

Notice is hereby given that Chateau Woods Municipal Utility District Board of Directors will meet for a regular meeting at 10224 Fairview Drive, Conroe, Texas 77385 on Thursday, March 27, 2025 at 7:00 PM

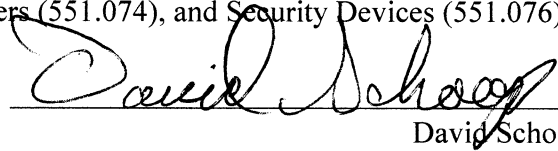
MEETING AGENDA

1. Call meeting to order by presiding officer
2. Roll Call of Directors and establish a quorum
3. Invocation, Pledge of Allegiance, and Pledge to the Texas flag
4. Discuss and take possible action to approve the minutes from the January 23, 2025 and February 27, 2025 regular meetings
5. Discuss and take possible action on District Social Media policy for District owned equipment
6. Comments from the Public
7. Comments from the Directors
8. Discuss and take possible action to accept bookkeeper's report for February 27th to March 27th and approve payment of bills.
9. Annual review of Investment Policy and Appointing Investment Officer (L & S District Services)
10. Discuss and take possible action to submit property tax exemption information
11. Convene into executive session under Section 551.071 of the Texas Open Meetings Act to confer with District's attorney and engineer regarding
 - a) West side/Springwood drainage mitigation study.
 - b) Ongoing issues with Starter Homes of Texas, LLC
 - c) Damage done to District park at 10224 Fairview Drive
12. Reconvene into open session to take possible action on matters discussed in executive session.
13. Discuss and take possible action on the following Engineering Matters:
 - a) Drainage issues from 11002 Sleepy Hollow into White Oak subdivision
 - b) Update on Water Plant No. 3
 - c) Updates on developments in the District
 - d) Wastewater Plant rehabilitation project
 - e) New and other ongoing Engineering projects or approvals
14. Discuss and take possible action on any previous or new deed restriction complaints, including
 - a) 1119 Chateau Woods Pkwy – Unkempt yard, trash visible from the street
 - b) 10740 Twin Oaks – Unkempt yard, trash visible from the street (District letter sent March 5, 2025)
 - c) Any new deed restriction complaints
15. Discuss and take possible action on any new or ongoing legal matters
16. Discuss and take possible action on material change for ongoing construction at 10802 Fairview for Lyndon Lozano
17. Discuss and take possible action on new construction for the following properties based on Engineer's recommendation
 - a) Lot 44-B, Block 6, Lake Chateau Woods Section 7 on Mockingbird Place for The Build Co
 - b) Building addition at Lot 11, Block 8, Lake Chateau Woods Section 7 for Michelle Lauth (1420 Beech)
18. Discuss and take possible action on proposals for work at District parks
 - a) Kiddie Cushion at Fairview Park
 - b) Borders around Hunter's Lake Park equipment

19. Discuss and take possible action on extension requests for the following plumbing permits:
 - a) Stonecreek Builders @ 1416 Beech (approved 4/25/2024 – extended until 3/27/2025)
 - b) Stonewood Landmark @ 10310 Sunset (approved 8/22/2024 – extended until 3/27/2025)
 - c) Stonewood Landmark @ 10314 Sunset (approved 8/22/2024 – extended until 3/27/2025)
 - d) Build Co @ 10911 Mockingbird (approved 9/19/2024 – expires 3/27/2025)
20. Discuss and take possible action on monthly building rental report
21. Discuss and take possible action on February 2025 operations report; including maintenance and repairs to water/sanitary sewer systems, plumbing permits/inspections, parks and customer billing
22. Discussion of any items to be included in next meeting's agenda (April 24, 2025)
23. Adjourn

Rules for Adjournment into Executive Session

If necessary, during the meeting, the Board may adjourn to executive session, in conjunction with Texas Open Meetings Act (Chapter 551), and return to open session to take action on matters addressed in Executive Session [Note: Board of Directors may meet in Executive Session to discuss: Attorney-client matters (551.071), Real Property (551.072), Personnel Matters (551.074), and Security Devices (551.076)]



David Schoop, President
Board of Directors
Chateau Woods Municipal Utility District

POSTING CERTIFICATE

Agenda posted at Montgomery County Courthouse, Main Entrance to Chateau Woods, and A-1 Utility Office.
It is hereby certified that a true and correct copy of this Agenda was posted at a place convenient to the public at all times prior to 4:00 PM on March 24, 2025.

