

## NOTICE OF MEETING

### FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 162

The Board of Directors of Fort Bend County Municipal Utility District No. 162 will hold a special meeting on **Thursday, June 19, 2025, at 5:00 p.m.**, at the offices of Si Environmental, LLC, 6420 Reading Road, Rosenberg, TX 77471, to discuss and, if appropriate, act upon the following items:

1. Public comments.
2. Security matters, including authorize execution of agreement for law enforcement services with Fort Bend County.
3. Garbage collection services.
4. Report on maintenance, ownership, and construction of drainage, detention, recreational, and landscaping facilities, and authorize appropriate action.
5. Phase II MS4 Stormwater Plan implementation and stormwater permitting matters, including review public comment.
6. Development matters, including report regarding development in the District, approve developer reimbursement report, future development, TIRZ matters, estimates of taxable value, road and sidewalk powers, County matters, Defined Area matters, grant programs, approval of development financing agreements, consent to assignments of developer reimbursement rights, and acceptance of Waivers of Special Appraisal.
7. District website and newsletter matters.
8. Sunrise Meadows Property Owners Association, Inc. matters.
9. Highland Meadows Property Owners Association matters.
10. Still Creek Ranch matters.
11. Engineering matters, including:
  - a. Water Supply Agreement with City of Rosenberg;
  - b. On the Prairie Tract use, plans, and improvements; and
  - c. water plant chloramine conversion.
12. Park matters, including:
  - a. landscape architect's report;
  - b. maintenance agreements;
  - c. park and trail improvements, including additions to such facilities; and
  - d. future parks and recreational facilities planning.
13. Annexation matters update, including discuss and review feasibility report, annexation letter agreement, utility agreement with the City of Rosenberg, Order Adding Land for the following matters, and authorize appropriate action:
  - a. Prasix Investments, LLC;
  - b. Beazer Homes Texas, L.P.;

- c. Prosper Realty Holdings LLC; and
  - d. Majestic Developers.
14. Real Estate matters, including District acquisition of easements and/or property, appraisals related to same, out of District service requests and authorize appropriate action.
  15. Discuss Association of Water Board Directors summer conference, approve reimbursement of eligible expenses, and authorize attendance at winter conference.
  16. Report from District directors regarding director items and agenda items, including discussion of other municipal utility districts' policies and procedures.
  17. Report from District consultants regarding pending District business and special district matters.
  18. Meeting schedule.



*Andrew B. Vaughan*  
Attorney for the District

*Fort Bend County Municipal Utility District No. 162 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 (713) 860-6400 at least three business days prior to the meeting so that appropriate arrangements can be made.