



Porter Special Utility District

22162 Water Well Road

Porter, Texas 77365

Office: (281) 354-5922

NOTICE OF REGULAR MEETING

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, July 29, 2024, 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.

Director Name	Board Position	Term Expires
Doug Pillow	President	May 2027
Jodi Ruonavar	Vice President	May 2026
Danny Bridges	Treasurer	May 2027
Caroline Denham	Secretary	May 2026
Jason Ashy	Director	May 2026
Donald Bell	Director	May 2026
Charlie Lyons	Director	May 2027

1. Call Meeting to Order

- a. Roll Call of the Board of Directors / Declaration of a Quorum
- b. Invocation
- c. 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.
- 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 June 24, 2024

4. Old Business

- a. Discuss and take any necessary action regarding emergency with Well #7 failure

5. New Business

- a. Request for Temporary Construction Easement from Montgomery County Precinct 4

6. Financial Report

- a. Financial Statements for the period ending June 30, 2024

7. Engineering Report

- a. Development Projects
 - i. The Highlands Feasibility
 - ii. Pinedale Feasibility
- b. Infrastructure Fee Projects
 - i. Well #5 Rehabilitation, including approving Pay Application No. 3 from Alsay, Inc. in the amount of \$136,141.68 and approving Change Order No. 1 from Alsay, Inc. to reduce the contract by \$23,417.75.
 - ii. Well #7 Rehabilitation
 - iii. Old Sorters Waterline Improvements
- c. Capital Bond Projects
 - i. Ford Road Waterline Relocation
 - ii. Ferne Water Plant Improvements, including approving Pay Application #1 from R&B Group in the amount of \$479,241.90.
- d. Impact Fee Capital Improvement Projects
 - i. Copeland EST, including approving Pay Application # 1 from Caldwell Tanks, Inc. in the amount of \$42,750.00.
 - ii. Bobby & Deuster Lane Waterline Extensions, including approving Pay Application #3 from Faith Utilities in the amount of \$42,579.20.
 - iii. US-59 16" Waterline Crossing, including approving Pay Application #3 from Bull G Construction in the amount of \$165,240.00.
- e. One-Year Warranty

8. General Counsel Report

- a. Grant of Electric Utility Easement to Entergy
- b. New Administration Building, including approving contract documents
- c. Waterline easements regarding Momentum Business Park

9. General Manager Report

- a. Update regarding wells and facilities, water production and demand, fleet vehicles and equipment, drought and weather forecasts
- b. Update regarding Hurricane Beryl

10. Executive Session

11. Director Comments

12. Next Regular Board Meeting – August 26, 2024 at 7:00pm

13. Adjournment

At any time during the meeting the Porter Special Utility Board of Directors may meet in executive session on any of the above agenda items for any reason authorized by the Texas Open Meetings Act (Texas Government Code Chapter 551), including 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 July 26, 2024, 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.



Jonathon Smith
General Manager