkins - Estimator 512.635.2168  
 Shawkins@digdugconstruction.com**

Print Name: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

**Our Services Include:**

- Concrete Repairs
- Hardscaping
- Dirt Work
- ADA Compliance
- Lot Clearing
- Drainage
- Grading
- Rock Walls
- Pond Maintenance
- Pond Construction
- Concrete Slabs
- Foundations





**CONSTRUCTION PROPOSAL**

DigDug Construction, LLC  
 P.O. Box 92583  
 Austin, TX 78709  
 P: 512.382.0008

SUBMITTED TO: Block House Municipal District

ESTIMATE: 115SH

PHONE: 512.246.5902

DATE: 3.9.23

ATTENTION: Lisa Torres

CUSTOMER: Block House Municipal District

PROJECT NAME: Apache Pool - Fence

ADDRESS: 2600 S Block House Drive

JOB ADDRESS: Block House Dr

CITY,STATE,ZIP: Leander, Texas 78641

CITY,STATE,ZIP: Leander, TX 78641

EMAIL: gm@blockhousemudtx.gov

All items bid include labor, equipment, and materials in the scope of work, unless otherwise noted.

| Description                                                                                                                                                                                       | Quantity | UOM | Unit Price  | Price       |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----|-------------|-------------|
| <b>Fence &amp; Equipment Gate:</b><br>Install new equipment gate with lock(northwest corner). Secure fence panels to rock columns. Reset fence posts where fence is "loose/moving" with concrete. | 1        | LS  | \$ 7,150.00 | \$ 7,150.00 |
| <b>Exclusions:</b><br>Permits, testing                                                                                                                                                            |          |     |             |             |

**\*\*PLUS APPLICABLE SALES TAX\*\***

**Total: \$ 7,150.00**

**TERMS AND CONDITIONS:**

Any deviation or alteration from the above specifications involving extra cost of material or labor will be executed only upon written orders and will become an extra charge over the sum mentioned in this contract. All agreements must be made in writing. All permits and fees are excluded unless otherwise noted. Contractor is not responsible for utility lines less than 12" deep or guarantee positive Drainage in Area's with less than 2% grade. The Contractor is to carry Workers' Compensation, General Liability and Property Damage Insurance upon the labor furnished in this Contract. An additional charge will be added to this estimate for waiver of subrogation and additional insured. Your signed acceptance constitutes a contract between you and DigDug Construction, LLC. All sums payable under this contract shall be paid to DigDug Construction, LLC. Applicant agrees to pay reasonable attorney fees, all court costs and any other expenses incurred by DigDug Construction, LLC in the collection of any sums due under this contract. DigDug Construction, LLC agrees to submit an invoice, showing the portion of the Project Price due against the Project, upon completion of each milestone. Unless otherwise noted all Invoices are payable within (30) days of receipt. Due to fluctuating Concrete prices, prices quoted above shall remain in effect for no more than thirty days from Proposal date. This proposal must be endorsed and returned by an authorized company official, owner or owner's agent seeking the above scope of work within the aforementioned thirty day period in order to hold these unit prices firm for no longer than one year from Proposal date.

**Scott Hawkins - Estimator 512.635.2168**  
**Shawkins@digdugconstruction.com**

Print Name: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

**Our Services Include:**

- Concrete Repairs • Hardscaping • Dirt Work • ADA Compliance • Lot Clearing • Drainage  
 Grading • Rock Walls • Pond Maintenance • Pond Construction • Concrete Slabs • Foundations



**CONSTRUCTION PROPOSAL**

DigDug Construction, LLC  
 P.O. Box 92583  
 Austin, TX 78709  
 P: 512.382.0008

SUBMITTED TO: Block House Municipal District

ESTIMATE: 116SH

PHONE: 512.246.5902

DATE: 3.9.23

ATTENTION: Lisa Torres

CUSTOMER: Block House Municipal District

PROJECT NAME: Apache Pool - Synthetic Turf

ADDRESS: 2600 S Block House Drive

JOB ADDRESS: Block House Dr

CITY,STATE,ZIP: Leander, Texas 78641

CITY,STATE,ZIP: Leander, TX 78641

EMAIL: gm@blockhousemudtx.gov

All items bid include labor, equipment, and materials in the scope of work, unless otherwise noted.

| Description                                                                                                      | Quantity | UOM | Unit Price  | Price       |
|------------------------------------------------------------------------------------------------------------------|----------|-----|-------------|-------------|
| <b>Synthetic Turf:</b><br>Remove existing landscaping. Haul-off spols. Install a synthetic turf around the tree. | 1        | LS  | \$ 1,890.00 | \$ 1,890.00 |
| <b>Exclusions:</b><br>Permits, testing, irrigation                                                               |          |     |             |             |

**\*\*PLUS APPLICABLE SALES TAX\*\***

**Total: \$ 1,890.00**

**TERMS AND CONDITIONS:**

Any deviation or alteration from the above specifications involving extra cost of material or labor will be executed only upon written orders and will become an extra charge over the sum mentioned in this contract. All agreements must be made in writing. All permits and fees are excluded unless otherwise noted. Contractor is not responsible for utility lines less than 12" deep or guarantee positive Drainage in Area's with less than 2% grade. The Contractor is to carry Workers' Compensation, General Liability and Property Damage Insurance upon the labor furnished in this Contract. An additional charge will be added to this estimate for waiver of subrogation and additional insured. Your signed acceptance constitutes a contract between you and DigDug Construction, LLC. All sums payable under this contract shall be paid to DigDug Construction, LLC. Applicant agrees to pay reasonable attorney fees, all court costs and any other expenses incurred by DigDug Construction, LLC in the collection of any sums due under this contract. DigDug Construction, LLC agrees to submit an invoice, showing the portion of the Project Price due against the Project, upon completion of each milestone. Unless otherwise noted all Invoices are payable within (30) days of receipt. Due to fluctuating Concrete prices, prices quoted above shall remain in effect for no more than thirty days from Proposal date. This proposal must be endorsed and returned by an authorized company official, owner or owner's agent seeking the above scope of work within the aforementioned thirty day period in order to hold these unit prices firm for no longer than one year from Proposal date.

**Scott Hawkins - Estimator 512.635.2168**  
**Shawkins@digdugconstruction.com**

Print Name: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

**Our Services Include:**

- Concrete Repairs
- Hardscaping
- Dirt Work
- ADA Compliance
- Lot Clearing
- Drainage
- Grading
- Rock Walls
- Pond Maintenance
- Pond Construction
- Concrete Slabs
- Foundations



**CONSTRUCTION PROPOSAL**

DigDug Construction, LLC  
 P.O. Box 92583  
 Austin, TX 78709  
 P: 512.382.0008

**SUBMITTED TO:** Block House Municipal District

**ESTIMATE:** 117SH

**PHONE:** 512.246.5902

**DATE :** 3.9.23

**ATTENTION:** Lisa Torres

**CUSTOMER:** Block House Municipal District

**PROJECT NAME:** Apache Pool - New ADA Entrance

**ADDRESS:** 2600 S Block House Drive

**JOB ADDRESS:** Block House Dr

**CITY,STATE,ZIP:** Leander, Texas 78641

**CITY,STATE,ZIP:** Leander, TX 78641

**EMAIL:** gm@blockhousemudtx.gov

All items bid include labor, equipment, and materials in the scope of work, unless otherwise noted.

| Description                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | Quantity | UOM | Unit Price   | Price        |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----|--------------|--------------|
| <b>ADA Compliant Gate/Entrance:</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 1        | LS  | \$ 24,500.00 | \$ 24,500.00 |
| Demo/remove existing section of fence identified in walk thru(area in front of ADA parking stalls). Save panels for reuse. Demo 1 rock column. Scrape grass in the area where the new sidewalk will go. Install loam as needed to bring existing grades into ADA complinace for the sidewalk. Cut soil 4" and form up new sidewalk and ramps. Install #3 rebar 18" OCEW. Pour 4" of 3000PSI concrete with a light broom finish. Wreck forms. Install 2 new rock columns to match existing. Install saved fence panels to new columns/fence line(build new where necessary). Install a new gate with lock(similar to the existing one facing Block House Dr). Move irrigation box approx 2' over so it's not under the new fence line. Install sod in disturbed areas. Haul off any spoils. |          |     |              |              |
| <b>Exclusions:</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |          |     |              |              |
| Permits, testing, replacing damaged irrigation due to construction, relocating utilities                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |          |     |              |              |

**\*\*PLUS APPLICABLE SALES TAX\*\***

**Total: \$ 24,500.00**

**TERMS AND CONDITIONS:**

Any deviation or alteration from the above specifications involving extra cost of material or labor will be executed only upon written orders and will become an extra charge over the sum mentioned in this contract. All agreements must be made in writing. All permits and fees are excluded unless otherwise noted. Contractor is not responsible for utility lines less than 12" deep or guarantee positive Drainage in Area's with less than 2% grade. The Contractor is to carry Workers' Compensation, General Liability and Property Damage Insurance upon the labor furnished in this Contract. An additional charge will be added to this estimate for waiver of subrogation and additional insured. Your signed acceptance constitutes a contract between you and DigDug Construction, LLC. All sums payable under this contract shall be paid to DigDug Construction, LLC. Applicant agrees to pay reasonable attorney fees, all court costs and any other expenses incurred by DigDug Construction, LLC in the collection of any sums due under this contract. DigDug Construction, LLC agrees to submit an invoice, showing the portion of the Project Price due against the Project, upon completion of each milestone. Unless otherwise noted all Invoices are payable within (30) days of receipt. Due to fluctuating Concrete prices, prices quoted above shall remain in effect for no more than thirty days from Proposal date. This proposal must be endorsed and returned by an authorized company official, owner or owner's agent seeking the above scope of work within the aforementioned thirty day period in order to hold these unit prices firm for no longer than one year from Proposal date.

**Scott Hawkins - Estimator 512.635.2168**  
**Shawkins@digdugconstruction.com**

Print Name: \_\_\_\_\_

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

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

**Our Services Include:**

- Concrete Repairs
- Hardscaping
- Dirt Work
- ADA Compliance
- Lot Clearing
- Drainage
- Grading
- Rock Walls
- Pond Maintenance
- Pond Construction
- Concrete Slabs
- Foundations



O 512.452.0371 : F 512.454.9933  
8834 North Capital of Texas Highway, Suite 140  
Austin, Texas 78759 : [www.grayengineeringinc.com](http://www.grayengineeringinc.com)

TBPELS 2946

## MEMORANDUM

**TO: Block House MUD Board of Directors**

**FROM: David W. Gray, P.E.**

**DATE: March 10, 2023**

**RE: Engineering Report  
GEI 349-8891-54**

---

The following is a summary of the active jobs which we currently have on-going for the District:

**General Engineering Services** (GEI No. 349-8891-54 /11120)

GEI has continued to follow up on directives and requests.

GEI is continuing to monitor and report back to the Board regarding the status of the proposed development of the tract located immediately adjacent and to the north of the District as a multi-use project. We anticipate having an update regarding the site plan filed for the project with the City at the Board meeting.

**Park Surveys** (GEI No. 349-11598.82)

Work on the BMX Tract, Tonkawa, Tumlinson, and Jumano Parks has previously been completed and copies of those surveys provided to the District. . The boundary survey work for Apache and Comanche Parks has recently been completed and copies of those surveys also provided to the District. We are currently working with the surveyor to address some follow up comments from our office on the surveys, which should all wrap up by the end of the month.

**Block House \$3,150,000 Recreational Bond Issue** (GEI Job. No. 349-11515.38) (No Change)

GEI has previously been authorized to start work on the District's anticipated \$3,150,000 Recreational Bond issue. Preparation of the bond report with attachments to include funding of the recreational improvements as approved by the Board under the Park Improvements Implementation Matrix has been paused pending further direction from the Board as to the which projects the Board may elect to include for funding in the recreational bond issue. The District has scheduled a work session meeting on March 8<sup>th</sup> to review the scope of the recreational bond application. GEI will follow up on the results on this work session meeting and make whatever adjustments the Board directs to the bond application.



Block House MUD Board of Directors

March 10, 2023

Page 2

DWG:ad

cc: Mr. Sean Abbott; Armbrust & Brown, PLLC  
Mr. Andrew Hunt; Crossroads Utility Services  
Ms. Lisa Torres; Crossroads Utility Services  
Ms. Cheryl Allen; Public Finance Group  
Ms. Carol Polumbo; MPH Legal



## **OPERATIONS REPORT**

### **Block House Municipal Utility District Board of Directors Meeting**



**March 22, 2023**

**Block House Municipal Utility District  
Operations Report  
Water System Identification No. 2270226  
For the month of February 2023**

**GENERAL INFORMATION**

|                                    |      |       |      |                      |
|------------------------------------|------|-------|------|----------------------|
| Occupied Single Family Connections | 2157 | x 3 = | 6471 | Estimated Population |
| Vacant Single Family Connections   | 11   |       |      |                      |
| Commerical Connections             | 1    |       |      |                      |
| School Connections                 | 2    |       |      |                      |
| Fire Hydrants                      | 0    |       |      |                      |
| Residential Builder                | 1    |       |      |                      |
| District Connections               | 8    |       |      |                      |
| Irrigation Connections             | 26   |       |      |                      |
| TOTAL CONNECTIONS                  | 2195 |       |      |                      |

**BACTERIOLOGICAL ANALYSES**

7 Water sample(s) taken on 2/17/23, 2/24/23 All bacterial samples were satisfactory.

**WATER ACCOUNTABILITY CHART**

| <b>FROM:</b>             | <b>TO:</b> | <b>MASTER<br/>METER READ<br/>(1000 GALS.)</b> | <b>BILLED &amp;<br/>ACCOUNTED<br/>TOTALS<br/>(1000 GALS)</b> | <b>METER READ<br/>ADJUSTMENTS<br/>(1000 GALS)</b> | <b>ADJUSTED<br/>BILLING TOTAL<br/>(1000 GALS)</b> | <b>FLUSHING<br/>OTHER<br/>(1000 GALS)</b> | <b>GALLONS<br/>UNACCT FOR<br/>(1000 GALS)</b> | <b>PERCENT<br/>GAIN/LOSS</b> | <b>WATER<br/>LOSS/GAIN<br/>AT \$2.15</b> |
|--------------------------|------------|-----------------------------------------------|--------------------------------------------------------------|---------------------------------------------------|---------------------------------------------------|-------------------------------------------|-----------------------------------------------|------------------------------|------------------------------------------|
| 10/03/20                 | 11/03/20   | 20,341.4                                      | 19,219.0                                                     | -201                                              | 19,018.00                                         | 17.5                                      | -1,305.9                                      | -6.42%                       | -\$2,807.69                              |
| 11/04/20                 | 12/01/20   | 25,737.2                                      | 24,708.0                                                     | -122                                              | 24,586.00                                         | 17.0                                      | -1,134.2                                      | -4.41%                       | -\$2,438.53                              |
| 12/02/20                 | 01/05/21   | 15,126.2                                      | 14,363.0                                                     | -20                                               | 14,343.00                                         | 17.0                                      | -766.2                                        | -5.07%                       | -\$1,647.33                              |
| 01/06/21                 | 02/02/21   | 14,489.0                                      | 14,086.0                                                     | 0                                                 | 14,086.00                                         | 19.0                                      | -384.0                                        | -2.65%                       | -\$825.60                                |
| 02/03/21                 | 03/02/21   | 12,791.9                                      | 11,917.0                                                     | 0                                                 | 11,917.00                                         | 15.0                                      | -859.9                                        | -6.72%                       | -\$1,848.79                              |
| 03/03/21                 | 03/29/21   | 12,361.0                                      | 11,630.0                                                     | 0                                                 | 11,630.00                                         | 16.5                                      | -714.5                                        | -5.78%                       | -\$1,536.18                              |
| 03/30/21                 | 04/30/21   | 15,869.4                                      | 15,780.0                                                     | 0                                                 | 15,780.00                                         | 17.0                                      | -72.4                                         | -0.46%                       | -\$155.66                                |
| 05/01/21                 | 06/01/21   | 17,299.7                                      | 15,060.0                                                     | 176                                               | 15,236.00                                         | 15.4                                      | -2,048.3                                      | -11.84%                      | -\$4,403.85                              |
| 06/02/21                 | 07/01/21   | 16,959.3                                      | 16,117.0                                                     | 0                                                 | 16,117.00                                         | 16.1                                      | -826.2                                        | -4.87%                       | -\$1,776.33                              |
| 07/02/21                 | 07/29/21   | 18,432.8                                      | 16,221.0                                                     | 0                                                 | 16,221.00                                         | 16.0                                      | -2,195.8                                      | -11.91%                      | -\$4,720.97                              |
| 07/30/21                 | 08/30/21   | 23,366.1                                      | 21,967.0                                                     | 0                                                 | 21,967.00                                         | 16.0                                      | -1,383.1                                      | -5.92%                       | -\$2,973.67                              |
| 08/31/21                 | 09/29/21   | 20,777.3                                      | 20,157.0                                                     | 0                                                 | 20,157.00                                         | 16.0                                      | -604.3                                        | -2.91%                       | -\$1,299.25                              |
| 09/30/21                 | 11/01/21   | 17,556.1                                      | 16,417.0                                                     | 0                                                 | 16,417.00                                         | 16.0                                      | -1,123.1                                      | -6.40%                       | -\$2,414.67                              |
| 11/02/21                 | 12/01/21   | 13,510.2                                      | 12,408.0                                                     | 0                                                 | 12,408.00                                         | 27.3                                      | -1,074.9                                      | -7.96%                       | -\$2,311.04                              |
| 12/02/21                 | 12/29/21   | 10,952.1                                      | 10,354.0                                                     | 0                                                 | 10,354.00                                         | 12.3                                      | -585.8                                        | -5.35%                       | -\$1,259.47                              |
| 12/30/22                 | 01/31/22   | 12,400.1                                      | 11,845.0                                                     | 0                                                 | 11,845.00                                         | 13.8                                      | -541.3                                        | -4.37%                       | -\$1,163.80                              |
| 02/01/22                 | 03/01/22   | 10,958.8                                      | 10,521.0                                                     | 0                                                 | 10,521.00                                         | 13.8                                      | -424.0                                        | -3.87%                       | -\$911.60                                |
| 03/02/22                 | 03/31/22   | 12,441.3                                      | 11,475.0                                                     | 0                                                 | 11,475.00                                         | 12.4                                      | -953.9                                        | -7.67%                       | -\$2,050.89                              |
| 04/01/22                 | 05/01/22   | 17,784.6                                      | 16,721.0                                                     | 0                                                 | 16,721.00                                         | 12.2                                      | -1,051.4                                      | -5.91%                       | -\$2,260.51                              |
| 05/02/22                 | 06/01/22   | 18,736.9                                      | 16,967.0                                                     | 0                                                 | 16,967.00                                         | 512.2                                     | -1,257.7                                      | -6.71%                       | -\$2,704.06                              |
| 06/02/22                 | 06/30/22   | 24,139.9                                      | 21,776.0                                                     | 0                                                 | 21,776.00                                         | 37.8                                      | -2,302.1                                      | -9.54%                       | -\$4,949.52                              |
| 07/01/22                 | 08/02/22   | 34,687.5                                      | 32,038.0                                                     | 0                                                 | 32,038.00                                         | 2.4                                       | -2,647.1                                      | -7.63%                       | -\$5,691.27                              |
| 08/03/22                 | 09/02/22   | 27,246.6                                      | 24,852.0                                                     | 0                                                 | 24,852.00                                         | 5.4                                       | -2,389.2                                      | -8.77%                       | -\$5,136.78                              |
| 09/03/22                 | 09/30/22   | 14,789.0                                      | 14,008.0                                                     | 0                                                 | 14,008.00                                         | 11.5                                      | -769.5                                        | -5.20%                       | -\$1,654.43                              |
| 10/01/22                 | 10/31/22   | 20,332.0                                      | 18,759.0                                                     | 0                                                 | 18,759.00                                         | 8.8                                       | -1,564.2                                      | -7.69%                       | -\$3,363.03                              |
| 11/01/22                 | 11/30/22   | 14,905.0                                      | 12,922.0                                                     | 0                                                 | 12,618.00                                         | 17.0                                      | -2,270.0                                      | -15.23%                      | -\$4,880.50                              |
| 12/01/22                 | 01/02/23   | 14,061.0                                      | 12,749.0                                                     | 0                                                 | 12,749.00                                         | 17.0                                      | -1,295.0                                      | -9.21%                       | -\$2,784.25                              |
| 01/03/23                 | 02/02/23   | 11,656.0                                      | 10,586.0                                                     | 0                                                 | 10,586.00                                         | 17.5                                      | -1,052.5                                      | -9.03%                       | -\$2,262.88                              |
| <b>2023 TOTAL</b>        |            | 40,622.0                                      | 36,257.0                                                     | 0.0                                               | 35,953.0                                          | 51.5                                      | -4,617.5                                      | -0.3                         | -9,927.6                                 |
| <b>2023 MONTHLY AVG.</b> |            | 13,540.7                                      | 12,085.7                                                     | 0.0                                               | 11,984.3                                          | 17.2                                      | -1,539.2                                      | -0.1                         | -3,309.2                                 |
| <b>2022 TOTAL</b>        |            | 217,979.0                                     | 201,724.0                                                    | 0.0                                               | 201,724.0                                         | 669.9                                     | -15,561.1                                     | -0.8                         | -33,456.4                                |
| <b>2022 MONTHLY AVG.</b> |            | 18,164.9                                      | 16,810.3                                                     | 0.0                                               | 16,810.3                                          | 55.8                                      | -1,296.8                                      | -0.1                         | -2,788.0                                 |
| <b>2021 TOTAL</b>        |            | 231,107.4                                     | 217,642.0                                                    | -167.0                                            | 217,475.0                                         | 214.5                                     | -13,417.9                                     | -0.8                         | -28,848.5                                |
| <b>2021 MONTHLY AVG.</b> |            | 17,777.5                                      | 16,741.7                                                     | -12.8                                             | 16,728.8                                          | 16.5                                      | -1,032.1                                      | -0.1                         | -2,219.1                                 |
| <b>2020 TOTAL</b>        |            | 222,658.9                                     | 207,861.0                                                    | 236.0                                             | 208,097.0                                         | 348.7                                     | -14,213.2                                     | -0.7                         | -30,558.4                                |
| <b>2020 MONTHLY AVG.</b> |            | 18,554.9                                      | 17,321.8                                                     | 19.7                                              | 17,341.4                                          | 31.7                                      | -1,184.4                                      | -0.1                         | -2,546.5                                 |
| <b>2019 TOTAL</b>        |            | 200,740.7                                     | 188,671.0                                                    | -6.0                                              | 188,665.0                                         | 754.0                                     | -11,321.7                                     | -0.6                         | -24,341.7                                |
| <b>2019 MONTHLY AVG.</b> |            | 16,728.4                                      | 15,722.6                                                     | -0.5                                              | 15,722.1                                          | 62.8                                      | -943.5                                        | -0.1                         | -2,028.5                                 |
| <b>2018 TOTAL</b>        |            | 209,314.9                                     | 197,814.0                                                    | -486.0                                            | 197,328.0                                         | 1,066.0                                   | -10,920.9                                     | -0.7                         | -23,479.9                                |
| <b>2018 MONTHLY AVG.</b> |            | 17,442.9                                      | 16,484.5                                                     | -40.5                                             | 16,444.0                                          | 88.8                                      | -910.1                                        | -0.1                         | -1,956.7                                 |
| <b>2017 TOTAL</b>        |            | 217,191.0                                     | 192,922.0                                                    | -739.0                                            | 192,183.0                                         | 812.2                                     | -24,195.8                                     | -1.3                         | -52,021.1                                |
| <b>2017 MONTHLY AVG.</b> |            | 18,379.8                                      | 16,422.5                                                     | -64.5                                             | 16,358.0                                          | 69.0                                      | -1,952.9                                      | -0.1                         | -4,198.7                                 |
| <b>2016 TOTAL</b>        |            | 2,392,493.1                                   | 2,346,985.6                                                  |                                                   |                                                   | 8,356.2                                   | -18,506.7                                     |                              | -\$39,789.34                             |
| <b>2016 MONTHLY AVG.</b> |            | 19,451.2                                      | 17,514.8                                                     |                                                   |                                                   | 67.9                                      | -1,542.2                                      | -7.93%                       | -\$3,315.78                              |
| <b>2015 TOTAL</b>        |            | 2,594,671.2                                   | 2,346,985.6                                                  |                                                   |                                                   | 7,164.5                                   | -10,625.8                                     |                              | -\$22,845.42                             |
| <b>2015 MONTHLY AVG.</b> |            | 19,363.2                                      | 17,514.8                                                     |                                                   |                                                   | 64.5                                      | -885.5                                        | -4.57%                       | -\$1,903.78                              |



