

SPRING WEST MUNICIPAL 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 **La Quinta by Wyndham Houston Spring South located at 21119 North Freeway, Spring, Harris County, Texas**, said address being a meeting place of the District. Said meeting will also be conducted **via videoconference and telephone conference call** pursuant to Texas Government Code, Sections 551.125 and 551.127, as amended, respectively. **To join the meeting by videoconference, please go to <https://global.gotomeeting.com/join/553896973>**. If joining from a Chrome browser, no additional steps are necessary. For Safari, Edge, and other web browsers, you will need to take additional download steps for mobile- or desktop-based use. **To join the meeting by telephone conference call, the phone number is [+1 \(872\) 240-3212](tel:+18722403212) and the access code is [553-896-973](tel:+18722403212)**. **All members of the public may participate in the meeting via videoconference or telephone conference call.**

The meeting will be held on **Wednesday, February 23, 2022, at 8:30 a.m.**

The Board shall consider and discuss the following matters and take any action appropriate with respect to such matters:

1. Comments from the public;
2. Review and approval of the minutes of the Board of Directors meetings held January 12, 2022, and January 26, 2022;
3. Status of Storm Water Quality Permits ("SWQP") including monthly inspections and maintenance of storm water quality features; authorize Storm Water Solutions to prepare and submit applications for renewal of said SWQPs as necessary;
4. Drainage and Detention Facilities Maintenance Report by Storm Maintenance & Monitoring, Inc.; consider any proposals for additional maintenance and/or repair of said facilities;
5. Review and approval of Amended and Restated Construction and Maintenance Agreement between the District and Hannover Forest Homeowners Association;
6. Engineer's Report, including:
 - a) Authorizing the design and/or advertisement for bids for the construction of facilities within the District, and approving of related storm water plans, including:
 - (i) Review and approval of any Storm Water Pollution Prevention Plans or Storm Water Quality Management Plans related to construction within or on behalf of District, and the execution of any documentation in connection therewith; and
 - (ii) Proposed construction of Water Line Extension along Louetta Road; status of communications with Centro Cristiano El Alfa y La Omega, Inc. regarding advance of funds for design of said project;
 - b) Authorizing the award of construction contracts or concurrence of award of contracts for the construction of facilities within the District, approval of any related storm water permits, and authorize acceptance of TEC Form 1295, including:
 - (i) Replacement of emergency generator at Water Plant No. 1 and installation thereof;

- c) Status of construction of facilities to serve land within the District, including the approval of any change orders or pay estimates and authorize the acceptance of TEC Form 1295, including:
 - (i) Contract with DL Glover, Inc. for construction of Water Distribution and Wastewater Collection Facilities to serve Spring Cypress Road ("West Extension Project"), including results of second video inspection of sanitary sewer line; and
 - (ii) Contract with Source Point Solutions, LLC for Sanitary Sewer Cleaning and Televising, Phase II;
 - d) Acceptance of site and/or easement conveyances for facilities constructed or to be constructed for the District, and acceptance of facilities for operation and maintenance purposes;
 - e) Status of joint project with Harris County for drainage improvements along Louetta Road pursuant to Joint Participation Interlocal Agreement with Harris County related thereto, including:
 - (i) Status of construction of drainage improvements by Main Lane Industries, Ltd.; and
 - (ii) Status of communications with Cyprus Farms, LLC regarding request for 10-foot drainage easement required in connection with proposed swale improvement project around the perimeter of portions of the Louetta Woods Subdivision;
 - f) Review of District's updated water and wastewater capacity allocation chart;
 - g) Discussion regarding Spring Pines Detention Pond, including status of plans for construction of walking trail and landscaping improvements in accordance with approved plans;
 - h) Status of communications with Harris County Water Control and Improvement District No. 110 ("No. 110") regarding proposed emergency water interconnect with the District, and proposed Emergency Water Supply Contract between the District and No. 110 in connection therewith; and
 - i) Discussion regarding future capital improvement projects, including internal inspection and recoating of Ground Storage Tank at Water Plant No. 1; authorize any action necessary in connection therewith;
7. Status of proposed annexation of approximate 27.6 acre tract located at the southwest corner of Spring Stuebner Road and Holzwarth Road;
8. Status of proposed annexation of 0.5069 acres located at 1731 Spring Cypress Road (Starbucks); authorize any action necessary in connection therewith;
9. Status of proposed annexation and development of an approximate 0.50 acre tract located at Wuensche Road and Spring Cypress Road; authorize any action necessary in connection therewith;
10. Status of Water Supply and Sewer Service Contract between the District and Centro Cristiano El Alfa y La Omega, Inc. (the "Church") in connection with the Church's development of an approximate 19.72 acre tract located at 2324 Louetta Road, outside the boundaries of the District;
11. Issuance of utility commitments, and authorize the acceptance of TEC Forms 1295, including:

