

**RIVER PLANTATION MUNICIPAL UTILITY DISTRICT**

**BOARD MEETING MINUTES**

**April 20, 2026**

**DIRECTORS PRESENT:** Julie Gilmer, Tim Goodman, Tom Vandever, Karl Sakocius, and Mark Denham

**DIRECTORS ABSENT:** None

**OTHERS PRESENT:** Lloyd B. York Jr., Mia Sanders, Jamie Goodman, Mark Robin, Fran Poarch, Betty Brown, Elliott and Danielle Garlinger, R. and Christine Whitman, Kelly Burns, District residents; Mario Garcia of Municipal Operations and Consulting; Tiffany Loggins of L&S District Services, LLC;

**OTHERS PRESENT BY MICROSOFT TEAMS:**

J. Davis Bonham, Jr., District attorney  
Paul Radich of the Radich Law Firm  
Taylor Reed of Vogler & Spencer Engineering

**FIRST ORDER: MINUTES OF THE MEETING(S) OF BOARD OF DIRECTORS**

The Board considered the March 16, 2026 meeting minutes. It was noted that the minutes should be revised to reflect District Engineer Taylor Reed attended by Microsoft Teams. Upon motion made by Director Denham, seconded by Director Goodman and unanimously carried, the Board approved the minutes of the March 16, 2026 meeting as corrected.

**SECOND ORDER: RECEIVE COMMENTS FROM THE PUBLIC**

The Board opened the floor for public comment. The Board recognized Mark Robin who addressed the Board regarding the accessibility of the District's meeting room for those with disabilities. Mr. Robin requested that signage regarding the availability of separate access for those with mobility issues be installed. The Board then recognized Kelly Burns who addressed the Board regarding sinkholes behind his home. The District's operator and engineer informed the Board that they are aware of the issue and are investigating the matter. The Board then recognized Lloyd B. York Jr. who addressed the Board regarding the pond level near his home. The Board reviewed prior discussions regarding the lake level and noted that in prior discussions the owner of the golf course had proposed to allow the filling in the month of July. The Board then recognized Mia Sanders who addressed the Board regarding concerns with the engineer's contract and FEMA funding as well as concerns regarding communication to the appraisal district regarding property in the District which was not included on the appraisal roll.

**THIRD ORDER: FINANCIAL AND BOOKKEEPING MATTERS**

The Board then recognized Tiffany Loggins who presented the bookkeeper's report. Ms. Loggins reviewed the report in detail with the Board. Thereafter, the Board reviewed the tax assessor-

collector's report in detail. The Board reviewed the investment report in detail. The Board then considered the payment of District bills. After discussion, upon motion made by Director Vandever, seconded by Director Goodman and unanimously carried, the Board approved the bookkeeper's report, the tax assessor-collector's report, the review of investments, and the payment of District bills.

**FOURTH ORDER: PARK MAINTENANCE MATTERS**

The Board then considered park and maintenance matters. Director Goodman addressed the Board regarding the removal of dead and diseased trees during the prior month as well as debris. Director Goodman noted that mowing of the recreational facilities has now increased in accordance with the planned mowing schedule. Director Denham then addressed the Board regarding the proposed planting of ten trees in the park due to the significant tree loss that the District has experienced recently. Mr. Denham reviewed the costs associated with the planting in detail as well as plans to purchase the trees from the same vendor that River Plantation CIA is utilizing for a similar upcoming project in an effort to obtain more competitive pricing. The budget to plant the trees is \$7,500, which does not include the cost to extend irrigation. The Board agreed to table the matter until the cost to extend irrigation to the trees can be determined.

**FIFTH ORDER: OPERATOR'S REPORT**

The Board recognized Mario Garcia, who presented the operator's report. The Board reviewed maintenance and repairs performed during the prior month in detail. The District maintained 976 connections and accounted for 93% of water produced. After discussion, upon motion made by Director Goodman, seconded by Director Vandever and unanimously carried, the Board approved the operator's report as presented.