CUSTOMER BILLING REPORT  
 BLKH - BLOCK HOUSE MUD  
 January 11, 2023 to February 10, 2023

Current Billing

|                       |            |              |
|-----------------------|------------|--------------|
| Deposit               | \$0.00     |              |
| Basic Service         | 115,483.07 |              |
| Water                 | 51,877.12  |              |
| Sewer                 | 33,526.03  |              |
| TCEQ                  | 1,006.95   |              |
| Misc                  | \$0.00     |              |
|                       | -----      |              |
| Total Current Billing |            | \$201,893.17 |

Aged Receivables

|                               |            |             |
|-------------------------------|------------|-------------|
| Thirty (30) Days              | \$1,739.89 |             |
| Sixty (60) Days               | -520.68    |             |
| Ninety (90) Days              | -5,046.70  |             |
| One hundred twenty (120) Days | -2,937.16  |             |
| Billed Arrears                | -6,764.65  |             |
| Credit Bal Fwd                | -1,126.87  |             |
|                               | -----      |             |
| Total Aged Receivables        |            | -\$7,891.52 |

Accounts Receivables

|                            |             |              |
|----------------------------|-------------|--------------|
| Deposit                    | -\$2,100.00 |              |
| Penalty                    | \$3,929.11  |              |
| Basic Service              | 101,018.81  |              |
| Water                      | 58884.96    |              |
| Sewer                      | 31,268.74   |              |
| TCEQ                       | 922.03      |              |
| Miscellaneous              | 78.00       |              |
|                            | -----       |              |
| Total Accounts Receivables |             | \$194,001.65 |

Deposit Liability

|                  |          |              |
|------------------|----------|--------------|
| Balance As Of    | 01/11/23 | \$345,783.44 |
| Collections      |          | 2,100.00     |
| Deposits Applied |          | -2,400.00    |
|                  |          | -----        |
| Balance As Of    | 02/10/23 | \$345,483.44 |

**BLOCKHOUSE MUNICIPAL UTILITY DISTRICT # 1**  
**Billing Report**  
February 2023

| <b>Connections</b> | <b>January</b> | <b>February</b> |
|--------------------|----------------|-----------------|
| Active             | 2182           | 2183            |
| Inactive           | 12             | 11              |
| <b>Total</b>       | <b>2194</b>    | <b>2194</b>     |

**Billing Recap**

|                              | <b>January</b>      | <b>February</b>     |
|------------------------------|---------------------|---------------------|
| Deposit                      | -\$1,800.00         | \$0.00              |
| Basic Service                | \$115,533.98        | \$115,483.07        |
| Water                        | \$60,282.45         | \$51,877.12         |
| Sewer                        | \$35,612.82         | \$33,526.03         |
| State Assessment             | \$1,058.06          | \$1,006.95          |
| Miscellaneous                | \$0.00              | \$0.00              |
| <b>Total Current Billing</b> | <b>\$210,687.31</b> | <b>\$201,893.17</b> |
| 30 Days                      | \$0.00              | \$1,739.89          |
| 60 Day                       | \$93.38             | -\$520.68           |
| 90 Day                       | \$285.79            | -\$5,046.70         |
| 120 Day                      | \$3,924.52          | -\$2,937.16         |
| <b>Past Due</b>              | <b>\$4,303.69</b>   | <b>-\$6,764.65</b>  |

**Collections**

|              | <b>January</b> | <b>February</b> |
|--------------|----------------|-----------------|
| Letters      | 314            | 304             |
| Terminations | 0              | 18              |

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY  
Water Utilities Division

Monthly Operational Report For Public Water Systems Purchasing Treated Water From Another System  
Which Uses Surface Water Sources or Groundwater Sources Under The Influence of Surface Water

PUBLIC WATER SYSTEM NAME: **BLOCK HOUSE M.U.D.**

System I.D. #: **2460110**

Month: **February 2023**

Submitted by:

Date:

No. of Connections: **2198**

Certificate #:

Grade:

| TREATED WATER PURCHASED FROM A WHOLESALE SUPPLIER |                |      |                |                       |
|---------------------------------------------------|----------------|------|----------------|-----------------------|
| Date                                              | Quantity (mgd) | Date | Quantity (mgd) | Monthly Summary (mgd) |
| 1                                                 | 0.393          | 15   | 0.133          | Total                 |
| 2                                                 | 0.393          | 16   | 0.274          | Monthly               |
| 3                                                 | 0.393          | 17   | 0.683          | Purchase: 10.835      |
| 4                                                 | 0.393          | 18   | 0.683          |                       |
| 5                                                 | 0.393          | 19   | 0.683          | Average               |
| 6                                                 | 0.348          | 20   | 0.683          | Daily: 0.387          |
| 7                                                 | 0.312          | 21   | 0.533          |                       |
| 8                                                 | 0.336          | 22   | 0.637          | Maximum               |
| 9                                                 | 0.307          | 23   | 0.618          | Daily: 0.683          |
| 10                                                | 0.220          | 24   | 0.233          |                       |
| 11                                                | 0.220          | 25   | 0.233          | Minimum               |
| 12                                                | 0.220          | 26   | 0.233          | Daily: 0.133          |
| 13                                                | 0.367          | 27   | 0.242          |                       |
| 14                                                | 0.133          | 28   | 0.542          |                       |

| DISTRIBUTION SYSTEM<br>(DISINFECTANT RESIDUAL MONITORING)  |                 |                                                            |
|------------------------------------------------------------|-----------------|------------------------------------------------------------|
| Minimum allowable disinfectant residual:                   | <u>0.5</u> mg/L | Percentage of the measurements below the limit this month: |
| Total No. of measurements this month:                      | <u>33</u>       | <input type="text" value="0%"/> (1A)                       |
| No. of measurements below the limit:                       | <u>0</u>        |                                                            |
| Percentage of the measurements below the limit last month: |                 | <input type="text" value="0%"/> (1B)                       |

| PUBLIC NOTIFICATION                                                                                                                             |        |                                            |            |
|-------------------------------------------------------------------------------------------------------------------------------------------------|--------|--------------------------------------------|------------|
| TREATMENT TECHNIQUE VIOLATION                                                                                                                   | Yes/No | If YES, Date when Notice was Given to the: |            |
|                                                                                                                                                 |        | TCEQ                                       | Customers* |
| More than 5.0% of the disinfectant residuals in the distribution system below acceptable levels for two consecutive months? - see (1A) and (1B) | NO     |                                            |            |

\* A sample copy of the Notice to the customers must accompany this report.

# Block House MUD

Monthly Meter Read Comparison for: February 2023

|                           | <u>City of Cedar Park</u> |                      | <u>Blockhouse Creek MUD</u> |                       |                      |               |
|---------------------------|---------------------------|----------------------|-----------------------------|-----------------------|----------------------|---------------|
|                           | 1/21/2023<br>Previous     | 2/22/2023<br>Current | Usage (Kgal)                | 1/21/2023<br>Previous | 2/22/2023<br>Current | Usage(Kgal)   |
| Blockhouse Drive/New Hope | 326350                    | 338217               | 1186.7                      | 326015                | 338107               | 1209.2        |
| Totals                    |                           |                      | 1186.7                      |                       |                      | 1209.2        |
|                           |                           |                      |                             | Difference            |                      | <u>-22.50</u> |

**Block House Municipal Utility District  
City of Cedar Park Water Billings Vs. M.U.D. Reads**

| <u>Date</u>           | <u>City of Cedar Park<br/>Read<br/>(Gallons)</u> | <u>M.U.D.<br/>Read<br/>(Gallons)</u> |
|-----------------------|--------------------------------------------------|--------------------------------------|
| 9/23/20 - 10/22/20    | 19,614,730                                       | 19,962,000                           |
| 10/23/20 - 11/22/20   | 17,977,330                                       | 16,877,000                           |
| 11/23/20 - 12/22/20   | 13,547,470                                       | 13,473,000                           |
| 12/23/20 - 1/22/21    | 12,873,120                                       | 12,737,000                           |
| 1/23/21 - 2/22/21     | 14,358,420                                       | 13,203,000                           |
| 2/23/21 - 3/22/21     | 12,323,370                                       | 14,284,000                           |
| 3/23/21 - 4/22/21     | 16,923,590                                       | 14,205,000                           |
| 4/23/21 - 5/22/21     | 7,053,910                                        | 7,110,000                            |
| 5/23/21 - 6/22/21     | 13,355,200                                       | 16,640,000                           |
| 6/23/21 - 7/22/21     | 14,276,950                                       | 10,140,000                           |
| 7/23/21 - 8/22/21     | 22,043,000                                       | 22,489,000                           |
| 8/23/21 - 9/22/21     | 22,486,030                                       | 21,006,000                           |
| <b>FY 20/21 TOTAL</b> | <b>204,001,960</b>                               | <b>198,717,000</b>                   |
| <i>Difference</i>     | <i>(5,284,960)</i>                               |                                      |
| -----                 |                                                  |                                      |
| 9/23/21 - 10/22/21    | 17,168,840                                       | 16,591,000                           |
| 10/23/21 - 11/22/21   | 14,940,800                                       | 13,564,000                           |
| 11/23/21 - 12/22/21   | 12,432,100                                       | 12,645,000                           |
| 12/23/21 - 1/22/22    | 12,339,890                                       | 11,989,000                           |
| 1/23/22 - 2/22/22     | 12,334,140                                       | 11,521,000                           |
| 2/23/22 - 3/22/22     | 12,612,931                                       | 14,407,000                           |
| 3/23/22 - 4/22/22     | 17,537,820                                       | 17,160,000                           |
| 4/23/22 - 5/22/22     | 18,442,460                                       | 19,195,000                           |
| 5/23/22 - 6/22/22     | 22,759,610                                       | 24,838,000                           |
| 6/23/22 - 7/22/22     | 29,185,340                                       | 31,080,000                           |
| 7/23/22 - 8/22/22     | 32,308,110                                       | 29,572,000                           |
| 8/23/22 - 9/22/22     | 18,368,240                                       | 16,071,000                           |
| <b>FY 21/22 TOTAL</b> | <b>220,430,281</b>                               | <b>218,633,000</b>                   |
| <i>Difference</i>     | <i>(1,797,281)</i>                               |                                      |
| -----                 |                                                  |                                      |
| 9/23/22 -10/22/22     | 18,749,440                                       | 20,332,000                           |
| 10/23/22 -11/22/22    | 17,049,550                                       | 14,905,000                           |
| 11/23/22 -12/22/22    | 12,491,170                                       | 13,238,000                           |
| 12/23/22 -1/22/23     | 13,330,570                                       | 12,693,000                           |
| 1/23/23 -2/22/23      | 11,866,160                                       | 10,835,000                           |
| <b>FY 22/23 TOTAL</b> | <b>73,486,890</b>                                | <b>72,003,000</b>                    |
| <i>Difference</i>     | <i>(1,483,890)</i>                               |                                      |
| -----                 |                                                  |                                      |

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
GENERAL MANAGER'S REPORT  
WRITE-OFF LIST  
February 2023**

*(There are no write offs for this period)*

## Blockhouse MUD Write Offs Fiscal Year

|                           | <b>2020/21</b>     | <b>2021/22</b>   | <b>2022/23</b> |
|---------------------------|--------------------|------------------|----------------|
| <b>OCTOBER</b>            |                    |                  |                |
| WRITE-OFF                 | \$ -               | \$ 303.96        | \$ -           |
| COLLECTED                 | \$ -               | \$ -             | \$ -           |
| <b>NOVEMBER</b>           |                    |                  |                |
| WRITE-OFF                 | \$ 615.78          | \$ -             | \$ -           |
| COLLECTED                 | \$ -               | \$ -             | \$ -           |
| <b>DECEMBER</b>           |                    |                  |                |
| WRITE-OFF                 | \$ -               | \$ -             | \$ -           |
| COLLECTED                 | \$ -               | \$ -             | \$ -           |
| <b>JANUARY</b>            |                    |                  |                |
| WRITE-OFF                 | \$ -               | \$ 114.39        | \$ -           |
| COLLECTED                 | \$ -               | \$ -             | \$ -           |
| <b>FEBRUARY</b>           |                    |                  |                |
| WRITE-OFF                 | \$ 604.06          | \$ -             | \$ -           |
| COLLECTED                 | \$ -               | \$ -             | \$ -           |
| <b>MARCH</b>              |                    |                  |                |
| WRITE-OFF                 | \$ -               | \$ -             |                |
| COLLECTED                 | \$ -               | \$ -             |                |
| <b>APRIL</b>              |                    |                  |                |
| WRITE-OFF                 | \$ -               | \$ -             |                |
| COLLECTED                 | \$ -               | \$ -             |                |
| <b>MAY</b>                |                    |                  |                |
| WRITE-OFF                 | \$ -               | \$ -             |                |
| COLLECTED                 | \$ -               | \$ -             |                |
| <b>JUNE</b>               |                    |                  |                |
| WRITE-OFF                 | \$ -               | \$ -             |                |
| COLLECTED                 | \$ -               | \$ -             |                |
| <b>JULY</b>               |                    |                  |                |
| WRITE-OFF                 | \$ 687.97          | \$ -             |                |
| COLLECTED                 | \$ -               | \$ -             |                |
| <b>AUGUST</b>             |                    |                  |                |
| WRITE-OFF                 | \$ -               | \$ -             |                |
| COLLECTED                 | \$ -               | \$ -             |                |
| <b>SEPTEMBER</b>          |                    |                  |                |
| WRITE-OFF                 | \$ -               | \$ -             |                |
| COLLECTED                 | \$ -               | \$ -             |                |
| <b>TOTAL COLLECTIONS:</b> | <b>\$ 1,907.81</b> | <b>\$ 418.35</b> | <b>\$ -</b>    |
| <b>TOTAL COLLECTED:</b>   | <b>\$ -</b>        | <b>\$ -</b>      | <b>\$ -</b>    |



Blue Ribbon Cooling and Heating  
714 TX-71, Bastrop, Texas 78602  
TACLB117200E  
www.blueribbonsservices.com  
512-321-3458

Estimate 36496385  
Project 35849124  
Estimate Date 3/9/2023  
Technician Ron Macy  
Customer PO

**Billing Address**  
Blockhouse Mud/Walker House  
2600 Block House Drive  
Leander, TX 78641 USA

**Job Address**  
Blockhouse Mud/Walker House  
2600 Block House Drive  
Leander, TX 78641 USA

#### Estimate Details

(GST)  
Daikin 1 Ton 20+ SEER Mini Split Package (5 Star): -12 year manufacture warranty  
-2 year labor warranty  
-Up to 24.5 SEER  
-Up to 12.5 HSPF  
-Up to 15.3 EER  
-Variable Speed Inverter Compressor  
-Cooling Range 50-115 F  
-Heating Range of 5-65 F  
-Indoor Sound Pressure as low as 22 dB(A)  
-Outdoor Sound Pressure as low as 43 dB(A)  
-Wifi Compatible  
-1 year FREE service

\*Commercial and Non-Owner Occupied Residential Properties\*  
-5 Year Parts Warranty

| Task #                            | Description                               | Quantity | Your Price            | Your Total |
|-----------------------------------|-------------------------------------------|----------|-----------------------|------------|
| 1 Ton 20+ SEER Mini Split Package | 1 Ton 20+ SEER Mini Split Package         | 1.00     | \$6,060.00            | \$6,060.00 |
| H-COU-100                         | Discount for multiple systems replacement | 9.00     | \$-100.00             | \$-900.00  |
|                                   |                                           |          | <b>Sub-Total</b>      | \$5,160.00 |
|                                   |                                           |          | <b>Tax</b>            | \$0.00     |
|                                   |                                           |          | <b>Total</b>          | \$5,160.00 |
|                                   |                                           |          | <b>Est. Financing</b> | \$68.16    |

Thank you for choosing Blue Ribbon Cooling and Heating  
Regulated by The Texas Department of Licensing and Regulation  
P.O. Box 12517 Austin, Texas 7811 www.tdlr.texas.gov 1-800-803-9202 512-463-6597

THIS IS AN ESTIMATE, NOT A CONTRACT FOR SERVICES. The summary above is furnished by Blue Ribbon Cooling and Heating as a good faith estimate of work to be performed at the location described above and is based on our evaluation and does not include material price increases or additional labor and materials which may be required should unforeseen problems arise after the work has started. I understand that the final cost of the work may differ from the estimate, perhaps materially. THIS IS NOT A GUARANTEE OF THE FINAL PRICE OF WORK TO BE PERFORMED. I agree and authorize the work as summarized on these estimated terms, and I agree to pay the full amount for all work performed. This estimate has a price guarantee of 30-days from the date the estimate is written.





## Terms and Conditions

- 1.) **SERVICES NOT COVERED:** Blue Ribbon Services Inc will not perform any other work or trade than that which is specified herein, including but not limited to carpentry, plaster/wall work, electrical, tile work, landscaping, masonry, flooring, roofing, paving, etc., even if that work is incidental or necessary to the contracted work, or necessary to restore the premises after the repair is made.
- 2.) **CUSTOMER'S RESPONSIBILITIES AND SITE CONDITIONS:** Customer is responsible to supply water, gas, sewer and electrical utilities unless otherwise agreed to writing. Electricity and water to the site is necessary. Customer shall allow and provide Blue Ribbon Services Inc and its equipment access to the property. Customer is responsible to secure, remove, and protect all persons and/or property, and its contents, including but not limited to adults, children, animals, cabinets and their contents, fixtures, flooring, walls, tiling, drapes, furniture, and vegetation, during and upon completion of work, and shall hold harmless and indemnify Blue Ribbon Services Inc against all claims arising out of Customer's failure to do so. Blue Ribbon Services Inc is not responsible for same nor for any carpets, drapes, furniture, driveways, lawns, shrubs, etc. The Customer will point out the property lines to Blue Ribbon Services Inc. Customer is responsible for finalizing rebates from manufacturer.
- 3.) **CHANGE ORDERS:** During the progress of the work under this agreement, if Customer should request extra work not specified in the agreement, Blue Ribbon Services Inc may require such extra work to be considered an agreement separate and aside from this agreement and may require payment for said extra work in advance.
- 4.) **DEPOSIT:** Blue Ribbon Services Inc does require a 20% REFUNDABLE deposit for all installations, unless otherwise agreed upon in writing. This deposit is to reserve the equipment and holds a 6-8 hour window for your installation (unless otherwise agreed upon).
- 5.) **DELAYS:** Blue Ribbon Services Inc agrees to start and diligently pursue work through to completion, but shall not be responsible for delays for any of the following reasons: failure of issuance of all necessary building permits within a reasonable length of time, act of neglect or omission of Customer or Customer's employees or agent, acts of God, stormy or inclement weather, strikes, lockouts, boycotts, or other labor union activities, extra work ordered by Customer, acts of public enemy, riots or civil commotion, inability to secure material through regular recognized channels, imposition of Government priority or allocation of materials, failure of Customer to make payments when due, or delays caused by inspection or changes ordered by inspectors of authorized governmental bodies, for acts of independent Blue Ribbon Services Inc, or holidays, or other causes beyond Blue Ribbon Services Inc reasonable control.
- 6.) **FEES, TAXES, AND ASSESSMENTS:** Taxes, Permits, Fees, and assessments of all descriptions will be paid for by the Customer. Required building permits and fees are at the sole expense of the customer. Customer will pay assessments and charges required by public bodies and utilities for financing or repaying the cost of sewers, storm drains, water service, schools, and school facilities, other utilities, hook-up charges and the like.
- 7.) **LABOR AND MATERIAL:** Blue Ribbon Services Inc shall pay all valid charges for labor and material incurred by Blue Ribbon Services Inc and used in the construction or repair of the Project. Blue Ribbon Services Inc is excused from this obligation for bills received in any period during which the Customer is in arrears in making progress payments to Blue Ribbon Services Inc. No waiver or release of mechanic's lien given by Blue Ribbon Services Inc shall be binding until all payments due to Blue Ribbon Services Inc when the release was executed have been made.
- 8.) **PAYMENTS AND RIGHT TO STOP WORK:** Past due payments shall bear interest at the rate of 1 % per month, until paid in full. Blue Ribbon Services Inc shall have the right to stop work if any payment shall not be made when due to Blue Ribbon Services Inc under this Agreement; Blue Ribbon Services Inc may keep the job idle until all payments due are received. In the event the collection efforts initiated against Customer, Customer agrees to pay all associated fees at the posted rates. If any check tendered by Customer does not clear, Customer will be liable for the face value of the check as well as any fees incurred for the returned check. Until fees and check are paid, interest will accrue at 1% per Month until paid in full.
- 9.) **LIMITATIONS:** No action of any character arising from or related to this contract, or the performance thereof, shall be commenced by either party against the other more than two years after completion or cessation of work under this contract.
- 10.) **ATTORNEY FEES:** In the event that there is any litigation or an arbitration arising out of this Agreement, then the prevailing party shall be entitled to reasonable attorneys' fees and costs.
- 11.) **VALIDITY:** In case one or more of the provisions of this Agreement or any application thereof shall be invalid, unenforceable, or illegal, the validity enforceability and legality of the remaining provisions and any other application shall not in any way be impaired thereby.
- 12.) **ASBESTOS, GROWTH, AND HAZARDOUS SUBSTANCES:** During the course of work, if hazardous conditions are encountered, such as asbestos, rodent infestation, cat or dog urine and droppings, biological contamination, structural or electrical issues, growth, etc., Blue Ribbon Services Inc may stop work immediately. Customer will be responsible for paying for work completed up to that point and must rectify these conditions at Customers expense.
- 13.) **WEATHER AND OTHER DAMAGE:** TO the extent that weather may impact the work covered by this agreement, Blue Ribbon Services Inc shall attempt to keep the project reasonably covered during the construction. However, Customer understands that unexpected



weather conditions can arise and might cause damage to the project or its contents. Blue Ribbon Services Inc shall not be responsible for any such damage beyond its reasonable control.

14.) **INSURANCE COVERAGE:** Workers Compensation and General Liability insurance are covered and maintained by Blue Ribbon Services Inc. Owner will maintain property insurance upon the entire structure including all work to be performed by Blue Ribbon Services Inc to the full insurable value thereof.

