

# ARMBRUST & BROWN, PLLC

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## MEMORANDUM

TO: Board of Directors -  
Block House Municipal Utility District

FROM: Denise L. Motal  
Legal Assistant

DATE: September 22, 2022

RE: Block House Municipal Utility District -  
September 28, 2022 Regular Meeting

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Enclosed please find the agenda and support materials for the regular meeting of the Board of Directors of Block House Municipal Utility District scheduled for Wednesday, September 28, 2022, at 6:30 p.m., at 2600 Block House Drive South, Leander, Texas.

Please let me know if you cannot attend the meeting so that I can confirm that a quorum will be present.

Please do not hesitate to contact me if you have any questions.

Lisa Torres (Crossroads Utility Services, LLC)  
Andrew Hunt (Crossroads Utility Services, LLC)\*  
Taylor Kolmodin (Municipal Accounts & Consulting, L.P.)  
Mark Burton (Municipal Accounts & Consulting, L.P.)\*  
David Gray (Gray Engineering, Inc.)\*  
Cheryl Allen (Public Finance Group LLC)\*  
Carol Pumbo (McCall, Parkhurst & Horton L.L.P.)\*  
Tripp Hamby (Priority Landscapes, LLC)\*  
Antonio Lovato (Williamson County Sheriff's Dept.)\*  
Jay Howard (Texas Disposal Systems, Inc.)\*

Ja-Mar Prince (Texas Disposal Systems, Inc.)\*  
Barbara Graves (Texas Disposal Systems, Inc.)\*  
Chris Swedlund (McCall Gibson Swedlund Barfoot PLLC)\*  
Brian Toldan (McCall Gibson Swedlund Barfoot PLLC)\*  
Jan Gibson (McCall Gibson Swedlund Barfoot PLLC)\*  
Ashlee Martin (McCall Gibson Swedlund Barfoot PLLC)\*  
Tom Davis (Lifeguard 4 Hire, L.L.C.)\*  
Sandy Martin (BHC Owners Association)\*  
David Johnson (Tidal Waves Swim Team)\*

\*AGENDA ONLY (via email)

## BLOCK HOUSE MUNICIPAL UTILITY DISTRICT

**September 28, 2022**

TO: THE BOARD OF DIRECTORS OF BLOCK HOUSE MUNICIPAL UTILITY DISTRICT AND ALL OTHER INTERESTED PERSONS:

Notice is hereby given that the Board of Directors of Block House Municipal Utility District will hold a regular meeting at **6:30 p.m.** on **Wednesday, September 28, 2022**, at 2600 Block House Drive South, Leander, Texas. The following matters may be considered and acted upon at the meeting:

**PLEASE NOTE: Public comments will be accepted only during designated portions of the Board meeting. Comments from the floor will not be accepted during the business portion of the Board meeting. Citizens wishing to address the Board must complete the citizens' communication form provided at the entrance to the meeting room, so they may be recognized to speak.**

**The meeting will be preceded by the U.S. Pledge of Allegiance and a moment of silence or prayer.**

*Board member announcements and agenda prioritization requests may be considered at the beginning of the meeting.*

**Note: Matters on which Board action is anticipated are noted as "Decision". Matters on which Board action is not anticipated are noted as "Informational". Such notations are intended as a guide to facilitate the conduct of the meeting based on information available at the time that this agenda was finalized and are not binding. The Board reserves the right to take action on any of the following matters.**

<b><u>AGENDA</u></b>	
<b>GENERAL</b>	
1.	Citizens' communications;
<b>CONSENT ITEMS</b>	
<i>(These items may be approved collectively or individually. Any of these items may be pulled for discussion upon the request of any Board member.)</i>	
2.	Minutes of August 9, 2022 special meeting, August 16, 2022 special meeting, August 24, 2022 regular meeting, and September 7, 2022 special meeting;
3.	Proposal from McCall Gibson Swedlund Barfoot PLLC for audit services for fiscal year ending September 30, 2022;
<b>PR/COMMUNICATIONS</b>	
4.	Report from BHC Owners Association, including:
(a)	Requests for use of facilities, including:
(1)	Request for use of facilities and waiver of fees from BHC Owners Association Recreation Committee for use of Tumlinson Park for Pumpkin Patch on October 6 through 16, 2022;



	(2)	Request for use of facilities and waiver of fees from BHC Owners Association for use of Pavilion for Candidate Forum on October 22, 2022;
	(3)	Request for use of facilities and waiver of fees from BHC Owners Association Recreation Committee for use of Tonkawa Park for Yoga classes on September 24, October 8 and 22, and November 5 and 19;
	(4)	Request for use of facilities and waiver of fees from BHC Owners Association Recreation Committee for use of Pavilion for Zumba classes for various dates in September, October, and November;
5.		Report from Williamson County Sheriff's Office;
6.		Report from PR/Communications Subcommittee, including:
	(a)	Special events;
	(b)	Newsletter;
<b>RESTRICTIVE COVENANTS</b>		
7.		Report from and directives to Community Association Management, Inc.;
8.		Pending or contemplated litigation, including:
	(a)	15361 English River Loop;
9.		Report from Restrictive Covenants Subcommittee;
<b>FINANCE/AUDIT</b>		
10.		Report from and directives to Municipal Accounts & Consulting, L.P., including:
	(a)	Payment of bills and invoices;
	(b)	Fund transfers;
	(c)	Investments;
11.		Resolution Adopting Amended and Restated Credit Card Use Policy;
12.		Report from Finance/Audit Subcommittee;
<b>AMENITIES</b>		
13.		Report from and directives to Lifeguard 4 Hire, L.L.C., including:
	(a)	Proposal from 360 Aquatics to install expansion joint material at Apache Pool (Estimate #6166);
	(b)	Proposal from 360 Aquatics to install expansion joint material at Tumlinson Pool (Estimate #6167);
14.		Report from and directives to Priority Landscapes, LLC, including:
	(a)	Proposal for Luther Chance Practice Field infield improvement (Proposal #1642);
	(b)	Proposal for Disc Golf Course – Hole 2 erosion control improvement (Proposal #1643);
	(c)	Proposal for front entry – rose replacement due to disease (Proposal #1644);
15.		Report from Amenities Subcommittee;

16.	Proposal from Hellas Construction, Inc. for Hockey Court (Skate Court) surfacing;
17.	Proposal from WeBuildFun for picnic tables for the Pavilion;
18.	Parks Master Plan, including review and approve revised budgets and adopt Parks Master Plan;
<b>SERVICES</b>	
19.	Report from and directives to Gray Engineering, Inc., including:
	(a) Right-of-Way Improvements Project;
	(b) Pedernales Electric Cooperative construction in the District;
20.	Report from and directives to Crossroads Utility Services, LLC, including:
	(a) System maintenance and repairs;
	(b) Write-offs;
	(c) Fuel surcharge;
21.	Report from and directives to General Manager, including:
	(a) Requests for use of facilities;
	(b) Cedar Park Fire Department “Calls for service” log;
	(c) Horizon Environmental Services, Inc. report on Limited Water Sampling Investigation;
22.	Report from Texas Disposal Systems, Inc.;
23.	Storm Water Management Program (SWMP) under TPDES General Permit TXRo40000;
24.	Report from Services Subcommittee;
<b>LEGAL</b>	
25.	Report from and directives to Armbrust & Brown, PLLC;
26.	Pool Services Agreement with Lifeguard 4 Hire, L.L.C.;
27.	Agreement for Off-Duty Security and Patrol Services;
28.	District Social Media Policy;
29.	Options to dial into meetings/zoom meetings (Director Logan);
30.	Complaint received under Code of Ethics, Travel, and Professional Services Policy;
31.	Executive Session under the Texas Open Meetings Act;
<b>OTHER DISCUSSION / ACTION ITEMS</b>	
32.	Code of Ethics, Travel and Professional Services Policy;
33.	Miscellaneous and Board/Subcommittee directives;
34.	Future Board meetings/agenda items.

The Board of Directors is authorized by the Texas Open Meetings Act, Chapter 551, Texas Government Code, to convene in closed or executive session for certain purposes, including receiving legal advice from the District’s attorney (Section 551.071); discussing real property matters (Section 551.072); discussing

gifts and donations (Section 551.073); discussing personnel matters (Section 551.074); discussing security personnel or devices or security audits (Section 551.076); and discussing information technology security practices (Section 551.089). If the Board of Directors determines to go into executive session to discuss any item on this agenda, the presiding officer will announce that an executive session will be held and will identify the item to be discussed and the provision of the Open Meetings Act that authorizes the closed or executive session.

(SEAL)



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Attorney for the District

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Block House Municipal Utility District is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call Armbrust & Brown, PLLC at (512) 435-2300 for additional information. Hearing impaired or speech disabled persons equipped with telecommunications devices for the deaf may utilize the statewide Relay Texas program at (800) 735-2988.

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
MINUTES OF BOARD OF DIRECTORS' MEETING**

August 9, 2022

THE STATE OF TEXAS                   §  
  §  
COUNTY OF WILLIAMSON           §

A special meeting of the Board of Directors of Block House Municipal Utility District was held on August 9, 2022, at 2600 Block House Drive South, Leander, Texas. The meeting was open to the public and notice was given as required by the Texas Open Meetings Act. A copy of the Certificate of Posting of the Notice is attached as **Exhibit "A"**.

The roll of the members of the Board of Directors was called, as follows:

Cecilia A. Roberts	-	President
Steve Bennett	-	Vice President
Byron Koenig	-	Secretary
Stuart McMullen	-	Assistant Secretary
Ursula Logan	-	Treasurer

All of the Directors were present, thus constituting a quorum. Also present at the meeting were: Taylor Kolmodin of Municipal Accounts & Consulting, L.P. ("**MAC**"); Lisa Torres of Crossroads Utility Services, LLC ("**Crossroads**"); Sandy Martin of the BHC Owners Association ("**OA**"); Deputy Norvell of the Williamson County Sheriff's Office ("**WCSO**"); Lauren Smith of Public Finance Group LLC; and Robert Young and Neil Guidera, residents of the District.

Director Roberts called the meeting to order at 6:30 p.m. and welcomed those present. She announced that public comments were taken during designated portions of the meeting only and asked that anyone who wished to address the Board complete a Community Comment form. Following the Pledge of Allegiance to the U.S. flag, the Board and those present at the meeting observed a moment of silence or prayer.

Director Roberts then stated that the Board would receive citizens' communications. Ms. Martin requested that the Board members review all budget items carefully. She then suggested that the Board "hold off" on any expenditures relating to the fence project.

Director Roberts stated the Board would next conduct a work session on the 2022/2023 budget and 2022 tax rate. Director Roberts then recognized Ms. Smith who reviewed the 2022 tax rate information, attached as **Exhibit "B"**, with the Board. No action was taken. Ms. Kolmodin then presented the fiscal year ending 2022-2023 draft budget for the Board's review, attached as **Exhibit "C"**. Ms. Kolmodin reviewed the proposed budget, including items from the District's consultants. The Board discussed various expense line items and the impact the limitation on the maintenance and operations tax rate component of the total tax rate would have on the budget. Ms. Torres opined that various maintenance projects should be undertaken during the current fiscal year. Discussion ensued, with the Board considering utilizing financial reserves to undertake certain maintenance projects. Director Roberts then directed Ms. Kolmodin to work with the District's general manager to circulate an updated draft budget to the Board prior to the next budget meeting scheduled for August 16, 2022. No action was taken on the draft budget.

Director Roberts stated that the Board would next discuss the Board's future meeting schedule and agenda items. Director Roberts confirmed that the next meeting of the Board of Directors would occur on August 16, 2022.

There being no further items to come before the Board, upon motion by Director McMullen and second by Director Koenig, the Board voted unanimously to adjourn the meeting.

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[SIGNATURE PAGE TO AUGUST 9, 2022 MINUTES]

(SEAL)

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Byron Koenig, Secretary  
Board of Directors

Date: \_\_\_\_\_

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
MINUTES OF BOARD OF DIRECTORS' MEETING**

August 16, 2022

THE STATE OF TEXAS                   §  
  §  
COUNTY OF WILLIAMSON           §

A special meeting of the Board of Directors of Block House Municipal Utility District was held on August 16, 2022, at 2600 Block House Drive South, Leander, Texas. The meeting was open to the public and notice was given as required by the Texas Open Meetings Act. A copy of the Certificate of Posting of the Notice is attached as **Exhibit "A"**.

The roll of the members of the Board of Directors was called, as follows:

Cecilia A. Roberts	-	President
Steve Bennett	-	Vice President
Byron Koenig	-	Secretary
Stuart McMullen	-	Assistant Secretary
Ursula Logan	-	Treasurer

All of the Directors were present, except Director Logan, thus constituting a quorum. Also present at the meeting were: Taylor Kolmodin of Municipal Accounts & Consulting, L.P. ("MAC"); Lisa Torres and Amy Earls of Crossroads Utility Services, LLC ("Crossroads"); Sandy Martin of the BHC Owners Association ("OA"); Trent Rush of Hitchcock Design Group; Deputy Bartlett of the Williamson County Sheriff's Office ("WCSO"); David Gray of Gray Engineering; Lauren Smith of Public Finance Group LLC; Christopher Minns, Tracy Norris, Rick and Pam Mia, and David Johnson, residents of the District; and Sean Abbott of Armbrust & Brown, PLLC ("A&B").

Director Roberts called the meeting to order at 6:30 p.m. and welcomed those present. She announced that public comments were taken during designated portions of the meeting only and asked that anyone who wished to address the Board complete a Community Comment form. Following the Pledge of Allegiance to the U.S. flag, the Board and those present at the meeting observed a moment of silence or prayer.

Director Roberts then stated that the Board would receive citizens' communications. Mr. Minns addressed the Board and requested that the Board consider having Board meetings accessible to residents either via Zoom or telephone conference. He then noted that he had observed sprinkler systems watering common areas of the District in the middle of extremely hot and dry days. He noted that such watering times were not optimal or effective. Mr. Minns then stated that he had been made aware of some issues at the women's restroom at Apache Pool. He stated that the restroom was not being cleaned to a proper standard and that the shower was backed up. The Board thanked Mr. Minns for his comments and requested that he alert the District to such issues if he observed them again.

Director Roberts then stated that the Board would discuss the 2022/2023 budget and 2022 tax rate, including: (i) work session on 2022/2023 budget; (ii) establish and take record vote on proposed 2022 tax rate; (iii) schedule public hearing at which adoption of 2022 tax rate will be considered; and (iv) authorize publication of Water District Notice of Public Hearing on Tax Rate. Director Roberts recognized Ms. Smith, who reviewed the 2022 tax rate analysis

attached as **Exhibit “B”**, including the certified assessed valuation for the District. She then reviewed each of the proposed tax rate scenarios provided in the analysis, including the components of the District’s proposed tax rate: \$0.3383 for operations and maintenance, \$0.1127 for fire tax, and \$0.2085 for the debt service tax rate—a combined tax rate of \$0.6595 per \$100 of valuation. Discussion ensued. Ms. Smith then briefly reviewed the tax rate classifications instituted by Senate Bill 2 and stated that the Board would need to establish a proposed tax rate and set a date in September for the public hearing on the tax rate. Ms. Smith recommended that the Board adopt a tax rate of \$0.6595 per \$100 assessed valuation.

Director Roberts then recognized Ms. Kolmodin, who handed out a fiscal year end 2022/2023 draft budget, attached as **Exhibit “C”**, for the Board’s review. The Board discussed various expense line items and the impact that the limitation on the maintenance and operations tax rate component of the total tax rate would have on the budget. No action was taken on the draft budget.

After further discussion, upon motion by Director Bennett and second by Director Koenig, the Board voted to: confirm the District’s designation as a “developed district” and approve and publish a total proposed tax rate of \$0.6595 per \$100 assessed valuation, with Directors Roberts, Bennett, Koenig, and McMullen present and voting “aye” and Director Logan absent and not voting.

Upon motion by Director McMullen and second by Director Koenig, the Board voted 4-0 to schedule a public hearing on the tax rate for September 7, 2022 at 6:30 p.m. at 2600 Block House Drive South, Leander, Texas, 78641 and to authorize publication of the Water District Notice of Public Hearing on Tax Rate in the Hill Country News.

Director Roberts then stated that the Board would discuss the Parks Master Plan and recognized Mr. Rush. Mr. Rush stated that he had solicited significant feedback from the Board, which he had integrated into the draft Parks Master Plan, attached as **Exhibit “D”**. Mr. Grey then noted that the Board may consider financing certain park facilities with a bond issuance and briefly reviewed the bond issuance process with the Board. Upon question from Director Roberts, Ms. Smith confirmed that rising interest rates would raise the costs associated with the bond issuance and that she would report back to the Board with an updated cost estimate. Mr. Rush then confirmed that the majority of the Parks Master Plan had been finalized. He further noted that he still wished to solicit additional feedback from the Board on the prioritization of park expenditures in future years. He stated that the Parks Master Plan would serve as a “playbook” for park improvements in the future and that costs could ultimately go up or down. Mr. Rush then reviewed the costs included for the facilities included in the Parks Master Plan. Discussion ensued. Upon question from Director Roberts, Mr. Rush recommended that, if the Board wished to build a new community center in Jumano Park, they consider compiling a “request for quote” for an architect to design the facility. He also confirmed that project management costs would also needed to be included in a budget for a new facility.

Director Roberts stated that the Board would next discuss the Board’s future meeting schedule and agenda items. Director Roberts confirmed that the next meeting of the Board of Directors would occur on August 24, 2022.

There being no further items to come before the Board, upon motion by Director Koenig and second by Director Bennett, the Board voted 4-0 to adjourn the meeting.

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[SIGNATURE PAGE TO AUGUST 16, 2022 MINUTES]

(SEAL)

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Byron Koenig, Secretary  
Board of Directors

Date: \_\_\_\_\_

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
MINUTES OF BOARD OF DIRECTORS' MEETING**

August 24, 2022

THE STATE OF TEXAS                   §  
  §  
COUNTY OF WILLIAMSON           §

A meeting of the Board of Directors of Block House Municipal Utility District was held on August 24, 2022, at 2600 Block House Drive South, Leander, Texas. The meeting was open to the public and notice was given as required by the Texas Open Meetings Act. A copy of the Certificate of Posting of the Notice is attached as **Exhibit "A"**.

The roll of the members of the Board of Directors was called, as follows:

Cecilia A. Roberts	-	President
Steve Bennett	-	Vice President
Byron Koenig	-	Secretary
Stuart McMullen	-	Assistant Secretary
Ursula Logan	-	Treasurer

All of the Directors were present, thus constituting a quorum. Also present at the meeting were: Taylor Kolmodin of Municipal Accounts & Consulting, L.P. ("MAC"); Lisa Torres of Crossroads Utility Services, LLC ("Crossroads"); Sandy Martin of the BHC Owners Association ("OA"); Sheriff Mike Gleason, Deputy Antonio Lovato, and Sergeant Charles "Chuck" Kelley of the Williamson County Sheriff's Office ("WCSO"); David Gray of Gray Engineering; Lauren Smith of Public Finance Group LLC; Micah Neill of Contigo Technology; and Sean Abbott of Armbrust & Brown, PLLC ("A&B").

Director Roberts called the meeting to order at 6:30 p.m. and welcomed those present. She announced that public comments were taken during designated portions of the meeting only and asked that anyone who wished to address the Board complete a Community Comment form. Following the Pledge of Allegiance to the U.S. flag, the Board and those present at the meeting observed a moment of silence or prayer.

Director Roberts then stated that the Board would receive citizens' communications and recognized Director Koenig, who confirmed that he would be offering comments as a citizen. Mr. Koenig then advised the Board that they needed to do something about Director Logan. He stated that she had been out of line, engaged in bad antics, and that such activities had been recorded. He then stated that Director Logan had engaged in five criminal activities. Mr. Koenig stated that, when Tanya Emmons left the employ of the District, she did not have the codes relating to the administration of the District's email accounts. He then indicated that it had been discovered that Director Logan had the codes and that she was pulling the strings at Pinnacle Texas Management Services. He then described Director Logan's social media as atrocious. Mr. Koenig stated that she had been brought up on charges and that she posted bad things. He confirmed that they had "screen shot" evidence of her social media presence. He further stated that Director Logan used her position on the Board to attack people, and that she used language that was not becoming of a director. Mr. Koenig then stated that Director Logan had attacked citizens to destroy lives, marriages, and relationships. He added that Director Logan had verbally attacked and threatened officers of the Williamson County Sheriff's Office. He stated that Director Logan had attacked two

different general managers of the District and that she “treats them like trash.” Mr. Koenig then confirmed that he had “screen shots” to prove such accusations. He then encouraged members of the Board to not be afraid of the bad press and to be leaders. He encouraged citizens to come forward if they felt similar sentiments about Director Logan.

Director Roberts stated that the Board would next recognize Sergeant Charles “Chuck” Kelley of the Williamson County Sheriff’s Office. She thanked Sheriff Gleason for all of the thoughtful and important work undertaken by the WCSO. She then thanked Sgt. Kelley for his longtime service to the District. She stated that Sgt. Kelley had displayed great work ethic and integrity during his years of service to the District. Director Roberts then thanked Sgt. Kelley for his service to the District. She then recognized Deputy Lovato and thanked him for his efforts working for the District. Director Roberts concluded her statements by stating that everyone on the Board appreciated the WCSO and thanked Sgt. Kelley again for all of his service to the District. The Board then posed for photographs with Sheriff Gleason and Sgt. Kelley.

Director Roberts then stated that the Board would receive a report from the OA. Ms. Martin noted that the OA would be holding three block parties at the Hot Spot. She noted that the first fifty people in attendance would get reduced meal costs. She confirmed that the parties would be all about music and neighbors. Director Roberts stated that the District could help promote the event. Ms. Martin then confirmed that the back to school bash was scheduled for Friday, August 27, 2022 and confirmed that there would be rides, games, and fun. She then confirmed that the OA would be undertaking “lantern making” in September for use in a parade.

Director Roberts stated that the Board would next consider approving the minutes of the June 22, 2022 regular meeting and the July 27, 2022 regular meeting. After discussion, upon motion by Director Logan and second by Director Roberts, the Board voted unanimously to approve the minutes.

Director Roberts stated that the Board would next receive the monthly security report from the Williamson County Sheriff’s Office. Deputy Lovato stated that there wasn’t too much “crazy” going on and noted that there had been some traffic issues. He stated that deputies working in the District had foul language directed at them. He also confirmed that a WCSO deputy had asked an individual to leave a park at dusk and the individual complained vociferously. Deputy Lovato confirmed that the individual in question was not a District resident.

Director Roberts then stated that the Board would receive a report from the PR/Communications Subcommittee. Ms. Torres noted that she would work with the OA to provide support on the back to school bash. She noted that the District would be providing bottles of water at the event. She then confirmed that a District newsletter was included with utility bills that were sent out on August 18, 2022.

Director Roberts stated that the Board would next receive a restrictive covenant report from Ms. Torres. Ms. Torres reviewed the report provided by Community Association Management, Inc. She stated that the subcommittee had recently met to evaluate homes with outstanding restrictive covenant issues, including the home at 15361 English River Loop.

Director Roberts stated that the Board would next receive the bookkeeper’s report and recognized Ms. Kolmodin. Ms. Kolmodin presented the check register, attached as **Exhibit “B”**. She reviewed three proposed fund transfers and an investment of District funds and recommended approval. After discussion, upon motion by Director Bennett and second by Director Logan, the Board voted unanimously to approve payment of the bills and invoices, and the fund transfers, as presented.

Director Roberts stated that the Board would next receive a report from L4H and recognized Ms. Torres. Ms. Torres noted that Tumlinson Pool had recently closed early because of a lack of lifeguards. Director Roberts directed Ms. Torres to confirm with Tom Davis that the District would be receiving a credit for the unworked hours.

Director Roberts stated that the Board would next discuss landscape maintenance, including the report from Priority Landscapes, LLC, attached as **Exhibit “C”**. Ms. Torres then reviewed Proposal #1548 for Tumlinson Park tree pruning/removal, attached as **Exhibit “D”**; Proposal #1549 for District-wide freeze damage pruning, attached as **Exhibit “E”**; Proposal #1550 for District-wide removal of dead trees from survey updated (freeze and drought), attached as **Exhibit “F”**; and Proposal #1551 for Tumlinson Park merge irrigation mainline, attached as **Exhibit “G”**. She then recommended approval of the proposals. Director Roberts then stated that she would like for the Board to consider requests for proposals on larger landscaping quotes. After discussion, upon motion by Director McMullen and second by Director Bennett, the Board voted unanimously to approve the proposals.

Director Roberts then stated that the Board would discuss playscape inspections and related proposals. Ms. Torres reviewed the proposal from DigDug Construction to remove and replace mulch and geotextile fabric, add additional mulch, and fix support under slide in Apache Park, attached as **Exhibit “H”**, and the proposal from DigDug Construction to remove and replace mulch and geotextile fabric, add additional mulch, install new swing seats, and paint two playscape structures with a truck spraybed product in Tonkawa Park attached as **Exhibit “I”**. She noted that old mulch from the playgrounds would be hauled to Jumano Park for productive use. Upon questions from the Board, Ms. Torres confirmed that there were funds available in the budget for the DigDug proposals and that the pricing was competitive. After discussion, upon motion by Director Bennett and second by Director Koenig, the Board voted unanimously to approve the proposals.

Ms. Torres then reviewed the proposal from DigDug Construction to install new pipe gate in fence opening and paint (PEC fence) attached as **Exhibit “J”**. Ms. Torres noted that Pedernales Electrical Cooperative (“*PEC*”) would have a key to access the land behind the gate. After discussion, upon motion by Director Bennett and second by Director Koenig, the Board voted unanimously to approve the proposal.

Ms. Torres then reviewed the proposals from Hellas Construction, Inc. for resurfacing and restriping the tennis courts, attached as **Exhibit “K”**, and resurfacing and restriping the basketball court attached as **Exhibit “L”** and recommended approval. Upon question from Director Roberts, Mr. Gray confirmed that he had reviewed the proposals and would defer to the recommendation of Ms. Torres. After discussion, upon motion by Director McMullen and second by Director Koenig, the Board voted unanimously to approve the proposals.

Ms. Torres next reviewed HouckDesign Scope of Services – First Year Design Review and Maintenance with the Board, attached as **Exhibit “M”**. She noted that the proposal provided for a review of the course by the original designer to ensure that the course was playing as originally intended. Upon question from Director Roberts, Ms. Torres stated that the maintenance of a disc golf course was fairly nuanced and stated that HouckDesign was uniquely qualified to evaluate the course. Directors Bennett and Koenig agreed. Director Bennett noted that the disc golf course required special attention and was unlike other District amenities. Ms. Torres added that the proposed review of the course was an “early in the life of the course” undertaking and would not need to be done every year. Director Bennett noted that use of the course could have great effect on design issues and that it was important to evaluate the effect of use on the original design.

Upon motion by Director Bennett and second by Director Koenig, the Board voted 4-1 to approve the proposal, with Director Roberts voting “no”.

Director Roberts stated that the Board would next receive a report from the Amenities Subcommittee and recognized Director Bennett. Director Bennett stated that he had been evaluating the Bike Trails layout in the wake of the work undertaken by PEC in the existing Bike Trails. He noted that PEC was undertaking restoration of the area and that PEC had been responsive to the District’s inquiries and requests. Director Bennett then noted that he would work with Mr. Gray to finalize a proposed design for the rebuild of the Bike Trails. He suggested that it would be beneficial for the project if the Board considered allocating up to \$5,000 to rent a skid steer and pay an operator to assist with the project. After discussion, upon motion by Director McMullen and second by Director Logan, the Board voted unanimously to approve up to \$5,000 in expenditures to rehabilitate the Bike Trails, subject to the Board’s approval of plans and specifications for the contemplated work at the September 7, 2022 special meeting of the Board.

Director Roberts then stated that the Board would discuss engineering matters and recognized Mr. Gray. Mr. Gray reviewed his report, attached as **Exhibit “N”**. He stated that the Right-of-Way Improvements Project, as it related to the replacement of existing fencing, was on indefinite hold. He then stated that the Board may consider restraining all or a portion of the District’s fencing. **The Board directed Ms. Torres to obtain multiple quotes for staining 2,500 linear feet of fence.** Director Koenig opined that utilizing volunteer help to restrain the fence would be optimal. Ms. Torres stated that hiring a professional outfit to undertake the matter would provide longer-lasting results. The Board collectively opined that they would like to see multiple proposals relating to the fence to ensure that they could consider the most cost effective options. Mr. Gray then stated that G & R Surveying (“**G & R**”) had completed their as-built surveys of the Bike Trails and Tonkawa Park. **The Board then directed Mr. Gray to provide direction to G & R on which park should be surveyed next. Director Roberts then directed Mr. Gray to work with G & R to ensure the District’s new swing gate was properly depicted on the survey of the Bike Trails.**

Director Roberts then stated that the Board would receive a report from Crossroads Utility Services, LLC and recognized Ms. Torres. Ms. Torres reviewed the operations report attached as **Exhibit “O”**. She stated that all lab results were satisfactory and added that the water loss for the month of June was 9.4%, which she opined was likely relating to irrigation facilities. She added that she had no write-offs to present. Ms. Torres then confirmed that Crossroads had calculated a \$425 fuel surcharge cost for the month of July. Upon motion by Director Logan and second by Director McMullen, the Board voted unanimously to approve the fuel surcharge.

Ms. Torres then reviewed the general manager’s report, attached as **Exhibit “P”**, and reviewed the Managed Information Technology Services and Support Agreement with Contigo Technology, LLC attached as **Exhibit “Q”**. Mr. Abbott noted that Mr. Neill had requested a minor change to the insurance requirements and Mr. Abbott noted that the change was acceptable. He then recommended approval of the Agreement, subject to the addition of the requested changes. Ms. Torres then presented the request for use of the Walker House for Mistletoe Market for November 9 through November 12, 2022. After discussion, upon motion by Director Koenig and second by Director Bennett, the Board voted unanimously to approve the Agreement, with the proposed amendment, and the request for use of the Walker House for the Mistletoe Market.

Director Roberts then stated that the Board would discuss the proposal from McCown Home Services for interior painting of the Walker House, attached as **Exhibit “R”**. Ms. Torres

reviewed the proposal with the Board and recommended approval. After discussion, upon motion by Director Logan and second by Director Roberts, the Board voted unanimously to approve the proposal from McCown Home Services.

Ms. Torres then reviewed the proposals from SunTech Electric, Inc. for electrical work at the Walker House attached as **Exhibit “S”** and for electrical work at Tree 561 in front of the Walker House, attached as **Exhibit “T”**. She recommended approval of the proposals. After discussion, upon motion by Director McMullen and second by Director Koenig, the Board voted unanimously to approve the proposals from SunTech Electric, Inc.

Director Roberts stated that the District had received several proposals from Trinity AV Solutions, LLC relating to security matters and recognized Ms. Torres. Ms. Torres reviewed the proposal from Trinity AV Solutions, LLC for GST Video Surveillance; the proposal from Trinity AV Solutions, LLC for Annual Service Agreement and Video Access Control Systems; the proposal from Trinity AV Solutions, LLC for Walker House Displays Replacement; the proposal from Trinity AV Solutions, LLC for the Walker House security (1); the proposal from Trinity AV Solutions, LLC for Walker House security (2); the proposal from Trinity AV Solutions, LLC for Jumano Community Building security; the proposal from Trinity AV Solutions, LLC for Apache Pool security; the proposal from Trinity AV Solutions, LLC for Tumlinson Pool security; and the proposal from Trinity AV Solutions, LLC for Pavilion/Sport Courts security. Ms. Torres noted that each proposal was bid separately and that the total amount of the bids was approximately \$82,000. Director Logan stated that it would be her preference for such proposals to be competitively bid in the aggregate. After discussion, upon motion by Director Koenig and second by Director Roberts, the Board voted 4-1 to approve the proposals, with Director Logan voting “no”.

Director Roberts stated that the Board would next receive a report from Texas Disposal Systems (“**TDS**”) and recognized Mr. Abbott who reviewed the Amendment No. 3 to Amended and Restated Solid Waste Collection and Disposal Services Agreement, attached as **Exhibit “U”**. He noted that the Amendment provided for the changes to the existing agreement pursuant to the proposal from TDS that was contemplated at the Board’s July regular meeting. After discussion, upon motion by Director McMullen and second by Director Koenig, the Board voted unanimously to approve the Amendment. **The Board then directed Ms. Torres to undertake messaging to residents of the District to confirm the new pricing structure relating to the disposal of mattresses on or around October 1, 2022.**

Director Roberts stated that the Board would next discuss the Board’s future meeting schedule and agenda items. Mr. Abbott confirmed that the Board had special meetings scheduled for September 7, 2022 and September 12, 2022 and that the next regular scheduled Board meeting was to occur on September 28, 2022.

There being no further items to come before the Board, upon motion by Director Koenig and second by Director McMullen, the Board voted unanimously to adjourn the meeting.

\* \* \*

[SIGNATURE PAGE TO AUGUST 24, 2022 MINUTES]

(SEAL)

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Byron Koenig, Secretary  
Board of Directors

Date: \_\_\_\_\_

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
MINUTES OF BOARD OF DIRECTORS' MEETING**

September 7, 2022

THE STATE OF TEXAS                   §  
  §  
COUNTY OF WILLIAMSON           §

A special meeting of the Board of Directors of Block House Municipal Utility District was held on September 7, 2022, at 2600 Block House Drive South, Leander, Texas. The meeting was open to the public and notice was given as required by the Texas Open Meetings Act. A copy of the Certificate of Posting of the Notice is attached as **Exhibit "A"**.

The roll of the members of the Board of Directors was called, as follows:

Cecilia A. Roberts	-	President
Steve Bennett	-	Vice President
Byron Koenig	-	Secretary
Stuart McMullen	-	Assistant Secretary
Ursula Logan	-	Treasurer

All of the Directors were present, except Director McMullen, who arrived later, thus constituting a quorum. Also present at the meeting were: Taylor Kolmodin of Municipal Accounts & Consulting, L.P. ("**MAC**"); Lisa Torres of Crossroads Utility Services, LLC ("**Crossroads**"); Sandy Martin of the BHC Owners Association ("**OA**"); Trent Rush of Hitchcock Design Group; Deputy Bartlett of the Williamson County Sheriff's Office ("**WCSO**"); Lauren Smith of Public Finance Group LLC; and Robert Young, Tracy Norris, and David Shoemaker, residents of the District.

Director Roberts called the meeting to order at 6:30 p.m. and welcomed those present. She announced that public comments were taken during designated portions of the meeting only and asked that anyone who wished to address the Board complete a Community Comment form. Following the Pledge of Allegiance to the U.S. flag, the Board and those present at the meeting observed a moment of silence or prayer.

Director McMullen arrived at the meeting at 6:35 p.m.

Director Roberts then stated that the Board would receive citizens' communications. She noted that comments relating to the levy of the District's 2022 tax rate had been submitted to the District via the Williamson County Tax Office Portal, attached as **Exhibit "B"**, and she reviewed the comments with the Board. She then recognized Mr. Shoemaker. Mr. Shoemaker addressed the Board regarding the District's proposed tax rate. He suggested that the Board levy a \$0.2598 per \$100 valuation operations and maintenance tax rate, adding that the operations and maintenance tax rate should be reduced given that appraised values had increased. Mr. Shoemaker then cited to macroeconomic considerations that were affecting residents of the District. He reiterated that he would like to see the Board levy a much lower operations and maintenance tax rate than what had been proposed.

Ms. Norris addressed the Board and noted that she recently started attending Board meetings and that she thought the Board was doing a good job. She then stated that Mr. Young and Director Logan had approached her and some of her neighbors to discuss District matters.



She noted that she felt like she had been attacked. Ms. Norris then stated that she would like to participate in the affairs of her neighborhood without being disparaged.

Director Roberts noted that the District had published a proposed tax rate of \$0.6595 for the 2022 tax year. Director Roberts then opened the public hearing on the District's 2022 tax rate and asked if there was anyone present who wished to address the Board on the matter of the District's tax rate. There being none, Director Roberts closed the public hearing.

Ms. Smith confirmed that the District's assessed value had increased significantly year-over-year, including the average value of a homestead in the District. She then reviewed the rollback considerations for developed districts in the Tax Code. Ms. Smith then reviewed the 2022 Tax Rate Analysis, attached as **Exhibit "C"**, including the debt service, fire, and operations and maintenance tax. She noted that the District did not have the flexibility to lower the proposed debt service or fire tax rates.

Ms. Kolmodin then referenced the proposed fiscal year 2022-2023 budget, attached as **Exhibit "D"**, noting that there had not been any changes from the proposed budget presented in the prior month. She stated that the budget would be supported by the operations and maintenance component of the tax rate. Upon question from Director Roberts, Ms. Smith stated that the District's credit rating would not suffer if the District maintained less than twelve months of reserves. Director Roberts noted that the District had significant maintenance obligations for its water and wastewater system and its park facilities. She noted that the proposed budget represented a conscientious effort to responsibly maintain District facilities. She further noted that the Board endeavored to preserve the value of homes in the District and that it took its role very seriously. Director Roberts then stated that the District's fire tax provided for quality fire and emergency services through the City of Cedar Park.

Director McMullen reminded all those present that the Board had increased the District's homestead exemption as well as the disabled or 65 and older exemption.

Director Logan then suggested that the Board reduce the amounts allocated in the proposed budget dedicated to the right-of-way project and to the pool tag system. Director McMullen confirmed that the dollars allocated in the budget to the pool tag system had been offered as an estimate of the expected expense.

After discussion, Director Bennett moved to approve the Resolution Adopting Budget incorporating the fiscal year 2022-2023 budget, as presented. Director Koenig seconded the motion. Director Logan then moved to amend the existing motion and reduce the proposed expenditures in the budget by \$150,000. Upon second by Director McMullen, the Board voted 1-4 against the amendment of the motion, with Directors Bennett, Koenig, McMullen, and Roberts voting "no". After further discussion, upon motion by Director Koenig and second by Director Bennett, the Board voted 4-1, with Director Logan voting "no", to approve the Resolution Adopting Budget attached as **Exhibit "E"**, incorporating the fiscal year 2022-2023 budget, as presented.

Mr. Smith next reviewed the District's published proposed tax rate of \$0.6595 and noted the \$0.2085 debt service, \$0.3383 operations and maintenance, and \$0.1127 fire tax components. She recommended that the Board consider an "all in" tax rate of \$0.6595. Director Bennett then moved that the Board adopt a \$0.6595 tax rate, with \$0.2085 debt service, \$0.3383 operations and maintenance, and \$0.1127 fire tax components, and approve the Order Levying Taxes attached as **Exhibit "F"**. Upon second by Director Koenig, the motion was adopted, with

Directors Koenig, Bennett, McMullen, and Roberts present and voting “yes” and Director Logan present and voting “no”.

Director Roberts then stated that the Board would consider approving an Amended and Restated Information Form reflecting the District’s 2022 tax rate. After discussion, upon motion by Director Logan and second by Director Roberts, the Board voted unanimously to approve the Amended and Restated Information Form attached as **Exhibit “G”**.

Director Roberts stated that the Board would next discuss bike trails. Director Bennett then reviewed the proposed design plan to rebuild the District’s Bike Trails, attached as **Exhibit “H”**. After discussion, upon motion by Director Roberts and second by Director Logan, the Board voted to approve the proposed design to rebuild the District’s Bike Trails and to approve up to \$5,000 in expenditures relating to accomplishing the rebuilding of said trails.

Director Roberts then stated that the Board would discuss the Board’s future meeting schedule and agenda items. Mr. Abbott confirmed that the Board was scheduled to conduct a special meeting on September 12, 2022.

There being no further items to come before the Board, upon motion by Director Koenig and second by Director Bennett, the Board voted unanimously to adjourn the meeting.

\* \* \*

[SIGNATURE PAGE TO SEPTEMBER 7, 2022 MINUTES]

(SEAL)

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Byron Koenig, Secretary  
Board of Directors

Date: \_\_\_\_\_

# **McCALL GIBSON SWEDLUND BARFOOT PLLC**

*Certified Public Accountants*

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September 28, 2022

Board of Directors  
Block House Municipal Utility District  
Williamson County, Texas

We are pleased to confirm our understanding of the services we are to provide Block House Municipal Utility District (the "District") for the year ended September 30, 2022.

## **Audit Scope and Objectives**

We will audit the financial statements of the governmental activities, each major fund, and the disclosures, which collectively comprise the basic financial statements of the District as of and for the year ended September 30, 2022. Accounting standards generally accepted in the United States of America provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the District's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board (GASB) who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the District's RSI in accordance with auditing standards generally accepted in the United States of America. These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance. The following RSI is required by generally accepted accounting principles and will be subjected to certain limited procedures, but will not be audited:

- 1) Management's Discussion and Analysis, and
- 2) Schedule of Revenues, Expenditures and Changes in Fund Balance –  
Budget and Actual – General Fund

The document we submit to you will include various supplementary schedules as required by the Texas Commission on Environmental Quality (the "Commission") as published in the *Water District Financial Management Guide* and Other Supplementary Information. This information is presented for purposes of additional analysis and will not be subjected to the auditing procedures applied in our audit of the financial statements. We will apply certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America; however, our report will not provide an opinion or any assurance on this information.

### **Audit Scope and Objectives (Continued)**

The objectives of our audit are to obtain reasonable assurance as to whether the financial statements as a whole are free from material misstatement, whether due to fraud or error; issue an auditor's report that includes our opinion about whether your financial statements are fairly presented, in all material respects, in conformity with generally accepted accounting principles (GAAP); and report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as a whole. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards (GAAS) will always detect a material misstatement when it exists. Misstatements, including omissions, can arise from fraud or error and are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment of a reasonable user made based on the financial statements.

### **Auditor's Responsibilities for the Audit of the Financial Statements**

We will conduct our audit in accordance with GAAS and will include tests of your accounting records and other procedures we consider necessary to enable us to express such opinions. As part of an audit in accordance with GAAS, we exercise professional judgment and maintain professional skepticism throughout the audit.

We will evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management. We will also evaluate the overall presentation of the financial statements, including the disclosures, and determine whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation. We will plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is an unavoidable risk that some material misstatements may not be detected by us, even though the audit is properly planned and performed in accordance with GAAS. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. However, we will inform the appropriate level of management of any material errors, fraudulent financial reporting, or misappropriation of assets that comes to our attention. We will also inform the appropriate level of management of any violations of laws or governmental regulations that come to our attention, unless clearly inconsequential. Our responsibility as auditors is limited to the period covered by our audit and does not extend to any later periods for which we are not engaged as auditors.

We will also conclude, based on the audit evidence obtained, whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, tests of the physical existence of inventories, and direct confirmation of receivables and certain assets and liabilities by correspondence with selected customers, creditors, and financial institutions. We will also request written representations from your attorneys as part of the engagement.

### **Audit Procedures – Internal Control**

We will obtain an understanding of the government and its environment, including internal control relevant to the audit, sufficient to identify and assess the risks of material misstatement of the financial statements, whether due to error or fraud, and to design and perform audit procedures responsive to those risks and obtain evidence that is sufficient and appropriate to provide a basis for our opinions. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentation, or the override of internal control. An audit is not designed to provide assurance on internal control or to identify deficiencies in internal control. Accordingly, we will express no such opinion. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards.

We have identified capital assets and long-term debt as audit areas with significant risks of material misstatement as part of our audit planning. We will address the areas of higher assessed risks of material misstatement by performing detailed testing of transactions related to the purchase or acquisition of infrastructure and the issuance and retirement of long-term debt.

### **Audit Procedures – Compliance**

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatements, we will perform tests of the District's compliance with the provisions of applicable laws, regulations, contracts, and agreements. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion.

### **Other Services**

We will also prepare the financial statements and the appropriate capital asset schedules including calculation of depreciation on the capital assets in conformity with U.S. generally accepted accounting principles based on information provided by you. We will perform the services in accordance with applicable professional standards. The other services are limited to the financial statement services previously defined. We, in our sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

### **Responsibilities of Management for the Financial Statements**

Our audit will be conducted on the basis that you acknowledge and understand your responsibility for designing, implementing, and maintaining internal controls relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error, including monitoring ongoing activities; for the selection and application of accounting principles; and for the preparation and fair presentation of the financial statements in conformity with accounting principles generally accepted in the United States of America.

Management is responsible for making drafts of financial statements, all financial records, and related information available to us and for the accuracy and completeness of that information (including information from outside of the general and subsidiary ledgers). You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, such as records, documentation, identification of all related parties

### **Responsibilities of Management for the Financial Statements (Continued)**

and all related-party relationships and transactions, and other matters; (2) additional information that we may request for the purpose of the audit; and (3) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence. At the conclusion of our audit, we will require certain written representations from you about the financial statements and related matters.

Your responsibilities include adjusting the financial statements to correct material misstatements and confirming to us in the management representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements of each opinion unit taken as a whole.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws and regulations.

With regard to using the auditor's report, you understand that you must obtain our prior written consent to reproduce or use our report in bond offering official statements or other documents.

You are responsible for the preparation of the supplementary information in conformity with accounting principles generally accepted in the United States of America. You agree to include our report on the supplementary information in any document that contains, and indicates that we have reported on, the supplementary information. You also agree to include the audited financial statements with any presentation of the supplementary information that includes our report thereon OR make the audited financial statements readily available to users of the supplementary information no later than the date the supplementary information is issued with our report thereon. Your responsibilities include acknowledging to us in the representation letter that (1) you are responsible for presentation of the supplementary information in accordance with GAAP; (2) you believe the supplementary information, including its form and content, is fairly presented in accordance with GAAP; (3) the methods of measurement or presentation have not changed from those used in the prior period (or, if they have changed, the reasons for such changes); and (4) you have disclosed to us any significant assumptions or interpretations underlying the measurement or presentation of the supplementary information.

You agree to assume all management responsibilities for our preparation of the financial statements and our preparation of the capital asset schedule, including calculation of depreciation on the capital assets; oversee the services by designating the bookkeeper, who has the suitable skill, knowledge, or experience; evaluate the adequacy and results of the services; and accept responsibility for them.

### **Engagement Administration, Fees and Other**

We are aware of the State statute requiring the audit to be completed within 120 days and filed with the Texas Commission on Environmental Quality within 135 days from the closing date of the audit and barring any unforeseen circumstances every effort will be made to comply with this rule. In regards to retaining the documents we produce as part of our audit, we will comply with the Rules of Professional Conduct of the Texas State Board of Public Accountancy and the District's record retention policies.

### **Engagement Administration, Fees and Other (Continued)**

We expect to present a draft of the audit report within 45 days of the availability of the District's accounting records. Chris Swedlund is the engagement partner and is responsible for supervising the engagement and signing the report or authorizing another individual to sign the report. The following is an estimate of our fees for the services included in this engagement letter.

- Fees for the audit of the District's financial statements and for the other services to be provided for the year ended September 30, 2022, at a cost not to exceed \$18,500.

The above fee is based on anticipated cooperation from your consultants and the assumption that unexpected circumstances will not be encountered during the audit. If significant additional time is necessary, we will discuss it with you and arrive at a new fee estimate before we incur the additional costs. Not included in the fees above are out-of-pocket costs such as printing, postage, and other charges incidental to the completion of our audit. If circumstances occur related to the condition of your records, the availability of sufficient, appropriate audit evidence, or the existence of a significant risk of material misstatement of the financial statements caused by error, fraudulent financial reporting, or misappropriation of assets, which in our professional judgment prevent us from completing the audit or forming an opinion on the financial statements, we retain the right to take any course of action permitted by professional standards, including declining to express an opinion or issue a report, or withdrawing from the engagement. The District will be obligated to compensate us for our time expended through the date of withdrawal or termination.

You agree that any dispute regarding this engagement will, prior to resorting to litigation, be submitted to mediation upon written request by either party. Both parties agree to try in good faith to settle the dispute in mediation. The American Arbitration Association will administer any such mediation in accordance with its Commercial Mediation Rules. The results of the mediation proceeding shall be binding only if each of us agrees to be bound. We will share any costs of mediation proceedings equally.

### **Fossil Fuels Boycott Verification**

As required by 2274.002, Texas Government Code (as added by Senate Bill 13, 87th Texas Legislature, Regular Session), as amended, McCall Gibson Swedlund Barfoot PLLC hereby verifies that McCall Gibson Swedlund Barfoot PLLC, including any wholly-owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same, does not boycott energy companies, and will not boycott energy companies during the term of this Agreement. As used in the foregoing verification, "boycott energy companies" shall have the meaning assigned to the term "boycott energy company" in Section 809.001, Texas Government Code, as amended.

### **Firearms Discrimination Verification**

As required by Section 2274.002, Texas Government Code (as added by Senate Bill 19, 87<sup>th</sup> Texas Legislature, Regular Session, "SB 19"), as amended, McCall Gibson Swedlund Barfoot PLLC hereby verifies that McCall Gibson Swedlund Barfoot PLLC, including any wholly-owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same, (i) does not have a practice, policy, guidance or directive that discriminates against a firearm entity or firearm trade association, and (ii) will not discriminate against a firearm entity or firearm trade association during the term of this Agreement. As used in the foregoing verification, "discriminate against a firearm entity or trade association" shall have the meaning assigned to such term in Section 2274.001(3), Texas Government Code (as added by SB 19), as amended.



**Engagement Administration, Fees and Other (Continued)**

**Israel Boycott Verification**

As required by Chapter 2271, Texas Government Code, as amended, McCall Gibson Swedlund Barfoot PLLC hereby verifies that McCall Gibson Swedlund Barfoot PLLC, including any wholly-owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same, does not boycott Israel and will not boycott Israel through the term of this Agreement. As used in the foregoing verification, the term "boycott Israel" has the meaning assigned to such term in Section 808.001, Texas Government Code, as amended.

**Anti-Terrorism Representation**

Pursuant to Chapter 2252, Texas Government Code, McCall Gibson Swedlund Barfoot PLLC represents and certifies that, at the time of execution of this letter neither McCall Gibson Swedlund Barfoot PLLC, nor any wholly-owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same: (i) engages in business with Iran, Sudan, or any foreign terrorist organization pursuant to Subchapter F of Chapter 2252 of the Texas Government Code; or (ii) is a company listed by the Texas Comptroller pursuant to Section 2252.153 of the Texas Government Code. The term "foreign terrorist organization" has the meaning assigned to such term pursuant to Section 2252.151 of the Texas Government Code.

**Reporting**

We will issue a written report upon completion of our audit of the District's financial statements, which will also address the supplementary information required by the Commission in accordance with *AU-C 725, Supplementary Information in Relation to the Financial Statements as a Whole* and the other supplementary information in accordance with *AU-C 720, The Auditor's Responsibilities Relating to Other Information Included in Annual Reports*. Our report will be addressed to the Board of Directors of the District. Circumstances may arise in which our report may differ from its expected form and content based on the results of our audit. Depending on the nature of these circumstances, it may be necessary for us to modify our opinions, add a separate section, or add an emphasis-of-matter or other-matter paragraph to our auditor's report, or if necessary, withdraw from this engagement. If our opinions are other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed opinions, we may decline to express opinions or withdraw from this engagement.

We believe this letter accurately summarizes the significant terms of the engagement. If you have any questions, please let us know. If you agree with the terms of the engagement as described in this letter, please sign and return a copy to us. We appreciate the confidence you have placed in us by retaining this firm as your independent auditor in this matter.

Sincerely,

*McCall Gibson Swedlund Barfoot PLLC*

McCall Gibson Swedlund Barfoot PLLC  
Certified Public Accountants

This letter correctly sets forth the understanding of the District.

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Signature

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Title

---

Date

# McCALL GIBSON SWEDLUND BARFOOT PLLC

*Certified Public Accountants*

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September 28, 2022

Dear Board Member:

We will soon begin the audit field work for the audit of **Block House Municipal Utility District** for the fiscal year ending **September 30, 2022**.

Auditing standards state that an auditor conducting an audit in accordance with auditing standards generally accepted in the United States of America (GAAS) is responsible for obtaining reasonable assurance that the financial statements as a whole are free from material misstatement, whether caused by fraud or error. Due to the inherent limitations of an audit, an unavoidable risk exists that some material misstatements of the financial statements may not be detected, even though the audit is properly planned and performed in accordance with GAAS. The primary responsibility for the prevention and detection of fraud rests with both those charged with governance of the entity and management. It is important that management, with the oversight of those charged with governance, places a strong emphasis on fraud prevention, which may reduce opportunities for fraud to take place, and fraud deterrence, which could persuade individuals not to commit fraud because of the likelihood of detection and punishment. This involves a commitment to creating a culture of honesty and ethical behavior, which can be reinforced by active oversight by those charged with governance.

In addition, auditing standards state that an auditor conducting an audit in accordance with auditing standards generally accepted in the United States of America (GAAS) is responsible for obtaining an understanding of related party relationships and transactions as well as sufficient appropriate audit evidence about whether the related party relationships and transactions have been appropriately identified, accounted for, and disclosed in the financial statements. Related parties may include members of the governing body; administrative officials; immediate families of administrative officials, board members and members of the governing body; and component units, joint ventures, and affiliated or related organizations that are not included as part of the financial reporting entity.

The distribution of the attached two questionnaires to you will be documented in our planning process of this audit. Please answer the questions with a **yes** or **no** answer. **In relation to the fraud questionnaire, we are not requiring that your responses be returned to us, however, should your answer to any of the questions warrant a call to the auditor, please contact our offices at the number referred to above. As it relates to the related party questionnaire, if any of the answers are yes, please explain in the space provided and return your questionnaire to the person noted below.** Your responses should include matters that existed up to the fiscal year end and through the date of the auditor's report. Your call and the information provided will be kept confidential.

Sincerely,



Ashlee Martin

AMM:jg

## FRAUD QUESTIONNAIRE

Do you understand that there are risks of fraud within the District's Records, as there are within the records of any organization?

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From your position as a Director of the District are you aware of any fraud or suspected fraud affecting the District? (if yes, call the auditor)

---

From your position as a Director of the District are you aware of any allegations of fraud or suspected fraud affecting the District from sources outside of the District's Management? (if yes, call the auditor)

---

To your knowledge, has the District's Management including consultants expressed an understanding of the risk of fraud in the District, including any specific fraud risks the entity has identified or account balances or classes of transactions for which a risk of fraud may be likely to exist?

---

To your knowledge, has the District's Management including consultants taken steps to mitigate the fraud risk or otherwise helped to prevent, deter, and detect fraud? (if no, call the auditor)

---

To your knowledge, is the District in compliance with the laws and regulations to which it is subject? (if no, call the auditor)

---

Do you from time to time communicate to the other Directors of the District and respective consultants of the District the importance of ethical behavior and the importance of following appropriate business practices? If no, would you agree that it is important for the District to follow ethical behavior in its business practices? (if no to the second question, please call the auditor)

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## RELATED PARTY QUESTIONNAIRE

Please answer all questions. If the answer to any question is "Yes," please explain.

