



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, September 27, 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

Vacant

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 August 30, 2021
- b. Minutes from the Special Board Meeting on September 16, 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 representative

5. New Business

- a. Discuss and take any necessary action regarding vacant position on the Board of Directors, including nomination process and next steps
- b. Review, discuss, and take any necessary action regarding the District's property tax records with Montgomery County Appraisal District
- c. Review, discuss, and take any necessary action regarding Enterprise Fleet Lease Program, including approval of three lease vehicles for FYE 2022
- d. Discuss and take any necessary action regarding the District's Surface Water Treatment Plant property located off of Sorters Road

6. Financial Report by Municipal Accounts

- a. Review, discuss, and take any necessary action regarding Financial Statements
- b. Review Quarterly Investment Report for Period Ending May 31, 2021

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 Dunn Right RV Park (Owens Road)
 - ii. Review, discuss, and take any necessary action regarding Maple Heights, including authorizing District consultants to approve bid documents for the offsite waterline improvements
- b. General Fund Projects update
 - i. Review, discuss, and take any necessary action regarding E. Knox Drive Waterline Upsizing project, including approval of the Certificate of Substantial Completion, Change Order #2 in the amount of \$2,500, and payment of Pay Estimate #2 and Final in the amount of \$13,871.00
 - ii. Review, discuss, and take any necessary action regarding Well #9 Generator project, including approval of Pay Estimate #2 in the amount of \$61,110.90 and Pay Estimate #3 in the amount of \$7,658.10
- c. Impact Fee Capital Improvement Projects update

- i. Discuss and take any necessary action regarding the Economic Development Committee, including possible reappoint of new members

9. General Counsel's Report

- a. Review, discuss, and take any necessary action regarding the Water Supply Agreement with the City of Conroe
- b. Annual review of Investment Policy, amend as necessary
- c. Approve Amended List of Authorized Brokers
- d. Discuss AWBD Bylaws Election, designate voting representative for AWBD Elections and take other necessary actions
- e. Authorize defeasance of Series 2014 Waterworks System Revenue Bonds
- f. Approval of waterline easement for 22829 Ford Road (McSpadon Square)
- g. Approval of waterline easement for Peppervine Section 1

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 September 24, 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