

WESTWOOD MAGNOLIA PARKWAY IMPROVEMENT DISTRICT
Minutes of Special Meeting of Board of Directors

June 29, 2021

The Board of Directors (the “Board”) of Westwood Magnolia Parkway Improvement District (the “District” or “WMPID”) met in special session, open to the public, at the District Office, 32935 Tamina Road, Magnolia, Texas, a designated meeting place of the District, and the roll was called of the members of the Board as follows:

Carl Gerhardt	Chairman	Magnolia I.S.D.
Brent Everson	Vice Chairman	City of Conroe
Gary Squyres	Assistant Vice Chairman	County Commissioner’s Court
James David Wallace	Secretary	City of Conroe
Tom Grayson	Treasurer/Asst. Secretary	County Commissioner Pct. 2
Robert Barnwell	Director	County Commissioner Pct. 2
Pat Robertson	Director	Magnolia I.S.D.

and all of the above Directors were present, except Directors Squyres, Barnwell, and Robertson, thus constituting a quorum.

Also present for the meeting were: Rob Eissler and Kelly Hamann of Special District Management (“SDM”); Daniel Scruggs, Frank Mitchell, and Joshua Zientek of Mitchell Zientek, LLP (“MZLLP”); Ryan O’Hara and Salena Abraham of Huntington Securities, Inc. (“HSI”); and Bruce Berger of Montgomery County Precinct No. 2 Commissioner’s Office (“MCP2”).

APPROVE MINUTES

The Board took no action on this item at this time.

PUBLIC COMMENTS

There were no public comments at this time.

REVIEW OF DISTRICT’S ECONOMIC DEVELOPMENT POWERS, STATUTORY SPENDING PURPOSES, AND RELATED MATTERS

The Board, SDM, and Mr. Berger reviewed a PowerPoint presentation regarding the District’s economic development powers and enumerated improvement project powers. There was extension discussion regarding possible District projects and their relation to ongoing traffic improvements in the area.

EXECUTIVE SESSION

The Board entered executive session at 9:12 a.m.

RECONVENE FROM EXECUTIVE SESSION, PENDING BUSINESS AND MATTERS FOR FUTURE AGENDAS

The Board reconvened at 9:50 a.m. and took no action at this time.

COMMISSIONER'S REPORT

Mr. Eissler and Mr. Berger provided a brief update. The Board took no action at this time.

REVIEW AND CONSIDER ITEMS RELATED TO THE DISTRICT'S PROPOSED SALES TAX REVENUE BONDS, SERIES 2021 (the "Bonds"), INCLUDING BUT NOT LIMITED TO, PROPOSED PROJECTS FOR INCLUSION AND PAR AMOUNT

Mr. Mitchell discussed the District's options for issuing the Bonds. There was discussion regarding a proposed project with MCP2 for inclusion in the Bonds. After discussion, the Board requested that MZLLP draft an agreement for review and possible use for the proposed project with MCP2. There was discussion regarding a number of possible improvement projects within the District. The Board further discussed the impact of bike paths on future projects as well.

CONSIDER RESOLUTION ADOPTING ADDITIONAL DESIGNATED MEETING PLACE(S) OF THE DISTRICT

Mr. Scruggs presented a resolution adopting an additional designated meeting place of the District, at Citizens Grill, 315 Enclave Drive #300, Conroe, TX 77384. Director Grayson moved to approve the resolution as presented. Director Everson seconded said motion, which passed unanimously.

BOOKKEEPER'S REPORT

There was no discussion on this matter at this time.

EXECUTIVE DIRECTOR'S REPORT

There was no discussion on this matter at this time.

ADJOURNMENT

There being no further business to come before the Board, Director Gerhardt adjourned the meeting.

Approved this 9th day of July, 2021.




Secretary, Board of Directors

LIST OF EXHIBITS

N/A

[REMAINDER OF THIS PAGE LEFT INTENTIONALLY BLANK]