1. Have you or any related party of yours had any interest, direct or indirect, in any of the following transactions or pending or incomplete transactions during the fiscal year currently being audited to which the District was, or is to be, a party?

	YES	NO
Sale, purchase, exchange, or leasing of property?	_____	_____
Receiving or furnishing of goods, services, or facilities?	_____	_____
Transfer or receipt of income or assets?	_____	_____
Maintenance of bank balances as compensating balances for the benefit of another?	_____	_____
Other transactions, including side agreements, implicit or informal understandings, or other arrangements (whether oral or written)?	_____	_____

---

2. Have you or any related party of yours been indebted to or had a receivable from the District at any time during the fiscal year currently being audited? Please exclude amounts due for ordinary travel and expense advances.

\_\_\_\_ Yes \_\_\_\_ No

---

3. Are you aware of any other related party transactions, including side agreements, implicit or informal understandings, or other arrangements (whether oral or written), involving the District, or its related parties other than yourself?

\_\_\_\_ Yes \_\_\_\_ No

**EXHIBIT "L"**

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
Application to Reserve District Recreational Facilities Other Than Pools  
(Jumano Community Center, Pavilion, Practice Fields or Walker House)  
and Release of Liability**

**BLOCK HOUSE MUD  
P. O. Box 129  
Leander, TX 78646-0129  
PHONE (512) 259-0959 FAX (512) 246-1900**

**Check box for applicable facility**

- ☐ Jumano Community Center (maximum capacity - meeting/multipurpose room - 50 people; workshop/storage room - 40 people, unless variance is approved in advance by the Board) - \$150 for 3 hours (\$25 per hour for each additional hour) plus \$250 refundable deposit
- ☐ Pavilion (maximum capacity - 100 people, unless variance is approved in advance by the Board) - \$25 per hour plus \$100 refundable deposit
- ☒ Practice Fields - maximum of 4 hours per day, up to 6 hours per week - no Saturday reservations circle field: Tonkawa Park Tumlinson Park
- ☐ Walker House (maximum capacity - 60 people) - \$150 for 3 hours (\$25 per hour for each additional hour) plus \$50 non-refundable cleaning fee and \$200 refundable deposit
- Check this box if alcohol will be served (Jumano Community Center or Walker House only)**
- ☐ Jumano Community Center / Walker House - Security services if alcohol on premises - \$45 per hour

*Free Waiver Requested*

Submit application with a check made payable to Block House MUD.  
See applicable facility Rules and Regulations for cancellation and/or refund policy.

**CHECK APPLICABLE BOX BELOW AND COMPLETE:**

- ☐ **INDIVIDUAL** (complete this section for an individual reservation)

NAME \_\_\_\_\_ EMAIL \_\_\_\_\_  
(Deposit refund check will be made payable to this name) HOME# \_\_\_\_\_  
ADDRESS \_\_\_\_\_ WORK# \_\_\_\_\_  
(Refund check will be mailed to this address) CELL# \_\_\_\_\_

ALTERNATE RESIDENT CONTACT \_\_\_\_\_ EMAIL \_\_\_\_\_  
HOME# \_\_\_\_\_ WORK# \_\_\_\_\_ CELL# \_\_\_\_\_

- ☒ **GROUP/ORGANIZATION** (complete this section for a group/organization reservation)

NAME OF GROUP/ORGANIZATION BHC OA Recreation Committee  
(Deposit refund check will be made payable to this name)

ADDRESS OF GROUP/ORGANIZATION \_\_\_\_\_  
(Refund check will be mailed to this address)

PHONE# FOR GROUP/ORGANIZATION \_\_\_\_\_

NUMBER OF PEOPLE IN GROUP/ORGANIZATION \_\_\_\_\_

NUMBER OF DISTRICT RESIDENTS IN GROUP/ORGANIZATION \_\_\_\_\_

CONTACT PERSON (person making reservation) Samantha Guidera

ADDRESS 2513 Hutton Lane EMAIL \_\_\_\_\_  
HOME# \_\_\_\_\_ WORK# \_\_\_\_\_ CELL# \_\_\_\_\_

**ALL APPLICANTS TO COMPLETE THE FOLLOWING:**

Delivery of Pumpkins 10/4  
DATE open various times from 10/6-10/16 HOURS OF USE varying a.m./p.m. to a.m./p.m.  
mainly Th-Sun for 2 weekends  
NUMBER OF PEOPLE TO ATTEND open to Residents of BTC

TYPE OF FUNCTION BtC Pumpkin Patch

**IF USING VENDOR, (i.e., moonwalk, snow cone machine, etc.), AMPLIFIED MUSIC (i.e., DJ, live music, etc.,) OR PORTABLE BAR-B-Q, PLEASE LIST. Proof of insurance may be required.**

N/A

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**We further waive any claim for damages for or arising out of the use of the District's facilities. We acknowledge that we are engaging in this activity at our own request and risk and are not entitled to any compensation, benefit or insurance coverage from the District, nor will we claim any from the District. We further acknowledge that we are familiar with the activities involved in use of the District's facilities and are physically able to perform them. If this application is on behalf of our minor children, we hereby represent that we are legal guardian(s) of our children and, in our capacity as such, assume full responsibility for them and their compliance with applicable District rules in accordance with the terms of this release.**

**We have read this application and release and understand all its terms. We execute it voluntarily and will full knowledge of its significance.**

**I agree with all terms and have received a copy of the rules and will comply with these rules. I understand that I must be present during the entire time of the reservation period.**

District Representative \_\_\_\_\_ Date \_\_\_\_\_

Applicant Signature \_\_\_\_\_ Date 6/14/2022

BHe of Recreation Committee Date 6/14/2022

By: \_\_\_\_\_  
(Signature of Authorized Representative)

(Name of Authorized Representative)

(Title of Authorized Representative)

Check# \_\_\_\_\_

Money Order# \_\_\_\_\_

Amount Paid \_\_\_\_\_

**EXHIBIT "L"**

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
Application to Reserve District Recreational Facilities Other Than Pools  
(Jumano Community Center, Pavilion, Practice Fields or Walker House)  
and Release of Liability**

**BLOCK HOUSE MUD  
P. O. Box 129  
Leander, TX 78646-0129  
PHONE (512) 259-0959 FAX (512) 246-1900**

**Check box for applicable facility**

- Fee waiver requested*
- ☐ Jumano Community Center (maximum capacity - meeting/multipurpose room - 50 people; workshop/storage room - 40 people, unless variance is approved in advance by the Board) - \$150 for 3 hours (\$25 per hour for each additional hour) plus \$250 refundable deposit
- ☒ Pavilion (maximum capacity - 100 people, unless variance is approved in advance by the Board) - \$25 per hour plus \$100 refundable deposit
- ☐ Practice Fields - maximum of 4 hours per day, up to 6 hours per week - no Saturday reservations circle field: Tonkawa Park Tumlinson Park
- ☐ Walker House (maximum capacity - 60 people) - \$150 for 3 hours (\$25 per hour for each additional hour) plus \$50 non-refundable cleaning fee and \$200 refundable deposit
- Check this box if alcohol will be served (Jumano Community Center or Walker House only)**
- ☐ Jumano Community Center / Walker House - Security services if alcohol on premises - \$45 per hour

Submit application with a check made payable to Block House MUD.  
See applicable facility Rules and Regulations for cancellation and/or refund policy.

**CHECK APPLICABLE BOX BELOW AND COMPLETE:**

- ☐ **INDIVIDUAL** (complete this section for an individual reservation)

NAME \_\_\_\_\_  
(Deposit refund check will be made payable to this name)

EMAIL \_\_\_\_\_  
HOME# \_\_\_\_\_  
WORK# \_\_\_\_\_  
CELL# \_\_\_\_\_

ADDRESS \_\_\_\_\_  
(Refund check will be mailed to this address)

ALTERNATE RESIDENT CONTACT \_\_\_\_\_  
HOME# \_\_\_\_\_ WORK# \_\_\_\_\_

EMAIL \_\_\_\_\_  
CELL# \_\_\_\_\_

- ☒ **GROUP/ORGANIZATION** (complete this section for a group/organization reservation)

NAME OF GROUP/ORGANIZATION BALCOA  
(Deposit refund check will be made payable to this name)

ADDRESS OF GROUP/ORGANIZATION \_\_\_\_\_  
(Refund check will be mailed to this address)

PHONE# FOR GROUP/ORGANIZATION \_\_\_\_\_

NUMBER OF PEOPLE IN GROUP/ORGANIZATION 30 ~

NUMBER OF DISTRICT RESIDENTS IN GROUP/ORGANIZATION 30 ~

CONTACT PERSON (person making reservation) Sandy Martin

ADDRESS 2500 Claudia Dr  
HOME# \_\_\_\_\_ WORK# \_\_\_\_\_ EMAIL \_\_\_\_\_  
CELL# \_\_\_\_\_



**ALL APPLICANTS TO COMPLETE THE FOLLOWING:**

DATE 10-22-22 HOURS OF USE 10 a.m./p.m. to noon a.m./p.m.

NUMBER OF PEOPLE TO ATTEND 30+

TYPE OF FUNCTION candidate forum

IF USING VENDOR, (i.e., moonwalk, snow cone machine, etc.), AMPLIFIED MUSIC (i.e., DJ, live music, etc.,) OR PORTABLE BAR-B-Q, PLEASE LIST. Proof of insurance may be required.

N/A

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We have read this application and release and understand all its terms. We execute it voluntarily and with full knowledge of its significance.

I agree with all terms and have received a copy of the rules and will comply with these rules. I understand that I must be present during the entire time of the reservation period.

District Representative \_\_\_\_\_ Date \_\_\_\_\_

Applicant Signature [Signature] Date 9-6-22

BAC OA \_\_\_\_\_ Date \_\_\_\_\_  
(Name of Group/Organization)

By: \_\_\_\_\_  
(Signature of Authorized Representative)

\_\_\_\_\_  
(Name of Authorized Representative)

\_\_\_\_\_  
(Title of Authorized Representative)

Check# \_\_\_\_\_

Money Order# \_\_\_\_\_

Amount Paid \_\_\_\_\_



Submitted 9/6/22  
for MUD Approval

**EXHIBIT "L"**

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**Check box for applicable facility**

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*Free Waiver Requested*

Submit application with a check made payable to Block House MUD.  
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**CHECK APPLICABLE BOX BELOW AND COMPLETE:**

- ☐ **INDIVIDUAL** (complete this section for an individual reservation)

NAME \_\_\_\_\_ EMAIL \_\_\_\_\_  
(Deposit refund check will be made payable to this name) HOME# \_\_\_\_\_  
ADDRESS \_\_\_\_\_ WORK# \_\_\_\_\_  
(Refund check will be mailed to this address) CELL# \_\_\_\_\_

ALTERNATE RESIDENT CONTACT \_\_\_\_\_ EMAIL \_\_\_\_\_  
HOME# \_\_\_\_\_ WORK# \_\_\_\_\_ CELL# \_\_\_\_\_

- ☐ **GROUP/ORGANIZATION** (complete this section for a group/organization reservation)

NAME OF GROUP/ORGANIZATION BHC Recreation Committee/OA  
(Deposit refund check will be made payable to this name)

ADDRESS OF GROUP/ORGANIZATION \_\_\_\_\_  
(Refund check will be mailed to this address)

PHONE# FOR GROUP/ORGANIZATION \_\_\_\_\_

NUMBER OF PEOPLE IN GROUP/ORGANIZATION \_\_\_\_\_

NUMBER OF DISTRICT RESIDENTS IN GROUP/ORGANIZATION \_\_\_\_\_

CONTACT PERSON (person making reservation) Samantha Guidern

ADDRESS 2513 Hutton Lane EMAIL \_\_\_\_\_  
HOME# \_\_\_\_\_ WORK# \_\_\_\_\_ CELL# \_\_\_\_\_

**ALL APPLICANTS TO COMPLETE THE FOLLOWING:**

DATE Sept 24<sup>th</sup>  
Oct 8<sup>th</sup> and 22<sup>nd</sup>  
Nov 5<sup>th</sup> and 19<sup>th</sup> HOURS OF USE 10:30 a.m./p.m. to 12:30 a.m./p.m.  
NUMBER OF PEOPLE TO ATTEND open to the BHC community, est 5-30 ppl  
TYPE OF FUNCTION Yoga

IF USING VENDOR, (i.e., moonwalk, snow cone machine, etc.), AMPLIFIED MUSIC (i.e., DJ, live music, etc.,) OR PORTABLE BAR-B-Q, PLEASE LIST. Proof of insurance may be required.

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We further waive any claim for damages for or arising out of the use of the District's facilities. We acknowledge that we are engaging in this activity at our own request and risk and are not entitled to any compensation, benefit or insurance coverage from the District, nor will we claim any from the District. We further acknowledge that we are familiar with the activities involved in use of the District's facilities and are physically able to perform them. If this application is on behalf of our minor children, we hereby represent that we are legal guardian(s) of our children and, in our capacity as such, assume full responsibility for them and their compliance with applicable District rules in accordance with the terms of this release.

We have read this application and release and understand all its terms. We execute it voluntarily and with full knowledge of its significance.

I agree with all terms and have received a copy of the rules and will comply with these rules. I understand that I must be present during the entire time of the reservation period.

District Representative \_\_\_\_\_ Date \_\_\_\_\_

Applicant Signature \_\_\_\_\_ Date 9/6/22

BHC Recreation Committee / OA Date 9/6/22  
(Name of Group/Organization)

By: \_\_\_\_\_  
(Signature of Authorized Representative)

\_\_\_\_\_  
(Name of Authorized Representative)

\_\_\_\_\_  
(Title of Authorized Representative)

Check# \_\_\_\_\_

Money Order# \_\_\_\_\_

Amount Paid \_\_\_\_\_

**EXHIBIT "L"**

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
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**Check box for applicable facility**

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- ☐ Jumano Community Center / Walker House - Security services if alcohol on premises - \$45 per hour

*Fee Waiver Requested*

Submit application with a check made payable to Block House MUD.  
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**CHECK APPLICABLE BOX BELOW AND COMPLETE:**

- ☐ **INDIVIDUAL** (complete this section for an individual reservation)

NAME \_\_\_\_\_  
(Deposit refund check will be made payable to this name)

EMAIL \_\_\_\_\_  
HOME# \_\_\_\_\_  
WORK# \_\_\_\_\_  
CELL# \_\_\_\_\_

ADDRESS \_\_\_\_\_  
(Refund check will be mailed to this address)

ALTERNATE RESIDENT CONTACT \_\_\_\_\_  
HOME# \_\_\_\_\_ WORK# \_\_\_\_\_

EMAIL \_\_\_\_\_  
CELL# \_\_\_\_\_

- ☒ **GROUP/ORGANIZATION** (complete this section for a group/organization reservation)

NAME OF GROUP/ORGANIZATION BHC OA Recreation Committee  
(Deposit refund check will be made payable to this name)

ADDRESS OF GROUP/ORGANIZATION \_\_\_\_\_  
(Refund check will be mailed to this address)

PHONE# FOR GROUP/ORGANIZATION \_\_\_\_\_

NUMBER OF PEOPLE IN GROUP/ORGANIZATION \_\_\_\_\_

NUMBER OF DISTRICT RESIDENTS IN GROUP/ORGANIZATION \_\_\_\_\_

CONTACT PERSON (person making reservation) Samantha Guidera

ADDRESS 2513 Hutton Lane  
HOME# \_\_\_\_\_ WORK# \_\_\_\_\_

EMAIL SamanthaBHC OA@gmail.com  
CELL# \_\_\_\_\_

**ALL APPLICANTS TO COMPLETE THE FOLLOWING:**

DATE Tuesdays and Thursdays on Sept, ~~October~~, November  
(except Nov 10<sup>th</sup> and 15<sup>th</sup>) and two Saturdays, Nov 5<sup>th</sup> and 19<sup>th</sup>  
HOURS OF USE 5:30 a.m./p.m. to 8:30 a.m./p.m.  
10 am to 1 pm  
NUMBER OF PEOPLE TO ATTEND 20

TYPE OF FUNCTION Zumba class

IF USING VENDOR, (i.e., moonwalk, snow cone machine, etc.), AMPLIFIED MUSIC (i.e., DJ, live music, etc.) OR PORTABLE BAR-B-Q, PLEASE LIST. Proof of insurance may be required.

N/A

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I agree with all terms and have received a copy of the rules and will comply with these rules. I understand that I must be present during the entire time of the reservation period.

District Representative \_\_\_\_\_ Date \_\_\_\_\_

Applicant Signature [Signature] Date 9/6/2022

BHC of Recreation Committee Date 9/6/2022  
(Name of Group/Organization)

By: \_\_\_\_\_  
(Signature of Authorized Representative)

\_\_\_\_\_  
(Name of Authorized Representative)

\_\_\_\_\_  
(Title of Authorized Representative)

Check# \_\_\_\_\_

Money Order# \_\_\_\_\_

Amount Paid \_\_\_\_\_

**Block House Creek M.U.D.****DAILY PATROL REPORT**

NAME: Deputy Derrick Johnson #13763		DATE: 08/01/2022
TIME START: 21:00 Begin Mileage: 105840	TIME ENDED: 03:00 Ending Mileage: 105858	TOTAL TIME: 6 Total Mileage: 18

Location	Violation	Location	Violation

**COMMENTS:** No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.

**21:00hrs** 10-41 patrol Blockhouse MUD.

**21:10hrs** Security check at the walker house. No sign of burglary or criminal mischief.

**21:17hrs** Security check at Tonkawa park. Gates were closed and locked.

**21:25hrs** Security check at the bike park. Parking lot was clear and the gates closed and locked.

**21:24hrs** Security check in Tumlinson park pool. The bathroom was checked and was already secured. The rest of the parking lot was checked and there were no vehicles left in the parking lot. The gates were closed and locked.

**22:30hrs** Security check at the recreation courts. No sign of damage to electronic door access. Checked the pavilion area and no sign criminal mischief.

**23:30hrs** Security check Apache Park. No sign of criminal mischief. Walked around the pool area, nothing observed. No sign of damage to mailboxes.

**00:15hrs** Security check 700 blk of Luke Ln.

**00:45hrs** Security check 2400 blk of Greenlee Dr

**01:12hrs** Security check 4200 blk of Block House Dr, Gates were closed.

**01:22hrs** Security check 900 blk of Bordeaux Dr

**01:42hrs** Security check 3200 blk of Port Anne Way

**02:05hrs** Security check 400 blk of Tumlinson Fort Dr

**03:00hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*

OFFICER'S SIGNATURE



# Block House Creek M.U.D. DAILY PATROL REPORT

NAME: Deputy Lynn Norvell #1416		DATE: 8-2-2022
TIME START: 1600 hrs	TIME ENDED: 2100 hrs	TOTAL TIME: 5 hrs
BEGINNING MILEAGE: 58633	ENDING MILEAGE: 58664	TOTAL MILEAGE: 31

Location	Violation	Violation	Violation

COMMENTS: 16:00PM- BEGIN TOUR OF DUTY - BLOCKHOUSE MUD  
16:10PM: CHECKED ELEMENTARY SCHOOL- MULTIPLE VEHICLES AND PEOPLE AT ELEMENTARY SCHOOL.  
16:15PM: BIKE TRAIL PARK SECURE AND NOBODY INSIDE - CHECKED WALKER HOUSE AND WAS SUPPLIED A MASTER KEY TO BLOCKHOUSE BY EMPLOYEE- ONE PERSON AT PAVILION, TENNIS COURT OR SKATE AREA CLEAR- ALL OK  
16:39PM: CHECKED TUMLINSON PARK AND POOL- PEOPLE AT POOL AND STAFF ON SCENE, ALL OK- NOBODY OBSERVED IN PARK  
16:53PM: CHECKED TONKAWA PARK- NOBODY IN PARK- ALL OK  
17:19PM: CHECKED APACHE PARK AND POOL- PEOPLE SWIMMING AND STAFF ON SITE- PARK ALL CLEAR  
17:30PM: CHECKED JUMANO PARK- 1 VEHICLE- NOBODY OBSERVED- ALL OK  
18:30PM: CHECKED BOYSCOUT BUILDING- ALL SECURE AS WELL AS THE GATE  
18:52PM: CHECKED PORTABLE - SECURE- ALL OK  
19:49PM: CHECKED ELEMENTARY SCHOOL DOORS- ALL SECURE  
19:58PM: RE-CHECK WALKER HOUSE- ALL SECURE- 1 MALE SHOOTIN HOOPS ON THE BASKETBALL COURT- ALL OK  
20:15PM: CHECKED TUMLINSON PARK AND POOL- POOL LOCKED- PARENTS AND CHILDREN PLAYING IN PLAY AREA - NO VEHICLES IN PARKING LOT- ALL OK  
20:30PM: LOCKED TUMLINSON PARK GATE  
20:36PM - TONKAWA PARK GATE SECURED- 2 PEOPLE THROWING FOOTBALL AND 1 RUNNING ON TRACK TRACK- ALL OK  
20:41PM - CHECKED APACHE PARK AND POOL - POOL LOCKED AND VACANT- PARK VACANT  
20:50PM - CHECKED JUMANO PARK- NO VEHICLES IN PARK- GATE LOCKED- ALL OK  
21:00PM - END TOUR OF DUTY - BLOCKHOUSE MUD

*Lynn Norvell*

OFFICER'S SIGNATURE

# Block House Creek M.U.D. DAILY PATROL REPORT

NAME: Deputy Billy Ray Boggs #4308		DATE: 08-03-2022	
TIME START: 16:45PM	TIME ENDED: 21:00PM	TOTAL TIME: 4.25 HRS	
BEGINNING MILEAGE: 98581	ENDING MILEAGE: 98603	TOTAL MILEAGE: 22	

Location	Violation	Violation	Violation
549 CREEK RUN	SPEEDING		
3100 BLOCKHOUSE DR	SPEEDING	DWLI-SUB	EXP'D TXDL

**COMMENTS:**

16:45PM: BEGIN TOUR OF DUTY BLOCKHOUSE MUD  
 16:55PM: CHECKED WALKERHOUSE, COURTS & PAVILLION - WALKERHOUSE WAS SECURED // PAVILLION & COURTS WERE CLEAR - ALL WAS OKAY  
 17:35PM: CHECKED BIKE TRAIL PARK - PARK WAS CLEAR // ENTRANCE GATE WAS CLOSED & SECURED - ALL WAS OKAY  
 17:37PM: CHECKED TUMLINSON PARK & POOL - POOL IN USE - ALL WAS OKAY  
 17:53PM: CHECKED AROUND BH ELEM & PORTABLE - SCHOOL STAFF WAS ON LOCATION IN MAIN BUILDING - ALL WAS OKAY  
 18:00PM - 18:30PM: STATIONARY TRAFFIC - 500-BLK CREEK RUN DR  
 18:20PM: TRAFFIC STOP - 500-BLK CREEK RUN  
 18:42PM: CHECKED JUMANO PARK - INTERIOR CHAINLINK GATE & GARDEN GATE CLOSED & SECURED // NO VEHICLES ONSITE - ALL WAS OKAY  
 18:50PM: CHECKED APACHE PARK & POOL - PARK WAS CLEAR // POOL OPEN & IN USE - ALL WAS OKAY  
 18:54PM: TRAFFIC STOP - 3100-BLK BLOCKHOUSE DR  
 19:26PM: CHECKED TONKAWA PARK - PARK WAS CLEAR - ALL WAS OKAY  
 20:31PM: RECHECKED JUMANO PARK GATE - FEW VEHICLES FINISHED UP W/ FRISBEE GOLF & CLEARED THE PARK // KEY WOULD NOT WORK ON THE LOCK AND I WAS UNABLE TO SECURE THE DOUBLE INTERIOR PARK GATE - THE PARK COULD NOT BE SECURED - ALL ELSE WAS OKAY  
 20:40PM: RECHECKED TONKAWA PARK GATE - PARK WAS CLEAR - KEY DID NOT WORK ON THIS GATE LOCK EITHER - PARK COULD NOT BE SECURED - ALL ELSE WAS OKAY  
 20:44PM: RECHECKED TUMLINSON PARK & POOL - FOUND POOL SLIDING WINDOW LEFT UNLOCKED / UNSECURED - KEY WOULD NOT WORK ON THE POOL GATE, THEREFORE, I COULD NOT SECURE THE WINDOW // KEY ALSO WOULD NOT WORK ON THE GATE LOCK TO THE PARK AND I COULD NOT SECURE THE PARK GATE - ALL ELSE WAS OKAY

\*\*\*\*\*I NOTIFIED DEPUTY A. LOVATO ABOUT THE KEY NOT WORKING ON THE GATES AND THAT THE PARKS COULD NOT BE SECURED THIS DATE\*\*\*\*\*

21:00PM - END TOUR OF DUTY BLOCKHOUSE MUD

Billy Ray Boggs  
OFFICER'S SIGNATURE



**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy D. Hippert #15489		DATE: 08/04/2022	
TIME START: 1800	TIME ENDED: 2200	TOTAL TIME: 4	
BEGINNING MILEAGE: 47352	ENDING MILEAGE: 47381	TOTAL MILEAGE: 29	

Location	Violation	Violation	Violation

**COMMENTS:**

17:59 hours Security Check at Tonkowa Park. One Vehicle observed in the parking lot. A father and his two daughters were practicing their baseball swing. Another male observed walking laps around the field. Nothing suspicious observed.

18:12 hours Security Check Jumano Park. No vehicles observed in the parking areas. No one observed on the disc golf course. Trails walked and nothing suspicious observed.

18:53 hours Security Check Tumlinson Park/Pool. Several people enjoying the pool. Parking lot almost full of vehicles. Observed a little league practice being held on the base field. A few parents with their children in the playground area.

19:00 hours Security Check at Walker House. Few cars in parking lot. Nothing suspicious observed. No one observed using the sport courts. Office doors closed and locked.

19:18 hours Apache Park/Pool. No one observed in the playground. 3 people observed swimming laps at the pool.

20:05 hours Jumano Park. Two vehicles observed in front park area. Short after two males exited the course and advised the vehicles are theirs. The gate was closed and mocked locked due to not having new keys yet.

20:40 hours security check at Tumlinson pool/park. Keys found in restroom. The sliding window facing the pool entrance gate was not secured and I was able to place the keys inside the swim shack. The gate was closed and mocked locked due to not having new keys yet.

20:52 hours Security Check at Tonkowa Park. No people of vehicles found in the park. The gate was closed and mocked locked due to not having new keys yet.

21:38 hours Security Check Walker House. All access doors checked.

Daniel L. Hippert #15489

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Brian Gripentrog		DATE: 08/05/2022
TIME START: 1700 hrs	TIME ENDED: 2100 hrs	TOTAL TIME: 4 hrs

Location	Violation	Violation	Violation

**COMMENTS:**

17:00PM: BEGIN PATROL DUTY BLOCKHOUSE MUD.

17:05PM: SECURITY CHECK AT THE WALKER HOUSE, HOUSE SECURED, COURTS SECURED, BIKE PARK CLOSED NOT IN USE, NOTHING SUSPICIOUS OBSERVED – ALL OK.

17:45PM: FLAG DOWN IN WALKER HOUSE PARKING LOT AND SPOKE TO INDIVIDUAL ABOUT SUSPICIOUS MALE WALKING ON 183 AND HE WAS ON THE PHONE WITH CEDAR PARK PD.

18:23PM: SECURITY CHECK TONKOWA PARK, NO VEHICLES IN THE PARKING LOT, PARK EMPTY, SOCCER AND BASEBALL FIELDS NOT IN USE - ALL OK.

18:38PM: SECURITY JUMANO PARK, NO VEHICLES IN PARKING LOT USING FRISBEE GOLF COURSE, TRAILS CHECKED, NO SIGNS OF CRIMINAL ACTIVITY OR ANYTHING SUSPICIOUS, NO UNAUTHORIZED MOTOR VEHICLES OBSERVED IN THE AREA – ALL OK.

19:18PM: NEIGHBORHOOD CHECK 16900 BLK BLACK KETTLE DR – ALL OK.

19:26PM: NEIGHBORHOOD CHECK 1400 BLK ECHO LAKE DR – ALL OK.

19:29PM: NEIGHBORHOOD CHECK 1700 BLK MCDOWELL BEND – ALL OK.

19:33PM: NEIGHBORHOOD CHECK 17500 BLK PORT HOOD DR – ALL OK.

19:37PM: NEIGHBORHOOD CHECK 2400 BLK CLAUDIA DR – ALL OK.

19:42PM: NEIGHBORHOOD CHECK 400 BLK TUMLINSON FORT DR – ALL OK.

19:46PM: NEIGHBORHOOD CHECK 2600 BLK S WALKER DR – ALL OK.

19:49PM: RECHECKED TONKOWA PARK, VEHICLES IN PARKING LOT AND PARK BEING USED – ALL OK.

19:58PM: ASSISTED PATROL WITH A 911 H/U ON 15100 BLK ZYANYA COVE, CALLER ADVISED ACCIDENTAL AND SON WAS PLAYING WITH PHONE. EVENT 2022246179

20:00PM: NEIGHBORHOOD CHECK 2500 BLK AUTREY DR – ALL OK

20:05PM RECHECKED WALKER HOUSE, ALL SECURED.

20:21PM: RECHECKED JUMANO PARK, NO VEHICLES IN THE PARKING LOT, NO SIGNS OF ANY UNAUTHORIZED MOTOR VEHICLES IN THE AREA – ALL OK.

20:46PM: NO VEHICLES IN TUMLINSON FORT PARKING LOT, CHECKED THE POOL AND SECURED THE GATE – ALL OK.

20:49PM: NO VEHICLES IN TONKOWA PARK, SECURED THE GATE – ALL OK.

20:56PM: NO VEHICLES IN THE JUMANO PARKING LOT, NO UNAUTHORIZED MOTOR VEHICLES IN THE PARK – ALL OK.

21:00PM:10-42 BLOCKHOUSE PATROL.

Beginning mileage: 44885

Ending mileage: 44907

Total Driven: miles: 22

*Brian Gripentrog #12156*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Lynn Norvell #1416		DATE: 8-6-2022
TIME START: 1700 hrs	TIME ENDED: 2100 hrs	TOTAL TIME: 4 hrs
BEGINNING MILEAGE: 85795	ENDING MILEAGE: 85823	TOTAL MILEAGE: 28

Location	Violation	Violation	Violation

COMMENTS: 17:00PM- BEGIN TOUR OF DUTY - BLOCKHOUSE MUD  
 17:10PM: CHECKED ELEMENTARY SCHOOL AND PORTABLE BUILDING - ALL CLEAR  
 17:15PM: BIKE TRAIL PARK SECURE AND NOBODY INSIDE - CHECKED WALKER HOUSE - ALL OK - NOBODY AT PAVILION, TENNIS COURT OR SKATE AREA CLEAR- ALL OK  
 17:20PM: CHECKED TUMLINSON PARK AND POOL- RESIDENTS SWIMMING AT POOL AND STAFF ON SCENE, ALL OK- NOBODY OBSERVED IN PARK AREA  
 17:25PM: CHECKED TONKAWA PARK- ONE VEHICLE IN PARK WITH ONE OCCUPANT- ALL OK  
 17:30PM: CHECKED APACHE PARK AND POOL- RESIDENTS SWIMMING AND STAFF ON SITE- PARK ALL CLEAR - ALL OK  
 17:50PM: CHECKED JUMANO PARK- NO VEHICLES OR PEOPLE OBSERVED IN PARK- INNER GATE TO BOYSCOUT BUILDING LOCKED - ALL OK  
 19:07PM: RE-CHECK WALKER HOUSE- HAD ISSUE LOCKING FRONT DOOR, BUT GOT IT RE-SECURED- ALL OK  
 19:42PM: RE-CHECK ELEMENTARY SCHOOL AND PORTABLE- ALL OK  
 20:12PM: APACHE PARK AND POOL- PARK CLEAR- POOL CLOSED AND SECURE- ALL OK  
 20:25PM: CHECKED TUMLINSON PARK AND POOL- POOL LOCKED- PARENTS AND CHILDREN PLAYING IN PLAY AREA - NO VEHICLES IN PARKING LOT- ALL OK  
 20:30PM: LOCKED TUMLINSON PARK GATE  
 20:35PM - TONKAWA PARK GATE SECURED- NOBODY IN PARK- NO VEHICLES- ALL OK  
 20:41PM - CHECKED JUMANO PARK- NO VEHICLES IN PARK- GATE LOCKED- ALL OK  
 21:00PM - END TOUR OF DUTY - BLOCKHOUSE MUD

Lynn Norvell  
 OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Antonio Lovato #11316		DATE: 08-07-2022
TIME START: 0930	TIME ENDED: 1730	TOTAL TIME: 8
BEGINNING MILEAGE:	ENDING MILEAGE:	TOTAL MILEAGE:

Location	Violation	Violation	Violation

**COMMENTS:**

Administrative work to include:

Going over each deputies timesheet for Blockhouse and confirming times with the Deputies Daily Activity Reports and log in times with Williamson County Communications, calling Deputies and making the correct changes when a mistake was observed, working with Block House MUD Accounting, working on the next Blockhouse Schedule which includes coordinating with each of the Deputies work schedule and extra duty assignments as well as vacation schedule, coordination of special events and specific issues as Blockhouse, etc.....

*Antonio L. Lovato #11316*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Derrick Johnson #13763		DATE: 08/07/2022
TIME START: 21:00 Begin Mileage: 106005	TIME ENDED: 03:00 Ending Mileage: 106025	TOTAL TIME: 6 Total Mileage: 20

Location	Violation	Location	Violation

**COMMENTS:** No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.

**21:00hrs** 10-41 patrol Blockhouse MUD.

**21:20hrs** Security check at the walker house. No sign of burglary or criminal mischief.

**21:27hrs** Security check at Tonkawa park. Gates were closed and locked.

**21:35hrs** Security check at the bike park. Parking lot was clear and the gates closed and locked.

**21:44hrs** Security check in Tumlinson park pool. The bathroom was checked and was already secured. The rest of the parking lot was checked and there were no vehicles left in the parking lot. The gates were closed and locked.

**22:10hrs** Security check at the recreation courts. No sign of damage to electronic door access. Checked the pavilion area and no sign criminal mischief.

**22:30hrs** Security check Apache Park. No sign of criminal mischief. Walked around the pool area, nothing observed. No sign of damage to mailboxes.

**00:02hrs** Security check 3306 Spumanti Ln

**00:16hrs** Security check 1500 blk of Rosspoint Bend

**01:44hrs** Security check 4200 blk of Block House Dr, Gates were closed.

**01:58hrs** Security check 17500 blk of Port Hood Dr

**02:15hrs** Security check 15000 blk of Big Falls Dr

**02:35hrs** Security check 2400 Hutton Ln

**03:00hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Antonio Lovato #11316		DATE: 08-08-2022
TIME START: 0340	TIME ENDED: 0940	TOTAL TIME: 6
BEGINNING MILEAGE: 79171	ENDING MILEAGE: 79223	TOTAL MILEAGE: 52

Location	Violation	Violation	Violation

**COMMENTS:**

0340hrs Begin Tour of Duty.

0411hrs Security Check Tonkawa Park. The gate was pulled closed but not locked. No vehicles parked in the parking lot. No one playing on the playground, soccer field, or walking around on the track. The gate was locked upon my exit. No issues observed.

0415hrs Security Check Tumlinson Park. The gate was pulled closed but not locked. No vehicles parked in the parking lot. No one playing on the playground, baseball field, or walking around on the trails. The gate was locked upon my exit. No issues observed.

0421hrs Security Check Jumano Park. The gate was pulled closed but not locked. No vehicles observed parked behind the gate. No one observed on the disc golf course. The gate was locked upon my exit. No issues observed.

0508hrs Security Check Bike Trail Park. The park is still closed. No vehicles parked in the parking lot. The gate was locked and secured. No issues observed.

0556hrs Security Check Apache Park. No vehicles parked in the parking lot. No one playing on the playground or in the pool area. No issues observed.

0642hrs Security Check Tumlinson Park. The gate to the park was still locked. No vehicles parked in the parking lot. No one playing on the playground or baseball field. I did see some people walking around on the trails. There was a vehicle parked in the parking lot of the Walker House. No issues observed.

0718hrs Security Check Tonkawa park. The gate was still locked. No vehicles parked in the parking lot. No one playing on the playground or soccer field. There was one person running around on the track. No issues observed.

0758hrs Security Check Jumano Park. The gate was open. No vehicles parked in in the parking area by the gate or down by the garden. No one in the garden or community center. Both the gates to the community center and garden were locked and secured. No one observed on the trails or on the disc golf course. No issues observed.

0824hrs Security Check Tumlinson Park. The gate is open. No vehicles parked in the parking lot. No one playing on the playground or baseball field. There were some people walking their dogs on the trails. No issues observed.

0940hrs End Tour of Duty.

Antonio L. Lovato #11316

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Minh Nguyen		DATE: 08/08/2022
TIME START: 1545	TIME ENDED: 2145	TOTAL TIME: 6 hrs
BEGINNING MILEAGE: 84266	ENDING MILEAGE: 84321	TOTAL MILEAGE: 55miles

Location	Violation	Violation	Violation

**COMMENTS:**

At 1559 hours, Deputy conducted a security check at Tumlinson Park. There were multiple vehicles in the parking lot and people on the field. There was nothing suspicious. Cleared at 1602 hours.

At 1647 hours Deputy conducted a security check at the Walker House. There were multiple vehicles in the parking lot. There was nothing suspicious. Cleared at 1652 hours.

At 1757 hours, Deputy conducted a security check at Tonkawa Park. There were no vehicles in the parking lot. Deputy did not see anything suspicious. Cleared at 1801 hours.

At 1851 hours, Deputy conducted a security check at Jumano Trail. There were multiple vehicles in the parking lot. Deputy did not see anything suspicious. Cleared at 1856 hours

At 2008 hours, Deputy conducted a security check at Tumlinson Park. Deputy walked around the pool and made sure all the doors were locked and secured. Deputy walked over to Walker House and made sure all the doors were locked and secured. (\*\*Deputy's key no longer works at the Walker House) There were multiple vehicles inside the parking lot, Deputy asked them to leave. The key did not work Deputy closed the gate with the chain but could not lock it. Deputy drove over to the bike trail and verified that the gate was already locked. Cleared at 2026 hours.

At 2027 hours, Deputy conducted a security check at Tonkawa Park. There were still people practicing baseball Deputy asked them to leave and closed the gate, Deputy did not have the key for the new lock that day. Cleared at 2034 hours.

At 2035 hours, Deputy conducted a security check at Jumano trail. There were 2 vehicles in the parking lot, deputy looked for the owner and asked them to leave the trail for deputy to close the gate. Cleared at 2043 hours.

OFFICER'S SIGNATURE *Minh Nguyen #14660*



**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Lynn Norvell #1416		DATE: 8-9-2022
TIME START: 1700 hrs	TIME ENDED: 2100 hrs	TOTAL TIME: 4 hrs
BEGINNING MILEAGE: 85869	ENDING MILEAGE: 85884	TOTAL MILEAGE: 15

Location	Violation	Violation	Violation

COMMENTS: 17:00PM- BEGIN TOUR OF DUTY - BLOCKHOUSE MUD  
17:10PM: CHECKED ELEMENTARY SCHOOL AND PORTABLE BUILDING - VEHICLES AND STAFF AT SCHOOL- ALL OK  
17:15PM: BIKE TRAIL PARK- SECURE AND NOBODY INSIDE - CHECKED WALKER HOUSE - ALL OK - NOBODY AT PAVILION, TENNIS COURT OR SKATE AREA CLEAR- ALL OK  
17:25PM: CHECKED TUMLINSON PARK AND POOL- RESIDENTS SWIMMING AT POOL AND STAFF ON SCENE, ALL OK- NOBODY OBSERVED IN PARK AREA  
17:37PM: CHECKED TONKAWA PARK- TWO VEHICLES IN PARKING LOT WITH TWO OCCUPANT THROWING FRISBEES- ALL OK  
17:44PM: CHECKED APACHE PARK AND POOL- RESIDENTS SWIMMING AND STAFF ON SITE- PARK ALL CLEAR - ALL OK  
17:55PM: CHECKED JUMANO PARK- NO VEHICLES OR PEOPLE OBSERVED IN PARK- INNER GATE TO BOYSCOUT BUILDING LOCKED - ALL OK  
18:20PM: OUT AT WALKER HOUSE FOR BH MUD BUDGET MEETING SECURITY  
20:03PM: END BH MUD BUDGET MEETING  
20:15PM: CHECKED APACHE PARK AND POOL- PARK CLEAR- POOL CLOSED- ALL OK  
20:30PM: CHECKED TUMLINSON PARK AND POOL- POOL LOCKED- PARENTS AND CHILDREN PLAYING IN PARK AREA - NO VEHICLES IN PARKING LOT- LOCKED TUMLINSON PARK GATE - ALL OK  
20:40PM - TONKAWA PARK GATE SECURED- NOBODY IN PARK- NO VEHICLES- ALL OK  
20:48PM - CHECKED JUMANO PARK- NO VEHICLES IN PARK- GATE LOCKED- ALL OK  
21:00PM - END TOUR OF DUTY - BLOCKHOUSE MUD

Lynn Norvell  
OFFICER'S SIGNATURE

**Block House Creek M.U.D.****DAILY PATROL REPORT**

NAME: Deputy Derrick Johnson #13763		DATE: 08/11/2022
TIME START: 21:00	TIME ENDED: 03:00	TOTAL TIME: 6
Begin Mileage: 106085	Ending Mileage: 106102	Total Mileage: 17

Location	Violation	Location	Violation

**COMMENTS:** No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.

**21:00hrs** 10-41 patrol Blockhouse MUD.

**21:30hrs** Security check at the walker house. No sign of burglary or criminal mischief.

**21:35hrs** Security check at Tonkawa park. Gates were closed and locked.

**21:40hrs** Security check at the bike park. Parking lot was clear and the gates closed and locked.

**21:50hrs** Security check in Tumlinson park pool. The bathroom was checked and was already secured. The rest of the parking lot was checked and there were no vehicles left in the parking lot. The gates were closed and locked.

**22:10hrs** Security check Apache Park. No sign of criminal mischief. Walked around the pool area, nothing observed. No sign of damage to mailboxes.

**23:00hrs** Security check 2400 blk of Greenlee Dr

**00:05hrs** Security check 4200 blk of Block House Dr, Gates were closed.

**01:00hrs** Security check 400 blk of Creek Run Dr

**01:20hrs** Security check 15000 blk of Snelling Dr

**01:45hrs** Security check 16000 blk of Black Kettle Dr

**02:30hrs** Security check 2600 blk of S Walker Dr

**02:42hrs** Security check 400 blk of Tumlinson Fort Dr

**03:00hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Brandon T. Cantu #14853		DATE: 08/12/2022
TIME START: 1800	TIME ENDED: 0000	TOTAL TIME: 6 hours
BEGINNING MILEAGE: 68680	ENDING MILEAGE: 68700	TOTAL MILEAGE: 20 miles

Location	Violation	Violation	Violation

**COMMENTS:** 1800 Hours Begin tour of duty

1830 Hours: Security check Apache park, six vehicles in parking lot with a few people at the pool.

1915 Hours: Security check Jumano Park one vehicle in parking lot, trails were walked came across 1 family out walking.

1745 Hours: Security check on the trails at Tonkawa Park, a few people seen walking around/jogging. One vehicle in parking lot.

2000 Hours: Security check at Tumlinson pool

2020 Hours: Security check at Jumano, one white Kia SUV parked past the second gate. After walking the disc golf course, I located the owner and they left. Gate was made to appear secure upon my exit. I do not have the new keys yet as of this time.

2035 Hours: Security check at Tonkawa park, one white pick up truck was leaving upon my arrival, gate was made to appear secure due to not have the new keys at this time.

2040 hours: Security check at Tumlinson park, no vehicles in parking lot, no one at the softball field or playground, gate was made to look secure upon my exit due to not having the new set of keys at this time.

2050 Hours: Flagged down by MUD president, was advised by someone skateboarding near the pavilion, made contact with Corbin New. He advised he thought he could skate in the hockey/soccer rink he left without issue.

2115 Hours: Received new keys, went back through and secured all gates.

2200 Hours: Security check Apache park, no vehicles in parking lot.

2230 Hours: Security check at the water tower.

2300 Hours: Security checks Tumlinson park and pool, area re checked on foot. Nothing suspicious seen or hear.

0000 Hours: End of tour of duty.

Brandon T. Cantu #14853

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Derrick Johnson #13763		DATE: 08/13/2022
TIME START: 20:00	TIME ENDED: 00:00	TOTAL TIME: 4
Begin Mileage: 106120	Ending Mileage: 106136	Total Mileage: 16

Location	Violation	Location	Violation

**COMMENTS:** No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.

**20:00hrs** 10-41 patrol Blockhouse MUD.

**20:15hrs** Security check at the walker house. No sign of burglary or criminal mischief.

**20:19hrs** Security check in Tumlinson park pool. The parking lot was checked and there were no vehicles left in the parking lot. The gates were closed and locked.

**20:30hrs** Security check at Tonkawa park. Parking lot was clear, the gates were closed and locked.

**20:39hrs** Security check at Jumano park and the area was clear. The gates were closed and locked.

**21:30hrs** Security check at the recreation courts. No sign of damage to electronic door access. Checked the pavilion area and no sign criminal mischief.

**22:31hrs** Security check Apache Park. No sign of criminal mischief. Walked around the pool area, nothing observed. No sign of damage to mailboxes.

**22:49hrs** Security check at the bike park.

**23:08hrs** Security check Block House Elementary. No sign of criminal mischief.

**00:00hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*  
OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Derrick Johnson #13763		DATE: 08/14/2022
TIME START: 18:00 Begin Mileage: 106204	TIME ENDED: 00:00 Ending Mileage: 106218	TOTAL TIME: 6 Total Mileage: 14

Location	Violation	Location	Violation

**COMMENTS:** No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.

**18:00hrs** 10-41 patrol Blockhouse MUD.

**18:11hrs** Security check Apache Park. No sign of criminal mischief. No sign of damage to mailboxes.

**18:49hrs** Security check at the bike park.

**19:08hrs** Security check Block House Elementary. No sign of criminal mischief.

**20:05hrs** Security check at the walker house. No sign of burglary or criminal mischief.

**21:45hrs** Security check in Tumlinson park pool. The parking lot was checked and there were no vehicles left in the parking lot. The gates were closed and locked.

**21:50hrs** Security check at Tonkawa park. Parking lot was clear, the gates were closed and locked.

**22:09hrs** Security check at Jumano park and the area was clear. The gates were closed and locked.

**22:30hrs** Security check at the recreation courts. No sign of damage to electronic door access. Checked the pavilion area and no sign criminal mischief.

**23:23hrs** Security check 2700 Chandler Branch Dr.

**00:00hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Antonio Lovato #11316		DATE: 08-15-2022
TIME START: 0323	TIME ENDED: 0923	TOTAL TIME: 6
BEGINNING MILEAGE: 79766	ENDING MILEAGE: 79838	TOTAL MILEAGE: 72

Location	Violation	Violation	Violation

**COMMENTS:**

0323hrs Begin Tour of Duty.

0352hrs Security Check Tonkawa Park. The gate to the park was locked and secured. No vehicles parked in the parking lot. No one observed in the park. No issues observed.

0408hrs Security Check Tumlinson Park. The gate to the front of the park was locked and secured. No vehicles were parked in the parking lot of the park. No one observed in any of the areas of the park. There was an orange water jug by the no parking signs near the front gate. It appears it was left by accident. There was a bag with used paper water cups attached to it. No issues observed.

0436hrs Security Check Jumano Park. There were no vehicles parked in the front parking area in front of the gate. The gate was locked and secured.

0511hrs Security Check. Apache Park. No vehicles parked in the parking lot. No one on the playground or in the pool area. No issues observed.

0645hrs Security Check Tumlinson Park. The gate was still locked. There were people walking around on the trails in the park. No issues observed.

0711hrs Security Check Jumano Park. The gate was still locked. No one seen in the park. No issues observed.

0724hrs Security Check Tonkawa Park. The gate to the park was open. No vehicles parked in the parking lot. No one playing on the soccer field or playground. There was someone walking their dog around the track. No issues observed.

0819hrs I was dispatched to the Apache Park in regards to a suspicious person at the mailbox. The caller advised it appeared that the person did not belong. When I arrived on scene the district deputy had just pulled up. No one was at the mailbox. There appeared to be no damage to the mailboxes. Event #2022255932.

0828hrs the district deputy took a criminal mischief report off of Tumlinson Fort PKWY. The caller advised someone slashed her tires on Sat. but she did not report it. They said some time during the night another tire was slashed again. They believe they know who the person is but don't have any proof. The district deputy took the report. I will forward the information on to the deputies on the contract so they can be on the look out.

0923hrs End Tour of Duty.

Antonio L. Lovato #11316

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Brian Gripentrog		DATE: 08/15/2022
TIME START: 1600 hrs	TIME ENDED: 2100 hrs	TOTAL TIME: 5 hrs

Location	Violation	Violation	Violation

**COMMENTS:**

16:00PM: BEGIN PATROL DUTY BLOCKHOUSE MUD.

16:08PM: SECURITY CHECK AT THE WALKER HOUSE, HOUSE SECURED, COURTS SECURED, BIKE PARK CLOSED NOT IN USE, NOTHING SUSPICIOUS OBSERVED – ALL OK.

16:39PM: SECURITY CHECK TONKOWA PARK, NO VEHICLES IN THE PARKING LOT, PARK EMPTY, SOCCER AND BASEBALL FIELDS NOT IN USE - ALL OK.

16:52PM: SECURITY JUMANO PARK, NO VEHICLES IN PARKING LOT USING FRISBEE GOLF COURSE, NO SIGNS OF CRIMINAL ACTIVITY OR ANYTHING SUSPICIOUS, NO UNAUTHORIZED MOTOR VEHICLES OBSERVED IN THE AREA, TRAILS AND BOYSCOUT BUILDING CHECKED – ALL OK.

17:26PM: NEIGHBORHOOD CHECK 16500 BLK BLACK KETTLE DR – ALL OK.

17:31PM: NEIGHBORHOOD CHECK 2400 BLK CLAUDIA DR – ALL OK.

17:38PM: NEIGHBORHOOD CHECK 400 BLK TUMLINSON FORT DR – ALL OK.

17:41PM: NEIGHBORHOOD CHECK 2600 BLK S WALKER DR – ALL OK.

17:46PM: EIGHBORHOOD CHECK 1400 BLK ECHO LAKE DR – ALL OK.

17:49PM: NEIGHBORHOOD CHECK 1600 BLK MCDOWELL BEND – ALL OK.

17:58PM: RECHECKED TONKOWA PARK, PARK IN USE – ALL ELSE OK.

18:30PM: RECHECKED WALKER HOUSE, ALL SECURED, NO SIGNS OF SUSPICIOUS ACTIVITY – ALL OK.

19:15PM: RECHECKED JUMANO PARK, VEHICLE IN THE PARKING LOT USING FRISBEE GOLF COURSE, NO UNAUTHORIZED MOTOR VEHICLES IN THE AREA, BOYSCOUTS ON SCENE – ALL OK.

19:33PM: NEIGHBORHOOD CHECK 16500 BLK PORT DOOD DR – ALL OK.

20:22PM: NO VEHICLES IN THE TUMLINSON FORT PARKING LOT, POOL SECURED, SECURED THE GATE.

20:31PM: NO VEHICLES IN THE TONKOWA PARKING LOT, SECURED THE GATE.

20:41PM: NO VEHICLES IN THE JUMANO PARKING LOT, NO UNAUTHORIZED MOTOR VEHICLES IN THE PARK, I WAS ON SCENE FOR SOME TIME AND DID NOT SEE OR HEAR ANYTHING, LOCKED THE GATES – ALL OK.

21:00PM:10-42 BLOCKHOUSE PATROL.

Beginning mileage: 102646

Ending mileage: 102679

Total Driven: miles: 33

*Brian Gripentrog #12156*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy John Bartlett #15235		DATE: 08-16-2022
TIME START: 1825 hours BEGINNING MILEAGE: 90449	TIME ENDED: 2225 hrs ENDING MILEAGE: 90461	TOTAL TIME: 4 hrs 00 min TOTAL MILEAGE: 12 MILES

Location	Violation	Violation	Violation

**COMMENTS:**

18:25 PM: Begin Tour of Duty Blockhouse MUD

18:30-19:40 PM: Attended the Blockhouse MUD Meeting.

19:46 PM: Security Check of Walkerhouse, Pavilion, Courts and Trails – Walkerhouse was not in use // All Okay.

- Also checked Tumlinson Park, pool, playgrounds, and baseball field. All were in use, and no issues observed.

20:13 PM: Security Check of Jumano Park. Walked the trails. Park and trails in use. Gates locked. || All okay.

20:36 PM: Security Check of Tumlinson park. Park was cleared and the gates locked || All Okay

20:44 PM: Security Check of Tonkawa Park. Park was cleared and the gates locked. || All Okay

21:03 PM: Neighborhood Check of Kathleen Ln and surrounding neighborhoods.

21:17 PM: Neighborhood Check of Moser River Dr and surrounding neighborhoods.

21:38 PM: Security Check of Apache park and pool; pool secured, park was vacant || All Okay.

22:01 PM: Neighborhood Check of Black Kettle Ln and surrounding neighborhoods.

22:25 PM: End Tour of duty.

