

## NOTICE OF MEETING

### MONTGOMERY COUNTY MUNICIPAL UTILITY DISTRICT NO. 186

The Board of Directors (“Board”) of Montgomery County Municipal Utility District No. 186 (“District”) will hold a regular meeting, open to the public, on **Monday, February 10, 2025, at 1:00 p.m., at Pape-Dawson Engineers, Inc., 2107 CityWest, 3rd Floor, Houston, Texas 77042**, to discuss and, if appropriate, act upon the following:

1. Public comments.
2. Minutes.
3. Appointment of new Director, including:
  - a. Sworn Statement, Official Bond, and Oath of Office of new director; and
  - b. reorganization of the Board.
4. Bookkeeping matters, including payment of the bills.
5. Engineer’s report, including:
  - a. authorization to design facilities and approval of contracts for design of construction projects in the District;
  - b. approval of plans and specifications and authorization to advertise for bids for construction projects in the District, including:
    - i. water, sewer, and drainage improvement for Mirror Lake Circle, Phase 6;
  - c. review of bids and award of contracts and authorization to execute letter financing agreements for construction projects in the District, including:
    - i. water, sewer, and drainage improvements for Mirror Lake Circle, Phase 5;
    - ii. paving improvements for The Highlands Parkway North, Phase 1; and
    - iii. force main for lift station no. 3.
  - d. approval of pay estimates, change orders, and final acceptance as appropriate, for construction projects in the District, including:
    - i. The Highlands Detention Phase 1B-2 (Shelf Expansion and Repairs);
    - ii. Highlands TxDOT ROW Ditch;
    - iii. clearing of The Highlands middle school;
    - iv. guardrail for The Highlands TxDOT ditch;
    - v. water, sewer, and drainage improvements for Mirror Lake Circle, Phase 4;
    - vi. clearing of The Highlands Detention North, Phase 1; and
    - vii. The Highlands Detention, Phase 1B-4.
  - e. permits, deeds, easements, consents to encroachment, and utility commitment letters;
  - f. report on internal district projects; and
  - g. update on bond application no. 4.
6. Landscaping matters, including:
  - a. authorization to design facilities and approval of landscaping proposals for design of construction projects in the District;
  - b. approval of plans and specifications, and authorization of advertisement for bids for construction of projects in the services area, including:
    - i. Model Home, Phase 2 – hardscape improvements;
    - ii. Model Home, Phase 2 – softscape improvements;
    - iii. The Highlands, Lake 3 – hardscape improvements;
    - iv. The Highlands, Lake 3 – softscape improvements;
    - v. Mirror Lake Circle, Phase 4 (Part 1, near Section 13) – hardscape improvements;
    - vi. Mirror Lake Circle, Phase 4 (Part 1, near Section 13) – softscape improvements;
    - vii. The Highlands, Section 11A – hardscape improvements;
    - viii. The Highlands, Section 11A – softscape improvements;

- ix. The Highlands, Section 11B – hardscape improvements; and
      - x. The Highlands, Section 11B – softscape improvements.
    - c. review of bids, award of contracts, and execution of Letter Financing Agreement for projects in the service area, including:
      - i. The Highlands, Section 12 - hardscape improvements.
    - d. approval of pay estimates, change orders, and final acceptance, as appropriate, for projects in the service area, including:
      - i. The Highlands, Phase 2 Cumberland hardscape;
      - ii. The Highlands, Phase 2 Cumberland landscape;
      - iii. Mirror Lake Circle, Phase 2 (East) – hardscape improvements (including retaining wall);
      - iv. Mirror Lake Circle, Phase 2 (East) – landscape (softscape) improvements;
      - v. The Highlands, Lake 2 – hardscape improvements;
      - vi. The Highlands, Lake 2, Phase 1 landscape improvements;
      - vii. The Highlands, Lake 1 – spillway;
      - viii. Mirror Lake Circle, Phase 3 – hardscape improvements;
      - ix. Mirror Lake Circle, Phase 3 (East) – landscape (softscape) improvements;
      - x. The Highlands South Lake – landscape improvements; and
      - xi. The Highlands, Section 13, Phase 3 – landscape improvements.
7. Operation of District facilities, including:
  - a. billing, repairs, and maintenance;
  - b. Amended and Restated Rate Order and Regulations Governing Water and Sanitary Sewer Lines and Connections; and
  - c. hearing on termination of water and sewer service to delinquent customers from Montgomery County Municipal Utility District No. 140 and termination of services.
8. Report on development in the District.
9. Next meeting date.



Joel Cleveland,  
Attorney for the District

To Participate by Videoconference (note, link not compatible with Safari browser):

<https://districtmtg.com/0hi>

A copy of the written materials for this meeting may be accessible prior to and during the Board meeting at this website:

<https://districtmtg.com/rap>

**Texas Water Code Section 49.062(c) provides a process for qualified voters residing in the District to request the designation of a meeting place within the District. A description of this process can be found at: [Water District Board Meeting Location Change Form \(texas.gov\)](#).**

Montgomery County Municipal Utility District No. 186 reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code, Section 551.071 (Consultation with Attorney about Pending or Contemplated Litigation), Section 551.072 (Deliberations about Real Property), Section 551.073 (Deliberations about Gifts and Donations), Section 551.074 (Personnel Matters), Section 551.076 (Deliberations about Security Devices), and Section 551.086 (Economic Development).

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 (281) 500-6050 at least three business days prior to the meeting so that appropriate arrangements can be made.