

KINGSLAND MUNICIPAL UTILITY DISTRICT

Notice of Meeting of Board of Directors

NOTICE IS HEREBY GIVEN that a meeting of the Board of Directors of Kingsland Municipal Utility District (the "District") will be held October 25, 2021, commencing at 9:00 a.m., at its regular meeting place in the offices of the District, Reynolds & Ingram Streets, Kingsland, Texas. The subject of the meeting is to consider and act upon the following:

1. Call to Order, Roll Call, Establish Quorum, and Pledge of Allegiance
2. Public Input
3. Approval of Minutes for Board of Directors Meeting of September 27, 2021, October 12, 2021, October 13, 2021, October 15, 2021, and October 16, 2021.
4. Annexation Matters
 - a) Conduct Public Hearings on the following Petitions Requesting Addition of Land to the District:
 - i. Petition by Mary Ann Liverman and Todd Liverman Requesting Annexation of Lot Nos. Ninety-Six (96), Ninety-Seven (97), and Ninety-Eight (98), Royal Oaks Estates Country Club Addition, Unit No. Three (3), a subdivision in Llano County, Texas, according to the plat recorded in Volume 1, age 85, Plat Records of Llano County, Texas;
 - ii. Petition by Enrique Hernandez Reye Requesting Annexation of Lot Nos. Forty-Three (43), Forty-Four (44), Forty-Five (45) and Forty-Six (46), in Block J and Lots Nos. Forty-Three (43), Forty-Four (44), Forty-Five (45) and Forty-Six (46) in Block K, in Granite Shoals Cabin Sites, Unit No. One (1), a subdivision in Llano County, according to the Plat recorded in Volume 87, Page 521, Llano County Deed Records;
 - iii. Petition by Jonathan Michael Macias Requesting Annexation of Lot No. 82, Rose Hill Subdivision, a subdivision in Llano County, according to the Plat recorded in Volume 1, Page 43, Llano County Deed Records;
 - iv. Petition by David Huynh Requesting Annexation of Lot Nos. Seventy (70), Seventy-One (71) and Seventy-Two (72), Royal Oaks Estates Unit No. Eight (8), a subdivision located in Llano County, Texas, according to the Plat recorded in Volume 1, Page 51, Plat Records of Llano County, Texas; and
 - v. Petition by Richard W. Espey and Nancy K. Espey Requesting Annexation of Lot No. 1055, The Legends, a subdivision in Burnet County, Texas, according to Plat No. 1.1., recorded in Sabinet 2, Slide 153A, Plat Records of Burnet County, Texas;
 - vi. Petition by Guillermo Vera Valdez and Abigail Rosalia Vera Requesting Annexation of Lot Nos. 1036, 1037, 1082, 1083, 1121, 1122, 1123, 1200, 1201 and 1202, Royal Oaks Estates, Unit No. Five (5), a subdivision located in Llano County, Texas, according to the Plat recorded in Volume 1, Page 42, Plat Records of Llano County, Texas;

vn. Petition by Brad Shaw and Joe Johnson Requesting Annexation of Lot Nos. 1369, 1370, 1371, 1372, 1373, 1374, 1375 and 1376, Royal Oaks Estates Subdivision, a subdivision in Llano County, according to the Plat recorded in Volume 1, Page 42, Llano County Deed Records; and

vm. Petition by Melissa Raughton and Steven Raughton, Requesting Annexation of Lot Nos. Ninety-Two (92) and Ninety-Three (93), Royal Oaks Estates Country Club Addition, Unit No. Three (3), a subdivision located in Llano County, Texas, according to the plat recorded in Volume 1, Page 85, Plat Records of Llano County, Texas.

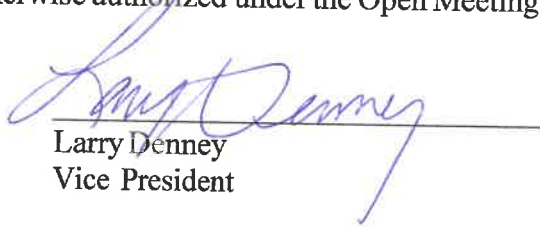
b) Consider Adoption of Orders Adding Land to the District pursuant to the Petitions referenced in Agenda Item No. 4(a) above.