*John S. Bartlett #15235*

OFFICER'S SIGNATURE



**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy D. Hippert #15489		DATE: 08/17/2022	
TIME START: 16:30	TIME ENDED: 20:30	TOTAL TIME: 4	
BEGINNING MILEAGE: 97463	ENDING MILEAGE: 97491	TOTAL MILEAGE: 28	

Location	Violation	Violation	Violation

**COMMENTS:**

**17:04 Security Check at Tumlinson Park/Pool. One vehicle in parking lot. Observed a mother with her child enjoying the playground.**

**17:16 Security Check at Tonkowa Park. No vehicles observed in the parking lot. No one observed anywhere in the park area.**

**17:35 Security Check at Apache Park/Pool. Observed one person swimming laps. Lifeguard on duty. A father with two small children in playground area.**

**18:17 Security Check Walker House/Sport Courts. Office doors checked and found to be closed/locked. Several vehicles arriving and parking for baseball practice. All were unloading baseball equipment. All sport courts check and none where in use.**

**18:40 Security Check Jumano Park. Two vehicles observed in parking area near community garden. While walking the trails, I observed a few people play disc golf. Nothing suspicious found on trails.**

**19:24 Security Check Tumlinson Park/Pool. More vehicle observed in the parking lot and Baseball practice was being conducted. No one observed in pool area. All pool access gates checked and found to be closed/locked.**

**20:07 security Check Tonkowa Park. I observed a couple walking their dog. As I began to close the park gates, the couple left the park. Park gates closed and locked.**

**20:15 Security Check Jumano Park. No vehicles observed in any of parking areas. Park gates closed and locked.**

**20:33 Security Check Tumlinson Park/Pool. While checking pool area and playground, I observed several vehicles leaving and baseball practice to be over. Nothing suspicious found. Park gates closed and locked.**

*Daniel L. Hippert #15489*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Brandon T. Cantu #14853		DATE: 08/18/2022
TIME START: 1700	TIME ENDED: 2200	TOTAL TIME: 5 hours
BEGINNING MILEAGE: 69000	ENDING MILEAGE: 69030	TOTAL MILEAGE: 30 miles

Location	Violation	Violation	Violation

COMMENTS: 1700 Hours Begin tour of duty  
1830 Hours: Security check Apache park, six vehicles in parking lot with a few people at the pool.  
1940 Hours: Security check Jumano Park three vehicles in parking lot, trails were walked came across 1 family out walking.  
2000 Hours: Security check on the trails at Tonkawa Park, a few people seen walking around/jogging. Four vehicles in parking lot.  
2000 Hours: Security check at Tumlinson pool  
2020 Hours: Security check at Jumano park gate was secured upon my exit.  
2035 Hours: Security check at Tonkawa park gate was secure upon my exit.  
2055 Hours: Security check at Tumlinson park, no vehicles in parking lot, no one at the softball field or playground, gate was secured upon my exit.  
2115 Hours: Security check, s. block house drive.  
2130 Hours: Security check Apache park, no vehicles in parking lot.  
2145 Hours: Security check at the water tower.  
2150 Hours: Security checks Tumlinson park and pool, area re checked on foot. Nothing suspicious seen or hear.  
2200 Hours: End of tour of duty.

Brandon T. Cantu #14853

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Billy Ray Boggs #4308		DATE: 08-19-2022
TIME START: 10:00AM	TIME ENDED: 14:00PM	TOTAL TIME: 4 HRS
BEGINNING MILEAGE: 99812	ENDING MILEAGE: 99843	TOTAL MILEAGE: 31

Location	Violation	Violation	Violation

COMMENTS: \*\*\*OUT FOR FUEL - NEW HOPE / 183A\*\*\*

10:00AM: BEGIN TOUR OF DUTY BLOCKHOUSE MUD

10:16AM: CHECKED BH ELEM SCHOOL - SCHOOL IN SESSION / STAFF / STUDENTS ONSITE - ALL APPEARED OKAY

10:23AM: CHECKED JUMANO PARK - 1 VEHICLE ONSITE // INTERIOR CHAIN LINK GATE SECURED // GARDEN GATE SECURED

10:32AM: CHECKED APACHE PARK & POOL - PARK WAS CLEAR // POOL WAS CLOSED & GATE SECURED

10:36AM: CHECKED TONKAWA PARK - PRIORITY LANDSCAPE ONSITE // PARK WAS IN USE

10:40AM: CHECKED TUMLINSON PARK & POOL - PRIORITY LANDSCAPE ONSITE // PARK WAS CLEAR // POOL WAS CLOSED & GATE SECURED - FOUND THE SOUTH POOL OFFICE SLIDING WINDOW UNLOCKED - I WAS ABLE TO ACCESS THE OFFICE AND LOCK THE WINDOW - ALL ELSE APPEARED OKAY

10:48AM: CHECKED BIKE TRAIL PARK - GATE WAS CLOSED & SECURED // PARK WAS CLEAR

10:49AM: CHECKED WALKERHOUSE, PAVILLION & COURTS - PAVILLION WAS CLEAR // COURTS NOT IN USE & GATES SECURE // WALKERHOUSE STAFF (AMY) ONSITE AT OFFICE, SPOKE WITH HER A BIT - ALL WAS OKAY

11:15AM: RECHECKED AROUND BH ELEM - ALL WAS OKAY

11:32AM: RECHECKED JUMANO PARK - ALL WAS OKAY

11:48AM: RECHECKED TONKAWA PARK - ALL WAS OKAY

12:43PM: RECHECKED WALKERHOUSE, COURTS & PAVILLION - ALL WAS OKAY

13:06PM: RECHECKED TUMLINSON PARK - ALL WAS OKAY

14:00PM: END TOUR OF DUTY BLOCKHOUSE MUD

(\*\*\* RETURNED @ 20:45PM & SECURED TUMLINSON PARK GATE, TONKAWA PARK GATE & JUMANO PARK GATE, WHILE WORKING REGULAR DUTY FOR WCSO FROM 1400P TO 1200AM - ALL WAS OKAY\*\*\*)

Billy Ray Boggs

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Brian Gripentrog		DATE: 08/20/2022
TIME START: 1700hrs	TIME ENDED: 2100hrs	TOTAL TIME: 4hrs

Location	Violation	Violation	Violation

**COMMENTS:**

17:00PM: BEGIN PATROL DUTY BLOCKHOUSE MUD.

17:02PM: SECURITY CHECK AT THE WALKER HOUSE, HOUSE SECURED, COURTS SECURED, BIKE PARK CLOSED NOT IN USE, NOTHING SUSPICIOUS OBSERVED – ALL OK.

17:30PM: SECURITY CHECK TONKOWA PARK, VEHICLES IN THE PARKING LOT, PARK EMPTY, SOCCER AND BASEBALL FIELDS NOT IN USE - ALL OK.

17:56PM: SECURITY JUMANO PARK, VEHICLES IN PARKING LOT USING FRISBEE GOLF COURSE, NO SIGNS OF CRIMINAL ACTIVITY OR ANYTHING SUSPICIOUS, NO UNAUTHORIZED MOTOR VEHICLES OBSERVED IN THE AREA – ALL OK.

18:21PM: NEIGHBORHOOD CHECK 1400 BLK ECHO LAKE DR – ALL OK.

18:25PM: NEIGHBORHOOD CHECK 1600 BLK MCDOWELL BEND – ALL OK.

18:30PM: NEIGHBORHOOD CHECK 17500 PORT HOOD DR – ALL OK.

18:35PM: NEIGHBORHOOD CHECK 16300 BLK SPOTTED EAGLE DR – ALL OK.

18:41PM: NEIGHBORHOOD CHECK 2600 BLK TUMLINSON FORT DR – ALL OK.

18:47PM: NEIGHBORHOOD CHECK 2600 BLK S WALKER DR – ALL OK.

18:51PM: RECHECKED TONKOWA PARK, PARK IN USE – ALL OK.

19:20PM: RECHECKED WALKER HOUSE – ALL OK.

19:38PM: RECHECKED JUMANO PARK, VEHICLE IN THE PARKING LOT USING FRISBEE GOLF COURSE, NO UNAUTHORIZED MOTOR VEHICLES IN THE AREA – ALL OK.

20:15PM: 20:55PM: NO VEHICLES IN THE TUMLINSON FORT PARKING LOT, POOL SECURED, SECURED THE GATE.

20:20PM: NO VEHICLES IN THE TONKOWA PARKING LOT, SECURED THE GATE.

20:30PM: NO VEHICLES IN THE JUMANO PARKING LOT, NO UNAUTHORIZED MOTOR VEHICLES IN THE PARK, I WAS ON SCENE FOR SOME TIME AND DID NOT SEE OR HEAR ANYTHING, LOCKED THE GATES – ALL OK.  
THE GATE.

21:00PM:10-42 BLOCKHOUSE PATROL.

Beginning mileage: 45318

Ending mileage: 45339

Total Driven: miles:21

*Brian Gripentrog #12156*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy John Bartlett #15235		DATE: 08-21-2022
TIME START: 1515 hours BEGINNING MILEAGE: 90746	TIME ENDED: 2145 hrs ENDING MILEAGE: 9090767	TOTAL TIME: 6 hrs 30 min TOTAL MILEAGE: 21 MILES

Location	Violation	Violation	Violation

**COMMENTS:**

15:15 PM: Begin Tour of Duty Blockhouse MUD // Pick up Master Key to access gate locks and Walkerhouse

15:30 PM: Neighborhood Check of Winslow Dr and surrounding neighborhoods.

15:56 PM: Security Check of Tonkawa Park. Park and trails in use.

16:23 PM: Security Check of Walkerhouse, Pavilion, Courts and Trails – Walkerhouse was not in use // All Okay.

- Also checked Tumlinson Park, pool, playgrounds, and baseball field. All were in use, and no issues observed.

17:13 PM: Security Check of Jumano Park. Walked the trails. Park and trails in use. Stopped and spoke with a resident who asked about the trails and Disc Golf Course || All okay.

17:57 PM: Neighborhood Check of Black Kettle Ln and surrounding neighborhoods.

18:14 PM: Neighborhood Check of Big Falls Dr and surrounding neighborhoods.

18:39 PM: Neighborhood Check of Tumlinson Fort Dr and surrounding neighborhoods.

18:55 PM: Neighborhood Check of Port Anne Way and surrounding neighborhoods.

19:22 PM: Security Check of Jumano Park. Walked the trails. Park, trails and disc golf course in use || All Okay.

19:57 PM: Assist Patrol on a Reckless Dr call on S Blockhouse Dr/Meritage Dr.

20:18 PM: Neighborhood Check of S Blockhouse Dr and surrounding neighborhoods.

20:30 PM: Security Check of Jumano Park, Park was cleared and the gates locked || All Okay

20:36 PM: Security Check of Tumlinson park. Park was cleared and the gates locked || All Okay

20:44 PM: Security Check of Tonkawa Park. Park was cleared and the gates locked. || All Okay

- I had just locked the gates when a vehicle drove into the gates breaking a lock reference Event #2022263948.

21:45 PM: End Tour of duty.

John S. Bartlett #15235

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Minh Nguyen		DATE: 08/21/2022	
TIME START: 2300	TIME ENDED: 0500	TOTAL TIME: 6 hrs	
BEGINNING MILEAGE: 84266	ENDING MILEAGE: 84321	TOTAL MILEAGE: 55miles	

Location	Violation	Violation	Violation

**COMMENTS:**

At 2319 hours, Deputy conducted a security check at Tumlinson Park. There were no vehicles in the parking lot and the gate was locked. There was nothing suspicious. Cleared at 2323 hours.

At 0012 hours Deputy conducted a security check at the Walker House. There were no vehicles in the parking lot. Deputy walked around the house and made sure all the doors were locked. There was nothing suspicious. Cleared at 0018 hours.

At 0116 hours, Deputy conducted a security check at Tonkawa Park. There were no vehicles in the parking lot. The gate was locked, Deputy did not see anything suspicious. Cleared at 0123 hours.

At 0231 hours, Deputy conducted a security check at Jumano Trail. The gate was locked, Deputy did not see anything suspicious. Cleared at 0236 hours

At 0323 hours, Deputy conducted security check at Apache Park. There was no vehicle in the parking lot and deputy did not see anything suspicious. Cleared at 0330 hours

At 0356 hours Deputy conducted security check at Block House ES. There was no vehicle in the parking lot. Deputy drove to the back side of the school and did not see anything suspicious. Cleared at 0405

OFFICER'S SIGNATURE *Minh Nguyen #14660*

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Minh Nguyen		DATE: 08/22/2022
TIME START: 1615	TIME ENDED: 2215	TOTAL TIME: 6 hrs
BEGINNING MILEAGE: 84321	ENDING MILEAGE: 84379	TOTAL MILEAGE: 58miles

Location	Violation	Violation	Violation

**COMMENTS:**

At 1623 hours Deputy got dispatched to a fraud call at 16800 Black Kettle Dr. Deputy made contact with the caller and found out the fraud occurred in CPPD jurisdiction. Deputy gave the caller proper steps to file a report with CPPD WCSO event #2022264979

At 1648 hours, Deputy conducted a security check at Tumlinson Park. There were multiple vehicles in the parking lot and people on the field. There was nothing suspicious. Cleared at 1653 hours.

At 1744 hours Deputy conducted a security check at the Walker House. There were multiple vehicles in the parking lot. There was nothing suspicious. Cleared at 1749 hours.

At 1831 hours, Deputy conducted a security check at Tonkawa Park. There were no vehicles in the parking lot. Deputy did not see anything suspicious. Cleared at 1837 hours.

At 1946 hours, Deputy conducted a security check at Jumano Trail. There were multiple vehicles in the parking lot. Deputy did not see anything suspicious. Cleared at 1952 hours

At 2003 hours, Deputy conducted a security check at Tumlinson Park. Deputy walked around the pool and made sure all the doors were locked and secured. Deputy walked over to Walker House and made sure all the doors were locked and secured. There were multiple vehicles inside the parking lot, Deputy asked them to leave and locked the gate. Deputy drove over to the bike trail and verified that the gate was already locked. Cleared at 2026 hours.

At 2027 hours, Deputy conducted a security check at Tonkawa Park. There were still people practicing baseball Deputy asked them to leave and locked the gate Cleared at 2034 hours.

At 2040 hours, Deputy conducted a security check at Jumano trail. There were 2 vehicles in the parking lot, deputy looked for the owner and asked them to leave the trail for deputy to close the gate. Cleared at 2047 hours.

OFFICER'S SIGNATURE *Minh Nguyen #14660*

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Brandon T. Cantu #14853		DATE: 08/23/2022
TIME START: 1800 BEGINNING MILEAGE: 69350	TIME ENDED: 2300 ENDING MILEAGE: 69370	TOTAL TIME: 5 hours TOTAL MILEAGE: 20 miles

Location	Violation	Violation	Violation

**COMMENTS: 1800 Hours Begin tour of duty**

**1830 Hours: Security check Apache park, three vehicles in parking lot with a few people at the pool.**

**1915 Hours: Security check Jumano Park one vehicle in parking lot, trails were walked came across no one.**

**1945 Hours: Security check on the trails at Tonkawa Park, a few people seen walking around/jogging. No vehicles in parking lot.**

**2000 Hours: Security check at Tumlinson pool**

**2020 Hours: Security check at Jumano park, no vehicles seen.**

**2035 Hours: Security check at Tonkawa park, one white suv, I informed them that I had to lock up, they left without issue, gate was secured upon my exit.**

**2040 hours: Security check at Tumlinson park, no vehicles in parking lot, no one at the softball field or playground, gate was secured upon my exit.**

**2200 Hours: Security check Apache park, no vehicles in parking lot.**

**2230 Hours: Security check at the water tower.**

**2245 Hours: Security checks Tumlinson park and pool, area checked on foot. Nothing suspicious seen or heard.**

**2300 Hours: End of tour of duty.**

*Brandon T. Cantu #14853*

OFFICER'S SIGNATURE



**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Billy Ray Boggs #4308		DATE: 08-24-2022
TIME START: 10:00AM	TIME ENDED: 14:00PM	TOTAL TIME: 4 HRS
BEGINNING MILEAGE: 100076	ENDING MILEAGE: 100105	TOTAL MILEAGE: 29

Location	Violation	Violation	Violation

COMMENTS: \*\*\*OUT FOR FUEL - NEW HOPE / 183A\*\*\*

10:00AM: BEGIN TOUR OF DUTY @ BLOCKHOUSE MUD

10:24AM: CHECKED AROUND BH ELEM SCHOOL - SCHOOL IN SESSION - ALL APPEARED OKAY

10:39AM: FOLLOWUP - RED TAG VEHICLE - 2419 SOCORRO BND - VEHICLE MOVED INTO DRIVEWAY - NR

10:46AM: FOLLOWUP - RED TAG - 2516 SOCORRO BND - VEHICLE MOVED INTO DRIVEWAY - NR

10:48AM: FOLLOWUP - RED TAG - 2514 SOCORRO BND - VEHICLE MOVED INTO DRIVEWAY - NR

10:58AM: CHECKED JUNAMO PARK - NO VEHICLES / PARK WAS CLEAR - INTERIOR CHAIN LINK GATE & GARDEN GATE WAS SECURED - PRIORITY LANDSCAPE DRIVING THROUGH CHECKING ON PARK - ALL WAS OKAY

11:04AM: CHECKED APACHE PARK & POOL - PARK WAS IN USE // POOL AREA CLOSED & SECURED

11:10AM: CHECKED TONKAWA PARK - "POWERLINE SERVICES" ONSITE IN THE PARK // PARK WAS NOT IN USE - ALL WAS OKAY

11:15AM: CHECKED TUMLINSON PARK & POOL - PRIORITY LANDSCAPE WAS ONSITE MOWING // POOL AREA WAS CLOSED & SECURED - ALL WAS OKAY

11:19AM: CHECKED BIKE TRAIL PARK - WELDERS WERE ONSITE WORKING ON NEW DOUBLE GATES AT FAR SOUTH-END OF PARK // PARK GATES TO PARKING LOT WERE CLOSED & SECURED - ALL WAS OKAY

11:20AM: CHECKED WALKERHOUSE, COURTS & PAVILLION - COURTS & PAVILLION WERE CLEAR // WALKERHOUSE STAFF ONSITE - ALL WAS OKAY

13:15PM: RECHECKED JUMANO PARK & FACILITY - ALL WAS OKAY

13:25PM: RECHECKED APACHE PARK & POOL - PARK WAS CLEAR - ALL WAS OKAY

13:28PM: RECHECKED TONKAWA PARK - PRIORITY LANDSCAPE ONSITE REPAIRING WATER/SPRINKLER LINE // POWERLINE SERVICES ONSITE - ALL WAS OKAY

13:34PM: RECHECKED TUMLINSON PARK - ALL WAS OKAY

14:00PM: END TOUR OF DUTY @ BLOCKHOUSE MUD

\*\*\*WILL RETURN AT 20:45PM TO LOCK ALL THREE GATES TO THE PARKS\*\*\*

Billy Ray Boggs

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Antonio Lovato #11316		DATE: 08-24-2022
TIME START: 1800	TIME ENDED: 2000	TOTAL TIME: 2
BEGINNING MILEAGE:	ENDING MILEAGE:	TOTAL MILEAGE:

Location	Violation	Violation	Violation

**COMMENTS:**

**1800hrs Begin Tour of Duty.**

**1830hrs Provided security for board meeting.**

**2000hrs End Board Meeting. End Tour of Duty.**

*Antonio L. Lovato #11316*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy John Bartlett #15235		DATE: 08-25-2022
TIME START: 1830 hours BEGINNING MILEAGE: 91334	TIME ENDED: 2230 hrs ENDING MILEAGE: 91344	TOTAL TIME: 4 hrs 00 min TOTAL MILEAGE: 10 MILES

Location	Violation	Violation	Violation

**COMMENTS:**

18:30 PM: Begin Tour of Duty Blockhouse MUD

18:33 PM: Neighborhood Check of McDowell Bend and surrounding neighborhoods.

18:50 PM: Neighborhood Check of Mones Ln and surrounding neighborhoods.

19:14 PM: Neighborhood Check of Hutton Ln and surrounding neighborhoods.

19:33 PM: Security Check of Jumano Park. Walked the trails. Park and trails in use || All okay.

19:58 PM: Neighborhood Check of Cabernet Way and surrounding neighborhoods.

20:10 PM: Security Check of Tonkawa Park and trails, both in use.

20:33 PM: Security Check of Tumlinson park. Park was cleared and the gates locked || All Okay

20:36 PM: Security Check of Tonkawa Park. Park was cleared and the gates locked. || All Okay

20:44 PM: Security Check of Jumano Park. Park was cleared and the gates locked || All Okay

21:05 PM: Security Check of Walkerhouse, Pavilion, Courts and Trails – Walkerhouse was not in use || All Okay.

- Also checked Tumlinson Park, pool, playgrounds, and baseball field. All were in use, and no issues observed.

21:46 PM: Neighborhood Check of Hopewell CT and surrounding neighborhoods.

22:13 PM: Neighborhood Check of S. Blockhouse Dr and surrounding areas.

22:30 PM: End Tour of duty.

John S. Bartlett #15235

OFFICER'S SIGNATURE

**Block House Creek M.U.D.****DAILY PATROL REPORT**

NAME: Deputy Derrick Johnson #13763		DATE: 08/25/2022
TIME START: 22:00 Begin Mileage: 106805	TIME ENDED: 02:00 Ending Mileage: 106822	TOTAL TIME: 4 Total Mileage: 17

Location	Violation	Location	Violation

**COMMENTS:** No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.

**22:00hrs** 10-41 patrol Blockhouse MUD.

**22:15hrs** Security check 3000 blk of Block House Dr

**22:24hrs** Security check 400 blk of Creek Run

**23:46hrs** Security check 400 blk of Tumlinson Park.

**23:45hrs** Responded to disturbance at the 700 block of Milton Cv.

**02:00hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.****DAILY PATROL REPORT**

NAME: Deputy Derrick Johnson #13763		DATE: 08/26/2022
TIME START: 07:00	TIME ENDED: 10:00	TOTAL TIME: 3
Begin Mileage:100965	Ending Mileage: 100993	Total Mileage: 28

Location	Violation	Location	Violation
3500 Block House Dr	Speeding		
3600 Block House Dr	Speeding		

**COMMENTS:** No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.

**07:00hrs** 10-41 patrol Blockhouse MUD.

**07:00hrs** Conducted traffic enforcement during morning school hours.

**07:24hrs** Conducted traffic stop 3500 blk of Block House Dr, Speeding

**08:29hrs** Conducted traffic stop 3600 blk of Block House Dr, Speeding

**10:00hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*  
OFFICER'S SIGNATURE

# **Block House Creek M.U.D. DAILY PATROL REPORT**

NAME: Deputy D. Hippert #15489		DATE: 08/26/2022
TIME START: 14:30	TIME ENDED: 20:30	TOTAL TIME: 6
BEGINNING MILEAGE: 48,473	ENDING MILEAGE: 48517	TOTAL MILEAGE: 44

Location	Violation	Violation	Violation

**COMMENTS:**

**14:45-15:30 hours - School Zone Enforcement.** Made sure vehicles were obeying all school zone laws. A few parents were reminded they can not park next to a red curb, park in front of a fire hydrant or double park. Deputy presents seem to keep speeding at bay. No issue observed at cross walks.

**15:34 hours – Security Check Tonkowa Park.** No vehicles or people observed in the park. Nothing suspicious.

**16:04 hours – Security Check Walker House.** A few cars observed in parking. A few people in the offices. A truck with a large trailer in the parking lot. The truck owner is setting up in Tumlinson Park parking lot for the Carnival.

**16:49 hours – Security Check Jumano Park.** No vehicles found in parking areas. Observed one female walking the trails. Observed a dad with teaching his 3 children how to play disc golf. Nothing suspicious observed while walking the trails.

**18:20 hours – Security Check Tumlinson Park/Pool.** Several carnival rides set up in the parking lot. A few cars parked near Block House Dr. The cars belong to parents and their children are attending baseball practice. A few parents in the playground area with smaller children. All pool access doors closed and locked. No one observed in pool area.

**18:42 hours – Security Check Apache Park/Pool.** Few children in playground area. Observed several people in the pool swimming laps. Nothing suspicious observed.

**19:03 hours – Security Check Jumano Park.** Observed a family enjoying a trail walk. One disc golfer observed. One vehicle observed in the parking area near the community garden.

**20:00 hours – Security Check Tumlinson Park/Pool.** No one observed on baseball field, playground area or in pool area. Park gates closed and locked.

**20:10 hours – Security Check Jumano Park.** Two vehicles observed parked in back parking area. Shortly after I arrived, two male who appeared to have just finished a round of disc golf got into the vehicles and left. Park gates closed and locked.

**20:20 hours – Security Check at Tonkowa Park.** A few people on bicycles where in the playground area. Once I began to close park gates. All that where in the playground area left the park. Park gates closed and locked.

Daniel L. Hippert #15489

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy John Bartlett #15235		DATE: 08-27-2022
TIME START: 1530 hours BEGINNING MILEAGE: 91639	TIME ENDED: 2130 hrs ENDING MILEAGE: 91652	TOTAL TIME: 6 hrs 00 min TOTAL MILEAGE: 13 MILES

Location	Violation	Violation	Violation

**COMMENTS:**

15:30 PM: Begin Tour of Duty Blockhouse MUD

15:34 PM: Neighborhood Check of Soccoro Bend and surrounding neighborhoods.

15:49 PM: Neighborhood Check of Tonquin Dr and surrounding neighborhoods.

16:02 PM: Security Check of Jumano Park. Walked the trails. Park and trails in use || All okay.

17:00 PM: Patrolled the back to School Event in Tumlinson Park || All Okay.

20:00 PM: It began to rain at about this time. Deputy Lovato waited at the main gate while I patrolled the roads to ensure traffic was moving slow while families ran back to their vehicles, crossing the roads and getting in.

20:20 PM: Security Check of Tonkawa Park. Park was cleared and the gates locked. || All Okay

20:24 PM: Security Check of Jumano Park. Park was cleared and the gates locked || All Okay

20:34 PM: Patrolled Tumlinson Fort Dr and surrounding neighborhoods.

21:00 PM: Deputy Lovato locked the Tumlinson Park gates after everyone left.

21:04 PM: Neighborhood Check of S Blockhouse Dr and surrounding neighborhoods.

21:17 PM: Neighborhood Check of Susan In and surrounding neighborhoods.

21:30 PM: End Tour of duty.

*John S. Bartlett #15235*

OFFICER'S SIGNATURE



**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Antonio Lovato #11316		DATE: 08-27-2022
TIME START: 1545	TIME ENDED: 2100	TOTAL TIME: 5.25
BEGINNING MILEAGE: 80288	ENDING MILEAGE: 80300	TOTAL MILEAGE: 12

Location	Violation	Violation	Violation

**COMMENTS:**

1545hrs Beging Tour of Duty.

1630hrs Special assignment Tumlinson Park. Back to School Bash. Walked around the event. Made sure there were no issues. Talked to a few people that tried to parked in the fire lane off of Tumlinson and advised them they could not park on that side of the road. They moved their vehicles with no issues. No issues during the event. The event ended about an hour early due to heavy rain. Once the venders were done loading their stuff I locked the gate to the park.

2100hrs End Tour of Duty.

Antonio L. Lovato #11316

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Brandon T. Cantu #14853		DATE: 08/28/2022
TIME START: 1800 BEGINNING MILEAGE: 70000	TIME ENDED: 0000 ENDING MILEAGE: 70027	TOTAL TIME: 6 hours TOTAL MILEAGE: 27 miles

Location	Violation	Violation	Violation

**COMMENTS:** 1800 Hours Begin tour of duty. Deputy Riley arrived, I rode two man with Deputy Riley to show him the parks, gates, and pools. For further info see Deputy Rileys daily log.  
2100 Hours: Deputy Riley departed and ended his Tour of Duty, I continued as a single man unit.  
2115 Hours: Security check at the water tour, no signs of suspicious activity or criminal mischief.  
2200 Hours: Security check Apache park, no vehicles in the parking lot, no one walking in the area.  
2231 Hours: Assist Patrol: (event number 2022272437) Caller did not want contact but wanted to report loud music/noise coming from the area. I arrived and checked the area with my patrol units windows down. I did not hear any loud music but observed a family playing cornhole in the street at a dead end. I stopped to talk to the family and noticed there was music playing from a cell phone, they agreed to shut down the music. It should be noted the music was not loud at all while I was in the area.  
2345 Hours: Security check at the Walker house, no vehicles in parking lot.  
observed.  
2350 Hours: Security check at the water tower, no one seen.  
0000 Hours: End of tour of duty.

Brandon T. Cantu #14853

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Daniel Riley		DATE: 08/28/2022
TIME START: 1800	TIME ENDED: 2100	TOTAL TIME: 3
BEGINNING MILEAGE: 84800	ENDING MILEAGE: 84817	TOTAL MILEAGE: 17

Location	Violation	Violation	Violation

**COMMENTS:**

1800: Begin tour of duty

1800: 2022272213 – Suspicious person call for individual in the vicinity of Tonkawa park walking along railroad tracks. Unable to locate the individual.

1815: Security check Walker House. All doors locked, several vehicles in the parking lot and people walking on the trails in the area

1810: Security check Tennis Courts: All doors locked, nobody at the courts

1830: Security check Apache: Several individuals at the pool and parked in the parking lot

1845: Security check Tonkawa:

1900: Security check Jumano: 2 cars in the parking lot, walked the trails and did not see the individuals belonging to the cars

1945: Security Check Walker House: Several cars in the parking lot and people walking

2005: 2022272313 – Suspicious vehicle call: Two teenagers listening to music in their vehicle, male teenager resides in the subdivision.

2030: Security check Tumlinson Park: Checked the parking lot and saw no cars, secured gate upon exit

2035: Security Check Jumano: Checked the parking lot and saw no cars or people, secured gate upon exit

2045: Security Check Tonkawa: checked the parking lot and saw no cars, attempted to secure gate upon exit, however the chain on the gate does not reach to secure the lock.

2100: End tour of duty

Daniel Riley #15955

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Brian Gripentrog		DATE: 08/29/2022
TIME START: 1700 hrs	TIME ENDED: 2100 hrs	TOTAL TIME: 4 hrs

Location	Violation	Violation	Violation

**COMMENTS:**

17:00PM: BEGIN PATROL DUTY BLOCKHOUSE MUD.

17:02PM: SECURITY CHECK AT THE WALKER HOUSE, HOUSE SECURED, COURTS SECURED, BIKE PARK CLOSED NOT IN USE, NOTHING SUSPICIOUS OBSERVED – ALL OK.

17:42PM: SECURITY CHECK TONKOWA PARK, NO VEHICLES IN THE PARKING LOT, PARK EMPTY, SOCCER AND BASEBALL FIELDS IN USE - ALL OK.

17:51PM: SECURITY JUMANO PARK, NO VEHICLES IN PARKING LOT USING FRISBEE GOLF COURSE, NO SIGNS OF CRIMINAL ACTIVITY OR ANYTHING SUSPICIOUS, NO UNAUTHORIZED MOTOR VEHICLES OBSERVED IN THE AREA – ALL OK.

18:07PM: NEIGHBORHOOD CHECK 1400 BLK ECHO LAKE DR – ALL OK.

18:10PM: NEIGHBORHOOD CHECK 1600 BLK MCDOWELL BEND – ALL OK.

18:16PM: NEIGHBORHOOD CHECK 16500 BLK BLACK KETTLE DR – ALL OK.

18:24PM: NEIGHBORHOOD CHECK 2600 BLK S WALKER DR – ALL OK.

18:27PM: NEIGHBORHOOD CHECK 2600 BLK TUMLINSON FORT DR – ALL OK.

18:33PM: NEIGHBORHOOD CHECK 2400 BLK CLAUDIA DR – ALL OK.

18:37PM: NEIGHBORHOOD CHECK 16500 JADESTONE DR – ALL OK.

19:00PM: RECHECKED WALKER HOUSE – ALL OK.

19:20PM: RECHECKED TONKOWA PARK, BOTH BASEBALL FIELDS IN USE – ALL OK.

19:38PM: RECHECKED JUMANO PARK, FRISBEE GOLF IN PLAY AND BOY SCOUTS ON SITE – ALL OK.

20:05PM: NO VEHICLES IN THE TUMLINSON FORT PARKING LOT, POOL SECURED, SECURED THE GATE.

20:40PM: RECHECKED JUMANO PARK, VEHICLE IN THE PARKING LOT USING FRISBEE GOLF COURSE, NO UNAUTHORIZED MOTOR VEHICLES IN THE AREA – ALL OK.

20:45PM: NO VEHICLES IN THE TONKOWA PARKING LOT, SECURED THE GATE.

21:00PM: 10-42 BLOCKHOUSE PATROL.

Beginning mileage: 45722

Ending mileage: 45750

Total Driven: miles: 28

*Brian Gripentrog #12156*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Deputy Derrick Johnson #13763		DATE: 08/30/2022
TIME START: 18:00 Begin Mileage:106360	TIME ENDED: 00:00 Ending Mileage: 106378	TOTAL TIME: 6 Total Mileage: 18

Location	Violation	Location	Violation

**COMMENTS:** No major traffic violations observed during this shift. I monitored traffic throughout the community. I monitored various stop signs and looked for speeding vehicles within the neighborhood.

**18:00hrs** 10-41 patrol Blockhouse MUD.

**21:10hrs** Security check at Jumano Park and the area was clear. The gates were closed and locked. No sign of trespassers or criminal mischief.

**21:15hrs** Security check at Tonkawa Park. No sign of criminal mischief. Gates were closed and locked.

**21:22hrs** Security check at the bike park. Parking lot was clear. Gates were closed and locked.

**22:28hrs** Security check in Tumlinson park pool. The gates were closed and locked. No sign of criminal mischief.

**23:45hrs** Security check 4200 blk of Block House Dr. Gates were locked.

**00:00hrs** 10-42 Blockhouse patrol.

*Derrick Johnson #13763*

OFFICER'S SIGNATURE

**Block House Creek M.U.D.  
DAILY PATROL REPORT**

NAME: Minh Nguyen		DATE: 08/31/2022
TIME START: 1600	TIME ENDED: 2200	TOTAL TIME: 6 hrs
BEGINNING MILEAGE: 75513	ENDING MILEAGE: 75573	TOTAL MILEAGE: 60miles

Location	Violation	Violation	Violation

**COMMENTS:**

At 1615 hours, Deputy conducted a security check at Tumlinson Park. There were multiple vehicles in the parking lot and people on the field. There was nothing suspicious. Cleared at 1620 hours.

At 1640 hours Deputy was dispatched to a theft call at 2500 Phillip CV, Deputy made contact with the caller and found out the missing vehicle did not belong to the caller. Deputy told the caller that the register owner of the vehicle has to make the report. Deputy explained to the caller that he could not make a report on the RO behalf.

At 1713 hours Deputy conducted a security check at the Walker House. There were multiple vehicles in the parking lot. There was nothing suspicious. Cleared at 1720 hours.

At 1807 hours, Deputy conducted a security check at Tonkawa Park. There were no vehicles in the parking lot. Deputy did not see anything suspicious. Cleared at 1812 hours.

At 1919 hours, Deputy conducted a security check at Jumano Trail. There were multiple vehicles in the parking lot. Deputy did not see anything suspicious. Cleared at 1924 hours

At 1955 hours, Deputy conducted a security check at Tumlinson Park. Deputy walked around the pool and made sure all the doors were locked and secured. Deputy walked over to Walker House and made sure all the doors were locked and secured. There were multiple vehicles inside the parking lot, Deputy asked them to leave and locked the gate. Deputy drove over to the bike trail and verified that the gate was already locked. Cleared at 2010 hours.

At 2012 hours, Deputy conducted a security check at Tonkawa Park. There were still people practicing baseball Deputy asked them to leave and locked the gate Cleared at 2014 hours.

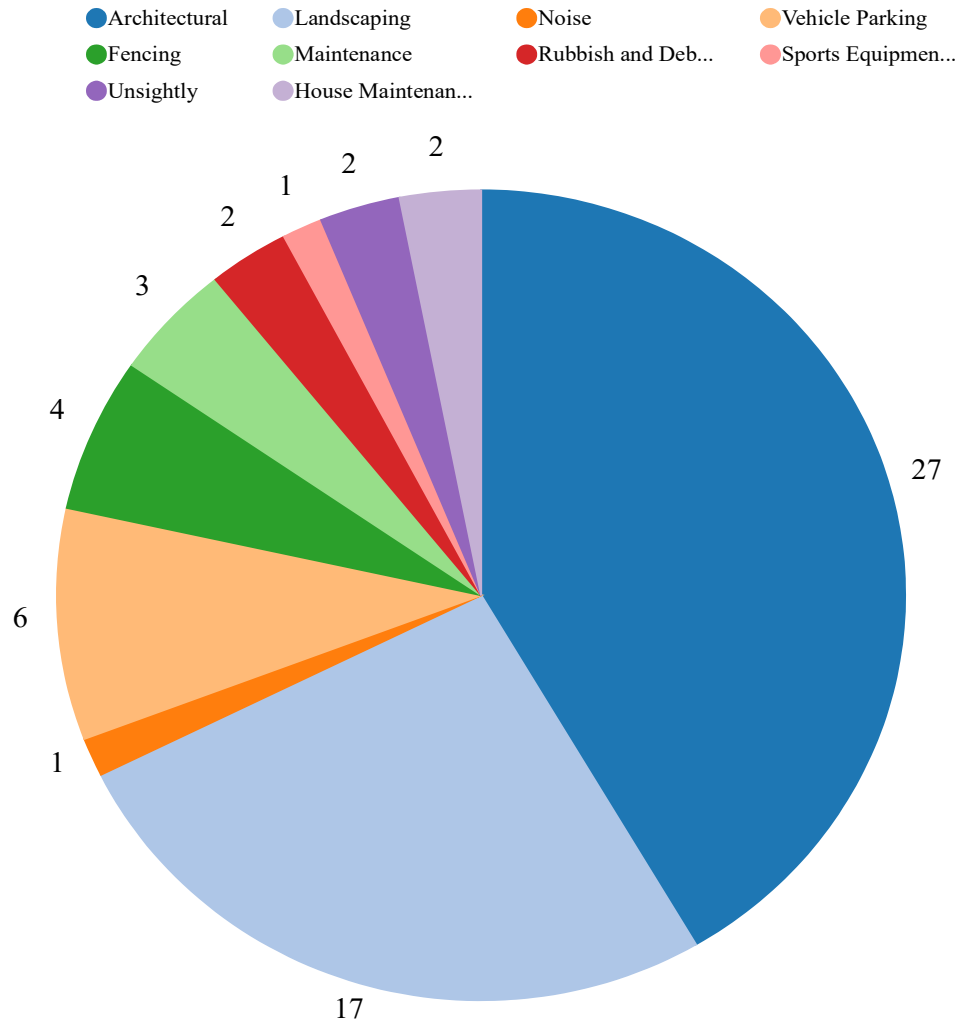
At 2019 hours, Deputy conducted a security check at Jumano trail. There were 2 vehicles in the parking lot, deputy looked for the owner and asked them to leave the trail for deputy to close the gate. Cleared at 2032 hours.

OFFICER'S SIGNATURE *Minh Nguyen #14660*

BLOCK HOUSE MUD COMMUNITY COMPLIANCE REPORT as of 9/21/2022													
Unit	Category/Subcategory	Location	Stage	Open/Closed	Original Cure	Cure Total	Cure Remaining	Activity Created	Activity Created By	Violation Created	Violation Created By	Last Update Date	Contact w/ CAM?
2409 AUTREY DR (3-D-48)	Landscaping - Prune Trees	On Property	Stage 2	OnHold	30	30	0	5/25/2022	M. Lara	5/12/2022	M. Lara	7/20/2022	Y
2508 BEVERLY CV (4-A-57)	Noise - Music	On Property	Stage 1	Open	10	10	0	4/14/2022	M. Lara	4/14/2022	M. Lara	5/7/2022	N
2513 BEVERLY CV (4-A-53)	Landscaping - Prune Trees	On Property	Stage 3	Open	30	30	0	7/14/2022	M. Lara	5/12/2022	M. Lara	7/14/2022	N
503 BEVERLY LN (3-C-29)	Architectural - Exterior Painting	On Property	Stage 1	OnHold	10	10	0	1/31/2022	M. Lara	1/31/2022	M. Lara	2/14/2022	Y
506 BEVERLY LN (3-B-9)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	12/28/2021	M. Lara	12/14/2021	M. Lara	2/19/2022	Y
615 BEVERLY LN (3-C-19)	Architectural - Pool	On Property	Stage 1	OnHold	10	10	0	11/30/2021	M. Lara	11/30/2021	M. Lara	2/14/2022	Y
16505 BLACK KETTLE DR (608-D-3)	Landscaping - Prune Trees	On Property	Stage 2	Open	30	30	0	8/10/2022	M. Lara	7/14/2022	M. Lara	8/10/2022	N
16814 BLACK KETTLE DR (614-B-52)	Landscaping - Prune Plants	On Property	Stage 3	Open	30	30	0	7/20/2022	M. Lara	6/28/2022	M. Lara	7/20/2022	N
16814 BLACK KETTLE DR (614-B-52)	Landscaping - Prune Trees	On Property	Stage 3	InCure	30	30	23	9/13/2022	M. Lara	8/30/2022	M. Lara	9/13/2022	N
16814 BLACK KETTLE DR (614-B-52)	Landscaping - Mow Lot	On Property	Stage 1	InCure	10	10	10	9/20/2022	M. Lara	6/28/2022	M. Lara	9/20/2022	N
505 CHANDLER BRANCH DR (1-C-14)	Vehicle Parking - RV	On Property	Stage 1	InCure	10	10	10	9/20/2022	M. Lara	4/27/2022	M. Lara	9/20/2022	N
2501 CYNTHIA CT (3-A-9)	Fencing - Leaning Fence	On Property	Stage 1	Open	10	10	0	8/30/2022	M. Lara	8/30/2022	M. Lara	8/30/2022	N
2505 CYNTHIA CT (3-A-11)	Landscaping - Mowing	On Property	Stage 1	InCure	10	10	10	9/20/2022	M. Lara	11/19/2021	M. Lara	9/20/2022	N
15333 ENGLISH RIVER LOOP (612-B-34)	Architectural - Air Conditioning Unit In Window	On Property	Stage 3	Open	30	30	0	8/18/2022	M. Lara	5/12/2022	M. Lara	8/18/2022	Y
15361 ENGLISH RIVER LOOP (612-B-47&4)	Fencing - Repair/Replace Fence Boards	On Property	Stage 3	Open	30	30	0	5/12/2022	M. Lara	4/27/2022	M. Lara	6/28/2022	Y
15361 ENGLISH RIVER LOOP (612-B-47&4)	Maintenance - General	On Property	Stage 3	Open	30	30	0	10/19/2021	M. Lara	9/29/2021	M. Lara	6/28/2022	Y
15361 ENGLISH RIVER LOOP (612-B-47&4)	Landscaping - Mowing	On Property	Stage 3	InCure	10	10	3	9/13/2022	M. Lara	9/13/2022	M. Lara	9/13/2022	Y
609 GABRIEL MILLS DR (1-A-4)	Fencing - Leaning Fence	On Property	Stage 2	InCure	30	30	9	8/30/2022	M. Lara	8/10/2022	M. Lara	8/30/2022	Y
2700 HOPEWELL CT (1-B-12)	Architectural - Fence	On Property	Stage 3	Open	30	30	0	2/28/2022	M. Lara	1/31/2022	M. Lara	2/28/2022	N
2700 HOPEWELL CT (1-B-12)	Maintenance - General	On Property	Stage 3	Open	30	30	0	3/8/2022	M. Lara	1/31/2022	M. Lara	3/8/2022	N
2707 HOPEWELL CT (1-B-16)	Vehicle Parking - RV	On Property	Stage 1	OnHold	10	10	0	6/2/2022	M. Lara	6/2/2022	M. Lara	6/16/2022	Y
2500 JACQUELINE DR (3-A-8)	Landscaping - Mow Lot	On Property	Stage 1	InCure	10	10	10	9/20/2022	M. Lara	9/20/2022	M. Lara	9/20/2022	N
16408 JADESTONE DR (504-A-16)	House Maintenance - Stains on House	On Property	Stage 3	OnHold	30	30	0	6/28/2022	M. Lara	6/2/2022	M. Lara	9/13/2022	Y
16408 JADESTONE DR (504-A-16)	House Maintenance - Siding	Right side	Stage 3	OnHold	30	30	0	6/28/2022	M. Lara	6/2/2022	M. Lara	9/13/2022	Y
16603 JADESTONE DR (504-C-9)	Unightly - Misc. Items, Materials, Equipment, Strenw Objects, etc.	On Property	Stage 1	OnHold	10	10	0	8/10/2022	M. Lara	8/10/2022	M. Lara	9/13/2022	Y
400 KATHLEEN LN (4-C-1)	Landscaping - Mow Lot	Right side	Stage 1	InCure	10	10	10	9/20/2022	M. Lara	9/20/2022	M. Lara	9/20/2022	N
16201 KICKING BIRD DR (501-A-15)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	1/25/2022	M. Lara	12/14/2021	M. Lara	8/10/2022	Y
16202 KICKING BIRD DR (501-A-13)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	2/15/2022	M. Lara	1/31/2022	M. Lara	2/28/2022	Y
16203 KICKING BIRD DR (501-A-16)	Vehicle Parking - Parking in Grass / Unauthorized Areas	On Property	Stage 1	InCure	10	10	3	9/13/2022	M. Lara	9/13/2022	M. Lara	9/13/2022	N
16314 KICKING BIRD DR (501-A-2)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	9/29/2021	M. Lara	8/31/2021	M. Lara	2/19/2022	Y
16407 LONE WOLF DR (607-A-9)	Landscaping - Mow Lot	On Property	Stage 1	InCure	10	10	10	9/20/2022	M. Lara	9/20/2022	M. Lara	9/20/2022	N
16502 LONE WOLF DR (607-B-18)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	1/31/2022	M. Lara	1/17/2022	M. Lara	7/30/2022	Y
16503 LONE WOLF DR (607-A-16)	Rubbish and Debris - Construction Materials	Right side	Stage 2	InCure	30	30	9	8/30/2022	M. Lara	8/10/2022	M. Lara	8/30/2022	N
16605 MIXTLI CV (608-C-9)	Vehicle Parking - Camper	On Property	Stage 1	Open	10	10	0	4/27/2022	M. Lara	4/27/2022	M. Lara	4/27/2022	N
704 N STUART CV (2-A-43)	Vehicle Parking - Trailer	On Property	Stage 1	Open	10	10	0	8/10/2022	M. Lara	8/10/2022	M. Lara	8/10/2022	N
2604 S WALKER DR (2-A-33)	Architectural - Unapproved Improvement - Apply for ARC Approval	On Property	Stage 2	InCure	30	30	23	9/13/2022	M. Lara	8/10/2022	M. Lara	9/13/2022	N
2606 S WALKER DR (2-D-4)	Architectural - Unapproved Improvement - Apply for ARC Approval	On Property	Stage 1	OnHold	10	10	0	8/10/2022	M. Lara	8/10/2022	M. Lara	9/13/2022	Y
2607 S WALKER DR (2-A-73)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	8/10/2022	M. Lara	7/26/2022	M. Lara	8/11/2022	Y
2611 S WALKER DR (2-A-71)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	4/19/2022	M. Lara	4/7/2022	M. Lara	7/26/2022	Y
2708 S WALKER DR (2-A-49)	Architectural - Fence	On Property	Stage 2	InCure	30	30	9	8/30/2022	M. Lara	8/10/2022	M. Lara	8/30/2022	N
2802 S WALKER DR (2-D-16)	Architectural - Exterior Painting	On Property	Stage 1	OnHold	10	10	0	2/28/2022	M. Lara	2/28/2022	M. Lara	3/22/2022	Y
2821 S WALKER DR (2-A-54)	Architectural - Fence	On Property	Stage 2	OnHold	30	30	0	7/26/2022	M. Lara	7/14/2022	M. Lara	7/26/2022	Y
2825 S WALKER DR	Architectural - Fence	On Property	Stage 1	Open	10	10	0	8/30/2022	M. Lara	8/30/2022	M. Lara	8/30/2022	N
2825 S WALKER DR	Rubbish and Debris - Construction Materials	On Property	Stage 1	Open	10	10	0	8/30/2022	M. Lara	8/30/2022	M. Lara	8/30/2022	N
16801 SHIPSHAW RIVER DR (612-D-34)	Landscaping - Prune Trees above Sidewalk/Street/Driveway	On Property	Stage 1	Open	10	10	0	8/18/2022	M. Lara	8/18/2022	M. Lara	8/18/2022	N
16811 SHIPSHAW RIVER DR (614-D-39)	Landscaping - Prune Trees	On Property	Stage 2	OnHold	30	30	0	7/14/2022	M. Lara	6/28/2022	M. Lara	7/20/2022	Y
16811 SHIPSHAW RIVER DR (614-D-39)	Landscaping - General Yard Maintenance	On Property	Stage 1	OnHold	10	10	0	7/14/2022	M. Lara	7/14/2022	M. Lara	7/20/2022	Y
14910 SNELLING DR (501-C-4)	Unightly - Storage Pod	On Property	Stage 1	InCure	10	10	3	9/13/2022	M. Lara	9/13/2022	M. Lara	9/13/2022	N
14914 SNELLING DR (501-B-21)	Landscaping - Prune Trees	On Property	Stage 1	OnHold	10	10	0	7/26/2022	M. Lara	7/26/2022	M. Lara	8/10/2022	Y
16302 SPOTTED EAGLE DR (607-C-2)	Landscaping - Mow Lot	On Property	Stage 1	InCure	10	10	10	9/20/2022	M. Lara	9/20/2022	M. Lara	9/20/2022	N
16417 SPOTTED EAGLE DR (607-B-14)	Architectural - Fence	On Property	Stage 2	OnHold	30	30	0	2/7/2022	M. Lara	1/25/2022	M. Lara	2/9/2022	Y
16603 SPOTTED EAGLE DR (608-D-4)	Maintenance - General	On Property	Stage 3	OnHold	30	30	0	7/14/2022	M. Lara	6/28/2022	M. Lara	8/13/2022	Y
16609 SPOTTED EAGLE DR (608-D-7)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	2/28/2022	M. Lara	2/15/2022	M. Lara	9/20/2022	Y
16737 SPOTTED EAGLE DR (608-D-21)	Architectural - Exterior Painting	On Property	Stage 2	InCure	30	30	9	8/30/2022	M. Lara	8/18/2022	M. Lara	8/30/2022	N
405 SUSAN LN (3-B-23)	Architectural - Exterior Painting	On Property	Stage 1	Open	10	10	0	8/30/2022	M. Lara	8/30/2022	M. Lara	8/30/2022	N
501 SUSAN LN (3-B-21)	Vehicle Parking - Trailer	On Property	Stage 2	InCure	30	30	9	8/30/2022	M. Lara	8/10/2022	M. Lara	8/30/2022	N
2218 SUSAN LN (4-D-73)	Sports Equipment - Play Equipment	On Property	Stage 1	InCure	10	10	10	9/20/2022	M. Lara	4/27/2022	M. Lara	9/20/2022	N
2218 SUSAN LN (4-D-73)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	11/30/2021	M. Lara	11/19/2021	M. Lara	2/14/2022	Y
2408 SUSAN LN (2-A-5)	Architectural - Unapproved Improvement - Apply for ARC Approval	On Property	Stage 2	OnHold	30	30	0	11/30/2021	M. Lara	11/19/2021	M. Lara	2/15/2022	Y
2502 TRACY CV (3-A-33)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	1/31/2022	M. Lara	1/17/2022	M. Lara	7/23/2022	Y
2502 TRACY CV (3-A-33)	Landscaping - Prune Trees	On Property	Stage 1	Open	10	10	0	7/26/2022	M. Lara	7/26/2022	M. Lara	7/26/2022	N
2703 TUMLINSON FORT DR (1-B-2)	Architectural - Exterior Painting	On Property	Stage 2	OnHold	30	30	0	8/11/2022	M. Lara	7/26/2022	M. Lara	9/13/2022	Y
15100 ZYANYA CV (608-C-21)	Architectural - Exterior Painting	On Property	Stage 1	InCure	10	10	10	9/20/2022	M. Lara	9/20/2022	M. Lara	9/20/2022	N
15101 ZYANYA CV (608-C-14)	Fencing - Appearance	Left side	Stage 3	OnHold	30	30	0	7/14/2022	M. Lara	5/25/2022	M. Lara	9/20/2022	Y
15102 ZYANYA CV (608-C-20)	Architectural - Exterior Painting	On Property	Stage 1	OnHold	10	10	0	12/8/2021	M. Lara	12/8/2021	M. Lara	2/14/2022	Y

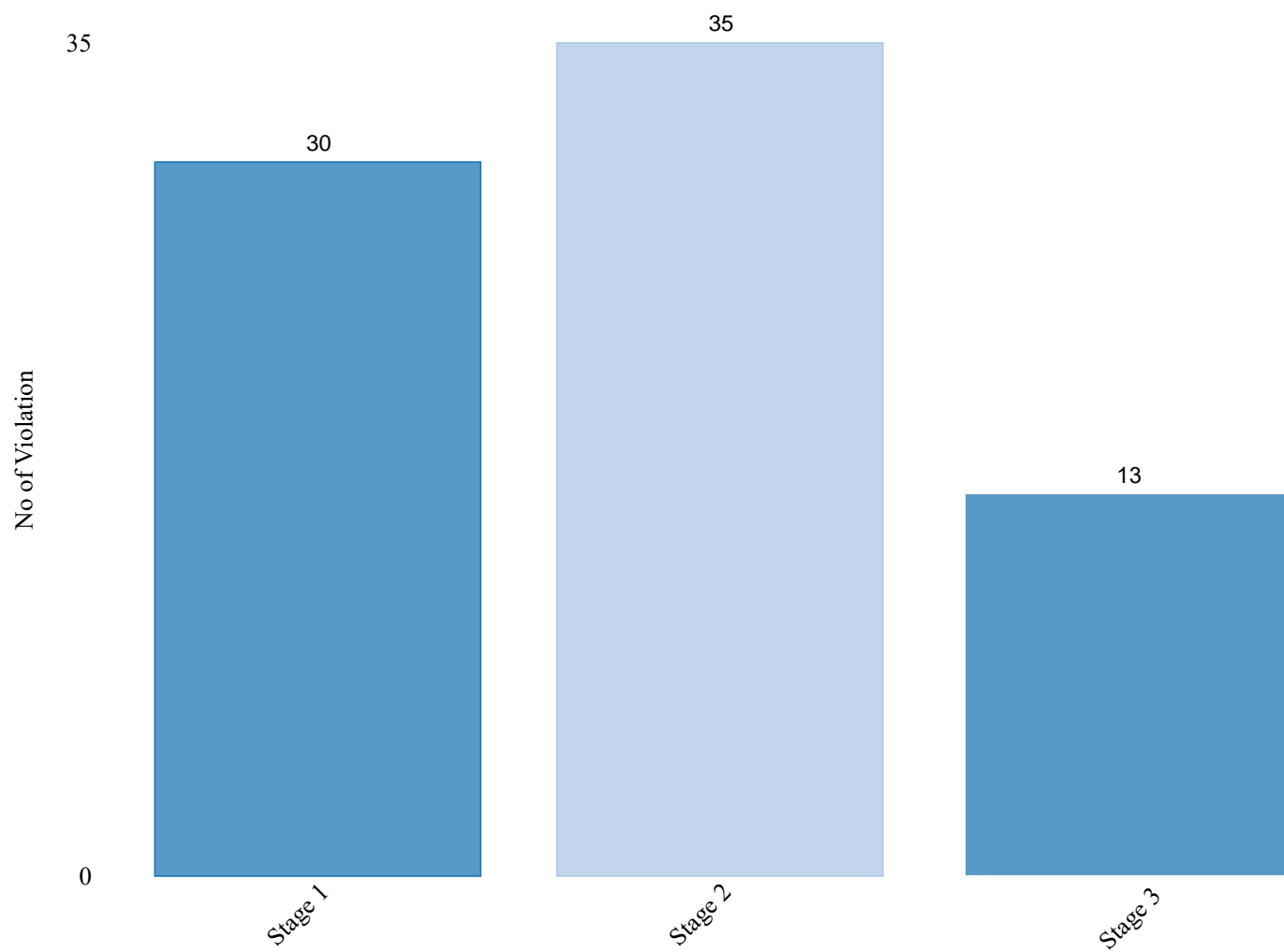
Association Name: Block House MUD  
Community SnapShot Report as of 9/21/2022

Violation = 65  
(by Category)





**Violation = 65  
(by Stage)**



Block House MUD ACC Requests 2022								
Unique Identifier / Type of Improvement	Address	Date Received from Resident	No ACC Approval Required	Date Acknowledgment Sent to Resident	Date Sent to ACC for Approval	Date Returned from ACC	Status	Follow up with Resident
Fence, Pool, Deck	615 Beverly Lane	12/13/21		12/14/21	1/18/22	2/8/22	No Decision	-
Stucco, Pavillion	2601 Tumlinson Fort Drive	1/18/22		1/18/22	1/26/22	2/8/22	Stucco Denied	2/8/22
Exterior Paint	503 Beverly Lane	2/11/22		2/14/22	2/14/22	2/14/22	No Decision	-
Pavillion	602 Chandler Branch Drive	1/30/22		2/2/22	2/14/22	3/24/22	Approved	3/28/22
Exterior Paint, Deck	2502 Tracy Cove	2/6/22		2/7/22	2/14/22	2/14/22	No Decision	-
Fence	16417 Spotted Eagle Drive	2/9/22		2/9/22	2/15/22	-	No Response	-
Exterior Paint	506 Beverly Lane	2/21/22		2/24/22	3/8/22	-	No Response	-
Kayak Rack	604 Chandler Branch	3/26/2022	X	3/29/2022	4/5/2022	4/26/2022	-	5/10/2022
Shed	604 Chandler Branch	3/26/2022	X	3/29/2022	4/5/2022	4/26/2022	-	5/10/2022
AC Units	16512 Jadestone Drive	4/22/2022		4/22/2022	4/22/2022	5/9/2022	Denied	5/18/2022
Windows	16306 Spotted Eagle Drive	4/12/2022	X	4/14/2022	4/22/2022	4/26/2022	-	4/26/2022
Windows	14921 Snelling Drive	4/22/2022	X	4/22/2022	4/26/2022	4/26/2022	-	4/26/2022
Exterior Paint	2810 S. Walker Drive	4/26/2022		4/26/2022	5/13/2022	5/14/2022	Denied	6/6/2022
Solar Panels	2603 Armstrong Drive	5/2/2022		5/12/2022	5/20/2022	5/25/2022	Approved	5/25/2022
Exterior Paint	16502 Lone Wolf Drive	6/1/2022		6/9/2022	6/13/2022	-	No Response	-
Tree Removal	15003 Red Heron Drive	6/27/2022	X - CCRs state otherwise	6/27/2022	6/28/2022	6/28/2022	-	7/28/2022
Exterior Paint	2501 Autrey Drive	7/7/2022		7/8/2022	7/15/2022	7/15/2022	Approved	7/19/2022
Exterior Paint	16201 Kicking Bird Drive	7/28/2022		7/28/2022	8/2/2022	-	No Response	-
Fence	2821 S. Walker Drive	7/29/2022		8/2/2022	8/8/2022	-	No Response	-
Exterior Paint	2611 S. Walker Drive	7/30/2022		8/1/2022	8/8/2022	-	No Response	-
Exterior Paint	2607 S. Walker Drive	8/10/2022		8/11/2022	8/12/2022	-	No Response	-
Exterior Paint	2703 Tumlinson Fort Drive	8/12/2022		8/12/2022	8/12/2022	-	No Response	-
House Addition	16402 Spotted Eagle Drive	8/18/2022		8/19/2022	8/23/2022	8/24/2022	Approved	8/26/2022
House Addition - Amended	16402 Spotted Eagle Drive	8/26/2022		8/30/2022	9/7/2022	9/7/2022	Approved	9/13/2022
Solar Panels	14907 Snelling Drive	8/31/2022		9/1/2022	9/7/2022	9/7/2022	Approved	9/13/2022
Fence	2600 Hunt Circle	8/12/2022		8/12/2022	9/13/2022	9/14/2022	Approved	9/20/2022
Free Little Library	2506 Cynthia Court	9/12/2022		9/13/2022	9/13/2022	9/14/2022	Approved	9/20/2022



MUNICIPAL ACCOUNTS  
& CONSULTING, L.P.

