

**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, June 26, 2025 at 7:00 PM**

**DOC# 25-1146
POSTED**

06/23/2025 11:22AM

Aallee Hanson

L. BRANDON STEINMANN, COUNTY CLERK
MONTGOMERY COUNTY, TEXAS

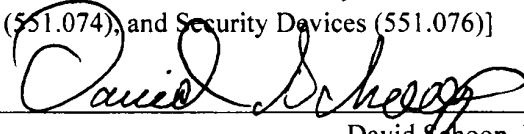
MEETING AGENDA

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 April 10, 2025 special meeting, as well as the April 24, 2025 and May 22, 2025 regular meetings
5. Comments from the Public
6. Comments from the Directors
7. Discuss and take possible action to accept bookkeeper's report for May 22nd to June 26th and approve payment of bills.
8. 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.
9. Reconvene into open session to take possible action on matters discussed in executive session.
10. Discuss and take possible action on the following Engineering Matters:
 - a) Update on Water Plant No. 3
 - b) Updates on developments in the District
 - c) Wastewater Plant rehabilitation project
 - d) Ratify action taken to approve scope and cost changes for wastewater treatment plant rehabilitation
 - e) New and other ongoing Engineering projects or approvals
11. Discuss and take possible action on security measures at all District facilities.
12. Discuss and take possible action on any previous or new deed restriction complaints, including
 - a) 10601 Longleaf – Concrete within 5' easement
 - b) 10802 Fairview Drive – Trash not contained during construction
 - c) 10917 Oriole Place – Drainage pipe installed through back of lot, water backing up onto neighbor
 - d) 1335 Glen Oaks – Construction work outside of hours allowed in Rate Order
 - e) Any new deed restriction complaints
13. Discuss and take possible action on any new or ongoing legal matters
14. Discuss and take possible action on 2025 Automatic Adjustment letter from Best Trash Service, resulting in a 5.2% increase of \$1.38 + tax (from \$26.61 to \$27.99) for In-District customers beginning June 2025.
15. Discuss and take possible action on new construction for the following properties based on Engineer's recommendation
 - a) Lot 6A, Block 11, Lake Chateau Woods Section 7 for Mauricio Lazo
16. 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
17. Discuss and take possible action on extension requests for the following plumbing permits:
 - a) Tepuy Designs LLC @ 1420 Flamingo (approved 07/25/2024 – extended until 6/26/2025)
 - b) Oyoque @ 10735 Fairview (approved 07/22/2021 – extended until 6/26/2025)
18. Discuss and take possible action on monthly building rental report
19. Discuss and take possible action on May 2025 operations report; including maintenance and repairs to water/sanitary sewer systems, plumbing permits/inspections, parks and customer billing

20. Review and approval of 2024 Consumer Confidence Report
21. Discuss and take possible action on contracting for stump grinding along Chateau Woods Parkway Blvd
22. Discussion of any items to be included in next meeting's agenda (July 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 June 23, 2025.

