

MONTGOMERY COUNTY MUNICIPAL UTILITY DISTRICT NO. 152A
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 regular meeting at 1300 Post Oak Boulevard, Suite 2500, Houston, Harris County, Texas 77056, said address being a meeting place of the District. The meeting will be held on **Wednesday, July 15, 2026, at 12:00 Noon. Members of the public may attend the meeting via telephone conference by dialing +1 469-998-7488, and entering pin 706098470#** The Board shall consider and discuss the following matters and take any action appropriate with respect to such matters:

1. Public comments;
2. Review and approve minutes of June 16, 2026, Board of Directors meeting;
3. Bookkeeper's Report, including authorizing the payment of invoices presented;
4. Tax Assessor-Collector's report, including status of tax valuations by Montgomery Central Appraisal District;
5. Report and legal action taken by the District's delinquent tax collections attorney, authorize foreclosure proceedings, installment agreements, and the filing of proofs of claim, and consider request for waiver of penalty and interest on delinquent taxes;
6. Status of the District's bond application report in connection with the District's \$22,000,000 Bond Issue, Series 2026 ("Bonds"), including review of Order of the Texas Commission on Environmental Quality authorizing issuance of same, and take the following actions related to the Bonds:
 - (a) Review and approve Preliminary Official Statement and Official Notice of Sale;
 - (b) Authorize the District's financial advisor to advertise for the sale of the Bonds;
 - (c) Approval of designation of Paying Agent/Registrar;
 - (d) Authorize bookkeeper to issue check for Attorney General's fees; and
 - (e) Authorize the use of BaseFund portal for closing and transaction wire fraud insurance;
7. Engineers' Reports, including:
 - (a) authorize the design, advertisement for bids and/or award of construction contracts or concurrence in the award of a contract for the construction of water, sanitary sewer, drainage, road, and recreational facilities within the District, including:
 - (i) Water, Sanitary Sewer, Drainage and Paving to serve Townsen Boulevard Phase 4;
 - (ii) Water, Sanitary Sewer, Drainage and Paving to serve Woodson's Reserve Section 47;
 - (iii) Water, Sanitary Sewer, Drainage and Paving Facilities to serve Townsen Center and Shallow Creek Drive;
 - (iv) Water, Sanitary Sewer, Drainage and Paving to serve Woodson's Reserve Section 49; and
 - (v) Water, Sanitary Sewer, Drainage and Paving to serve Woodson's Reserve Section 34;

- (b) status of construction contracts, including the approval of any change orders and/or acceptance of facilities for operation and maintenance purposes, including:
 - (i) Paving for Right Turn Lane on Grand Parkway at Woodson's Grand Drive by Forde Construction;
 - (ii) Paving for Right Turn Lane and Driveway on State Highway 99 for Grand Oaks Commercial by GMR Total Services, LLC; and
 - (iii) Water, Drainage and Paving to serve Townsen Boulevard Phase 3 by Bay Paving, LLC;
 - (c) acceptance of site and/or easement conveyances for facilities constructed or to be constructed for the District;
 - (i) Water, drainage and paving facilities to serve Townsen Boulevard by Fellers & Clark LP;
 - (ii) Water, sanitary sewer, drainage and paving facilities to serve Woodson's Reserve Sections 31 and 32 by Northtex Construction, LLC;
 - (iii) Water, sanitary sewer, drainage and paving for Grand Oaks Commercial by TMW All Services, LLC; and
 - (iv) Water, sanitary sewer, drainage and paving facilities to serve Woodson's Reserve Section 29, by Bay Utilities, LLC;
- 8. Developer's Report;
- 9. Landscape Architect Report, including:
 - a) authorize the design, advertisement for bids and/or award of construction contracts or concurrence in the award of a contract for the construction of recreational facilities within the District, including:
 - (i) Section 34 – CCA Design Proposal; and
 - (ii) Townsen Phase 3 – CCA Design Proposal;
 - b) status of construction contracts, including the approval of any pay estimates and/or change orders, including:
 - (i) Section 29 landscape improvements by Strickscapes, Inc.;
 - (ii) Sections 31 and 32 landscape improvements and park by Strickscapes, Inc.;
 - (iii) Water Bend Cove and Townsen Boulevard by Earth First; and
 - (iv) Antler Run Park Phase 2;
 - c) acceptance of sites and/or easement conveyances for facilities constructed or to be constructed for the District and acceptance of facilities for operation and maintenance purposes;
 - (i) Grand Parkway Entry by DL Meachum Construction; and
 - (ii) Section 29 Masonry Wall by American Wall;
- 10. Operator's Report, including:
 - a) repair and maintenance of District facilities;
 - b) customer service and billing matters, including appeals of District charges and disposition of delinquent and uncollectible accounts; and
 - c) compliance with permit and regulatory requirements;
- 11. Drainage Facilities Maintenance Reports from Ethoscapes and Lake Management Services;

12. Amendment of the District's Rate Order to account for CPI increase for solid waste collection services;
13. Status of compliance with annual cybersecurity training as required by Chapter 2054, Texas Government Code, and authorize any required reporting to the Texas Department of Information and Resources;
14. Attorney's Report; and
15. Matters for placement on future agendas.



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

By: 
Diana Miller
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.