

MINUTES
WEST FORT BEND MANAGEMENT DISTRICT

December 18, 2014

The Board of Directors (the "Board") of West Fort Bend Management District (the "District") met in regular session, open to the public, on December 18, 2014, at the Travis Building, 301 Jackson, first floor conference room, Richmond, Texas, inside the boundaries of the District, and the roll was called of the members of the Board:

Bob Ray	President
Todd Johnson	Vice President
Lane Ward	Secretary
Anthony Sulak	Assistant Secretary
Joey Dupuis	Assistant Vice President

and all of the above were present except Director Ward , thus constituting a quorum.

Also present at the meeting were Mandi Bronsell; Albert Cantu of the City of Richmond; Rob Tobias with the City of Richmond Economic Development Corporation ("EDC"); Robert Haas of Fire Horse Consulting, LLC; Karla Efigenio of McLennan & Associates, L.P.; Dave Vrshek of Fort Bend Municipal Utility District No. 187; and Lynne Humphries and Cheryl Panozzo of Allen Boone Humphries Robinson LLP ("ABHR").

Director Ray called the meeting to order at 3:02 p.m. and noted a quorum was present.

MINUTES

The Board considered approving the minutes from the October 28, 2014, Board meeting. After review and discussion, Director Johnson moved to approve the minutes of the October 28, 2014, regular meeting. Director Sulak seconded the motion, which passed by unanimous vote. A copy of the approved minutes are filed appropriately in the District's records.

CONVENE IN EXECUTIVE SESSION PURSUANT TO SECTION 551.074, TEXAS LOCAL GOVERNMENT CODE TO DELIBERATE APPOINTMENT, EMPLOYMENT, EVALUATION, REASSIGNMENT, DUTIES, DISCIPLINE, OR DISMISSAL OF A PUBLIC OFFICER OR EMPLOYEE

Director Ray announced the Board would convene in Executive Session at 3:03 p.m.

RECONVENE IN OPEN SESSION AND AUTHORIZE APPROPRIATE ACTION REGARDING THE APPOINTMENT, EMPLOYMENT, EVALUATION, REASSIGNMENT, DUTIES, DISCIPLINE, OR DISMISSAL OF A PUBLIC OFFICER OR EMPLOYEE, INCLUDING EXECUTION OF CONSULTING AGREEMENT FOR DISTRICT EXECUTIVE DIRECTOR AND AUTHORIZE EXECUTION OF DISTRICT REGISTRATION FORM

The Board reconvened in Open Session at 3:20 p.m.

After review and discussion, Director Johnson moved to approve the Consulting Agreement for Executive Director, with an effective date of January 1, 2015, and direct that the agreement be filed appropriately and retained in the District's official records. Director Sulak seconded the motion and it carried unanimously.

The Board next considered authorizing the filing of the District Registration Form with the Texas Commission on Environmental Quality to reflect the new executive director. After discussion, Director Johnson moved to authorize filing of the District Registration Form. Director Sulak seconded the motion, which passed by unanimous vote.

ADOPT RESOLUTION COMMENDING ROBERT HAAS FOR SERVICE TO THE DISTRICT AND AUTHORIZE EXECUTION OF AGREEMENT FOR PLAN REVIEW SERVICES

Ms. Humphries presented a Resolution Commending Robert Haas for Service to the District. Director Ray thanked Mr. Haas for his years of service to the District and said he looks forward to working with Mr. Cantu on plan and permit reviews for the City of Richmond.

Ms. Humphries then presented a Service Agreement with Fire Horse Consulting, LLC.

After review and discussion, Director Johnson moved to (1) approve the Resolution Commending Robert Haas for Service to the District; (2) approve the Service Agreement with Fire Horse Consulting, LLC; and (3) direct that the Resolution and the Agreement be filed appropriately and retained in the District's official records. Director Dupuis seconded the motion, which was passed by unanimous vote.

FINANCIAL REPORT; AMEND FISCAL YEAR 2015 BUDGET; ANNUAL FINANCIAL REPORT FOR FISCAL YEAR 2014

Ms. Efigenio reviewed a financial report, a copy of which is attached. Ms. Efigenio requested the Board approve additional checks, no. 1450 in the amount of \$146.00 payable to U.S. Postal Service, no. 1451 in the amount of \$359.70 payable to

Web.com, no. 1452 to ABHR in the amount of \$4,251.32, and no. 1453 to Reliant Sand And Construction, Inc. ("Reliant") in the amount of \$4,643.82 for three months of mowing services. After review and discussion, Director Johnson moved to approve the financial report and to pay the District's bills as submitted. Director Dupuis seconded the motion, which passed by unanimous vote.

COMMENTS FROM THE PUBLIC

There were no comments from the public.

TEMPORARY SIGNS FOR RELIANT SAND AND CONSTRUCTION, INC. MOWING AND TRASH PICK-UP

Ms. Panozzo stated Reliant agreed to put up and take down temporary signs during their mowing services. The Board reviewed a proof and cost estimate for signs for mowing sponsorship. The Board requested Ms. Bronsell contact the Texas Department of Transportation regarding placement of temporary signs in right-of-ways.

ACTIVITY WITHIN THE DISTRICT, INCLUDING PERMITS UNDER REVIEW, ISSUED AND CLOSED SINCE THE LAST MEETING, INCLUDING SIGNS, VARIANCE REQUESTS, AND ENFORCEMENT OF STANDARDS (TRAVIS TANNER-ROSENBERG; AND ALBERT CANTU-RICHMOND)

Mr. Cantu stated he had no variances. He updated the Board on development in Richmond.

The Board discussed where the three approved construction signs should be installed and concurred to give the Board President authority to decide where to install the signs. Ms. Humphries noted the construction signs should only be installed at developments that meet the District's Standards.

REVIEW APPOINTMENTS AND RECEIVE COMMITTEE REPORTS

There was no discussion on this agenda item.

REPORT AND COMMENTS FROM ADVISORY BOARD MEMBERS

There was no discussion on this agenda item.

REPORT FROM DIRECTORS AND DISTRICT CONSULTANTS REGARDING EVENTS AND ACTIVITIES ATTENDED DURING THE MONTH AND REQUESTS FOR ACTION

There were no reports from Directors or consultants.

REDESIGN OF WFBMD WEBSITE

The Board discussed the District's new website design and concurred to maintain domain names of westfortbendmanagementdistrict.org and wfbmd.org through Register.com. Ms. Panozzo reported the Register.com will point the domain names to the new website later today.

LIVABLE CENTERS GRANT ("LCG")

Mr. Tobias stated the EDC Board voted not to support the Livable Centers Study ("Study") for the City of Richmond this year. He noted the EDC will consider submitting a grant to Houston-Galveston Area Council for the Study in 2015.

WAYSIDE HORNS COST AND INSTALLATION FOR RAILROAD HORN NOISE AND APPOINT COMMITTEE TO IMPLEMENT PROJECT

The Board discussed community support and funding options for Wayside Horns at the FM 762 railroad crossings. Ms. Humphries explained the process for developing a Service Plan and imposing assessments on area businesses and obtaining donations to fund community projects. Mr. Tobias stated the City of Richmond has allocated funds for the Wayside Horns project.

The Board discussed forming a committee to implement the Wayside Horns project. Mr. Vrcek volunteered to be on the committee. The Board concurred to appoint a committee to implement the Wayside Horns project next month.

ADJOURNMENT

Director Dupuis moved to adjourn the meeting. Director Sulak seconded the motion, which carried unanimously.

Lane Ward
Secretary
West Fort Bend Management District

(SEAL)

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