**Block House Municipal  
Utility District**

**Bookkeeper's Report**

September 28, 2022

**Block House MUD - GOF**  
**Cash Flow Report - Checking Account**  
**As of September 28, 2022**

Num	Name	Memo	Amount	Balance
<b>BALANCE AS OF 08/25/2022</b>				<b>\$17,509.12</b>
<b>Receipts</b>				
	Fluid Meter Services Corporation		73.50	
	Interest Earned on Checking		30.10	
	Sweep from PNC		228,035.55	
	Transfer from Texpool		195,000.00	
<b>Total Receipts</b>				<b>423,139.15</b>
<b>Disbursements</b>				
21508	Byron Koenig,	Fees of Office 09/07/2022 & 09/12/2022	(277.05)	
21509	Cecilia Roberts	Fees of Office 09/07/2022 & 09/12/2022	(277.05)	
21510	Stuart M. McMullen	Fees of Office 09/07/2022 & 09/12/2022	(277.05)	
21511	Ursula A Logan	Fees of Office 09/07/2022 & 09/12/2022	(177.05)	
21512	Byron Koenig,	Fees of Office 09/28/2022	(138.53)	
21513	Cecilia Roberts	Fees of Office 09/28/2022	(138.52)	
21514	Stuart M. McMullen	Fees of Office 09/28/2022	(138.52)	
21515	Ursula A Logan	Fees of Office 09/28/2022	(88.53)	
21516	Cecilia Roberts	Fees of Office 08/10/2022	(92.35)	
21517	620 Studio LLC	Website	(1,000.00)	
21518	Armbrust & Brown, PLLC	Legal Fees	(27,617.92)	
21519	Austin Flag and Flagpole, Inc.	Flag Replacement	(504.50)	
21520	Blind Faith LLC	Blinds	(5,496.60)	
21521	Block House MUD Managers Acct	Transfer to Managers Account	(25,282.04)	
21522	City of Cedar Park - Fire	Fire Protection Tax	(1,859.11)	
21523	City of Cedar Park - W/WW	Water/Wastewater Purchase	(118,554.63)	
21524	City of Round Rock Environmental Services	Bacteriological Testing	(140.00)	
21525	Community Association Management, Inc.	Deed Restrict. Enforcement & Resident Comm.	(3,207.68)	
21526	Cothron's Safe & Lock Inc.	Maintenace & Repair	(1,285.82)	
21527	Crossroads Utility Services, LLC	Management & Operations	(47,870.26)	
21528	DigDug Construction LLC	Block House Bike Curb/Wall	(4,959.64)	
21529	DSHS Central Lab MC2004	Water Testing	(213.92)	
21530	Everything2go.com LLC	Office Furniture	(5,395.00)	
21531	First Citizens Visa	Credit Card Statement XXXX0523	(4,924.42)	
21532	Gray Engineering, Inc.	Engineering Fees	(4,867.88)	
21533	Jan-Pro of Austin	Cleaning	(1,983.33)	
21534	Kosel AC & Heating, Inc	Maintainance & Repair	(765.00)	
21535	Lifeguard4hire, LLC	Pool Management & Maintenance	(24,492.99)	
21536	Municipal Accounts and Consulting, LP	Bookkeeping Fees	(8,627.60)	
21537	Osborne Pest & Turf LP	Quartlery Park/Pool Maintenance	(435.00)	
21538	Priority Landscapes, LLC	Landscaping Monthly & Clearing & Tree Care	(46,113.81)	
21539	Quiddity Engineering, LLC	MS4 Stormwater Project	(1,196.25)	
21540	Texas Disposal Systems, Inc.	Garbage Service	(53,236.28)	
21541	Trinity AV Solutions, LLC	Video Surveillance System Monthly Service	(1,171.51)	
21542	Williamson Central Appraisal District	Quarterly Tax Appraisal Fees	(5,173.75)	
21543	All About Doody Pet Waste Removal Service	DOGIPOT litter Bags	(163.80)	
21544	DigDug Construction LLC	Pipe Gate	(5,400.00)	
21545	Lifeguard4hire, LLC	Scope of Service: Pool Light Repair	(125.00)	
21546	Osborne Pest & Turf LP	Park Maintenance	(440.00)	
21547	Byron Koenig,	Fees of Office 7/29, 8/26 & 9/13/2022	(277.05)	
21548	DigDug Construction LLC	Park Maintenance - Apache	(17,436.15)	
21549	J and J Water Wells Inc	Windmill Repair	(5,456.41)	
21550	National Business Furniture, LLC	Office Furniture	(4,983.67)	

Block House MUD - GOF  
**Cash Flow Report - Checking Account**  
 As of September 28, 2022

Num	Name	Memo	Amount	Balance
<b>Disbursements</b>				
21551	Stuart M. McMullen	Fees of Office 8/26, 9/6, 9/13 & 9/19/2022	(369.40)	
<b>Total Disbursements</b>				(432,631.07)
<b>BALANCE AS OF 09/28/2022</b>				<b>\$8,017.20</b>

**Block House MUD - GOF**  
**Cash Flow Report - Managers Account**  
**As of September 28, 2022**

Num	Name	Memo	Amount	Balance
<b>BALANCE AS OF 08/25/2022</b>				<b>\$20,000.00</b>
<b>Receipts</b>				
	Interest Earned on Checking		0.64	
	Transfer from Operating Account		25,282.04	
<b>Total Receipts</b>				25,282.68
<b>Disbursements</b>				
8382	AAkash Keswani	Customer Deposit Refund	(45.31)	
8383	Alyssa Willits	Customer Deposit Refund	(53.74)	
8384	Austin 101 Properties LLC	Customer Deposit Refund	(167.39)	
8385	Chelsea Stecher	Customer Deposit Refund	(4.30)	
8386	Deven Morgan	Customer Deposit Refund	(112.74)	
8387	Gene Alves	Customer Deposit Refund	(168.40)	
8388	Ivan Lim	Customer Deposit Refund	(111.83)	
8389	Jennifer Fox	Customer Deposit Refund	(137.39)	
8390	Jonasu Wagstaff	Customer Deposit Refund	(146.52)	
8391	Kevin Cassidy	Customer Deposit Refund	(459.57)	
8392	Kiara Waller	Customer Deposit Refund	(15.75)	
8393	Lisa York	Customer Deposit Refund	(55.04)	
8394	Long March Properties	Customer Deposit Refund	(4.87)	
8395	Lori Foster	Customer Deposit Refund	(29.44)	
8396	Mary Chittim	Customer Deposit Refund	(82.36)	
8397	Meghan Brave	Customer Deposit Refund	(15.44)	
8398	Michael Mobley	Customer Deposit Refund	(68.26)	
8399	Michael Morgan	Customer Deposit Refund	(95.10)	
8400	Michele Dixon	Customer Deposit Refund	(145.35)	
8401	Michelle Del Pozzo.	Customer Deposit Refund	(7.33)	
8402	Natalie Bender	Customer Deposit Refund	(42.34)	
8403	Prachee Kulkarni	Customer Deposit Refund	(98.73)	
8404	Sanjit Tamhane	Customer Deposit Refund	(21.55)	
8405	Shahram Shahmir	Customer Deposit Refund	(8.19)	
8406	Storm Cosby	Customer Deposit Refund	(292.51)	
8407	The Legacy Realty, LLC	Customer Deposit Refund	(185.89)	
ACH	AT&T	Telephone Expense	(2,434.00)	
ACH	Antonio L Lovato	Patrol 08/01-08/15/2022	(833.50)	
ACH	Billy R Boggs	Patrol 08/01-08/15/2022	(196.24)	
ACH	Brandon T. Cantu	Patrol 08/01-08/15/2022	(265.05)	
ACH	Brian P Gripentrog	Patrol 08/01-08/15/2022	(315.57)	
ACH	Daniel L. Hippert	Patrol 08/01-08/15/2022	(184.70)	
ACH	Derrick Johnson	Patrol 08/01-08/15/2022	(1,176.90)	
ACH	Lynn C. Norvell	Patrol 08/01-08/15/2022	(589.27)	
ACH	Minh T Nguyen	Patrol 08/01-08/15/2022	(265.05)	
ACH	AT&T U-verse	Telephone Expense	(225.94)	
ACH	Pedernales Electric Cooperative, Inc	Utilities	(7,542.53)	
ACH	Atmos Energy Corp	Pool Gas	(86.49)	
ACH	Antonio L Lovato	Patrol 08/16-08/31/2022	(316.78)	
ACH	Billy R Boggs	Patrol 08/16-08/31/2022	(369.40)	
ACH	Brandon T. Cantu	Patrol 08/16-08/31/2022	(672.80)	
ACH	Brian P Gripentrog	Patrol 08/16-08/31/2022	(269.40)	
ACH	Daniel L. Hippert	Patrol 08/16-08/31/2022	(461.75)	
ACH	Daniel W Riley	Patrol 08/16-08/31/2022	(138.52)	
ACH	Derrick Johnson	Patrol 08/16-08/31/2022	(571.28)	

Block House MUD - GOF  
**Cash Flow Report - Managers Account**  
As of September 28, 2022

Num	Name	Memo	Amount	Balance
<b>Disbursements</b>				
ACH	John S Bartlett	Patrol 08/16-08/31/2022	(851.58)	
ACH	Minh T Nguyen	Patrol 08/16-08/31/2022	(753.15)	
ACH	US Treasury	Payroll Taxes August 2022	(2,631.02)	
ACH	AT&T	Telephone Expense	(1,556.42)	
<b>Total Disbursements</b>				(25,282.68)
<b>BALANCE AS OF 09/28/2022</b>				<b>\$20,000.00</b>

Block House MUD - GOF  
**Cash Flow Report - Lockbox Account**  
As of September 28, 2022

Num	Name	Memo	Amount	Balance
BALANCE AS OF 08/25/2022				\$3,096.49
<b>Receipts</b>				
	Accounts Receivable - PNC		252,262.77	
<b>Total Receipts</b>				252,262.77
<b>Disbursements</b>				
PNC	PNC	Corporate Account Analysis Charge	(234.61)	
SWEEP	PNC	Transfer to Operating	(228,035.55)	
TTECH	T-Tech, LLC	E-Check Return Charges	(15.00)	
TTECH	PNC	Customer Returned Items	(1,148.35)	
<b>Total Disbursements</b>				(229,433.51)
BALANCE AS OF 09/28/2022				<u><u>\$25,925.75</u></u>



Block House MUD - CPF  
**Cash Flow Report - Checking Account**  
 As of September 28, 2022

Num	Name	Memo	Amount	Balance
BALANCE AS OF 08/25/2022				\$0.01
<b>Receipts</b>				
	No Receipts Activity		0.00	
<b>Total Receipts</b>				0.00
<b>Disbursements</b>				
	No Disbursements Activity		0.00	
<b>Total Disbursements</b>				0.00
BALANCE AS OF 09/28/2022				<u><u>\$0.01</u></u>

**Block House MUD**  
**Account Balances**

As of September 28, 2022

Financial Institution (Acct Number)	Issue Date	Maturity Date	Interest Rate	Account Balance	Notes
<b>Fund: Operating</b>					
<b>Certificates of Deposit</b>					
TEXAS FIRST BANK (XXXX6801)	09/17/2021	09/17/2022	0.30 %	240,000.00	
SUNFLOWER BANK (XXXX0506)	10/20/2021	10/20/2022	0.19 %	240,000.00	
WALLIS BANK (XXXX9744)	10/21/2021	10/21/2022	0.12 %	240,000.00	
ALLEGIANCE BANK (XXXX9213)	11/12/2021	11/12/2022	0.20 %	240,000.00	
BANCORPSOUTH (XXXX8272)	11/18/2021	11/18/2022	0.41 %	240,000.00	
TEXAS REGIONAL BANK (XXXX2826)	12/08/2021	12/08/2022	0.13 %	240,000.00	
INDEPENDENT BANK (XXXX1533)	12/11/2021	12/11/2022	0.10 %	240,000.00	
VERITEX COMMUNITY BANK (XXXX4324)	12/28/2021	12/28/2022	0.30 %	240,000.00	
LONE STAR BANK (XXXX3641)	03/17/2022	03/17/2023	0.35 %	240,000.00	
FRONTIER BANK (XXXX1888)	07/25/2022	07/25/2023	1.94 %	240,000.00	
<b>Money Market Funds</b>					
TEXPOOL (XXXX0001)	12/01/2008		2.25 %	2,864,436.08	
TEXPOOL (XXXX0005)	07/07/2017		2.25 %	360,118.08	Special Projects
<b>Checking Account(s)</b>					
FIRST CITIZENS BANK-CKING (XXXX1568)			0.05 %	20,000.00	Managers
FIRST CITIZENS BANK-CKING (XXXX1592)			0.10 %	8,017.20	Checking Account
PNC (XXXX5128)			0.00 %	25,925.75	Lockbox
<b>Totals for Operating Fund:</b>				<b>\$5,678,497.11</b>	
<b>Fund: Capital Projects</b>					
<b>Checking Account(s)</b>					
FIRST CITIZENS BANK-CKING (XXXX0952)			0.05 %	0.01	Checking Account
<b>Totals for Capital Projects Fund:</b>				<b>\$ .01</b>	
<b>Fund: Debt Service</b>					
<b>Certificates of Deposit</b>					
FRONTIER BANK - DEBT (XXXX2255)	03/27/2022	03/27/2023	0.50 %	240,000.00	
<b>Money Market Funds</b>					
TEXPOOL (XXXX0003)	12/01/2008		2.25 %	340,384.15	
<b>Totals for Debt Service Fund:</b>				<b>\$580,384.15</b>	
<b>Grand total for Block House MUD:</b>				<b>\$6,258,881.27</b>	

**Block House MUD - GOF**

**Actual vs Budget**

August 2022

	Aug 22	Budget	\$ Over Budget	% of Budget	Oct '21 - Aug 22	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
<b>Ordinary Income/Expense</b>									
<b>Income</b>									
91000 · Operating Revenue									
14110 · Water - Customer Service Revenue	121,602	66,454	55,148	183%	687,051	683,402	3,649	101%	773,884
14140 · Connection Fees	234	125	109	187%	1,362	1,375	(13)	99%	1,500
14150 · Tap Connections	0	83	(83)	0%	0	917	(917)	0%	1,000
14210 · Sewer - Customer Service Fee	41,134	36,375	4,759	113%	420,601	415,193	5,408	101%	455,167
14270 · Park Fee	21,580	21,667	(87)	100%	237,430	238,333	(903)	100%	260,000
14280 · Basic Services	93,782	93,435	346	100%	1,030,748	1,027,787	2,962	100%	1,121,222
14310 · Penalties & Interest	60	3,324	(3,264)	2%	12,609	28,000	(15,391)	45%	30,000
<b>Total 91000 · Operating Revenue</b>	<b>278,391</b>	<b>221,463</b>	<b>56,928</b>	<b>126%</b>	<b>2,389,802</b>	<b>2,395,007</b>	<b>(5,205)</b>	<b>100%</b>	<b>2,642,773</b>
92000 · Other Operating Revenue									
14320 · Property Tax	4,728	2,040	2,688	232%	1,789,735	1,753,370	36,365	102%	1,754,920
14325 · Property Tax Penalty	476	203	273	234%	7,243	4,298	2,945	169%	4,500
14350 · Fire Protection Tax	1,859	839	1,020	222%	707,559	692,814	14,745	102%	693,744
14420 · Facility Rental	0	146	(146)	0%	2,022	1,604	418	126%	1,750
14440 · Pool Contract Rental - TW & LISD	15,000	0	15,000	100%	20,600	16,800	3,800	123%	16,800
14450 · Insurance Reimbursement-Damage	0	0	0	0%	16,594	0	16,594	100%	0
14470 · Delinquent Tax Attorney Collect	4	125	(121)	3%	1,949	1,375	574	142%	1,500
<b>Total 92000 · Other Operating Revenue</b>	<b>22,066</b>	<b>3,353</b>	<b>18,713</b>	<b>658%</b>	<b>2,545,702</b>	<b>2,470,261</b>	<b>75,441</b>	<b>103%</b>	<b>2,473,214</b>
93000 · Non-Operating Revenue									
14330 · Miscellaneous Income	74	167	(93)	44%	1,562	1,833	(272)	85%	2,000
14370 · Interest Earned on Temp. Invest	6,728	1,667	5,061	404%	25,693	18,333	7,360	140%	20,000
14390 · Interest Earned on Checking	31	33	(3)	92%	309	367	(58)	84%	400
<b>Total 93000 · Non-Operating Revenue</b>	<b>6,832</b>	<b>1,867</b>	<b>4,965</b>	<b>366%</b>	<b>27,564</b>	<b>20,533</b>	<b>7,030</b>	<b>134%</b>	<b>22,400</b>
<b>Total Income</b>	<b>307,290</b>	<b>226,683</b>	<b>80,607</b>	<b>136%</b>	<b>4,963,068</b>	<b>4,885,801</b>	<b>77,266</b>	<b>102%</b>	<b>5,138,387</b>
<b>Gross Profit</b>	<b>307,290</b>	<b>226,683</b>	<b>80,607</b>	<b>136%</b>	<b>4,963,068</b>	<b>4,885,801</b>	<b>77,266</b>	<b>102%</b>	<b>5,138,387</b>
<b>Expense</b>									
94000 · Expenditures - Water									
16125 · Purchase Water	93,694	73,739	19,955	127%	585,015	549,780	35,235	106%	625,000
16130 · Maintenance & Repairs- Water/BS	6,183	8,333	(2,151)	74%	88,170	91,667	(3,497)	96%	100,000
16180 · Utility - Booster Station	2,477	1,288	1,189	192%	15,501	13,500	2,001	115%	15,000
<b>Total 94000 · Expenditures - Water</b>	<b>102,353</b>	<b>83,360</b>	<b>18,993</b>	<b>123%</b>	<b>688,686</b>	<b>654,947</b>	<b>33,739</b>	<b>105%</b>	<b>740,000</b>
95000 · Expenditures - Wastewater									
16166 · Utilities - Lift Station	71	112	(41)	63%	968	1,400	(432)	69%	1,500
16220 · Purchase Sewer Service	24,861	25,833	(972)	96%	276,258	284,167	(7,909)	97%	310,000
16230 · Maintenance & Repairs - Sewer	1,381	12,500	(11,119)	11%	38,706	137,500	(98,794)	28%	150,000
<b>Total 95000 · Expenditures - Wastewater</b>	<b>26,313</b>	<b>38,445</b>	<b>(12,132)</b>	<b>68%</b>	<b>315,932</b>	<b>423,067</b>	<b>(107,134)</b>	<b>75%</b>	<b>461,500</b>
95100 · Expenditures - Storm Water									
16383 · Trails Access Project (MS4)	0	1,250	(1,250)	0%	0	13,750	(13,750)	0%	15,000
16384 · MS4- Stormwater Program - Maint	4,255	8,333	(4,079)	51%	64,188	91,667	(27,479)	70%	100,000
16385 · MS4-Stormwater Program	1,196	2,917	(1,720)	41%	28,024	32,083	(4,059)	87%	35,000
<b>Total 95100 · Expenditures - Storm Water</b>	<b>5,451</b>	<b>12,500</b>	<b>(7,049)</b>	<b>44%</b>	<b>92,212</b>	<b>137,500</b>	<b>(45,288)</b>	<b>67%</b>	<b>150,000</b>
96000 · Expenditures - Parks									
16160 · Utilities - Park	3,031	2,083	947	145%	24,974	22,917	2,058	109%	25,000
16445 · Fence Maintenance	0	417	(417)	0%	10,330	4,583	5,746	225%	5,000
16446 · Facility Maintenance (HVAC)	0	833	(833)	0%	0	9,167	(9,167)	0%	10,000
17450 · Park Maintenance	0	3,750	(3,750)	0%	20,363	41,250	(20,888)	49%	45,000
17451 · Park Administration/Cleaning	1,983	2,917	(933)	68%	24,979	32,083	(7,105)	78%	35,000
17452 · Park Equipment Maintenance	0	167	(167)	0%	6,383	1,833	4,550	348%	2,000
<b>Total 96000 · Expenditures - Parks</b>	<b>5,014</b>	<b>10,167</b>	<b>(5,153)</b>	<b>49%</b>	<b>87,029</b>	<b>111,833</b>	<b>(24,805)</b>	<b>78%</b>	<b>122,000</b>
96100 · Expenditures - Pools									
16161 · Utilities - Pool Electricity	420	1,447	(1,027)	29%	5,940	12,600	(6,660)	47%	13,500
16162 · Utilities - Pool Gas	85	230	(145)	37%	7,809	9,764	(1,955)	80%	10,000
16165 · Supplies & Phone - Pool	2,521	833	1,688	303%	8,853	9,167	(314)	97%	10,000
16245 · Chemicals - Pool	1,892	2,083	(191)	91%	20,814	22,917	(2,103)	91%	25,000
17500 · Pool Repairs/Maintenance	5,518	4,167	1,351	132%	59,124	45,833	13,290	129%	50,000
17510 · Pool Cleaning	5,409	2,406	3,003	225%	25,110	26,594	(1,484)	94%	29,000

**Block House MUD - GOF**

**Actual vs Budget**

August 2022

	Aug 22	Budget	\$ Over Budget	% of Budget	Oct '21 - Aug 22	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
17515 · Special Pool Programs	0	417	(417)	0%	0	4,583	(4,583)	0%	5,000
17560 · Mgmt/Lifeguards	23,752	24,583	(831)	97%	261,268	270,417	(9,149)	97%	295,000
<b>Total 96100 · Expenditures - Pools</b>	<b>39,597</b>	<b>36,166</b>	<b>3,432</b>	<b>109%</b>	<b>388,917</b>	<b>401,875</b>	<b>(12,958)</b>	<b>97%</b>	<b>437,500</b>
<b>96200 · Expenditures - Landscaping</b>									
16200 · Landscape Contract	24,934	25,583	(650)	97%	288,885	281,417	7,469	103%	307,000
16415 · Tree Care	6,464	5,833	631	111%	40,334	64,167	(23,832)	63%	70,000
16416 · Emergency Tree Care	593	417	176	142%	3,223	4,583	(1,361)	70%	5,000
16417 · New Tree Installation	1,400	2,333	(933)	60%	24,677	25,667	(989)	96%	28,000
16425 · Irrigation Maintenance	1,500	1,500	0	100%	18,115	16,500	1,615	110%	18,000
16427 · Irrigation Improvements	0	583	(583)	0%	0	6,417	(6,417)	0%	7,000
<b>Total 96200 · Expenditures - Landscaping</b>	<b>34,890</b>	<b>36,250</b>	<b>(1,360)</b>	<b>96%</b>	<b>375,235</b>	<b>398,750</b>	<b>(23,515)</b>	<b>94%</b>	<b>435,000</b>
<b>97000 · Expenditures - Administrative</b>									
16105 · Water/WW Operations Contract	24,297	24,167	130	101%	262,947	265,833	(2,887)	99%	290,000
16115 · District Management	15,466	13,500	1,966	115%	149,853	148,500	1,353	101%	162,000
16320 · Tax Assessor/Appraisal	0	0	0	0%	20,711	25,000	(4,289)	83%	25,000
16330 · Legal Fees	22,755	11,833	10,921	192%	167,195	130,167	37,028	128%	142,000
16335 · Legal Fees - PIRs	0	4,167	(4,167)	0%	488	45,833	(45,345)	1%	50,000
16336 · Legal Fees - Restrictive Cov	2,477	2,083	394	119%	25,232	22,917	2,315	110%	25,000
16340 · Auditing Fees	0	0	0	0%	17,750	18,000	(250)	99%	18,000
16350 · Engineering Fees	3,068	1,333	1,735	230%	34,057	14,667	19,391	232%	16,000
16351 · Engineering Fees - Special	1,800	1,417	383	127%	34,890	15,583	19,307	224%	17,000
16370 · Election Expense	1,720	625	1,095	275%	20,454	6,875	13,579	298%	7,500
16380 · Permit Expense	0	0	0	0%	5,775	6,000	(225)	96%	6,000
16390 · Telephone Expense (TC Tech)	0	54	(54)	0%	195	596	(401)	33%	650
16430 · Bookkeeping Fees	8,152	4,825	3,327	169%	66,088	52,675	13,413	125%	57,500
16435 · Rate Analysis	0	0	0	0%	1,588	0	1,588	100%	0
16440 · Seminar Expense	0	6,300	(6,300)	0%	2,165	10,000	(7,835)	22%	10,000
16455 · SB 622 Legal Notices & Other	0	0	0	0%	0	1,800	(1,800)	0%	2,500
16460 · Printing & Office Supplies	1,166	625	541	187%	6,549	6,875	(326)	95%	7,500
16464 · Restrictive Covenants	3,000	3,750	(750)	80%	29,500	41,250	(11,750)	72%	45,000
16470 · Filing Fees	0	42	(42)	0%	160	458	(298)	35%	500
16480 · Delivery Expense	248	183	65	136%	2,182	2,017	166	108%	2,200
16490 · Financial Advisor Fees	0	0	0	0%	2,810	5,500	(2,690)	51%	5,500
16520 · Postage	1,436	2,083	(648)	69%	15,654	22,917	(7,263)	68%	25,000
16530 · Insurance & Surety Bond	0	0	0	0%	22,889	25,000	(2,111)	92%	25,000
16540 · Travel Expense	340	1,700	(1,360)	20%	5,723	2,500	3,223	229%	2,500
16550 · Bank Fees	250	50	200	499%	2,722	550	2,172	495%	600
16600 · Payroll Expenses	918	833	85	110%	8,926	9,167	(241)	97%	10,000
16610 · Regulatory Assessment Fee	0	0	0	0%	2,410	0	2,410	100%	0
16620 · Communications	766	1,250	(484)	61%	1,938	13,750	(11,812)	14%	15,000
16625 · Website	1,986	1,417	569	140%	8,690	15,583	(6,893)	56%	17,000
16630 · Director Fees	2,500	3,000	(500)	83%	24,550	33,000	(8,450)	74%	36,000
16635 · Misc Administrative Expenses	86	0	86	100%	703	0	703	100%	0
17600 · Printing & Publicity	12	1,042	(1,030)	1%	2,043	11,458	(9,415)	18%	12,500
<b>Total 97000 · Expenditures - Administrative</b>	<b>92,442</b>	<b>86,279</b>	<b>6,162</b>	<b>107%</b>	<b>946,836</b>	<b>954,471</b>	<b>(7,635)</b>	<b>99%</b>	<b>1,033,450</b>
<b>98000 · Expenditures - Other</b>									
16352 · Electrical/Light Utility (PEC)	1,683	1,667	17	101%	18,555	18,333	221	101%	20,000
16410 · Solid Waste Expense	54,021	51,667	2,355	105%	585,652	568,333	17,318	103%	620,000
16510 · Other Office Expenses	1,223	833	390	147%	7,228	9,167	(1,938)	79%	10,000
16580 · Patrol Service	9,630	11,250	(1,620)	86%	112,283	123,750	(11,467)	91%	135,000
16582 · Surveillance/Security Maint.	489	1,042	(552)	47%	1,154	11,458	(10,304)	10%	12,500
16583 · Surv/Security Mnth(Trinity)	1,172	1,250	(78)	94%	6,898	13,750	(6,852)	50%	15,000
16585 · IT Maintenance & Cyber Security	0	1,667	(1,667)	0%	0	18,333	(18,333)	0%	20,000
16587 · District Signage - Outdoor	0	1,250	(1,250)	0%	157	13,750	(13,593)	1%	15,000
16595 · Delinquent Tax Attorney Fee	4	125	(121)	3%	1,949	1,375	574	142%	1,500
17150 · Fire Service Contract	1,859	839	1,020	222%	707,559	693,128	14,431	102%	693,743
<b>Total 98000 · Expenditures - Other</b>	<b>70,082</b>	<b>71,589</b>	<b>(1,507)</b>	<b>98%</b>	<b>1,441,435</b>	<b>1,471,378</b>	<b>(29,943)</b>	<b>98%</b>	<b>1,542,743</b>
<b>99000 · Expenditures - Special Projects</b>									
17475 · District Functions	1,543	2,185	(642)	71%	6,816	7,500	(684)	91%	7,500
17478 · Security/Surveillance Project	0	0	0	0%	0	0	0	0%	15,000
17480 · Leak Detection	0	0	0	0%	3,623	3,600	23	101%	15,000
17481 · Meter Replacement	205	0	205	100%	5,099	4,980	119	102%	5,000
17483 · Parks Master Plan	0	0	0	0%	31,078	0	31,078	100%	0
17680 · Pool & Park Tag System	0	0	0	0%	2,045	0	2,045	100%	0

**Block House MUD - GOF**

**Actual vs Budget**

August 2022

	Aug 22	Budget	\$ Over Budget	% of Budget	Oct '21 - Aug 22	YTD Budget	\$ Over Budget	% of Budget	Annual Budget
17686 · BMX Track Reconstruction	4,960	0	4,960	100%	4,960	0	4,960	100%	0
17971 · Community Garden Upgrades	0	0	0	0%	0	0	0	0%	5,000
17985 · Paving Project	0	0	0	0%	0	0	0	0%	20,000
17986 · Courts Resurfacing	0	0	0	0%	0	0	0	0%	70,000
17996 · Disc Golf	0	0	0	0%	15,773	1,450	14,323	1,088%	5,000
17997 · Right-of-Way Improvements	0	0	0	0%	0	0	0	0%	250,000
17998 · Walker House Improve/Rehab	0	0	0	0%	5,497	0	5,497	100%	0
17999 · Capital Outlay	0	0	0	0%	174,406	0	174,406	100%	0
<b>Total 99000 · Expenditures - Special Projects</b>	<b>6,708</b>	<b>2,185</b>	<b>4,523</b>	<b>307%</b>	<b>249,296</b>	<b>17,530</b>	<b>231,766</b>	<b>1,422%</b>	<b>392,500</b>
<b>Total Expense</b>	<b>382,849</b>	<b>376,941</b>	<b>5,908</b>	<b>102%</b>	<b>4,585,578</b>	<b>4,571,351</b>	<b>14,227</b>	<b>100%</b>	<b>5,314,693</b>
<b>Net Ordinary Income</b>	<b>(75,560)</b>	<b>(150,259)</b>	<b>74,699</b>	<b>50%</b>	<b>377,490</b>	<b>314,451</b>	<b>63,039</b>	<b>120%</b>	<b>(176,306)</b>
<b>Other Income/Expense</b>									
<b>Other Income</b>									
40000 · Transfer from Surplus/Capital	0	0	0	0%	29,306	0	29,306	100%	0
41000 · Assigned Operating Surplus	0	0	0	0%	0	0	0	0%	176,306
<b>Total Other Income</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>	<b>29,306</b>	<b>0</b>	<b>29,306</b>	<b>100%</b>	<b>176,306</b>
<b>Net Other Income</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>	<b>29,306</b>	<b>0</b>	<b>29,306</b>	<b>100%</b>	<b>176,306</b>
<b>Net Income</b>	<b>(75,560)</b>	<b>(150,259)</b>	<b>74,699</b>	<b>50%</b>	<b>406,796</b>	<b>314,451</b>	<b>92,346</b>	<b>129%</b>	<b>0</b>

## Block House MUD - GOF

## Balance Sheet

As of August 31, 2022

Aug 31, 22

**ASSETS**

## Current Assets

## Checking/Savings

11100 · Cash in Bank	245,648
11110 · Managers	13,740
11130 · Lockbox	25,926

Total Checking/Savings	285,314
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## Other Current Assets

11300 · Time Deposits	5,812,492
11500 · Accounts Receivable	233,113
11501 · Accrued Accounts Receivable	232,643
11510 · Allowance For Doubtful Accounts	(2,500)
11520 · Maintenance Tax Receivable	31,090
11580 · Accrued Interest	6,464
11710 · Due from Operator	4,405
11730 · Due From DSF	7,062
11740 · Due From CPF	29,306

Total Other Current Assets	6,354,075
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Total Current Assets	6,639,390
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**TOTAL ASSETS**

6,639,390
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**LIABILITIES & EQUITY**

## Liabilities

## Current Liabilities

## Accounts Payable

12000 · Accounts Payable	315,302
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Total Accounts Payable	315,302
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## Credit Cards

12010 · First Citizens Visa	(185)
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Total Credit Cards	(185)
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## Other Current Liabilities

12060 · Accrued Payroll	4,319
12100 · Payroll Liabilities	3,695
12105 · Payroll Liability - SUI	390
12610 · Customer Meter Deposits	346,283
12760 · Due to TCEQ	8,578
12790 · Deferred Inflows Property Tax	31,090

Total Other Current Liabilities	394,354
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Total Current Liabilities	709,471
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Total Liabilities	709,471
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## Equity

13010 · Unassigned Fund Balance	5,523,122
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Net Income	406,796
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Total Equity	5,929,918
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**TOTAL LIABILITIES & EQUITY**

6,639,390
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Block House MUD  
**District Debt Service Payments**  
09/01/2022 - 08/31/2023

Paying Agent	Series	Date Due	Date Paid	Principal	Interest	Total Due
<b>Debt Service Payment Due 10/01/2022</b>						
UMB	2014 - Refunding	10/01/2022		0.00	5,925.00	5,925.00
UMB	2016 - Refunding	10/01/2022		0.00	42,675.00	42,675.00
UMB	2020 - Refunding	10/01/2022		0.00	66,200.00	66,200.00
<b>Total Due 10/01/2022</b>				<b>0.00</b>	<b>114,800.00</b>	<b>114,800.00</b>
<b>Debt Service Payment Due 04/01/2023</b>						
UMB	2014 - Refunding	04/01/2023		395,000.00	5,925.00	400,925.00
UMB	2016 - Refunding	04/01/2023		840,000.00	42,675.00	882,675.00
UMB	2020 - Refunding	04/01/2023		0.00	66,200.00	66,200.00
<b>Total Due 04/01/2023</b>				<b>1,235,000.00</b>	<b>114,800.00</b>	<b>1,349,800.00</b>
<b>District Total</b>				<b>\$1,235,000.00</b>	<b>\$229,600.00</b>	<b>\$1,464,600.00</b>

## BLOCK HOUSE MUD

## ANALYSIS OF TAX COLLECTIONS FOR RECONCILIATION

PERCENTAGE	TAX YEAR 2021				TAX YEAR 2020				GRAND TOTAL			
	DS 35.36%	MT 46.33%	FIRE 18.31%	TOTAL 2021	DS 38.49%	MT 42.34%	FIRE 19.17%	TOTAL 2020	DEBT SERV	O&M W/O FIRE	FIRE	TOTAL
PY BALANCE					5,662.82	6,230.06	2,820.76	14,713.64	21,084.91	22,229.18	9,233.41	52,547.50
TAX LEVY	1,366,390.98	1,790,386.24	707,762.92	3,864,540.14	0.00	0.00	0.00	0.00	1,366,390.98	1,790,386.24	707,762.92	3,864,540.14
COLLECTIONS:												
Oct-21												
TAXES	27,250.72	35,706.69	14,115.32	77,072.73	429.36	472.37	213.87	1,115.60	27,680.08	36,179.06	14,329.19	78,188.33
PENALTY	0.00	0.00	0.00	0.00	65.49	72.05	32.61	170.15	65.49	72.05	32.61	170.15
									27,745.57	36,251.11	14,361.80	78,358.48
Nov-21												
TAXES	60,537.35	79,322.28	31,357.13	171,216.76	(100.33)	(110.38)	(49.97)	(260.68)	60,437.02	79,211.90	31,307.16	170,956.08
PENALTY	0.00	0.00	0.00	0.00	34.72	38.20	17.29	90.21	34.72	38.20	17.29	90.21
									60,471.74	79,250.10	31,324.45	171,046.29
Dec-21												
TAXES	960,588.93	1,258,662.59	497,565.66	2,716,817.18	634.83	698.42	316.21	1,649.46	961,223.76	1,259,361.01	497,881.87	2,718,466.64
PENALTY	0.00	0.00	0.00	0.00	146.00	160.62	72.73	379.35	146.00	160.62	72.73	379.35
									961,369.76	1,259,521.63	497,954.60	2,718,845.99
Jan-22												
TAXES	206,226.46	270,219.16	106,821.14	583,266.76	(14.63)	(16.09)	(7.28)	(38.00)	206,211.83	270,203.07	106,813.86	583,228.76
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
									206,211.83	270,203.07	106,813.86	583,228.76
Feb-22												
TAXES	67,287.08	88,166.46	34,853.35	190,306.89	351.11	386.28	174.90	912.29	67,638.19	88,552.74	35,028.25	191,219.18
PENALTY	625.81	820.00	324.15	1,769.96	66.37	73.02	33.07	172.46	692.18	893.02	357.22	1,942.42
									68,330.37	89,445.76	35,385.47	193,161.60
Mar-22												
TAXES	17,665.77	23,147.51	9,150.51	49,963.79	605.14	665.76	301.43	1,572.33	19,459.13	25,322.25	9,999.96	54,781.34
PENALTY	1,029.71	1,349.23	533.36	2,912.30	157.34	173.10	78.37	408.81	1,708.70	2,180.01	851.24	4,739.95
									21,167.83	27,502.26	10,851.20	59,521.29
April-22												
TAXES	5,669.21	7,428.38	2,936.53	16,034.12	0.00	0.00	0.00	0.00	5,669.21	7,428.38	2,936.53	16,034.12
PENALTY	428.59	561.59	222.00	1,212.18	0.00	0.00	0.00	0.00	428.59	561.59	222.00	1,212.18
									6,097.80	7,989.97	3,158.53	17,246.30
May-22												
TAXES	6,860.63	8,989.51	3,553.67	19,403.81	(102.38)	(112.63)	(50.99)	(266.00)	6,758.25	8,876.88	3,502.68	19,137.81
PENALTY	382.19	500.78	197.96	1,080.93	0.00	0.00	0.00	0.00	382.19	500.78	197.96	1,080.93
									7,140.44	9,377.66	3,700.64	20,218.74
June-22												
TAXES	4,012.83	5,258.02	2,078.56	11,349.41	(33.88)	(37.27)	(16.88)	(88.03)	3,978.95	5,220.75	2,061.68	11,261.38
PENALTY	320.61	420.09	166.07	906.77	0.00	0.00	0.00	0.00	320.61	420.09	166.07	906.77
									4,299.56	5,640.84	2,227.75	12,168.15
Jul-22												
TAXES	3,549.91	4,651.46	1,838.78	10,040.15	0.00	0.00	0.00	0.00	3,549.91	4,651.46	1,838.78	10,040.15
PENALTY	13.19	17.28	6.83	37.30	0.00	0.00	0.00	0.00	13.19	17.28	6.83	37.30
									3,563.10	4,668.74	1,845.61	10,077.45
Aug-22												
TAXES	2,135.12	2,797.65	1,105.95	6,038.72	527.80	580.67	262.91	1,371.38	3,726.82	4,727.52	1,859.11	10,313.45
PENALTY	69.43	90.98	35.97	196.38	41.79	45.97	20.81	108.57	275.51	343.51	132.08	751.10
									4,002.33	5,071.03	1,991.19	11,064.55
Sep-22												
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
									0.00	0.00	0.00	0.00
TOTALS	1,364,653.54	1,788,109.66	706,862.94	3,859,626.14	2,808.73	3,090.09	1,399.08	7,297.90				
TAXES	1,361,784.01	1,784,349.71	705,376.60	3,851,510.32	2,297.02	2,527.13	1,144.20	5,968.35	1,366,333.15	1,789,735.02	707,559.07	3,863,627.24
PENALTY	2,869.53	3,759.95	1,486.34	8,115.82	511.71	562.96	254.88	1,329.55	4,067.18	5,187.15	2,056.03	11,310.36
TOTALS	1,364,653.54	1,788,109.66	706,862.94	3,859,626.14	2,808.73	3,090.09	1,399.08	7,297.90	1,370,400.33	1,794,922.17	709,615.10	3,874,937.60
ADJUSTMENTS	(362.48)	(474.96)	(187.75)	(1,025.19)	(353.66)	(389.09)	(176.17)	(918.92)	(716.14)	(864.05)	(363.92)	(1,944.11)
TAX RECEIVABLE @ 08/31/22	4,244.49	5,561.57	2,198.57	12,004.63	3,012.12	3,313.85	1,500.40	7,826.37	20,426.59	22,016.37	9,073.33	51,516.29
CURRENT	4,244.49	7,760.14			3,012.12	4,814.25						
TAX RATES	0.247500	0.324300	0.128200	0.70000	0.292500	0.321800	0.145700	0.76000				
				2021				2020				



# Cash Flow Forecast

## Block House MUD

	9/22	9/23	9/24	9/25	9/26
Assessed Value	\$552,185,129	\$552,185,129	\$552,185,129	\$552,185,129	\$552,185,129
Maintenance Tax Rate	\$0.3243	\$0.3243	\$0.3243	\$0.3243	\$0.3243
Maintenance Tax	\$1,754,922	\$1,754,922	\$1,754,922	\$1,754,922	\$1,754,922
% Change in Revenue	3.00%	3.00%	3.00%	3.00%	3.00%
% Change in Expenses	5.00%	5.00%	5.00%	5.00%	5.00%
<b>Beginning Cash Balance 09-30-2021</b>	<b>\$5,815,135</b>	<b>\$5,638,830</b>	<b>\$5,726,170</b>	<b>\$5,660,430</b>	<b>\$5,431,868</b>
<b>Revenues</b>					
Maintenance Tax	\$1,754,922	\$1,754,922	\$1,754,922	\$1,754,922	\$1,754,922
Water Revenue	773,884	797,101	821,014	845,644	871,013
Sewer Revenue	455,167	468,822	482,887	497,373	512,294
Basic Service	1,121,222	1,154,859	1,189,504	1,225,190	1,261,945
Interest Earned	20,040	20,641	21,260	21,898	22,555
Additional Revenue	1,013,153	1,043,548	1,074,854	1,107,100	1,140,313
<b>Total Revenues</b>	<b>\$5,138,388</b>	<b>\$5,239,892</b>	<b>\$5,344,441</b>	<b>\$5,452,127</b>	<b>\$5,563,043</b>
<b>Expenses</b>					
Water Expenses	\$740,000	\$777,000	\$815,850	\$856,643	\$899,475
Wastewater Expenses	596,500	626,325	657,641	690,523	725,049
Park & Pool Expenses	559,500	587,475	616,849	647,691	680,076
Landscaping Expenses	435,000	456,750	479,588	503,567	528,745
Administrative Expenses	1,033,450	1,085,123	1,139,379	1,196,348	1,256,165
Solid Waste Expenses	620,000	651,000	683,550	717,728	753,614
Other Expenses	922,743	968,880	1,017,324	1,068,190	1,121,600
<b>Total Expenses</b>	<b>\$4,907,193</b>	<b>\$5,152,553</b>	<b>\$5,410,180</b>	<b>\$5,680,689</b>	<b>\$5,964,724</b>
<b>Net Surplus</b>	<b>\$231,195</b>	<b>\$87,339</b>	<b>(\$65,739)</b>	<b>(\$228,563)</b>	<b>(\$401,681)</b>
Special Projects					
District Functions	\$7,500	\$0	\$0	\$0	\$0
Security/Surveillance Projects	15,000	0	0	0	0
Leak Detection	15,000	0	0	0	0
Meter Replacement	5,000	0	0	0	0
Trails Project	15,000	0	0	0	0
Community Garden Upgrades	5,000	0	0	0	0
Court Resurfacing	70,000	0	0	0	0
Resurface Parking	20,000	0	0	0	0
Disc Golf	5,000	0	0	0	0
Right-of-Way-Improvements	250,000	0	0	0	0
	\$407,500	\$0	\$0	\$0	\$0
<b>Ending Cash Balance</b>	<b>\$5,638,830</b>	<b>\$5,726,170</b>	<b>\$5,660,430</b>	<b>\$5,431,868</b>	<b>\$5,030,187</b>
<b>Operating Reserve % of Exp</b>	106.10%	111.13%	104.63%	95.62%	84.33%
(Ideal is at least 100%)					

**RESOLUTION ADOPTING AMENDED AND RESTATED  
CREDIT CARD USE POLICY**

THE STATE OF TEXAS                   §  
  §  
COUNTY OF WILLIAMSON           §

WHEREAS, Block House Municipal Utility District (the “District”) is a political subdivision of the State of Texas, created and operating under Chapters 49 and 54, Texas Water Code; and

WHEREAS, the Board of Directors of the District (the “Board”) previously approved a Resolution Adopting Amended and Restated Credit Card Use Policy (the “Credit Card Use Policy”) on September ~~2522, 2019~~ 2021, which established limitations on access to and use of any credit card issued in the name of the District (the “District’s Credit Card”); and

WHEREAS, the Board has determined that revisions are needed to the District’s Credit Card Use Policy;

BE IT RESOLVED BY THE BOARD OF DIRECTORS OF BLOCK HOUSE MUNICIPAL UTILITY DISTRICT that:

Section 1.     The District’s Credit Card will be kept at the office of the District at 2600 South Block House Drive, in the care and custody of ~~Jacquelyn Smith~~the District’s general manager (the “General Manager”), who is the only authorized user. If the ~~District’s general manager~~General Manager changes, the District’s Credit Card must be delivered to the successor ~~general manager~~General Manager. The District’s Credit Card will have an overall credit limit of \$5,000.

Section 2.     The District’s ~~general manager~~General Manager may use the District’s Credit Card (a) in an amount not to exceed \$1,000 per expenditure, or (b) in an amount not to exceed the amount authorized in advance by the Board, for the following purposes:

1.     To purchase items for Board meetings and any miscellaneous items needed for the operation of the District’s parks and facilities;
2.     To purchase items related to Board-approved District functions, including festivals and community activities, for amounts within a designated event budget;
3.     As approved by an appointed subcommittee of the Board for any expenditure within that subcommittee’s Board-approved spending or purchase authorization; and
4.     As otherwise specifically authorized by the Board.

Section 3.     Any charge incurred on the District’s Credit Card must be submitted to the District’s bookkeeper within ten days of the expenditure along with any back up documentation.

Section 4. This Resolution Adopting Amended and Restated Credit Card Use Policy supersedes the Resolution Adopting Amended and Restated Credit Card Use Policy adopted by the Board on September ~~25~~22, ~~2019~~ 2021.

*- signature page follows -*

ADOPTED effective the ~~22<sup>nd</sup>~~28<sup>th</sup> day of September, ~~2021~~2022.

**BLOCK HOUSE MUNICIPAL UTILITY  
DISTRICT**

By: \_\_\_\_\_  
Cecilia Roberts, President  
Board of Directors

**ATTEST:**

\_\_\_\_\_  
Byron Koenig, Secretary  
Board of Directors

## **Block House Pool Report**

**August 2022**

### **Apache Pool**

There have been no issues reported concerning the pool operation.

No issues with patrons or usage have been reported. There have been no safety incidents reported at the pool.

General pool maintenance/pool cleanings occur weekly.

The pool is currently in Summer usage mode as per the published schedule.

### **Tumlinson Pool**

There have been no issues reported concerning the pool operation.

No issues with patrons or usage have been reported. There have been no safety incidents reported at the pool.

General pool maintenance/pool cleanings occur weekly.

The pool is currently in Summer usage mode as per the published schedule.

### **General Items**

- Usage report attached

Date	Facility	Check In Count
8/1/2022	Apache Pool	18
8/2/2022	Apache Pool	21
8/3/2022	Apache Pool	18
8/4/2022	Apache Pool	24
8/5/2022	Apache Pool	16
8/6/2022	Apache Pool	18
8/7/2022	Apache Pool	29
8/8/2022	Apache Pool	23
8/9/2022	Apache Pool	21
8/10/2022	Apache Pool	11
8/12/2022	Apache Pool	16
8/13/2022	Apache Pool	18
8/14/2022	Apache Pool	17
8/15/2022	Apache Pool	16
8/19/2022	Apache Pool	1
8/20/2022	Apache Pool	17
8/21/2022	Apache Pool	14
8/24/2022	Apache Pool	9
8/26/2022	Apache Pool	16
8/27/2022	Apache Pool	15
8/28/2022	Apache Pool	16
8/29/2022	Apache Pool	15
8/31/2022	Apache Pool	8

Date	Facility	Check In Count
8/1/2022	Tumlinson Pool	47
8/2/2022	Tumlinson Pool	54
8/3/2022	Tumlinson Pool	51
8/4/2022	Tumlinson Pool	35
8/5/2022	Tumlinson Pool	70
8/6/2022	Tumlinson Pool	35
8/7/2022	Tumlinson Pool	73
8/8/2022	Tumlinson Pool	51
8/9/2022	Tumlinson Pool	38
8/10/2022	Tumlinson Pool	38
8/13/2022	Tumlinson Pool	38
8/14/2022	Tumlinson Pool	27
8/17/2022	Tumlinson Pool	12
8/20/2022	Tumlinson Pool	36
8/21/2022	Tumlinson Pool	22
8/27/2022	Tumlinson Pool	51
8/28/2022	Tumlinson Pool	42

# Estimate #6166



## Billing Address

Block House Apache 6655  
Block House MUD  
gm@blockhousemudtx.gov  
+1 512 541 9135  
+1 512 689 7779

**Contact:** Lisa Torres  
512-541-9135

## Service Address

Block House Apache 6655  
3100 North Blockhouse  
Drive  
Leander TX 78641 United  
States  
gm@blockhousemudtx.gov  
+1 512 541 9135  
+1 512 689 7779

**Contact:** Lisa Torres  
512-541-9135

## Send Payment To

360 Aquatics/Lifeguard 4 Hire  
PO BOX 3834  
Cedar Park TX 78630-3834  
US  
+15127135775  
joey@lifeguard4hire.com

<b>Estimate Date</b>	09/12/22
<b>Sent On</b>	09/12/22
<b>Total</b>	\$7,000.00
<b>Payments</b>	\$0.00
<b>Balance</b>	\$7,000.00

## Scope of Work

Remove existing mastic and replace with new mastic

## Charges

Item	Description	Unit Cost	Tax	Quantity	Line Total
Expansion Joint Installation	Install expansion joint material	\$7,000.00	✓	1.0	\$7,000.00
				Subtotal	\$7,000.00
				Tax	\$0.00
				<b>Total</b>	<b>\$7,000.00</b>

## Notes

## Terms

## Signatures

Name	Signature	Reason	Requested	Signed	Document
	<input type="text" value="n"/>	Approve the estimate			Estimate



# Estimate #6167



<b>Billing Address</b>	<b>Service Address</b>	<b>Send Payment To</b>	<b>Estimate Date</b>	09/12/22
Block House Tumlinson 6579	Block House Tumlinson 6579	360 Aquatics/Lifeguard 4 Hire	<b>Sent On</b>	09/12/22
Block House MUD	2600 South Block House	PO BOX 3834	<b>Total</b>	\$6,500.00
gm@blockhousemudtx.gov	Drive	Cedar Park TX 78630-3834	<b>Payments</b>	\$0.00
+1 512 541 9135	Leander TX 78641 United	US	<b>Balance</b>	\$6,500.00
+1 512 689 7779	States	+15127135775		
<b>Contact:</b> Lisa Torres	gm@blockhousemudtx.gov	joey@lifeguard4hire.com		
512-541-9135	+1 512 541 9135			
	+1 512 689 7779			
	<b>Contact:</b> Lisa Torres			
	512-541-9135			

**Scope of Work**  
Remove existing mastic and replace with new mastic

## Charges

Item	Description	Unit Cost	Tax	Quantity	Line Total
Expansion Joint Installation	Install expansion joint material	\$6,500.00	✓	1.0	\$6,500.00
				Subtotal	\$6,500.00
				Tax	\$0.00
				<b>Total</b>	<b>\$6,500.00</b>

## Notes

## Terms

## Signatures

Name	Signature	Reason	Requested	Signed	Document
		Approve the estimate			Estimate



## Monthly Report

**Block House MUD**

**Report Period:** 9/5/22 - 10/2/22

### Common Area Maintenance

The park areas, entrances, medians, and/or easements received regular maintenance (including weed control, litter control, mowing, string trimming, tree trimming and shrub pruning) on the following dates:

#### Week of September 5th

Services performed during maintenance visit

Crews scheduled to complete the standard maintenance tasks such as mowing and string-trimming of the District as per the contract.

