

MINUTES OF HUNTERS CROSSING LOCAL GOVERNMENT CORPORATION MEETING

December 4, 2019

The Hunters Crossing Local Government Corporation Board met on December 4, 2019 at 6:00 p.m. at Bastrop City Hall, located at 1311 Chestnut Street, Bastrop, Texas. Members present were Lynda Humble, Drusilla Rogers, Lyle Nelson, Rick Womble and Stephanie White. Tabitha Pucek and Michelle Dodson were absent.

1. CALL TO ORDER:

At 6:00 p.m. Board President, Lynda Humble, called the meeting to order with a quorum being present.

2. CITIZEN COMMENTS

At this time, three (3) minute comments will be taken from the audience on any topic. To address the Board, please submit a fully completed request card to the Board/Commission Secretary prior to the beginning of the meeting. In accordance with the Texas Open Meetings Act, if a citizen discusses any item not on the agenda, the Board/Commission cannot discuss issues raised or make any decision at this time. Issues may be referred to City Staff for research and possible future action.

To address the Board/Commission concerning any item on the agenda, please submit a fully completed request card to the Board/Commission Secretary prior to the consideration of that item.

There were no Citizen Comments.

3. CONSENT AGENDA

- 3A. Consider action to approve minutes from the September 4, 2019 meeting.
A motion was made by Board Member Drusilla Rogers to approve the meeting minutes for September 4, 2019 Hunters Crossing Local Government Corporation Board meeting, seconded by Board Member Lyle Nelson, motion was approved on a 5-0 vote.

4. ITEMS FOR INDIVIDUAL CONSIDERATION & DISCUSSION

- 4A. Consider action on the nomination and election of Vice President for the Hunter's Crossing Local Government Corporation Public Improvement District Board.
Board President Lynda Humble gave a brief overview of the duties and role of the Vice President. A motion was made by Board Member Lyle Nelson to nominate Rick Womble to serve as Vice President, seconded by Board Member Stephanie White, motion was approved on a 5-0 vote.
- 4B. Consider action to approve Resolution R-2019-03 of the Board of Directors of the Hunters Crossing Local Government Corporation of Bastrop, Texas, approving an Operations and Maintenance Administration Services Contract with P3 Works LLC; authorizing the President of the Board of Directors to execute all necessary documents; providing for a repealing clause; and establishing for an effective date.
Attorney George Hyde spoke to the Board regarding P3 Works LLC qualifications and specialization in Operations and Maintenance Administration of Public

Improvement Districts. After discussion, a motion was made by Board Member Rick Womble to approve Resolution R-2019-03 approving an Operations and Maintenance Administration Services Contract with P3 Works LLC, seconded by Board Member Drusilla Rogers, motion was approved on a 5-0 vote.

- 4C. Consider action to approve Resolution R-2019-04 of the Board of Directors of the Hunters Crossing Local Government Corporation of Bastrop, Texas, approving the appointment of George Hyde as General Counsel for the Hunters Crossing Local Government Corporation; authorizing the President of the Board of Directors to execute all necessary documents; providing for a repealing clause; and establishing for an effective date.
Board President Lynda Humble spoke to the Board regarding the benefit of retaining George Hyde as legal counsel and how it would allow, on an annual basis, that all documents meet the requirements of the law. After discussion, a motion was made by Board Member Lyle Nelson to approve Resolution R-2019-04 approving the appointment of George Hyde as general counsel, seconded by Board Member Stephanie White, motion was approved on a 5-0 vote.
- 4D. Consider action to approve Resolution R-2019-05 of the Board of Directors of the Hunters Crossing Local Government Corporation of Bastrop, Texas, renewing a contract for Maintenance, Mowing, Irrigation and Landscaping Services for the Hunters Crossing Subdivision with Clean Scapes LP for an additional one (1) year term, attached as Exhibit A; authorizing the President of the Board of Directors to execute all necessary documents; providing for a repealing clause and establishing for an effective date.
Chief Financial Officer Tracy Waldron spoke to the Board explaining the terms of the current contract with Clean Scapes and the need for approval of the 1st one-year renewal to the contract. After discussion, a motion was made by Board Member Rick Womble to approve Resolution R-2019-05 renewing a contract with Clean Scapes, seconded by Board Member Stephanie White, motion was approved on a 5-0 vote.
- 4E. Discuss development of a Maintenance Plan.
Board President Lynda Humble suggested the Board meet in January to begin setting standards of care, build a framework and timeframe for the plan. After discussion, Board Members agreed to meet in January to discuss and initiate guidelines of a Maintenance Plan.
- 4F. Consider action to confirm the location, time/s and date/s for the next meeting/s of the Hunters Crossing Local Government Corporation Board.
Board Members discussed dates and confirmed the next tentative meeting date to be January 15, 2019.

5. EXECUTIVE SESSION

The Board convened into executive session at 6:25 p.m. pursuant to the Texas Government Code, Chapter 551, to discuss the following.

- 5A. The Board of Directors shall convene into closed executive session pursuant to Section 551.071 of the Texas Government Code to discuss with legal counsel pending litigation styled as Carolyn Smith, The Village at Hunters Crossing LLC and Lirtex Properties, LLC v. the City of Bastrop, et. al.

6. TAKE ANY NECESSARY OR APPROPRIATE ACTION ON MATTERS POSTED FOR CONSIDERATION IN CLOSED/EXECUTIVE SESSION.

The Board reconvened into Regular Session at 7:17 p.m. No action taken.

7. UPDATES

7A. Informational update to Board, by President, on matters related to the Hunters Crossing Local Government Corporation and/or Public Improvement District.
There were no updates.

7B. Invitation for input from Board members related to issues for possible inclusion on future agendas.
There was no input from the Board Members.

8. ADJOURNMENT

Board President, Lynda Humble, adjourned the meeting at 7:18 p.m. without objection.

APPROVED:



Lynda Humble, Board President
Trey Job

ATTEST:



Tabitha Pucek, Board Secretary