

**BELVEDERE MUNICIPAL UTILITY DISTRICT
NOTICE OF SPECIAL MEETING**

TO: THE BOARD OF DIRECTORS OF BELVEDERE MUNICIPAL UTILITY DISTRICT AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given pursuant to V.T.C.A., Government Code Chapter 551, that the Board of Directors of Belvedere Municipal Utility District (District) will hold a special meeting, open to the public, on Tuesday, May 5, 2026, at 6:00 p.m., within the boundaries of the District, at the Belvedere Amenity Center, 17400 Flagler Drive, Austin, Texas, for the following purposes:

Meeting materials are available at www.belvederemud.org.

1. Call meeting to order and establish a quorum.
2. Discuss, consider, and take action concerning qualifying newly elected directors.
3. Discuss, consider, and take action concerning election of officers.
4. Receive public comment (*three (3) minutes per speaker; but any person providing public comment through a translator is limited to six (6) minutes, unless the District uses simultaneous translation equipment in a manner that allows the Board to hear the translated public testimony simultaneously with the speaker*).
5. Discuss, consider, and take action to approve minutes for the March 31, 2026 special meeting.
6. Discuss, consider, and take action as necessary concerning reports from the District's Bookkeeper and Finance Committee, including:
 - a. Payment and ratification of invoices;
 - b. TexPool investments; and
 - c. Reimbursement of costs to Belvedere HOA (HOA) pursuant to the Joint Use and Maintenance Agreement.
7. Discuss, consider, and take action regarding reports from the District liaison to the HOA and from the HOA liaison to the District.
8. Discuss, consider, and take action regarding regulation, improvement, maintenance, and repair of existing and future assets owned or maintained by the District, including, but not limited to:
 - a. Report from the District's Engineer;
 - b. Drainage facilities;
 - c. Trail maintenance.
9. Discuss, consider, and take action on future meeting schedule.
10. Adjournment.

EXECUTED this the 28th day of April 2026.


Attorney for the District



Belvedere Municipal Utility District is committed to compliance with the Americans with Disabilities Act. Reasonable accommodations and equal access to communications will be provided upon request. Please call David Klein at (512) 322-5818, for information.

Agenda Item No. 5

Discuss, consider, and take action to approve minutes for the March 31, 2026 special meeting.

2026 Directors Election (the “Directors Election”), a copy of which is attached as **Exhibit “C”**. Ms. Lam stated that three (3) positions for the office of director were scheduled to be voted on at the Directors Election, and only three (3) people, Jim Koerner, Fred King, and Alexandra Babb (née Kern), had filed an application to have their name placed on the ballot. In addition, Ms. Lam noted that because the District had not received any declarations of write-in candidacy for the Directors Election, there were no names placed on a list of write-in candidates for the office of director. Ms. Lam then explained that the proposed order certifies that Jim Koerner, Fred King, and Alexandra Babb (née Kern) are (i) unopposed for election to the office of director in accordance with all applicable law and (ii) declared elected to serve four-year terms on the Board and cancels the May 2, 2026 Directors Election. Director Webster moved to adopt the above-referenced Order, as presented. Director Ubertini seconded the Motion and the Motion passed unanimously, 5-0.

5. Discuss, consider, and take action as necessary concerning reports from the District’s Bookkeeper and Finance Committee, including:
 - a. Payment and ratification of invoices;
 - b. TexPool investments; and
 - c. Reimbursement of costs to Belvedere HOA (HOA) pursuant to the Joint Use and Maintenance Agreement.

Director Koerner introduced this Item. Director King presented the Bookkeeper’s Report and cash sheet, consisting of the list of the District’s revenues, invoices paid since the Board’s last regular meeting on January 27, 2026, current invoices, proposed bank transfers for the current reporting month, and additional documentation concerning other bookkeeping matters, all of which are attached hereto as **Exhibit “D”**. After discussion, Director Ubertini moved to (i) authorize the transfer of \$200,000.00 from the Districts Checking Account to the District’s Money Market Account, (ii) authorize the transfer of \$94,776.14 from the District’s Checking Account to the District’s Debt Service Account, (iii) ratify the payment of the invoices paid since the Board’s last regular meeting, and (iv) approve the payment of current invoices, as presented in the Bookkeeper’s Report. Director Webster seconded the Motion and the Motion passed unanimously, 5-0.