**SIXTH ORDER: ENGINEER'S REPORT**

The Board recognized Taylor Reed who presented the engineer's report and reviewed ongoing projects. The engineer has posted the required information for the storm water quality management plan to the District website and forwarded the required flyer to the operator to be included in the next utility bill. The engineer then recommended approval of Pay Application No. 3 in the amount of \$18,150.00 for East Ditch maintenance project. The engineer then discussed the Mosswood sinkhole and noted the contractor completed the work near the house, but the channel area was found to be in very poor condition. The contractor prepared a proposal and due to the emergency nature of the work and the reasonable cost, the engineer recommends replacing the section immediately. The engineer also noted that this was accounted for in the Series 2025 bond application and the District has appropriate funds to complete the remainder of the work. Upon motion made by Director Goodman, seconded by Director Vandever and unanimously carried, the Board approved the proposal to repair the slope pavement at the Mosswood channel that is in poor condition. Then, upon motion made by Director Sakocius, seconded by Director Vandever, and unanimously carried, the Board approved the engineer's report as presented.

**SEVENTH ORDER: VIOLATION OF DISTRICT RULES; PUBLIC HEARING FOR VIOLATION OF DISTRICT RULES AND DAMAGE TO DISTRICT PROPERTY; ASSESSMENT OF PENALTIES**

The Board then considered violations of District rules and regulations.

**EIGHTH ORDER: RECEIVE COMMENTS FROM THE PUBLIC ON MATTERS NOT INCLUDED ON THE AGENDA**

There were no comments for consideration.

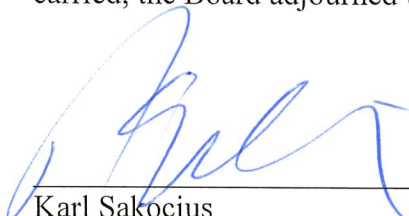
**NINTH ORDER: EXECUTIVE (CLOSED) SESSION PURSUANT TO TEXAS GOVERNMENT CODE CHAPTER 551 AS NECESSARY**

The Board entered executive session at 7:18 p.m. The Board reconvened in open session at 7:53 p.m. Upon motion by Director Sakocius, seconded by Director Denham, with Director Goodman abstaining the Board authorized the filing of a lawsuit to include Mia Sanders associated property owners in the District.

**TENTH ORDER: PENDING BUSINESS**

The Board noted that the District's regular May meeting will be held on May 11th due to the deadline to canvas election returns of the ongoing director's election.

Upon motion duly made by Director Vandever, seconded by Director Denham and unanimously carried, the Board adjourned the meeting.

  
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Karl Sakocius  
Secretary

**RIVER PLANTATION MUNICIPAL UTILITY DISTRICT**

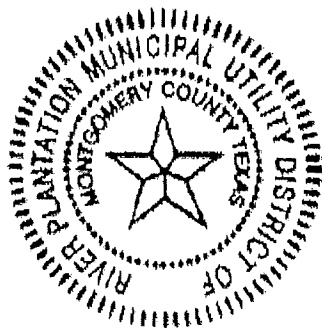
**NOTICE OF PUBLIC MEETING**

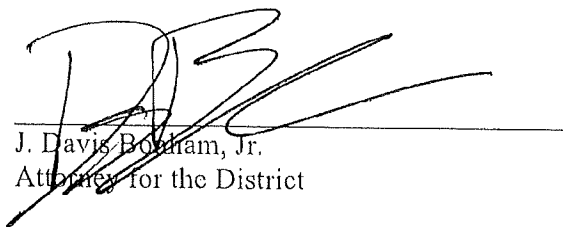
Notice is hereby given to all interested members of the public that the Board of Directors of the captioned district will hold a public meeting at **610 River Plantation Drive, Conroe, Texas 77302.**

The meeting will be held at **6:30 p.m.** on **Monday, April 20, 2026.**

The subject of the meeting is to consider and act on the following:

1. Minutes of the meeting(s) of Board of Directors
2. Receive comments from the Public on Matters Included on the Agenda
3. Financial and bookkeeping matters including:
  - a. Bookkeeper's report
  - b. Tax Assessor-Collector's report
  - c. Review of investments
  - d. Payment of District bills
4. Park maintenance matters
5. Operator's Report
6. Engineer's Report
7. Violation of District rules; Public hearing for violation of District rules and damage to District property; assessment of penalties
8. Receive comments from the Public on Matters Not Included on the Agenda
9. Executive (closed) Session Pursuant to Texas Government Code Chapter 551 as necessary
10. Pending business



  
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J. Davis Boddam, Jr.  
Attorney for the District