15.) **LIMITED WARRANTY:**

- a. All services provided by Blue Ribbon Services Inc have a 2-year parts and labor warranty (unless otherwise specified in writing), except drain lines which have a 90-day warranty.
  - i. Manufacturers and extended warranties do have their own terms and conditions which will be assigned to the Customer.
- b. Blue Ribbon Services Inc warrants only the items the Blue Ribbon Services Inc both supplies and installs. Blue Ribbon Services Inc does not warrant, and will not be held liable during or after the warranty period for any:
  - i. Any existing components that include but are not limited to: Plumbing, electrical HVAC drain lines, gas lines, ductwork and/or airflow.
  - ii. Damage due to ordinary wear and tear, abuse or misuse
    1. This includes damage due to the use of the equipment beyond the design temperatures, dirty or blocked air filters, no electrical power to units, tripped or defective circuit breakers, or insufficient fuel supply.
  - iii. Blue Ribbon Services Inc does not warrant and will not be held liable for acts of nature, including but not limited to weather, animal damage, fire, etc.
  - iv. Alterations made by Customer or other Blue Ribbon Services Inc may render Limited warranty null and void.
- c. Blue Ribbon Services Inc is not responsible for any sheetrock damage unless it is caused by Blue Ribbon Services Inc or their employees' negligence. Sheetrock stress cracks that occur due to the Blue Ribbon Services Inc responsibilities under this agreement will be the responsibility of the Customer.
- d. The limited warranty described herein is in lieu of all other warranties, statutory or otherwise, express or implied, all representations made by the Blue Ribbon Services Inc, and all other obligations or liabilities respective of the products and/or services provided by the Blue Ribbon Services Inc to Customer. Blue Ribbon Services Inc disclaims, and Customer waives, all other warranties express or implied, including without limitation:
  - i. Implied warranty of habitability
  - ii. Implied warranty of workmanlike construction
  - iii. Implied warranty of merchantability
  - iv. Implied warranty of fitness for a particular purpose or use.
- e. Customer agrees to notify Blue Ribbon Services Inc within twenty-four (24) hours of discovery of any warranty claim. Blue Ribbon Services Inc shall respond to calls for warranty claims with reasonable promptness, but only within the posted business hours of 8:00 am to 5:00 PM Monday through Friday, excluding major holidays, unless otherwise agreed to in writing.
  - i. Failure of Customer to notify Blue Ribbon Services Inc as set forth herein shall render any warranties provided by the Blue Ribbon Services Inc null and void.
- f. Blue Ribbon Services Inc will not warrant nor be held liable for any of the following:
  - i. Conditions resulting from condensation on, or expansion or contraction, of any materials.
  - ii. Any water leaks, blockage, freezing, or other malfunctions of condensate or drain lines
  - iii. Air leaks, arising from structural deficiencies, within existing supply/return ducts or transitions.
  - iv. Damages or problems incurred due to incorrect information supplied by customer.
  - v. Damages incurred by the failure of equipment.
  - vi. Any growth or other problems/damages incurred on any existing ducts, supply, returns, plenums or structure.
- g. Customer is responsible for routine maintenance specified by the manufacturer in order to keep Blue Ribbon Services Inc warranty in force. Blue Ribbon Services Inc Limited Warranty is considered null and void if anyone other than the Blue Ribbon Services Inc or their employees performs work on any component installed.
- h. Under no circumstances shall Blue Ribbon Services Inc be liable to Customer for loss of time, loss of use, inconvenience, or any other incidental or consequential damages that may arise in connection with the Customers relationship with the Blue Ribbon Services Inc

**Customer's failure to perform any of its obligations as set for in these Terms and Conditions will automatically release any and all responsibilities and obligations of the Blue Ribbon Services Inc.**

TEXAS STATE LAW, UNDER CHAPTER 601 OF THE TEXAS BUSINESS AND  
COMMERCE CODE,  
REQUIRES THAT YOU ARE GIVE THE FOLLOWING NOTICE (NOT APPLICABLE ON  
COMMERCIAL OR INCOME PROPERTY)

---

### **THREE-DAY RIGHT TO CANCEL**

You, the Buyer, have the right to cancel this contract within three business days. You may cancel by e-mailing, mailing, faxing, or delivering a written notice to the contractor at the contractor's place of business by midnight of the third business day after you received a signed and dated copy of the contract and this notice.

If you cancel, the contractor must return to you anything you paid within 10 days of receiving the notice of cancellation. For your part, you must make available to the contractor at your residence, in substantially as good condition as you received them, any goods delivered to you under this contract or sale. Or, you may, if you wish, comply with the contractor's instructions on how to return the goods at the contractor's expense and risk. If you do make the goods available to the contractor and the contractor does not pick them up within 20 days of the date of the notice of cancellation, you may keep them without further obligation. If you fail to make the goods available to the contractor, or if you agree to return the goods to the contractor and fail to do so, then you remain liable for performance of all obligations under the contract.

### **WAIVER OF RIGHT TO CANCEL**

I have entered into a contract in connection with emergency repairs or service, for the immediate protection of persons or real and personal property with Blue Ribbon Cooling and Heating. Waiting three days to have repairs or service would place an undue, unwanted burden upon myself, I hereby state that the following emergency situation exists, requiring immediate attention:

Pursuant to Section 601.201 of the Texas Business and Commercial Code, I acknowledge and hereby waive all rights to cancel this transaction within three (3) business days. I understand that regardless of whether work has started or not, after I waive all rights to cancel this transaction, I may not subsequently exercise this waived right.



## MEMORANDUM

Date: 03/15/2023  
To: Block House MUD Board of Directors  
From: Lisa Torres, General Manager  
Subject: General Manager's Report

### General Manager Directives

- 1) Bring proposal for the Observation Deck at Chance Field to the board for approval – I'm still working on this task it may take a little longer than expected.
- 2) Worked with Mr. Woods on finalizing the date for the BoyScouts orienteering event – this item has been completed.
- 3) CD&P to assist with efforts to undertake social media and solicit input on resident surveys.
- 4) I've not yet begun to work on a post mortem draft on the winter weather events; I'll be working on this task in April.

### Discussion /Action Items

- 1) Apache Pool electrical panel needed to be brought flush with the brick after the new install. This was not possible being that the original wiring is too short to pull forward. We'll be shaving the brick installing a new panel and adding the new schedule to the door. A new chemical timer will be installed bring all timers in the pump house up to date.
- 2) Apache Pool – DigDug proposals are in the packet for discussion and approval.
- 3) Working on a proposal from Empire fence for repairs that need to be made at the home located near Black Kettle and Block House Dr.
- 4) Tumlinson Pool guard shack – still looking for a finisher to complete sheetrock and painting repairs. I should have this done by the end of March or first of April.

### PR/Communications – Subcommittee report in the packet

- 1) Social Media posts for March included 10 posts to all mediums.
- 2) Welcome Packets are disseminated weekly to new residents – 10 new resident packets were distributed in January.
- 3) Newsletter discussion – a March newsletter is being added to the billing that will be going out to all residents on the 18<sup>th</sup> of March. We are working on the April newsletter; we're always looking for new topics of interest to add.
- 4) Survey monkey, working on finding a PR marketing firm that can conduct surveys – CD&P will have a proposal on the agenda for approval.
- 5) BGE – SpyGlass, I've added a proposal to the agenda for board approval.
- 6) Dates for the neighborhood garage sale in April have been set.
- 7) Bulk trash drop-off dates have been set for April

### Restrictive Covenants

- 1) CAM Reporting may not be ready in time for the board meeting. As soon as CAM has their report, I will blind copy forward to all board members
- 2) ACC Decision form is included in the packet for discussion and approval

### Financial

Reviewed the check register and financials as presented.

### Pools

The LifeGuard4Hire Pool report is in the packet.

- 1) Tumlinson Pool outdoor shower is scheduled for repairs at the end of March or first of April
- 2) Tumlinson Pool pump house will most likely need electrical panel replacement as well; I'll bring this back in April

### Landscaping

- 1) Priority Landscape, Certified Arbor and DigDug have been assisting with the February ice storm/freeze.  
– all will begin working in the creek at the end of March first of April.

### Amenities - Subcommittee report in the packet

- 1) Community Gardens – applications for plots are being received.
- 2) Disc Golf course – welding proposal is in the packet to add new disc golf course signs
- 3) Current Park rules are 49 pages we need to update the rules.
- 4) Tumlinson park playscape – keeping on my list for discussion until we replace.
- 5) Chance Field/Observation Deck – working on deck proposal
- 6) Sports courts – new pickle balls nets have been installed.

### Operations

- 1) Operational report is provided in the packet and Lisa Torres will present it.

### Cedar Park Fire

- 1) Call for Service Report have not been received by Chief Mallinger.

### Facilities and Maintenance

- 1) DigDug proposal's are in the packet.

### Reservations

- 1) no updates

### Solid Waste Services

- 1) TDS Report included in the packet.
- 2) We've confirmed the date with TDS for the Bulk Trash drop off

### Water/Environmental/MS4 Items

- 1) Crossroads proposal for MS4 clean on the agenda for board approval.



# Develop BGE Web Map Solution

Scope of Work Prepared for:  
**Block House MUD**

## Scope of Work Summary

Block House MUD (“Client”) has requested scope of work from BGE, Inc for professional consulting services. Included in this document are details that define the approach, tasks, fees and expenses.

- Major objectives to be accomplished
  - Develop a web-based map solution with utility infrastructure information
  - Develop asset management data collection applications
  - Develop asset management tracking tools along side the collection application
- Business goals of this project
  - Create an application that includes geo-tagged information about assets and infrastructure that can be accessed from the field or office on virtually any device
- Systems and technologies involved in this project
  - BGE Web Map Solution

## Description of Services

### Phase 1 – Creation of Utility Layers

BGE will use utility plans provided to geo-rectify features and draw lines for storm, sanitary, and water utilities. Features collected will include:

- Fire Hydrants
- Water Valves
- Water Fittings
- Water Lines
- Water Plants
- Sanitary Sewer Manholes
- Sanitary Sewer Lines
- Sanitary Sewer Lift Stations
- Storm Sewer Manholes
- Storm Sewer Inlets
- Storm Sewer Outfalls
- Storm Sewer Storm Lines

Additional non-utility features will include:

- Parks
- Trails

### Phase 2 – GPS Feature Collection and Data Loading

BGE will collect geotagged feature points. BGE will validate location and take two pictures of each feature that is in the right of way, one straight on shot and the other with the feature framed against known features. This will help end users locate the feature in the field. BGE will load spatial feature attribute data from plans into the geodatabase.

### Phase 3 – Attach Files and Publish Application

BGE will upload files and publish the web map.

- Upload and link construction drawings to the corresponding features
- QA/QC data
- Create and publish online map service and web application

#### Phase 4 – Create and Publish Data Collection Applications

BGE create and publish asset management data collection applications. These maps will be available on Android, IOS, and Windows 10 devices. BGE will collaborate with the operator to design the attributes that will be collected and provide initial training. Maps that will be provided:

- Sanitary Manhole Survey
- Water Valve Survey

#### Additional Services

BGE will provide monthly status meetings and demos to gather feedback from the client. During final delivery, BGE will provide one in-person training session as well as PDF documentation and videos.

#### Deliverables

The BGE Web Map solution containing the data mentioned above will be accessed through the internet with compatible smartphones, tablets, and PCs. BGE will continue to host the solution and provide a named account login and credentials. The solution will be delivered within 10 months of the execution of the contract. The client retains ownership of the data that is collected as part of the project including the pictures. The data can be exported and delivered to the client at any time. Labor will be billed on an hourly basis to export and prepare the data for the client.

#### Fees and Expenses

BGE services will be provided at a flat fee rate of \$118,000.00 out of pocket expenses (e.g., travel, lodging, transportation, parking, meals, miscellaneous incidental expenses), to be reimbursed by Client. Professional Services Fees will be billed at the execution of the contract and at the completion of each phase. Expenses will be billed monthly. Ongoing subscription fees will be billed Quarterly.

#### Professional Services Fees

| Description                                             | Amount Due          |
|---------------------------------------------------------|---------------------|
| Execution of Contract                                   | \$13,000.00         |
| Phase 1 Creation of Utility Layers                      | \$35,000.00         |
| Phase 2 GPS Feature Collection and Data Loading         | \$35,000.00         |
| Phase 3 Attach Files and Publish Application            | \$35,000.00         |
| Phase 4 Create and Publish Data Collection Applications | Included            |
| <b>Total</b>                                            | <b>\$118,000.00</b> |



### Ongoing Subscription Fees

| Description                                                                                                                         | Cost              |
|-------------------------------------------------------------------------------------------------------------------------------------|-------------------|
| BGE Web Map Solution Annual Subscription (Single Named User)<br>*Additional named user accounts can be purchased for \$600 annually | \$6,000.00        |
| <b>Total</b>                                                                                                                        | <b>\$6,000.00</b> |

The BGE Web Map Solution Annual Subscription will automatically renew each year unless written notice to discontinue the subscription is provided. Annual subscription rates are subject to change. Ongoing subscription fees are required for licensing, data hosting, and administration. It is due at the first calendar year after the system is delivered.

### Assumptions

Delivery of the information being collected and created in this SOW is dependent on the BGE Web Map Solution Annual Subscription for delivery to client. Client will maintain an active BGE Web Map Solution subscription to access the information.

### Scope Acceptance and Signature

We appreciate the opportunity to work with you and look forward to contributing to the success of this project.

Please feel free to call me with any questions at 713-488-8345.

Best Regards,  
Jeremy Gaskins

The parties here to acknowledge that they have read and agree to the terms set forth in this agreement and have caused this agreement to be executed by their duly authorized representatives.

Client Name: Block House MUD  
Scope of Work Title: Develop BGE Web Map Solution  
Created Date/Time: 03/13/2023

Agreed to:  
Block House MUD

By: \_\_\_\_\_  
(Authorized Signature)

Date:  
Name:  
Title:

Agreed to:  
BGE, Inc.

By: \_\_\_\_\_  
(Authorized Signature)

Date:  
Name:  
Title:



P.O. Box 17126  
 Austin, TX 78760  
 (800) 375-8375 Toll Free  
 (512) 421-1340 Office

texasdisposal.com

**Block House MUD  
 2023 Quarterly Operations Reports**

| <b>First Quarter 2023</b> |                       |               |                           |                 |                   |                   |
|---------------------------|-----------------------|---------------|---------------------------|-----------------|-------------------|-------------------|
| <b>Month</b>              | <b>Bulky Pick Ups</b> | <b>Misses</b> | <b>Courtesy Clean Ups</b> | <b>Cart DEL</b> | <b>Cart Swaps</b> | <b>Cart TERMS</b> |
| January                   | 37                    | 1             | 2                         | 2               | 31                | 0                 |
| February                  | 35                    | 2             | 2                         | 6               | 40                | 0                 |
| March                     |                       |               |                           |                 |                   |                   |
| <b>Totals</b>             | <b>72</b>             | <b>3</b>      | <b>4</b>                  | <b>8</b>        | <b>71</b>         | <b>0</b>          |

| <b>Second Quarter 2023</b> |                       |               |                           |                 |                   |                   |
|----------------------------|-----------------------|---------------|---------------------------|-----------------|-------------------|-------------------|
| <b>Month</b>               | <b>Bulky Pick Ups</b> | <b>Misses</b> | <b>Courtesy Clean Ups</b> | <b>Cart DEL</b> | <b>Cart Swaps</b> | <b>Cart TERMS</b> |
| April                      |                       |               |                           |                 |                   |                   |
| May                        |                       |               |                           |                 |                   |                   |
| June                       |                       |               |                           |                 |                   |                   |
| <b>Totals</b>              | <b>0</b>              | <b>0</b>      | <b>0</b>                  | <b>0</b>        | <b>0</b>          | <b>0</b>          |

| <b>Third Quarter 2023</b> |                       |               |                           |                 |                   |                   |
|---------------------------|-----------------------|---------------|---------------------------|-----------------|-------------------|-------------------|
| <b>Month</b>              | <b>Bulky Pick Ups</b> | <b>Misses</b> | <b>Courtesy Clean Ups</b> | <b>Cart DEL</b> | <b>Cart Swaps</b> | <b>Cart TERMS</b> |
| July                      |                       |               |                           |                 |                   |                   |
| August                    |                       |               |                           |                 |                   |                   |
| September                 |                       |               |                           |                 |                   |                   |
| <b>Totals</b>             | <b>0</b>              | <b>0</b>      | <b>0</b>                  | <b>0</b>        | <b>0</b>          | <b>0</b>          |

| <b>Fourth Quarter 2023</b> |                       |               |                           |                 |                   |                   |
|----------------------------|-----------------------|---------------|---------------------------|-----------------|-------------------|-------------------|
| <b>Month</b>               | <b>Bulky Pick Ups</b> | <b>Misses</b> | <b>Courtesy Clean Ups</b> | <b>Cart DEL</b> | <b>Cart Swaps</b> | <b>Cart TERMS</b> |
| October                    |                       |               |                           |                 |                   |                   |
| November                   |                       |               |                           |                 |                   |                   |
| December                   |                       |               |                           |                 |                   |                   |
| <b>Totals</b>              | <b>0</b>              | <b>0</b>      | <b>0</b>                  | <b>0</b>        | <b>0</b>          | <b>0</b>          |

|               |           |          |          |          |           |          |
|---------------|-----------|----------|----------|----------|-----------|----------|
| <b>2023</b>   |           |          |          |          |           |          |
| <b>TOTALS</b> | <b>72</b> | <b>3</b> | <b>4</b> | <b>8</b> | <b>71</b> | <b>0</b> |

**Block House MUD- 2023 Operations Report  
February**

**Courtesy Pick-ups**

| CUST # | CUSTOMER NAME | ADDRESS |             | DATE      | ACTION           | W/O#    |
|--------|---------------|---------|-------------|-----------|------------------|---------|
| 31059  | STANISZEWSKI  | 912     | MOSER RIVER | 2/22/2023 | 96G RECY CLEANUP | 7096388 |
| 31373  | ESTEVANOTT    | 1708    | ROSSPORT    | 2/22/2023 | 96G RECY CLEANUP | 7097915 |
|        |               |         |             |           |                  |         |

**Bulky Waste**

| CUST # | CUSTOMER NAME | ADDRESS |               | DATE      | ACTION               | W/O#    |
|--------|---------------|---------|---------------|-----------|----------------------|---------|
| 29936  | WESTERLUND    | 15016   | BIG FALLS     | 2/22/2023 | BULKY WASTE SRVC     | 7090437 |
| 30215  | SMITH         | 2518    | CLAUDIA       | 2/5/2023  | BULKY WASTE SRVC     | 7055637 |
| 30277  | BRUNE         | 16801   | CREE LAKE     | 2/15/2023 | BULKY WASTE SRVC     | 7090866 |
| 30352  | MIDDLETON     | 1500    | DILLON LAKE   | 2/22/2023 | BULKY WASTE SRVC     | 7095427 |
| 30438  | ALEXANDER     | 1400    | FAUSTINO      | 2/9/2023  | BULKY WASTE SRVC     | 7081292 |
| 30464  | DAMORE        | 2600    | GREENLEE      | 2/22/2023 | BULKY WASTE SRVC     | 7093465 |
| 30484  | GARCIA JR     | 2708    | GREENLEE      | 2/22/2023 | BULKY WASTE SRVC     | 7094419 |
| 30650  | GREEN         | 16512   | JADESTONE     | 2/15/2023 | BULKY WASTE SRVC     | 7087152 |
| 30650  | GREEN         | 16512   | JADESTONE     | 2/22/2023 | BULKY WASTE SRVC     | 7096546 |
| 30695  | BANDARU       | 3406    | JORDAN        | 2/15/2023 | BULKY WASTE SRVC     | 7083742 |
| 30776  | CASEY         | 16201   | KICKING BIRD  | 2/15/2023 | BULKY WASTE SRVC     | 7084672 |
| 30797  | WOODS         | 16314   | KICKING BIRD  | 2/8/2023  | BULKY WASTE SRVC     | 7074191 |
| 30850  | CIERNIA       | 16406   | LONE WOLF     | 2/8/2023  | BULKY WASTE SRVC     | 7083108 |
| 30869  | BURTON        | 16507   | LONE WOLF     | 2/15/2023 | BULKY WASTE SRVC     | 7083425 |
| 30885  | HEGAR         | 801     | LUKE          | 2/22/2023 | BULKY WASTE SRVC     | 7097785 |
| 30973  | GOFORTH       | 16605   | MIXTLI        | 2/5/2023  | BULKY WASTE SRVC     | 7055461 |
| 30987  | COWART        | 1315    | MOJAVE        | 2/22/2023 | BULKY WASTE SRVC     | 7086617 |
| 31075  | LOPEZ/PORTER  | 1019    | MOSER RIVER   | 2/8/2023  | BULKY WASTE SRVC     | 7073550 |
| 31161  | PAEZ          | 1127    | PINE PORTAGE  | 2/15/2023 | BULKY WASTE SRVC     | 7087387 |
| 31199  | ROJAS         | 1232    | PINE PORTAGE  | 2/22/2023 | BULKY WASTE SRVC 6CY | 7089389 |
| 31220  | ROSE          | 1256    | PINE PORTAGE  | 2/15/2023 | BULKY WASTE SRVC     | 7086829 |
| 31243  | CRAIG         | 3201    | PORT ANNE     | 2/22/2023 | BULKY WASTE SRVC     | 7091501 |
| 31270  | STANFORD      | 1000    | PORT DANIEL   | 2/22/2023 | BULKY WASTE SRVC     | 7090843 |
| 31359  | RASCHKE       | 1512    | ROSSPORT      | 2/22/2023 | BULKY WASTE SRVC     | 7092851 |
| 31383  | BRAHIM        | 1503    | SCOTTSDALE    | 2/8/2023  | BULKY WASTE SRVC     | 7073736 |
| 31383  | BRAHIM        | 1503    | SCOTTSDALE    | 2/22/2023 | BULKY WASTE SRVC     | 7093368 |
| 31563  | GLASSMAN      | 16318   | SPOTTED EAGLE | 2/15/2023 | BULKY WASTE SRVC     | 7075726 |
| 31583  | COLLINS       | 16416   | SPOTTED EAGLE | 2/22/2023 | BULKY WASTE SRVC 3CY | 7091242 |
| 31735  | MCCARTHY      | 705     | STUART        | 2/8/2023  | BULKY WASTE SRVC     | 7081656 |
| 31743  | GINDRUP       | 507     | SUSAN         | 2/22/2023 | BULKY WASTE SRVC     | 7099149 |
| 31827  | FLORES        | 2502    | TURTLE RIVER  | 2/22/2023 | BULKY WASTE SRVC     | 7092649 |
| 31831  | HOWELL        | 2506    | TURTLE RIVER  | 2/22/2023 | BULKY WASTE SRVC     | 7094416 |
| 31881  | EARLY         | 2605    | WALKER        | 2/22/2023 | BULKY WASTE SRVC     | 7094415 |
| 31900  | TURNER        | 2710    | WALKER        | 2/15/2023 | BULKY WASTE SRVC     | 7085713 |
| 31915  | WOLF          | 2700    | WALKER        | 2/22/2023 | BULKY WASTE SRVC     | 7093658 |
|        |               |         |               |           |                      |         |

**Missed Pick-ups**

| CUST # | CUSTOMER NAME | ADDRESS |                | DATE      | ACTION         | W/O#    |
|--------|---------------|---------|----------------|-----------|----------------|---------|
| 29775  | BATTS         | 2715    | ALEXANDER      | 2/10/2023 | 96G TRASH MISS | 7086955 |
| 30049  | LAWSON        | 17516   | BOTTLE SPRINGS | 2/10/2023 | 96G TRASH MISS | 7086528 |
|        |               |         |                |           |                |         |

#### Cart Deliveries

| CUST # | CUSTOMER NAME | ADDRESS |                 | DATE     | ACTION                | W/O#    |
|--------|---------------|---------|-----------------|----------|-----------------------|---------|
| 30797  | WOODS         | 16314   | KICKING BIRD    | 2/6/2023 | 96G TRASH CART DLVR   | 7074187 |
| 30811  | DANCE         | 3203    | LAMBRUSCO       | 2/2/2023 | 96G TRASH CART DLVR   | 7056929 |
| 31005  | ZANGARINE     | 1412    | MOJAVE          | 2/2/2023 | 96G TRASH CART DLVR   | 7057003 |
| 31502  | DUNCAN        | 2413    | SOCORRO         | 2/2/2023 | 96G TRASH CART DLVR   | 7056061 |
| 71825  | KELLY         | 3307    | SAINT GENEVIEVE | 2/7/2023 | 96G TRASH CART DLVR   | 7081525 |
| 71825  | KELLY         | 3307    | SAINT GENEVIEVE | 2/7/2023 | 96G RECYCLE CART DLVR | 7081525 |
|        |               |         |                 |          |                       |         |

