

SONTERRA MUNICIPAL UTILITY DISTRICT

AGENDA

NOVEMBER 21, 2022

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, November 21, 2022 at 6:00 p.m.** at 113 Limestone Terrace, 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;

BOND ITEMS

3. District's \$8,400,000 Unlimited Tax and Revenue Bonds, Series 2022, including:
 - (a) Receive and review bids for \$8,400,000 Unlimited Tax and Revenue Bonds, Series 2022;
 - (b) Award sale of \$8,400,000 Unlimited Tax and Revenue Bonds, Series 2022;
 - (c) Order Authorizing the Issuance of \$8,400,000 Sonterra Municipal Utility District Unlimited Tax and Revenue Bonds, Series 2022; Levying an Ad Valorem Tax and a Pledge of Net Revenues of the District's Waterworks and Sanitary Sewer System in Support of the Bonds; Approving an Official Statement; Authorizing the Execution of a Paying Agent/Registrar Agreement; Awarding the Sale of the Bonds; and Authorizing Other Matters Related to the Issuance of the Bonds;
 - (d) Statement on Auditing Standards No. 133 Official Statement Management Representation Letter;
 - (e) Authorize payment of Attorney General bond review fee;
 - (f) Any other matters in connection with District's \$8,400,000 Unlimited Tax and Revenue Bonds, Series 2022;

CONSENT ITEMS

4. Minutes of October 17, 2022 Board meeting;

DISCUSSION/ACTION ITEMS

5. Manager's report and any related action, including:
 - (a) Directives;
 - (b) Proposals related to parks and recreational facilities;
6. District wall damage behind Wild Wind Trail, including:
 - (a) Proposal to repair wall damage;
 - (b) Insurance coverage and claim;
7. Parks and recreational facilities and any related action, including:
 - (a) Design, planning, financing, and construction;
 - (b) Hiring of parks and recreation employees, including:
 - (i) Engagement letter with Boulette Golden & Marin L.L.P. for legal services regarding employment matters;
 - (ii) Service Agreement with Asset Control, Inc. for background check services;
8. Jarrell Community Library and Resource Center and any related action, including:
 - (a) Monthly report;
9. District security and any related action, including security patrol report;
10. Mowing and landscape maintenance and any related action, including:
 - (a) Monthly maintenance report from Landscape Designs & Lawn Care;
 - (b) Joint Landscape Maintenance Agreement with Landscape Designs & Lawn Care and Cool Water MUD (Shared Parks and Recreation Facilities);
11. Operator's report and any related action, including:
 - (a) Directives;
 - (b) Leak detection and water loss report;
 - (c) Billing report, including write-offs;
 - (d) Reverse Osmosis Filling Station report;
 - (e) Repairs, operations, and maintenance items;

12. Engineer's report and any related action, including:
 - (a) Engineering status report, including District General, District Facilities Construction, and Non-District Facilities Construction;
 - (b) Engineering action items, including:
 - (i) Water Treatment Plant No. 1 High Service Pump Station, including approval of any pay estimates and/or change orders;
 - (c) Proposal from Jones-Heroy & Associates for professional services related to design and construction of 400,000-gallon elevated storage tank at Water Treatment Plant No. 2;
 - (d) Lone Star Regional Water Authority, including:
 - (i) Memorandum to LSRWA regarding Proposed Groundwater Supply Project for Northern Williamson County;
13. Bookkeeper's report and any related action, including:
 - (a) Funds transfers;
 - (b) Payment of bills and invoices;
14. Attorney's report and any related action, including:
 - (a) Directives, including feasibility of establishing a child safety zone;
 - (b) First Amendment to Master Services Agreement with HydroPro Solutions;
 - (c) Authorization of subcommittee to act on emergency or time-sensitive matters between Board meetings;
 - (d) Erosion control inspections, including enforcement activities and penalties for violations under Rules Regarding Erosion Control and Protection of District Utility Systems;
 - (e) Acquisition of easements for Willis Creek wastewater interceptor;
 - (f) Reimbursement for expenses arising from damage to District wastewater cleanouts in Cool Water Phase 1;
15. Future meeting schedule and agenda items.

The Board of Directors is authorized by the Texas Open Meetings Act, Chapter 551, Texas Government Code, to convene in closed or executive session for certain purposes, including receiving legal advice from the District's attorney (Section 551.071); discussing real property matters (Section 551.072); discussing gifts and donations (Section 551.073), discussing personnel matters (Section 551.074) 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)



Attorney for the District

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.