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Shelby Curry
TARRANT COUNTY CLERK
MONTGOMERY COUNTY, TEXAS

EAST MONTGOMERY COUNTY IMPROVEMENT DISTRICT
AGENDA

TO: THE BOARD OF DIRECTORS OF EAST MONTGOMERY COUNTY IMPROVEMENT DISTRICT, AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that the Board of Directors of East Montgomery County Improvement District will hold a regular meeting on **Wednesday, December 18, 2019, at 11:00 a.m., at the East Montgomery County Improvement District Complex, Board Room, Room 103, 21575 U.S. Highway 59 North, New Caney, Texas**, within the boundaries of the District, for the following purposes:

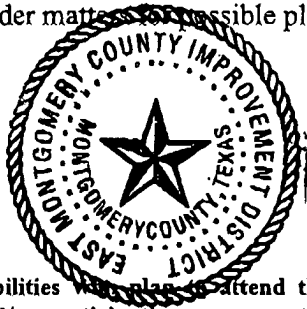
1. Consider report on Economic Development Administration Business Center Building in the Industrial Park, including:
 - a) approval of contract with J.A. Costanza & Associates Engineering, Inc. relative to program management and/or engineering services related to the project;
 - b) authorize Request for Qualifications (RFQ) for Architectural/Engineering Services, including publishing and review of RFQ's received;
 - c) authorize Request for Proposal (RFP) for Architectural/Engineering Services, including negotiations and contract with best qualified candidates from RFQ process;
 - d) authorize Agreement for Architectural/Engineering Services and preparation of plans, specifications and construction documents;
 - e) approve plans, specifications and construction documents and authorize Project Bidding Phase;
 - f) review bids, consider architect's/engineer's recommendations, and consider award of project for construction;
 - g) review pay applications, change orders and construction recommendations and consider approval of same;
 - h) consider final project documents, accept architect's and engineer's certification of completion, and accept project; and
 - i) Other items that may arise from time to time; and the taking of any actions required in connection therewith;

2. Recess to Executive Session to discuss: real property matters pursuant to §551.072, Texas Government Code, pending or contemplated litigation pursuant to §551.071, Texas Government Code, matters in which the duty of the attorney to the District under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflict with Chapter 551, Texas Government Code, pursuant to §551.071, Texas Government Code, personnel matters pursuant to §551.074, Texas Government Code and Economic Development negotiations pursuant to §551.087, Texas Government Code;

3. Consider status of economic development agreements, including:
 - a) approval of Incentive Agreement with MHTB Enterprises LLC dba Smallcakes Kingwood; and the taking of any actions required in connection therewith;

4. Consider report on activities within the Industrial Park, and the taking of any actions required in connection therewith, including:
 - a) approval of Purchase and Sale Agreement with Sigma Fasteners or its assigns, and authorize the Chair and President to take all actions necessary to close the purchase and sale; and authorize the taking of all actions required in connection therewith; and

5. Consider matters of possible placement on future agendas.



By: Stephen Carlisle
Stephen Carlisle
Secretary of the East Montgomery County
Improvement District

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services to aid in communication and/or participation are requested to contact the District's President/CEO at (281) 354-4419 at least three (3) business days prior to the meeting so that appropriate arrangements can be made.