#### Cart Swaps

| CUST # | CUSTOMER NAME           | ADDRESS |                 | DATE      | ACTION                | W/O#    |
|--------|-------------------------|---------|-----------------|-----------|-----------------------|---------|
| 29789  | VICARS                  | 2502    | ARMSTRONG       | 2/8/2023  | SWAP 9T CART FOR SAME | 7055467 |
| 29797  | MEUTH                   | 2510    | ARMSTRONG       | 2/8/2023  | SWAP 9T CART FOR SAME | 7055385 |
| 29811  | WILLIAMS                | 2609    | ARMSTRONG       | 2/8/2023  | SWAP 9T CART FOR SAME | 7055464 |
| 29825  | RASKE                   | 2411    | AUTREY          | 2/22/2023 | SWAP 9T CART FOR SAME | 7094629 |
| 29848  | SANCHEZ                 | 3302    | BARDOLINO       | 2/8/2023  | SWAP 9T CART FOR SAME | 7056127 |
| 29871  | DOSS                    | 500     | BEVERLY         | 2/8/2023  | SWAP 9T CART FOR SAME | 7081361 |
| 29871  | DOSS                    | 500     | BEVERLY         | 2/15/2023 | SWAP 9T CART FOR SAME | 7086624 |
| 29877  | SHUEL HOLDINGS, LLC/ALL | 506     | BEVERLY         | 2/8/2023  | SWAP 9T CART FOR SAME | 7073474 |
| 30025  | MINNS                   | 17402   | BOTTLE SPRINGS  | 2/8/2023  | SWAP 9T CART FOR SAME | 7074059 |
| 30025  | MINNS                   | 17402   | BOTTLE SPRINGS  | 2/15/2023 | SWAP 9T CART FOR SAME | 7087385 |
| 30120  | DANBERG                 | 505     | CHANDLER BRANCH | 2/8/2023  | SWAP 9T CART FOR SAME | 7081382 |
| 30122  | JONES                   | 509     | CHANDLER BRANCH | 2/8/2023  | SWAP 9T CART FOR SAME | 7055470 |
| 30130  | YARBROUGH               | 1000    | CHARDONNAY      | 2/22/2023 | SWAP 9T CART FOR SAME | 7100631 |
| 30130  | YARBROUGH               | 1000    | CHARDONNAY      | 2/22/2023 | SWAP 9Y CART FOR SAME | 7100632 |
| 30169  | MOHAJAR                 | 1400    | CHARDONNAY      | 2/8/2023  | SWAP 9T CART FOR SAME | 7056002 |
| 30189  | BRENEMAN                | 2403    | CLAUDIA         | 2/8/2023  | SWAP 9T CART FOR SAME | 7055462 |
| 30383  | CUMBERLEDGE             | 15209   | ENGLISH RIVER   | 2/22/2023 | SWAP 9T CART FOR SAME | 7094345 |
| 30454  | SOKOLL-PERVER           | 409     | GABRIEL MILLS   | 2/15/2023 | SWAP 9T CART FOR SAME | 7086625 |
| 30753  | MORRIS                  | 504     | KATHLEEN        | 2/22/2023 | SWAP 9T CART FOR SAME | 7094634 |
| 30776  | CASEY                   | 16201   | KICKING BIRD    | 2/22/2023 | SWAP 9Y CART FOR SAME | 7084665 |
| 30892  | ARRABITO                | 808     | LUKE            | 2/8/2023  | SWAP 9T CART FOR SAME | 7055396 |
| 30899  | JACOBSBERG REISS        | 903     | LUKE            | 2/8/2023  | SWAP 9T CART FOR SAME | 7055480 |
| 30907  | TAYLOR                  | 3302    | MADEIRA         | 2/8/2023  | SWAP 9T CART FOR SAME | 7069476 |
| 30948  | LIPSCOMB                | 1702    | MCDOWELL        | 2/22/2023 | SWAP 9T CART FOR SAME | 7093395 |
| 30956  | CASEY                   | 3403    | MERLOT          | 2/15/2023 | SWAP 9T CART FOR SAME | 7086650 |
| 31098  | ATKINS                  | 3315    | NAPA VALLEY     | 2/8/2023  | SWAP 9T CART FOR SAME | 7056018 |
| 31101  | STEELE                  | 3402    | NAPA VALLEY     | 2/8/2023  | SWAP 9T CART FOR SAME | 7056005 |
| 31106  | NOVELLA                 | 3412    | NAPA VALLEY     | 2/8/2023  | SWAP 9T CART FOR SAME | 7056131 |
| 31156  | HINDSITE                | 1122    | PINE PORTAGE    | 2/8/2023  | SWAP 9T CART FOR SAME | 7081379 |
| 31201  | DEVITO                  | 1234    | PINE PORTAGE    | 2/22/2023 | SWAP 9T CART FOR SAME | 7095064 |
| 31232  | MILSTEAD                | 3108    | PORT ANNE       | 2/8/2023  | SWAP 9T CART FOR SAME | 7056197 |
| 31249  | MCKNIGHT                | 3213    | PORT ANNE       | 2/15/2023 | SWAP 9T CART FOR SAME | 7086648 |
| 31640  | MYSLIWIEC               | 3302    | SPUMANTI        | 2/8/2023  | SWAP 9T CART FOR SAME | 7056167 |
| 31704  | COWEN                   | 3315    | ST GENEVIEVE    | 2/8/2023  | SWAP 9T CART FOR SAME | 7056140 |

|       |          |      |                |           |                       |         |
|-------|----------|------|----------------|-----------|-----------------------|---------|
| 31791 | LENTZ    | 503  | TUMLINSON FORT | 2/8/2023  | SWAP 9T CART FOR SAME | 7056165 |
| 31810 | SHERFICK | 2601 | TUMLINSON FORT | 2/8/2023  | SWAP 9T CART FOR SAME | 7056013 |
| 31877 | EARNEST  | 2601 | WALKER         | 2/8/2023  | SWAP 9T CART FOR SAME | 7055384 |
| 31921 | BUTLER   | 2706 | WALKER         | 2/22/2023 | SWAP 9T CART FOR SAME | 7094627 |
| 31925 | STAUFFER | 2711 | WALKER         | 2/15/2023 | SWAP 9T CART FOR SAME | 7086626 |
| 31941 | TURNER   | 2821 | WALKER         | 2/15/2023 | SWAP 9T CART FOR SAME | 7090439 |
|       |          |      |                |           |                       |         |

**Cart Terms**

| CUST # | CUSTOMER NAME | ADDRESS |  | DATE | ACTION | W/O# |
|--------|---------------|---------|--|------|--------|------|
| n/a    |               |         |  |      |        |      |
|        |               |         |  |      |        |      |



P.O. Box 17126  
 Austin, TX 78760  
 (800) 375-8375 Toll Free  
 (512) 421-1340 Office



## Block House MUD Trash and Recycle Weight Report 2023

### 1st Quarter 2023

| Month                            | Estimated Trash Tonnage | Estimated Recycle Tonnage |
|----------------------------------|-------------------------|---------------------------|
| January                          | 170.49                  | 43.93                     |
| February                         | 146.06                  | 35.20                     |
| March                            |                         |                           |
| <b>Total Tonnage for 1st Qtr</b> | <b>316.55</b>           | <b>79.13</b>              |

### 2nd Quarter 2023

| Month                            | Estimated Trash Tonnage | Estimated Recycle Tonnage |
|----------------------------------|-------------------------|---------------------------|
| April                            |                         |                           |
| May                              |                         |                           |
| June                             |                         |                           |
| <b>Total Tonnage for 2nd Qtr</b> | <b>0.00</b>             | <b>0.00</b>               |

### 3rd Quarter 2023

| Month                            | Estimated Trash Tonnage | Estimated Recycle Tonnage |
|----------------------------------|-------------------------|---------------------------|
| July                             |                         |                           |
| August                           |                         |                           |
| September                        |                         |                           |
| <b>Total Tonnage for 3rd Qtr</b> | <b>0.00</b>             | <b>0.00</b>               |

### 4th Quarter 2023

| Month                            | Estimated Trash Tonnage | Estimated Recycle Tonnage |
|----------------------------------|-------------------------|---------------------------|
| October                          |                         |                           |
| November                         |                         |                           |
| December                         |                         |                           |
| <b>Total Tonnage for 4th Qtr</b> | <b>0.00</b>             | <b>0.00</b>               |

|                                  |               |              |
|----------------------------------|---------------|--------------|
| <b>Total Yearly Tonnage 2023</b> | <b>316.55</b> | <b>79.13</b> |
|----------------------------------|---------------|--------------|

**Block House MUD January 2023**

**Estimated Trash Weights**

| Date      | Truck # | Route | Ticket # | Tonnage on Route |
|-----------|---------|-------|----------|------------------|
| 2/3/2023  | 41083   | F411  | 451588   | 10.68            |
| 2/6/2023  | 41114   | F410  | 452116   | 10.34            |
| 2/6/2023  | 41114   | F410  | 452290   | 10.94            |
| 2/8/2023  | 41110   | F402  | 452657   | 13.06            |
| 2/8/2023  | 41102   | F401  | 452663   | 10.43            |
| 2/8/2023  | 41110   | F402  | 452750   | 11.09            |
| 2/8/2023  | 41102   | F401  | 452754   | 13.01            |
| 2/10/2023 | 41083   | F411  | 453178   | 5.7              |
| 2/11/2023 | 41110   | F490  | 453346   | 4.3              |
| 2/13/2023 | 41114   | F410  | 453487   | 9.25             |
| 2/13/2023 | 41114   | F410  | 453616   | 9.52             |
| 2/13/2023 | 41114   | F410  | 453627   | 3.33             |
| 2/15/2023 | 41110   | F402  | 453912   | 12.19            |
| 2/15/2023 | 41102   | F401  | 453950   | 12.34            |
| 2/15/2023 | 41110   | F402  | 454008   | 11.22            |
| 2/15/2023 | 41102   | F401  | 454011   | 2.77             |
| 2/15/2023 | 41102   | F401  | 454016   | 8.93             |
| 2/18/2023 | 41110   | F490  | 454435   | 2.85             |
| 2/20/2023 | 41114   | F410  | 454567   | 10.04            |
| 2/20/2023 | 41114   | F410  | 454656   | 9.8              |
| 2/22/2023 | 41102   | F401  | 454878   | 11.7             |
| 2/22/2023 | 41110   | F402  | 454883   | 12.65            |
| 2/22/2023 | 41110   | F402  | 454974   | 10.28            |
| 2/22/2023 | 41102   | F401  | 454981   | 11.48            |
| 2/24/2023 | 41152   | F411  | 455296   | 7.74             |
| 2/27/2023 | 41114   | F410  | 455544   | 9.91             |
| 2/27/2023 | 41114   | F410  | 455656   | 9.75             |
|           |         |       |          |                  |

**Total Trash Tonnage 255.30**

|                                         |               |
|-----------------------------------------|---------------|
| Total Block House Containers            | 2253          |
| /Total containers on all routes         | 3938          |
| <hr/>                                   |               |
| % of Block House Containers in routes   | 57.21%        |
| <br>                                    |               |
| Total Tonnage                           | 255.30        |
| X % of Block House containers in routes | 57.21%        |
| <hr/>                                   |               |
| <b>Estimated trash tonnage</b>          | <b>146.06</b> |
| <hr/>                                   |               |

**Estimated Recycle Weights**

| Date      | Truck # | Route | Ticket # | Tonnage on Route |
|-----------|---------|-------|----------|------------------|
| 2/8/2023  | 41072   | F503  | 452682   | 5.56             |
| 2/8/2023  | 41109   | F504  | 452691   | 5.57             |
| 2/8/2023  | 41072   | F503  | 452757   | 3.28             |
| 2/8/2023  | 41109   | F504  | 452760   | 1.91             |
| 2/15/2023 | 41152   | F504  | 453968   | 2.89             |
| 2/22/2023 | 41074   | F503  | 454913   | 5.26             |
| 2/22/2023 | 41109   | F504  | 454918   | 6.54             |
| 2/22/2023 | 41073   | F503  | 454954   | 4.36             |
| 2/22/2023 | 41109   | F504  | 454979   | 1.59             |
| 2/22/2023 | 44055   | F503  | 454987   | 2.06             |
|           |         |       |          |                  |

**Total Recycle Tonnage 39.02**

|                                         |              |
|-----------------------------------------|--------------|
| Total Block House Containers            | 2194         |
| /Total containers on all routes         | 2432         |
| <hr/>                                   |              |
| % of Block House containers in routes   | 90.21%       |
| <br>                                    |              |
| Total Tonnage                           | 39.02        |
| X % of Block House containers in routes | 90.21%       |
| <hr/>                                   |              |
| <b>Estimated recycle tonnage</b>        | <b>35.20</b> |
| <hr/>                                   |              |



## Block House Municipal Utility District Waste & Recycling Report February 2023

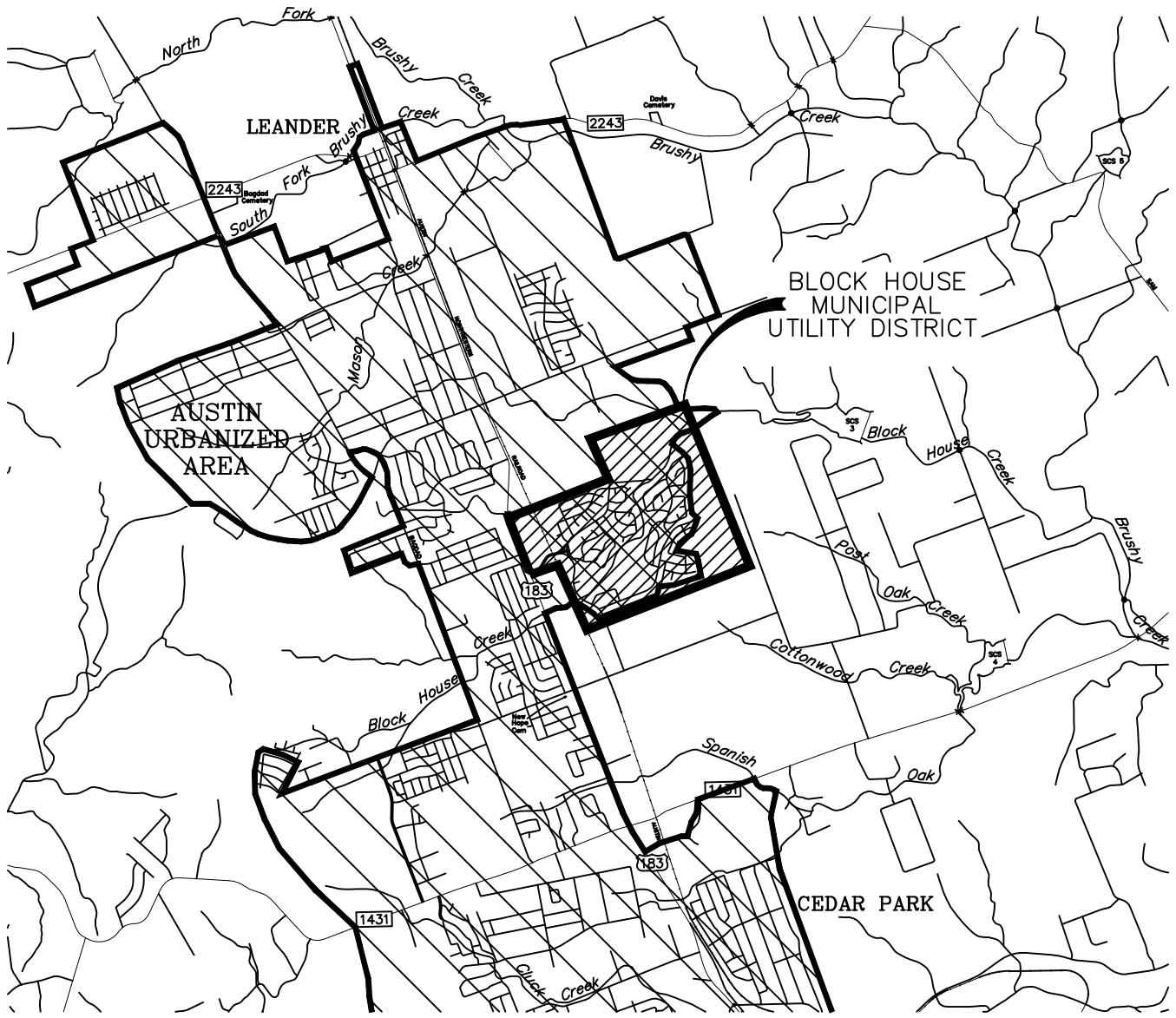
| Date     | Address                   | Customer Statement   | Resolution/Response                                                                                                       |
|----------|---------------------------|----------------------|---------------------------------------------------------------------------------------------------------------------------|
| 02/10/23 | 2715 Alexander            | Trash Service Missed | Entered work order for missed service.                                                                                    |
| 02/10/23 | 17516 Bottle Springs Lane | Trash Service Missed | No notes or pictures; entered miss work order; advised customer to leave cart out. Will returning 24-48 hours to pick-up. |
|          |                           |                      |                                                                                                                           |
|          |                           |                      |                                                                                                                           |

### Container Actions/Services:

| Type Service         | Number |
|----------------------|--------|
| Cart Exchanges/Swaps | 40     |
| Cart Deliveries      | 6      |
| Carts Terminated     | 0      |
| Bulky Pickup Service | 35     |

MS4 PHASE II ANNUAL REPORT  
PERMIT YEAR 4: 2022  
FOR  
**BLOCK HOUSE  
MUNICIPAL UTILITY DISTRICT**

WILLIAMSON COUNTY, TEXAS  
TPDES Authorization No. TXR040313



MARCH 2023

Job No. 0A505-0004-00



**QUIDDITY**

Texas Board of Professional Engineers and Land Surveyors Registration Nos. F-23290 & 10046100  
6330 West Loop South, Suite 150 • Bellaire, TX 77401 • 713.777.5337

**Phase II (Small) MS4 Annual Report Form**  
**TPDES General Permit Number TXR040000**

**A. General Information**

Authorization Number: TXR040313

Reporting Year (year will be either 1, 2, 3, 4, or 5): 4

Annual Reporting Year Option Selected by MS4:

Calendar Year: X

Permit Year: \_\_\_\_\_

Fiscal Year: \_\_\_\_\_ Last day of fiscal year: \_\_\_\_\_

Reporting period beginning date: (month/date/year): January 1, 2022

Reporting period end date: (month/date/year): December 31, 2022

MS4 Operator Level: Level 2

Name of MS4: Block House MUD MS4

Contact Name: Liz Stone with Quiddity Engineering (MS4 Administrator)

Telephone Number: (281) 363-4039

Mailing Address: 1575 Sawdust Road, Suite 400, The Woodlands, TX 78380

E-mail Address: lstone@quiddity.com

A copy of the annual report was submitted to the TCEQ Region: YES X NO \_\_\_\_\_

Region the annual report was submitted to: TCEQ Region 11 - Austin

## B. Status of Compliance with the MS4 GP and SWMP

1. Provide information on the status of complying with permit conditions:  
(TXR040000 Part IV.B.2)

|                                                                                                                                              | Yes | No | Explain                                                                                                                                                                                         |
|----------------------------------------------------------------------------------------------------------------------------------------------|-----|----|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Permittee is currently in compliance with the SWMP as submitted to and approved by the TCEQ.                                                 | Yes |    | The MS4 submitted their SWMP to TCEQ by the requested deadline, and SWMP is currently in review by the TCEQ. The Annual Report was completed based on the SWMP that was submitted at this time. |
| Permittee is currently in compliance with recordkeeping and reporting requirements.                                                          | Yes |    | The MS4 has submitted a concise annual report and retained applicable records as outlined in the TPDES General Permit No. TXR040000.                                                            |
| Permittee meets the eligibility requirements of the permit (e.g., TMDL requirements, Edwards Aquifer limitations, compliance history, etc.). | Yes |    | The MS4 meets all eligibility requirements outlined in the TPDES General Permit No. TXR040000.                                                                                                  |
| Permittee conducted an annual review of its SWMP in conjunction with preparation of the annual report                                        | Yes |    | The MS4 has conducted an annual review of the SWMP as outlined in the TPDES General Permit No. TXR040000.                                                                                       |

2. Provide a general assessment of the appropriateness of the selected BMPs. You may use the table below to meet this requirement:

| MCM(s) | BMP                      | BMP is appropriate for reducing the discharge of pollutants in stormwater (Answer Yes or No and explain)                          |
|--------|--------------------------|-----------------------------------------------------------------------------------------------------------------------------------|
| 1.     | 3.1 Utility Bill Inserts | YES. The MS4 distributed 2,582 stormwater educational inserts in March 2022 to the residents regarding stormwater quality issues. |

| <b>MCM(s)</b> | <b>BMP</b>                                                                           | <b>BMP is appropriate for reducing the discharge of pollutants in stormwater (Answer Yes or No and explain)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|---------------|--------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1.            | 3.2 Utilize MS4 Website                                                              | YES. The MS4 posted their submitted MS4 Annual Reports on its website ( <a href="https://www.blockhousemudtx.gov/our-community/environmental-stewardship/stormwater-management-program">https://www.blockhousemudtx.gov/our-community/environmental-stewardship/stormwater-management-program</a> ) to meet the General Permit requirements. The MS4 published one (1) article in the community newsletter that had stormwater quality information explaining how residents can lessen their negative effect on the storm sewer system. The newsletter was mailed to residents. The MS4's website includes information regarding solid waste, recycling, and bulk waste guidelines. |
| 1.            | 4.1 Storm Drain Marking                                                              | YES. Approximately, 382 inlet markers and 42 outfall markers have been placed by volunteers through the beginning of the MS4's marking program. The MS4 will continue promoting the inlet marking program to inspect and replace missing or damaged inlet markers.                                                                                                                                                                                                                                                                                                                                                                                                                  |
| 1.            | 4.2 Recycling/Trash Clean-up                                                         | YES. A weekly recycling program was provided to all residents within the MS4. The MS4 sponsored a Christmas tree recycling event in January 2022 and two bulk trash collection events in April and October 2022. The MS4 advertised a household hazardous waste (HHW) collection event in September 2022, that was promoted on their Facebook page. The MS4 posted guidelines for curbside residential recycling which includes bulk trash collection.                                                                                                                                                                                                                              |
| 1.            | 4.2 Pet Waste Pick-Up Program                                                        | YES. The pet waste removal program was implemented. Pet waste disposal stations were placed throughout the MS4 service area to help eliminate and reduce pet waste from entering the storm sewer system.                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| 2.            | 3.1 Maps of Inlets, Storm Sewer Lines, Outfalls, Surface Water & Structural Controls | YES. The MS4 map which identifies the approximate location of all inlets, outfalls, surface waters, and structural controls was evaluated, and no updates were needed in Permit Year 4.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |

| <b>MCM(s)</b> | <b>BMP</b>                                                   | <b>BMP is appropriate for reducing the discharge of pollutants in stormwater (Answer Yes or No and explain)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
|---------------|--------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 2.            | 4.1 Training for Illicit Discharge Detection & Elimination   | YES. An MS4 Training Session was conducted on July 12, 2022, through a webinar. The training described the impacts stormwater discharges have on local water ways and how to identify illicit discharges, illegal connections, and illegal dumping. The recording was posted on the MS4 Administrator's website ( <a href="https://quiddity.com/municipal-separate-storm-sewer-system-training/">https://quiddity.com/municipal-separate-storm-sewer-system-training/</a> ). A digital sign-in sheet was documented for the attendees.                                                                 |
| 2             | 5.1 Public Reporting Using Utility Bill Inserts              | YES. One stormwater educational insert was distributed to the community in March 2022 to approximately 2,582 households. The insert provided a phone number and email address for residents to report illicit discharges and other pollution concerns.                                                                                                                                                                                                                                                                                                                                                 |
| 2.            | 8.1 Dry Weather Field Screening                              | YES. The MS4 performed field inspections on 20% of their inlets and outfalls within the MS4 for signs of debris, trash, structural integrity, and other illicit discharges. Based on these inspections, 75 inlets and 3 outfalls were observed, and recommendations were made on several of these features for corrective action. The field investigations assist in detecting and eliminating illicit discharges.                                                                                                                                                                                     |
| 3.            | 6.1 Training for Construction Site Stormwater Runoff Control | YES. An MS4 Training Session was conducted on July 12, 2022, through a webinar. The training provided educational training on how to identify construction site issues and enforcement procedures to ensure all construction sites maintain in compliance with the Construction General Permit TPDES No. TXR150000. The recording was posted on the MS4 Administrator's website ( <a href="https://quiddity.com/municipal-separate-storm-sewer-system-training/">https://quiddity.com/municipal-separate-storm-sewer-system-training/</a> ). A digital sign-in sheet was documented for the attendees. |

| <b>MCM(s)</b> | <b>BMP</b>                                                | <b>BMP is appropriate for reducing the discharge of pollutants in stormwater (Answer Yes or No and explain)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
|---------------|-----------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 4.            | 6.1 Training for Post-Construction Stormwater Controls    | YES. An MS4 Training Session was conducted on July 12, 2022, through a webinar. This presentation provided educational training on the post-construction site stormwater runoff control program, the guidance documents that are referenced, how to inspect and maintain the MS4's permanent structural controls. The recording was posted on the MS4 Administrator's website ( <a href="https://quiddity.com/municipal-separate-storm-sewer-system-training/">https://quiddity.com/municipal-separate-storm-sewer-system-training/</a> ). A digital sign-in sheet was documented for the attendees. |
| 5.            | 4.1 Training for Pollution Prevention & Good Housekeeping | YES. A MS4 Training Session was conducted on July 12, 2022, through a webinar. The presentation provided educational training to those who are responsible for implementing pollution prevention measures and good housekeeping practices in municipal activities and municipally owned facilities. The recording was posted on the MS4 Administrator's website ( <a href="https://quiddity.com/municipal-separate-storm-sewer-system-training/">https://quiddity.com/municipal-separate-storm-sewer-system-training/</a> ). A digital sign-in sheet was documented for the attendees.               |
| 5.            | 5.1 Disposal of Waste                                     | YES. The MS4 has two (2) spill response kits – one located at the booster pump facility and one in the Operator's vehicle. The MS4 Operator ensured that all waste collected at MS4 facilities was properly disposed in accordance with 30 TAC Chapter 330 and 335.                                                                                                                                                                                                                                                                                                                                  |
| 5.            | 7.1 Municipal Operation & Maintenance Activities          | YES. The MS4's Emergency Spill Response Plan was evaluated, and minor changes were needed in Permit Year 4. Upon the review of their municipal activities, the MS4 developed a list of possible pollutant of concerns and pollution prevention measures to minimize the effect of these pollutants. No changes were recommended in Permit Year 4. Once in Permit Year 4, the District's mowing contractor performed maintenance in the channel and a segment of the creek such as trimming of small trees that were impeding flow and weed-eating vegetation of the banks.                           |