Blow leaves and debris from Luther Chance outfield deck

Shrub Trimming

Irrigators on site making repairs, adjustments for coverage and checking on the status of Tonkawa Park

Manager Visit

#### Week of September 12th

Services to be performed during maintenance visit

Crews scheduled to complete the standard maintenance tasks such as mowing and string-trimming of the District as per the contract.

Blow leaves and debris from Luther Chance outfield deck

Lifted low hanging limbs over trails

Turned off all irrigation for City water line repair

Removal of small limbs found on the ground near WH

Manager Visit

#### Week of September 19th

Services to be performed during maintenance visit

Crews scheduled to complete the standard maintenance tasks such as mowing and string-trimming of the District as per the contract.

Blow leaves and debris from Luther Chance outfield deck

Disc golf maintenance

Lift limbs on tree planted in the last 2 years

Manager Visit

<b>Week of September 26th</b>	Services to be preformed during maintenance visit
Crews scheduled to complete the standard maintenance tasks such as mowing and string-trimming of the District as per the contract.	
Blow leaves and debris from Luther Chance outfield deck	
Evaluate and mow area 3 as needed.	
Evaluate and mow area 4 as needed.	
Disc Golf Course maintenance	
Manager Visit	
<b>Special Notes:</b>	
Turned off all irrigation for City water line repair Sunday 9/12/22 - Sent crews out the following Monday and Tuesday to ensure no irrigation took place	



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## Proposal #1642

### Luther Chance infield Improvement

**Date** 9/21/2022

**Customer** Block House MUD | 2600 S Block House Dr | Leander, TX 78641

**Property** Block House MUD | 2600 S Block House Dr. | Leander, TX 78641

**PO #**

### Sports Field Improvement Materials

Items	Quantity
Premium Infield Clay	120.00
<hr/>	
<b>PROJECT SUBTOTAL:</b> \$7,800.00	
<b>SALES TAX:</b> \$0.00	
<b>PROJECT TOTAL:</b> \$7,800.00	

### Terms & Conditions

By \_\_\_\_\_

Tripp Hamby

Date 9/21/2022

Priority Landscapes

By \_\_\_\_\_

Date \_\_\_\_\_

Block House MUD

CONTRACT ADDENDUM

This Contract Addendum ("Addendum") is incorporated into the attached Proposal #\_1642\_ (the "Contract") between Priority Landscapes, LLC ("Priority") and Block House Municipal Utility District (the "District"). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. **Interested Parties.** Priority acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. Priority confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time Priority executes and submits the Contract to the District. Form 1295s are available on the TEC's website at <https://www.ethics.state.tx.us/filinginfo/1295/>. The Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon Priority's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

2. **Conflicts of Interest.** Priority acknowledges that Texas Local Government Code Chapter 176 (as amended, "Chapter 176") requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. Priority confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return Form CIQ promulgated by the TEC, which is available on the TEC's website at <https://www.ethics.state.tx.us/forms/conflict/> within seven days of the date of submitting the Contract to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.

3. **Verification Under Chapter 2271, Texas Government Code.** If required under Chapter 2271 of the Texas Government Code (as amended, "Chapter 2271"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, boycott Israel or will boycott Israel during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, "boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Priority understands "affiliate" to mean an entity that controls, is controlled by, or is under common control with Priority.

4. **Verification Under Subchapter F, Chapter 2252, Texas Government Code.** For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, "Subchapter F"), Priority represents and warrants that, neither Priority, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the "Comptroller") described within Subchapter F and posted on the Comptroller's internet website at:

<https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,  
<https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and  
<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran, or a foreign terrorist organization. Priority understands "affiliate" to mean any entity that controls, is controlled by, or is under common control with Priority.

5. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies.** If required under Chapter

2274 of the Texas Government Code (as amended, "*Chapter 2274*"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, "boycott energy companies" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

**6. Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries.** If required under Chapter 2274 of the Texas Government Code (as amended, "*Chapter 2274*"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the Contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms "discriminate against a firearm entity", "firearm entity", and "firearm trade association" have the meanings ascribed to them in Section 2274.001, Texas Government Code.



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## Proposal #1643

### Disc Golf Course - Hole 2 Erosion Control Improvement

**Date** 9/21/2022

**Customer** Block House MUD | 2600 S Block House Dr | Leander, TX 78641

**Property** Block House MUD | 2600 S Block House Dr. | Leander, TX 78641

**PO #**

### Landscape Services

Items	Quantity	
Rebuild berm at hole 2/Install silt fence	1.00	
First Grind Hardwood Mulch	40.00	
		<hr/>
		<b>PROJECT SUBTOTAL:</b> \$9,387.77
		<b>SALES TAX:</b> \$0.00
		<b>PROJECT TOTAL:</b> \$9,387.77

### Terms & Conditions

By \_\_\_\_\_

Tripp Hamby

Date 9/21/2022

Priority Landscapes

By \_\_\_\_\_

Date \_\_\_\_\_

Block House MUD

CONTRACT ADDENDUM

This Contract Addendum ("Addendum") is incorporated into the attached Proposal #\_1643\_\_ (the "Contract") between Priority Landscapes, LLC ("Priority") and Block House Municipal Utility District (the "District"). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. **Interested Parties.** Priority acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. Priority confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time Priority executes and submits the Contract to the District. Form 1295s are available on the TEC's website at <https://www.ethics.state.tx.us/filinginfo/1295/>. The Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon Priority's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

2. **Conflicts of Interest.** Priority acknowledges that Texas Local Government Code Chapter 176 (as amended, "Chapter 176") requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. Priority confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return Form CIQ promulgated by the TEC, which is available on the TEC's website at <https://www.ethics.state.tx.us/forms/conflict/> within seven days of the date of submitting the Contract to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.

3. **Verification Under Chapter 2271, Texas Government Code.** If required under Chapter 2271 of the Texas Government Code (as amended, "Chapter 2271"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, boycott Israel or will boycott Israel during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, "boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Priority understands "affiliate" to mean an entity that controls, is controlled by, or is under common control with Priority.

4. **Verification Under Subchapter F, Chapter 2252, Texas Government Code.** For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, "Subchapter F"), Priority represents and warrants that, neither Priority, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the "Comptroller") described within Subchapter F and posted on the Comptroller's internet website at:

<https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,  
<https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and  
<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran, or a foreign terrorist organization. Priority understands "affiliate" to mean any entity that controls, is controlled by, or is under common control with Priority.

5. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies.** If required under Chapter



2274 of the Texas Government Code (as amended, "*Chapter 2274*"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, "boycott energy companies" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

**6. Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries.** If required under Chapter 2274 of the Texas Government Code (as amended, "*Chapter 2274*"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the Contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms "discriminate against a firearm entity", "firearm entity", and "firearm trade association" have the meanings ascribed to them in Section 2274.001, Texas Government Code.



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## Proposal #1644

### Front Entry - Rose Replacement due to disease

**Date** 9/21/2022

**Customer** Block House MUD | 2600 S Block House Dr | Leander, TX 78641

**Property** Block House MUD | 2600 S Block House Dr. | Leander, TX 78641

**PO #**

### Landscape Services

Items	Quantity
Sunshine Ligustrum - 3 Gallon	34.00
Loropetalum - 3 Gallon	20.00
Salvia Greggii - 3 Gallon	10.00
Heavenly Mix Compost	2.00
Mulch 2 CF Bag @ 2" - Native Hardwood	100.00

### Irrigation services

Items	Quantity
Make necessary irrigation adjustments for proper coverage and set controllers for proper establishment.	1.00

---

<b>PROJECT SUBTOTAL:</b>	<b>\$5,332.00</b>
<b>SALES TAX:</b>	<b>\$0.00</b>
<b>PROJECT TOTAL:</b>	<b>\$5,332.00</b>

### Terms & Conditions

By \_\_\_\_\_

Tripp Hamby

Date 9/21/2022

Priority Landscapes

By \_\_\_\_\_

Date \_\_\_\_\_

Block House MUD

CONTRACT ADDENDUM

This Contract Addendum ("Addendum") is incorporated into the attached Proposal #\_1644\_\_ (the "Contract") between Priority Landscapes, LLC ("Priority") and Block House Municipal Utility District (the "District"). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. **Interested Parties.** Priority acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. Priority confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time Priority executes and submits the Contract to the District. Form 1295s are available on the TEC's website at <https://www.ethics.state.tx.us/filinginfo/1295/>. The Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon Priority's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

2. **Conflicts of Interest.** Priority acknowledges that Texas Local Government Code Chapter 176 (as amended, "Chapter 176") requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. Priority confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return Form CIQ promulgated by the TEC, which is available on the TEC's website at <https://www.ethics.state.tx.us/forms/conflict/> within seven days of the date of submitting the Contract to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.

3. **Verification Under Chapter 2271, Texas Government Code.** If required under Chapter 2271 of the Texas Government Code (as amended, "Chapter 2271"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, boycott Israel or will boycott Israel during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, "boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Priority understands "affiliate" to mean an entity that controls, is controlled by, or is under common control with Priority.

4. **Verification Under Subchapter F, Chapter 2252, Texas Government Code.** For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, "Subchapter F"), Priority represents and warrants that, neither Priority, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Priority that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the "Comptroller") described within Subchapter F and posted on the Comptroller's internet website at:

<https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,  
<https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and  
<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran, or a foreign terrorist organization. Priority understands "affiliate" to mean any entity that controls, is controlled by, or is under common control with Priority.

5. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies.** If required under Chapter

2274 of the Texas Government Code (as amended, "*Chapter 2274*"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, "boycott energy companies" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

**6. Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries.** If required under Chapter 2274 of the Texas Government Code (as amended, "*Chapter 2274*"), Priority represents and warrants that, at the time of execution and delivery of the Contract, neither Priority, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Priority that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the Contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms "discriminate against a firearm entity", "firearm entity", and "firearm trade association" have the meanings ascribed to them in Section 2274.001, Texas Government Code.



September 12, 2022

Lisa Torres  
[gm@blockhousemudtx.gov](mailto:gm@blockhousemudtx.gov)  
2600 South Block House Dr  
Leander, TX 78641  
512-541-9135

RE: Block House MUD Hockey Budget Proposal

**Hellas Construction, Inc.** is pleased to provide you with this proposal. Proposal is based on Hellas' available cooperative contracts. Through this contracts, Hellas' products and services have been competitively and lawfully bid providing member schools and agencies with quality and preferential pre-priced products and services.

### **General Conditions**

**Hellas** will:

1. Provide project Insurance, Supervision and Mobilization.
2. Provide construction surveying, layout and staking.
3. Provide our standard SWPPP prior to construction commencing.
4. Provide final punch-out and clean-up of the completed project.

### **BASE PROPOSAL**

#### ***Hockey Court Surfacing (3,600 SF)***

**Hellas** will:

1. Clean off each court with a pressure washer and blower to remove all dirt and debris and acid wash the existing surface. All bird baths will be patched with Rhinofill crack filler.
2. Apply one (1) coat of Acrylic Surface at a rate of 0.7 gal/SY. Silica sand shall be mixed to achieve a medium to slow ball speed.
3. Apply two (2) coats of Fortified Acrylic Color Coating.
4. Layout and paint 2" wide lines using Line Tape Sealer as a primer coat to ensure razor sharp edges. Paint shall be White Line Paint and painted in accordance to USTA specifications.
5. Approx. 200 linear feet of caulking.
6. Approx 18' wide x 8" patch repair.

***Hockey Courts Surfacing Price***

***\$11,903.00***





## **EXCLUSIONS**

1. Any item of work not specifically listed above.
2. Any form of subgrade stabilization.
3. Construction materials inspection and testing.
4. Any concrete work/ Repair.
5. Any Riteway Crack Repair.
6. Any asphalt paving work/ Repair.
7. Any SOD work/ Repair.
8. Any irrigation work/ Repair.
9. Any News and Post for Tennis Courts.
10. Any Basketball equipment.
11. Any electrical work.
12. Engineering.
13. Supply or installation of perimeter safety or construction fencing.
14. Site security.
15. Any Allowances or Contingencies.
16. Prevailing or union wages.
17. Any permits or fees, including any utility impact fees generated by construction improvements.
18. Owner shall provide ingress/egress for ALL personnel, equipment and materials; typical construction traffic shall be expected for the duration of this contract. Contractor NOT responsible for damage due to typical construction traffic ingress/egress to the construction site.
19. Owner to supply secure laydown area for Hellas materials.
20. Any posts in concrete flat work set prior to pour or blockouts provided. Mow strip, core drilling, sleeves in slab, excluded.

Notwithstanding anything to the contrary in any of the Contract documents, under no circumstances shall the Performance bonds, maintenance bonds or the obligations of the Surety be liable for any warranty obligations that exceed 1 year from the date of substantial completion as defined in the Contract documents.

**Hellas Construction, Inc.** looks forward to the award of this project, and is eager to work with you.

***\*Pricing valid for 14 days from date of this proposal.***

A handwritten signature in blue ink, appearing to read "K. Patel", is positioned above the printed name.

Keny Patel  
Senior Estimator  
Hellas Construction, Inc.



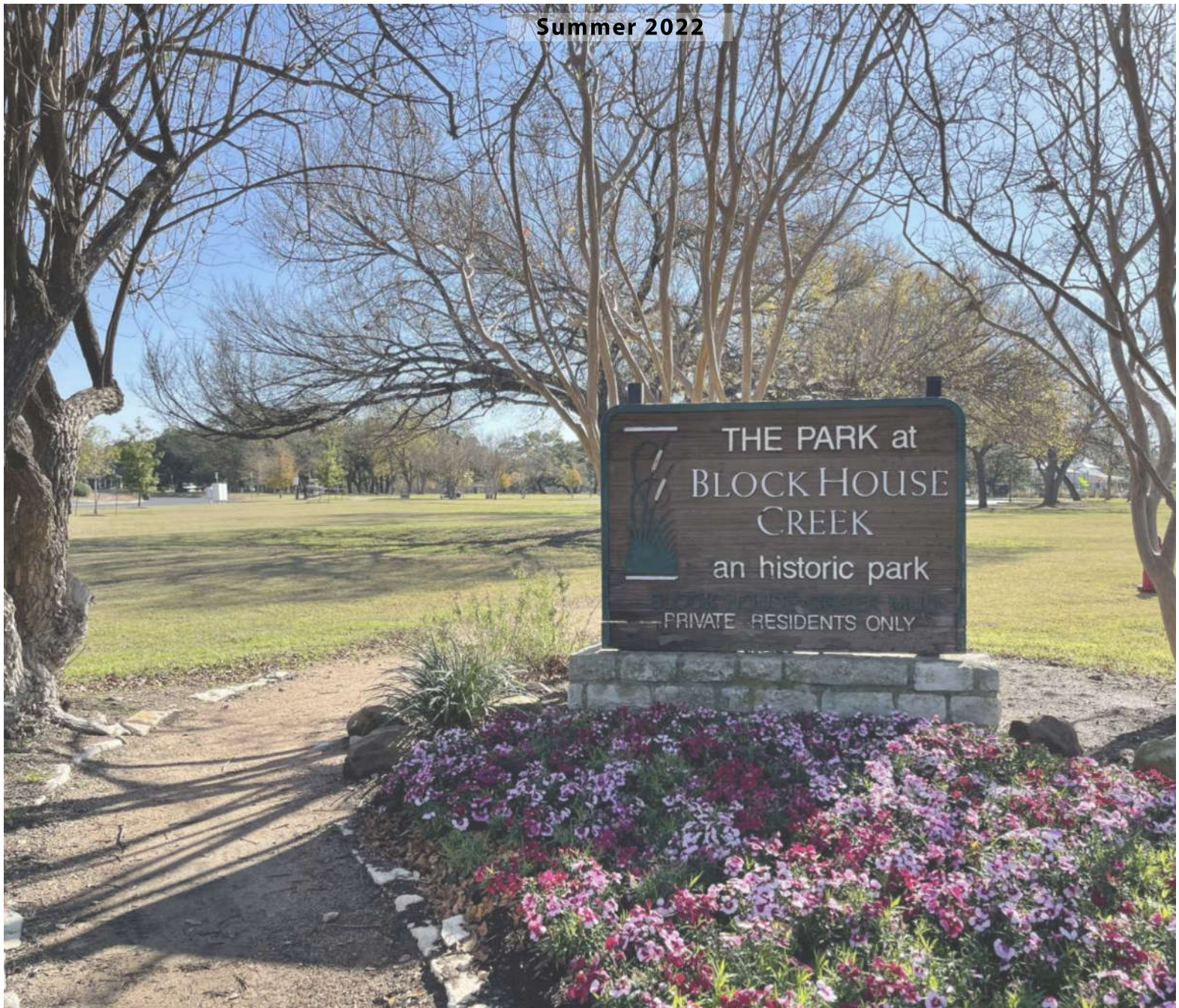
# BLOCK HOUSE

Municipal Utility District



2022 Parks Master Plan

Summer 2022



## **Blockhouse Municipal Utility District**

Cecilia Roberts  
*President*

Steve Bennet  
*Vice President*

Ursula Logan  
*Treasurer*

Byron Koenig  
*Secretary*

Stuart McMullen  
*Assistant Secretary*

David Gray  
*District Engineer*

## **Planning Team**

Hitchcock Design Group,  
*Landscape Architecture & Planning*

Trent Rush  
*Principal-In-Charge*

Kate Bulin  
*Project Planner*

## **Contact Information**

Block House MUD Administrative Office  
2600 Block House Drive South  
Leander, X 78641  
(512) 259 0959





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Introduction

Chapter 1:  
Analyze: Inventory & Analysis

Chapter 2:  
Envision and Prioritize: Alternative and Preferred Strategies

Chapter 3:  
Implement: Final Parks Master Plan

Unique Control Number **20210818-3**

#### CONTRACT ADDENDUM

This Contract Addendum ("Addendum") is incorporated into the attached Proposal for Block House MUD Parks Master Plan Update (the "Contract") between Hitchcock Design Group ("HDG") and Block House Municipal Utility District (the "District"). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. **Interested Parties.** HDG acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. HDG confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time HDG executes and submits the Contract to the District. Form 1295s are available on the TEC's website at <https://www.ethics.state.tx.us/filinginfo/1295/>. The Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon HDG's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

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<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

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HITCHCOCK DESIGN GROUP

By: 

Printed Name: Trent Rush

# Introduction



The Block House Municipal Utility District Parks Master Plan defines the District's role and guides the growth of the District as it relates to parks.

## Planning Process

The planning process covers three key phases: Analyze, Envision & Prioritize, and Implement. The results of the initial phase has been compiled into this master plan document. The final stage, Implementation, will take place when the plans developed in this document are implemented.

The planning process began in the fall of 2021 with an extensive inventory and analysis of the Block House MUD park and open space assets, and social and economic context. Through the use of various platforms, the parks committee provided awareness of the issues and needs facing the District.

Upon completion of the Analyze phase, the planning team held small group sessions to envision and prioritize strategies for the action plan that will be implemented over the next five years.

## Goals

Goals for this Comprehensive Plan include:

- Provide a viable long term **goal** for future growth
- Develop a tangible, usable document
- Create a cohesive and viable park system
- "We've got something special here in Block House"

## How to Use the Plan

This Parks Master Plan document will be used by the Block House Municipal Utility District as a guide to implement action items over the next five years. The Action Plan, presented in Envision and Prioritize, should be thought of as a "working list" that will need to be updated annually.

# STRUCTURE OF THE DOCUMENT



## Chapter One

### *Analyze: Inventory & Analysis*

Inventory and Analyze summarizes the assets of Block House MUD, and provides a detailed inventory of parkland, open space, District facilities, schools, trails, and relevant adjacent land uses. Park assets are classified and quantified by standards, size, location, and offered amenities. Chapter One also includes the Level of Service analysis and individual park and facility inventories for District parks and facilities.

## Chapter Two

### *Envision & Prioritize: Alternative & Preferred Strategies*

The strategies presented here incorporate the needs that surfaced during the Analyze phase. Background is provided for the reasoning behind the strategies, and clear justification is provided for future action items. Selected goals and strategies are categorized by the following themes:

- Organization
- Partnerships
- Programs
- Facilities
- New Park Properties

## Chapter Three

### *Implement: Final Parks Master Plan*

The highest priority strategies are developed into a five-year action plan. The Implementation Plan designates when strategies will occur, how to accomplish them, and those in charge of implementing each initiative.



# District Profile

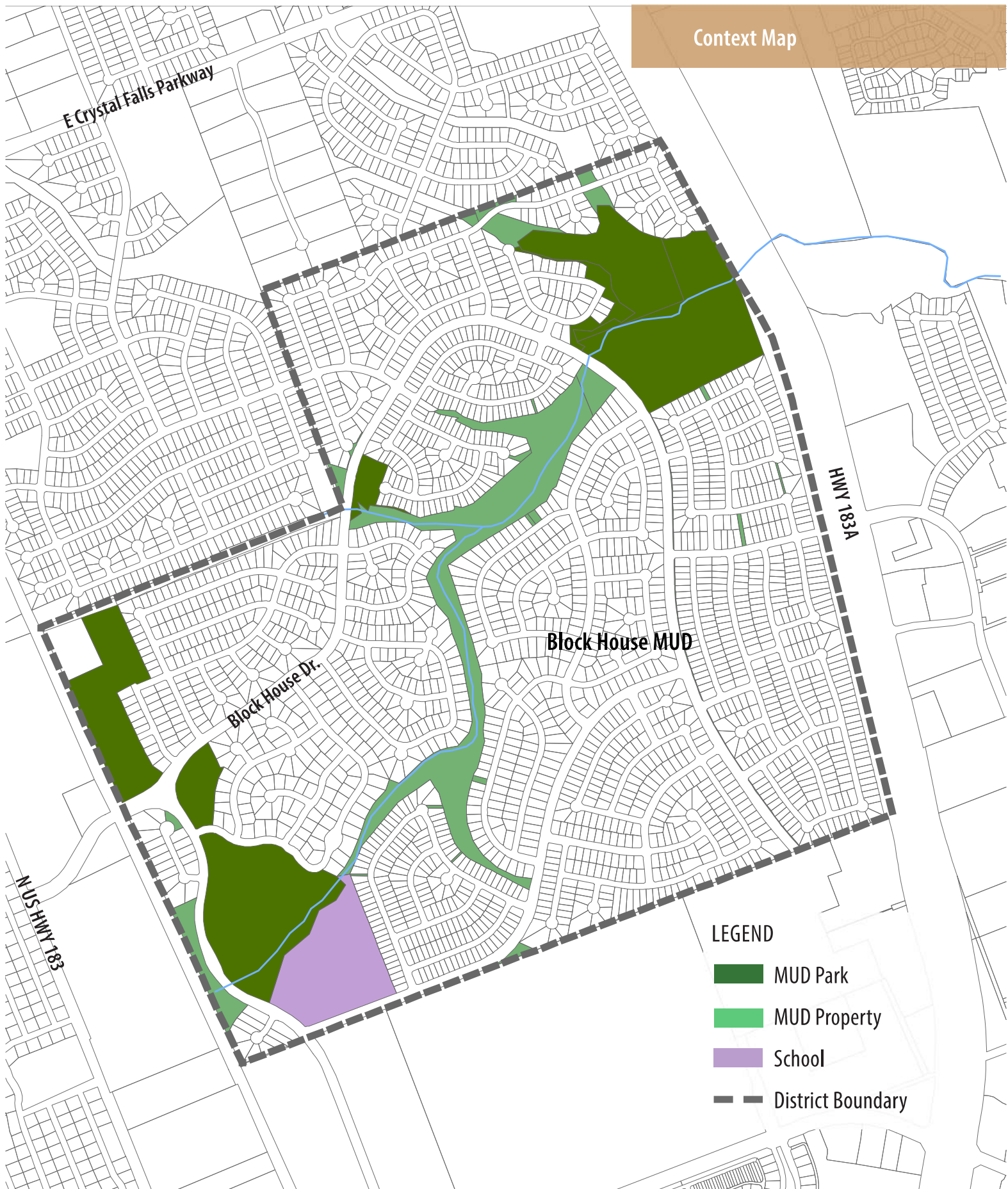
The Block House Municipal Utility District service area covers 1.07 square miles and serves a population of approximately 6,700 people.

## History

The Block House Municipal Utility District, created in the late 1980s, is approximately 687 acres and lies directly west of Highway 183 between Cedar Park and Leander, bounded by New Hope Drive to the south and Crystal Falls Parkway to the north.

The District Parks include Jumano Park, Apache Park and Pool, Tonkawa Park, Comanche Park, and Tumlinson Park and Pool, one elementary school, and an under-developed greenbelt trail with various linear connections from greenbelt to street throughout the district.









# CHAPTER ONE

## Analyze

Inventory & Analysis

# Overview

The Analyze: Inventory and Analysis Chapter of the Parks Master Plan describes and illustrates the existing condition of the District. The information in this chapter helps to develop a baseline understanding of the District's assets.

## Purpose

This chapter documents the inventory and analysis accomplished during the "Analyze" phase of the parks master planning process, and conveys extensive information, including demographics and detailed maps of the District that identify parks and other relevant land uses. Level of service analysis for both parks and facilities is included, comparing the District's total acreage of parks and open space to local, state, and national benchmarks.

An equity mapping analysis of the geographic distribution of park assets is also found in this chapter. Following the park and facility inventory and analysis are , the age segmentations, life cycle analyses, and reviews for the District's marketing approaches. The chapter concludes with detailed inventories of each District park and facility that includes tax parcel identification number, site observations, character images, and aerial photography.

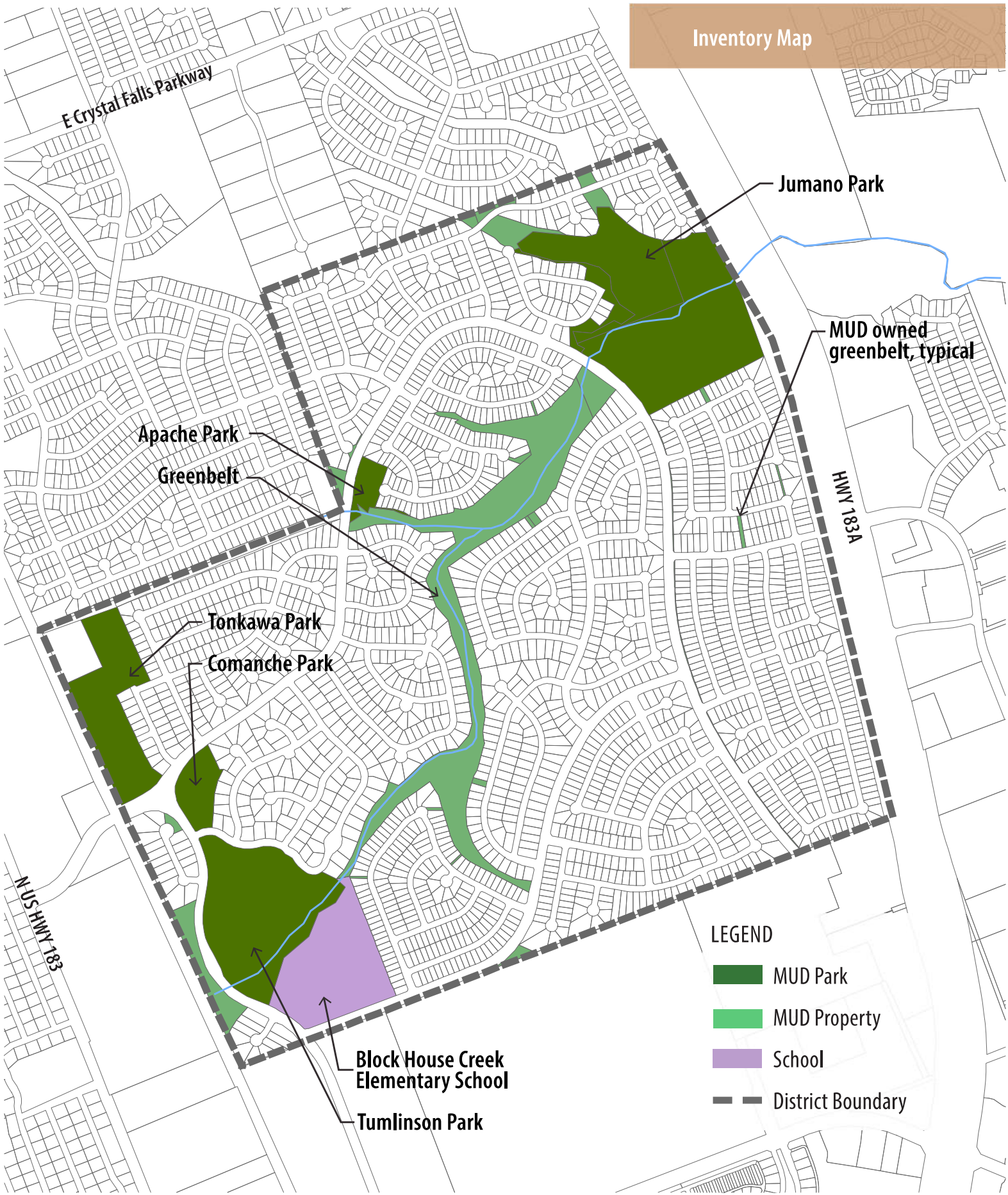
## Planning Boundary

The map on the following page illustrates the Block House Municipal Utility District boundary. The planning boundary used for this document is the district limits of Block House as the majority of park users live within the district.

## Chapter Outline

- Demographics
- Existing Conditions
- Asset Inventory
- Level of Service Analysis
- Amenities
- Park & Facility Inventory





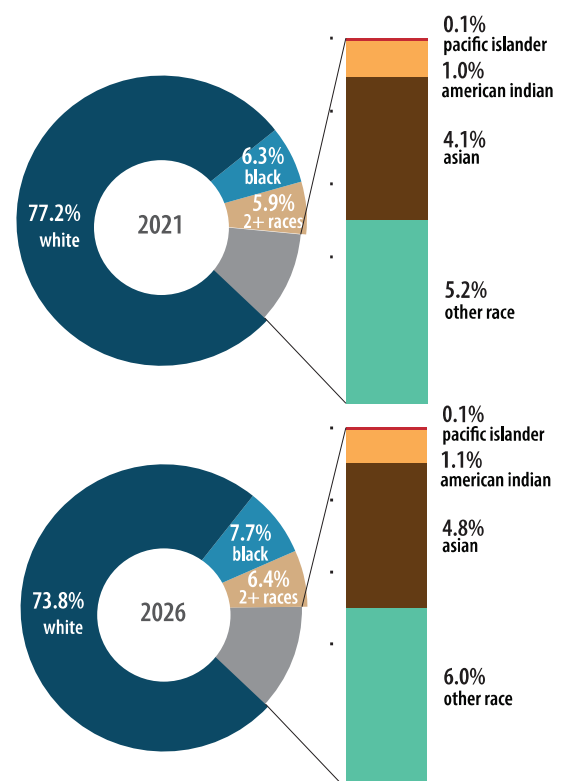
# Demographics

The demographics review utilized the Environmental Systems Research Institute (ESRI) Business Analyst Online (BAO) software to gather up-to-date demographic data necessary to gain a strong understanding of the District and its context.

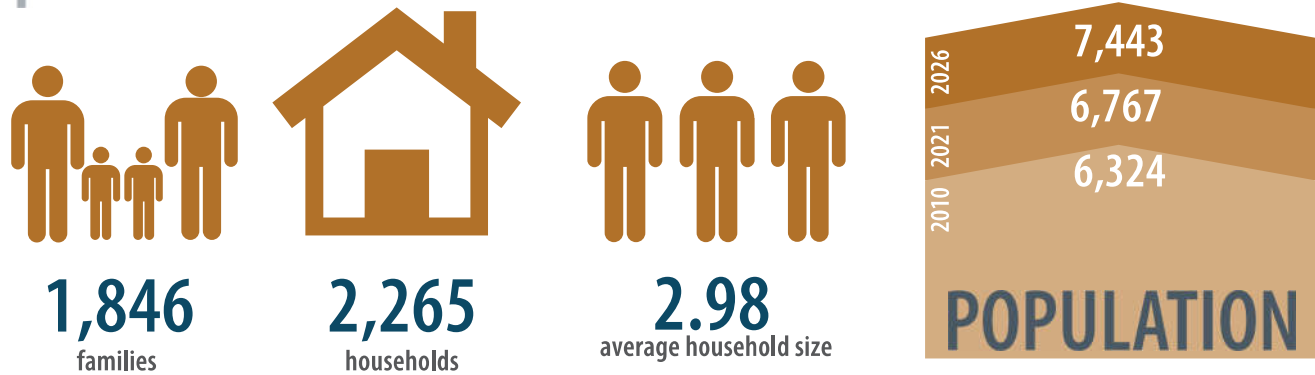
## Summary

Block House has a stable, but slow, growth mode, projected to expand from its current population of 6,767 residents in 2021 to 7,443 residents by 2026, according to the ESRI BAO demographics and income profile of Block House.

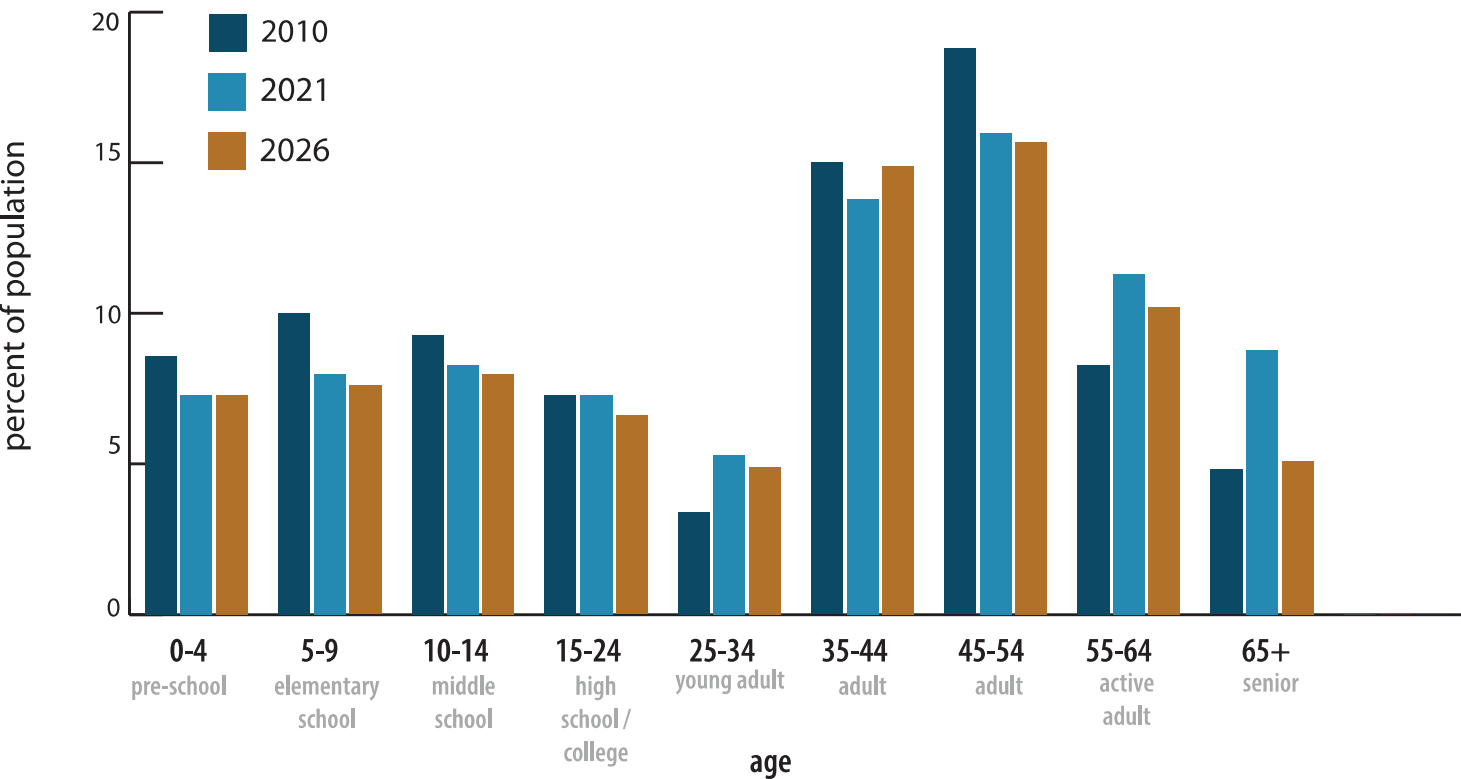
Block House has a growing elderly population (65 years of age and up) with 8.8% and expecting to grow to 11.1% by 2026 compared to the Texas average of 12.8%. Block House has a stable adult population of 41.1% (25-44 years of age) compared to the national average of 43.6%, which will rise to 44% by 2026.



# Population



# Age



# Existing Conditions

The first step in the parks planning process is to understand the context around the District's Parks and the existing conditions of the District's assets including land use, open space, natural resources, and trail resources.

## Land Use

Block House MUD is predominantly residential, with direct connections to Highway 183 and various commercial districts.

## Significant Features

Block House has two major thoroughfares with Highway 183A acting as a western border, and US Highway 183 (Bell Boulevard) acting as an eastern border of the District. In the north portion of the MUD, Crystall Falls Parkway acts as a northern border. New Hope drive acts as the southern border.

## Significant Landmarks, Facilities, and Place

Significant locales in Block House include the Block House Creek Elementary School and nearby HEB center of Cedar Park, as well as the Walkee House, a historic landmark located in Tumlinson Park.

## Open Space

A large number of open spaces are situated in Block House serving various functions. Those open spaces are predominately community park spaces.

## Community Park Space

There are a good number of community open space assets in Block House including Jumano Park, Apache Park, Tonkawa Park, Comanche Park, and Tumlinson Park. Over 40 acres of greenbelt has been identified, though no development has occurred.

## Trail Connections

Block House has a large greenbelt system for the Block House Creek, but it is currently under-developed. There are many connections to the creek from the roads, though.



# Asset Inventory

The guidelines outlined by the National Recreation and Parks Association (NRPA) - Park, Recreation, Open Space and Greenway Guidelines Manual were used as the baseline standards for Block House's Park and Recreation assets.

NRPA recommends establishing a park classification system to serve as a guide for organizing an agency's parks. Park, Recreation, and Greenway Classification Guidelines are expressions of the amount of land a community determines should constitute the minimum acreage and development criteria for different classifications or types of parks, open space, and greenways.

Mini Park, Neighborhood Park, School Park, Community Park, Large Urban Park, and Sports Complexes are the six classifications for parks recognized by the NRPA. Commonly, School-Parks are included in the Neighborhood Park category and Large Urban Parks and Sports Complexes are included in the Community Park category.

Park classification categories are based on size, function, and use. Mini Parks are typically the smallest size and most limited in function while Community Parks are typically the largest parks of a system and serve a variety of functions for the community. Other open space categories recognized by the NRPA are Natural Areas, Trails, Corridors or Linear Parks, and Special Use. Undeveloped Parks are sites not yet developed for meaningful public access. This category is recognized for planning purposes but is not an NRPA designated category.

Classifications are vital to a comprehensive Level of Service analysis. In the park and open space matrix on the following pages, amenities are quantified to understand the District's total recreational offerings. The level of service matrix follows the park and open space matrix. It categorizes the District's facilities by park classification and shows which kinds of parks the District is deficient or excessive in according to size and population.

Areas Served  
PA 4



Areas Served  
PA 2  
PA 3  
PA 4



Areas Served  
PA 1  
PA 3  
PA 4



Areas Served  
PA 1  
PA 2  
PA 3  
PA 4



# PARK CLASSIFICATIONS

<i>Classification</i>	<i>General Description</i>	<i>Service Area</i>	<i>Size Criteria</i>	<i>Block House MUD</i>
Mini Park* (M)	Mini Parks meet the need for a walkable, drop-in recreation experience. Appropriate elements in these parks include playgrounds, picnic areas, and seating. These parks usually do not include parking. Used to address limited, isolated, or unique recreational needs.	Less than 0.25 mile distance in a residential setting	Between 1.3 and 2.5 acres in size	Comanche Park
Neighborhood Park* (N)	Neighborhood Parks remain the basic unit of the park system and are generally designed for informal active and passive recreation and community gathering spaces. Elements in these parks often include playgrounds, picnic areas, sports fields, and trail systems. Neighborhood Parks serve as the recreational and social focus of the neighborhood.	0.25 to 0.5 mile distance and uninterrupted by non-residential roads and other physical barriers	1.9 to 10.5 acres in size is typical	Apache Park Jumano Park Tonkawa Park
Community Park* (C)	Community Parks focus on meeting community-wide recreation needs. These parks preserve unique landscapes, and often serve the community as gathering places and for general athletics. Elements in these parks include playgrounds, pavilions, trails and path systems, multiple sport courts and fields. Serves broader purpose than neighborhood park. Focus is on meeting community based recreation needs, as well as preserving unique landscapes and open spaces.	Determined by the quality and suitability of the site. Usually serves two or more neighborhoods and 0.5 to 3 mile distance	As needed to accommodate desired uses. Usually a minimum of 20 acres.	Tumlinson Park
Natural Area*	Conservation and wildlife areas, wooded areas and waterways that are maintained for the most part in their natural state.	Service radius is unlimited	No applicable standard	Block House Creek
Special Use*	Special use facilities focus on meeting community-wide recreation needs. Often, these spaces, both indoor and outdoor, are designed as single-use recreation activities. Examples of special use facilities include golf courses, nature centers, recreation centers, and museums.	No applicable standard	Variable, depending on desired amenity	-
Trails, Corridors, and Linear Parks*	Effectively tie park system components together to form a continuous park environment.	Resource availability and opportunity	No applicable standard	-
Undeveloped Park	Lands owned by the agency, but not yet developed with any amenities to provide meaningful access to the site such as trails, seating areas, and other passive and active recreation amenities.	No applicable standard	Variable	-

\* from NRPA's Park, Recreation, Open Space and Greenway Guidelines.



## PARK & OPEN SPACE MATRIX

	ACREAGE		TRAILS				INDOOR FACILITIES			DAY USE AMENITIES			SPORTS COURTS AND AMENITIES										WATER-BASED AMENITIES		NATURAL FEATURES	
	Acreage - Own	Acreage - Lease / Manage	Regional Trail Access	Multi-Use Trails	Hiking Trails	Bicycle Trails	Nature / Interpretive Trails	Indoor Program / Support Facility	Restrooms	Concessions	Fitness Stations	Picnic Shelter	Playground	Basketball	Baseball	Disc Golf (holes)	Horseshoe Pit	Pickleball Court	Skate Park	Soccer	Tennis Court	Volleyball Court	Swimming Pool	Splash Pad	Creek / River / Open Water	Natural Area / Gardens
PARK AND OPEN SPACE SYSTEM																										
Mini Parks																										
Comanche Park	4.0			0.22																						
Mini Park Acreage	4.0	0.0																								
	4.0																									
Neighborhood Parks																										
Apache Park	2.1			0.17				1	2	1			1											1		1
Jumano Park	35.7			1												9										
Tonkawa Park	14.0			0.7							1		1		1					1					1	1
Neighborhood Park Acreage	51.8	0.0													1					1						
	51.8																									
Community Parks																										
Turnlinson Park	20.5			0.92				1	2	1		1	1	1	1		4				2	1		1	1	1
Community Park Acreage	20.5	0.0																								
	20.5																									
	76.3	0.0																								
TOTAL PARK & OPEN SPACE HOLDINGS	76.3		0	3.0	0.0	0.0	0.0	2	4	2	1	1	3	1	2	9	4	0	0	1	2	1	2	1	3	2
OTHER DISTRICT OPEN SPACE & FACILITIES																										
Natural Areas																										
Natural Area Acreage	0.0	0.0																								
	0.0																									
Special Use																										
Special Use Acreage	0.0	0.0																								
	0.0																									
Trails, Corridors, and Linear Parks / Greenways																										
Block House Creek Greenway	42.7																									
Trail, Corridor and Linear Park Acreage	42.7	0.0																								
	42.7																									
Undeveloped Park																										
Undeveloped Park Acreage	0.0	0.0																								
	0.0																									
	118.9	0.0																								
TOTAL DISTRICT HOLDINGS	118.9		0	3.0	0.0	0.0	0.0	2	4	2	1	1	3	1	2	9	4	0	0	1	2	1	2	1	3	2
BEYOND USEFUL LIFE																										
AMENITIES AT CURRENT STANDARDS																										
	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
	2	4	2	1	1	3	1	2	9	4	0	0	1	2	9	4	0	0	0	1	2	1	2	1	3	2

# Level of Service Analysis

The Level of Service (LOS) analysis evaluates how well the District's facilities and amenities are serving the current needs of the community. Block House Municipal Utility District's Level of Service was evaluated through three different avenues.

The development of a Level of Service standard for parks and recreation began in the 1980s with the development of Levels of Service for other infrastructure such as water, stormwater drainage, sewer systems, and transportation. The LOS benchmarks provide agency officials with the ability to respond to growing communities, evolving demographics, and changing needs. However, it is important to note that these benchmarks are not strict rules that all communities should follow. These Level of Service benchmarks are simply another gauge for agencies to use when determining future needs and services.

According to the National Recreation and Parks Association (NRPA), the LOS is a quantification of the park and recreation delivery philosophy and policy of a community. Its basic utility is in meeting a legal and/or economic requirement of quality service and equity. As a basic rule, a Level of Service benchmark should:

- Be practical and achievable
- Provide for an equitable allocation of park and recreation resources throughout a community, providing equal opportunity access for all citizens

- Reflect the citizens' real-time demand for park and recreation opportunities

Three different LOS measurements were used to help the community understand how equitable and comprehensive their current park and recreation offerings are. These are:

1. Acreage: A calculation of the minimum amount of land required to provide all the recreation activities and facilities required to support the desired activities.
2. Distribution: An evaluation of how equitable park and open space sites are placed throughout the community, as well as how accessible existing sites are to residents.
3. Amenities: A calculation of the minimum number of amenities and facilities required to meet state and / or national averages.

### Level of Service Analysis: 10 acres / 1,000 population

#### ACTIVE RECREATION AREAS

Classification	Block House MUD Acreage (Total)	Block House MUD Existing Level of Service (acres / 1,000 population)	IAPD/NRPA Recommended Acreage	IAPD/NRPA Recommended Level of Service (acres / 1,000 population)	Acreage deficiency / surplus (acre)
Mini Park	3.99	0.59	3.38	0.50	0.61
Neighborhood Park	51.80	7.65	13.53	2.00	38.27
Community Park	20.50	3.03	50.75	7.50	-30.25
<b>Total Active Recreation Areas</b>	<b>76.29</b>	<b>11.27</b>	<b>67.67</b>	<b>10.00</b>	<b>8.63</b>

Recommended acreage is based off the existing population of 6,767

#### ALL BLOCK HOUSE MUD MANAGED OPEN SPACE

Classification	Block House MUD Acreage (Total)	Block House MUD Existing Level of Service (acres / 1,000 population)	IAPD/NRPA Recommended Acreage	IAPD/NRPA Recommended Level of Service (acres / 1,000 population)	Acreage deficiency / surplus (acre)
Mini Park	3.99	0.59	3.38	0.50	0.61
Neighborhood Park	51.80	7.65	13.53	2.00	38.27
Community Park	20.50	3.03	50.75	7.50	-30.25
Greenways	42.66	6.30	0.00	0.00	42.66
<b>Total MUD Open Space</b>	<b>118.95</b>	<b>17.57</b>	<b>67.66</b>	<b>10.00</b>	<b>51.29</b>

Recommended acreage is based off the existing population of 6,767

#### ALL PUBLIC OPEN SPACE

Classification	Block House MUD Acreage (Total)	Block House MUD Existing Level of Service (acres / 1,000 population)	IAPD/NRPA Recommended Acreage	IAPD/NRPA Recommended Level of Service (acres / 1,000 population)	Acreage deficiency / surplus (acre)
MUD Total Parks & Open Space	118.95	17.57	67.66	10.00	51.29
School Open Space	10.70	1.58	0.00	0.00	10.70
<b>Total Public Open Space</b>	<b>129.65</b>	<b>19.15</b>	<b>67.66</b>	<b>10.00</b>	<b>61.99</b>

Recommended acreage is based off the existing population of 6,767

## Acreage

The NRPA's population ratio method (10 acres/1,000 population) emphasizes the direct relationship between recreation spaces and people. This is the most common method of estimating an agency's level of service for parkland and open space. In addition to the baseline of 10 acres/1,000 population used in this analysis, Park Metrics benchmarks are also used to understand how Block House MUD compares to districts of similar population size. Based on the NRPA benchmark of 10 acres per 1,000 population, 67.66 acres of Mini, Neighborhood, or Community Park space is recommended for Block House Municipal Utility District. The District has a current level of service of 11.27 acres per 1,000 population, more than the NRPA recommended 10 acres per 1,000.

With 76.29 acres of open space dedicated to Mini, Neighborhood, and Community Park uses (designated as "Active Recreation Areas" in the chart above), the District has a 8.63 acre surplus compared to this benchmark. When the 42.66 acres of greenway is added, Block House has a 51.29 acre surplus of park land.

NRPA Park Metrics is a comprehensive source of data standards for park and recreation agencies. The Parks Metrics benchmarking tool features data from more than 1,000 agencies across the United States on topics such as parks facilities and programming. The Block House Municipal Utility District has five parks that total 76.29 acres, which is more than the median of five total parks and more than the median acreage of 33.1 acres as reported by Park Metrics. The District is in the upper quartile of agencies in terms of total parkland acres managed or maintained.

# Distribution

Planning areas are used to analyze park distribution, land acquisition, and park facility redevelopment needs. Planning areas are delineated by major pedestrian barriers, including major roads or highways, railroad corridors, and extreme natural features.

Not only is the quantity of park and open space important, but the location and geographic distribution of the parks themselves also offers an indication of how well a parks and recreation agency is serving its residents. By understanding where parks are located in relationship to residential development, we are able to understand who is underserved. This analysis may reveal the need for acquisition in underserved areas of the District, or may reveal that the District is serving the residents well and should focus on maintaining or updating existing assets.

## Methodology

In Block House, the major pedestrian barriers are roadways and waterways, with Block House Drive and Block House Creek being the major dividers. After dividing the district into planning areas, the geographic distribution of the parks and open spaces was analyzed. A service area, illustrated in the following maps with an orange halo, was created around each individual park. The shape of each service area is determined by analyzing the real distance – a quarter-mile, half-mile, or one-mile distance – one has to travel to access the park. The size of the service area is dependent upon the park classification.

The table on page 18 notes the various service area distances for Mini, Neighborhood, and Community

Parks. Natural Areas, Special-use Sites, Greenways, and Undeveloped Sites are not included in this analysis.

Service area buffers for Mini and Neighborhood Parks were truncated to the planning area boundaries in which the park is located. Planning Area boundaries are considered barriers to safe or comfortable pedestrian access and Mini and Neighborhood Parks are walk-to or walkable destinations. For Community Parks, the boundaries were not truncated because these parks are seen as drive-to destinations.

Finally, overlaying service area maps reveal which areas are most and least served by the existing park system. The most served areas are illustrated by the dark orange while the least served areas are illustrated by the lack of orange. The orange service area buffers overlap to form a gradient that illustrates the degree to which residents are served. The darker the orange, the better these residents are served. Residents who fall within the darker or opaque orange areas are served by multiple parks and their amenities. Demographics for each planning and service area further informed the level of service analysis.











## LEGEND

-  Planning Area 1
-  Planning Area 2
-  Planning Area 3
-  Planning Area 4
-  MUD Park
-  MUD Owned
-  School
-  Parks Service Area

## Mini Park Analysis

Mini Parks meet the need for a walkable, drop-in recreation experience. Appropriate elements in these parks include playgrounds, picnic areas, and seating opportunities.

The purpose of the Mini Park Distribution Analysis is to determine which planning areas are under-served by the District's existing Mini Park land holdings. Currently, the District has one Mini Park that is 3.99 acres in size; Comanche Park

The map to the left illustrates the 0.25-mile service area reach for Mini, Neighborhood, and Community Parks. Quarter-mile service areas are also shown for the locations because Neighborhood and Community parks can serve the function of a Mini Park for those residents within a 0.25-mile distance from the park. According to NRPA's Park, Recreation, Open Space, and Greenway Guidelines, Mini Park service areas do not include residents who must cross a planning area boundary to reach the park. Mini Park service areas are truncated at all planning area boundaries.