6. Discuss, consider, and take action regarding reports from the District liaison to the HOA and from the HOA liaison to the District. Director Koerner introduced this Item and stated that he had attended the most recent HOA meeting and expressed his appreciation on behalf of the District for the job the HOA is doing for the benefit of the residents and the District. Director Ubertini stated that the HOA is currently working on new signage at the entrance to the District, repaving the mailbox kiosk, and landscaping as priorities in the near term. After discussion, no action was taken by the Board in connection with this Item.
7. Discuss, consider, and take action regarding regulation, improvement, maintenance, and repair of existing and future assets owned or maintained by the District, including, but not limited to:
 - a. Report from the District Engineer;
 - b. Drainage facilities, including, but not limited to:

c. Trail maintenance.

Ms. Norris introduced Jordan Carroscio, P.E., with Quiddity Engineering, stating that she would be stepping away from her work with the District and that Mr. Carroscio would be replacing her and that Ms. Sanders would continue working with the District. Next, Ms. Norris presented a copy of her report attached hereto as **Exhibit “E”**. She stated that she had no new updates with regard to the District’s Drainage Facilities, and presented her firm’s 2026 annual Trail Facilities inspection proposal, a copy of which is attached hereto as **Exhibit “F”**. Finally, Ms. Norris stated that she had performed an inspection of the pond located between Flagler Drive and Glenville Cove to observe the existing pond liner. She stated that the pond’s liner was currently exposed, full of holes, out of place in certain locations, and was approximately one-half full. Ms. Norris inquired whether the HOA was monitoring the pond’s water level. Director Ubertini stated that the HOA fills the pond, as needed, and will continue to do so once repairs are made. After discussion, Director Webster moved to approve the 2026 Trail Inspection proposal, as presented. Director King seconded the Motion and the Motion passed unanimously, 5-0.

8. Discuss, consider, and take action on future meeting schedules. Director Koerner introduced this Item. After discussion, it was the consensus of the Board that the next meetings of the Board of Directors would be held at 6:00 p.m. at the Belvedere Amenity Center on May 5, 2026, August 5, 2026, and September 15, 2026, and directed the District’s consultants to take the steps necessary to schedule such meetings.
9. Adjournment. Director Ubertini moved to adjourn the meeting. Director King seconded the Motion and the Motion passed unanimously, 5-0. The meeting was adjourned at 6:31 p.m.

PASSED, APPROVED, AND ADOPTED this 5th day of May 2026.

[DISTRICT SEAL]

Fred King, Secretary

Agenda Item No. 6

Discuss, consider, and take action as necessary concerning reports from the District's Bookkeeper and Finance Committee, including:

- a. Payment and ratification of invoices;
- b. TexPool investments; and
- c. Reimbursement of costs to Belvedere HOA pursuant to the Joint Use and Maintenance Agreement.

Agenda Item No. 8

Discuss, consider, and take action regarding regulation, improvement, maintenance, and repair of existing and future assets owned or maintained by the District, including, but not limited to:

- a. Report from the District's Engineer;
- b. Drainage facilities; and
- c. Trail maintenance.



912 S Capital of Texas Highway, Suite 300
Austin, Texas 78746
Tel: 512.441.9493
www.quiddity.com

April 27, 2026

Board of Directors
Belvedere Municipal Utility District
c/o Lloyd Gosselink Rochelle & Townsend, P.C.
816 Congress Ave., Suite 1900
Austin, TX 78701

Re: Monthly Status Report
Belvedere MUD Regular Board Meeting of May 5, 2026

Dear Directors:

The following is a summary that describes some of our activities since the last meeting:

- 1) **Drainage Facilities** – No additional updates since the last meeting.
- 2) **Trail Facilities Maintenance** – Quiddity inspected the District's trails on April 9, 2026 and documented the findings in the enclosed report. Several culverts were observed to have blockage from leaves, vegetation, dirt, and rocks.

Should you have any questions or need additional information, please notify us.

Sincerely,

A handwritten signature in black ink, appearing to read "Jordan Carrasco".

Jordan D. Carrasco, P.E.

JDC/mnn/mcs

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April 27, 2026

Board of Directors
Belvedere Municipal Utility District
c/o Lloyd Gosselink Rochelle & Townsend, P.C.
816 Congress Ave., Suite 1900
Austin, TX 78701

Re: 2026 Trail Inspection Report
Belvedere Municipal Utility District

Dear Directors:

We completed a walking inspection of all trails within the District on Thursday, April 9, 2026. Most culverts had moderate blockage, and there were a few sections of cracking on the flagstone path. Additionally, areas of washout of the crushed granite were observed.

