

# SONTERRA MUNICIPAL UTILITY DISTRICT

## AGENDA

**JULY 21, 2025**

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

Notice is hereby given that the Board of Directors of Sonterra Municipal Utility District will hold a regular meeting on **Monday, July 21, 2025 at 5:00 p.m.** at 113 Limestone Terrace, Ste. 100, Jarrell, Texas. The following matters may be considered and acted upon at the meeting:

### PUBLIC COMMENT

**PLEASE NOTE: COMMENTS FROM MEMBERS OF THE PUBLIC WILL BE TAKEN DURING DESIGNATED PORTIONS OF THE BOARD MEETING ONLY. COMMENTS FROM THE FLOOR ARE NOT ACCEPTED DURING THE BUSINESS PORTION OF THE BOARD MEETING. TO ADDRESS THE BOARD, PLEASE COMPLETE THE PUBLIC COMMENT FORM THAT IS AVAILABLE AT THE ENTRANCE TO THE BOARD MEETING ROOM AT LEAST FIVE MINUTES BEFORE THE TIME THE BOARD MEETING IS SCHEDULED TO BEGIN. AFTER BEING RECOGNIZED BY THE BOARD PRESIDENT, EACH SPEAKER WILL BE ALLOWED UP TO THREE MINUTES TO SPEAK.**

1. Pledges of Allegiance to United States and Texas flags;
2. Board member remarks and public comment;

### CONSENT ITEMS

3. Minutes of June 16, 2025 Board meeting;

### BOND ITEMS

4. Arbitrage rebate and yield restriction compliance, including Arbitrage Compliance Summary from BLX Group LLC;

### DISCUSSION/ACTION ITEMS

5. Eastwood Recreation Center design, including presentation from Barker Rinker Seacat Architecture;
6. Bookkeeper's report and related action, including:
  - (a) Funds transfers and payment of bills and invoices;
  - (b) Budget for fiscal year 2025-2026, including Resolution Adopting Budget;
7. District security and related action, including:
  - (a) Security patrol report, including any adjustments to patrol hours;

- (b) Second Amendment to Standard Agreement with Local Governmental Entity Regarding Off-Duty Contracting of County Sheriff Deputies (*increase to vehicle usage rate*);
- 8. Mowing and landscape maintenance and related action, including mowing and landscape maintenance report from Landscape Designs & Lawn Care;
- 9. Operator's report and related action, including:
  - (a) Directives;
  - (b) Water report, including, leak detection and water loss report;
  - (c) Billing report and write-offs;
  - (d) Water and wastewater system operation, maintenance, and repair of District facilities;
  - (e) Inflow and infiltration into District wastewater system;
- 10. Engineer's report and related action, including:
  - (a) Directives;
  - (b) Engineering status report, including District General, District Facilities Construction, and Non-District Facilities Construction;
  - (c) Engineering action items;
  - (d) Fiscal year 2026 fee schedule update, including amendment to Engineering Services Agreement;
- 11. Manager's report and any related action, including:
  - (a) District matters, including:
    - (i) Recommendation to formally pause concrete fencing project work by Halff & Associates, Inc.;
    - (ii) Status updates;
  - (b) Parks and Recreation matters, including:
    - (i) Presentation of Eastwood Recreation Center by Barker Rinker Seacat;
    - (ii) Recommendation to formally pause playground / parks project work by RVI Planning + Landscape Architecture;
    - (iii) Monthly report;
  - (c) Facilities and Maintenance matters;
- 12. Attorney's report and related action, including:

- (a) Erosion control inspections, including enforcement activities and penalties for violations under Rules Regarding Erosion Control and Protection of District Utility Systems;
- (b) Limitations on financing of parks and recreation facilities and purchase of land;
- 13. Subcommittee list, including any modifications;
- 14. Future meeting schedule and agenda items;
- 15. Removal of Director Dunbar from Board pursuant to Section 49.052(g), Texas Water Code;
- 16. Employment matters and related action (*executive session*).

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) and discussing security personnel or devices (Section 551.076). 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)




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Attorney for the District

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 Sonterra Municipal Utility District is committed to compliance with the Americans with Disabilities Act. Reasonable accommodations and equal access to communications will be provided upon request. Please call Armbrust & Brown, PLLC at (512) 435-2300 for additional information. Hearing or speech disabled persons equipped with telecommunications devices for the deaf may utilize the statewide Relay Texas program, 1-800-735-2988.