

HARRIS COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. 159

NOTICE OF PUBLIC MEETING

Notice is hereby given to all interested members of the public that the Board of Directors of the above-captioned District will hold a public meeting at 1300 Post Oak Boulevard, Suite 2500, Houston, Texas 77056, said address being a meeting place of the District.

The meeting will be held on **Monday, February 16, 2026, at 1:15 p.m.**

The Board shall consider and discuss the following matters and take any action appropriate with respect to such matters:

1. Public comments (limit of 5 minutes per speaker);
2. Review and approval of the minutes of the meeting of the Board of Directors held on January 19, 2026;
3. Bookkeeper's report, including financial and investment reports and the payment of invoices presented;
4. Receive Tax Assessor-Collector report and approve payment of invoices presented and moving of accounts to uncollectible roll;
5. Approval of Payment Services Agreement by and between the District and First Billing Services, LLC in connection with electronic payment program for tax payments, and authorize acceptance of TEC Form 1295 in connection therewith; authorize termination of existing electronic payment program for tax payments and agreement(s) with vendors, including Certified Payments;
6. Report on legal action taken by the District's delinquent tax collections attorney, authorize foreclosure proceedings, installment agreements, and the filing of proofs of claim;
7. Adoption of Resolution Concerning Developed District Status for 2026 Tax Year;
8. Engineer's Report, including:
 - (a) Authorizing the design, advertisement for bids and/or award of construction contracts or concurrence in the award of contracts for the construction of water, sanitary sewer and drainage facilities within the District, and authorize acceptance of Texas Ethics Commission TEC Form 1295's ("TEC Form 1295") in connection therewith;
 - (b) Status of construction contracts, including the approval of any pay estimates, change orders and/or acceptance of facilities for operation and maintenance purposes, and authorize acceptance of TEC Form 1295's in connection therewith, including:

- (i) Make-Up Well No. 6 (J&S Water Wells);
 - (ii) Overflow Borrow Pit (Sonora Construction);
 - (iii) Overflow Clearing and Grubbing – *Central* (Trahan Construction, LLC);
 - (iv) Overflow Clearing and Grubbing – *East* (Trahan Construction, LLC);
 - (v) Overflow Clearing and Grubbing – *North* (Trahan Construction, LLC);
 - (vi) Overflow Clearing and Grubbing – *South* (Trahan Construction, LLC);
 - (vii) Overflow Clearing and Grubbing – *West* (Trahan Construction, LLC);
 - (viii) Upper Langham Creek Phase 3 Channel and Detention Basin (Sonora Construction);
 - (ix) Upper Langham Creek Phase 3 Drainage Fingers (Earth Builders, LP); and
 - (x) Trio Lakes Water Transfer Station (Solid Bridge Construction);
- (c) Acceptance of deeds, easements, and conveyances for facilities constructed or to be constructed for the District; authorize acceptance of TEC Form 1295's in connection therewith, including:
- (i) Conveyance and Bill of Sale of Facilities (Parkland Village, Section 57 – Non-Potable Irrigation Facilities);
- (d) Status of Storm Water Quality Permits;
- (e) Approval of Maintenance Agreement as to TPHTL Detention and Mass Grading;
- (f) General engineering matters, including inspection of non-potable irrigation system during construction;
9. Langham Creek Phase 2, and consider the following related matters:
- (a) Status of Phase 2B – Contract 2 Project, including:
 - (i) Engineering, inspection, and stormwater pollution prevention reports; and
 - (ii) Approval of pay applications, change orders, and/or permit applications;
 - (b) Approval of proposals and/or contracts for services or matters ancillary to the Phase 2B – Contract 2 Project;
 - (c) Review of Construction Budget for the Phase 2B – Contract 2 Project and funding of Phase 2B – Contract 2 Account; and
 - (d) Any other matters related to Phase 2B – Contract 2 Project;
10. Matters related to the Harris County Flood Control District ("HCFCD"), including:
- (a) Status of implementation of the Interlocal Agreement related to Langham Creek Phase 3 Drainage Improvements;
 - (b) Consider authorizing the District's attorneys to engage consulting engineering firm to review costs for capacity in John Paul Landing detention basin per Interlocal Agreement;
 - (c) Pending request for conveyance of detention site to the District, and pending request for assignment of drainage easements to the District; and
 - (d) Status of renewal of Interlocal Agreement with HCFCD for reimbursement of District costs incurred for mowing HCFCD right-of-way;
11. Review of annual survey of wage rate scales and consider adoption of Resolution Adopting Prevailing Wage Rate Scale for Construction Projects;

12. Status of exercise of eminent domain authority for acquisition of detention site, including status of condemnation action;
13. Operator's Report, including:
 - (a) Monthly report;
 - (b) Repair and maintenance of District facilities;
 - (c) Status of receipt of proposals for grounds maintenance within District irrigation pump station sites; and
 - (d) Operation of Irrigation Pump Station No. 4 by Harris County Water Control and Improvement District No. 157;
14. Detention facility and grounds maintenance, and approve of contracts, amendments, proposals, pay estimates, and change orders in connection therewith and acknowledge related TEC Form 1295s, including, but not limited to:
 - (a) Detention basin and storm sewer / drainage system maintenance relating to the Upper Langham Creek Phase 3 Drainage Fingers;
 - (b) Mowing, irrigation system, and grounds maintenance (Spencer Outdoor, LLC);
 - (c) Fertilization and integrated pest management (Southern Green Lawns, LLC);
 - (d) Supplemental landscape, tree and plant irrigation and maintenance program;
 - (e) Erosion control and remediation;
 - (f) Tree maintenance matters (Garden Oaks Tree Service LLC);
 - (g) Fish stocking in ponds, maintenance of fish habitats, aquatic plantings, and water quality matters (Lake Pro, Inc.);
 - (h) Wildlife management; and
 - (i) Security matters;
15. Discussion related to the District's electrical contract with USource Energy expiring on May 31, 2026, and receipt of renewal proposal relating to same;
16. Discuss updates to District website, including status of administration of website through Touchstone District Services, LLC ("Touchstone");
17. Approval of Utility Development Agreement with TPHTL House Hahl, LLC relative to 333.13 acres of land annexed into the District;
18. Annexation of certain land into the boundaries of the District, including 267.49 acres as requested by Bridgeland Development, LP;
19. Developer's Report;
20. Review and approval of proposals relative to renewal of the District's general liability, umbrella liability, property, boiler and machinery, director and officer liability, and pollution liability insurance coverage for policies expiring March 31, 2026;

21. Matters related to the Directors Election scheduled for May 2, 2026;
22. Attorney's Report; and
23. Consider matters for possible placement on future agendas;

SCHWARTZ, PAGE & HARDING, L.L.P.

(SEAL)



By: Mitchell G. Page
Mitchell G. Page
Attorneys for the District

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact the District's attorney at (713) 623-4531 at least three business days prior to the meeting so that appropriate arrangements can be made.