

NOTICE OF MEETING

VIRIDIAN MUNICIPAL MANAGEMENT DISTRICT

The Board of Directors of Viridian Municipal Management District will hold a regular meeting on **Tuesday, June 11, 2024, at 12:00 p.m.**, at the **Viridian Lake Club – Regent Pavilion, 1200 Viridian Park Lane, Bldg. C, Arlington, Texas 76005**, to discuss and, if appropriate, act upon the following items:

1. Public comment(s) – In accordance with the Open Meetings Act, Directors are prohibited from acting on or discussing any items brought before them at this time. Citizen’s comments will be limited to 3 minutes. Comments about any of the agenda items are appreciated by the Board of Directors and may be taken into consideration at this time or during that agenda item. If you desire to address the Board, please complete and submit a Public Input Form, a copy of which is attached hereto, to ccrawford@abhr.com. All remarks and questions addressed to the Board shall be addressed to the Board as a whole and not to any individual member thereof.
2. Approve minutes of May 14, 2024.
3. Approve developer’s report, including status of lot development, lot and home sales, and commercial site.
4. Review and accept Engineer’s report, and the taking of any action necessary and appropriate relating to:
 - a. Status of construction of improvements projects within the District; authorize issuance of notices to contractors;
 - b. Authorize preparation of construction plans and specifications;
 - c. Approve construction plans and specifications and advertising for bids for contracts;
 - d. Approve award of construction contracts and issuance of notices to proceed as follows:
Public Bids- ≥ \$150,000.01 – (1) American Landscape Systems – Collins East: Phase II Public Parks; American Landscape Systems – Viridian Town Center Tract C-1 Public Parks; and (3) American Landscape Systems – Railroad Buffer Phase 2 Public Park;
Solicited Bids – \$25,000.01 - \$150,000.00 – None;
Under – \$25,000.00 – New Construction Contracts: (1) Pristine Electric -Well Site #3 Relocate and Replacement of Electrical Run to Well Site;
Maintenance and Repair Contracts: (1) SYB Construction – Phase 3B Waterline Repair;
 - e. Approve three party agreement(s), community facilities agreement(s), and escrow agreement(s) with City of Arlington and/or City of Fort Worth, and adopt resolutions regarding same as necessary;
 - f. Approve pay applications and change orders to construction contracts for improvement projects, including the following change order: (1) American

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- Landscape Systems – Viridian Collins West – Change Order No. 6 – add for River Legacy Rolling Gate Spec Change;
- g. Approve certificates of substantial completion and authorize final acceptance of improvements;
 - h. Approve engineering Task Orders as follows:
Contracts: (1) Graham Associates – Spotted Fawn Pedestrian Crossing Bollard Design; (2) Landprint – Town Center Tract C-1 Public Parks – Construction – Observation; (3) Landprint – Collins East Ph. 2 Public Parks – Construction Observation;
Change Orders: (1) LandTec Engineers – Viridian Lakeside Phase 1 – Change Order No. 1 – add for additional construction material testing;
 - i. Approve plat(s), including (1) Viridian Village 2D – Lot 24R & 24R1, Block 30 – replat;
 - j. Approve proposals or invoices for payment under Board approved emergency maintenance and repair projects;
 - k. Approve Notice of Warranty Repair Under Surety Bonds;
 - l. Approve Permits for construction of public infrastructure; and
 - m. Miscellaneous.
5. Review Communications Committee and Consultant Report; Receive and respond to Citizen Tracker Inquiries, including reimbursement request for fence damage at 1833 Spotted Fawn.
 6. Discussion regarding unauthorized parking on District property and authorized purchase and installation of signage.
 7. Consider public safety and security matters, including installation, operation, and maintenance of public safety and security devices and services; contracting with security and/or licensed peace officers for supplemental law enforcement services; and authorize actions to effectuate such matters, including adoption of resolution authorizing Board Chairman to sign District Disbursements for such purposes, and contracting for internet services for Guard House.
 8. Consider appointments to District Committees, and schedule meeting of District Management Structure Committee.
 9. Approve Tax Assessor Collector’s report on tax collections and assessment collections, including delinquent tax report.
 10. Financial and bookkeeping matters, including payment of bills, review of investments, approval of fund transfers and orders to Trustee.
 11. Approve audit report for fiscal year ending December 31, 2023.
 12. Approve and authorizing filing of Continuing Disclosure Reports regarding Assessment Revenue Bonds, Series 2015; Assessment Revenue Bonds, Series 2017; Assessment Revenue Bonds, Series 2018; Assessment Revenue Bonds, Series 2020; Assessment Revenue Bonds, Series 2022; Unlimited Tax Utility Improvement and Refunding Bonds, Series 2015; Unlimited Tax Utility Improvement Bonds, Series 2016; Unlimited Tax Utility Improvement Bonds, Series 2017; Unlimited Tax Utility Improvement Bonds, Series 2018; Unlimited Tax Utility Improvement Bonds, Series 2019; Unlimited Tax Utility Improvement Bonds, Series 2020; Unlimited Tax Utility

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Improvement Bonds, Series 2021; Unlimited Tax Utility Improvement Bonds, Series 2022; Unlimited Tax Utility Improvement Bonds, Series 2023; Unlimited Tax Road Improvement and Refunding Bonds, Series 2015; and Unlimited Tax Road Improvement Bonds, Series 2016; Unlimited Tax Road Improvement Bonds, Series 2017; Unlimited Tax Road Improvement Bonds, Series 2018; Unlimited Tax Road Improvement Bonds, Series 2019; Unlimited Tax Road Improvement Bonds, Series 2020; Unlimited Tax Road Improvement Bonds, Series 2021; Unlimited Tax Road Improvement Bonds, Series 2022; Unlimited Tax Road Improvement Bonds, Series 2023 prepared by 30 Three Sixty Public Finance, Inc.

13. Authorize preparations for sale of Series 2024 Unlimited Tax Utility Improvement Bonds and Series 2024 Unlimited Tax Road Improvement Bonds, including Resolution Requesting Estimated Assessed Valuation from Tarrant Appraisal District.
14. Review, ratify, and approve insurance proposals relating to Viridian Sailing Center, including review of insurance and risk review by Compass Risk Services, LLC.
15. Authorize approval and execution of agreement with the Viridian Residents Association regarding installation of artwork on District properties.
16. Review, approve and authorize execution of Agreement(s) for Use of Facilities received throughout the month.
17. Authorize approval and execution of Master Service Agreement with Storm Water Solutions, LLC.
18. Establish regular date and time for the Board of Directors meetings.
19. Pending legal matters and authorize action as necessary for (a) litigation with RKM Utility Services, Inc. and Philadelphia Indemnity Insurance Company regarding repair and replacement of Cypress Thorn Drive, Viridian 2B, and (b) litigation with Matthew Doyle and Charlene Doyle regarding request for grant of access easement.
20. Adjourn.



Clay E. Crawford
Attorney for the District

Viridian Municipal Management District reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code, Section 551.071 (Consultation with Attorney), Section 551.072 (Deliberations Regarding Real Property), Section 551.073 (Deliberations Regarding Gifts and Donations), Section 551.074 (Personnel Matters), Section 551.076 (Deliberations Regarding Security Matters), and Section 551.087 (Economic Development).

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VIRIDIAN MUNICIPAL MANAGEMENT DISTRICT

Date of Meeting: _____

Name: _____

Address: _____

Phone No.: _____

Representing: _____

Agenda item/Other: _____

Do you wish to speak at the meeting? Yes No

Comments: _____