5. Consideration and Appropriate Action on Approving an Amendment to the District Information Form, including Approval of the District's Revised Boundary Map and Boundary Description to include the Land Annexed pursuant to Item 4 above.
6. Consideration and Appropriate Action on a Request by a Property Owner for the District to Release an Easement on 301 CR 126, Kingsland, Texas.
7. Engineering Matters:
 - a) Status Report by Jones-Heroy & Associates, Inc. Regarding Pending Engineering and Construction Projects.
 - b) Award Contract for the Renovation of the Woodyville Lift Station.
8. Discussion and possible action relating to retaining an independent contractor to manage the Kingsland Community Center to include, but not limited to, marketing, reservations and cleaning services.
9. Consideration and Appropriate Action to Authorize Purchase and Installation of Additional Doors at the Kingsland Community Center.
10. Consideration and Appropriate Action on Authorizing Supplemental Sewage Backup Insurance Coverage with the Texas Municipal League Intergovernmental Risk Pool.
11. Consider Approval of Payment of Non-Recurring Bills.
12. Consider Approval of Payment of Invoices Exceeding \$10,000.00.
13. Consider Approval of General Manager's Expense Reimbursement Request for Payment.
14. Consider Approval of Payment of Board of Directors' Fees and Expense Reimbursement.
15. Consider Approval of Requests from Board Members, General Manager, and Other Staff Members to Attend Educational Seminars.
16. Consideration and Adoption of a Policy Concerning Write-Off of Delinquent Receivable Accounts.
17. Delinquent Accounts Report.

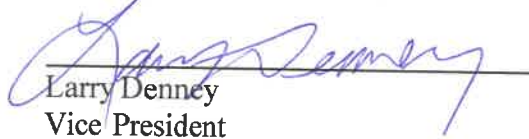
18. Consideration and Appropriate Action on Renewal of Employees' Health Insurance.
19. Consider Report and Authorize Penalties, if any, on Noncompliance of Grease Trap Ordinance.
20. Monthly Written Report by General Manager.
 - Summary of Finance & Budget
 - Personnel
 - Plant Compliance
 - Odor Complaints
 - Engineering Pending Projects
 - Plant & Field Operations
 - Potential New Development Issues
 - Report on Pending Developments
 - Plant Capacity
21. Committee Reports:
 - Audit Committee--Chair Ken Martin, Secretary-Treasurer, & Director Dianne Wolfington
 - District Treasurer-Ken Martin, Secretary-Treasurer
 - Extension Committee--Chair Larry Denney, Vice-President, & Director Dianne Wolfington
 - Finance Committee--Chair Larry Denney, Vice-President, & Ken Martin, Secretary-Treasurer
 - Insurance Committee--Chair Lorean Sindelar, President, and Director Dianne Wolfington
 - Investment Committee--Chair Lorean Sindelar, President, & Ken Martin, Secretary-Treasurer
 - Park Committee- Chair Ken Martin, Secretary-Treasurer, & Director Karen Oustad
 - Personnel Committee-- Chair Larry Denney, Vice-President, & President Lorean Sindelar
 - Property/Easement Committee--Chair Ken Martin, Secretary-Treasurer, & Director Dianne Wolfington
 - Records Management Committee--Chair Lorean Sindelar, President, & Director Karen Oustad
 - Revenue Committee--Chair Larry Denney, Vice-President, & Ken Martin, Secretary-Treasurer
 - Safety Committee--Chair Larry Denney, Vice-President, & Lorean Sindelar, President
 - Tax Committee--Chair Ken Martin, Secretary-Treasurer, & Director Karen Oustad
22. Administration & Operation Report.
23. Budget Expenditures.
24. Consideration and Appropriate Action on the search for a General Manager:
 - a) Authorize such action as may be necessary or beneficial to employ a new General Manager.
25. Consideration and Possible Action concerning the establishment or termination of Interim Policies, Procedures and Restrictions Relating to District Facilities and Operations to Limit the Development, Contraction and Spread of COVID-19, including potential modifications to Customer Billing, Payment and Termination of Service Policies of the District.

26. Discussion and Possible Action concerning correspondence by Director Wolfington regarding District accounting and financial reports, including July 8, 2021, correspondence to the Board of Directors and correspondence to State Representative Andrew Murr.
27. Discussion and Possible Action concerning District bookkeeping services, including possible action relating to contracting with a third party contractor for professional bookkeeping services.
28. Adjournment.

At any time during the meeting, the Board of Directors may adjourn into closed, executive session with respect to one or more of the items listed above, in compliance with the applicable provisions of the Texas Open Meetings Act, Tex. Gov't Code Ann. ch. 551, subch. D, as amended (Sec. 551.071, consultation with attorney; Sec. 551.072, deliberation about real property; Sec. 551.073, deliberations about gifts and donations; Sec. 551.074, personnel matters; Sec. 551.076, deliberations about security devices; Sec. 551.086, economic development); and as otherwise authorized under the Open Meetings Act.


Larry Denney
Vice President

POSTED at the administrative office of Kingsland Municipal Utility District on October 20, 2021, at 11:00 a.m., and at the following locations in the District: Kingsland Post Office, Llano County Annex, and PROVIDED for posting via facsimile to the County Clerk of Llano County, Texas on said date at 8:00 a.m. and to the County Clerk of Burnet County, Texas, on said date at 8:00 a.m.


Larry Denney
Vice President