3. Describe progress towards achieving the goal of reducing the discharge of pollutants to the MEP. If no progress was made or the BMP did not result in a reduction in pollutants, provide an explanation. Use the table below to meet this requirement:

| <b>MCM</b> | <b>BMP</b> | <b>Information Used</b> | <b>Quantity</b> | <b>Units</b>                                 | <b>Does the BMP Demonstrate a Direct Reduction in Pollutants? (Answer Yes or No and explain)</b>                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|------------|------------|-------------------------|-----------------|----------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1.         | 3.1        | Utility Bill Inserts    | 2,582           | Stormwater Educational Inserts               | NO. Though this BMP does not result in a direct reduction of pollutants, stormwater educational inserts provide public education to residents on good housekeeping practices and pollution prevention measures.                                                                                                                                                                                                                                                                                                                           |
| 1.         | 3.2        | Utilize MS4 Website     | 1<br><br>1      | Annual Reports<br><br>Electronic Newsletters | NO. The MS4 posted their MS4 Annual Reports on its website ( <a href="https://www.blockhousemudtx.gov/our-community/environmental-stewardship/stormwater-management-program">https://www.blockhousemudtx.gov/our-community/environmental-stewardship/stormwater-management-program</a> ) in order to meet the General Permit requirements. The MS4 published one (1) community article on their Block House MUD "Update" newsletter. The BMPs do not directly reduce pollutants into the receiving stream but help to educate the public. |



| <b>MCM</b> | <b>BMP</b> | <b>Information Used</b>                            | <b>Quantity</b>                          | <b>Units</b>                                                                                                                                           | <b>Does the BMP Demonstrate a Direct Reduction in Pollutants? (Answer Yes or No and explain)</b>                                                                                                                                                                                                                                                                                                                                                                                                                   |
|------------|------------|----------------------------------------------------|------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1.         | 4.1        | Storm Drain Marking                                | 382<br><br>42                            | Inlet Markers<br><br>Outfall Markers                                                                                                                   | YES. Approximately, 382 inlet markers and 42 outfall markers have been placed by volunteers through the beginning of the MS4's marking program. Since these are placed on inlets and outfalls which are directly connected to the MS4, this BMP can have a direct impact in the reduction of pollutants.                                                                                                                                                                                                           |
| 1.         | 4.2        | Recycling/Trash Clean-up/Pet Waste Pick-Up Program | 26<br><br>1<br><br>1<br><br>2<br><br>365 | Biweekly Recycling<br><br>Christmas Tree Recycling Event<br><br>HHW Collection Event<br><br>Bulk Trash Collection Event<br><br>Daily Pet Waste Removal | YES. Every other week recycling program was provided to all residents within the MS4. The MS4 promoted a Christmas tree recycling event in January 2022, a household hazardous waste (HHW) collection event in September 2022, and two (2) bulk trash disposal events in April and October 2022. Several pet waste stations are available in the MS4 for residents to properly dispose of pet waste. These BMPs have a direct reduction in pollutants by removing waste and promoting good housekeeping practices. |

| <b>MCM</b> | <b>BMP</b> | <b>Information Used</b>                                                            | <b>Quantity</b> | <b>Units</b>     | <b>Does the BMP Demonstrate a Direct Reduction in Pollutants? (Answer Yes or No and explain)</b>                                                                                                                                                                                                                                    |
|------------|------------|------------------------------------------------------------------------------------|-----------------|------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1.         | 5.1        | Opportunity for Public Comment                                                     | 12              | Board Meetings   | YES. Permit Year 4 BMPs were discussed at the District's monthly Board Meetings. The Board meetings are open to the public allowing residents to provide comments during the meeting. This BMP can have a direct reduction in pollutants, but it depends on the manner of the comments. No comments were received in Permit Year 4. |
| 2.         | 3.1        | Maps of Inlets, Storm Sewer Lines, Outfalls, Surface Waters, & Structural Controls | 1               | MS4 Map          | NO. The MS4 map of inlets, outfalls, storm sewer lines, structural controls and surface wastes were evaluated, and no updates were needed in Permit Year 4. This BMP is helpful when tracking illicit discharges but does not directly reduce pollutants.                                                                           |
| 2.         | 4.1        | Training for Illicit Discharge Detection and Elimination                           | 1               | Training Program | YES. An MS4 Training Session was conducted on July 12, 2022, through a webinar. The training presentation can have a direct reduction in pollutants by helping field personnel identify any illicit discharge.                                                                                                                      |

| <b>MCM</b> | <b>BMP</b> | <b>Information Used</b>                            | <b>Quantity</b> | <b>Units</b>                   | <b>Does the BMP Demonstrate a Direct Reduction in Pollutants? (Answer Yes or No and explain)</b>                                                                                                                                                                                                                                                    |
|------------|------------|----------------------------------------------------|-----------------|--------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 2.         | 5.1        | Public Reporting Using Utility Bill Inserts        | 2,582           | Stormwater Educational Inserts | YES. One (1) stormwater educational insert was distributed to the community that provided a phone number and email address for residents to report illicit discharges and other pollutants of concern. This BMP can directly impact the reduction of pollutants in stormwater.                                                                      |
| 2.         | 5.2        | Public Reporting Using Electronic Education        | 1               | District Website               | NO. The MS4 provides an electronic form on their website for residents to report any environmental problems, complaints, or concerns ( <a href="http://www.blockhousemudtx.gov/about-us/contact-us">www.blockhousemudtx.gov/about-us/contact-us</a> ). While the website is helpful in engaging the public, it does not directly reduce pollutants. |
| 2.         | 7.1        | Evaluation of Drainage Rules for Illicit Discharge | 1               | Drainage Rules                 | YES. The MS4 revised their Drainage Rules in Permit Year 3 to comply with the renewed Phase II MS4 General Permit during Permit Year 4. The BMP can demonstrate a direct reduction in pollutants.                                                                                                                                                   |
| 2.         | 8.1        | Dry Weather Field Screenings                       | 75<br>3         | Inlets<br>Outfalls             | YES. Dry Weather Field Screening inspections were performed on approximately 75 inlets and three (3) outfalls in Permit Year 4. This BMP directly impacts the reduction of pollutants in stormwater.                                                                                                                                                |

| <b>MCM</b> | <b>BMP</b> | <b>Information Used</b>                                                          | <b>Quantity</b> | <b>Units</b>     | <b>Does the BMP Demonstrate a Direct Reduction in Pollutants? (Answer Yes or No and explain)</b>                                                                                                                                                                                                                                                                                                       |
|------------|------------|----------------------------------------------------------------------------------|-----------------|------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 3.         | 3.1        | Evaluation of the Drainage Rules for Construction Site Stormwater Runoff Control | 1               | Drainage Rules   | YES. The MS4 revised their Drainage Rules in Permit Year 3 to comply with the renewed Phase II MS4 General Permit and continued to implement them in Permit Year 4. The BMP can demonstrate a direct reduction in pollutants.                                                                                                                                                                          |
| 3.         | 6.1        | Training for Construction Site Stormwater Runoff Control                         | 1               | Training Program | YES. An MS4 Training Session was conducted on July 12, 2022, through a webinar by the MS4 Administrator. The training presentation can have a direct reduction in pollutants by helping field personnel identify any illicit discharge and other construction site concerns.                                                                                                                           |
| 3.         | 7.1        | Guidance Manual for Construction Site Stormwater Runoff Control                  | 1               | Guidance Manual  | NO. The “Environmental Criteria Manual – Section 1 Water Quality Management - Erosion and Sedimentation Control Criteria” by the City of Austin was utilized to aid in implementing construction site BMPs. While the guidance manual provides information on how to provide long-term maintenance of post-construction stormwater control measures it does not have a direct reduction in pollutants. |

| <b>MCM</b> | <b>BMP</b> | <b>Information Used</b>                                          | <b>Quantity</b> | <b>Units</b>     | <b>Does the BMP Demonstrate a Direct Reduction in Pollutants? (Answer Yes or No and explain)</b>                                                                                                                                                                                                                                                                                                       |
|------------|------------|------------------------------------------------------------------|-----------------|------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 4.         | 3.1        | Evaluation of Drainage Rules to Address Post Construction Runoff | 1               | Drainage Rules   | YES. The MS4 revised their Drainage Rules in Permit Year 3 to comply with the renewed Phase II MS4 General Permit and continued to implement them in Permit Year 4. The BMP can demonstrate a direct reduction in pollutants.                                                                                                                                                                          |
| 4.         | 4.1        | Guidance Manual for Post-Construction Stormwater Controls        | 1               | Guidance Manual  | NO. The “Environmental Criteria Manual – Section 1 Water Quality Management - Erosion and Sedimentation Control Criteria” by the City of Austin was utilized to aid in implementing post-construction BMPs. While the guidance manual provides information on how to provide long-term maintenance of post-construction stormwater control measures it does not have a direct reduction in pollutants. |
| 4.         | 6.1        | Training for Post-Construction Stormwater Controls               | 1               | Training Program | YES. An MS4 Training Session was conducted on July 12, 2022, through a webinar by the MS4 Administrator. The training can have a direct reduction in pollutants by helping field personnel identify any illicit discharge and other construction site concerns.                                                                                                                                        |

| <b>MCM</b> | <b>BMP</b> | <b>Information Used</b>                                  | <b>Quantity</b> | <b>Units</b>                 | <b>Does the BMP Demonstrate a Direct Reduction in Pollutants? (Answer Yes or No and explain)</b>                                                                                                                                                                                                                                                          |
|------------|------------|----------------------------------------------------------|-----------------|------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 5.         | 3.1        | Inventory of Facilities & Stormwater Structural Controls | 1               | List of Municipal Facilities | NO. The MS4's inventory of facilities and stormwater structural controls were evaluated and updated as needed in Permit Year 4. This list does not have a direct reduction in pollutants in the MS4.                                                                                                                                                      |
| 5.         | 4.1        | Training for Pollution Prevention & Good Housekeeping    | 1               | Training Program             | YES. An MS4 Training Session was conducted on July 12, 2022, through a webinar by the MS4 Administrator. The training can have a direct reduction in pollutants by helping field personnel identify any illicit discharge and other construction site concerns.                                                                                           |
| 5.         | 5.1        | Disposal of Waste                                        | 2               | Spill Response Kits          | YES. The MS4 has two (2) spill response kits - one at the booster pump facility and one in a Consultant's work vehicle. The District Operator for the MS4 ensured that all waste collected at MS4 facilities was properly disposed in accordance with 30 TAC Chapter 330 and 335. This BMP can directly impact the reduction of pollutants in stormwater. |



| <b>MCM(s)</b> | <b>Measurable Goal(s)</b>                                                                                         | <b>Explain progress toward goal or how goal was achieved. If goal was not accomplished, please explain.</b>                                                                                                                                                                                                                                                                           |
|---------------|-------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1.            | 3.2 Utilize MS4 Website – post approved SWMP, submitted Annual Report and one (1) electronic educational material | EXCEEDED GOAL. The MS4 posted their approved SWMP and submitted MS4 Annual Reports on its website. The MS4 published one (1) community newsletter that included various educational information. In addition, the website had guidelines on solid waste, recycling, and bulk waste. This BMP was exceeded because the MS4 posted more electronic information that stated in the SWMP. |
| 1.            | 4.1 Storm Drain Marking – report 100% of installed markers annually                                               | MET GOAL. Approximately 382 inlet markers and 42 outfall markers were installed by volunteers in previous permit years. The MS4 will continue promoting the inlet marking program to install new and missing inlet markers in the upcoming permit years.                                                                                                                              |
| 1.            | 4.2 Recycling/Trash Clean-up – provide one recycling/clean-up event annually                                      | EXCEEDED GOAL. The MS4 provided a biweekly residential recycling program and four (4) special collection events. This goal was exceeded because the MS4 held more events than stated in the SWMP.                                                                                                                                                                                     |
| 1.            | 5.1 Opportunity for Public Comment – hold Monthly Board Meeting                                                   | MET GOAL. All monthly Board Meetings are open to the public. Residents, businesses, and other interested parties within the MS4 area have an opportunity to comment on the SWMP. No comments were received in Permit Year 4.                                                                                                                                                          |
| 2.            | 3.1 Maps of Inlets, Storm Sewer Lines, Outfalls, Surface Waters, & Structural Controls – evaluate and update      | MET GOAL. The MS4 map was evaluated, and no updates were needed in Permit Year 4.                                                                                                                                                                                                                                                                                                     |
| 2.            | 4.1 Training for Illicit Discharge Detection & Elimination – hold one training session annually                   | MET GOAL. The MS4 held one (1) training session on July 12, 2022, through a webinar. A digital sign-in sheet was documented for the attendees.                                                                                                                                                                                                                                        |



| <b>MCM(s)</b> | <b>Measurable Goal(s)</b>                                                                                 | <b>Explain progress toward goal or how goal was achieved. If goal was not accomplished, please explain.</b>                                                                                                                                                                            |
|---------------|-----------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 2.            | 5.1 Public Reporting Using Utility Bill Inserts – distribute to the community annually                    | MET GOAL. One (1) stormwater educational insert was distributed to the community in Permit Year 4. The insert provided a phone number and email address for residents to report illicit discharges and other pollution concerns.                                                       |
| 2.            | 5.2 Public Reporting Using District Website – Ensure Contact Information is on Website                    | MET GOAL. The MS4 provided an electronic form on its website for residents to report any environmental problems, complaints, or concerns.                                                                                                                                              |
| 2.            | 6.1 Responding to Illicit Discharges & Spills – respond to 100% of reported potential illicit discharges  | MET GOAL. Even though zero (0) illicit discharge reports were received, the MS4 has a program in place to respond to all reports and conduct the appropriate action as concerns illicit discharges.                                                                                    |
| 2.            | 6.2 Source Investigation of Illicit Discharges – respond to 100% of reported potential illicit discharges | MET GOAL. Even though zero (0) illicit discharges were reported, the MS4 has a program in place to investigate and detect illicit discharges within the MS4. The District Operator for the MS4 will gather the appropriate information, prioritize the risk, and assess the situation. |
| 2.            | 6.3 Source Elimination of Illicit Discharges – respond to 100% of reported potential illicit discharges   | MET GOAL. Even though zero (0) illicit discharges were reported in Permit Year 4, the MS4 has a program in place to safely remove the illicit discharge and prevent the unauthorized discharges from affecting the MS4.                                                                |
| 2.            | 7.1 Evaluation of the Drainage Rules for Illicit Discharges – annually review & continue implementing     | MET GOAL. In Permit Year 3, the MS4 adopted and implemented updated Drainage Rules to comply with the renewed TPDES General Permit No. TXR040000. The MS4 continued to implement them in Permit Year 4.                                                                                |

| <b>MCM(s)</b> | <b>Measurable Goal(s)</b>                                                                                                      | <b>Explain progress toward goal or how goal was achieved. If goal was not accomplished, please explain.</b>                                                                                                                                      |
|---------------|--------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 2.            | 8.1 Dry Weather Field Screening – inspect 20% of stormwater structural controls                                                | MET GOAL. The MS4 conducted field observations on approximately 20% of their inlets and outfalls (75 inlets and 3 outfalls). If an illicit discharge was observed then it investigated, inspected and recommendations were made for its removal. |
| 3.            | 3.1 Evaluation of the Drainage Rules for Construction Site Stormwater Runoff Control – annually review & continue implementing | MET GOAL. In Permit Year 3, the MS4 adopted and implemented updated Drainage Rules to comply with the renewed TPDES General Permit No. TXR040000. The MS4 continued to implement them in Permit Year 4.                                          |
| 3.            | 4.1 Construction Site Plan Review – review 100% of applicable site plan reviews                                                | MET GOAL. Zero (0) construction drawings were received and reviewed on all applicable projects to prevent water quality impacts within the MS4.                                                                                                  |
| 3.            | 5.1 Construction Site Inspection & Enforcement – inspect 100% of applicable construction sites                                 | MET GOAL. Zero (0) construction inspections were performed on applicable projects to ensure no threat exists to the environment as a result of construction activities.                                                                          |
| 3.            | 6.1 Training for Construction Site Stormwater Runoff Control – hold one training session annually                              | MET GOAL. The MS4 held one (1) training session on July 12, 2022, through a webinar. A digital sign-in sheet was documented for the attendees.                                                                                                   |
| 3.            | 7.1 Guidance Manual for Construction Site Stormwater Runoff Control – continue utilizing                                       | MET GOAL. The MS4 continued to utilize “Environmental Criteria Manual – Section 1 Water Quality Management - Erosion and Sedimentation Control Criteria” by the City of Austin to aid in implementing construction site BMPs.                    |

| <b>MCM(s)</b> | <b>Measurable Goal(s)</b>                                                                                             | <b>Explain progress toward goal or how goal was achieved. If goal was not accomplished, please explain.</b>                                                                                                                   |
|---------------|-----------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 4.            | 3.1 Evaluation of the Drainage Rules to Address Post Construction Runoff – annually review & continue implementing    | MET GOAL. In Permit Year 3, the MS4 adopted and implemented updated Drainage Rules to comply with the renewed TPDES General Permit No. TXR040000. The MS4 continued to implement them in Permit Year 4.                       |
| 4.            | 4.1 Guidance Manual for Post-Construction Stormwater Controls – continue implementing                                 | MET GOAL. The MS4 continued to utilize “Environmental Criteria Manual – Section 1 Water Quality Management - Erosion and Sedimentation Control Criteria” by the City of Austin to aid in implementing post-construction BMPs. |
| 4.            | 5.1 Inspection Program for Post-Construction Stormwater Controls – inspect 100% structural post-construction controls | MET GOAL. No (0) post-construction site inspections were performed on any applicable projects to ensure permanent structural controls were properly constructed reducing the potential impact of illicit discharges.          |
| 4.            | 6.1 Training for Post-Construction Stormwater Controls – hold one training session annually                           | MET GOAL. The MS4 held one (1) training session on July 12, 2022, through a webinar. A digital sign-in sheet was documented for the attendees.                                                                                |
| 5.            | 3.1 Inventory of Facilities & Stormwater Structural Controls – maintain and update, as needed.                        | MET GOAL. The MS4’s inventory list of facilities and stormwater quality controls was evaluated and updated as needed in Permit Year 4.                                                                                        |
| 5.            | 4.1 Training for Pollution Prevention & Good Housekeeping – hold one training session annually                        | MET GOAL. The MS4 held one (1) training session on July 12, 2022, through a webinar. A digital sign-in sheet was documented for the attendees.                                                                                |

| <b>MCM(s)</b> | <b>Measurable Goal(s)</b>                                                   | <b>Explain progress toward goal or how goal was achieved. If goal was not accomplished, please explain.</b>                                                                                                                                                                                                                                                                                                                                     |
|---------------|-----------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 5.            | 5.1 Disposal of Waste – document number of spill response kits              | MET GOAL. The MS4 has two (2) spill response kits available for their use. The MS4 ensured all waste materials removed were properly disposed of in accordance with 30 TAC Chapters 330 or 335 and do not contribute as pollutants within the MS4.                                                                                                                                                                                              |
| 5.            | 6.1 Contractor Oversight – Research Phase                                   | MET GOAL. The MS4 approved appropriate text in February 2021 to use in contractors’ legal documents and agreements with the MS4 that states their work performed on MS4-owned and/or operated facilities will not have a negative effect on the storm sewer system and will not release runoff that may be considered an illicit discharge.                                                                                                     |
| 5.            | 7.1 Municipal Operation & Maintenance Activities – summarize O&M activities | MET GOAL. The MS4’s Emergency Spill Response Plan was evaluated, and no changes were recommended in Permit Year 4. The MS4’s list of possible pollutant of concerns and pollution prevention measures was reviewed, and no changes were recommended. The district once performed maintenance in the channel and a segment of the creek, which included trimming of small trees that were impeding flow and weed-eating vegetation of the banks. |

### **C. Stormwater Data Summary**

Provide a summary of all information used, including any lab results (if sampling was conducted) to assess the success of the SWMP at reducing the discharge of pollutants to the MEP. For example, did the MS4 conduct visual inspections, clean the inlets, look for illicit discharge, clean streets, look for flow during dry weather, etc.?

Due to allocated resources the MS4 did not conduct sampling nor analytical monitoring. The MS4 has provided qualitative information as proof of successfully achieving the measurable goals and benchmarks.

The MS4 distributed 2,582 stormwater educational inserts to their residents in Permit Year 4. The inserts provided general information regarding stormwater quality issues and promoted good housekeeping practices. The inserts also provided the District Operator for the MS4’s phone number and an email address for residents to report illicit discharges and other environmental concerns.

One (1) article was published on the MS4's newsletter <https://www.blockhousemudtx.gov/home/showpublisheddocument/900/638031647605830000> that educated the public about trash collection, and recycling and bulk waste guidelines. The website also provides an electronic form for residents to report any environmental issues such as illicit discharges or illegal dumping.

The MS4 held five (4) clean-up events in Permit Year 4. In January 2022, a Christmas tree recycling event was held, in September 2022 a household hazardous waste (HHW) collection event occurred, and in April and October 2022, the MS4 held bulk trash disposal collection events. All of these events help to reduce the amount of pollutants entering the storm sewer system.

The MS4 continued the Dry Weather Field Screening program to assist in detecting and eliminating illicit discharges. Every permit year 20% of the MS4's stormwater structural controls are inspected. A total of 75 inlets and three (3) outfalls were inspected during Permit Year 4 for signs of debris, trash, structural integrity, and other illicit discharges. Recommendations to address some issues or possible deficiencies were observed from the screening are expected to be performed in the upcoming permit year.

An MS4 Training Session was conducted on July 12, 2022, through a webinar by the MS4 Administrator in which a training presentation covered a wide variety of subjects, ranging from the impacts stormwater discharges have on the local water ways, identifying illicit discharges, illegal connections, and illegal dumping, how to identify construction site issues and enforcement procedures to ensure applicable construction sites maintain, and implementation of municipal pollution prevention measures and good housekeeping practices.

## **D. Impaired Waterbodies**

1. Identify whether an impaired water within the permitted area was added to the latest EPA-approved 303(d) list or the Texas Integrated Report of Surface Water Quality for CWA Sections 305(b) and 303(d). List any newly-identified impaired waters below by including the name of the water body and the cause of impairment.

Block House MUD MS4 discharges stormwater indirectly into Brushy Creek Above South Brushy Creek unclassified segment 1244A. This unclassified segment is not listed in the latest EPA-approved 303(d) list nor the most recent final *Texas Integrated Report for Surface Water Quality for CWA Section 305(b) and 303(d)*.

2. If applicable, explain below any activities taken to address the discharge to impaired waterbodies, including any sampling results and a summary of the small MS4's BMPs used to address the pollutant of concern.

N/A

3. Describe the implementation of targeted controls if the small MS4 discharges to an impaired water body with an approved TMDL.