**The Mini Park service area map illustrates a 0.25-mile service radius (shown in dark orange) around each existing Mini Park, Neighborhood Park, and Community Park.**

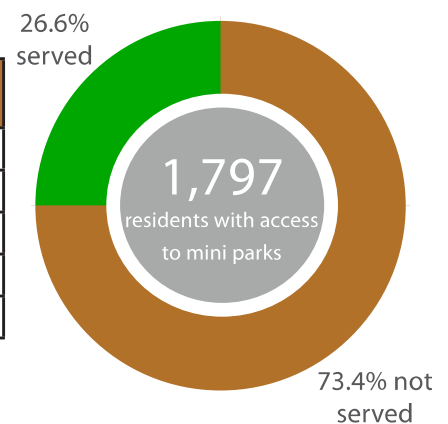
Mini Park coverage is concentrated in Planning Areas 3, and 4 where 38.66% and 57.56% of the population within those planning areas have access (respectively). The Planning Area with the lowest level of service is Planning Area 1, with 0% of the population having access. The table below compares the total population served to the total population not served by a park within 0.25-miles of their home.

Overall, 26.55% of Block House's population has access to a mini park asset within a 0.25-mile walking distance from their home.

Planning Area	Population Served	Percentage Served	Population Not Served
1	0	0%	2544
2	353	29.5%	843
3	610	38.7%	968
4	834	57.6%	615
Total	1797	26.6%	4970

2021 Census Data

Total Block House Mud Population: 6,767



SCALE: 1"=1,000'

0' 500' 1,000'

1

## Neighborhood Parks





## LEGEND

-  Planning Area 1
-  Planning Area 2
-  Planning Area 3
-  Planning Area 4
-  MUD Park
-  MUD Owned
-  School
-  Parks Service Area

## Neighborhood Parks

Neighborhood Parks remain the basic unit of the park system and are generally designed for informal active and passive recreation and community gathering spaces.

The purpose of the Neighborhood Park Distribution Analysis is to determine which planning areas are underserved by the District's existing Neighborhood Park land holdings. Currently, Block House has 3 Neighborhood Parks that range from 2.1 acres to 35.7 acres: Apache Park, Jumano Park, and Tonkawa Park.

**The Neighborhood Park service area map illustrates a 0.5-mile service radius (shown in dark orange) around each existing Neighborhood Park and Community Park.**

This plan also illustrates a 0.5-mile service area (shown in orange) for Community Parks as these parks can also serve the function of a Neighborhood Park for those residents within a 0.5-mile distance from the park. According to NRPA's Park, Recreation, Open Space, and Greenway Guidelines, Neighborhood Park service areas do not include residents who must cross a planning area boundary to reach the park. Service areas are truncated to all planning area boundaries.

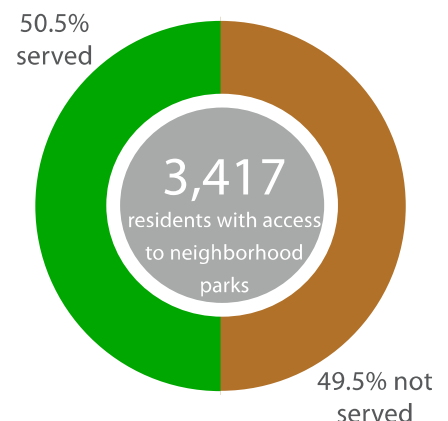
The map to the left illustrates where Neighborhood Parks service is concentrated within the District. Planning Areas 3 and 4 have the highest level of service. 96.45% and 75.5% of residents (respectively) within these areas have walkable access to a Neighborhood or Community Park. Planning Area 2 has adequate access (66.97% of residents) to a Neighborhood or Community Park, while Planning Area 1 has no access. The table below compares the total population served to the total population not served by a park within 0.5-miles of their home.

Overall, 50.5% of Block House's population has access to a neighborhood park asset within 0.5-mile walking distance.

Planning Area	Population Served	Percentage Served	Population Not Served
1	0	0%	2544
2	801	67.0%	395
3	1522	96.5%	56
4	1094	75.5%	355
Total	3417	50.5%	3350

2021 Census Data

Total Block House Mud Population: 6,767



SCALE: 1"=1,000'

0' 500' 1,000'

1

## Community Parks





# Community Parks

Community Parks focus on meeting community-wide recreation needs. These parks preserve unique landscapes and often serve the community as event and recreational team sport spaces.

The purpose of the Community Park Distribution Analysis is to determine the location of gaps in Community Park service area coverage. Currently, Block House has one Community Park, Tumlinson Park, totaling 20.5 acres.

**The Community Park service area map illustrates a 1-mile service radius (shown in dark orange) around the existing Community Park.**

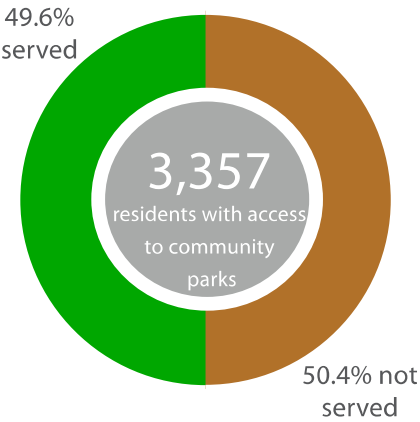
Unlike Mini and Neighborhood Parks, Community Parks are considered drive-to recreation destinations, therefore service areas are not limited to the boundary of the planning area in which they are located. These drive-to destinations cover multiple planning areas and are regional destinations for District residents.

Overall, 38.52% of Block House residents have access to a Community Park asset within a 1-mile drive from where they live. The largest gap in service is in the east side of the district where 0% of residents have service in Planning Area 2 and Planning Areas 1 and 3 have large unserved areas..

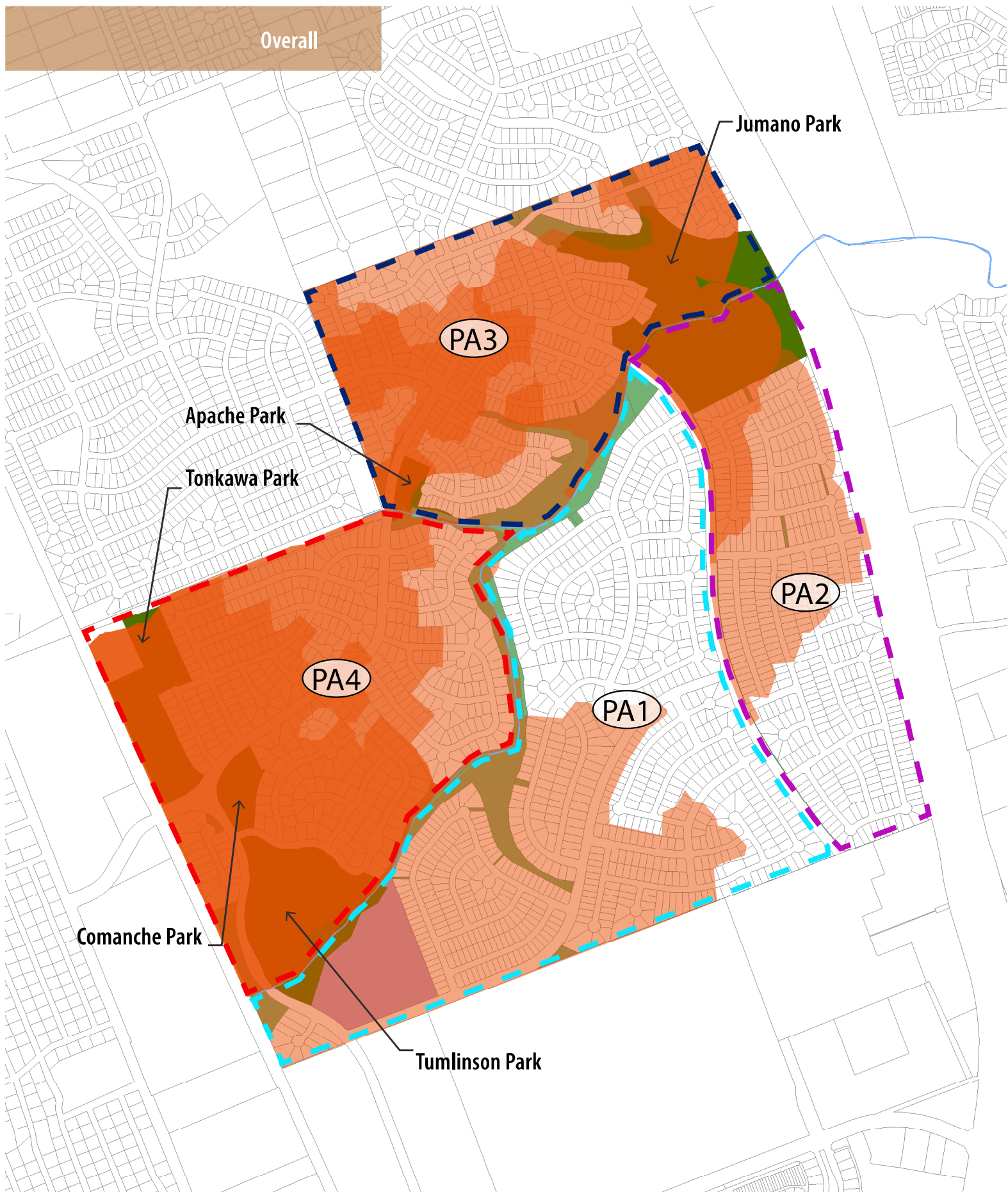
Planning Area	Population Served	Percentage Served	Population Not Served
1	1076	42.3%	1468
2	0	0%	1196
3	832	52.7%	746
4	1449	100%	0
Total	3357	49.6%	3410

2021 Census Data

Total Block House Mud Population: 6,767







## LEGEND

-  Planning Area 1
-  Planning Area 2
-  Planning Area 3
-  Planning Area 4
-  MUD Park
-  MUD Owned
-  School
-  Parks Service Area

## Overall Park Distribution Analysis

The Overall Distribution Analysis illustrates the District-wide deficiencies for Mini, Neighborhood, and Community Park assets.

The purpose of the Overall Park Distribution Analysis is to develop a District-wide understanding of the location, distribution, and Level of Service for all existing Mini, Neighborhood, and Community Parks. Natural Areas, Special-Use facilities, Parkways, and Undeveloped land holdings are not included in this analysis.

**The overall service area map illustrates the service areas for all Mini (0.25-mile), Neighborhood (0.5-mile), and Community Parks (1-mile).**

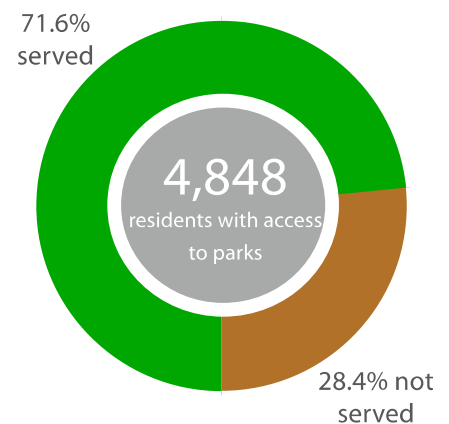
Per NRPA Guidelines, the Mini and Neighborhood Park service areas are truncated at the boundaries of the individual planning areas in which they reside. Community Parks are considered drive-to destinations and service areas are not truncated to the planning area boundaries.

Overall, 78.33% of Block House residents have access to a Mini, Neighborhood, and/or Community Park resource within a mile of where they live.

Planning Area	Population Served	Percentage Served	Population Not Served
1	1076	42.3%	1468
2	801	67.0%	395
3	1522	96.5%	56
4	1449	100%	0
<b>Total</b>	<b>4848</b>	<b>71.6%</b>	<b>1919</b>

2021 Census Data

Total Block House Mud Population: 6,767



SCALE: 1"=1,000'

0' 500' 1,000'

1









# Park & Facility Inventory

This inventory offers a snapshot of the existing conditions for all parks and facilities during the time of this master plan. Aerial photography, character images, observations, and planning area information are documented in the following pages.

## Introduction

This chapter includes a detailed inventory and analysis of each individual park. The planning team performed site visits in fall and winter of 2021-2022, and evaluated each of the District's properties to determine the opportunities and/or potential recommendations for improvements. Each site was visited and photographed, and the Parks Sub Committee provided information on how the park is used and any issues with the park or park amenities.

**Inventory: the act or process  
of making a complete list of  
things that are in place**

The following spreads offer a detailed inventory checklist of the elements present within and around each site. The inventory checklist is divided into three categories: context, site characteristics, and uses. Along with the detailed checklist

of the site characteristics, the size, property ID, planning area, and population served are listed. A park matrix is also included, providing the quantity of each amenity on a per park basis. Finally, site aerial and character photos are included.

## Utilization

The inventory and analysis of each individual park aids in the development of individual action items - both District wide "big picture" items and individual "nuts and bolts" items. However, while the inventory and analysis informs the action plan, the information is documented to serve as a general park reference guide. This allows for the District to utilize these pages to reference the existing conditions of each park at the time of the master plan and document the ongoing changes and updates to each park as capital improvements and master plan action items are completed.

# Jumano Park

1301 Black Kettle Dr

The largest park in Block House, Jumano Park offers plenty of space for community park expansion and activities, but does not currently serve as the Community Park that Block House needs in this area. With an existing disc golf course, the natural setting, and access to Block House Creek, this park can eventually serve as a large passive trail system.

## Context

### Maintenance

<input checked="" type="checkbox"/>	Block House MUD
<input type="checkbox"/>	HOA
<input type="checkbox"/>	
<input type="checkbox"/>	
<input type="checkbox"/>	

## Site Characteristics

### Playground Elements

<input type="checkbox"/>	modular structure
<input type="checkbox"/>	independent play elements
<input type="checkbox"/>	swings
<input checked="" type="checkbox"/>	none

### Trails

<input type="checkbox"/>	asphalt
<input type="checkbox"/>	concrete
<input checked="" type="checkbox"/>	other
<input type="checkbox"/>	none

### Site Furnishings

<input type="checkbox"/>	picnic tables
<input type="checkbox"/>	benches
<input type="checkbox"/>	lighting
<input type="checkbox"/>	trash receptacles
<input type="checkbox"/>	drinking fountain
<input type="checkbox"/>	shade structure
<input type="checkbox"/>	bike rack

### Parking

<input type="checkbox"/>	parking lot
<input checked="" type="checkbox"/>	on street
<input type="checkbox"/>	none

## Uses

<input checked="" type="checkbox"/>	passive
<input checked="" type="checkbox"/>	active
<input type="checkbox"/>	affiliate organizations

## Park Information

Classification	Neighborhood Park
Acres	35.7
Property ID	R353242, R398592, R398502
Planning Area	2, 3

## Amenity Matrix

Qty.		
> 1	Trails and Pathways (miles)	Trails
	Indoor Program Facility	Indoor Facilities
	Restrooms	
	Concessions	
	Fitness Stations / Equipment	Day Use Amenities
	Dog Park	
	Picnic Shelter	
	Playground	
	Basketball	Sports Courts and Amenities
	Baseball	
	Batting Cages	
	Football / Rugby / Lacrosse	
9	Disc Golf Course (holes)	
	Golf Driving Range	
	Pickleball Court	
	Roller Hockey Rink	
	Skate Park	
	Soccer	
	Softball	
	Tennis	
	Volleyball	
	Swimming Pool	Water-Based Amenities
	Splash Pad	





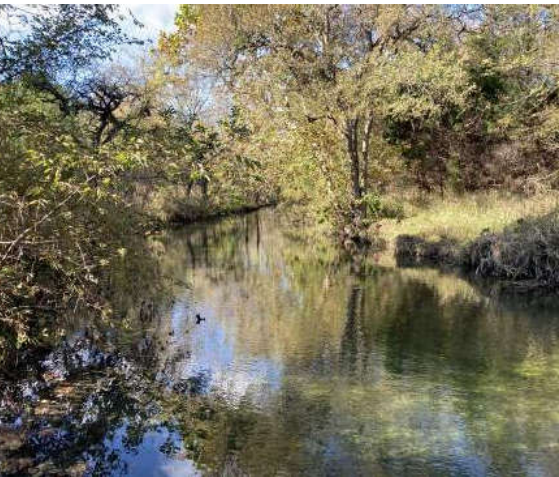
Jumano Park



Community Garden



Trail



Creek



Disc Golf

# Apache Park

3100 N Blockhouse Dr.

Although the smallest of the parks in Block House, Apache Park serves as a small neighborhood park equipped with pool and playground amenities.

## Context

### Maintenance

<input checked="" type="checkbox"/>	Block House MUD
<input type="checkbox"/>	HOA
<input type="checkbox"/>	
<input type="checkbox"/>	

## Site Characteristics

### Playground Elements

<input checked="" type="checkbox"/>	modular structure
<input type="checkbox"/>	independent play elements
<input type="checkbox"/>	swings
<input type="checkbox"/>	none

### Trails

<input type="checkbox"/>	asphalt
<input checked="" type="checkbox"/>	concrete
<input type="checkbox"/>	other
<input type="checkbox"/>	none

### Site Furnishings

<input checked="" type="checkbox"/>	picnic tables
<input checked="" type="checkbox"/>	benches
<input checked="" type="checkbox"/>	lighting
<input checked="" type="checkbox"/>	trash receptacles
<input checked="" type="checkbox"/>	drinking fountain
<input checked="" type="checkbox"/>	shade structure
<input checked="" type="checkbox"/>	bike rack

### Parking

<input checked="" type="checkbox"/>	parking lot
<input type="checkbox"/>	on street
<input type="checkbox"/>	none

## Uses

<input type="checkbox"/>	passive
<input checked="" type="checkbox"/>	active
<input type="checkbox"/>	affiliate organizations

## Park Information

Classification	Neighborhood Park
Acres	2.1
Property ID	R379890
Planning Area	3

## Amenity Matrix

Qty.		
0.17	Trails and Pathways (miles)	Trails
	Indoor Program Facility	Indoor Facilities
2	Restrooms	
1	Concessions	
	Fitness Stations / Equipment	Day Use Amenities
	Dog Park	
	Picnic Shelter	
1	Playground	
	Basketball	Sports Courts and Amenities
	Baseball	
	Batting Cages	
	Football / Rugby / Lacrosse	
	Golf Course (holes)	
	Golf Driving Range	
	Pickleball Court	
	Roller Hockey Rink	
	Skate Park	
	Soccer	
	Softball	
	Tennis	
	Volleyball	
1	Swimming Pool	Water-Based Amenities
	Splash Pad	





Apache Park



Play Structure



Picnic Area



Pool



Mail Kiosk



Concessions

# Tonkawa Park

301 Susan Lane

Situated at the West entrance to Block House, Tonkawa Park offers both passive and active activities from an extensive track surrounding playing fields, to a shaded playground. Direct access to Apache Park is available via a pedestrian corridor to the north side of Tonkawa Park.

## Context

### Maintenance

<input checked="" type="checkbox"/>	Block House MUD
<input type="checkbox"/>	HOA
<input type="checkbox"/>	
<input type="checkbox"/>	

## Site Characteristics

### Playground Elements

<input checked="" type="checkbox"/>	modular structure
<input checked="" type="checkbox"/>	independent play elements
<input checked="" type="checkbox"/>	swings
<input type="checkbox"/>	none

### Trails

<input type="checkbox"/>	asphalt
<input type="checkbox"/>	concrete
<input checked="" type="checkbox"/>	other
<input type="checkbox"/>	none

### Site Furnishings

<input type="checkbox"/>	picnic tables
<input checked="" type="checkbox"/>	benches
<input type="checkbox"/>	lighting
<input checked="" type="checkbox"/>	trash receptacles
<input checked="" type="checkbox"/>	drinking fountain
<input checked="" type="checkbox"/>	shade structure
<input type="checkbox"/>	bike rack

### Parking

<input checked="" type="checkbox"/>	parking lot
<input type="checkbox"/>	on street
<input type="checkbox"/>	none

## Uses

<input checked="" type="checkbox"/>	passive
<input checked="" type="checkbox"/>	active
<input type="checkbox"/>	affiliate organizations

## Park Information

Classification	Neighborhood Park
Acres	14.0
Property ID	R399393
Planning Area	4

## Amenity Matrix

Qty.		
0.7	Trails and Pathways (miles)	Trails
	Indoor Program Facility	Indoor Facilities
	Restrooms	
	Concessions	
1	Fitness Stations / Equipment	Day Use Amenities
	Dog Park	
	Picnic Shelter	
1	Playground	
	Basketball	
1	Baseball	
	Batting Cages	
	Football / Rugby / Lacrosse	
	Golf Course (holes)	
	Golf Driving Range	
	Pickleball Court	
	Roller Hockey Rink	
	Skate Park	
1	Soccer	
	Softball	
	Tennis	
	Volleyball	
	Swimming Pool	
	Splash Pad	Water-Based Amenities





Tonkawa Park



Baseball Field



Soccer Fields



Track



Playground

# Comanche Park

2800 S Block House Dr.

Between Tonkawa Park and Tumlinson Park is Comanche Park, a passive trail system offering pedestrian and bicycle connection to Planning Area 4.

## Context

### Maintenance

<input checked="" type="checkbox"/>	Block House MUD
<input type="checkbox"/>	HOA
<input type="checkbox"/>	
<input type="checkbox"/>	

## Site Characteristics

### Playground Elements

<input type="checkbox"/>	modular structure
<input type="checkbox"/>	independent play elements
<input type="checkbox"/>	swings
<input type="checkbox"/>	none

### Trails

<input type="checkbox"/>	asphalt
<input type="checkbox"/>	concrete
<input checked="" type="checkbox"/>	other
<input type="checkbox"/>	none

### Site Furnishings

<input type="checkbox"/>	picnic tables
<input type="checkbox"/>	benches
<input type="checkbox"/>	lighting
<input type="checkbox"/>	trash receptacles
<input type="checkbox"/>	drinking fountain
<input type="checkbox"/>	shade structure
<input type="checkbox"/>	bike rack

### Parking

<input type="checkbox"/>	parking lot
<input checked="" type="checkbox"/>	on street
<input type="checkbox"/>	none

## Uses

<input checked="" type="checkbox"/>	passive
<input type="checkbox"/>	active
<input type="checkbox"/>	affiliate organizations

## Park Information

Classification	Mini Park
Acres	4.0
Property ID	R344201
Planning Area	4

## Amenity Matrix

Qty.		
0.22	Trails and Pathways (miles)	Trails
	Indoor Program Facility	Indoor Facilities
	Restrooms	
	Concessions	
	Fitness Stations / Equipment	Day Use Amenities
	Dog Park	
	Picnic Shelter	
	Playground	
	Basketball	Sports Courts and Amenities
	Baseball	
	Batting Cages	
	Football / Rugby / Lacrosse	
	Golf Course (holes)	
	Golf Driving Range	
	Pickleball Court	
	Roller Hockey Rink	
	Skate Park	
	Soccer	
	Softball	
	Tennis	
	Volleyball	
	Swimming Pool	Water-Based Amenities
	Splash Pad	





Comanche Park



Topography Changes



Entry



Trail

# Tumlinson Park

404 Tumlinson Fort Drive

The largest park in planning area 4, Tumlinson Park also offers the largest variety of activities, both passive and active. Direct access to Block House Creek, multiple sports fields and courts, a pool with slides and water play, a playground, shaded picnic area, and more, Tumlinson Park is also home to the Walker House, a historic landmark in Block House.

## Context

### Maintenance

<input checked="" type="checkbox"/>	Block House MUD
<input type="checkbox"/>	HOA
<input type="checkbox"/>	
<input type="checkbox"/>	

## Site Characteristics

### Playground Elements

<input checked="" type="checkbox"/>	modular structure
<input checked="" type="checkbox"/>	independent play elements
<input checked="" type="checkbox"/>	swings
<input type="checkbox"/>	none

### Trails

<input type="checkbox"/>	asphalt
<input checked="" type="checkbox"/>	concrete
<input checked="" type="checkbox"/>	other
<input type="checkbox"/>	none

### Site Furnishings

<input checked="" type="checkbox"/>	picnic tables
<input checked="" type="checkbox"/>	benches
<input checked="" type="checkbox"/>	lighting
<input checked="" type="checkbox"/>	trash receptacles
<input checked="" type="checkbox"/>	drinking fountain
<input checked="" type="checkbox"/>	shade structure
<input checked="" type="checkbox"/>	bike rack

### Parking

<input checked="" type="checkbox"/>	parking lot
<input checked="" type="checkbox"/>	on street
<input type="checkbox"/>	none

## Uses

<input checked="" type="checkbox"/>	passive
<input checked="" type="checkbox"/>	active
<input checked="" type="checkbox"/>	affiliate organizations

## Park Information

Classification	Community Park
Acres	20.5
Property ID	R300241
Planning Area	4

## Amenity Matrix

Qty.		
0.92	Trails and Pathways (miles)	Trails
1	Indoor Program Facility	Indoor Facilities
1	Restrooms	
1	Concessions	
	Fitness Stations / Equipment	Day Use Amenities
	Dog Park	
1	Picnic Shelter	
1	Playground	
1	Basketball	
1	Baseball	
	Batting Cages	
	Football / Rugby / Lacrosse	
	Golf Course (holes)	
	Golf Driving Range	
	Pickleball Court	
1	Roller Hockey Rink	
	Skate Park	
	Soccer	
	Softball	
2	Tennis	
1	Volleyball	
1	Swimming Pool	
	Splash Pad	





Tumlinson Park



Walker House



Sports Courts



Playground



Baseball Field



Picnic Area



Pool



Trails





# CHAPTER TWO

## Envision and Prioritize

Alternative and Preferred Strategies

# Overview

This chapter uses the ideas in the “Analyze: Inventory and Analysis Phase” to guide the design for the development of the existing and future parks in Block House.

## Purpose

The purpose of the Envision & Prioritize: Alternative & Preferred Strategies phase is to develop actionable items for the District to accomplish over the next five years.

During this phase, the project team developed a series of strategies for issues and opportunities revealed during the first two phases of the planning process. The team reviewed the initial priorities and narrowed them down to the most realistic, feasible, and community-supported action items recommended for implementation over the next five years.

## Coverage

The improvements to the parks of Block House will serve as major hubs of activity for residents. With trails being added and existing trails being interconnected, nearly all of Block House’s residents will be within walking distance of a park or trailhead that will feed to a park.

## Connectivity

With overlapping coverage areas, interconnectivity between parks can easily expand the effective area of service. Hike

and bike trails, as well as sidewalk connections will create activity loops. Securing pedestrian connections along corridors and across barriers will be paramount to a seamless park experience.



## Continuity

The District should continue to maintain and update existing assets as needed to ensure high-quality and safe amenities that are compliant with current codes and standards. Park guidelines and standards should be developed as well, so the park system has a unified feel as amenities are updated and added.

Based upon these needs, improvements should focus on expanding existing park amenities and introducing new park features to parts of the District that are under-served, as well as ramping up maintenance of existing facilities. Trail improvements will be implemented throughout the District where possible while connecting and updating existing trails.





# JUMANO PARK

35.7 AC

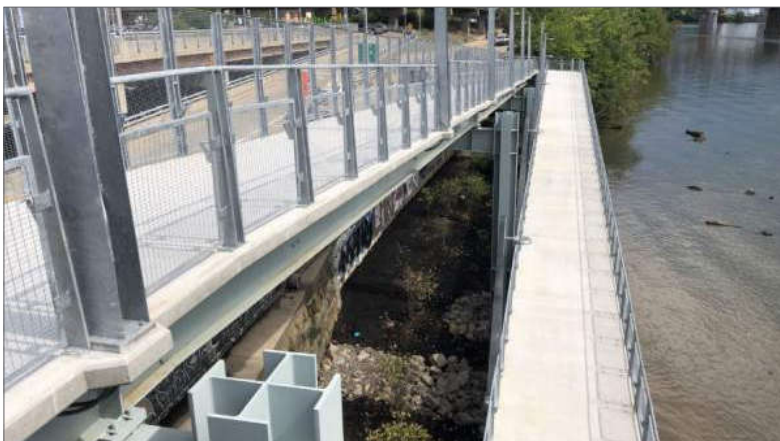
As the largest park in the District, the improvements to Jumano Park focus on significant enhancements that will draw more residents in. Adding parking will allow for more visitors at any given time, while providing a brand new facility building will give space for group and community meetings and events. Outdoor even lawns add to the meeting space. Bridge and driveway improvements will aid in pedestrian and vehicular access.



*Proposed Event Lawn*



*Proposed Facility Building*



*Proposed Trail Head at Blockhouse Drive Bridge*









# APACHE PARK

## 2.1 AC

Apache Park improvements focus on improving existing facilities and connecting parks together. Adding a shade structure to the playground provides guests with a more comfortable setting to stay longer and enjoy the improved playground. The trail improvements will continue to connect the District parks together via the greenbelt or back corridor.



*Proposed Shade Structure*



*Proposed Sensory Play Equipment*



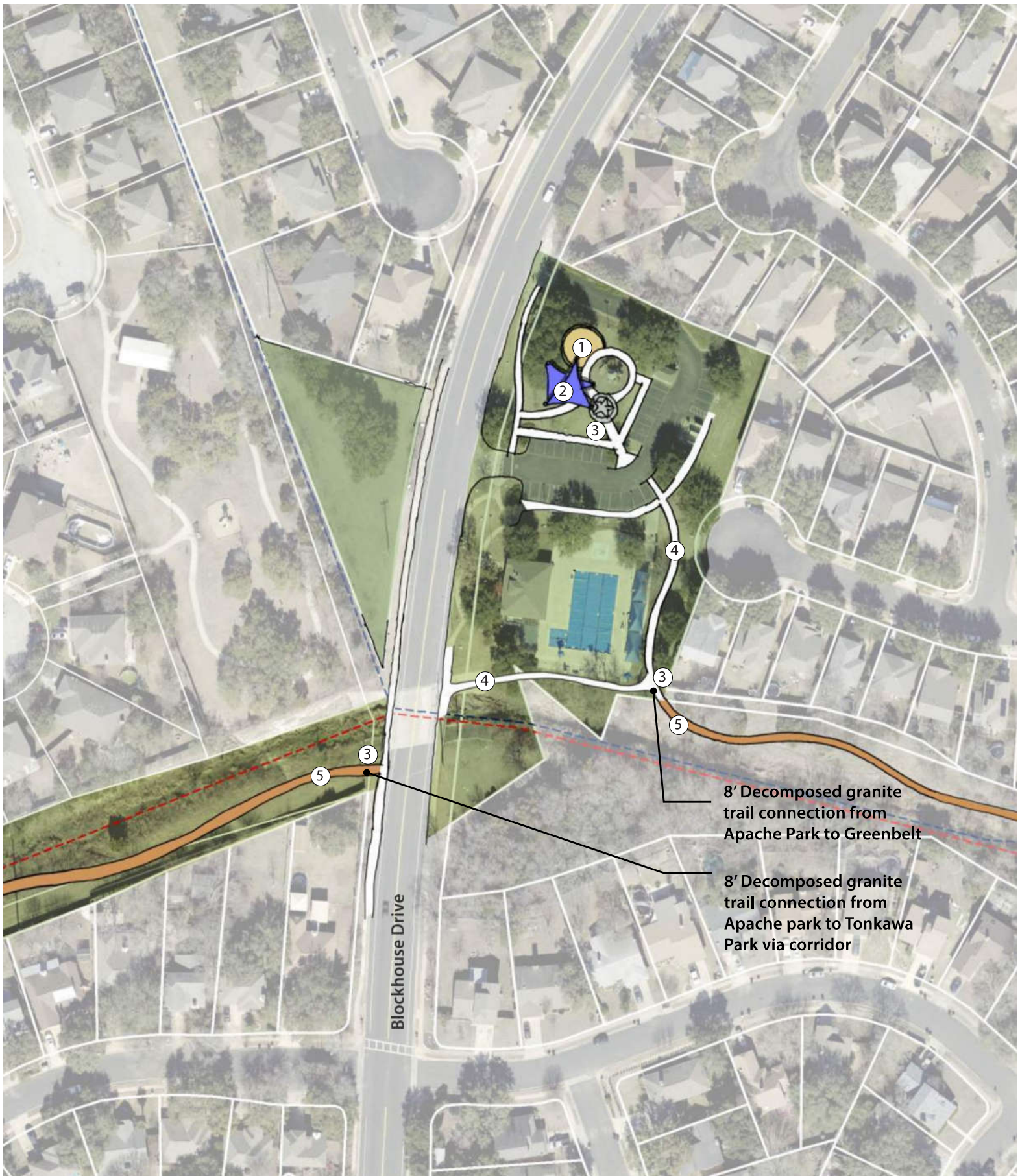
*Proposed Trail Addition*

### LEGEND

- ① Enhanced Playscape with Sensory Play
- ② Shade Structure
- ③ Trail Signage
- ④ 8' Concrete Trail
- ⑤ 8' Decomposed Granite Trail









# TONKAWA PARK

14.0 AC

The improvements to Tonkawa Park consist of new park features. The District is currently without a fenced dog park, so adding one to Tonkawa Park with direct access to the existing and proposed tracks will provide residents with a safe place to exercise their dogs. The improvements also consist of a much needed restroom facility. Finally, a Ninja Course will be added for adult exercise within proximity to the existing playground.



*Proposed Restroom and Storage Facility*



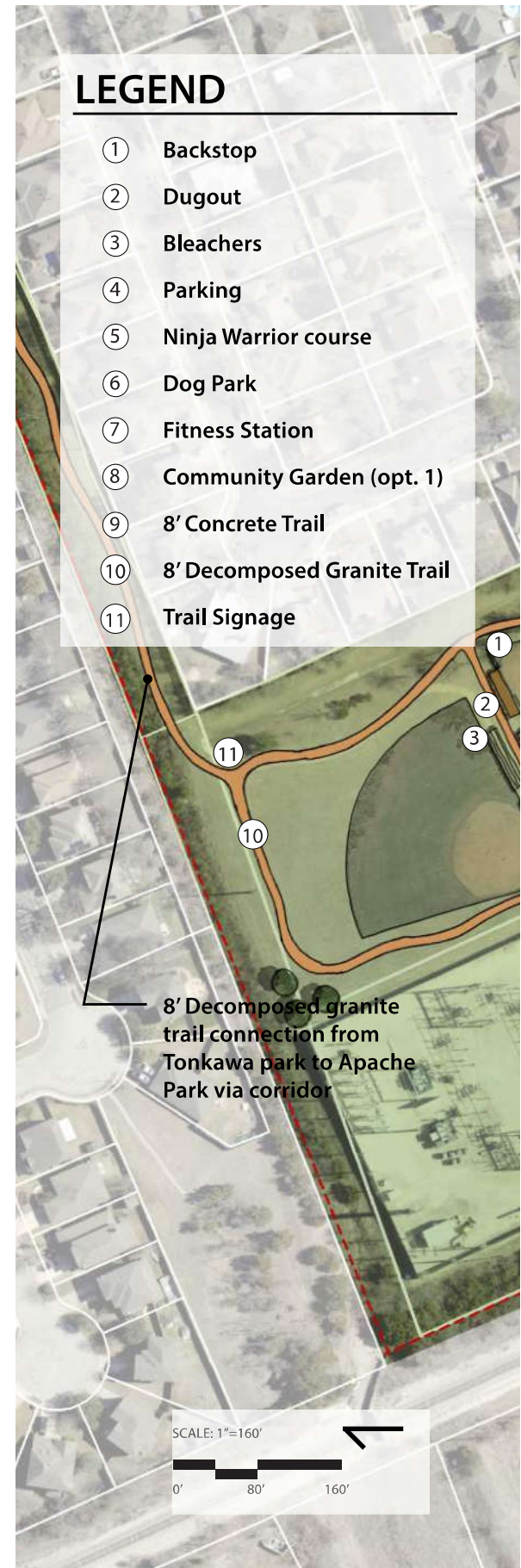
*Proposed Dog Park*



*Proposed Ninja Fitness*

## LEGEND

- ① Backstop
- ② Dugout
- ③ Bleachers
- ④ Parking
- ⑤ Ninja Warrior course
- ⑥ Dog Park
- ⑦ Fitness Station
- ⑧ Community Garden (opt. 1)
- ⑨ 8' Concrete Trail
- ⑩ 8' Decomposed Granite Trail
- ⑪ Trail Signage









# COMANCHE PARK

4.0 AC

Acting as the entrance park to the entire Block House District, Comanche Park improvements are all new features. Additional parking will provide more residents to park and stay at Comanche which, with the proposed sidewalks, can provide space for markets or community events. Beautification to this park is very important to these improvements including a wildflower garden and berming for neighboring homes.



*Proposed Shade Pavilion*



*Proposed Seat Wall*



*Proposed Event Lawn*

## LEGEND

- ① Shaded Pavilion
- ② Event Lawn
- ③ Butterfly Garden
- ④ Seat Wall
- ⑤ 8' Concrete Trail
- ⑥ Trail Signage









# TUMLINSON PARK

20.5 AC

The largest park in Block House, Tumlinson Park, houses the majority of activity within the District from sports fields and courts, to swimming and splash pads, to a playscape, to trails. Because of the size, Tumlinson's improvements will only amplify what already exists in order to effectively utilize the entirety of the park. Connecting it with trail crossings to the Greenbelt will also help to connect the rest of the District to these amenities.



*Proposed Sensory Playground*



*Proposed Boardwalk*



*Proposed Fitness Stations*

## LEGEND

- ① Parking
- ② Fitness Stations
- ③ Enhanced Playscape w/ Nature and Sensory Play
- ④ Tree House w/ Boardwalk
- ⑤ Picnic Tables and B-Y-O-Hammocks
- ⑥ 8' Concrete Trail
- ⑦ 8' Decomposed Granite Trail
- ⑧ Additional Bridge at Walker House

Maintain accessibility for PEC at BMX park

SCALE: 1"=160'

0' 80' 160'

1







# LINEAR PARK

1.04 AC

Once the continuation of Block House Drive, the Linear Park now stands as a gated off portion of road with plenty of potential. The goal of the Linear Park is to create efficiency for what the community desires in a location that offers the most space without compromising other parks' potentials. With added parking for resident convenience, the community garden will become the center point of the Linear Park with endless growth potential.



*Proposed Community Garden*



*Proposed Renovation of Trail/Sidewalks*

## LEGEND

- ① Community Garden
- ② Repurpose existing sidewalks
- ③ Added trail connection







# TRAIL MASTER PLAN

A well connected, cohesive trail and sidewalk system is crucial to an active, healthy, and lively park system. By connecting the planning areas together via existing trails at the parks and sidewalks with additional trails throughout the greenbelt, this crucial element can be achieved. Trail markers and wayfinding signs will be distributed throughout these proposed trails and parks to aid in the pedestrian experience. Finally, to improve the trails and planning area connectivity, low water crossings will be provided along the creek to allow for pedestrians to access both sides of the creek.

## LEGEND

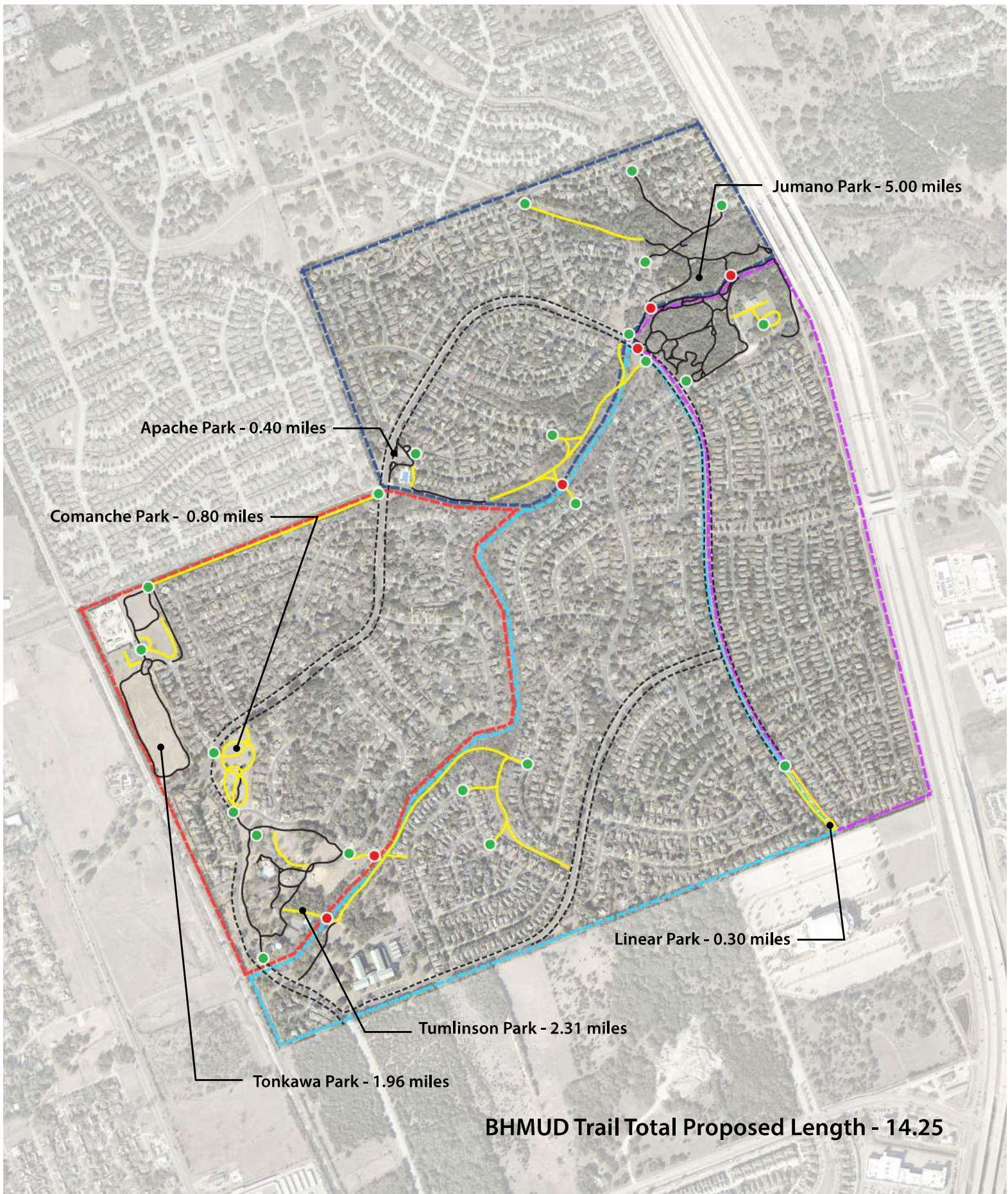
-  Existing Trail
-  Existing Public Sidewalk
-  Future Trail
-  Trail Signage
-  Low Water Crossing

SCALE: 1"=1,000'

0' 500' 1,000'

1









# CHAPTER THREE

## Implement

Final Parks Master Plan



# Action Plan

The Plan: Action Plan Chapter outlines the proposed tasks and projects for the full build out of the Block House Municipal District.

Tasks are organized by park, and further broken down by start date and estimated completion date. The Action Plan should be updated annually to respond to the ever-changing District context.

## Summary

### 2023

The majority of the overall implementation plan is focused in 2023 for the community building at Jumano Park. The rest of this year will include less invasive park improvements and additions across the entire district.

### 2024

The 2024 budget includes concrete trails at applicable parks as well as the storage and restroom building at Tonkawa Park.

### 2025

Budget items for 2025 include the low water crossings for the Greenbelt trails and finalizing trail signage throughout the district.

### 2026

Jumano Park decomposed granite trails and final improvements at Apache Park.

### 2027

The final year of the District's action plan includes final landscape improvements, and new elements at Jumano Park and Tumlinson Park.

## Annual Tasks

- Update Capital Improvement Plan
- Routine Maintenance

Location	Action Item	Park Estimated Cost	Bond Estimated Cost	Budget Fiscal Year	Notes
<b>Jumano Park</b>		<b>\$4,164,000</b>	<b>\$950,000</b>		
	Parking Lot	\$300,000		2024	Paving, curb/gutter
	8' Concrete Trail (900LF)	\$58,000		2024	
	8' Decomposed Granite Trail (12,000LF)	\$576,000		2026	
	Community Building	\$2,250,000	\$850,000	2023	
	Synlawn (5,000SF)	\$100,000		2027	
	Playscape	\$200,000		2027	
	Storage Area	\$75,000		2026	
	Pavilion	\$85,000		2027	
	Trailhead @ Block House Drive Bridge	\$92,000		2025	800LF 8' concrete ramp, 700LF railing, 2 trail signage
	Electrical Services	\$110,000		2023	For building, irrigation and lighting
	Trail Signage (6 Total)	\$18,000		2024	
	Landscape Improvements	\$200,000		2025	includes irrigation
	Access Road Improvements	\$100,000	\$100,000	2024	
<b>Apache Park</b>		<b>\$300,000</b>	<b>\$0</b>		
	8' Concrete Trail (1,000LF)	\$64,000		2023	
	Playscape Improvements	\$100,000		2024	
	Shade Structure	\$80,000		2025	
	Trail Signage (2 Total)	\$6,000		2023	
	Landscape Improvements	\$50,000		2026	includes irrigation
<b>Tonkawa Park</b>		<b>\$1,065,000</b>	<b>\$310,000</b>		
	8' Concrete Trail (400LF)	\$26,000		2023	
	8' Decomposed Trail (4200LF)	\$202,000		2025	includes linear trail to Apache Park
	Baseball Field Improvements	\$40,000		2025	
	Dog Park	\$80,000	\$80,000	2023	
	Community Garden	\$36,000		2025	
	Playscape Improvements	\$50,000		2027	
	Restroom and Storage Facility	\$200,000	\$230,000	2024	
	Fitness Stations (5 Total)	\$75,000		2023	
	Ninja Warrior Course	\$110,000		2025	
	Landscape Improvements	\$165,000		2027	includes irrigation
	Electrical Services	\$75,000		2024	
	Trail Signage (2 Total)	\$6,000		2024	
<b>Comanche Park</b>		<b>\$595,000</b>	<b>\$0</b>		
	8' Concrete Trail (2500LF)	\$160,000		2023	
	Specialty Paving (3000SF)	\$36,000		2025	
	Seatwall	\$68,000		2023	450LF, 3 tier
	Pavilion	\$150,000		2026	
	Landscape Improvements	\$175,000		2027	includes irrigation
	Trail Signage (2 Total)	\$6,000		2024	
<b>Tumlinson Park</b>		<b>\$535,000</b>	<b>\$0</b>		
	Parking Lot	\$54,000		2026	Paving, curb/gutter
	8' Concrete Trail (1,500LF)	\$96,000		2024	
	Playscape Improvements	\$100,000		2023	
	Sports Courts Improvements	\$20,000		2027	
	Tree House	\$85,000		2025	
	Fitness Stations (5 Total)	\$75,000		2027	
	Landscape Improvements	\$96,000		2023	
	Trail Signage (3 Total)	\$9,000		2023	
<b>Linear Park</b>		<b>\$208,000</b>	<b>\$0</b>		
	8' Concrete Trail (200 LF)	\$13,000		2024	
	Parking Lot Striping	\$1,000		2023	
	Community Garden	\$36,000		2023	
	Trail Signage (1 Total)	\$3,000		2025	
	Landscape Improvements	\$155,000		2026	includes irrigation
<b>Greenbelt Trails</b>		<b>\$163,000</b>	<b>\$756,000</b>		
	Decomposed Granite (1000LF)	\$48,000	\$626,000	2023	does not include linear trail from Tonkawa Park to Apache Park
	Low Water Crossings (5 Total)	\$100,000	\$50,000	2025	
	Trail Signage (5 Total)	\$15,000	\$80,000	2024	all individual park trail signage included in individual park cost
<b>District Subtotal</b>		<b>\$7,030,000</b>	<b>\$2,016,000</b>		
<b>Non-Construction</b>		<b>\$2,776,850</b>	<b>\$1,134,000</b>		
	Design fees (12%)	\$843,600	\$241,919		
	Contingencies (15%)	\$1,054,500	\$315,606		
	Legal Fees (2.5%)	\$175,750	\$78,750		
	Financial Advisor Fee (2.5%)	\$175,750	\$78,750		
	Bond Discount (3%)	\$210,900	\$94,500		
	Capitalized Interest (2 years @ 4%)	\$281,200	\$252,000		
	Cost of Issuance		\$14,200		
	TCEQ Review Fee (0.25%)	\$17,575	\$7,875		
	Attorney General's Review Fee (0.1%)	\$7,030	\$3,150		
	Bond Application Report (1.5%)	\$10,545	\$47,250		
<b>District Total</b>		<b>\$9,806,850</b>	<b>\$3,150,000</b>		

Budget Fiscal Year	Action Item	Park Estimated Cost	Bond Estimate Cost	Location
<b>2023</b>				
		<b>\$3,053,000</b>	<b>\$1,556,000</b>	
	Community Building	\$2,250,000	\$850,000	Jumano Park
	Electrical Services	\$110,000		Jumano Park
	8' Concrete Trail (1000LF)	\$64,000		Apache Park
	Trail Signage (2 Total)	\$6,000		Apache Park
	8' Concrete Trail (400LF)	\$26,000		Tonkawa Park
	Dog Park	\$80,000	\$80,000	Tonkawa Park
	Fitness Stations (5 Total)	\$75,000		Tonkawa Park
	8' Concrete Trail (2500LF)	\$160,000		Comanche Park
	Seatwall	\$68,000		Comanche Park
	Playscape Improvements	\$100,000		Tumlinson Park
	Sports Courts Improvements	\$20,000		Tumlinson Park
	Trail Signage (3 Total)	\$9,000		Tumlinson Park
	Parking Lot Striping	\$1,000		Linear Park
	Community Garden	\$36,000		Linear Park
	Decomposed Granite Trail (1000LF)	\$48,000	\$626,000	Greenbelt Trails
<b>2024</b>				
		<b>\$987,000</b>	<b>\$410,000</b>	
	Parking Lot	\$300,000		Jumano Park
	8' Concrete Trail (900LF)	\$58,000		Jumano Park
	Trail Signage (6 Total)	\$18,000		Jumano Park
	Access Road Improvements	\$100,000	\$100,000	Jumano Park
	Playscape Improvements	\$100,000		Apache Park
	Restroom and Storage Facility	\$200,000	\$230,000	Tonkawa Park
	Electrical Services	\$75,000		Tonkawa Park
	Trail Signage (2 Total)	\$6,000		Tonkawa Park
	Trail Signage (2 Total)	\$6,000		Comanche Park
	8' Concrete Trail (1,500LF)	\$96,000		Tumlinson Park
	8' Concrete Trail (200LF)	\$13,000		Linear Park
	Trail Signage (5 Total)	\$15,000	\$80,000	Greenbelt Trails
<b>2025</b>				
		<b>\$974,000</b>	<b>\$50,000</b>	
	Trailheads @ Block House Drive Bridge	\$92,000		Jumano Park
	Landscape Improvements	\$200,000		Jumano Park
	Shade Structure	\$80,000		Apache Park
	8' Decomposed Granite Trail (4,200LF)	\$202,000		Tonkawa Park
	Community Garden	\$36,000		Tonkawa Park
	Ninja Warrior Course	\$110,000		Tonkawa Park
	Baseball Field Improvements	\$40,000		Tonkawa Park
	Specialty Paving (3,000SF)	\$36,000		Comanche Park
	Fitness Stations (5 Total)	\$75,000		Tumlinson Park
	Trail Signage (1 Total)	\$3,000		Linear Park
	Low Water Crossings	\$100,000	\$50,000	Greenbelt Trails
<b>2026</b>				
		<b>\$1,060,000</b>	<b>\$0</b>	
	8' Decomposed Granite Trails (12,000LF)	\$576,000		Jumano Park
	Storage Area	\$75,000		Jumano Park
	Landscape Improvements	\$50,000		Apache Park
	Pavilion	\$150,000		Comanche Park
	Parking Lot	\$54,000		Tumlinson Park
	Landscape Improvements	\$155,000		Linear Park
<b>2027</b>				
		<b>\$956,000</b>	<b>\$0</b>	
	Synlawn Field (5,000SF)	\$100,000		Jumano Park
	Playscape	\$200,000		Jumano Park
	Pavilion	\$85,000		Jumano Park
	Playscape Improvements	\$50,000		Tonkawa Park
	Landscape Improvements	\$165,000		Tonkawa Park
	Landscape Improvements	\$175,000		Comanche Park
	Landscape Improvements	\$96,000		Tumlinson Park
	Tree House	\$85,000		Tumlinson Park
<b>District Total</b>		<b>\$7,030,000</b>	<b>\$2,016,000</b>	



*Austin*

*Chicago*

*Indianapolis*

*Naperville*

[hitchcockdesigngroup.com](http://hitchcockdesigngroup.com)

Planning  
Landscape Architecture



Location	Action Item	Park Estimated Cost	Bond Estimated Cost	Budget Fiscal Year
<b>Jumano Park</b>		<b>\$4,164,000</b>	<b>\$950,000</b>	
	Parking Lot	\$300,000		2024
	8' Concrete Trail (900LF)	\$58,000		2024
	8' Decomposed Granite Trail (12,000LF)	\$576,000		2027
	Community Building	\$2,250,000	\$850,000	2024
	Synlawn (5,000SF)	\$100,000		2027
	Playscape	\$200,000		2027
	Storage Area	\$75,000		2027
	Pavilion	\$85,000		2027
	Trailhead @ Block House Drive Bridge	\$92,000		2024
	Electrical Services	\$110,000		2024
	Trail Signage (6 Total)	\$18,000		2027
	Landscape Improvements	\$200,000		2027
	Access Road Improvements	\$100,000	\$100,000	2024
<b>Apache Park</b>		<b>\$300,000</b>	<b>\$0</b>	
	8' Concrete Trail (1,000LF)	\$64,000		2025
	Playscape Improvements	\$100,000		2025
	Shade Structure	\$80,000		2025
	Trail Signage (2 Total)	\$6,000		2025
	Landscape Improvements	\$50,000		2025
<b>Tonkawa Park</b>		<b>\$1,065,000</b>	<b>\$310,000</b>	
	8' Concrete Trail (400LF)	\$26,000		2023
	8' Decomposed Trail (4200LF)	\$202,000		2025
	Baseball Field Improvements	\$40,000		2025
	Dog Park	\$80,000	\$80,000	2023
	Community Garden	\$36,000		2023
	Playscape Improvements	\$50,000		2025
	Restroom and Storage Facility	\$200,000	\$230,000	2023
	Fitness Stations (5 Total)	\$75,000		2025
	Ninja Warrior Course	\$110,000		2023
	Landscape Improvements	\$165,000		2025
	Electrical Services	\$75,000		2023
	Trail Signage (2 Total)	\$6,000		2025
<b>Comanche Park</b>		<b>\$595,000</b>	<b>\$0</b>	
	8' Concrete Trail (2500LF)	\$160,000		2028
	Specialty Paving (3000SF)	\$36,000		2028
	Seatwall	\$68,000		2028
	Pavilion	\$150,000		2028
	Landscape Improvements	\$175,000		2028
	Trail Signage (2 Total)	\$6,000		2028
<b>Tumlinson Park</b>		<b>\$535,000</b>	<b>\$0</b>	
	Parking Lot	\$54,000		2026
	8' Concrete Trail (1,500LF)	\$96,000		2026
	Playscape Improvements	\$100,000		2026
	Sports Courts Improvements	\$20,000		2022
	Tree House	\$85,000		2026
	Fitness Stations (5 Total)	\$75,000		2026
	Landscape Improvements	\$96,000		2026
	Trail Signage (3 Total)	\$9,000		2026
<b>Linear Park</b>		<b>\$208,000</b>	<b>\$0</b>	
	8' Concrete Trail (200 LF)	\$13,000		2027
	Parking Lot Striping	\$1,000		2027
	Community Garden	\$36,000		2027
	Trail Signage (1 Total)	\$3,000		2027
	Landscape Improvements	\$155,000		2027
<b>Greenbelt Trails</b>		<b>\$163,000</b>	<b>\$756,000</b>	
	Decomposed Granite (1000LF)	\$48,000	\$626,000	2027
	Low Water Crossings (5 Total)	\$100,000	\$50,000	2024
	Trail Signage (5 Total)	\$15,000	\$80,000	2027
<b>District Subtotal</b>		<b>\$7,030,000</b>	<b>\$2,016,000</b>	
<b>Non-Construction</b>		<b>\$2,776,850</b>	<b>\$1,134,000</b>	
	Design fees (12%)	\$343,600	\$241,919	
	Design fees (12%) Jumano Park	\$500,000		2023
	Contingencies (15%)	\$1,054,500	\$315,606	
	Legal Fees (2.5%)	\$175,750	\$78,750	
	Financial Advisor Fee (2.5%)	\$175,750	\$78,750	
	Bond Discount (3%)	\$210,900	\$94,500	
	Capitalized Interest (2 years @ 4%)	\$281,200	\$252,000	
	Cost of Issuance		\$14,200	
	TCEQ Review Fee (0.25%)	\$17,575	\$7,875	
	Attorney General's Review Fee (0.1%)	\$7,030	\$3,150	
	Bond Application Report (1.5%)	\$10,545	\$47,250	
<b>District Total</b>		<b>\$9,806,850</b>	<b>\$3,150,000</b>	

Budget Fiscal Year	Action Item	Park Estimated Cost	Bond Estimate Cost	Location
<b>2022</b>		<b>\$20,000</b>	<b>\$0</b>	
	Sports Courts Improvements	\$20,000		Tumlinson Park
<b>2023</b>		<b>\$1,027,000</b>	<b>\$310,000</b>	
	8' Concrete Trail (400LF)	\$26,000		Tonkawa Park
	Dog Park	\$80,000	\$80,000	Tonkawa Park
	Electrical Services	\$75,000		Tonkawa Park
	Community Garden	\$36,000		Tonkawa Park
	Restroom and Storage Facility	\$200,000	\$230,000	Tonkawa Park
	Ninja Warrior Course	\$110,000		Tonkawa Park
	Design fees (12%) Jumano Park	\$500,000		
<b>2024</b>		<b>\$3,010,000</b>	<b>\$1,000,000</b>	
	Parking Lot	\$300,000		Jumano Park
	8' Concrete Trail (900LF)	\$58,000		Jumano Park
	Access Road Improvements	\$100,000	\$100,000	Jumano Park
	Community Building	\$2,250,000	\$850,000	Jumano Park
	Trailheads @ Block House Drive Bridge	\$92,000		Jumano Park
	Electrical Services	\$110,000		Jumano Park
	Low Water Crossings	\$100,000	\$50,000	Greenbelt Trails
<b>2025</b>		<b>\$838,000</b>	<b>\$0</b>	
	8' Concrete Trail (1000LF)	\$64,000		Apache Park
	Playscape Improvements	\$100,000		Apache Park
	Shade Structure	\$80,000		Apache Park
	8' Decomposed Granite Trail (4,200LF)	\$202,000		Tonkawa Park
	Playscape Improvements	\$50,000		Tonkawa Park
	Landscape Improvements	\$165,000		Tonkawa Park
	Baseball Field Improvements	\$40,000		Tonkawa Park
	Fitness Stations (5 Total)	\$75,000		Tonkawa Park
	Trail Signage (2 Total)	\$6,000		Tonkawa Park
	Landscape Improvements	\$50,000		Apache Park
	Trail Signage (2 Total)	\$6,000		Apache Park
<b>2026</b>		<b>\$515,000</b>	<b>\$0</b>	
	Landscape Improvements	\$96,000		Tumlinson Park
	Tree House	\$85,000		Tumlinson Park
	Fitness Stations (5 Total)	\$75,000		Tumlinson Park
	8' Concrete Trail (1,500LF)	\$96,000		Tumlinson Park
	Parking Lot	\$54,000		Tumlinson Park
	Playscape Improvements	\$100,000		Tumlinson Park
	Trail Signage (3 Total)	\$9,000		Tumlinson Park
<b>2027</b>		<b>\$1,525,000</b>	<b>\$706,000</b>	
	Synlawn Field (5,000SF)	\$100,000		Jumano Park
	Playscape	\$200,000		Jumano Park
	Pavilion	\$85,000		Jumano Park
	Trail Signage (6 Total)	\$18,000		Jumano Park
	Landscape Improvements	\$200,000		Jumano Park
	8' Decomposed Granite Trails (12,000LF)	\$576,000		Jumano Park
	Storage Area	\$75,000		Jumano Park
	Landscape Improvements	\$155,000		Linear Park
	Trail Signage (1 Total)	\$3,000		Linear Park
	8' Concrete Trail (200LF)	\$13,000		Linear Park
	Parking Lot Striping	\$1,000		Linear Park
	Community Garden	\$36,000		Linear Park
	Trail Signage (5 Total)	\$15,000	\$80,000	Greenbelt Trails
	Decomposed Granite Trail (1000LF)	\$48,000	\$626,000	Greenbelt Trails
<b>2028</b>		<b>\$595,000</b>	<b>\$0</b>	
	8' Concrete Trail (2500LF)	\$160,000		Comanche Park
	Seatwall	\$68,000		Comanche Park
	Trail Signage (2 Total)	\$6,000		Comanche Park
	Specialty Paving (3,000SF)	\$36,000		Comanche Park
	Pavilion	\$150,000		Comanche Park
	Landscape Improvements	\$175,000		Comanche Park
<b>District Total</b>		<b>\$7,530,000</b>	<b>\$2,016,000</b>	

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT**

**ENGINEERING DIRECTIVES**

(From August 24, 2022 Meeting)

1. Mr. Gray is to provide direction to G & R Surveying on which park should be surveyed next.
2. Mr. Gray is to work with G & R Surveying to ensure that the District's new swing gate is properly depicted on the survey of the Bike Trails.



