

**AGENDA**  
**BRIDGESTONE MUNICIPAL UTILITY DISTRICT**

Notice is hereby given pursuant to Texas Government Code, Chapter 551, that the Board of Directors (the "Board") of Bridgestone Municipal Utility District (the "District") will meet in regular session, open to the public, at the **Bridgestone MUD Operations and Water Education Center, 19720 Kuykendahl**, Spring, Texas, on **Tuesday, July 16, 2024**, at **6:00 p.m.**, at which meeting the following items will be considered and may be acted upon by the Board:

**A. PLEDGES OF ALLEGIANCE TO UNITED STATES AND TEXAS FLAGS**

**B. PUBLIC COMMENT**

*Each person may have up to three (3) minutes to speak. Consistent with the Policy and Procedures for Public Comment (available on the District's website), persons desiring to offer public comment should complete a Public Comment Card and provide it to the presiding officer or the District's General Counsel before the meeting begins. Consistent with applicable law, the Board may only respond with specific factual information or a recitation of existing policy. The Board will discuss matters listed on the agenda as those items come up for discussion during the meeting.*

**C. HARRIS COUNTY PRECINCT 4 CONSTABLE'S SECURITY REPORT, INCLUDING VERIFICATION FORM FOR CONTRACT RENEWAL**

**D. CONSENT AGENDA**

*The following items are considered routine by the District and will be acted on by a single motion. No separate discussion will occur on these items unless a Board member requests the item be removed from the consent agenda and considered in its normal sequence on the agenda.*

1. Minutes of prior meetings, including June 4, 2024 and June 18, 2024
2. Approve pay estimates and change orders to construction contracts, as needed, for the ongoing District projects listed under the Engineering Report below
3. Approve written consultant reports, including:
  - a. Strategic Partnership Agreement Audit Report
  - b. Detention Facilities Maintenance Report
  - c. Tax Assessor/Collector's Report, including tax-related checks
  - d. Delinquent Tax Attorney's Report
  - e. Bookkeeper's Report, including payment of bills, issuance of checks, and review of investments
  - f. Garbage and Recycling Collection Service Report
  - g. Communications Report
  - h. Operations Report
  - i. Engineering Report
4. Acceptance or conveyance of water line, sanitary sewer line and drainage dedications, easements, deeds or consents to encroachment

## **E. REGULAR AGENDA**

*The following items should consist of: (i) action on items not approved under the Consent Agenda; or (ii) additional questions/discussion desired by the Board. Consultants will not discuss items contained in written reports unless requested by the Board or an item requires specific action.*

1. Strategic Partnership Agreement Audit
2. Garbage and Recycling Collection Service Report
3. Landscape Architect's Report, including:
  - a. pay applications and change orders related to Bridgestone MUD Park
  - b. Bridgestone MUD Park construction and schedule updates
4. Detention Facilities Maintenance Report, including authorizing repairs as needed
5. Tax Assessor/Collector's Report, including additional tax related checks, termination of service on delinquent accounts, and payment agreements
6. Account Access Authorization and Agreement with Third Party Wells Fargo Vantage Access
7. Delinquent Tax Attorney's Report, including considering termination of service to delinquent accounts
8. Bookkeeper's Report, including payment of additional bills, and issuance of additional checks
9. Communications Report
10. Operations Report, including:
  - a. termination of service to and/or write-off of delinquent accounts
  - b. Rate Order amendment regarding temporary water service, water service rates and billing procedures
  - c. inspection of Luxury Warehouse development
11. General Manager's Report, including:
  - a. Community Risk Reduction Program request from Spring Fire Department
  - b. options for virtual attendance of Board meetings
12. Recreational Facilities Report, including:
  - a. veteran's honor ring, including conceptual design plan
  - b. seven (7) lots owned by District in Bridgestone subdivision
13. Impact of Hurricane Beryl, including damage to District facilities
14. Engineering Report, including:
  - a. Requests for service, annexation and/or feasibility studies:
    1. Spring Stuebner Business Park development
  - b. Ongoing District projects, including:
    1. Projects in construction, including:
      - a. Water Plant No. 4
      - b. Water Well No. 1 Rework
      - c. WWTP Digester & Blower Improvements Phase I
      - d. Wastewater Treatment Plant No. 2
      - e. Lift Station No. 8
      - f. Lift Station No. 3 Improvements

- g. Public Utilities to Serve Lift Station No. 8 Developments – Phase II
- h. Sanitary Sewer Rehabilitation – Phases I-III
- i. Sanitary Sewer Cleaning & Televising – Phases 13-16
- 2. Projects in design, including:
  - a. Water Plant & Lift Station Generator Replacement/Additions
  - b. SCADA
  - c. Asset Management System
  - d. Water Well No. 5
  - e. Website portal for engineering services including, but not limited to, plan reviews & feasibility studies
  - f. All Seasons Plaza Retail Development Utility Extensions, including authorize BD Realty to proceed with easement acquisition
  - g. Wastewater Treatment Plant No. 1 Improvements
  - h. Public Sanitary Sewer Extension to Serve Spring BTR Development
  - i. Public Lift Station No. 9 and Utility Extension to Serve ONM Living Development
  - j. Emergency Interconnect Relocation with Bilma PUD
- c. Proposed projects
- d. 5-Year Drought Contingency Plan & Water Conservation Plan updates
- e. Plan reviews for various development projects, design projects and construction management activities
- 15. Director's items, including:
  - a. Director's Inspection Report
  - b. Preparation and content of meeting minutes
  - c. Policy and Procedures Regarding Public Comment
- 16. Attorney's Report, including Second License Agreement with Lincoln Woods Baptist Church
- 17. Real Estate Consultant Report, including:
  - a. release of easements on the 2.78-acre tract at Kuykendahl and Gosling
  - b. Sanitary Control Easement Agreements for proposed Water Well No. 5 at Water Plant No. 4
- 18. Appeal of Security Fees by the Abbey at Spring Town Center, including possible executive session to discuss related attorney-client privileged matters

**F. PUBLIC COMMENT**

If, during the course of the meeting covered by this Notice, the Board should determine that a closed or executive session of the Board should be held or is required in relation to any agenda item included in this Notice, then such closed or executive meeting or session, as authorized by the Texas Open Meetings Act, will be held by the Board at the date, hour, and place given in this Notice concerning any and all subjects for any and all purposes permitted by Sections 551.071-551.084 of Texas Government Code and the Texas Open Meetings Act, including, but not limited to Section 551.071, for the purpose of a private consultation with the Board's attorney on any and all subjects or matters authorized by law.

EXECUTED this 11<sup>th</sup> day of July, 2024.



BRIDGESTONE MUNICIPAL UTILITY DISTRICT

A handwritten signature in blue ink, consisting of several fluid, overlapping strokes.

By: \_\_\_\_\_

Jon D. Polley  
Polley Garza PLLC  
Attorneys for the District