N/A

4. Report the benchmark identified by the MS4 and assessment activities:

| <b>Benchmark Parameter</b> | <b>Benchmark Value</b> | <b>Description of additional sampling or other assessment activities</b> | <b>Year(s) conducted</b> |
|----------------------------|------------------------|--------------------------------------------------------------------------|--------------------------|
| N/A                        | N/A                    | N/A                                                                      | N/A                      |

5. Provide an analysis of how the selected BMPs will be effective in contributing to achieving the benchmark:

| <b>Benchmark Parameter</b> | <b>Selected BMP</b> | <b>Contribution to achieving Benchmark</b> |
|----------------------------|---------------------|--------------------------------------------|
| N/A                        | N/A                 | N/A                                        |

6. If applicable, report on focused BMPs to address impairment for bacteria:

| <b>Description of bacteria-focused BMP</b> | <b>Comments/Discussion</b> |
|--------------------------------------------|----------------------------|
| N/A                                        | N/A                        |

7. Assess the progress to determine BMP's effectiveness in achieving the benchmark.

| <b>Benchmark Indicator</b> | <b>Description/Comments</b> |
|----------------------------|-----------------------------|
| N/A                        | N/A                         |

## E. Stormwater Activities

Describe activities planned for the next reporting year:

| <b>MCM(s)</b> | <b>BMP</b> | <b>Stormwater Activity</b>                                                        | <b>Description/Comments</b>                                                                                                                                                                                       |
|---------------|------------|-----------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1             | 1.3.1      | Utility Bill Inserts                                                              | Update and revise the education material, as needed, and distributed education material annually to 100% of the community.                                                                                        |
| 1             | 1.3.2      | Utilize MS4 Website                                                               | Post the approved SWMP and submitted Annual Report to the MS4's website, when available. Continue to provide stormwater quality information on the MS4's website.                                                 |
| 1             | 1.4.1      | Storm Drain Marking                                                               | Promote opportunities for volunteers to replace missing and/or illegible markers, as needed. Report 100% of installed storm drain markers.                                                                        |
| 1             | 1.4.2      | Recycling/Trash Clean-Up                                                          | Continue the volunteer recycling program throughout the permit year. Provide the number of households or frequency of pick-up.                                                                                    |
| 1             | 1.5.1      | Opportunity for Public Comment                                                    | Continue to hold monthly (12) public meetings where the general public can address question and comments about the SWMP. If available, the public notice will be published in accordance with the General Permit. |
| 2             | 2.3.1      | Maps of Inlets, Storm Sewer Lines, Outfalls, Surface Waters & Structural Controls | Update and revise the map if new data related to the storm sewer system is identified.                                                                                                                            |
| 2             | 2.4.1      | Training for Illicit Discharge Detection & Elimination                            | Hold at least one (1) training session annually and offer the training program to appropriate staff.                                                                                                              |
| 2             | 2.5.1      | Public Reporting using Utility Bill Inserts                                       | Advertise the current contact information for the MS4 and distribute to 100% of the MS4 annually.                                                                                                                 |

| <b>MCM(s)</b> | <b>BMP</b> | <b>Stormwater Activity</b>                                                       | <b>Description/Comments</b>                                                                                                         |
|---------------|------------|----------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------|
| 2             | 2.5.2      | Public Reporting using Electronic Education                                      | Continue to provide a link on the MS4 website for residents to report any environmental issues that may be occurring in the MS4.    |
| 2             | 2.6.1      | Responding to Illicit Discharges & Spills                                        | Respond to 100% of reported illicit discharges annually.                                                                            |
| 2             | 2.6.2      | Source Investigation of Illicit Discharges                                       | Investigate 100% of reported illicit discharges.                                                                                    |
| 2             | 2.6.3      | Source Elimination of Illicit Discharges                                         | Eliminate 100% of reported illicit discharges, if applicable.                                                                       |
| 2             | 2.7.1      | Evaluation of the Drainage Rules for Illicit Discharge                           | Continue implementing the Drainage Rules. Review annually for any necessary changes to ensure compliance with the General Permit.   |
| 2             | 2.8.1      | Dry Weather Field Screenings                                                     | Inspect 20% of the MS4's stormwater structural controls, make recommendations, and remove observed illicit discharge, if warranted. |
| 3             | 3.3.1      | Evaluation of the Drainage Rules for Construction Site Stormwater Runoff Control | Continue implementing the Drainage Rules. Review annually for any necessary changes to ensure compliance with the General Permit.   |
| 3             | 3.4.1      | Construction Site Plan Review                                                    | Continue to conduct plan reviews of 100% of applicable submittals.                                                                  |
| 3             | 3.5.1      | Construction Site Inspection & Enforcement                                       | Continue to conduct construction site inspections on 100% of applicable construction sites.                                         |
| 3             | 3.6.1      | Training for Construction Site Stormwater Runoff Control                         | Hold at least one (1) training session annually and offer the training program to appropriate staff.                                |
| 3             | 3.7.1      | Guidance Manual for Construction Site Stormwater Runoff Control                  | Continue utilizing the guidance manual to aid in implementing construction site BMPs, as necessary.                                 |



| <b>MCM(s)</b> | <b>BMP</b> | <b>Stormwater Activity</b>                                           | <b>Description/Comments</b>                                                                                                                                                                                                     |
|---------------|------------|----------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 4             | 4.3.1      | Evaluation of the Drainage Rules to Address Post Construction Runoff | Continue implementing the Drainage Rules. Review annually for any necessary changes to ensure compliance with the General Permit.                                                                                               |
| 4             | 4.4.1      | Guidance Manual for Post-Construction Stormwater Controls            | Continue utilizing the guidance manual to aid in implementing post-construction site BMPs, as necessary.                                                                                                                        |
| 4             | 4.5.1      | Inspection Program for Post-Construction Stormwater Controls         | Continue to conduct inspections on 100% of applicable, completed projects, as needed.                                                                                                                                           |
| 4             | 4.6.1      | Training for Post-Construction Stormwater Controls                   | Hold at least one (1) training session annually and offer the training program to appropriate staff.                                                                                                                            |
| 5             | 5.3.1      | Inventory of Facilities & Stormwater Structural Controls             | Maintain an MS4 inventory list of 100% permittee-owned facilities and stormwater structural controls and update, as needed.                                                                                                     |
| 5             | 5.4.1      | Training for Pollution Prevention & Good Housekeeping                | Hold at least one (1) training session annually and offer the training program to appropriate staff.                                                                                                                            |
| 5             | 5.5.1      | Disposal of Waste                                                    | Review 30 TAC Chapters 330 & 335 and evaluate methods of waste disposal to ensure all waste is properly disposed and does not contribute as illicit material. Continue to ensure spill response kits are available for the MS4. |
| 5             | 5.6.1      | Contractor Oversight                                                 | Continue including stormwater requirements in the legal documents for new MS4 Contractors to use the appropriate BMPs, control measures, and standard operating procedures to minimize potential runoff pollution.              |

| MCM(s) | BMP   | Stormwater Activity                          | Description/Comments                                                                                                      |
|--------|-------|----------------------------------------------|---------------------------------------------------------------------------------------------------------------------------|
| 5      | 5.7.1 | Municipal Operation & Maintenance Activities | Identify and evaluate all operation and maintenance activities for their potential to discharge pollutants in stormwater. |

## F. SWMP Modifications

1. The SWMP and MCM implementation procedures are reviewed each year.

Yes  No

2. Changes have been made or are proposed to the SWMP since the NOI or the last annual report, including changes in response to TCEQ’s review.

Yes  No

If “Yes,” report on changes made to measurable goals and BMPs:

| MCM(s)                                                      | Measurable Goal(s) or BMP(s) | Implemented or Proposed Changes (Submit NOC as needed) |
|-------------------------------------------------------------|------------------------------|--------------------------------------------------------|
| Please reference attached email for additional information. |                              |                                                        |

**Note:** If changes include additions or substitutions of BMPs, include a written analysis explaining why the original BMP is ineffective or not feasible, and why the replacement BMP is expected to achieve the goals of the original BMP.

TCEQ requested changes to the SWMP upon TCEQ’s technical review of the submitted SWMP. These changes affected all the BMPs and their measurable goals in the report. In lieu of providing the entire, revised proposed changes in the table above, the MS4 recommends referencing an email dated August 6, 2020 between Dante Fekete ([Dante.Fekete@tceq.texas.gov](mailto:Dante.Fekete@tceq.texas.gov)) and Liz Stone ([lstone@jonescarter.com](mailto:lstone@jonescarter.com)) entitled *Re: TXR040313 – Block House MUD – MS4 Authorization Application*. This correspondence has been provided after the signed certification, without the attachments.

3. Explain additional changes or proposed changes not previously mentioned (i.e. dates, contacts, procedures, annexation of land, etc.). N/A

## G. Additional BMPs for TMDLs and I-Plans

Provide a description and schedule for implementation of additional BMPs that may be necessary, based on monitoring results, to ensure compliance with applicable TMDLs and implementation plans.

| <b>BMP</b> | <b>Description</b> | <b>Implementation Schedule (start date, etc.)</b> | <b>Status/Completion Date (completed, in progress, not started)</b> |
|------------|--------------------|---------------------------------------------------|---------------------------------------------------------------------|
| N/A        | N/A                | N/A                                               | N/A                                                                 |

## H. Additional Information

1. Is the permittee relying on another entity to satisfy any permit obligations?

Yes  No

If "Yes," provide the name(s) of other entities and an explanation of their responsibilities (add more spaces or pages if needed). N/A

2.a. Is the permittee part of a group sharing a SWMP with other entities?

Yes  No

2.b. If "yes," is this a system-wide annual report including information for all permittees? N/A

Yes  No

## I. Construction Activities

1. The number of construction activities that occurred in the jurisdictional area of the MS4 (Large and Small Site Notices submitted by construction site operators):

0

- 2a. Does the permittee utilize the optional seventh MCM related to construction?

Yes  No

- 2b. If "yes," then provide the following information for this permit year:

|                                                                                       |     |
|---------------------------------------------------------------------------------------|-----|
| The number of municipal construction activities authorized under this general permit. | N/A |
| The total number of acres disturbed for municipal construction projects.              | N/A |

**Note:** Though the seventh MCM is optional, implementation must be requested on the NOI or on a NOC and approved by the TCEQ.

## J. Certification

If this is this a system-wide annual report including information for all permittees, each permittee shall sign and certify the annual report in accordance with 30 TAC §305.128 (relating to Signatories to Reports).

*I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gathered and evaluated the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.*

Name (printed): \_\_\_\_\_

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

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

Name of MS4: **Block House MUD MS4**

## Liz Stone

---

**From:** Dante Fekete <Dante.Fekete@tceq.texas.gov>  
**Sent:** Thursday, August 6, 2020 10:17 AM  
**To:** Liz Stone  
**Subject:** Re: TXR040313 - Block House MUD - MS4 Authorization Application

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Liz,

Thank you for completing the revisions for the Block House MUD Stormwater Management Program. The technical review is now **complete**.

You will see another email from myself once Public Notice documents are ready to be reviewed by the permittee.

Best Regards,

Dante Fekete

Texas Commission on Environmental Quality  
Stormwater Team, MC 148  
Phone: 512.239.4502



**How is our customer service?** Fill out our online customer satisfaction survey at [www.tceq.texas.gov/customersurvey](http://www.tceq.texas.gov/customersurvey)

---

**From:** Liz Stone <lstone@jonescarter.com>  
**Sent:** Wednesday, August 5, 2020 3:23 PM  
**To:** Dante Fekete <Dante.Fekete@tceq.texas.gov>  
**Cc:** Rebecca Villalba <rebecca.villalba@tceq.texas.gov>  
**Subject:** FW: TXR040313 - Block House MUD - MS4 Authorization Application

The permittee's responses are in **red** below and a revised SWMP is attached for Block House MUD MS4, TXR040313.

If additional information is needed, please let me know.

Thank you,

**Liz Stone, CPESC**  
MS4 Project Manager  
[mstone@jonescarter.com](mailto:mstone@jonescarter.com)

**JONES | CARTER**

1575 Sawdust Road, Suite 400  
The Woodlands, Texas 77380  
Telephone 281.363.4039 Ext. 1504  
Direct 713.389.1592

---

**From:** Stephen Fryer <Stephen.Fryer@tceq.texas.gov>  
**Sent:** Friday, July 3, 2020 9:57 AM  
**To:** Liz Stone <lstone@jonescarter.com>  
**Cc:** Rebecca Villalba <rebecca.villalba@tceq.texas.gov>  
**Subject:** TXR040313 - Block House MUD - MS4 Authorization Application

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Morning Ms. Stone,

I am the permit coordinator assigned to the application for coverage under TCEQ's Phase II MS4 General Permit, TXR040313 for Block House Municipal Utility District (MUD), and I am currently conducting a technical review of the District's Stormwater Management Program (SWMP).

Upon reviewing the SWMP I have found that there is some additional information that will be required to complete this review process. Please review the following information and provide a response by, **August 7, 2020.**

**Endangered Species Act:**

During the Water Quality Standards Review of Block House MUD application and SWMP the following endangered species were identified in the receiving waterbodies of the MS4 as listed below:

| <b>Species:</b>                                             | <b>Latin Name:</b>        |
|-------------------------------------------------------------|---------------------------|
| Coffin Cave mold Beetle                                     | <i>Batrisodes texanus</i> |
| Tooth cave ground Beetle                                    | <i>Rhadine persephone</i> |
| Bee Creek Cave Harvestman                                   | <i>Texella reddelli</i>   |
| Bone Cave Harvestman                                        | <i>Texella reyesi</i>     |
| Navasota ladies' tresses                                    | <i>Spiranthes parksii</i> |
| <b>Waterbody(ies), in which the species is/are present:</b> |                           |
| Brazos River Basin                                          |                           |

Please update the District's SWMP to include a statement acknowledging the presence of the above listed species in the MS4's receiving waterbodies. **Text was added on page 3.**

If the District is performing any additional activities, BMPs, or controls related to the protection of these species, you also need to include this information in the SWMP.

**Measurable Goals:**

Unfortunately, many of the District’s proposed measurable goals do not meet the requirements of being *clear, specific, and measurable*. Measurable goals should be quantifiable and used to gauge the effectiveness of your SWMP. For additional guidance please refer to the attached EPA “Measurable Goals Guidance” factsheet. As an example, I have included one acceptable BMP & measurable goal versus the same BMP written in an immeasurable format:

**Acceptable Measurable Goal:**

| BMP/Activity               | Quantifiable target          | Deadline  |
|----------------------------|------------------------------|-----------|
| Inspect construction sites | Inspect 80 % of active sites | Dec. 2020 |

**Non-acceptable Measurable Goal:**

| BMP/Activity               | Quantifiable target              | Deadline |
|----------------------------|----------------------------------|----------|
| Inspect construction sites | Record number of sites inspected | Annually |

By using a percentage, this still requires the permittee to keep track of how many sites they inspect (so they know when they have reached 80 %) – and this number will be included in the annual report. If the measurable goal is written with no target – just recording number - then the permittee would have satisfied their target if they reported 1 or 1,000 inspections.

At a minimum, your measurable goals should contain descriptions of actions you will take to implement each BMP, what you anticipate being achieved by each goal, and the frequency and dates for such actions to be taken.

All measurable goals under each MCM should be revised in a similar fashion to make them “measurable goals”.

**Text was added in the “Measurable Goals” sections for the BMPs to include quantifiable targets and deadlines.**

Additionally, on page 57 of the District’s SWMP there were multiple required elements found within one BMP. The BMP does not need to be broken up, but each required element must have a measurable goal and implementation schedule. In order to comply with the *General Permit*, the required elements listed below must each have a measurable goal and implementation schedule.

- Operation and maintenance (O&M) program in place or scheduled, to reduce/prevent pollution from municipal operations **This is included with evaluation of O&M activities**
- MS4 evaluates O&M activities for their potential to discharge pollutants in stormwater for road and parking lot maintenance, bridge maintenance, cold weather operations, and right-of-way maintenance etc. **Please note road and parking lot maintenance, bridge maintenance, and cold weather operations are not conducted by the MS4. Measureable goals and implementation schedule text was included in [5.7.1.1](#) for right-of-way maintenance.**



- MS4 identifies pollutants of concern that could be discharged from O&M activities **Text was included in [5.7.1.1](#)**
- MS4 develop and implement pollution prevention measures that will reduce discharge of pollutants from O&M activities **Text was included in [5.7.1.1](#)**
- MS4 inspects pollution prevention measures at MS4 facilities **This is included with development and implementation of pollution prevention measures.**

Please revise BMP5e on page 57 of the SWMP with a measurable goal and implementation schedule for each of the required elements listed above.

**Missing Required Elements:**

**MCM 2: Illicit Discharge Detection & Elimination**

- If illicit discharges or connections are observed, non-traditional MS4s notify other MS4 or TCEQ **Text was included in [2.6.2.1](#)**
- Inspections in response to complaints **Text was included in [2.6.2.1](#)**
- Procedures to prevent and correct leaking on-site sewage disposal systems **Text was included in [2.6.2.1](#)**

Please update the SWMP to address the above referenced SWMP requirements for MCM 2.

**MCM 3: Construction Site Stormwater Runoff Control**

- Procedures for receipt and consideration from the public **Text was included in [3.5.1.1](#)**

Please update the SWMP to address the above referenced SWMP requirements for MCM 3.

**MCM 4: Post-construction Stormwater Manage**

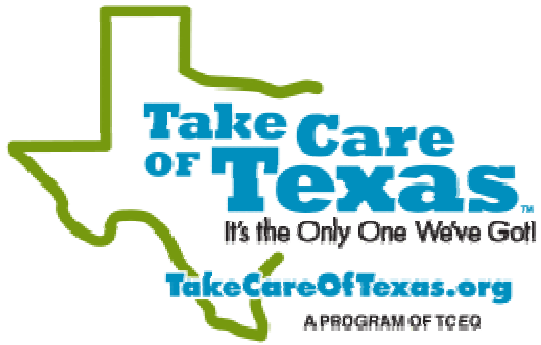
- Document and maintain records of enforcement actions **Text was included in [4.5.1.1](#)**

Please update the SWMP to address the above referenced SWMP requirements for MCM 4.

**Please note that BMP 5.6.1 Contractor Oversight was edited to correctly reflect the requirements of the General Permit.**

If you need any additional information, please feel free to contact me at 512-239-4544.

Best Regards,



Stephen A. Fryer

TCEQ Stormwater Team, MC 148

[stephen.fryer@tceq.texas.gov](mailto:stephen.fryer@tceq.texas.gov)

Phone: 512.239.4544

---

This e-mail and any attachments are intended only for the named recipient(s) and may contain information that is legally privileged, confidential, or exempt from disclosure under applicable law. If you have received this message in error, or are not the named recipient(s), you may not retain copy or use this e-mail or any attachment for any purpose or disclose all or any part of the contents to any other person. Any such dissemination, distribution or copying of this e-mail or its attachments is strictly prohibited. Please immediately notify the sender and permanently delete this e-mail and any attachment from your computer and/or electronic devices. Any personal views or opinions expressed by the writer may not necessarily reflect the views or opinions of Jones & Carter, Inc.



# PROPOSAL

2601 Forest Creek Drive  
 Round Rock, TX 78665  
 Phone (512) 246-1400 Fax (512) 246-1900

**DATE** 3/14/2023  
**Quotation #** 1  
**Customer ID**  
**District ID** BLKHS MUD  
**TEC ID**

**Quotation For:**  
 Block House MUD  
 Storm Water Collection System Work per Feb 2023 Report

*Quotation valid until:* 4/13/2023  
*Prepared by:* Jorge Villarreal

[jvillarreal@crossroadsus.com](mailto:jvillarreal@crossroadsus.com)

Project Scope: See items recommended 1a-d and 2a in Engineer Report including inlets, and outfall

**Comments or Special Instructions: Estimate; not to exceed Total**

| MANAGER    | P.O. NUMBER | S.O. NUMBER | SHIP DATE | SHIP VIA | TERMS  |
|------------|-------------|-------------|-----------|----------|--------|
| Villarreal |             |             |           |          | NET 30 |

|                   |                    |
|-------------------|--------------------|
| <b>Labor:</b>     | <b>\$5,868.88</b>  |
| <b>Equipment:</b> | <b>\$9,555.20</b>  |
| <b>Materials:</b> | <b>\$747.50</b>    |
| <b>Total:</b>     | <b>\$16,171.58</b> |

For Client

\_\_\_\_\_  
 Title Date

For Crossroads  
*Jorge Villarreal*

VP \_\_\_\_\_  
 Title Date

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT**

**ATTORNEY DIRECTIVES**

(From February 22, 2023 Meeting)

1. Mr. Abbott is to undertake preparation of contracts with new Williamson County Sheriff's Office deputies and obtain formal terminations of existing contracts from any deputies who no longer desire to provide off-duty services in the District, and to work with Deputy Lovato to undertake such actions on a go-forward basis. ***In process.***
2. Mr. Abbott is to update the Social Media Policy in accordance with recommendations from Director Young and to include the Social Media Policy on the March 22 agenda for final consideration. ***In process.***
3. Mr. Abbott is to provide a copy of the District's Emergency Response Plan to Ms. Torres. ***Done.***
4. Mr. Abbott is to work with the temporary Board Subcommittee appointed for the Nebraska Furniture Mart development in drafting a resolution to the City of Cedar Park regarding the Board's concerns with the development. ***Done.***
5. Mr. Abbott is to include an agenda item for discussion of the Jumano gate on the March 22 agenda. ***Done.***
6. Mr. Abbott it to make the consideration of Meeting Notes the last item on the agenda. ***Done.***

**AMENDED AND RESTATED GENERAL MANAGEMENT SERVICES AGREEMENT**

This AMENDED AND RESTATED GENERAL MANAGEMENT SERVICES AGREEMENT (this "Contract") is entered into effective June 1, 2022 (the "Effective Date"), between BLOCK HOUSE MUNICIPAL UTILITY DISTRICT (the "District"), a municipal utility district operating under Chapters 49 and 54 of the Texas Water Code, and CROSSROADS UTILITY SERVICES, LLC, a Texas limited liability company ("Contractor").

RECITALS

WHEREAS, the District provides water and wastewater utility services, recreational facilities, and other services to residents and customers of the District. The District desires to engage the services of Contractor for general management services for the District and Contractor desires to serve in such capacity, on the terms and conditions of this Contract.

WHEREAS, on October 1, 2021, the District and the Contractor entered into a General Management Services Agreement (the "Original Contract"). This Contract amends, restates and supersedes, in its entirety, the Original Contract entered into between the District and the Contractor. Upon full execution of this Agreement, the Original Contract will be of no further force or effect.

NOW, THEREFORE, for and in consideration of the premises, and the mutual agreements of the parties hereinafter set forth, the District and Contractor agree as follows:

AGREEMENTS

1. Appointment. The District appoints Contractor as its general manager and Contractor accepts this position, all on the terms and conditions set forth in this Contract.

2. Term; Termination.

(a) Term. The term of this Contract (the "Term") will begin on June 1, 2022 and end on September 30, 2023.

(b) Termination. This Contract may be terminated before the end of the Term by either party by delivery of at least 60 days' written notice of termination to the other party. However, if this Contract is terminated by the District due to Contractor's refusal or inability to perform, gross negligence or fraud in the performance of its duties, or distressed financial condition, the District may deliver written notice of termination to Contractor, which will be effective immediately upon delivery of such notice. In the event of termination, Contractor will be compensated up to the date of termination (prorated for less than a full month, if necessary).

(c) Return of District Property. Upon termination of this Contract, for any reason, Contractor must immediately turn over all District property, including books, records, checkbooks, funds, and other property, to the District's designated representative. Computer records relating to the District, including those relating to the District's accounts, connections, financial records, equipment, and customers, are District property, and Contractor will provide such records to the District or its representative in a format that will allow such computer records to be accessed and duplicated by computer.

3. Compensation. As compensation for the services specified in this Contract, Contractor will receive the sum of \$13,000 per month. All invoices for services performed in a month must be submitted to the District no later than 12:00 noon on the tenth day of the following month in

order to be considered for payment at the regular meeting of the Board of Directors of the District (the "Board") held during that month. Unless in dispute, invoices will be paid within 30 days of submittal; however, if there is a bona fide dispute over a portion of an invoice, the District will have the right to withhold payment of the disputed portion until the dispute is resolved.

4. Periodic Review. During the Term, the Board or its designated subcommittee may conduct a review of Contractor and its performance under this Contract. In conjunction with the review, the Board and Contractor may determine the terms upon which this Contract may be modified, renewed or extended. The Board and Contractor agree that a review of Contractor prior to March 1, 2023 is mutually beneficial for all parties and agree to engage in such a review.

5. Basic Duties and Responsibilities of Contractor. The Contractor will generally manage the District. The basic duties and responsibilities of the Contractor shall include, but not be limited to the following Basic Services.

(a) Administration.

(i) Representative. Contractor's primary representative in connection with Contractor's services to the District under this Contract will be Lisa Torres (the "General Manager"), who will attend Board meetings and coordinate all of Contractor's services hereunder. Except in the case of absences due to illness, vacation, or emergency (in which case other Contractor staff will attend Board meetings and coordinate Contractor's services), the General Manager will not be replaced without the approval of the Board. Andrew Hunt is pre-approved as temporary or permanent replacements for the designated General Manager. The General Manager will be present at the Walker House for an adequate amount of time each week (at least 20 hours) to accomplish the services specified in this Section. Contractor will provide the District with a list of Contractor's observed holidays on the first business day of each calendar year or upon request.