O 512.452.0371 : F 512.454.9933  
8834 North Capital of Texas Highway, Suite 140  
Austin, Texas 78759 : [www.grayengineeringinc.com](http://www.grayengineeringinc.com)  
TBPELS 2946

## MEMORANDUM

**TO:** Block House MUD Board of Directors

**FROM:** David W. Gray, P.E.

**DATE:** September 21, 2022

**RE:** Engineering Report  
GEI 349-8891-54

---

The following is a summary of the active jobs which we currently have on-going for the District:

**General Engineering Services** (GEI No. 349-8891-54 /11120)

GEI has continued to follow up on directives and requests.

GEI is continuing to work alongside the District's manager with PEC to address the restoration of areas within the District impacted by upgrading their lines.

PEC has revegetated the disturbed areas and is awaiting the start of regrowth. Once that has been established, PEC will remove the erosion controls that are currently in place and that need to remain in place until that regrowth is underway.

**Park Surveys** (GEI No. 349-11598.82)

Work on the first two park areas, the BMX Tract and Tonkawa Park are complete. The surveyor has now been directed by our office to proceed with the performance of the boundary surveys for both Jumano and Tumlinson Parks. That work is currently underway.

**Recreational Improvements** (GEI No. 349-11506.54)

A summary of the work by the District's park consultant, Trent Rush, was presented for discussion at the special Board meeting on August 16<sup>th</sup> and again on September 10<sup>th</sup>. The Board is expected to decide which recreational improvements as outlined in that park study to include in the District's upcoming recreational bond issue for funding at the Board's regular September 28<sup>th</sup> meeting. GEI will coordinate with the Board and its other consultants to discuss the next steps



Block House MUD Board of Directors  
September 21, 2022  
Page 2

necessary for the Board to plan for and take should it elect to proceed with the issuance of bonds to finance recreational improvements in the District.

**Block House \$3,150,000 Recreational Bond Issue** *(GEI Job. No. 349-11515.38) (No Change)*

GEI has been authorized to start work on the District's anticipated \$3,150,000 Recreational Bond issue. Preparation of the actual final bond report with attachments can proceed once the Board decides which of the improvement outlined in the recent park master plan to include for funding in this bond application. The Board is expected to make that decision at its regular September 28<sup>th</sup> Board meeting. Once the Board has made this decision, then GEI along with the District's legal counsel and financial advisor will proceed to final the bond application with supporting documents and file them with TCEQ to start the review process.

DWG:ad

cc: Mr. Sean Abbott; Armbrust & Brown, PLLC  
Mr. Andrew Hunt; Crossroads Utility Services  
Ms. Lisa Torres; Crossroads Utility Services  
Ms. Cheryl Allen; Public Finance Group  
Ms. Carol Polumbo; MPH Legal





## **OPERATIONS REPORT**

### **Block House Municipal Utility District Board of Directors Meeting**



**September 28, 2022**

**Block House Municipal Utility District  
Operations Report  
Water System Identification No. 2270226  
For the month of August 2022**

**GENERAL INFORMATION**

Occupied Single Family Connections	<u>2158</u>	x 3 =	<u>6474</u>	Estimated Population
Vacant Single Family Connections	<u>12</u>			
Commerical Connections	<u>1</u>			
School Connections	<u>2</u>			
Fire Hydrants	<u>1</u>			
Residential Builder	<u>1</u>			
District Connections	<u>10</u>			
Irrigation Connections	<u>26</u>			
 TOTAL CONNECTIONS	<u>2199</u>			

**BACTERIOLOGICAL ANALYSES**

7 Water sample(s) taken on 8/19/22, 8/26/22 All bacterial samples were satisfactory.

# WATER ACCOUNTABILITY CHART

FROM:	TO:	MASTER METER READ (1000 GALS.)	BILLED & ACCOUNTED TOTALS (1000 GALS.)	METER READ ADJUSTMENTS (1000 GALS.)	ADJUSTED BILLING TOTAL (1000 GALS.)	FLUSHING OTHER (1000 GALS.)	GALLONS UNACCT FOR (1000 GALS.)	PERCENT GAIN/LOSS	WATER LOSS/GAIN AT \$2.15
10/02/19	11/01/19	19,450.0	18,517.0	0	18,517.00	68.0	-865.0	-4.45%	-\$1,859.75
11/02/19	12/02/19	12,437.6	12,408.0	0	12,408.00	17.0	-12.6	-0.10%	-\$27.09
12/03/19	01/02/20	11,875.6	11,346.0	0	11,346.00	17.0	-512.6	-4.32%	-\$1,102.09
01/03/20	01/31/20	11,151.4	10,593.0	0	10,593.00	17.0	-541.4	-4.85%	-\$1,164.01
02/01/20	03/03/20	11,552.0	10,593.0	57	10,650.00	35.5	-866.5	-7.50%	-\$1,862.98
03/04/20	04/01/20	12,089.0	11,373.0	62	11,435.00	33.5	-620.5	-5.13%	-\$1,334.08
04/02/20	05/01/20	14,812.0	13,658.0	85	13,743.00	33.5	-1,035.5	-6.99%	-\$2,226.33
05/02/20	06/01/20	19,651.4	18,647.0	52	18,699.00	34.0	-918.4	-4.67%	-\$1,974.56
06/02/20	07/01/20	24,149.0	22,291.0	-20	22,271.00	34.0	-1,844.0	-7.64%	-\$3,964.60
07/02/20	08/03/20	27,696.3	25,662.0	0	25,662.00	32.0	-2,002.3	-7.23%	-\$4,304.95
08/04/20	09/01/20	28,653.0	25,899.0	0	25,899.00	27.2	-2,726.8	-9.52%	-\$5,862.62
09/02/20	10/02/20	29,141.6	26,874.0	0	26,874.00		-2,267.6	-7.78%	-\$4,875.34
10/03/20	11/03/20	20,341.4	19,219.0	-201	19,018.00	17.5	-1,305.9	-6.42%	-\$2,807.69
11/04/20	12/01/20	25,737.2	24,708.0	-122	24,586.00	17.0	-1,134.2	-4.41%	-\$2,438.53
12/02/20	01/05/21	15,126.2	14,363.0	-20	14,343.00	17.0	-766.2	-5.07%	-\$1,647.33
01/06/21	02/02/21	14,489.0	14,086.0	0	14,086.00	19.0	-384.0	-2.65%	-\$825.60
02/03/21	03/02/21	12,791.9	11,917.0	0	11,917.00	15.0	-859.9	-6.72%	-\$1,848.79
03/03/21	03/29/21	12,361.0	11,630.0	0	11,630.00	16.5	-714.5	-5.78%	-\$1,536.18
03/30/21	04/30/21	15,869.4	15,780.0	0	15,780.00	17.0	-72.4	-0.46%	-\$155.66
05/01/21	06/01/21	17,299.7	15,060.0	176	15,236.00	15.4	-2,048.3	-11.84%	-\$4,403.85
06/02/21	07/01/21	16,959.3	16,117.0	0	16,117.00	16.1	-826.2	-4.87%	-\$1,776.33
07/02/21	07/29/21	18,432.8	16,221.0	0	16,221.00	16.0	-2,195.8	-11.91%	-\$4,720.97
07/30/21	08/30/21	23,366.1	21,967.0	0	21,967.00	16.0	-1,383.1	-5.92%	-\$2,973.67
08/31/21	09/29/21	20,777.3	20,157.0	0	20,157.00	16.0	-604.3	-2.91%	-\$1,299.25
09/30/21	11/01/21	17,556.1	16,417.0	0	16,417.00	16.0	-1,123.1	-6.40%	-\$2,414.67
11/02/21	12/01/21	13,510.2	12,408.0	0	12,408.00	27.3	-1,074.9	-7.96%	-\$2,311.04
12/02/21	12/29/21	10,952.1	10,354.0	0	10,354.00	12.3	-585.8	-5.35%	-\$1,259.47
12/30/21	01/31/22	12,400.1	11,845.0	0	11,845.00	13.8	-541.3	-4.37%	-\$1,163.80
02/01/22	03/01/22	10,958.8	10,521.0	0	10,521.00	13.8	-424.0	-3.87%	-\$911.60
03/02/22	03/31/22	12,441.3	11,475.0	0	11,475.00	12.4	-953.9	-7.67%	-\$2,050.89
04/01/22	05/01/22	17,784.6	16,721.0	0	16,721.00	12.2	-1,051.5	-5.91%	-\$2,260.62
05/02/22	06/01/22	18,736.9	16,967.0	0	16,967.00	512.2	-1,257.8	-6.71%	-\$2,704.16
06/02/22	06/30/22	24,139.9	21,776.0	24	21,800.00	37.8	-2,302.1	-9.54%	-\$4,949.52
07/01/22	08/02/22	34,687.5	32,038.0	0	32,038.00	2.4	-2,647.2	-7.63%	-\$5,691.37
<b>2022 TOTAL</b>		155,611.4	144,105.0	24.0	144,129.0	644.1	-10,838.4	-0.6	-23,302.5
<b>2022 MONTHLY AVG.</b>		17,290.2	16,011.7	2.7	16,014.3	71.6	-1,204.3	-0.1	-2,589.2
<b>2021 TOTAL</b>		231,107.4	217,642.0	-167.0	217,475.0	214.5	-13,417.9	-0.8	-28,848.5
<b>2021 MONTHLY AVG.</b>		17,777.5	16,741.7	-12.8	16,728.8	16.5	-1,032.1	-0.1	-2,219.1
<b>2020 TOTAL</b>		222,658.9	207,861.0	236.0	208,097.0	348.7	-14,213.2	-0.7	-30,558.4
<b>2020 MONTHLY AVG.</b>		18,554.9	17,321.8	19.7	17,341.4	31.7	-1,184.4	-0.1	-2,546.5
<b>2019 TOTAL</b>		200,740.7	188,671.0	-6.0	188,665.0	754.0	-11,321.7	-0.6	-24,341.7
<b>2019 MONTHLY AVG.</b>		16,728.4	15,722.6	-0.5	15,722.1	62.8	-943.5	-0.1	-2,028.5
<b>2018 TOTAL</b>		209,314.9	197,814.0	-486.0	197,328.0	1,066.0	-10,920.9	-0.7	-23,479.9
<b>2018 MONTHLY AVG.</b>		17,442.9	16,484.5	-40.5	16,444.0	88.8	-910.1	-0.1	-1,956.7
<b>2017 TOTAL</b>		217,191.0	192,922.0	-739.0	192,183.0	812.2	-24,195.8	-1.3	-52,021.1
<b>2017 MONTHLY AVG.</b>		18,379.8	16,422.5	-64.5	16,358.0	69.0	-1,952.9	-0.1	-4,198.7
<b>2016 TOTAL</b>		2,392,493.1	2,346,985.6			8,356.2	-18,506.7		-\$39,789.34
<b>2016 MONTHLY AVG.</b>		19,451.2	17,514.8			67.9	-1,542.2	-7.93%	-\$3,315.78
<b>2015 TOTAL</b>		2,594,671.2	2,346,985.6			7,164.5	-10,625.8		-\$22,845.42
<b>2015 MONTHLY AVG.</b>		19,363.2	17,514.8			64.5	-885.5	-4.57%	-\$1,903.78

CUSTOMER BILLING REPORT  
BLKH - BLOCK HOUSE MUD  
July 11, 2022 to August 10, 2022

Current Billing

Deposit	-\$6,000.00	
Basic Service	115,361.66	
Water	117,415.88	
Sewer	39,938.16	
TCEQ	1,362.72	
Misc	\$294.00	
	-----	
Total Current Billing		\$268,372.42

Aged Receivables

Thirty (30) Days	-\$5,001.63	
Sixty (60) Days	4,281.74	
Ninety (90) Days	-2,245.95	
One hundred twenty (120) Days	-298.35	
	-----	
Billed Arrears	-3,264.19	
Credit Bal Fwd	-8,805.56	
	-----	
Total Aged Receivables		-\$12,069.75

Accounts Receivables

Deposit	-\$700.00	
Penalty	\$3,316.64	
Basic Service	112,524.74	
Water	97,506.77	
Sewer	43,599.67	
TCEQ	1,155.21	
Miscellaneous	227.67	
	-----	
Total Accounts Receivables		\$257,630.70

Deposit Liability

Balance As Of	07/11/22	\$345,583.44
Collections		6,200.00
Deposits Applied		-6,000.00
		-----
Balance As Of	08/10/22	\$345,783.44

**BLOCKHOUSE MUNICIPAL UTILITY DISTRICT # 1****Billing Report****August 2022**

<b>Connections</b>	<b>July</b>	<b>August</b>
Active	2180	2186
Inactive	15	12
Total	2195	2198

---

**Billing Recap**

	<b>July</b>	<b>August</b>
Deposit	\$0.00	(\$6,000.00)
Basic Service	\$115,284.49	\$115,361.66
Water	\$75,981.23	\$117,415.88
Sewer	\$38,574.09	\$39,938.16
State Assessment	\$1,184.65	\$1,362.72
Miscellaneous	\$0.00	\$294.00
<b>Total Current Billing</b>	<b>\$231,024.46</b>	<b>\$268,372.42</b>
30 Days	\$677.37	(\$5,001.63)
60 Day	\$305.86	\$4,281.74
90 Day	\$242.01	(\$2,245.95)
120 Day	\$549.24	(\$298.35)
<b>Past Due</b>	<b>\$1,774.48</b>	<b>(\$3,264.19)</b>

**Collections**

	<b>July</b>	<b>August</b>
Letters	311	287
Terminations	7	0



# Block House MUD

Monthly Meter Read Comparison for: August 2022

	<u>City of Cedar Park</u>			<u>Blockhouse Creek MUD</u>		
	7/21/2022	8/22/2022	Usage (Kgal)	7/21/2022	8/22/2022	Usage(Kgal)
	Previou	Current		Current	Current	
Blockhouse						
Drive/New Hope	<b>214053</b>	<b>246362</b>	<b>3230.9</b>	<b>212936</b>	<b>246139</b>	<b>3320.29</b>
Totals			3230.9			3320.29
				Difference		<b><u>-89.39</u></b>

**Block House Municipal Utility District  
City of Cedar Park Water Billings Vs. M.U.D. Reads**

<u>Date</u>	<u>City of Cedar Park Read (Gallons)</u>	<u>M.U.D. Read (Gallons)</u>
4/23/20 - 5/22/20	19,321,740	19,818,000
5/23/20 - 6/22/20	23,847,980	24,698,000
6/23/20 - 7/22/20	28,601,560	31,557,000
7/23/20 - 8/22/20	33,176,240	33,207,000
8/23/20 - 9/22/20	23,304,640	18,822,000
<b>FY 19/20 TOTAL</b>	<b>216,478,564</b>	<b>224,536,400</b>
<i>Difference</i>	8,057,836	
-----		
9/23/20 - 10/22/20	19,614,730	19,962,000
10/23/20 - 11/22/20	17,977,330	16,877,000
11/23/20 - 12/22/20	13,547,470	13,473,000
12/23/20 - 1/22/21	12,873,120	12,737,000
1/23/21 - 2/22/21	14,358,420	13,203,000
2/23/21 - 3/22/21	12,323,370	14,284,000
3/23/21 - 4/22/21	16,923,590	14,205,000
4/23/21 - 5/22/21	7,053,910	7,110,000
5/23/21 - 6/22/21	13,355,200	16,640,000
6/23/21 - 7/22/21	14,276,950	10,140,000
7/23/21 - 8/22/21	22,043,000	22,489,000
8/23/21 - 9/22/21	22,486,030	21,006,000
<b>FY 20/21 TOTAL</b>	<b>204,001,960</b>	<b>198,717,000</b>
<i>Difference</i>	(5,284,960)	
-----		
9/23/21 - 10/22/21	17,168,840	16,591,000
10/23/21 - 11/22/21	14,940,800	13,564,000
11/23/21 - 12/22/21	12,432,100	12,645,000
12/23/21 - 1/22/22	12,339,890	11,989,000
1/23/22 - 2/22/22	12,334,140	11,521,000
2/23/22 - 3/22/22	12,612,931	14,407,000
3/23/22 - 4/22/22	17,537,820	17,160,000
4/23/22 - 5/22/22	18,442,460	19,195,000
5/23/22 - 6/22/22	22,759,610	24,838,000
6/23/22 - 7/22/22	29,185,340	31,080,000
7/23/22 - 8/22/22	32,308,110	29,572,000
<b>FY 21/22 TOTAL</b>	<b>202,062,041</b>	<b>202,562,000</b>
<i>Difference</i>	499,959	
-----		

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY  
Water Utilities Division

Monthly Operational Report For Public Water Systems Purchasing Treated Water From Another System  
Which Uses Surface Water Sources or Groundwater Sources Under The Influence of Surface Water

PUBLIC WATER SYSTEM NAME: **BLOCK HOUSE M.U.D.**

System I.D. #: **2460110**

Month: **August 2022**

Submitted by:

Date:

No. of Connections: **2195**

Certificate #:

Grade:

TREATED WATER PURCHASED FROM A WHOLESALE SUPPLIER				
Date	Quantity (mgd)	Date	Quantity (mgd)	Monthly Summary (mgd)
1	0.457	17	1.106	Total
2	3.151	18	0.820	Monthly
3	1.207	19	0.717	Purchase: 29.572
4	1.207	20	0.717	Average
5	1.111	21	0.717	Daily: 0.954
6	1.111	22	0.837	Maximum
7	1.111	23	0.770	Daily: 3.151
8	1.054	24	0.390	Minimum
9	0.830	25	0.513	Daily: 0.390
10	1.196	26	0.761	
11	1.078	27	0.761	
12	1.078	28	0.761	
13	1.078	29	0.598	
14	1.078	30	0.621	
15	1.059	31	0.619	
16	1.059			

DISTRIBUTION SYSTEM (DISINFECTANT RESIDUAL MONITORING)			
Minimum allowable disinfectant residual:	0.5	mg/L	Percentage of the measurements below the limit this month:
Total No. of measurements this month:	35		0% (1A)
No. of measurements below the limit:	0		
Percentage of the measurements below the limit last month:			0% (1B)

PUBLIC NOTIFICATION			
TREATMENT TECHNIQUE VIOLATION	Yes/No	If YES, Date when Notice was Given to the:	
More than 5.0% of the disinfectant residuals in the distribution system below acceptable levels for two consecutive months? - see (1A) and (1B)	NO	TCEQ	Customers*

\* A sample copy of the Notice to the customers must accompany this report.

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT**  
**GENERAL MANAGER'S REPORT**  
**WRITE-OFF LIST**  
**August 2022**

*(There are no write offs for this period)*

## Blockhouse MUD Write Offs Fiscal Year

	2019/20	2020/21	2021/22
<b>OCTOBER</b>			
WRITE-OFF	\$ 176.72	\$ -	\$ 303.96
COLLECTED	\$ -	\$ -	\$ -
<b>NOVEMBER</b>			
WRITE-OFF	\$ -	\$ 615.78	\$ -
COLLECTED	\$ -	\$ -	\$ -
<b>DECEMBER</b>			
WRITE-OFF	\$ 1,295.85	\$ -	\$ -
COLLECTED	\$ -	\$ -	\$ -
<b>JANUARY</b>			
WRITE-OFF	\$ 258.51	\$ -	\$ 114.39
COLLECTED	\$ -	\$ -	\$ -
<b>FEBRUARY</b>			
WRITE-OFF	\$ 45.07	\$ 604.06	\$ -
COLLECTED	\$ -	\$ -	\$ -
<b>MARCH</b>			
WRITE-OFF	\$ -	\$ -	\$ -
COLLECTED	\$ -	\$ -	\$ -
<b>APRIL</b>			
WRITE-OFF	\$ 210.62	\$ -	\$ -
COLLECTED	\$ -	\$ -	\$ -
<b>MAY</b>			
WRITE-OFF	\$ 249.32	\$ -	\$ -
COLLECTED	\$ -	\$ -	\$ -
<b>JUNE</b>			
WRITE-OFF	\$ -	\$ -	\$ -
COLLECTED	\$ -	\$ -	\$ -
<b>JULY</b>			
WRITE-OFF	\$ 384.54	\$ 687.97	\$ -
COLLECTED	\$ -	\$ -	\$ -
<b>AUGUST</b>			
WRITE-OFF	\$ 213.73	\$ -	\$ -
COLLECTED	\$ -	\$ -	\$ -
<b>SEPTEMBER</b>			
WRITE-OFF	\$ 228.79	\$ -	
COLLECTED	\$ -	\$ -	
<b>TOTAL COLLECTIONS:</b>	\$ 3,063.15	\$ 1,907.81	\$ 418.35
<b>TOTAL COLLECTED:</b>	\$ -	\$ -	\$ -




# Lupton Backflow

## Testing and Repairs

Texas Commission on Environmental Quality

### BACKFLOW PREVENTION ASSEMBLY TEST AND MAINTENANCE REPORT

The following form must be completed for each assembly tested. A signed and dated original must be submitted to the public water supplier for recordkeeping purposes:

NAME OF PWS:	Block House MUD					
PWS ID#:						
PWS MAILING ADDRESS:						
PWS CONTACT PERSON:						
ADDRESS OF SERVICE:	16418 Creek Lake Ct					
The backflow prevention assembly detailed below has been tested and maintained as required by commission regulations and is certified to be operating within acceptable parameters.						
<b>TYPE OF BACKFLOW PREVENTION ASSEMBLY (BPA):</b>						
<input type="checkbox"/>	Reduced Pressure Principle (RPBA)		<input type="checkbox"/>	Reduced Pressure Principle-Detector (RPBA-D) Type II <input type="checkbox"/>		
<input checked="" type="checkbox"/>	Double Check Valve (DCVA)		<input type="checkbox"/>	Double Check-Detector (DCVA-D) Type II <input type="checkbox"/>		
<input type="checkbox"/>	Pressure Vacuum Breaker (PVB)		<input type="checkbox"/>	Spill-Resistant Pressure Vacuum Breaker (SVB)		
Manufacturer:	Main:	Wilkins	Bypass:	Size:	Main: 3/4 in. Bypass:	
Model Number:	Main:	350	Bypass:	BPA Location:	6 feet from front left corner of house	
Serial Number:	Main:	AJAD1223	Bypass:	BPA Serves:	Irrigation	
Reason for test:	New <input checked="" type="checkbox"/>	Existing <input type="checkbox"/>	Replacement <input type="checkbox"/>	Old Model/Serial #		
Is the assembly installed in accordance with manufacturer recommendations and/or local codes?					<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Is the assembly installed on a non-potable water supply (auxiliary)?					<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
<b>TEST RESULT</b>	Reduced Pressure Principle Assembly (RPBA)			Type II Assembly	PVB & SVB	
	DCVA		Relief Valve	Bypass Check	Air Inlet	Check Valve
	1 <sup>st</sup> Check	2 <sup>nd</sup> Check***				
<b>PASS</b> <input checked="" type="checkbox"/> <b>FAIL</b> <input type="checkbox"/>	Held at 1.5 psid Closed Tight <input checked="" type="checkbox"/> Leaked <input type="checkbox"/>	Held at 1.9 psid Closed Tight <input checked="" type="checkbox"/> Leaked <input type="checkbox"/>	Opened at _____ psid Did not open <input type="checkbox"/>	Held at _____ psid Closed Tight <input type="checkbox"/> Leaked <input type="checkbox"/>	Opened at _____ psid Did not open <input type="checkbox"/> Did it fully open (Yes <input type="checkbox"/> / No <input type="checkbox"/> )	Held at _____ psid Leaked <input type="checkbox"/>
<b>Initial Test</b> Date: 8-30-22 Time: 3:10						
Repairs and Materials Used**	Main: _____ Bypass: _____					
<b>Test After Repair</b> Date: _____ Time: _____	Held at _____ psid Closed Tight <input type="checkbox"/>	Held at _____ psid Closed Tight <input type="checkbox"/>	Opened at _____ psid	Held at _____ psid Closed Tight <input type="checkbox"/>	Opened at _____ psid	Held at _____ psid
*** 2 <sup>nd</sup> check: numeric reading required for DCVA only						
Differential pressure gauge used:			Potable: <input checked="" type="checkbox"/>	Non-Potable: <input type="checkbox"/>		
Make/Model:	Watts / TK99-E	SN:	0048326	Date tested for accuracy : 03-16-22		
Remarks:						
Company Name:	Lupton Backflow	Licensed Tester Name (Print/Type):		Brandn Moore		
Company Address:	P.O. Box 1779 Kyle, Tx 78640	Licensed Tester Name (Signature):				
Company Phone #:	512-731-9770	BPAT License #	BP0014206			
		License Expiration Date:	10-24-23			

The above is certified to be true at the time of testing.

\* TEST RECORDS MUST BE KEPT FOR AT LEAST THREE YEARS [30 TAC §290.46(B)]

\*\* USE ONLY MANUFACTURER'S REPLACEMENT PARTS

TCEQ-20700 (Revision 04-04-2019)



## MEMORANDUM

Date: 9/21/22  
To: Block House MUD Board of Directors  
From: Lisa Torres, General Manager  
Subject: General Manager's Report

### General Manager Directives for September

- 1) Obtain Multiple quotes for staining 2,500 linear feet of fence (This will be done next month)
- 2) TDS- Social Media blurb sent out informing residents of new pricing structure relating to the disposal of mattresses on or around October 1, 2022.

### Restrictive Covenants

- 1) CAM Reporting is in the packet and has been reviewed. I'll update the board at the meeting- subcommittee does not meet until September 22<sup>nd</sup>.

### Communications

- 1) Currently working on October newsletter for 2022
- 2) Worked with OA on new reservations items.
- 3) Social Media posts for August/September included 15 posts to all mediums.
- 4) Welcome Packets are disseminated weekly to new residents – 22 new resident packets were distributed in August.

### Financial

- 1) Reviewed the check register and financials as presented.

### Pools

- 1) Pool report is in the packet.
- 2) Proposal #6167 for Expansion Joint Installation for Tomlinson Pool @ \$6,500
- 3) Proposal #6166 for Expansion Joint Installation for Apache Pool @ \$7,000

### Landscaping

- 1) Priority Landscape's report is in the packet; with (3) Proposals needing approval for the Disc Golf Course, Luther Chance Infield Improvements and Front Entry Plant Replacement due to disease.
- 2) Landscaping removed down tree near 2702 N. Walker Drive and 2710 N. Walker Drive
- 3) Additional clearing of tree's limbs around the windmill has been scheduled.
- 4) Water barrels have been placed around trees to help with watering.

### Operations

- 1) Operational report is provided in the packet and Lisa Torres will present it.
- 2) GST – PSI came out to repair bearings on pumps.
- 3) Mini-split repairs have been completed.

### Cedar Park Fire

- 1) Call for Service Report is in the packet.

### Facilities and Maintenance

- 1) Walker House painting completed
- 2) Walker House Blinds installed
- 3) Walker House Furniture Purchased
- 4) Hellas Construction starting on Sports Courts 09/21/2022
- 5) Apache Park renovation completed
- 6) Tonkawa Park renovations almost completed
- 7) 183 Fence Repair in progress
- 8) Windmill repairs scheduled
- 9) Disc Golf Walk-Through completed; trimming on the course will begin 09/23

### Reservations

- 1) Reservations are coming for all areas of the district.

### Solid Waste Services

- 1) TDS Report included in the packet.

### Water/Environmental/MS4 Items

- 1) Nothing to report at this time.



**CEDAR PARK FIRE DEPARTMENT**

**August 2022**

**Block House**

Calls for Service - Block House													
INCIDENT DESCRIPTION	Sep-21	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Total
Alarm system activation, no fire - unintentional		1					1						2
Alarm system sounded due to malfunction				1									1
Assist invalid										1	1		2
Attempt to burn					1								1
Brush or brush-and-grass mixture fire								1					1
Building Fire		1											1
Cancelled en route - Low Priority Medical	3	5	3	6	6		2	1	2	2	5	2	37
Carbon monoxide detector activation, no CO				1									1
Carbon monoxide incident			1										1
Dispatched & cancelled en route	3	3	1	2	3	2		2	3	3	2		24
Dumpster or other outside trash receptacle fire									1				1
EMS call, excluding vehicle accident with injury	2	1	1	2	2	2	1		3		1		15
False alarm or false cal, other					1								1
Gas leak (natural gas or LPG)			1		1						1	1	4
Lightning Strike (No fire)									1				1
Local alarm system, malicious false alarm										1			1
Lock-out						1							1
Medical assist, assist EMS crew	10	15	8	14	18	4	13	4	15	15	15	16	147
Motor Vehicle Accident with no injuries		1											1
Motor Vehicle Accident WITH injuries				1					1				2
MVA with Injury, No FD Treatment												1	1
No Incident found on arrival at dispatch address	1						1						2
Outside rubbish, trash or waste fire		1											1
Passenger vehicle fire												1	1
Public service assistance, other			1		1								2
Smoke detector activation due to malfunction	1												1
Smoke detector activation, no fire - unintentional	1												1
Smoke or odor problem, nothing found		1		2	1		2			1			7
Unintentional Transmission of Medical Alarm					1			1					2
<b>Grand Total</b>	<b>21</b>	<b>29</b>	<b>16</b>	<b>29</b>	<b>35</b>	<b>9</b>	<b>20</b>	<b>9</b>	<b>26</b>	<b>23</b>	<b>25</b>	<b>21</b>	<b>263</b>

Emergent Response Times														
	Goal	Overall	Sep-21	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	Jul-22	Aug-22
Call Processing	90th Percentile	0:01:00	0:00:59	0:00:38	0:00:49	0:00:34	0:00:49	0:00:50	0:00:34	0:01:01	0:01:28	0:01:20	0:00:59	0:01:17
	Median	0:00:30	0:00:27	0:00:23	0:00:25	0:00:23	0:00:20	0:00:25	0:00:25	0:00:31	0:00:50	0:00:25	0:00:41	0:00:35
Turn Out Time	90th Percentile	0:01:30	0:01:37	0:01:29	0:02:28	0:01:34	0:01:30	0:01:26	0:01:12	0:01:21	0:01:08	0:01:31	0:01:41	0:01:29
	Median	0:01:00	0:01:03	0:01:02	0:00:58	0:01:02	0:01:02	0:00:59	0:01:09	0:01:00	0:01:00	0:01:06	0:01:20	0:01:05
Travel Time	90th Percentile	0:06:00	0:10:22	0:09:57	0:09:35	0:10:08	0:09:15	0:09:34	0:09:04	0:11:07	0:07:50	0:12:20	0:09:44	0:11:21
	Median	0:04:00	0:07:56	0:07:18	0:07:52	0:07:19	0:06:58	0:07:43	0:08:46	0:07:33	0:05:22	0:07:59	0:08:49	0:09:14
Total Response	90th Percentile	0:08:30	0:12:17	0:11:35	0:11:27	0:11:29	0:10:43	0:11:17	0:10:33	0:13:05	0:10:21	0:13:53	0:12:20	0:12:36
	Median	0:05:30	0:10:00	0:08:44	0:09:39	0:09:18	0:08:27	0:09:07	0:10:08	0:09:16	0:07:02	0:10:15	0:10:21	0:10:34

Fire Chief James Mallinger



CEDAR PARK FIRE DEPARTMENT

August 2022

Block House

Incident No	Dispatch Time	Description	Property Use	Shift	Station	Response Code	Unit	Call	Turnout	Travel	Total Response	Clear
2200004804	8/1/2022 8:54	Gas leak (natural gas or LPG)	1 or 2 Family Dwelling	B-Shift	ST1	Non-Emergent	CPQ1	0:00:40	0:00:51	0:11:15	0:12:46	1:06:43
2200004897	8/5/2022 16:33	Medical assist, assist EMS crew	1 or 2 Family Dwelling	C-Shift	ST3	Emergent	CPE3	0:00:24	0:00:49	0:10:48	0:12:01	0:23:16
2200004897	8/5/2022 16:33	Medical assist, assist EMS crew	1 or 2 Family Dwelling	C-Shift	WCM	Emergent	WCM23	0:00:01	0:01:27	0:11:44	0:13:12	0:23:16
2200004955	8/7/2022 17:04	Medical assist, assist EMS crew	Outside or Special Property	B-Shift	WCM	Non-Emergent	WCM26	0:03:51	0:00:14	0:15:47	0:19:52	0:20:55
2200004955	8/7/2022 17:04	Medical assist, assist EMS crew	Outside or Special Property	B-Shift	ST5	Downgraded to Non-	CPQ14	0:00:17	0:00:50	0:06:38	0:07:45	0:20:52
2200004963	8/8/2022 10:49	Cancelled en Route - Low Priority Medical Call	#N/A	C-Shift	WCM	Non-Emergent	WCM26	0:04:10	0:00:08	0:00:44	0:05:02	0:05:33
2200004963	8/8/2022 10:49	Cancelled en Route - Low Priority Medical Call	#N/A	C-Shift	ST5	Non-Emergent	CPQ14	0:00:15	0:00:46	#VALUE!	#VALUE!	0:05:33
2200005001	8/9/2022 16:46	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	ST5	Emergent	CPQ14	0:00:24	0:01:08	0:10:35	0:12:07	0:25:59
2200005001	8/9/2022 16:46	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	WCM	Non-Emergent	WCM23	0:00:00	0:00:00	0:07:32	0:07:32	0:25:59
2200005020	8/10/2022 11:30	Passenger vehicle fire	Outside or Special Property	B-Shift	ST3	Emergent	CPE3	0:00:51	0:01:03	0:06:26	0:08:20	0:15:50
2200005069	8/12/2022 11:11	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	ST3	Non-Emergent	CPE3	0:00:42	0:00:47	0:14:08	0:15:37	0:23:34
2200005069	8/12/2022 11:11	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	ST3	Non-Emergent	CPE3	0:00:42	0:00:47	0:14:08	0:15:37	0:23:34
2200005082	8/12/2022 18:05	Cancelled en Route - Low Priority Medical Call	1 or 2 Family Dwelling	A-Shift	ST5	Non-Emergent	CPQ14	0:00:34	0:00:47	#VALUE!	#VALUE!	0:06:37
2200005082	8/12/2022 18:05	Cancelled en Route - Low Priority Medical Call	1 or 2 Family Dwelling	A-Shift	WCM	Non-Emergent	WCM24	0:02:07	0:00:00	#VALUE!	#VALUE!	0:06:45
2200005120	8/14/2022 4:49	Medical assist, assist EMS crew	1 or 2 Family Dwelling	B-Shift	WCM	Non-Emergent	WCM26T	0:03:07	0:00:39	0:06:39	0:10:25	0:25:33
2200005120	8/14/2022 4:49	Medical assist, assist EMS crew	1 or 2 Family Dwelling	B-Shift	ST5	Non-Emergent	CPQ14	0:00:12	0:01:51	0:06:44	0:08:47	0:25:25
2200005158	8/15/2022 20:26	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	ST5	Non-Emergent	CPQ14	0:00:16	0:01:01	0:08:45	0:10:02	0:44:23
2200005158	8/15/2022 20:26	Medical assist, assist EMS crew	1 or 2 Family Dwelling	B-Shift	WCM	Non-Emergent	WCM26	0:00:13	0:01:20	0:08:40	0:10:13	0:44:23
2200005164	8/16/2022 7:14	Medical assist, assist EMS crew	1 or 2 Family Dwelling	B-Shift	WCM	Non-Emergent	WCM26	0:01:30	0:00:25	0:09:24	0:11:19	0:17:17
2200005164	8/16/2022 7:14	Medical assist, assist EMS crew	1 or 2 Family Dwelling	B-Shift	ST5	Non-Emergent	CPQ14	0:00:16	0:00:50	0:10:23	0:11:29	0:17:15
2200005189	8/16/2022 23:17	Medical assist, assist EMS crew	1 or 2 Family Dwelling	B-Shift	ST5	Emergent	CPQ14	0:00:39	0:01:31	0:06:06	0:08:16	0:14:42
2200005189	8/16/2022 23:17	Medical assist, assist EMS crew	1 or 2 Family Dwelling	B-Shift	WCM	Emergent	WCM23	0:00:00	0:02:45	0:00:21	0:03:06	0:14:47
2200005293	8/21/2022 22:10	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	WCM	Emergent	WCM23	0:01:42	0:01:40	0:04:13	0:07:35	0:22:51
2200005293	8/21/2022 22:10	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	ST5	Emergent	CPQ14	0:00:18	0:01:17	0:08:20	0:09:55	0:22:51
2200005311	8/22/2022 19:52	Medical assist, assist EMS crew	1 or 2 Family Dwelling	B-Shift	ST5	Emergent Downgraded to Non-	CPQ14	0:00:42	0:00:41	0:07:45	0:11:12	0:23:32
2200005336	8/23/2022 23:07	Medical assist, assist EMS crew	1 or 2 Family Dwelling	C-Shift	ST5	Emergent	CPQ5	0:00:42	0:01:35	0:07:47	0:10:04	0:25:21
2200005344	8/24/2022 9:51	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	WCM	Emergent	WCM26	0:02:48	0:00:02	0:05:01	0:07:51	0:30:50
2200005344	8/24/2022 9:51	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	ST5	Emergent	CPQ5	0:00:21	0:01:37	0:07:59	0:09:57	0:30:42
2200005368	8/25/2022 9:18	Medical assist, assist EMS crew	1 or 2 Family Dwelling	B-Shift	WCM	Emergent	WCM26	0:01:09	0:02:42	0:03:23	0:07:14	0:15:09
2200005368	8/25/2022 9:18	Medical assist, assist EMS crew	1 or 2 Family Dwelling	B-Shift	ST1	Emergent	CPQ1	0:00:14	0:01:33	0:11:20	0:13:07	0:15:09
2200005448	8/28/2022 20:03	Medical assist, assist EMS crew	Other Residential	B-Shift	WCM	Emergent	WCM24	0:18:22	0:00:28	0:05:40	0:24:30	0:35:59
2200005448	8/28/2022 20:03	Medical assist, assist EMS crew	Other Residential	B-Shift	ST3	Non-emergent	CPE3	0:00:10	0:00:55	0:10:36	0:11:41	0:35:59
2200005475	8/30/2022 5:30	MVA with Injury, No FD Treatment	Outside or Special Property	C-Shift	ST5	Emergent	CPQ5	0:00:14	0:01:29	0:07:21	0:09:04	0:20:18
2200005491	8/30/2022 16:29	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	ST5	Emergent	CPQ5	0:00:15	0:01:14	0:08:51	0:10:20	0:25:50
2200005491	8/30/2022 16:29	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	WCM	Emergent	WCM26	0:01:58	0:00:03	0:08:29	0:10:30	0:25:50
2200005503	8/31/2022 1:45	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	ST5	Emergent	CPQ5	0:00:15	0:01:50	0:10:04	0:12:09	0:25:08
2200005503	8/31/2022 1:45	Medical assist, assist EMS crew	1 or 2 Family Dwelling	A-Shift	WCM	Emergent	WCM26	0:00:00	0:01:12	0:07:14	0:08:26	0:25:08

Fire Chief James Mallinger



Environmental Services, Inc.

7 September 2022

Cecila Roberts  
President, Board of Directors  
Block House Municipal Utility District  
c/o: MUNICIPAL ACCOUNTS & CONSULTING, L.P.  
8500 River Place Blvd  
Austin, Texas 78730

Via e-mail: gm@blockhousemudtx.gov

**RE: Limited Water Sampling Investigation**  
**Block House Municipal Utility District, Cedar Park, Williamson County, Texas**  
HJN 22209.001WQ

Dear Ms. Roberts:

On 30 August 2022, Horizon conducted a limited water quality sampling investigation at the above-referenced site. The site is located in and around the Block House community in Cedar Park, Williamson County, Texas. Seven locations (BH-1 to BH-7) in Block House Creek and its unnamed tributaries were sampled for total suspended solids (TSS). Sample BH-1 was located in an unnamed tributary of Block House Creek upstream of a water storage tank operated by the Block House Municipal Utility District (MUD). BH-2 was located in an unnamed tributary of Block House Creek adjacent to Tomkawa Park and a local Lower Colorado River Authority (LCRA) substation. BH-3 was located upstream of the Wong Development. BH-4 was located in Block House Creek behind a private residence. BH-5 was located behind the Tumlinson Park softball field. BH-6 was located at Susan Channel. BH-7 was located in Block House Creek upstream of the US Highway 183A bridge. Water appeared extremely clear and was flowing at the time of the sampling event.

#### **LABORATORY RESULTS AND CONCLUSIONS**

Water samples were delivered to Pace Analytical Services, LLC for TSS testing under Standards Method 2540D. Horizon compared laboratory analysis results to background pollutant levels specified by Texas Pollutant Discharge Eliminations System (TPDES) General Permit TXR050000 (Multi-Sector General Permit). Table 1 shows a comparison of the laboratory results to the recorded background pollutant load for TSS. Sample analysis revealed detectable amounts of TSS for BH-1, BH-2, and BH-4. All remaining sampling locations tested below the detection limits for TSS. These would be considered low TSS levels. Horizon has no recommendations for the sites.

22209-001WQ Letter

#### **CORPORATE HEADQUARTERS**

1507 S Interstate 35 • Austin, Texas 78741-2502 • 512.328.2430 • www.horizon-esi.com  
TBPG Firm No. 50488 • An LJA Company



**TABLE 1 – LABORATORY RESULTS AND BACKGROUND POLLUTANT LOAD**

Constituent	BH-1 result (mg/L)	BH-2 result (mg/L)	BH-3 result (mg/L)	BH-4 result (mg/L)	BH-5 result (mg/L)	BH-6 result (mg/L)	BH-7 result (mg/L)	Background Pollutant Load (mg/L)
Total Suspended Solids	20.3	11.9	ND	4.30	ND	ND	ND	50.00

ND-Not Detected  
Mg/L – milligrams per liter

Sincerely,  
For Horizon Environmental Services, Inc.



Scott Flesher  
Vice President, Ecological Program Manager

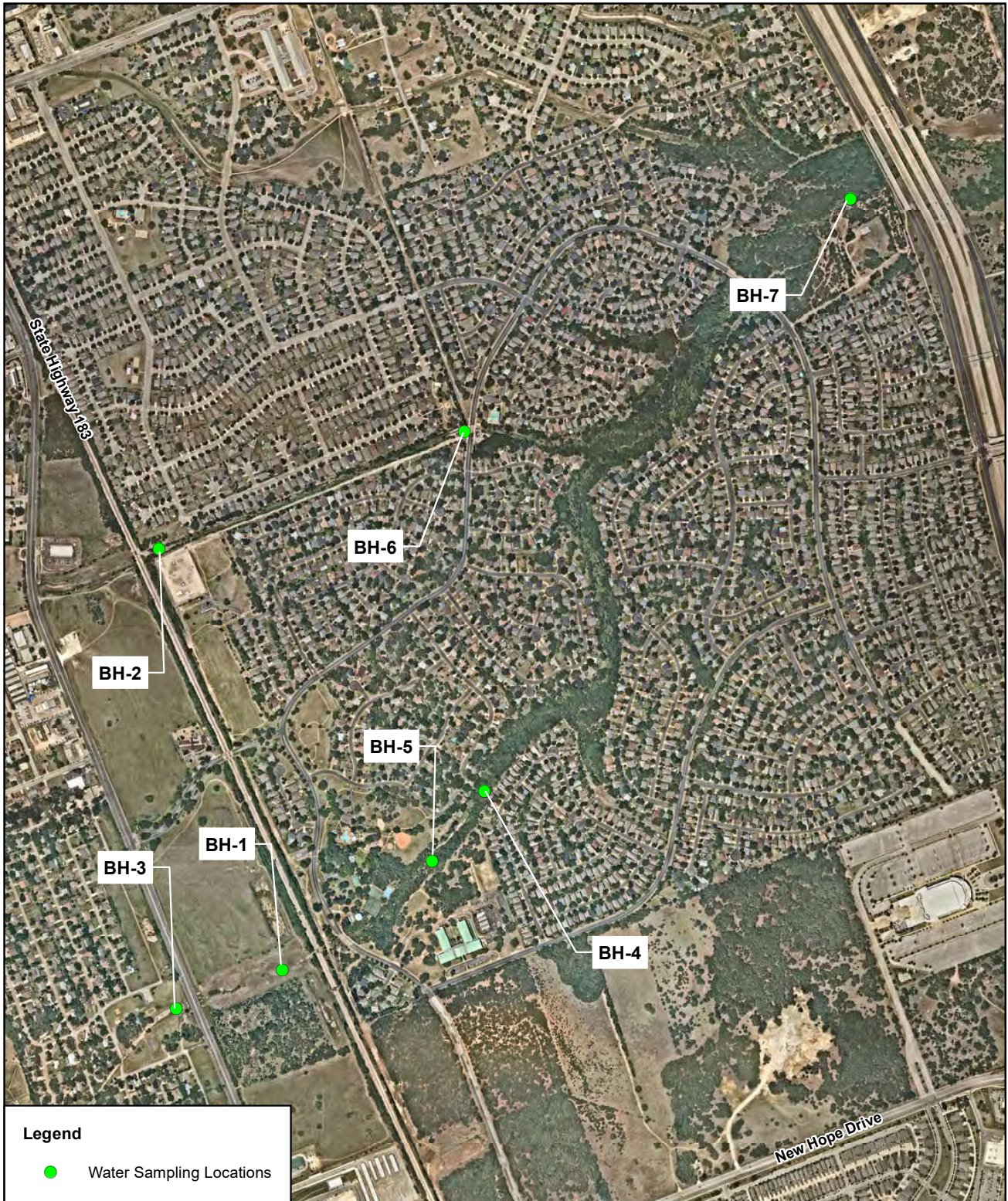
### **References**

(Nearmap) Nearmap US, Inc. Nearmap Vertical™ digital orthographic photograph, <<https://go.nearmap.com>>. Imagery date 16 May 2022.

**Appendix A**

Water Quality Sample Locations Map





#### Legend

● Water Sampling Locations

**Horizon**  
Environmental Services, Inc.

Date:	09/07/2022
Drawn:	ZHB
HJN NO:	22209.001WQ
Source:	Nearmap, 2022

**Figure 1**

Sample Locations Map  
Block House MUD Creek Water Quality  
Cedar Park, Williamson County, Texas



0 500 1,000  
Feet

**Appendix B**

Laboratory Results  
Chain of Custody





# ANALYTICAL REPORT

September 06, 2022

<sup>1</sup> Cp

<sup>2</sup> Tc

<sup>3</sup> Ss

<sup>4</sup> Cn

<sup>5</sup> Sr

<sup>6</sup> Qc

<sup>7</sup> Gl

<sup>8</sup> Al

<sup>9</sup> Sc

## Horizon Environmental

Sample Delivery Group: L1531655  
Samples Received: 08/31/2022  
Project Number: 22209001WQ  
Description: Block House MUO

Report To: Zach Blackburn  
1507 S IH-35  
Austin, TX 78741

Entire Report Reviewed By:

Dorothy P Roberts  
Project Manager

Results relate only to the items tested or calibrated and are reported as rounded values. This test report shall not be reproduced, except in full, without written approval of the laboratory. Where applicable, sampling conducted by Pace Analytical National is performed per guidance provided in laboratory standard operating procedures ENV-SOP-MTJL-0067 and ENV-SOP-MTJL-0068. Where sampling conducted by the customer, results relate to the accuracy of the information provided, and as the samples are received.