The following sections include the most notable findings along each trail. The remaining photos taken along each trail can be made available upon request.

Amenity Center Trail

Along the Amenity Center Trail, four drainage crossings were observed and photographed. A couple example locations from this trail are shown below. Most culverts on this trail were observed to have reduced flow capacity due to vegetation and debris located within and around the culvert. There was one damaged culvert. It appears that some larger rock was placed in an area that showed signs of drainage washout from heavy flow in last year's inspection.



Carlton Ridge Trail

Along the Carlton Ridge Trail, eight drainage crossings were observed and photographed. A couple example locations from this trail are shown below. The Carlton Ridge Trail also had signs of drainage washout from heavy flow in one location. The culverts on Carlton Ridge Trail showed heavy blockage from leaves, vegetation, dirt, and rocks. There was a section of minor drainage washout as well as a section of cracked flagstone.



Glenville Cove Trail

The one culvert along Glenville Cove Trail had heavy blockage from leaves and gravel. The two images below show views from each end of the culvert.



Lower Pond Trail

Along the Lower Pond Trail, eleven drainage crossings were observed and photographed. A few example locations from this trail are shown below. Some of the culverts along Lower Pond Trail had heavy blockage from leaves, vegetation, dirt, and rocks. There was one section of the flagstone pavers that was collecting runoff gravel due to a low point in the pavers.



Lower Pond Trail (continued)



Meadow Loop Trail

Along the Meadow Loop Trail, thirty-three drainage crossings were observed and photographed. A few example locations from this trail are shown below. There were a couple sections of flagstone paver cracking. Six culverts were deformed, and all thirty-three were blocked by rocks, gravel, vegetation, leaves, and mulch.



Meadow Loop Trail (continued)



Shady Trail

Along the Shady Trail, nine drainage crossings were observed and photographed. A few example locations from this trail are shown below. Shady Trail had one low point in a flagstone paved section where gravel runoff had collected. Six of the culverts had blockage from leaves, gravel, and rocks.



Upper Pond Trail

Along the Upper Pond Trail, four drainage crossings were observed and photographed. A few example locations from this trail are shown below. The Upper Pond Trail had one section of crumbling flagstone pavers. There were two deformed culverts, and all four culverts were blocked by rocks, gravel, and vegetation.



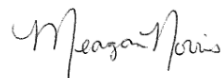
Upper Pond Trail (continued)



Recommendations

Based on the findings during the inspection visit, the Board may consider having the culverts cleaned to remove the observed materials in the pipes with associated grading and debris removal near the inflow and outflow points. Additionally, at the low points of the trails where gravel has collected, the existing rocks along the downstream edge of the trail in these locations could be replaced with flat pavers or small concrete pads to allow the drainage to flow off the trail. Finally, the areas with gravel washout could be restored with additional gravel material. These locations of washout can also be revisited in future inspections, and additional action may be suggested if the area is observed to have repeated washout or if the size of the washout increases.