(ii) Equipment. Contractor must provide all equipment necessary for the proper performance of the services specified in this Section (including computer, printer/copier/fax machine, cell phone, and office supplies for routine business) at its sole expense. Contractor will invoice the District separately for materials for nonroutine projects.

(iii) District Communications; Customer Service; Coordination of District Activities. The General Manager will:

(1) Respond to inquiries, complaints and concerns in a professional, courteous, and timely manner; promote good relations with the District's property owners and residents; and coordinate with the Cities of Cedar Park and Leander, and with Williamson County as necessary to resolve customer concerns.

(2) Monitor and track all customer complaints and inquiries received, and report them to the Board as appropriate.

(3) Respond to any inquiries or reporting requirements of any governmental authority, the Board, or the District's other consultants in a prompt, professional manner.

(4) Provide public information that is readily available from the District's files in response to inquiries of other utilities, prospective purchasers, brokers, and other interested parties under the Public Information Act, Chapter 552, Texas Government Code, subject to Section 182.052 of the Texas Utilities Code, "Confidentiality of Personal Information"; coordinate with the District's attorney regarding requests for public information that may be excepted from disclosure or confidential by law.

(5) Monitor the District's website to insure that all posted information is up to date and that all information required to be posted by the laws applicable to municipal utility districts is included on the website.

(iv) Meeting Preparations and Attendance. General Manager will:

(1) Attend all regular Board meetings and any special Board meetings and subcommittee meetings as requested by the Board.

(2) Provide monthly reports in a format approved by the Board.

(3) Submit materials that are to be included in Board meeting packets to the District's attorney's office by 12:00 noon on the day that is one week prior to each regular Board meeting, unless other arrangements are approved by the Board. If this material is not delivered to the District's attorney in a timely manner, delivery must be made by Contractor directly to the Board members, at Contractor's sole expense.

(4) Upon request, meet with the Board's designated representatives and bookkeeper prior to each Board meeting to review invoices.

(v) Coordination of District Activities. The General Manager will:

(1) Coordinate District activities, services, and operations with neighboring municipalities, districts, other governmental entities and organizations.

(2) Coordinate with other District consultants and contractors, including attorneys, engineers, operators, auditors, bookkeepers, and financial consultants.

(3) Obtain bids from contractors when written specifications and published notice are not required, upon Board request.

(4) Schedule meetings and field work with contractors and vendors.

(5) File and monitor any insurance claims made by the District.

(6) Carry out Board directives in a prompt manner and report all actions taken in response to those directives to the Board.

(b) Financial.

(i) Management of Funds. Contractor will:

(1) Properly deposit all District funds in the District's accounts daily, without offset or counterclaim.

(2) Coordinate and monitor District finances, in cooperation with the District's bookkeeper.

(ii) Budget Process. Contractor will:

(1) At least three months prior to the expiration of each fiscal year, prepare a recommended management budget for the next fiscal year; coordinate with the District's other consultants on budget requirements; and present budget recommendations to the Board and oversee budget adoption process.

(2) Monitor annual budget over the course of each fiscal year—and make quarterly recommendations to the Board on appropriate budget revisions.

(iii) Audit Process. Contractor will coordinate with the District's bookkeeper and auditor to assist in the preparation of reports, schedules, and other data as necessary, and cooperate with the District's auditor in connection with the preparation of the District's annual audit, including providing District inventory records and other information necessary in connection with such audit.

(c) Bond Financings/Refinancings. Contractor will coordinate with the Board and the District's advisors in connection with the preparation of bond applications and related reports.

(d) Operations Services Assistance. Contractor will:

(i) Assist the District's other consultants, as requested, in administering the District's compliance with the TPDES Phase II Small Municipal Separate Storm Sewer System General Permit (TXR040000) and the District's storm water management program adopted thereunder.

(ii) Assist the District's other consultants, as requested, in administering the District's water conservation and drought contingency plan.

(e) Managerial Services.

(i) General Administration. The General Manager will:

(1) Coordinate Board meetings and conferences, including ordering meals and necessary supplies.

(2) Review agendas of meetings of the governing bodies of surrounding government entities, including the City of Cedar Park, City of Leander, and Williamson County.

(3) Respond to inquiries, complaints and concerns in a professional, courteous, and timely manner.

(ii) Street Lighting, Signage and Security. The General Manager will:



- (1) Monitor the functioning of all street lights within the District and coordinate repair or replacement of bulbs and related devices with Pedernales Electric Cooperative, as necessary.
- (2) Monitor street and traffic signs within the District and coordinate placement or replacement with Williamson County, as necessary.
- (3) Post and remove temporary District signs, as directed by the Board.
- (4) Regularly screen video from the security cameras located in District's parks and pool areas.
- (5) Cause the entrance gates located at the Bike Trails, Tonkawa Park, and Tumlinson Park to be unlocked by 7:00 a.m. each day, except in cases of emergencies, weather events, or construction that would make use of the Bike Trails or either park unsafe.

(iii) Walker House, Pavilion, and Jumano Community Center Operations. The General Manager will:

- (1) Monitor and schedule use of the Walker House, Pavilion, and Jumano Community Center as directed by the Board, including taking and arranging reservations; collecting and depositing all related fees, as required by applicable District rules; issuing and collecting keys from users, as necessary; checking out and keeping track of District equipment; and assuring that the releases and waivers required by applicable District rules are completed and submitted.
- (2) Monitor the condition of the Walker House and Jumano Community Center after each use and arrange for housekeeping and trash collection.
- (3) Notify the Board of needed repairs and coordinate repairs upon Board request.

(iv) Park and Recreational Facilities. The General Manager will:

- (1) Conduct regular on-site inspections of all District parks and recreational facilities to ensure efficient operations and proper condition of all facilities.
- (2) Upon the request of the Board or a Board-appointed subcommittee, obtain competitively-priced bids from contractors for repairs to the District's park and recreational facilities when written specifications and published notice is not required; monitor contractors' work to ensure it is performed timely, efficiently, and effectively.
- (3) Coordinate, in conjunction with the District's pool operations contractor, the tag or identification system approved by the Board in connection with use of the District's park and recreational facilities.

(4) Monitor and schedule use of the District's park and recreational facilities as directed by the Board, including taking and arranging reservations; collecting and depositing all related fees, as required by applicable District rules; issuing and collecting keys from users, as necessary; checking out and keeping track of District equipment; and assuring that the appropriate releases and waivers required by applicable District rules are completed and submitted.

(5) Monitor the functioning of all park and recreational facility lighting, including pool, tennis court and parking area lighting, and coordinate all necessary repairs and the setting of automatic timers as directed by the Board.

(6) Recommend revisions and additions to the District's park and recreational facilities rules.

(v) Contract Administration. The General Manager will:

(1) Supervise performance and administer the District's service contracts, including those for landscape maintenance, pool management, security services, solid waste collection and recycling services, media services, and cleaning services, and establish an appropriate chain of command to assure that all required maintenance and repair needs are met in an efficient and cost-effective manner.

(2) Develop and implement a contract monitoring system for services provided under all service contracts administered by the General Manager; provide periodic monitoring of contract performance and provide a monthly report to the Board on services performed pursuant to such contracts.

(3) Provide access and issue and collect keys to contractors and vendors, as necessary.

(4) Coordinate the District's "Clean-Up Days", it being understood that equipment and labor involved will be provided by the District's solid waste services contractor.

(vi) Manager's Account. The District will establish an account (the "Manager's Account") in an amount approved by the Board, which may be utilized by Contractor in accordance with the terms of a Secretary's Certificate and Resolutions Regarding Manager's Account adopted by the Board, as amended from time to time. Contractor must present statements or invoices to the Board to support all expenditures from the Manager's Account, and provide a monthly reconciliation of the account to the Board. If no statement or invoice is presented to support an expenditure, the District will not be responsible for the expenditure and Contractor must reimburse the District for any District funds expended.

(vii) Inventory and Tracking. Contractor will maintain an up-to-date inventory of all District equipment and fixtures (exclusive of utility equipment and improvements) and will annotate the inventory with information regarding

replacements, repairs and warranties, including the expiration dates of any warranties.

(f) Communication Services.

(i) The District agrees to engage Contractor to design, write, produce, distribute, and manage all community-wide District publications (the "District Media"), including a community-wide newsletter (the "Newsletter") and special notices to District residents (the "Special Notices"), and to update and maintain the District's website [www.blockhousemudtx.gov](http://www.blockhousemudtx.gov) (the "Website"), and Contractor accepts this engagement, on the terms and conditions of this Contract. Contractor may engage a third party acceptable to the District to assist in the drafting of the Newsletter and/or other similar content.

(ii) Contractor will provide all equipment and supplies necessary to provide the services described in this Contract, except that the District will pay the costs of website hosting services, software for the Website, and postage and printing costs.

(iii) The content and design of all District publications must be approved by the Board or its duly-appointed subcommittee prior to distribution or posting on the Website. Contractor will post information and documents to the Website if (i) requested by the Board, a duly-appointed subcommittee, or a District consultant, within five days after receipt of the request; or (ii) in the case of an emergency or if requested by the full Board, immediately.

(iv) Unless otherwise directed by the Board, regular issues of the Newsletter will be prepared by Contractor for distribution on a monthly basis, and such preparation will be timed so that the Newsletter can be included in the District's monthly utility bills. Contractor will cause any special editions of the Newsletter, Special Notices or other special publications to be prepared and distributed as directed by the Board or its designated subcommittee. Contractor will provide the Board's designated subcommittee, the General Manager and the District's attorney with a draft of each Newsletter or other publication for review and approval at least ten days prior to the proposed date of distribution.

(v) Newsletter Production. Contractor will provide the following services in connection with a two-page District Newsletter.

- (1) Layout and design;
- (2) Article preparation;
- (3) Photography; and
- (4) Printing and mailing coordination.

Postage, licensing costs, and printing will be billed separately and reimbursed by the District, with postage to be billed at the standard bulk rate and printing and licensing of photography to be billed at cost.

(vi) Website Maintenance and Social Media. Contractor will maintain the Website, including posting updates to meeting dates, Board meeting minutes and

agendas, news articles and photographs and other District documents as directed by the Board to the Website, and three social media sites (Facebook, Instagram, and Twitter), as directed by the Board. Contractor will also review and respond to online communications and forward such communications to District consultants or Board subcommittees, as appropriate, and distribute "email blasts" as directed by the Board or its subcommittees within two business days of notice. It is understood by the District and Contractor that social media posts by Contractor, including the response to social media posts by Contractor, will be completed during regular business hours only, unless the nature of the posts are of an emergency nature and that any delay in posting notices would directly affect the health and safety of District residents.

(vii) Utility Bill. If requested by the Board or its designated subcommittee, Contractor will draft special announcements for the news section of the District's utility bills as directed by the Board (with a maximum of six times per year) at no additional charge.

(viii) Surveys. If requested by the Board or its designated subcommittee, Contractor will draft and administer up to two surveys to District residents per year.

(ix) Welcome Packets. Contractor will mail and/or email welcome packets ("*Welcome Packets*") to new District residents on a monthly basis. Costs for postage and materials will be billed to the District at cost.

(x) Additional Services and Special Projects. Additional services and special projects not otherwise specified in this exhibit will be provided by Contractor, after advance approval by the Board, at an hourly rate of \$100 per hour, including travel time if applicable, including:

- (1) Special event coverage, including reporting on the Christmas event and/or District-scheduled special events outside of normal business hours;
- (2) Special print or mail projects, beyond the Newsletter, including invitations, brochures, resident packets, postcards; and
- (3) Special web development services, including additional web pages.

Any costs incurred under this subsection must be approved by the Board prior to the undertaking of such additional services or special projects.

(g) On-Site Staff Person Contractor will provide a qualified individual employed by Contractor (the "*On-Site Staff Person*") to perform or assist in performing the services specified in Section 5. The On-Site Staff Person will: (1) work full time (40 hours per week, Monday through Friday); and (2) be present at the Walker House for an adequate amount of time each week to accomplish the services specified in this Section. Occasionally, the Board may request that the On-Site Staff Person work on a Saturday. Such requests will be subject to the approval of the On-Site Staff Person and must be made at least two weeks in advance. The General Manager will oversee the On-Site Staff Person's work and report on the On-Site Staff Person's activities at each regular monthly Board meeting. The duties of the On-Site Staff Person and the related compensation to Contractor may be adjusted at any time during the term of this Contract upon mutual written agreement of Contractor and the District.

Generally, the On-Site Staff Persons' duties will include:

- (i) Performing general administrative and office related tasks for the District;
- (ii) Communication with District residents, including answering questions and providing information;
- (iii) Performing various administrative duties, including preparing and reviewing correspondence;
- (iv) Representing the District to the public;
- (v) Suggesting or implementing improvements in policies, procedures, and organization to achieve efficiencies, and improve effectiveness and customer service;
- (vi) Assisting walk-in customers with reservations, various questions/issues;
- (vii) Scheduling facility reservations via telephone, email, in person;
- (viii) Managing an online reservation calendar of all facilities;
- (ix) Managing a spreadsheet of all monies taken/deposited for reservations and refunded;
- (x) Managing all District keys and key FOBs;
- (xi) Posting facility reservations in the District and email;
- (xii) Updating District communications and social media, under direction of the General Manager;
- (xiii) Reporting vandalism, accidents, etc., to the Williamson County Sheriff's Office and/or obtaining information from reports;
- (xiv) Reporting streetlight issues/follow up on repair status;
- (xv) Reporting road sign issues;
- (xvi) Performing minor tasks relating to daily operations of the Walker House and Jumano Community Center;
- (xvii) Sending Welcome Packets;
- (xviii) Maintaining a tracking spreadsheet of pending and completed projects in the District;
- (xix) Ordering food and supplies for Board meetings;
- (xx) Handling various special projects as arise/needed.
- (xxi) Supporting the General Manager to oversee, monitor, and report on the operations and conditions of the District;

- (xxii) Assisting the General Manager with scheduling vendors;
- (xxiii) Assisting District subcommittees with scheduling meetings;
- (xxiv) Discussing work projects and current District activities with the General Manager (usually on a daily basis);
- (xxv) Acting as the liaison between the General Manager and District vendors;
- (xxvi) Preparing and assembling reports for the General Manager packet for the monthly meetings;
- (xxvii) Managing and communicating effectively with contractors and consultants performing projects and services for the District;
- (xxviii) Corresponding with the District's bookkeeper on issues, reservation/registration fees and deposits, information requests;
- (xxix) Corresponding with the Board members and consultants on issues; and
- (xxx) Completing other duties as assigned by Contractor, General Manager, or the Board.

6. Insurance.

(a) Limits. Upon the full execution of this Contract and prior to providing any services under this Contract, Contractor must furnish the District certificates of insurance and policies, including all endorsements, on forms acceptable to the District, confirming the following insurance coverage in at least the amounts set forth below:

- |    |                                                                                                                                                                         |                                                                                                                  |
|----|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------|
| 1. | Worker's Compensation/Employer's Liability                                                                                                                              | Statutory amounts as specified by law                                                                            |
| 2. | Commercial General Liability (occurrence basis)                                                                                                                         | \$1,000,000 (per occurrence)<br>\$2,000,000 (aggregate)<br>\$1,000,000 (products/completed operations aggregate) |
| 3. | Automobile Liability (occurrence basis), which policy limit must include liability arising out of operation of owned, hired and non-owned vehicles                      | \$1,000,000 (combined single limit)                                                                              |
| 4. | Excess/Umbrella Liability (above the actual amounts carried by Contractor for the policies described in (1) (with respect to Employer's Liability), (2), and (3) above) | \$1,000,000 (per occurrence)                                                                                     |
| 5. | Cyber Liability                                                                                                                                                         | \$1,000,000 (per occurrence)                                                                                     |

(b) Contractor's Commercial General Liability. Contractor's commercial general liability policy must: (1) be on a current edition of ISO form CG 00 01 12 07 or equivalent; (2) include, but not be limited to, the following coverages: premises/operations, products/completed operations, independent contractors, personal injury, contractual liability, including contractual indemnity, and explosion, collapse, underground property damage; and (3) not include the following endorsements and exclusions or equivalent limitations: CG 22 94 or CG 22 95 (Damage to Work Performed by Subcontracts Exclusion), CG 21 39 (Contractual Limitation Endorsement), CG 24 26 (Amendment of Insured Contract Definition), and CG 21 37 (Employees as Insureds Exclusion).

(c) Coverage for Personnel. The insurance required above must cover services performed by all personnel of Contractor, including independent contractors.

(d) Endorsements. Policy endorsements, naming the District (i) as an additional loss payee under the Commercial Crime insurance policy and (ii) as an additional insured under all other insurance policies other than the Worker's Compensation policy, must be furnished to the District contemporaneously with the Effective Date and annually thereafter. Each policy of insurance must provide, in the body of the policy or in an endorsement, that it is primary and noncontributory over any insurance that may be carried by the District and that the District will be notified in writing (x) at least 30 days prior to any cancellation/termination (other than for non-payment of premium), change, or non-renewal; and (y) at least ten days prior to any cancellation/termination for non-payment of premium. Each policy must be maintained in force throughout the term of this Contract and must be written by insurance companies authorized to sell insurance where work is being performed and have an A.M. Best's rating of B++ VII or better.

(e) Employee Dishonesty. If the District suffers a loss by reason of Contractor's employee's (including an independent contractor's) dishonesty, Contractor will either (i) promptly reimburse the District for the entire amount of the loss or (ii) promptly file and thereafter diligently prosecute a claim under its Commercial Crime insurance policy for recovery of the loss. If the District elects to seek recovery for any loss under Contractor's Commercial Crime insurance policy, Contractor will (i) promptly upon settlement of the claim, remit all insurance proceeds to the District, and (ii) reimburse the District for any portion of the loss not recovered.

(f) Contractor's Obligations and Liabilities. None of the requirements of this Contract with regard to insurance will limit, qualify, or quantify the obligations and liabilities of Contractor under this Contract or with respect to the services provided by Contractor pursuant to this Contract.

7. Indemnity. As a material part of the consideration for this contract, CONTRACTOR AGREES TO WHOLLY INDEMNIFY, DEFEND AND HOLD HARMLESS THE DISTRICT FROM all claims, losses, expenses, and liabilities, including reasonable attorneys' fees (collectively, "Losses"), ARISING FROM OR RELATING TO THE SERVICES TO BE PERFORMED BY CONTRACTOR UNDER THIS CONTRACT, including Losses arising out of or relating to damage to property, injury to or death of persons (including the property and persons of the parties and their agents, servants, contractors and employees), loss of use of property, loss of revenue, economic or other losses, and any noncompetition, employment, or other similar agreement affecting Contractor's personnel. THE OBLIGATIONS IN THIS PARAGRAPH APPLY WHETHER ALLEGED OR ACTUAL NEGLIGENT ACTS OR OMISSIONS OF THE DISTRICT CAUSED THE LOSS IN WHOLE OR IN PART. THESE OBLIGATIONS INCLUDE, WITHOUT LIMITATION, CLAIMS BY CONTRACTOR'S EMPLOYEES AGAINST THE DISTRICT.

8. Miscellaneous.

(a) Assignment. Neither the District nor Contractor may assign this Contract without receiving the prior written consent of the other party.

(b) Notices. All notices given hereunder must be in writing and must be personally delivered or dispatched by United States certified mail, postage prepaid, return receipt requested, to the addresses shown at the end of this Contract. Either party may change the address to which any notice is to be addressed by giving written notice to the other party of the change. Any time limitation provided for in this Contract will commence with the date that the party actually receives the written notice, and the date of postmark of any return receipt indicating the date of delivery of a notice to the addressee will be conclusive evidence of receipt.

(c) Amendments. No amendment to this Contract will be binding upon the District or Contractor unless made in writing, approved by the Board of the District or its authorized committee, and signed by both Contractor and the District. An electronic communication will not be sufficient to constitute an amendment to this Contract.

(d) Applicable Law, Place of Performance. This Contract will be construed under the laws of the State of Texas. All of the obligations contained in this Contract are performable in Williamson County, Texas.

(e) Status as Independent Contractor; Personnel. Contractor is retained as and will continue in the capacity of an independent contractor. Contractor will be responsible for hiring and compensating the General Manager and any other personnel it deems necessary to carry out its duties under this Contract, and to be responsible for collecting and remitting all applicable FICA and income tax withholding based upon any sums paid to Contractor or its personnel.

(f) Subcontracting. Contractor may not subcontract any services performed under this Contract without the prior written approval of the District. All subcontractors retained by Contractor must possess the experience, qualifications, and skills to perform the tasks assigned to them and be licensed or certified if required for the task to be performed and if licensing certification is standard practice in the industry. Any subcontractor retained by Contractor must be covered by Contractor's insurance and will be included in and covered by Contractor's indemnity set forth in Section 7. Any contractor retained by Contractor on behalf of the District that will not be a subcontractor of Contractor must enter into a separate written contract with the District, on terms acceptable to the District. Contractor will be responsible for the quality and timeliness of all services subcontracted by Contractor. No surcharges, supervisory fees, or inspection fees may be assessed by Contractor as a result of subcontracted services.

(g) District Policies. Contractor is aware of and Contractor and General Manager will comply with all applicable District policies, including the District's Code of Ethics, Travel and Professional Services Policy.

(h) Interested Parties. Contractor acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. Contractor confirms that it has reviewed Section 2252.908 and, if required to do so, will 1) complete a Form 1295, using the unique identification number specified on page 1 of this Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and 2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time the Contractor executes and submits this Contract to the District. Form 1295s are available at the TEC's website at



<https://www.ethics.state.tx.us/filinginfo/1295/>. This Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon Contractor's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

(i) Conflicts of Interest. Contractor acknowledges that Texas Local Government Code Chapter 176 (as amended, "Chapter 176") requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. Contractor confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return FORM CIQ promulgated by the TEC, which is available on the TEC's website at <https://www.ethics.state.tx.us/forms/conflict/>, within seven days of the date of submitting this Contract to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.

(j) Verification Under Chapter 2271, Texas Government Code. If required under Chapter 2271 of the Texas Government Code (as amended, "Chapter 2271"), Contractor represents and warrants that, at the time of execution and delivery of this Contract, neither Contractor, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Contractor that exist to make a profit, boycott Israel or will boycott Israel during the term of this Contract. The foregoing verification is made solely to comply with Section 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, "boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Contractor understands "affiliate" to mean an entity that controls, is controlled by, or is under common control with Contractor.

(k) Verification Under Subchapter F, Chapter 2252, Texas Government Code. For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, "Subchapter F"), Contractor represents and warrants that, neither Contractor, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Contractor that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the "Comptroller") described within Subchapter F and posted on the Comptroller's internet website at:

<https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,  
<https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and  
<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran or a foreign terrorist organization. Contractor understands "affiliate" to mean any entity that controls, is controlled by, or is under common control with Contractor.

(l) Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies. If required under Chapter 2274 of the Texas Government Code (as amended, "Chapter 2274"), Contractor represents and warrants that, at the time of execution and delivery of the Contract, neither Contractor, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Contractor that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, "boycott energy companies" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action

that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

(m) Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries. If required under Chapter 2274 of the Texas Government Code (as amended, "Chapter 2274"), Contractor represents and warrants that, at the time of execution and delivery of the Contract, neither Contractor, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Contractor that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the Contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms "discriminate against a firearm entity", "firearm entity", and "firearm trade association" have the meanings ascribed to them in Section 2274.001, Texas Government Code.

(n) No Waiver. No consent or waiver, expressed or implied, to or of any default of any covenant or provision hereof by any party will be construed as a consent or waiver to or any other default of the same or any other covenant or provision.

(o) Severability. If any provision of this Contract is illegal, invalid, or unenforceable under present or future laws, it is the intention of the parties that the remainder of this Contract not be affected thereby, and it is also the intention of the parties that, in lieu of each provision of this Contract that is illegal, invalid, or unenforceable, there be added as a part of this Contract a provision as similar in terms to the illegal, invalid, or unenforceable provision as is possible, and is legal, valid, and enforceable.

(p) Attorney's Fees. Any party to this Contract who is the prevailing party in any legal proceeding against any other party brought under or in connection with this Contract or the subject matter hereof will be additionally entitled to recover court costs and reasonable attorney's fees, and all other litigation expenses, including deposition costs, travel, and expert witness fees, from the nonprevailing party (including reasonable attorney's fees in accordance with Section 271.159, Texas Local Government Code).