Pace Analytical Services, LLC -Dallas

400 W. Bethany Drive Suite 190 Allen, TX 75013 972-727-1123 800-767-5859 [www.pacenational.com](http://www.pacenational.com)

ACCOUNT:  
Horizon Environmental

PROJECT:  
22209001WQ

SDG:  
L1531655

DATE/TIME:  
09/06/22 17:17

PAGE:  
1 of 17



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Cp: Cover Page	1	<sup>1</sup> Cp
Tc: Table of Contents	2	
Ss: Sample Summary	3	<sup>2</sup> Tc
Cn: Case Narrative	4	
Sr: Sample Results	5	<sup>3</sup> Ss
W-1 L1531655-01	5	
W-2 L1531655-02	6	<sup>4</sup> Cn
W-3 L1531655-03	7	<sup>5</sup> Sr
W-4 L1531655-04	8	
W-5 L1531655-05	9	<sup>6</sup> Qc
W-6 L1531655-06	10	
W-7 L1531655-07	11	<sup>7</sup> Gl
Qc: Quality Control Summary	12	<sup>8</sup> Al
Gravimetric Analysis by Method 2540D	12	
Gl: Glossary of Terms	13	<sup>9</sup> Sc
Al: Accreditations & Locations	14	
Sc: Sample Chain of Custody	15	

# SAMPLE SUMMARY

## W-1 L1531655-01 WW

Collected by Zach Blackburn  
Collected date/time 08/30/22 11:52  
Received date/time 08/31/22 09:05

Method	Batch	Dilution	Preparation date/time	Analysis date/time	Analyst	Location
Gravimetric Analysis by Method 2540D	WG1921142	1	09/03/22 11:19	09/03/22 16:00	QQT	Allen, TX

## W-2 L1531655-02 WW

Collected by Zach Blackburn  
Collected date/time 08/30/22 12:02  
Received date/time 08/31/22 09:05

Method	Batch	Dilution	Preparation date/time	Analysis date/time	Analyst	Location
Gravimetric Analysis by Method 2540D	WG1921142	1	09/03/22 11:19	09/03/22 16:00	QQT	Allen, TX

## W-3 L1531655-03 WW

Collected by Zach Blackburn  
Collected date/time 08/30/22 12:10  
Received date/time 08/31/22 09:05

Method	Batch	Dilution	Preparation date/time	Analysis date/time	Analyst	Location
Gravimetric Analysis by Method 2540D	WG1921142	1	09/03/22 11:19	09/03/22 16:00	QQT	Allen, TX

## W-4 L1531655-04 WW

Collected by Zach Blackburn  
Collected date/time 08/30/22 12:29  
Received date/time 08/31/22 09:05

Method	Batch	Dilution	Preparation date/time	Analysis date/time	Analyst	Location
Gravimetric Analysis by Method 2540D	WG1921142	1	09/03/22 11:19	09/03/22 16:00	QQT	Allen, TX

## W-5 L1531655-05 WW

Collected by Zach Blackburn  
Collected date/time 08/30/22 12:49  
Received date/time 08/31/22 09:05

Method	Batch	Dilution	Preparation date/time	Analysis date/time	Analyst	Location
Gravimetric Analysis by Method 2540D	WG1921142	1	09/03/22 11:19	09/03/22 16:00	QQT	Allen, TX

## W-6 L1531655-06 WW

Collected by Zach Blackburn  
Collected date/time 08/30/22 13:22  
Received date/time 08/31/22 09:05

Method	Batch	Dilution	Preparation date/time	Analysis date/time	Analyst	Location
Gravimetric Analysis by Method 2540D	WG1921142	1	09/03/22 11:19	09/03/22 16:00	QQT	Allen, TX

## W-7 L1531655-07 WW

Collected by Zach Blackburn  
Collected date/time 08/30/22 13:40  
Received date/time 08/31/22 09:05

Method	Batch	Dilution	Preparation date/time	Analysis date/time	Analyst	Location
Gravimetric Analysis by Method 2540D	WG1921142	1	09/03/22 11:19	09/03/22 16:00	QQT	Allen, TX

1 Cp

2 Tc

3 Ss

4 Cn

5 Sr

6 Qc

7 Gl

8 Al

9 Sc

## CASE NARRATIVE

All sample aliquots were received at the correct temperature, in the proper containers, with the appropriate preservatives, and within method specified holding times, unless qualified or notated within the report. Where applicable, all MDL (LOD) and RDL (LOQ) values reported for environmental samples have been corrected for the dilution factor used in the analysis. All Method and Batch Quality Control are within established criteria except where addressed in this case narrative, a non-conformance form or properly qualified within the sample results. By my digital signature below, I affirm to the best of my knowledge, all problems/anomalies observed by the laboratory as having the potential to affect the quality of the data have been identified by the laboratory, and no information or data have been knowingly withheld that would affect the quality of the data.



Dorothy P Roberts  
Project Manager

<sup>1</sup> Cp

<sup>2</sup> Tc

<sup>3</sup> Ss

<sup>4</sup> Cn

<sup>5</sup> Sr

<sup>6</sup> Qc

<sup>7</sup> Gl

<sup>8</sup> Al

<sup>9</sup> Sc

W-1

Collected date/time: 08/30/22 11:52

## SAMPLE RESULTS - 01

L1531655

## Gravimetric Analysis by Method 2540D

Analyte	Result	Qualifier	RDL	Dilution	Analysis	Batch
	mg/l		mg/l		date / time	
Suspended Solids	20.3		4.18	1	09/03/2022 16:00	<a href="#">WG1921142</a>

1 Cp

2 Tc

3 Ss

4 Cn

5 Sr

6 Qc

7 Gl

8 Al

9 Sc

W-2

Collected date/time: 08/30/22 12:02

## SAMPLE RESULTS - 02

L1531655

## Gravimetric Analysis by Method 2540D

Analyte	Result mg/l	Qualifier	RDL mg/l	Dilution	Analysis date / time	Batch
Suspended Solids	11.9		2.50	1	09/03/2022 16:00	<a href="#">WG1921142</a>

1 Cp

2 Tc

3 Ss

4 Cn

5 Sr

6 Qc

7 Gl

8 Al

9 Sc

W-3

Collected date/time: 08/30/22 12:10

## SAMPLE RESULTS - 03

L1531655

## Gravimetric Analysis by Method 2540D

Analyte	Result	Qualifier	RDL	Dilution	Analysis	Batch
	mg/l		mg/l		date / time	
Suspended Solids	<2.50		2.50	1	09/03/2022 16:00	<a href="#">WG1921142</a>

1 Cp

2 Tc

3 Ss

4 Cn

5 Sr

6 Qc

7 Gl

8 Al

9 Sc



W-4

Collected date/time: 08/30/22 12:29

## SAMPLE RESULTS - 04

L1531655

## Gravimetric Analysis by Method 2540D

Analyte	Result mg/l	Qualifier	RDL mg/l	Dilution	Analysis date / time	Batch
Suspended Solids	4.30		2.50	1	09/03/2022 16:00	<a href="#">WG1921142</a>

1 Cp

2 Tc

3 Ss

4 Cn

5 Sr

6 Qc

7 Gl

8 Al

9 Sc

W-5

Collected date/time: 08/30/22 12:49

## SAMPLE RESULTS - 05

L1531655

## Gravimetric Analysis by Method 2540D

Analyte	Result mg/l	Qualifier	RDL mg/l	Dilution	Analysis date / time	Batch
Suspended Solids	<2.50		2.50	1	09/03/2022 16:00	<a href="#">WG1921142</a>

1 Cp

2 Tc

3 Ss

4 Cn

5 Sr

6 Qc

7 Gl

8 Al

9 Sc

W-6

Collected date/time: 08/30/22 13:22

## SAMPLE RESULTS - 06

L1531655

## Gravimetric Analysis by Method 2540D

Analyte	Result mg/l	Qualifier	RDL mg/l	Dilution	Analysis date / time	Batch
Suspended Solids	<2.50		2.50	1	09/03/2022 16:00	<a href="#">WG1921142</a>

1 Cp

2 Tc

3 Ss

4 Cn

5 Sr

6 Qc

7 Gl

8 Al

9 Sc

W-7

Collected date/time: 08/30/22 13:40

## SAMPLE RESULTS - 07

L1531655

## Gravimetric Analysis by Method 2540D

Analyte	Result	Qualifier	RDL	Dilution	Analysis	Batch
	mg/l		mg/l		date / time	
Suspended Solids	<3.03		3.03	1	09/03/2022 16:00	<a href="#">WG1921142</a>

1 Cp

2 Tc

3 Ss

4 Cn

5 Sr

6 Qc

7 Gl

8 Al

9 Sc

WG1921142

Gravimetric Analysis by Method 2540D

## QUALITY CONTROL SUMMARY

[L1531655-01,02,03,04,05,06,07](#)

## Method Blank (MB)

(MB) R3834068-1 09/03/22 16:00

	MB Result	MB Qualifier	MB MDL	MB RDL
Analyte	mg/l		mg/l	mg/l
Suspended Solids	<2.50		2.50	2.50

1  
Cp2  
Tc3  
Ss4  
Cn5  
Sr6  
Qc7  
Gl8  
Al9  
Sc

## L1531044-01 Original Sample (OS) • Duplicate (DUP)

(OS) L1531044-01 09/03/22 16:00 • (DUP) R3834068-3 09/03/22 16:00

	Original Result	DUP Result	Dilution	DUP RPD	DUP Qualifier	DUP RPD Limits
Analyte	mg/l	mg/l		%		%
Suspended Solids	133	126	1	5.57		10

## L1531551-01 Original Sample (OS) • Duplicate (DUP)

(OS) L1531551-01 09/03/22 16:00 • (DUP) R3834068-4 09/03/22 16:00

	Original Result	DUP Result	Dilution	DUP RPD	DUP Qualifier	DUP RPD Limits
Analyte	mg/l	mg/l		%		%
Suspended Solids	840	870	1	3.51		10

## Laboratory Control Sample (LCS)

(LCS) R3834068-2 09/03/22 16:00

	Spike Amount	LCS Result	LCS Rec.	Rec. Limits	LCS Qualifier
Analyte	mg/l	mg/l	%	%	
Suspended Solids	945	1020	108	85.0-115	

# GLOSSARY OF TERMS

## Guide to Reading and Understanding Your Laboratory Report

The information below is designed to better explain the various terms used in your report of analytical results from the Laboratory. This is not intended as a comprehensive explanation, and if you have additional questions please contact your project representative.

Results Disclaimer - Information that may be provided by the customer, and contained within this report, include Permit Limits, Project Name, Sample ID, Sample Matrix, Sample Preservation, Field Blanks, Field Spikes, Field Duplicates, On-Site Data, Sampling Collection Dates/Times, and Sampling Location. Results relate to the accuracy of this information provided, and as the samples are received.

### Abbreviations and Definitions

MDL	Method Detection Limit.
RDL	Reported Detection Limit.
Rec.	Recovery.
RPD	Relative Percent Difference.
SDG	Sample Delivery Group.
Analyte	The name of the particular compound or analysis performed. Some Analyses and Methods will have multiple analytes reported.
Dilution	If the sample matrix contains an interfering material, the sample preparation volume or weight values differ from the standard, or if concentrations of analytes in the sample are higher than the highest limit of concentration that the laboratory can accurately report, the sample may be diluted for analysis. If a value different than 1 is used in this field, the result reported has already been corrected for this factor.
Limits	These are the target % recovery ranges or % difference value that the laboratory has historically determined as normal for the method and analyte being reported. Successful QC Sample analysis will target all analytes recovered or duplicated within these ranges.
Original Sample	The non-spiked sample in the prep batch used to determine the Relative Percent Difference (RPD) from a quality control sample. The Original Sample may not be included within the reported SDG.
Qualifier	This column provides a letter and/or number designation that corresponds to additional information concerning the result reported. If a Qualifier is present, a definition per Qualifier is provided within the Glossary and Definitions page and potentially a discussion of possible implications of the Qualifier in the Case Narrative if applicable.
Result	The actual analytical final result (corrected for any sample specific characteristics) reported for your sample. If there was no measurable result returned for a specific analyte, the result in this column may state "ND" (Not Detected) or "BDL" (Below Detectable Levels). The information in the results column should always be accompanied by either an MDL (Method Detection Limit) or RDL (Reporting Detection Limit) that defines the lowest value that the laboratory could detect or report for this analyte.
Uncertainty (Radiochemistry)	Confidence level of 2 sigma.
Case Narrative (Cn)	A brief discussion about the included sample results, including a discussion of any non-conformances to protocol observed either at sample receipt by the laboratory from the field or during the analytical process. If present, there will be a section in the Case Narrative to discuss the meaning of any data qualifiers used in the report.
Quality Control Summary (Qc)	This section of the report includes the results of the laboratory quality control analyses required by procedure or analytical methods to assist in evaluating the validity of the results reported for your samples. These analyses are not being performed on your samples typically, but on laboratory generated material.
Sample Chain of Custody (Sc)	This is the document created in the field when your samples were initially collected. This is used to verify the time and date of collection, the person collecting the samples, and the analyses that the laboratory is requested to perform. This chain of custody also documents all persons (excluding commercial shippers) that have had control or possession of the samples from the time of collection until delivery to the laboratory for analysis.
Sample Results (Sr)	This section of your report will provide the results of all testing performed on your samples. These results are provided by sample ID and are separated by the analyses performed on each sample. The header line of each analysis section for each sample will provide the name and method number for the analysis reported.
Sample Summary (Ss)	This section of the Analytical Report defines the specific analyses performed for each sample ID, including the dates and times of preparation and/or analysis.

### Qualifier Description

The remainder of this page intentionally left blank, there are no qualifiers applied to this SDG.

1 Cp

2 Tc

3 Ss

4 Cn

5 Sr

6 Qc

7 Gl

8 Al

9 Sc



## ACCREDITATIONS & LOCATIONS

Pace Analytical Services, LLC -Dallas 400 W. Bethany Drive Suite 190 Allen, TX 75013

Arkansas	88-0647	Kansas	E10388
Florida	E871118	Texas	T104704232-22-37
Iowa	408	Oklahoma	8727
Louisiana	30686		

<sup>1</sup> Drinking Water <sup>2</sup> Underground Storage Tanks <sup>3</sup> Aquatic Toxicity <sup>4</sup> Chemical/Microbiological <sup>5</sup> Mold <sup>6</sup> Wastewater n/a Accreditation not applicable

\* Not all certifications held by the laboratory are applicable to the results reported in the attached report.

\* Accreditation is only applicable to the test methods specified on each scope of accreditation held by Pace Analytical.

<sup>1</sup> Cp

<sup>2</sup> Tc

<sup>3</sup> Ss

<sup>4</sup> Cn

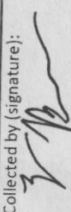



<sup>5</sup> Sr

<sup>6</sup> Qc

<sup>7</sup> Gl

<sup>8</sup> Al

<sup>9</sup> Sc

Company Name/Address: <b>Horizon</b>		Billing Information: <b>ahead@horizon-est.com</b>		Chain of Custody Page <b>1</b> of <b>1</b>									
Report to: <b>2 blawtown @ horizon-est.com</b>		Email To:		PEOPLE ADVANCING SCIENCE 12065 Lebanon Rd Mount Juliet, TN 37122 Phone 615-758-5858 Alt: 800-767-5859									
Project Description: <b>Block House MUD</b>		City/State Collected: <b>Cedar Park, TX</b>		Submitting a sample via this chain of custody constitutes acknowledgment and acceptance of the Pace Terms and Conditions found at: <a href="http://www.pacelabs.com/hubs/pace-labs-terms.pdf">http://www.pacelabs.com/hubs/pace-labs-terms.pdf</a>									
Phone: <b>512-415-5276</b>		Client Project # <b>2220A.001VQ</b>		SDG # <b>1531655</b>									
Collected by (print): <b>Zach Blackburn</b>		Site/Facility ID #		Table #									
Collected by (signature): 		Quote #		Acctnum:									
Immediately Packed on Ice <b>N</b> <b>Y</b> <b>X</b>		Rush? (Lab MUST Be Notified) Same Day <input type="checkbox"/> Five Day <input type="checkbox"/> Next Day <input type="checkbox"/> 5 Day (Rad Only) <input type="checkbox"/> Two Day <input type="checkbox"/> 10 Day (Rad Only) <input type="checkbox"/> Three Day <input type="checkbox"/>		Template:									
Sample ID		Comp/Grab		Matrix*									
Depth		Date		Time									
No. of Cntrs		Date Results Needed		Remarks									
Sample # (lab only)		Remarks		Shipped Via:									
W-1		bnd		W		11:52 am							
W-2		11		W		11		12:02 pm					
W-3		11		n		11		12:10 pm					
W-4		11		11		11		12:24 pm					
W-5		11		11		11		12:49 pm					
W-6		11		11		11		1:22 pm					
W-7		11		11		11		1:40 pm					
Remarks:		SS - Soil AIR - Air F - Filter GW - Groundwater B - Bioassay WW - Waste Water DW - Drinking Water OT - Other		pH		Temp		Flow		Other			
* Matrix:		SS - Soil AIR - Air F - Filter GW - Groundwater B - Bioassay WW - Waste Water DW - Drinking Water OT - Other		COC Seal Present/Intact: <input type="checkbox"/> Y <input type="checkbox"/> N COC Signed/Accurate: <input type="checkbox"/> Y <input type="checkbox"/> N Bottles arrive intact: <input type="checkbox"/> Y <input type="checkbox"/> N Correct bottles used: <input type="checkbox"/> Y <input type="checkbox"/> N Sufficient volume sent: <input type="checkbox"/> Y <input type="checkbox"/> N If Applicable VOA Zero Headspace: <input type="checkbox"/> Y <input type="checkbox"/> N Preservation Correct/Checked: <input type="checkbox"/> Y <input type="checkbox"/> N RAD Screen <0.5 mB/hr: <input type="checkbox"/> Y <input type="checkbox"/> N		Sample Receipt Checklist		COC Signed/Accurate: <input type="checkbox"/> Y <input type="checkbox"/> N Bottles arrive intact: <input type="checkbox"/> Y <input type="checkbox"/> N Correct bottles used: <input type="checkbox"/> Y <input type="checkbox"/> N Sufficient volume sent: <input type="checkbox"/> Y <input type="checkbox"/> N If Applicable VOA Zero Headspace: <input type="checkbox"/> Y <input type="checkbox"/> N Preservation Correct/Checked: <input type="checkbox"/> Y <input type="checkbox"/> N RAD Screen <0.5 mB/hr: <input type="checkbox"/> Y <input type="checkbox"/> N					
Relinquished by: (Signature) 		Date: <b>8-30-22</b>		Time: <b>2:52</b>		Trip Blank Received: Yes / No HCL / MeOH TBR		Temp: <b>°C</b>		Bottles Received:			
Relinquished by: (Signature) 		Date: <b>8/30/22</b>		Time: <b>14:00</b>		Temp: <b>°C</b>		Bottles Received:		Date: <b>8/31/22</b>		Time: <b>0505</b>	
Relinquished by: (Signature) 		Date: <b>8/31/22</b>		Time: <b>0505</b>		Temp: <b>°C</b>		Bottles Received:		Date: <b>8/31/22</b>		Time: <b>0505</b>	

ORIGIN ID: AUSA (512) 385-5886  
REBECCA SAFFELL

4150 FREDERICH LANE SUITE B1

AUSTIN, TX 78744  
UNITED STATES US

SHIP DATE: 30AUG22  
ACTWGT: 20.00 LB  
CAD: 251023951/INET4530

BILL SENDER

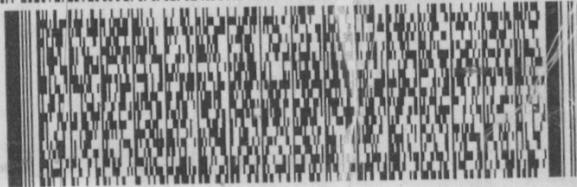
TO RECEIVING  
PACE DALLAS  
400 WEST BETHANY DR  
STE 190  
ALLEN TX 75013

(469) 675-7070

REF

INV  
PO

DEPT



FedEx  
Express



J22282281201ur

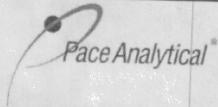
WED - 31 AUG 10:30A  
PRIORITY OVERNIGHT

TRK# 7778 0444 6331  
0201

40 DNEA

75013  
TX-US DFW



	Document Name: Sample Condition Upon Receipt	Document Revised: 7/27/20 Page 1 of 1
	Document No.: F-DAL-C-001-rev.14	Issuing Authority: Pace Dallas Quality Office

### Sample Condition Upon Receipt

☒ Dallas ☐ Ft Worth ☐ Corpus Christi ☐ Austin

Client Name: Horizon Project Work order (place label): U531655

Courier: FedEx ☒ UPS ☐ USPS ☐ Client ☐ LSO ☐ PACE ☐ Other: \_\_\_\_\_

Tracking #: 7778 0444 6331

Custody Seal on Cooler/Box: Yes ☒ No ☐

Received on ice: Wet ☒ Blue ☐ No ice ☐

Receiving Lab 1 Thermometer Used: 1R18 Cooler Temp °C: 0.4 (Recorded) +0.5 (Correction Factor) 0.9 (Actual)

Receiving Lab 2 Thermometer Used: \_\_\_\_\_ Cooler Temp °C: \_\_\_\_\_ (Recorded) \_\_\_\_\_ (Correction Factor) \_\_\_\_\_ (Actual)

Temperature should be above freezing to 6°C unless collected same day as receipt in which evidence of cooling is acceptable

Triage Person: DL Date: 8/31/22

Chain of Custody relinquished	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Sampler name & signature on COC	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Short HT analyses (<72 hrs)	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>

Login Person: DL Date: 9/1

Sufficient Volume received	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Correct Container used	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Container Intact	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Sample pH Acceptable pH Strips: _____	Yes <input type="checkbox"/> No <input type="checkbox"/> NA <input checked="" type="checkbox"/>
Residual Chlorine Present Cl Strips: _____	Yes <input type="checkbox"/> No <input type="checkbox"/> NA <input checked="" type="checkbox"/>
Sulfide Present Lead Acetate Strips: _____	Yes <input type="checkbox"/> No <input type="checkbox"/> NA <input checked="" type="checkbox"/>
Are soil samples (volatiles, TPH) received in 5035A Kits (not applicable to TCLP VOA or PST Program TPH)	Yes <input type="checkbox"/> No <input type="checkbox"/> NA <input checked="" type="checkbox"/>
Unpreserved 5035A soil frozen within 48 hrs	Yes <input type="checkbox"/> No <input type="checkbox"/> NA <input checked="" type="checkbox"/>
Headspace in VOA (>6mm)	Yes <input type="checkbox"/> No <input type="checkbox"/> NA <input checked="" type="checkbox"/>
Project sampled in USDA Regulated Area outside of Texas State Sampled: _____	Yes <input type="checkbox"/> No <input type="checkbox"/> NA <input checked="" type="checkbox"/>
Non-Conformance(s):	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>

Labeling Person (if different than log-in): \_\_\_\_\_ Date: \_\_\_\_\_



P.O. Box 17126  
Austin, TX 78760  
(800) 375-8375 Toll Free  
(512) 421-1340 Office

texasdisposal.com

## Block House MUD 2022 Quarterly Operations Reports

First Quarter 2022						
Month	Bulky Pick Ups	Misses	Courtesy Clean Ups	Cart DEL	Cart Swaps	Cart TERMS
January	54	4	2	10	16	1
February	31	3	1	1	13	2
March	55	2	1	1	18	2
<b>Totals</b>	<b>140</b>	<b>9</b>	<b>4</b>	<b>12</b>	<b>47</b>	<b>5</b>

Second Quarter 2022						
Month	Bulky Pick Ups	Misses	Courtesy Clean Ups	Cart DEL	Cart Swaps	Cart TERMS
April	50	4	2	7	14	0
May	53	5	3	33	11	0
June	55	8	6	24	18	3
<b>Totals</b>	<b>158</b>	<b>17</b>	<b>11</b>	<b>64</b>	<b>43</b>	<b>3</b>

Third Quarter 2022						
Month	Bulky Pick Ups	Misses	Courtesy Clean Ups	Cart DEL	Cart Swaps	Cart TERMS
July	58	2	1	15	11	0
August	35	7	0	14	8	1
September						
<b>Totals</b>	<b>93</b>	<b>9</b>	<b>1</b>	<b>29</b>	<b>19</b>	<b>1</b>

Fourth Quarter 2022						
Month	Bulky Pick Ups	Misses	Courtesy Clean Ups	Cart DEL	Cart Swaps	Cart TERMS
October						
November						
December						
<b>Totals</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>

<b>2022 TOTALS</b>	<b>391</b>	<b>35</b>	<b>16</b>	<b>105</b>	<b>109</b>	<b>9</b>
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**Block House MUD- 2022 Operations Report**  
**August**

**Courtesy Pick-ups**

CUST #	CUSTOMER NAME	ADDRESS		DATE	ACTION	W/O#
n/a						

**Bulky Waste**

CUST #	CUSTOMER NAME	ADDRESS		DATE	ACTION	W/O#
30026	DONZA WRIGHT	17403	BOTTLE SPRINGS	8/20/2022	BULKY WASTE SRVC	6752360
30038	PERALEZ	17505	BOTTLE SPRINGS	8/6/2022	BULKY WASTE SRVC	6739726
30164	MEIGERT	1318	CHARDONNAY	8/6/2022	BULKY WASTE SRVC	6747101
30210	DONNELL	2513	CLAUDIA	8/27/2022	BULKY WASTE SRVC	6772889
30211	GIRMA	2514	CLAUDIA	8/6/2022	BULKY WASTE SRVC	6738282
30228	WEST	2610	CLAUDIA	8/20/2022	BULKY WASTE SRVC	6763518
30264	WALKER	16217	COPPER LEAF	8/6/2022	BULKY WASTE SRVC	6747596
30279	POWELL	16803	CREE LAKE	8/6/2022	BULKY WASTE SRVC	6723357
30349	SLAGLE	1402	DILLON LAKE	8/13/2022	BULKY WASTE SRVC	6748987
30682	HAMMOND	2603	JOHNATHAN	8/20/2022	BULKY WASTE SRVC	6758386
30869	WOOD	16507	LONE WOLF	8/6/2022	BULKY WASTE SRVC	6745911
30869	WOOD	16507	LONE WOLF	8/13/2022	BULKY WASTE SRVC	6751858
30940	PARENT	1616	MCDOWELL	8/20/2022	BULKY WASTE SRVC	6763813
30957	MINNERLY	3404	MERLOT	8/6/2022	BULKY WASTE SRVC	6722689
31020	LONGORIA CARTER	1412	MOLSON LAKE	8/27/2022	BULKY WASTE SRVC 6C	6772428
31051	HARGRAVE	903	MOSER RIVER	8/20/2022	BULKY WASTE SRVC	6763984
31069	WEBER	1013	MOSER RIVER	8/6/2022	BULKY WASTE SRVC	6738494
31148	METCALF	1113	PINE PORTAGE	8/6/2022	BULKY WASTE SRVC	6746347
31177	PINTO	1200	PINE PORTAGE	8/6/2022	BULKY WASTE SRVC	6738031
31192	HAVENER	1224	PINE PORTAGE	8/27/2022	BULKY WASTE SRVC	6771199
31263	LOWANS	909	PORT DANIEL	8/20/2022	BULKY WASTE SRVC	6767526
31393	MULLEN	16700	SHIPSHAW RIVER	8/20/2022	BULKY WASTE SRVC	6757709
31431	MURPHY	16805	SHIPSHAW RIVER	8/20/2022	BULKY WASTE SRVC	6756948
31536	MURANY	2604	SOCORRO	8/6/2022	BULKY WASTE SRVC	6723120
31641	JORDAN	3303	SPUMANTI	8/13/2022	BULKY WASTE SRVC	6751223
31670	YERKES	2709	SPY	8/13/2022	BULKY WASTE SRVC	6751307
31734	DUNCAN	703	STUART	8/27/2022	BULKY WASTE SRVC	6768472
31739	BENJAMIN	407	SUSAN	8/6/2022	BULKY WASTE SRVC	6737330
31758	WARDEN	2313	SUSAN	8/6/2022	BULKY WASTE SRVC	6739880
31842	MORGAN	2606	TURTLE RIVER	8/6/2022	BULKY WASTE SRVC 3C	6740300
31842	MORGAN	2606	TURTLE RIVER	8/27/2022	BULKY WASTE SRVC	6768297
31847	WILKERSON	2611	TURTLE RIVER	8/6/2022	BULKY WASTE SRVC	6723396
31926	KLUWANN	2800	WALKER	8/13/2022	BULKY WASTE SRVC	6752700
31980	CAVANAUGH	2807	WINSLOW	8/13/2022	BULKY WASTE SRVC	6750038
32002	RHODES	15107	ZYANYA	8/20/2022	BULKY WASTE SRVC	6760790



**Missed Pick-ups**

CUST #	CUSTOMER NAME	ADDRESS		DATE	ACTION	W/O#
30176	FITZPATRICK	2403	CHARLEY HARLEY	8/31/2022	96G TRASH MISS	6793281
30493	HERNANDEZ	2800	GREENLEE	8/11/2022	96G TRASH MISS	6755970
30493	HERNANDEZ	2800	GREENLEE	8/13/2022	96G TRASH MISS	6759566
31000	COMBS	1407	MOJAVE	8/13/2022	96G RECY MISS	6756471
31575	FRAZIER	16408	SPOTTED EAGLE	8/5/2022	96G TRASH MISS	6749036
31790	ROBERTS	501	TUMLINSON FORT	8/26/2022	96G RECY MISS	6776646
31995	ANDERSON	15100	ZYANYA	8/13/2022	96G RECY MISS	6756817

**Cart Deliveries**

CUST #	CUSTOMER NAME	ADDRESS		DATE	ACTION	W/O#
30058	HILL	1308	CABERNET	8/31/2022	96G TRASH CART DLVR	6781251
30845	SHEGOIT	16401	LONE WOLF	8/23/2022	96G TRASH CART DLVR	6770075
30847	PRACHT	16403	LONE WOLF	8/23/2022	96G TRASH CART DLVR	6769972
30899	JACOBSBERG REISS	903	LUKE	8/18/2022	96G TRASH CART DLVR	6763961
31305	LUCIO	17515	PORT HOOD	8/25/2022	96G RECYCLE CART DLV	6774189
31308	DAVIS	17518	PORT HOOD	8/29/2022	96G TRASH CART DLVR	6778611
31312	ANDERSON	2905	RAINY RIVER	8/9/2022	96G TRASH CART DLVR	6745851
31312	ANDERSON	2905	RAINY RIVER	8/9/2022	96G RECYCLE CART DLV	6745851
31358	ROBERTSON	1511	ROSSPORT	8/3/2022	96G TRASH CART DLVR	6739626
31588	FERRIS	16502	SPOTTED EAGLE	8/1/2022	96G TRASH CART DLVR	6723518
31636	MOKRY	16733	SPOTTED EAGLE	8/11/2022	96G TRASH CART DLVR	6754708
31720	POWELL	16907	STOCKTON	8/31/2022	96G TRASH CART DLVR	6780166
69757	THOMPSON	17513	PORTHOOD	8/11/2022	96G TRASH CART DLVR	6756140
69757	THOMPSON	17513	PORTHOOD	8/11/2022	96G RECYCLE CART DLV	6756140

**Cart Swaps**

CUST #	CUSTOMER NAME	ADDRESS		DATE	ACTION	W/O#
29826	ROSKER	2413	AUTREY	8/10/2022	SWAP 9T CART FOR SA	6747959
29903	NORTHROP	2511	BEVERLY	8/24/2022	SWAP 9Y CART FOR SA	6771601
30301	WALDO	2510	CYNTHIA	8/24/2022	SWAP 9T CART FOR SA	6770256
30453	TELESFORO	408	GABRIEL MILLS	8/31/2022	SWAP 9T DEL TERM 9	6773444
30630	VILLARRUBIA	16407	JADESTONE	8/24/2022	SWAP 9T CART FOR SA	6764010
30678	HOOPER	2513	JOHNATHAN	8/17/2022	SWAP 9T DEL TERM 9	6756523
31565	RHYNE JR	16320	SPOTTED EAGLE	8/31/2022	SWAP 9T DEL TERM 9	6779421
31609	DUPLESSIE	16619	SPOTTED EAGLE	8/10/2022	SWAP 9T CART FOR SA	6745864

**Cart Terms**

CUST #	CUSTOMER NAME	ADDRESS		DATE	ACTION	W/O#
69757	THOMPSON	17513	PORTHOOD	8/24/2022	CART 9Y TERM	6757119

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P.O. Box 17126  
Austin, TX 78760  
(800) 375-8375 Toll Free  
(512) 421-1340 Office

texasdisposal.com

## Block House MUD Trash and Recycle Weight Report 2022

### 1st Quarter 2022

Month	Estimated Trash Tonnage	Estimated Recycle Tonnage
January	162.07	35.13
February	145.20	38.56
March	196.80	35.63

**Total Tonnage for 1st Qtr** **504.07** **109.32**

### 2nd Quarter 2022

Month	Estimated Trash Tonnage	Estimated Recycle Tonnage
April	201.92	33.21
May	178.94	12.44
June	187.75	47.92

**Total Tonnage for 2nd Qtr** **568.61** **93.57**

### 3rd Quarter 2022

Month	Estimated Trash Tonnage	Estimated Recycle Tonnage
July	134.29	23.89
August	149.17	20.94
September		

**Total Tonnage for 3rd Qtr** **283.46** **44.83**

### 4th Quarter 2022

Month	Estimated Trash Tonnage	Estimated Recycle Tonnage
October		
November		
December		

**Total Tonnage for 4th Qtr** **0.00** **0.00**

<b>Total Yearly Tonnage 2022</b>	<b>1356.14</b>	<b>247.72</b>
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# Block House MUD August 2022

## Estimated Trash Weights

Date	Truck #	Route	Ticket #	Tonnage on Route
8/1/2022	41082	F410	431328	13.04
8/3/2022	41110	F402	431539	12.55
8/3/2022	41102	F401	431550	9.33
8/3/2022	41110	F402	431604	6.47
8/3/2022	41102	F401	431614	5.69
8/5/2022	41083	F411	431840	5.7
8/6/2022	41112	F490	431936	3.77
8/8/2022	41082	F410	432118	12.57
8/12/2022	41083	F411	432584	5.09
8/13/2022	41112	F490	432656	3.27
8/15/2022	41086	F410	432766	9.04
8/17/2022	41110	F402	433000	11.67
8/17/2022	41102	F401	433012	11.41
8/17/2022	41110	F402	433065	6.17
8/17/2022	41102	F401	433073	7.58
8/19/2022	41083	F411	433333	5.5
8/20/2022	41111	F490	433429	3.8
8/22/2022	41111	F410	433568	12.93
8/24/2022	41110	F402	433793	13.62
8/24/2022	41102	F401	433800	11.67
8/24/2022	41110	F402	433853	6.88
8/24/2022	41102	F401	433861	7.88
8/26/2022	41083	F411	434092	5.55
8/27/2022	41112	F490	434192	2.13
8/29/2022	41101	F410	434398	14.25
8/29/2022	41114	F410	434401	14.9
8/31/2022	41110	F402	434588	13.09
8/31/2022	41102	F401	434605	8.9
8/31/2022	41102	F401	434655	0.96
8/31/2022	41110	F402	434656	6.24

**Total Trash Tonnage 251.65**

## Estimated Recycle Weights

Date	Truck #	Route	Ticket #	Tonnage on Route
8/3/2022	41082	F504	431572	2.86
8/24/2022	41082	F503	433796	4.29
8/24/2022	41109	F504	433803	6.93
8/24/2022	41109	F504	433857	1.73
8/24/2022	41082	F503	433870	4.58
8/31/2022	41073	F504	434615	2.81

**Total Recycle Tonnage 23.20**

Total Block House Containers	2243
/Total containers on all routes	3784
routes	59.28%

Total Tonnage	251.65
routes	59.28%
<b>Estimated trash tonnage</b>	<b>149.17</b>

Total Block House Containers	2193
/Total containers on all routes	2430
routes	90.25%

Total Tonnage	23.20
routes	90.25%
<b>Estimated recycle tonnage</b>	<b>20.94</b>

## Block House Municipal Utility District Waste & Recycling Report

### August 2022

Date	Address	Customer Statement	Resolution/Response
08/04/22	16408 Spotted Eagle Dr.	Trash Service Missed	Went through script, mapped truck, no notes or pics, entered missed service work order.
08/10/22	2800 Greenlee Drive	Trash Service Missed	Advised customer that work order was scheduled for pick up for next day. Will call with an update.
08/11/22	15100 Zyanya Cove	Missed Recycle Service	Entered work order for missed Recycle service.
08/13/22	1407 Mojave Bend	Customer called in to follow up on her missed recycle service.	Entered work order for missed service and reminder to pick up.
08/17/22	15010 Big Falls Drive	Mr. Velez called in that trash was not serviced and was out of town.	Advised that cart needs to be out in time for serviced. Route is still open, but would need to add cost to go back out for pick up.
08/22/22	2603 Johnathan Way	Customer called in upset that bulky did not get picked up.	Brush was not bundled and more than 4 ft pieces. Advised needs to take some to landfill. Left a voice mail message to set up bulky pick up.
08/24/22	16401 Spotted Eagle Dr.	Trash Service Missed	Advised of service hours, entered work order for missed service.

#### Container Actions/Services:

Type Service	Number
Cart Exchanges/Swaps	8
Cart Deliveries	14
Carts Terminated	1
Bulky Pickup Service	35

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT  
CODE OF ETHICS, TRAVEL, AND PROFESSIONAL SERVICES POLICY**

(February 27, 2019)

**ARTICLE I**

**SUBJECT MATTER**

This Code of Ethics, Travel, and Professional Services Policy ("*Policy*") is adopted by the Board of Directors (the "*Board*") of Block House Municipal Utility District (the "*District*") under Sections 49.157 and 49.199 of the Texas Water Code and Section 2256.005 of the Texas Government Code. The subject matter of this Policy is addressed by other requirements of Texas law, including those governing public meetings, public records, audits, financial management, disqualifications of Directors, dual office holding limitations, conflicts of interest, self-dealing, and illegal and corrupt practices. This Policy is not intended to supersede or summarize other provisions of applicable law.

**ARTICLE II**

**DEFINITIONS**

2.01. Business Entity. "*Business Entity*" means a sole proprietorship, partnership, firm corporation, holding company, joint stock company, receivership, trust or any other entity recognized by law through which business is conducted.

2.02. Commission. "*Commission*" means the Texas Commission on Environmental Quality.

2.03. Developer. "*Developer*" means a developer of property in the District.

2.04. Director. "*Director*" means a person elected or appointed to serve on the Board.

2.05. District Official. "*District Official*" means a Director, Officer, or Employee.

2.06. Emolument. "*Emolument*" means pay or some other benefit, compensation, or thing of value received in exchange for holding an office. For example, free or discounted utility services or a fee of office for meeting attendance could constitute an emolument.

2.07. Employee. "*Employee*" means any person or Business Entity working for or on behalf of the District.

2.08. Investment Officer. "*Investment Officer*" means a person appointed by the Board to handle District investments.

2.09. Officer. "*Officer*" means an elected or appointed officer of the District, including an Investment Officer, who exercises responsibilities beyond those that are advisory in nature.

2.10. Professional Services Procurement Act. "*Professional Services Procurement Act*" means Subchapter A, Chapter 2254, Texas Government Code, as amended from time to time.

2.11. Public Funds Investment Act. "*Public Funds Investment Act*" means Chapter 2256, Texas Government Code, as amended from time to time.



2.12. Public Funds Collateral Act. “*Public Funds Collateral Act*” means Chapter 2257, Texas Government Code, as amended from time to time.

2.13. Substantial Interest. “*Substantial Interest*” has the same meaning as set forth in Chapter 171, Texas Local Government Code, as amended from time to time. Under Chapter 171, Texas Local Government Code:

A. A person has a Substantial Interest in a Business Entity if the person: (i) owns 10% or more of the voting stock or shares of a Business Entity; (ii) owns either 10% or more or \$15,000 or more of the fair market value of a Business Entity; or (iii) has received funds from the Business Entity that constitute more than 10% of the person’s gross income for the previous year.

B. A person has a Substantial Interest in real property if the person has an equitable or legal ownership interest in the property that has a fair market value of \$2,500 or more.

C. A person also has a Substantial Interest in a Business Entity or real property if he or she is related in the first degree by consanguinity (blood) or the first degree by affinity (marriage), as determined under Chapter 573, Texas Government Code, to a person who has a Substantial Interest in a Business Entity or in real property under Subsections A or B of this Section.

### ARTICLE III

#### CODE OF ETHICS

3.01. Statement of Policy; Purposes of Policy. This Policy has been adopted to establish guidelines for high ethical standards in official conduct by Directors and Officers, and to provide guidance to Directors and Officers in order to instill a high level of public confidence in their professionalism, integrity and commitment to the public interest. Further, this Policy will serve as a basis for disciplining those who refuse to abide by its terms.

#### 3.02. Standards of Conduct.

A. All Directors and Officers must conduct themselves, both inside and outside District service, so as to give no occasion for mistrust of their integrity, impartiality, or devotion to the best interests of the District.

B. All District Officials must conduct themselves with decorum, both at public meetings and in other settings in which he or she may be viewed by the public as acting in an official capacity. All District Officials must treat each other, and any member of the public appearing at any meeting of the Board, with proper courtesy and respect.

C. No District Official may disclose any confidential information, including information gained during any executive session of the Board, without prior written authorization of the Board.

D. No District Official may engage in any conduct prejudicial to the District or that reflects discredit upon the Board.

E. All District Officials must use care when taking any public position on any issue pertaining to the business of the District to distinguish between their individual opinions and the official position of the Board or the District.

F. All Directors must consistently attend all meetings of the Board, including all regularly scheduled work sessions. If a Director fails to attend one-half of the regular meetings of the Board scheduled within a 12-month period, the Director may be removed from the Board by the unanimous vote of the other Directors.

H. The Board shall conduct a minimum two-hour ethics training per year.

### 3.03. Conflicts of Interest.

A. All Directors and Officers are subject to Chapter 171, Texas Local Government Code, relating to the regulation of conflicts of interest.

B. The District may not transact any business with a Business Entity or involving real property in which a Director or Officer has any interest, whether direct or indirect, without prior approval of the Board, after disclosure by the interested Director or Officer and discussion at a posted Board meeting. If a Director or Officer has a Substantial Interest, the Director or Officer must also file an affidavit disclosing the nature and extent of the interest before any action is taken on the matter in accordance with Chapter 171, Texas Local Government Code.

C. A Director may not participate in discussion or action on a matter involving a Business Entity or real property in which the Director has a Substantial Interest if the Board's action will, or it is reasonably foreseeable to, have a special economic effect on the Business Entity or value of the real estate that is distinguishable from the effect on the public, unless a majority of the Board is likewise disqualified and has filed affidavits disclosing similar interests in the same matter.

D. A Director may not participate in a discussion or action on a matter involving a Business Entity or real property in a manner that will, or is reasonably foreseeable to, have a special economic effect on the Director, such as a matter involving a current or prospective District contractor or subcontractor with whom the Director does, or has done, business, without prior approval of the Board, after disclosure by the Director.

E. A Director or Officer may not act as a surety for a Business Entity that has work, business, or a contract with the District or act as a surety on any official bond required of a District Official.

F. No Director or Officer may represent, directly or indirectly, himself or any private person, Business Entity, group or interest, other than the District, before the Board, except in matters of purely public concern, when doing so without compensation or remuneration.

G. The Board may not appoint or confirm the appointment to any position, or award any contract to, a person related to a member of the Board within the second degree by affinity (marriage) or within the third degree by consanguinity (blood) when the salary or other compensation is paid, directly or indirectly, from District funds, except as provided by Chapter 573, Texas Government Code.

H. Each District Official must file a conflict of interest disclosure statement or conflict of interest questionnaire, as applicable, when required to do so by Chapter 176, Texas Local Government Code.

I. As provided in Section 171.009, Texas Local Government Code, a Director may serve as a member of the board of directors of a private, nonprofit corporation or other

non-profit entity if he or she receives no compensation or other remuneration from the nonprofit corporation or other nonprofit entity.

3.04. Disqualification of Directors. As provided in Section 49.052, Texas Water Code, a Director is disqualified from serving as a member of the Board if he or she:

A. is related within the third degree of affinity or consanguinity to a Developer, any other Director, or the manager, engineer, attorney, or other person providing professional services to the District;

B. is an employee of a Developer or any Director, manager, engineer, attorney, or other person providing professional services to the District or a Developer in connection with the District or property located in the District;

C. is a Developer;

D. is serving as an attorney, consultant, engineer, manager, architect, or in some other professional capacity for the District or a Developer in connection with the District or property located in the District;

E. is a party to a contract with or along with the District, except for the purchase of public services furnished by the District to the public generally;

F. is a party to a contract with or along with a Developer relating to the District or to property within the District, other than a contract limited solely to the purpose of purchasing or conveying real property in the District for the purpose of either establishing a permanent residence, establishing a commercial business within the District, or qualifying as a Director; or

G. during his or her term of office, fails to maintain the qualifications required by law to serve as a Director.

3.05. Dual Office Holding Limitations.

A. Constitutional Limitations. Except as permitted by Article XVI, Section 40 of the Texas Constitution, no Director may hold or exercise at the same time, more than one civil office of Emolument.

B. Common-Law Incompatibility. No Director may hold another public office in violation of the common-law doctrine of incompatibility that applies to holding two incompatible positions and prohibits a person from holding certain public offices at the same time because of practical conflicts of interest that might arise, including service as a director of two governmental authorities with overlapping taxing jurisdictions.

## **ARTICLE IV**

### **TRAVEL EXPENDITURES AND FEES OF OFFICE**

4.01. Fees of Office. A Director is entitled to receive fees of office of not more than \$150 per day for each day the Director actually spends performing duties as a Director. Total fees of office payable to any Director may not exceed the sum of \$7,200 per District fiscal year. This maximum will be determined based on the date the fee of office is earned and not on the date of payment. No Director may receive fees of office if the Director owes any sum of money to the District. Fees of office will be paid only for called meetings of the Board or, upon prior

approval of the Board, for subcommittee meetings, approved conferences, or other special projects requested by the Board. In this section, “performing the duties of a Director” means substantive performance of the management or business of the District, including participation in Board and committee meetings and other activities involving the substantive deliberation of District business and in pertinent educational programs. The phrase does not include routine or ministerial activities such as the execution of documents, self-preparation for meetings, or other activities requiring a minimal amount of time.

4.02. Reimbursement of Expenses. Reimbursement for travel expenditures and other expenses incurred by a Director on behalf of the District is subject to approval by the Board.

4.03. Verification. In order to receive fees of office and to receive reimbursement for expenses, each Director must present a verified statement of attendance to the Board indicating the date(s) spent performing the duties of a Director and a general description of the duties performed on each such date, together with all supporting receipts and invoices.

4.04. Conference and Seminar Policy. Directors may attend conferences and meetings at the District’s expense only if deemed appropriate by the Board. Each Director will report to the Board on all seminars and conferences attended at the next regular meeting of the Board following the seminar or conference. This report may be oral or written, as determined by the Director. Unless otherwise approved by the Board, each Director attending a conference or meeting must attend all blocks of educational sessions in order to qualify for reimbursement. Subject to prior Board approval and compliance with the other requirements of this Policy, each Director who attends a conference, business meeting, or seminar related to the District business may be reimbursed for travel, lodging, and meal expenses associated with that attendance, as follows:

A. Travel Expenses. Transportation costs, including but not limited to airfare, car rental, taxi fare, and parking incurred while on official District business, will be reimbursed based upon the costs actually incurred by the Director; however, reimbursement for transportation on a common carrier will be limited to tourist/coach rates. Mileage reimbursement for transportation by personal automobile will conform to Internal Revenue Service regulations.

B. Lodging Expenses. Lodging expenses will be reimbursed based upon costs actually incurred by the Director and will not exceed the amount of lodging expense determined to be reasonable and necessary.

C. Meal Expenses. Meal expenses will be limited to the amount determined to be reasonable and necessary.

D. Excluded Expenses. The cost of alcoholic beverages, hotel movies, gifts, laundry and dry cleaning, entertainment, family attending with the Director, personal telephone calls and all other expenses that are of a personal nature or are not reasonable or necessary to District business will not be paid or reimbursed by the District.

## ARTICLE V

### **PROFESSIONAL SERVICES; BONDS**

5.01. Selection. Consultants and Employees retained to provide professional services to the District, including, but not limited to, legal, engineering, management, accounting and tax collection services, will be selected based upon their demonstrated competence and qualifications to perform the services for a fair and reasonable price, and by majority vote of the Board. In selecting attorneys, engineers, auditors, financial advisors or other professional consultants, the District will follow the procedures required by the Professional Services Procurement Act.

5.02. Interested Parties. If required to do so by Section 2252.908, Texas Government Code, attorneys, engineers, auditors, financial advisors, or other professional consultants entering into a contract, renewal, amendment, or extension of a contract with the District will (i) complete a Certificate of Interested Parties ("Form 1295") and electronically file it with the Texas Ethics Commission (the "TEC"); and (ii) submit to the District the signed and notarized Form 1295 including the certification of filing number of the Form 1295 with the TEC, at the time the executed contract is submitted to the District. Any contract that requires a Form 1295 will not be effective until the requirements listed above are satisfied and any award of a contract by the District is expressly made contingent upon compliance with such requirements.

5.03. Bond or Insurance. In order to protect the District against loss of District funds, the District will, in accordance with Section 49.057(e), Texas Water Code, require any Employee who routinely collects, pays, or handles District funds to either (i) provide the District with a bond payable to the District in an amount determined by the Board to be sufficient to safeguard the District; or (ii) obtain and thereafter maintain a policy or policies of insurance, the coverage of which, in the Board's determination, adequately protects the interests of the District.

5.04. Review. The performance of all Employees providing professional services to the District will be regularly monitored and reviewed by the Board. An Employee's performance may be formally reviewed and evaluated by the Board at any time, upon the request of any Director.

## ARTICLE VI

### **BOARD MEETING PROCEDURES**

6.01. Regular Meetings. Regular meetings of the Board will be held on the fourth Wednesday of each month, beginning at 6:30 p.m., unless another date and time are approved by the Board. In order to avoid overly long Board meetings which tend to be inefficient and which also result in increased fees being paid to the District's consultants, regular Board meetings will be adjourned at 10:30 p.m. and all agenda items which have not been considered ("Pending Items") will be continued until the next Board meeting, unless a motion to continue the regular meeting beyond 10:30 p.m. is adopted by affirmative vote of a majority of the Board members.

6.02 Unfinished Business. Any Pending Items from a regular Board meeting will be continued to either (i) a special called meeting scheduled by motion adopted by affirmative vote of a majority of the Board members or (ii) the next regular meeting of the Board.

## ARTICLE VII

### **COMPLAINTS AND PROCEDURES FOR VIOLATIONS**

7.01. Complaints. All complaints or allegations of violations of this Policy must be made in writing, sworn to before a notary public and filed with the District's attorney. A complaint must describe in detail the act that is complained of, and the specific sections of this Policy alleged to have been violated. A general complaint, lacking detail, will not be sufficient to invoke the procedures in this section, and anonymous complaints will not be considered.

7.02. Initial Determination. Within five business days of receipt of a complaint, the District's attorney will determine if the facts of the complaint, if true, would constitute a violation of this Policy. If the District's attorney determines that the complaint does not contain facts that constitute a violation, the District's attorney will so advise the Board at its next regular meeting.

7.03. Report to the Board. If the District's attorney determines that the complaint contains facts that, if true, would constitute a violation, the District's attorney will present a report to the Board. A majority of the Directors not implicated by the complaint will determine whether the complaint should be considered or rejected.

7.04. Consideration by the Board. To consider a complaint, the Board may convene in executive session as permitted by the Texas Open Meetings Act. The Board member implicated by the complaint will have the right to a full and complete hearing, with the right to call witnesses and present evidence. Any final action, decision, or vote will be made in open meeting.


7.05. Discipline. The failure of a Director to comply with the provisions of this Policy will constitute grounds for (i) a reprimand by the other Directors, (ii) removal of the Director from one or more subcommittees of the Board, (iii) required ethics training as approved by the Board, and/or (iv) other measures as determined by the Board.

*[Signature Page Follows]*

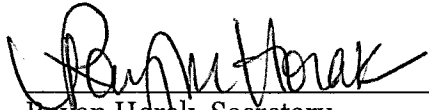


ADOPTED this 27<sup>th</sup> day of February, 2019.

**BLOCK HOUSE MUNICIPAL UTILITY  
DISTRICT**

By:   
Cecilia Roberts, President  
Board of Directors

ATTEST:

  
Rayan Horak, Secretary  
Board of Directors

**BLOCK HOUSE MUNICIPAL UTILITY DISTRICT**  
**CONTRACTS AND**  
**PROFESSIONAL SERVICES AGREEMENTS**

<b>CONTRACT / AGREEMENT</b>	<b>CONTRACTOR</b>	<b>EFFECTIVE DATE</b>	<b>EXPIRATION DATE</b>
Water Supply Contract	City of Cedar Park	March 10, 1995	March 10, 2035
Interlocal Agreement for Plumbing Inspections...	City of Cedar Park	March 14, 2022	March 14, 2027
Wholesale Wastewater Service Contract	City of Cedar Park	September 25, 2002	September 25, 2032
Fire Protection Agreement	City of Cedar Park	April 1, 2018	September 30, 2023
Agreement with Leander ISD Regarding Use of Apache Pool	Leander ISD	June 1, 2022	May 31, 2025
Pool Use Agreement	Block House Creek Swim Team	May 1, 2021 (rev/app 12-16-20)	July 15, 2023
Pool Services Agreement	Lifeguard 4 Hire, L.L.C.	October 1, 2021	September 30, 2022
Amended and Restated General Management Services Agreement	Crossroads Utility Services, LLC	June 1, 2022	September 30, 2023
Operations Services Agreement	Crossroads Utility Services, LLC	October 1, 2021	September 30, 2023
Landscape Maintenance Services Agreement	Priority Landscapes, LLC	November 1, 2021	October 31, 2022
Amended and Restated Agreement for Bookkeeping Services	Municipal Accounts & Consulting, L.P.	November 1, 2021	October 31, 2024
Amended and Restated Solid Waste Collection and Disposal Services Agreement Amendment No. 1... Amendment No. 2...	Texas Disposal Systems, Inc.	June 1, 2018  June 1, 2020 March 1, 2022	September 30, 2030
Restrictive Covenant Enforcement Services Agreement	Community Association Management, Inc.	February 1, 2021	September 30, 2023
Media and Website Services Agrmt.			
Jan-Pro Service Agreement	Jan-Pro Cleaning Services	May 1, 2022	April 30, 2023
Towing and Property Sign Agreement	Excellence in Towing, Inc. dba Triton Towing	January 27, 2021	January 26, 2023
Joint Use Agreement for Community Electronic Sign	BHC Owners Association, Inc.	December 1, 2018	November 30, 2021
Standard Agreement with Local Governmental Entity Regarding Off-Duty Services of County Deputies <b>Memorandum of Understanding – Patrol Services to be performed within Block House MUD</b>	Williamson County Sheriff's Office  Williamson County Sheriff's Office	October 1, 2021  _____	September 30, 2022 – three automatic one year renewals – will expire September 30, 2025
Engineering Services Agreement	Gray Engineering, Inc. (formerly Gray-Jansing & Associates, Inc.)	November 20, 1991	none
Engagement Letter for Bond Counsel	McCall, Parkhurst & Horton, L.L.P.	February 8, 2012	none
Legal Services Agreement	Armbrust & Brown, PLLC	May 1, 1997	none
Financial Advisory Contract	Public Finance Group LLC	March 26, 2014	none
Tax Collection Agreement	Williamson County	May 24, 2000	none