

**DOC# 17-0262**  
**EAST MONTGOMERY COUNTY IMPROVEMENT DISTRICT**  
**AGENDA**

03/06/2017 01:41PM  
 Shelby Curry  
 MARK TURNBULL, COUNTY CLERK  
 MONTGOMERY COUNTY, TEXAS

**TO: THE BOARD OF DIRECTORS OF EAST MONTGOMERY COUNTY IMPROVEMENT DISTRICT, AND TO ALL OTHER INTERESTED PERSONS:**

Notice is hereby given that the Board of Directors of East Montgomery County Improvement District will hold a regular meeting on **Thursday, March 9, 2017, at 6:00 p.m., at the East Montgomery County Improvement District Complex, Board Room, Room 103, 21575 U.S. Highway 59 North, New Caney, Texas, within the boundaries of the District, for the following purposes:**

1. Consider comments from members of the audience;
2. Consider and act upon approval of the minutes of the Board of Directors meeting held on January 18, 2017 and February 16, 2017;
3. Consider financial, bookkeeping, cash flow and investment reports, and the taking of any actions required in connection therewith, including authorizing the payment of invoices presented or shown in such reports;
4. Consider status of advance redemption of outstanding Series 2010 Bonds, and the taking of any actions required in connection therewith;
5. Consider proposal relative to renewal of the District's insurance coverage for term expiring March 31, 2017, and the taking of any actions required in connection therewith, including solicitation of proposals relative to same;
6. Announcements;
7. Recess to Executive Session to discuss: real property matters pursuant to §551.072, Texas Government Code, pending or contemplated litigation pursuant to §551.071, Texas Government Code, matters in which the duty of the attorney to the District under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflict with Chapter 551, Texas Government Code, pursuant to §551.071, Texas Government Code and Economic Development negotiations pursuant to §551.087, Texas Government Code;
8. Consider status of the development of the District's 12.85-acre site, including: the construction of improvements and the leasing of space in the District's office building, and the taking of any actions required in connection therewith;
9. Consider status of design of new District building by Turner Duran Architects;
10. Consider report on activities within the Industrial Park, and the taking of any actions required in connection therewith, including:
  - a) status of sale of dirt out of future detention pond, including status of contract with TDG for excavation and delivery of dirt;
  - b) review of bids and award of contract for construction of second phase of the regional detention basin;
  - c) status of contract with Quadvest Construction for construction of roads to serve Section 3;
  - d) status of contract with Clearwater for construction of water and sanitary sewer facilities to serve Industrial Park, Section 4;

- e) status of contract with Angel Brothers for construction of roads to serve Industrial Park, Section 4;
  - f) status of plat of Section 3 and Section 4;
  - g) status of contract with Quadvest Construction for construction of wastewater lift station;
  - h) status of contract with Quadvest for water distribution and wastewater collection facilities to serve Industrial Park, Section 3;
  - i) status of contract with E&S Construction for construction of warehouse building project;
  - j) status of Purchase and Sale Agreement with Woodland Fluid Power Inc. and relative to purchase of a site in the Industrial Park;
  - k) status and amendment of Purchase and Sale Agreement with Metal Specialties or assignees and Purchase and Sale Agreement relative to purchase of a site in the Industrial Park;
  - l) status of Purchase and Sale Agreement with Fire Ant Rescue Inc. d/b/a Bug Police relative to purchase of a site in the Industrial Park;
  - m) status and amendment of incentive agreement with Remington Valve, LLC & Multiplex Machinery, Inc. and Purchase and Sale Agreement relative to purchase of a site in the Industrial Park;
  - n) status of Purchase and Sale Agreement with Kro Energy Products, LLC and James and Betty Edwards Family Partnership LLP relative to purchase of a site in the Industrial Park;
  - o) review and approve Subordination Agreement relating to New Caney Customs LLC; and authorize the taking of all actions required in connection therewith;
11. Consider status of incentive agreements, approval of new incentive agreements, and the taking of any actions required in connection therewith, including:
    - a) Plaza Plastics Corp.;
    - b) Veer Hanuman Hospitality, Inc.; and
    - c) Super Cuts;
  12. Consider status of construction of splash pad in the City of Splendora, and the taking of any actions required in connection therewith;
  13. Consider status of construction of splash pad site in the City of Roman Forest, and the taking of any actions required in connection therewith;
  14. Consider report on activities of the 85<sup>th</sup> Texas Legislation, including legislation or proposed legislation affecting the District's enabling statute, and the taking of any actions required in connection therewith; and
  15. Consider matters for possible placement on future agendas.

By: Stephen Carlisle by TM  
 Stephen Carlisle  
 Secretary of the East Montgomery County  
 Improvement District

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services to aid in communication and/or participation are requested to contact the District's President/CEO at (832) 552-1419 at least three (3) business days prior to the meeting so that appropriate arrangements can be made.

