

**ENCANTO REAL UTILITY DISTRICT
NOTICE OF PUBLIC MEETING**

Notice is hereby given to all interested members of the public that the Board of Directors of the above captioned District will hold a public meeting at 3700 Buffalo Speedway, Suite 830, building access code 00830, Houston, Harris County, Texas, 77098, said address being an office and meeting place of the District.

The meeting will be held on Tuesday, March 22, 2022, at 1:00 p.m. The Board shall act upon the following matters:

1. Consider questions and comments from the public (the Board imposes a three-minute speaking limit for each member of the public wishing to address the Board; comments will be closed after this item);
2. Review and consider approval of minutes of the February 15, 2022, Board of Directors' meeting;
3. Consider report of activities of the Constable patrol in the District, and the taking of any actions required in connection therewith;
4. Approval of audit relative to payment of proceeds of the District's \$4,040,000 Unlimited Tax Road Bonds, Series 2022 (the "Bonds"), and consider authorizing disbursement of Bond proceeds in accordance with same;
5. Review, approval and authorizing the filing of Internal Revenue Service Form 8038-G relative to the Bonds;
6. Review and discussion of correspondence from bond counsel regarding expenditure and investment of bond proceeds and Internal Revenue Service restrictions on same;
7. Review and approval of closing memorandum and related developer receipts, and authorize distribution of funds in accordance with same, and the taking of any actions required in connection therewith;
8. Review and act upon any other matters in connection with the issuance of the Bonds, including the approval and execution of various closing documents, and authorize Bond Counsel to proceed with closing on the sale of the Bonds;
9. Consider the approval and execution of an Amendment to the Seventh Amended and Restated District Information Form with Map Attached relative to the Bonds;
10. Consider report on the status of collection of taxes, the status of collection of delinquent tax accounts, and the payment of invoices in connection therewith, and the taking of any actions required in connection therewith;

11. Consider report on the District's water, sanitary sewer and storm sewer systems, including:
 - a) review of customer billing;
 - b) review of utility operations;
 - c) repair and maintenance of District facilities;
 - d) review and approval of proposal for installation of emergency backup generators at lift station sites #2 and #4;
 - e) customer appeals;
 - f) status of collection of backcharges;
 - g) status of compliance with EPA's Fifth Unregulated Containment Monitoring Rule; and the taking of any actions required in connection therewith;
 12. Consider status of North Harris County Regional Water Authority, and the taking of any actions required in connection therewith;
 13. a) Consider authorizing the design, advertisement for bids and/or award of construction contracts for the construction of water, sanitary sewer and drainage facilities within the District, including;
 - i) Approve plans, review bids and concur in award of contract by developer for construction of water and sanitary sewer line extensions to serve 5.0008-acre annexation tract (Spring Assets);
 - ii) Review bids and concur in award of contract by developer for construction of underground facilities to serve 6.9245-acre annexation tract (Texas Petroleum Group/Timewise);b) Consider the status of construction contracts, including the approval of any change orders and/or acceptance of facilities for operation and maintenance purposes, including:
District Projects:
 - i) status of contract with Weisinger for construction of second water well at Water Plant No. 1, including status of contract with Gemini Contracting Services for installation of air stripping tower and approval of additional Resolution Authorizing Use of Surplus Funds and Interest Earned on Construction Funds relative to the project;
 - ii) status of contract with T&C Construction for wastewater treatment plant expansion;
The Park at Klein Projects:
 - iii) status of contract between developer and Double Oak Construction, Inc. for drainage channel and detention pond improvements to serve The Park at Klein development, including status of repair and re-grading of detention pond;c) Consider acceptance of site and/or easement conveyances for facilities constructed or to be constructed for the District, including:
 - i) Conveyance and Special Warranty Deed for detention pond to serve The Park at Klein development;
 - ii) Special Warranty Deed or Access Easement or Permit granting detention pond access road;d) status of transfer of The Park at Klein detention pond storm water quality permits to the District, including approval of proposal from Eco Services for maintenance of facilities;
 - e) discussion relative to Lift Station No. 1 in Fox Hollow on Fox Hunt located in the Mossy Oaks right-of-way;
- and the taking of any actions required in connection therewith;

14. Consider adoption of Resolution Declaring Development Status of District, and the taking of any actions required in connection therewith;
15. Consider approval of Maintenance Agreement with Texas Petroleum Group, LLC relative to maintenance of detention pond to serve the Timewise development properties, and the taking of any actions required in connection therewith;
16. Consider status of sale of surplus land at perimeter of a portion of Water Plant No. 1 site, status of plat, and the taking of any actions required in connection therewith, including authorizing the District engineer to proceed with re-plat of property without including homeowner that has refused to sign platting documents;
17. Consider status of TxDOT condemnation of The Park at Klein detention pond, and the taking of any actions required in connection therewith;
18. Consider status of development of property within the District, including requests for annexation, status of receipt of feasibility deposit and authorize engineer to update feasibility study relative to the following:
 - a) 1.53-acre tract located at corner of Spring Stuebner and Rothwood Road (Rothwood Retail Center);and the taking of any actions required in connection therewith;
19. Consider request for annexation by Spring Scorpions Baseball of 3.33-acre tract located at 22202 Rothwood relative to development of baseball training academy, including approval of:
 - i) Annexation Agreement;
 - ii) Petition for Consent to Include Land in Encanto Real Utility District;and the taking of any actions required in connection therewith;
20. Consider approval of Utility Development Agreement with Spring Scorpions Baseball relative to 3.33-acre annexation tract, and the taking of any actions required in connection therewith;
21. Consider issuance of utility commitments, and the taking of any actions required in connection therewith, including:
 - i) authorizing engineer to provide a will serve letter for 6 esfc to serve 5-acre tract located at 22131 Rothwood Road; and
 - ii) request for service to a 4.5-acre tract on Spring Stuebner and east of Frassati Way for detached single family home community;
22. Consider financial and investment reports, including invoices presented, and the taking of any actions required in connection therewith, including authorizing the payment of invoices presented;
23. Consider status of repair of Sawmill Ranch detention ponds, including approval of request for release of escrowed funds to Meritage Homes relative to maintenance of Sawmill Ranch detention ponds, and the taking of any actions required in connection therewith;
24. Consider authorizing the bookkeeper and tax assessor collector to prepare Unclaimed Property Reports and filing of same with the Comptroller prior to July 1, 2022;

25. Consider report relative to status of District website; and
26. Consider matters for possible placement on future agendas.



MARKS RICHARDSON PC

By: David M. Marks / BE

David M. Marks
Attorneys for the District