- a) Status of Utility Commitment to MMK&S, Ltd. d/b/a Houston Garden Center for water and sanitary sewer service to serve approximate 4.80 acre property located at 21107 I-45 North Freeway;
 - b) Status of Utility Commitment to SGM Properties, Ltd. for capacity to serve proposed development of approximate 8.81 acre tract located at 2635 FM 2920; and
 - c) Status of Utility Commitment to Spring Houston Investments, LLC for water and sewer capacity to serve proposed Staybridge Hotel development on approximate 5.72 acre tract located at 21119 Interstate 45;
12. Developers' Reports, including:
- a) Status of development of Spring Pines Shopping Center by SPSC Development Partners, and of (i) 10.26 acres in Spring Pines project by DD Holzwarth 10.26, LLC, and (ii) 13.96 acres in Spring Pines project by DD Holzwarth 13.96, LLC; authorize any action necessary and appropriate in connection therewith;
13. Review and approval of proposal relative to renewal of the District's general liability, umbrella liability, property, boiler and machinery, directors and officers liability, and pollution liability insurance coverage for policies expiring March 31, 2023, and acceptance of related TEC Form 1295;
14. Status of activities of the North Harris County Regional Water Authority ("NHCRWA");
15. Review of monthly activity report received from Harris County Constable's Office;
16. Attorney's Report, including:
- a) Status of communications with R. Construction Company, First Continental Casualty Company, and Costello, Inc. regarding deficiencies in construction of sanitary sewer line; authorize any action necessary in connection therewith; and
 - b) Approval of Water Supply and Sanitary Sewer Contract (the "Contract") with RLC Jenna 18, LLC and RLC Justin 18, LLC in connection with service to Mobil/7-Eleven gas station and convenience store located at 1969 Spring Cypress Road;
17. Convene Closed Session pursuant to Open Meetings Act, Section 551.071, Texas Government Code for consultation with the District's attorney regarding pending or threatened litigation or matters protected by attorney-client privilege, and Section 551.072, Texas Government Code to discuss acquisition of real property interests; reconvene in Open Session and authorize any action resulting from matters discussed in Closed Session;
18. Supplemental Agenda regarding May 7, 2022 Directors Election; and
19. Matters for possible placement on future agendas.

SCHWARTZ, PAGE & HARDING, L.L.P.



By: _____

Abraham I. Rubinsky
Abraham I. Rubinsky
Attorneys for the District

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact the District's attorney at (713) 623-4531 at least three business days prior to the meeting so that appropriate arrangements can be made.

SPRING WEST MUNICIPAL UTILITY DISTRICT

**NOTICE OF PUBLIC MEETING
SUPPLEMENTAL AGENDA***

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 La Quinta by Wyndham Houston Spring South located at 21119 North Freeway, Spring, Harris County, Texas, said address being a meeting place of the District.

The meeting will be held on Wednesday, February 23, 2022, at 8:30 a.m.

The Board shall consider and act upon the following matters:

1. Consider adoption of Order Declaring Candidates Elected and cancellation of May 7, 2022, Directors Election.

SPRING WEST MUNICIPAL UTILITY DISTRICT

**AVISO DE ASAMBLEA PÚBLICA
AGENDA SUPLEMENTARIA**

Se notifica por el presente a todos los miembros del público interesados que la Junta Directiva del Distrito mencionado en el título en la parte superior realizará una asamblea pública en La Quinta by Wyndham Houston Spring South located at 21119 North Freeway, Spring, Condado de Harris, Texas, dirección que es un lugar de asamblea del Distrito.

La asamblea se celebrara el miércoles 23 de febrero de 2022 a las 8:30 a.m.

La Junta tratará y actuará sobre los siguientes asuntos:

1. Considerar la adopción de un Orden que Declara a los Candidatos Elegidos, y cancelación del Elección de Directores el día 7 de mayo de 2022.

SPRING WEST MUNICIPAL UTILITY DISTRICT

**THÔNG BÁO HỌP CÔNG KHAI
CHƯƠNG TRÌNH NGHỊ SỰ BỔ SUNG**

Theo đây xin thông báo cho tất cả các thành viên trong cộng đồng có quan tâm rằng Ban Giám Đốc Cơ Quan được ghi trên tiêu đề ở trên sẽ tổ chức một cuộc họp công khai tại La Quinta

by Wyndham Houston Spring South located at 21119 North Freeway, Spring, Quận Harris, Texas, là địa điểm họp của Cơ Quan.

Cuộc họp này sẽ được tiến hành vào thứ tư, Ngày 23 tháng Hai, 2022, vào hồi 8:30 Sáng.

Hội đồng sẽ xem xét và thực thi các công việc sau:

2. Xem xét việc ban hành Sắc lệnh Công bố các Ứng cử viên được Bầu chọn và việc hủy bỏ cuộc bầu cử Thành viên Ban Lãnh đạo vào ngày 7 tháng năm, năm 2022.

SPRING WEST MUNICIPAL UTILITY DISTRICT

公眾會議 補充議程通知*

茲此通知所有公眾有意人士，上述標題選區之董事會將於 La Quinta by Wyndham Houston Spring South located at 21119 North Freeway, Spring, Harris County, Texas 舉行公眾大會，上述地址為本區開會地點。

會議將於 2022 年二月 23 日星期三上午 8:30 舉行。

區務委員會將考慮以下事宜並就此採取行動：

1. 考慮發表宣佈候選人當選的命令並取消 2022 年 7 五月之區務委員選舉。

SCHWARTZ, PAGE & HARDING, L.L.P.

By/Por/Bởi/發函人: 

Abraham I. Rubinsky
Attorneys for the District
Abogados para el Distrito
Luật sư đại diện cho Quận
本區特聘律師



Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact the District's attorney at (713) 623-4531 at least three business days prior to the meeting so that appropriate arrangements can be made.

Las personas con discapacidades que piensan asistir a esta asamblea y desean pedir ayuda o servicios auxiliares deben comunicarse con el abogado del Distrito llamando al (713) 623-4531 por lo menos tres días hábiles antes de la asamblea para que puedan hacerse los arreglos necesarios.

Người khuyết tật có kế hoạch muốn tham dự cuộc họp này và muốn yêu cầu có các thiết bị trợ thính hoặc các dịch vụ khác nên liên hệ với các luật sư của Cơ Quan ở số (713) 623-4531 ít nhất ba ngày làm việc trước buổi họp để tiện việc thực hiện các sắp xếp thích hợp.

計劃參加此次會議並希望獲得協助或服務之殘障人士請在會議至少三個工作日之前致電 (713) 623-4531 聯絡本區 律師，以便作出適當安排。