(q) Counterparts. This Contract may be executed in one or more counterparts, all of which will be considered one and the same agreement and will become effective when one or more counterparts have been signed by each of the parties and delivered to the other parties, it being understood that all parties need not sign the same counterpart.

(r) Authority. Each party represents and warrants that it has the full right, power, and authority to execute this Contract and all related documents. Each person executing this instrument on behalf of a party represents that he or she is an authorized representative of and has the authority to sign this document on behalf the respective party.

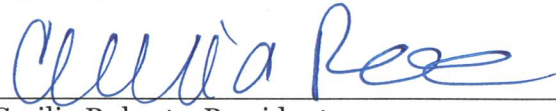
(s) Entire Agreement. This Contract constitutes the entire agreement of the parties regarding general management services and supersedes all prior agreements and understandings, whether written or oral, between Contractor and the District regarding general management services.

\* \* \*

*signature pages follow*

**COUNTERPART SIGNATURE PAGE TO  
GENERAL MANAGEMENT SERVICES AGREEMENT**

**BLOCK HOUSE MUNICIPAL UTILITY  
DISTRICT**

By:   
Cecilia Roberts, President  
Board of Directors

Date: 5-25-22

Address: P.O. Box 129  
Leander, Texas 78646

**ATTEST:**

  
Byron Koenig, Secretary  
Board of Directors

**COUNTERPART SIGNATURE PAGE TO  
GENERAL MANAGEMENT SERVICES AGREEMENT**

**CROSSROADS UTILITY SERVICES, LLC,**  
a Texas limited liability company

By:  \_\_\_\_\_

Printed Name: Andrew Hunt

Title: Executive Vice President

Date: 6/9/22

Address: 2601 Forest Creek Drive  
Round Rock, Texas 78665

# Citizen Communications Proposal

March 2023 - Block House MUD

- Challenge: residents wishing to address the board currently have to speak at the beginning of the meeting. This can be problematic in situations where the agenda item is vague, there is confusion/misunderstanding about what the item is or the intentions behind, or if the resident would simply like to hear the board discuss before they comment. Residents commenting before the board at the last couple of meetings have mentioned this challenge.
- Proposed Solution: empower residents to continue to speak at the beginning of the meeting if they wish or give residents the option to speak during a specific item if they would rather.
  - Details:
    - i. Residents still have one 3-minute session to address the board so the meeting will not need to be lengthened
    - ii. The procedure would be:
      - Board member bringing the item will present it to the meeting
      - The board members will each have a chance to speak their mind on the item and discuss ("around the table") with input from staff/vendors
      - Citizen communication for that item (including written)
      - "Around the table" again
      - Vote if necessary/appropriate
- What stays the same:
  - Residents have one 3-minute opportunity to speak
  - Residents can speak on any matter of importance to them at the beginning of the meeting, even if there is an agenda item later in the meeting, just like now
  - The board will consider citizen communication from the beginning of the meeting when the item comes up for consideration
- What changes:
  - Residents can choose to wait to address the board until the item comes up for consideration and they've heard the board discussion
- Anticipated benefits:
  - Residents will likely better understand the item if they hear the board discuss it and the input from staff and vendors
  - Better understanding by the residents means better comments to the board, which translates into better decisions by the board

# Citizen Communications Proposal

March 2023 - Block House MUD

- Specific Action Proposed:
  - The board implement the above procedure for the April and May 2023 regular meetings. Near the end of the may meeting the board evaluates and decides if this trial procedure should be:
    - i. Made permanent
    - ii. Modified in some way
    - iii. Scrapped
  - Things that would need to be adjusted:
    - i. Citizen communication forms need to have the item number on them
    - ii. Also should ask if they want to wait to speak on the item, they may still want to speak at the beginning

TL;DR

If a resident would like to continue to give comments at the beginning of the meeting they can keep doing that, but if they'd like to hear the Board discussion before they comment they now have that option.

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
CODE OF ETHICS, TRAVEL, AND PROFESSIONAL SERVICES POLICY**

(February 27, 2019)

**ARTICLE I**

**SUBJECT MATTER**

This Code of Ethics, Travel, and Professional Services Policy (“*Policy*”) is adopted by the Board of Directors (the “*Board*”) of Block House Municipal Utility District (the “*District*”) under Sections 49.157 and 49.199 of the Texas Water Code and Section 2256.005 of the Texas Government Code. The subject matter of this Policy is addressed by other requirements of Texas law, including those governing public meetings, public records, audits, financial management, disqualifications of Directors, dual office holding limitations, conflicts of interest, self-dealing, and illegal and corrupt practices. This Policy is not intended to supersede or summarize other provisions of applicable law.

**ARTICLE II**

**DEFINITIONS**

2.01. Business Entity. “*Business Entity*” means a sole proprietorship, partnership, firm corporation, holding company, joint stock company, receivership, trust or any other entity recognized by law through which business is conducted.

2.02. Commission. “*Commission*” means the Texas Commission on Environmental Quality.

2.03. Developer. “*Developer*” means a developer of property in the District.

2.04. Director. “*Director*” means a person elected or appointed to serve on the Board.

2.05. District Official. “*District Official*” means a Director, Officer, or Employee.

2.06. Emolument. “*Emolument*” means pay or some other benefit, compensation, or thing of value received in exchange for holding an office. For example, free or discounted utility services or a fee of office for meeting attendance could constitute an emolument.

2.07. Employee. “*Employee*” means any person or Business Entity working for or on behalf of the District.

2.08. Investment Officer. “*Investment Officer*” means a person appointed by the Board to handle District investments.

2.09. Officer. “*Officer*” means an elected or appointed officer of the District, including an Investment Officer, who exercises responsibilities beyond those that are advisory in nature.

2.10. Professional Services Procurement Act. “*Professional Services Procurement Act*” means Subchapter A, Chapter 2254, Texas Government Code, as amended from time to time.

2.11. Public Funds Investment Act. “*Public Funds Investment Act*” means Chapter 2256, Texas Government Code, as amended from time to time.



2.12. Public Funds Collateral Act. “*Public Funds Collateral Act*” means Chapter 2257, Texas Government Code, as amended from time to time.

2.13. Substantial Interest. “*Substantial Interest*” has the same meaning as set forth in Chapter 171, Texas Local Government Code, as amended from time to time. Under Chapter 171, Texas Local Government Code:

A. A person has a Substantial Interest in a Business Entity if the person: (i) owns 10% or more of the voting stock or shares of a Business Entity; (ii) owns either 10% or more or \$15,000 or more of the fair market value of a Business Entity; or (iii) has received funds from the Business Entity that constitute more than 10% of the person’s gross income for the previous year.

B. A person has a Substantial Interest in real property if the person has an equitable or legal ownership interest in the property that has a fair market value of \$2,500 or more.

C. A person also has a Substantial Interest in a Business Entity or real property if he or she is related in the first degree by consanguinity (blood) or the first degree by affinity (marriage), as determined under Chapter 573, Texas Government Code, to a person who has a Substantial Interest in a Business Entity or in real property under Subsections A or B of this Section.

### **ARTICLE III**

#### **CODE OF ETHICS**

3.01. Statement of Policy; Purposes of Policy. This Policy has been adopted to establish guidelines for high ethical standards in official conduct by Directors and Officers, and to provide guidance to Directors and Officers in order to instill a high level of public confidence in their professionalism, integrity and commitment to the public interest. Further, this Policy will serve as a basis for disciplining those who refuse to abide by its terms.

3.02. Standards of Conduct.

A. All Directors and Officers must conduct themselves, both inside and outside District service, so as to give no occasion for mistrust of their integrity, impartiality, or devotion to the best interests of the District.

B. All District Officials must conduct themselves with decorum, both at public meetings and in other settings in which he or she may be viewed by the public as acting in an official capacity. All District Officials must treat each other, and any member of the public appearing at any meeting of the Board, with proper courtesy and respect.

C. No District Official may disclose any confidential information, including information gained during any executive session of the Board, without prior written authorization of the Board.

D. No District Official may engage in any conduct prejudicial to the District or that reflects discredit upon the Board.

E. All District Officials must use care when taking any public position on any issue pertaining to the business of the District to distinguish between their individual opinions and the official position of the Board or the District.

F. All Directors must consistently attend all meetings of the Board, including all regularly scheduled work sessions. If a Director fails to attend one-half of the regular meetings of the Board scheduled within a 12-month period, the Director may be removed from the Board by the unanimous vote of the other Directors.

H. The Board shall conduct a minimum two-hour ethics training per year.

### 3.03. Conflicts of Interest.

A. All Directors and Officers are subject to Chapter 171, Texas Local Government Code, relating to the regulation of conflicts of interest.

B. The District may not transact any business with a Business Entity or involving real property in which a Director or Officer has any interest, whether direct or indirect, without prior approval of the Board, after disclosure by the interested Director or Officer and discussion at a posted Board meeting. If a Director or Officer has a Substantial Interest, the Director or Officer must also file an affidavit disclosing the nature and extent of the interest before any action is taken on the matter in accordance with Chapter 171, Texas Local Government Code.

C. A Director may not participate in discussion or action on a matter involving a Business Entity or real property in which the Director has a Substantial Interest if the Board's action will, or it is reasonably foreseeable to, have a special economic effect on the Business Entity or value of the real estate that is distinguishable from the effect on the public, unless a majority of the Board is likewise disqualified and has filed affidavits disclosing similar interests in the same matter.

D. A Director may not participate in a discussion or action on a matter involving a Business Entity or real property in a manner that will, or is reasonably foreseeable to, have a special economic effect on the Director, such as a matter involving a current or prospective District contractor or subcontractor with whom the Director does, or has done, business, without prior approval of the Board, after disclosure by the Director.

E. A Director or Officer may not act as a surety for a Business Entity that has work, business, or a contract with the District or act as a surety on any official bond required of a District Official.

F. No Director or Officer may represent, directly or indirectly, himself or any private person, Business Entity, group or interest, other than the District, before the Board, except in matters of purely public concern, when doing so without compensation or remuneration.

G. The Board may not appoint or confirm the appointment to any position, or award any contract to, a person related to a member of the Board within the second degree by affinity (marriage) or within the third degree by consanguinity (blood) when the salary or other compensation is paid, directly or indirectly, from District funds, except as provided by Chapter 573, Texas Government Code.

H. Each District Official must file a conflict of interest disclosure statement or conflict of interest questionnaire, as applicable, when required to do so by Chapter 176, Texas Local Government Code.

I. As provided in Section 171.009, Texas Local Government Code, a Director may serve as a member of the board of directors of a private, nonprofit corporation or other

non-profit entity if he or she receives no compensation or other remuneration from the nonprofit corporation or other nonprofit entity.

3.04. Disqualification of Directors. As provided in Section 49.052, Texas Water Code, a Director is disqualified from serving as a member of the Board if he or she:

A. is related within the third degree of affinity or consanguinity to a Developer, any other Director, or the manager, engineer, attorney, or other person providing professional services to the District;

B. is an employee of a Developer or any Director, manager, engineer, attorney, or other person providing professional services to the District or a Developer in connection with the District or property located in the District;

C. is a Developer;

D. is serving as an attorney, consultant, engineer, manager, architect, or in some other professional capacity for the District or a Developer in connection with the District or property located in the District;

E. is a party to a contract with or along with the District, except for the purchase of public services furnished by the District to the public generally;

F. is a party to a contract with or along with a Developer relating to the District or to property within the District, other than a contract limited solely to the purpose of purchasing or conveying real property in the District for the purpose of either establishing a permanent residence, establishing a commercial business within the District, or qualifying as a Director; or

G. during his or her term of office, fails to maintain the qualifications required by law to serve as a Director.

3.05. Dual Office Holding Limitations.

A. Constitutional Limitations. Except as permitted by Article XVI, Section 40 of the Texas Constitution, no Director may hold or exercise at the same time, more than one civil office of Emolument.

B. Common-Law Incompatibility. No Director may hold another public office in violation of the common-law doctrine of incompatibility that applies to holding two incompatible positions and prohibits a person from holding certain public offices at the same time because of practical conflicts of interest that might arise, including service as a director of two governmental authorities with overlapping taxing jurisdictions.

## ARTICLE IV

### TRAVEL EXPENDITURES AND FEES OF OFFICE

4.01. Fees of Office. A Director is entitled to receive fees of office of not more than \$150 per day for each day the Director actually spends performing duties as a Director. Total fees of office payable to any Director may not exceed the sum of \$7,200 per District fiscal year. This maximum will be determined based on the date the fee of office is earned and not on the date of payment. No Director may receive fees of office if the Director owes any sum of money to the District. Fees of office will be paid only for called meetings of the Board or, upon prior

approval of the Board, for subcommittee meetings, approved conferences, or other special projects requested by the Board. In this section, “performing the duties of a Director” means substantive performance of the management or business of the District, including participation in Board and committee meetings and other activities involving the substantive deliberation of District business and in pertinent educational programs. The phrase does not include routine or ministerial activities such as the execution of documents, self-preparation for meetings, or other activities requiring a minimal amount of time.

4.02. Reimbursement of Expenses. Reimbursement for travel expenditures and other expenses incurred by a Director on behalf of the District is subject to approval by the Board.

4.03. Verification. In order to receive fees of office and to receive reimbursement for expenses, each Director must present a verified statement of attendance to the Board indicating the date(s) spent performing the duties of a Director and a general description of the duties performed on each such date, together with all supporting receipts and invoices.

4.04. Conference and Seminar Policy. Directors may attend conferences and meetings at the District’s expense only if deemed appropriate by the Board. Each Director will report to the Board on all seminars and conferences attended at the next regular meeting of the Board following the seminar or conference. This report may be oral or written, as determined by the Director. Unless otherwise approved by the Board, each Director attending a conference or meeting must attend all blocks of educational sessions in order to qualify for reimbursement. Subject to prior Board approval and compliance with the other requirements of this Policy, each Director who attends a conference, business meeting, or seminar related to the District business may be reimbursed for travel, lodging, and meal expenses associated with that attendance, as follows:

A. Travel Expenses. Transportation costs, including but not limited to airfare, car rental, taxi fare, and parking incurred while on official District business, will be reimbursed based upon the costs actually incurred by the Director; however, reimbursement for transportation on a common carrier will be limited to tourist/coach rates. Mileage reimbursement for transportation by personal automobile will conform to Internal Revenue Service regulations.

B. Lodging Expenses. Lodging expenses will be reimbursed based upon costs actually incurred by the Director and will not exceed the amount of lodging expense determined to be reasonable and necessary.

C. Meal Expenses. Meal expenses will be limited to the amount determined to be reasonable and necessary.

D. Excluded Expenses. The cost of alcoholic beverages, hotel movies, gifts, laundry and dry cleaning, entertainment, family attending with the Director, personal telephone calls and all other expenses that are of a personal nature or are not reasonable or necessary to District business will not be paid or reimbursed by the District.

## ARTICLE V

### **PROFESSIONAL SERVICES; BONDS**

5.01. Selection. Consultants and Employees retained to provide professional services to the District, including, but not limited to, legal, engineering, management, accounting and tax collection services, will be selected based upon their demonstrated competence and qualifications to perform the services for a fair and reasonable price, and by majority vote of the Board. In selecting attorneys, engineers, auditors, financial advisors or other professional consultants, the District will follow the procedures required by the Professional Services Procurement Act.

5.02. Interested Parties. If required to do so by Section 2252.908, Texas Government Code, attorneys, engineers, auditors, financial advisors, or other professional consultants entering into a contract, renewal, amendment, or extension of a contract with the District will (i) complete a Certificate of Interested Parties ("Form 1295") and electronically file it with the Texas Ethics Commission (the "TEC"); and (ii) submit to the District the signed and notarized Form 1295 including the certification of filing number of the Form 1295 with the TEC, at the time the executed contract is submitted to the District. Any contract that requires a Form 1295 will not be effective until the requirements listed above are satisfied and any award of a contract by the District is expressly made contingent upon compliance with such requirements.

5.03. Bond or Insurance. In order to protect the District against loss of District funds, the District will, in accordance with Section 49.057(e), Texas Water Code, require any Employee who routinely collects, pays, or handles District funds to either (i) provide the District with a bond payable to the District in an amount determined by the Board to be sufficient to safeguard the District; or (ii) obtain and thereafter maintain a policy or policies of insurance, the coverage of which, in the Board's determination, adequately protects the interests of the District.

5.04. Review. The performance of all Employees providing professional services to the District will be regularly monitored and reviewed by the Board. An Employee's performance may be formally reviewed and evaluated by the Board at any time, upon the request of any Director.

## ARTICLE VI

### **BOARD MEETING PROCEDURES**

6.01. Regular Meetings. Regular meetings of the Board will be held on the fourth Wednesday of each month, beginning at 6:30 p.m., unless another date and time are approved by the Board. In order to avoid overly long Board meetings which tend to be inefficient and which also result in increased fees being paid to the District's consultants, regular Board meetings will be adjourned at 10:30 p.m. and all agenda items which have not been considered ("Pending Items") will be continued until the next Board meeting, unless a motion to continue the regular meeting beyond 10:30 p.m. is adopted by affirmative vote of a majority of the Board members.

6.02 Unfinished Business. Any Pending Items from a regular Board meeting will be continued to either (i) a special called meeting scheduled by motion adopted by affirmative vote of a majority of the Board members or (ii) the next regular meeting of the Board.

## ARTICLE VII

### COMPLAINTS AND PROCEDURES FOR VIOLATIONS

7.01. Complaints. All complaints or allegations of violations of this Policy must be made in writing, sworn to before a notary public and filed with the District's attorney. A complaint must describe in detail the act that is complained of, and the specific sections of this Policy alleged to have been violated. A general complaint, lacking detail, will not be sufficient to invoke the procedures in this section, and anonymous complaints will not be considered.

7.02. Initial Determination. Within five business days of receipt of a complaint, the District's attorney will determine if the facts of the complaint, if true, would constitute a violation of this Policy. If the District's attorney determines that the complaint does not contain facts that constitute a violation, the District's attorney will so advise the Board at its next regular meeting.

7.03. Report to the Board. If the District's attorney determines that the complaint contains facts that, if true, would constitute a violation, the District's attorney will present a report to the Board. A majority of the Directors not implicated by the complaint will determine whether the complaint should be considered or rejected.


7.04. Consideration by the Board. To consider a complaint, the Board may convene in executive session as permitted by the Texas Open Meetings Act. The Board member implicated by the complaint will have the right to a full and complete hearing, with the right to call witnesses and present evidence. Any final action, decision, or vote will be made in open meeting.

7.05. Discipline. The failure of a Director to comply with the provisions of this Policy will constitute grounds for (i) a reprimand by the other Directors, (ii) removal of the Director from one or more subcommittees of the Board, (iii) required ethics training as approved by the Board, and/or (iv) other measures as determined by the Board.

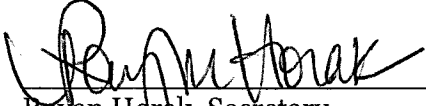
*[Signature Page Follows]*

ADOPTED this 27<sup>th</sup> day of February, 2019.

**BLOCK HOUSE MUNICIPAL UTILITY  
DISTRICT**

By:   
Cecilia Roberts, President  
Board of Directors

ATTEST:

  
Ryan Horak, Secretary  
Board of Directors

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT**

**BOARD OF DIRECTOR DIRECTIVES**

(From February 22, 2023 Meeting)

**Subcommittees:**

1. The PR/Communications Subcommittee is to work with Williamson County to explore the installation of a sign in the District to alert drivers of their speed.
2. The Amenities Subcommittee is to evaluate the current state of winter storm considerations in the District's parks in the context to the request from James and Jacob Murray for additional access to the District's parks.
3. The PR/Communications Subcommittee is to work with the Williamson County Sheriff's Office to address speeding in the District, including in the school zones and on Scottsdale Drive.

**Directors:**

1. Director Logan is to execute contracts with any new Williamson County Sheriff's Office deputies at the appropriate time.



**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT**

**CONTRACTS AND  
PROFESSIONAL SERVICES AGREEMENTS**

| <b>CONTRACT / AGREEMENT</b>                                                                                                                   | <b>CONTRACTOR</b>                                                            | <b>EFFECTIVE DATE</b>                                                | <b>EXPIRATION DATE</b>                                                                                                              |
|-----------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------|----------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------|
| Water Supply Contract                                                                                                                         | City of Cedar Park                                                           | March 10, 1995                                                       | March 10, 2035                                                                                                                      |
| Interlocal Agreement for Plumbing Inspections...                                                                                              | City of Cedar Park                                                           | March 14, 2022                                                       | March 14, 2027                                                                                                                      |
| Wholesale Wastewater Service Contract                                                                                                         | City of Cedar Park                                                           | September 25, 2002                                                   | September 25, 2032                                                                                                                  |
| Fire Protection Agreement                                                                                                                     | City of Cedar Park                                                           | April 1, 2018                                                        | September 30, 2023                                                                                                                  |
| Agreement with Leander ISD Regarding Use of Apache Pool                                                                                       | Leander ISD                                                                  | June 1, 2022                                                         | May 31, 2025                                                                                                                        |
| Pool Use Agreement                                                                                                                            | Block House Creek Swim Team                                                  | May 1, 2021<br>(rev/app 12-16-20)                                    | July 15, 2023                                                                                                                       |
| Pool Services Agreement                                                                                                                       | Lifeguard 4 Hire, L.L.C.                                                     | November 1, 2022                                                     | October 31, 2023                                                                                                                    |
| Amended and Restated General Management Services Agreement                                                                                    | Crossroads Utility Services, LLC                                             | June 1, 2022                                                         | September 30, 2023                                                                                                                  |
| Operations Services Agreement                                                                                                                 | Crossroads Utility Services, LLC                                             | October 1, 2021                                                      | September 30, 2023                                                                                                                  |
| Landscape Maintenance Agreement                                                                                                               | Priority Landscapes, LLC                                                     | November 1, 2022                                                     | October 31, 2023                                                                                                                    |
| Amended and Restated Agreement for Bookkeeping Services                                                                                       | Municipal Accounts & Consulting, L.P.                                        | November 1, 2021                                                     | October 31, 2024                                                                                                                    |
| Amended and Restated Solid Waste Collection and Disposal Services Agreement<br>Amendment No. 1...<br>Amendment No. 2...<br>Amendment No. 3... | Texas Disposal Systems, Inc.                                                 | June 1, 2018<br><br>June 1, 2020<br>March 1, 2022<br>October 1, 2022 | September 30, 2030                                                                                                                  |
| Restrictive Covenant Enforcement Services Agreement                                                                                           | Community Association Management, Inc.                                       | February 1, 2021                                                     | September 30, 2023                                                                                                                  |
| Managed Information Technology Services and Support Agreement                                                                                 | Contigo Technology, LLC                                                      | September 1, 2022                                                    | September 30, 2023                                                                                                                  |
| Jan-Pro Service Agreement                                                                                                                     | Jan-Pro Cleaning Services                                                    | May 1, 2022                                                          | April 30, 2023                                                                                                                      |
| Towing and Property Sign Agreement                                                                                                            | Excellence in Towing, Inc. dba Triton Towing                                 | January 27, 2021                                                     | January 26, 2023 - then automatic renewal for two years                                                                             |
| Joint Use Agreement for Community Electronic Sign                                                                                             | BHC Owners Association, Inc.                                                 | December 1, 2018                                                     | November 30, 2021                                                                                                                   |
| Standard Agreement with Local Governmental Entity Regarding Off-Duty Contracting of County Sheriff Deputies<br>Deputy Agreements              | Williamson County Sheriff's Office<br><br>Williamson County Sheriff's Office | October 1, 2021<br><br>October 1, 2022                               | September 30, 2022 – three automatic one year renewals – will expire September 30, 2025<br><br>Continues in effect until terminated |
| Engineering Services Agreement                                                                                                                | Gray Engineering, Inc. (formerly Gray-Jansing & Associates, Inc.)            | November 20, 1991                                                    | none                                                                                                                                |
| Engagement Letter for Bond Counsel                                                                                                            | McCall, Parkhurst & Horton, L.L.P.                                           | February 8, 2012                                                     | none                                                                                                                                |
| Legal Services Agreement                                                                                                                      | Armbrust & Brown, PLLC                                                       | May 1, 1997                                                          | none                                                                                                                                |
| Financial Advisory Contract                                                                                                                   | Public Finance Group LLC                                                     | March 26, 2014                                                       | none                                                                                                                                |
| Tax Collection Agreement                                                                                                                      | Williamson County                                                            | May 24, 2000                                                         | none                                                                                                                                |