



Porter Special Utility District

22162 Water Well Road

Porter, Texas 77365

Office: (281) 354-5922

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NOTICE OF REGULAR MEETING OF THE BOARD OF DIRECTORS

Notice is hereby given that the Board of Directors (the "Board") of PORTER SPECIAL UTILITY DISTRICT (the "District") will hold a regular meeting, open to the public, on **Monday, June 28, 2021, at 7:00pm**, in the Board Room of the District at 22162 Water Well Road, Porter, Texas 77365, to consider and take action on the following matters.

Board of Directors

Doug Pillow, President

Jodi Ruonavar, Vice President

Danny Bridges, Treasurer

Caroline Denham, Secretary

Johnny Barr, Assistant Secretary-Treasurer

Jason Ashy, Director

Evelyn Satterwhite, Director

Term Expires

May 2024

May 2023

May 2024

May 2023

May 2024

May 2023

May 2023

1. Call Meeting to Order

- a. Roll Call of the Board of Directors / Declaration of a Quorum
- b. Director Qualifications and Disclosures
- c. Invocation
- d. Pledges of Allegiance

2. Public Comment

The Board and District Staff truly value the public's input. Please respect the following when making formal comments to the Board of Directors:

- Please sign in when you arrive prior to making public comment, or at the time of making your comments.
- Please keep comments restricted to the topics listed on the agenda and limit time to a maximum of three (3) minutes.
- Please keep comments respectful of others and organized for understanding.

3. Review and Approve Minutes

- a. Minutes from the Regular Board Meeting on May 24, 2021

4. Old Business

- a. Discuss and take any necessary action regarding Montgomery County groundwater regulation and legislative concerns with Texas Senator District 4 Brandon Creighton, Texas Representative District 3 Cecil Bell, Jr., Texas Representative District 16 Will Metcalf, and Lone Star Groundwater Conservation District representatives

5. New Business

- a. Review, discuss, and take any necessary action regarding request from Century Communities to approve and execute Consent to Assignment for the Water Facilities Development and Service Agreement with Maple Heights
- b. Discuss and take any necessary action regarding the District's employee health insurance plans, including medical, dental, and vision

6. Financial Report by Municipal Accounts

- a. Review, discuss, and take any necessary action regarding Financial Statements

7. Engineering Report by Ardurra Group

- a. Surface Water Treatment Plant Pilot Study update

8. Engineering Report by Bleyl Engineering

- a. Developments update
 - i. Review, discuss, and take any necessary action regarding Waterline Easement Agreement for Lone Star Square (Frankenberger 2, LLC) at 21379 W. Wallis Drive, including ratifying signed agreement
 - ii. Review, discuss, and take any necessary action regarding Waterline Easement Agreement for Road Star #5 (Ford Business LLC) at 22541 Ford Road, including ratifying signed agreement
- b. General Fund Projects update
 - i. Review, discuss, and take any necessary action regarding Copeland Water Well Rehabilitation project, including authorizing the BESST survey
 - ii. Review, discuss, and take any necessary action regarding E. Knox Drive Waterline Upsizing project
 - iii. Review, discuss, and take any necessary action regarding Well #9 Generator project, including (1) approval of Field Order #1 for upsizing of the gas line from the meter to the generator using contingency funds that are already built into the contract and authorizing payment for Pay Estimate #1 to McDonald Municipal and Industrial in the amount of \$79,289.10 for the period ending 06/22/2021
- c. Impact Fee Capital Improvement Projects update

9. General Counsel's Report

- a. Review, discuss, and take any necessary action regarding the Water Supply Agreement with the City of Conroe
- b. Review, discuss, and take any necessary action regarding the Wholesale Water Supply Agreement with Montgomery County MUD #24, including approval of third amendment to the agreement
- c. Review, discuss, and take any necessary action regarding Amended and Restated Order Establishing a Records Management Program and Designating a Records Management Officer

10. General Manager's Report

- a. Discuss and take any necessary action regarding District property, facilities, vehicles, equipment, projects, compliance, reporting, and personnel matters


11. Director Comments

12. Next Regular Board Meeting

13. Adjournment

At any time during the meeting and in compliance with the Texas Open Meetings Act (Chapter 551), the Porter Special Utility Board of Directors may meet in executive session on any of the above agenda items for consultation concerning attorney-client matters (551.071); deliberation regarding real property (551.072); deliberation regarding prospective gifts (551.073); personnel matters (551.074); and deliberation regarding security devices (551.076). No action may be taken during executive session, therefore, following executive session, the Board of Directors will reconvene to an open meeting and take action, as necessary.

It is hereby affirmed that this NOTICE OF MEETING was duly posted, no later than 4:30pm on June 25, 2021 on the bulletin board at the office of the Porter Special Utility District and on the Porter Special Utility District's website in accordance with the Texas Open Meetings Act of the Texas Government Code, as amended.



Jonathon Smith
General Manager