Sincerely,

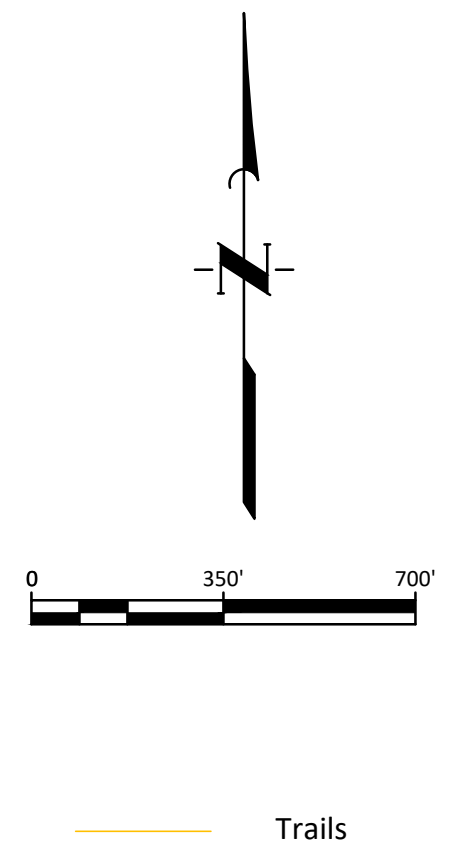
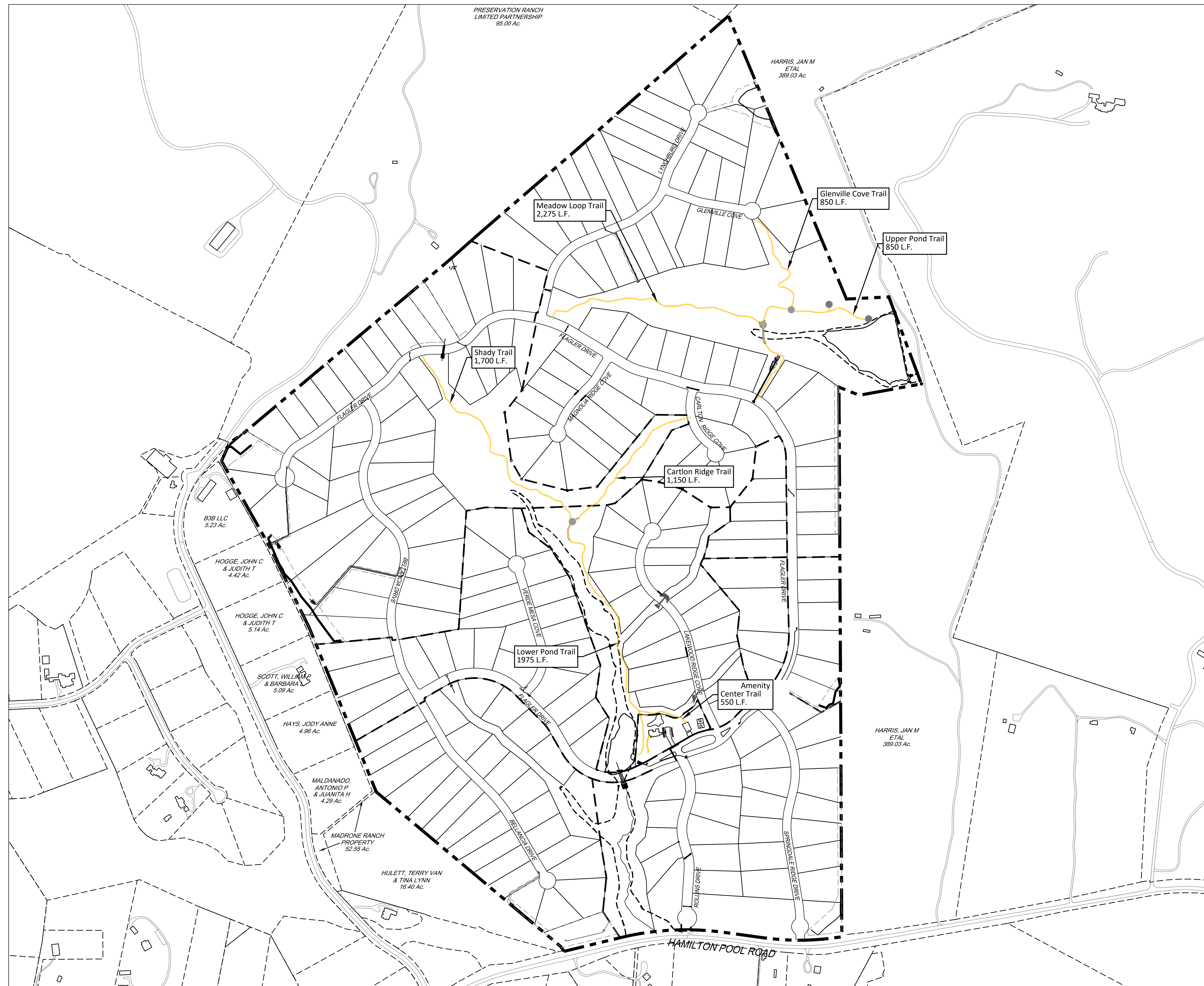


Meagan Norris, P.E.

MNN/mcs

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V:\165541\165541-000-20 Belvedere MUD District Engineer 2020 Civil Drawing Trail Exhibit of Walking Trails.dwg Jun 28, 2025 - 11:44am RMC2



Trail Name	Approx. Trail Length (Ft)
Amenity Center Lot Trail	550
Lower Pond Trail	1,975
Shady Trail	1,700
Carlton Ridge	1,150
Upper Pond Trail	850
Meadow Loop Trail	2,275
Glenville Cove Trail	850
Total	9,350

TRAIL EXHIBIT
 FOR
 BELVEDERE MUD
 TRAVIS COUNTY, TEXAS



Texas Board of Professional Engineers and Land Surveyors Reg. No. F-23290
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