

1-1 By: Goodwin, Bucy (Senate Sponsor - Watson) H.B. No. 4671
1-2 (In the Senate - Received from the House May 2, 2019;
1-3 May 3, 2019, read first time and referred to Committee on
1-4 Intergovernmental Relations; May 15, 2019, reported favorably by
1-5 the following vote: Yeas 7, Nays 0; May 15, 2019, sent to printer.)

1-6 COMMITTEE VOTE

	Yea	Nay	Absent	PNV
1-7				
1-8	X			
1-9	X			
1-10	X			
1-11	X			
1-12	X			
1-13	X			
1-14	X			

1-15 A BILL TO BE ENTITLED
1-16 AN ACT

1-17 relating to the powers and duties of the Ranch at Cypress Creek
1-18 Municipal Utility District No. 1.

1-19 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

1-20 SECTION 1. Chapter 21, Acts of the 71st Legislature, 6th
1-21 Called Session, 1990, is amended by amending Section 5 and adding
1-22 Sections 6B, 6C, and 6D to read as follows:

1-23 Sec. 5. FINDING OF BENEFIT. (a) All of the land and other
1-24 property included within the boundaries of the district will be
1-25 benefited by the works and projects that are to be accomplished by
1-26 the district under powers conferred by Article XVI, Section 59, of
1-27 the Texas Constitution. The district is created to serve a public
1-28 use and benefit.

1-29 (b) The district is created to accomplish the purposes of:

1-30 (1) a municipal utility district and a water control
1-31 and improvement district as provided by general law and Section 59,
1-32 Article XVI, Texas Constitution; and

1-33 (2) Section 52, Article III, Texas Constitution, that
1-34 relate to the construction, acquisition, improvement, operation,
1-35 or maintenance of macadamized, graveled, or paved roads, or
1-36 improvements, including storm drainage, in aid of those roads.

1-37 Sec. 6B. AUTHORITY FOR ROAD PROJECTS. Under Section 52,
1-38 Article III, Texas Constitution, the district may design, acquire,
1-39 construct, finance, improve, operate, maintain, and convey to this
1-40 state, a county, or a municipality for operation and maintenance
1-41 macadamized, graveled, or paved roads, or improvements, including
1-42 storm drainage, in aid of those roads.

1-43 Sec. 6C. ROAD STANDARDS AND REQUIREMENTS. (a) A road
1-44 project must meet all applicable construction standards, zoning and
1-45 subdivision requirements, and regulations of each municipality in
1-46 whose corporate limits or extraterritorial jurisdiction the road
1-47 project is located.

1-48 (b) If a road project is not located in the corporate limits
1-49 or extraterritorial jurisdiction of a municipality, the road
1-50 project must meet all applicable construction standards,
1-51 subdivision requirements, and regulations of each county in which
1-52 the road project is located.

1-53 (c) If the state will maintain and operate the road, the
1-54 Texas Transportation Commission must approve the plans and
1-55 specifications of the road project.

1-56 Sec. 6D. APPOINTMENT OF ARCHITECTURAL COMMITTEE. (a) In
1-57 order to carry out the provisions of Section 54.237, Water Code,
1-58 except as provided by Subsection (b), the district may appoint an
1-59 architectural committee for a subdivision located wholly inside the
1-60 district that does not have an architectural committee or an area of
1-61 the district not located in a subdivision.

2-1 (b) The district may not appoint an architectural committee
2-2 for a subdivision for which the governing provisions prohibit the
2-3 appointment of an architectural committee by the district or
2-4 otherwise.

2-5 SECTION 2. (a) The legal notice of the intention to
2-6 introduce this Act, setting forth the general substance of this
2-7 Act, has been published as provided by law, and the notice and a
2-8 copy of this Act have been furnished to all persons, agencies,
2-9 officials, or entities to which they are required to be furnished
2-10 under Section 59, Article XVI, Texas Constitution, and Chapter 313,
2-11 Government Code.

2-12 (b) The governor, one of the required recipients, has
2-13 submitted the notice and Act to the Texas Commission on
2-14 Environmental Quality.

2-15 (c) The Texas Commission on Environmental Quality has filed
2-16 its recommendations relating to this Act with the governor, the
2-17 lieutenant governor, and the speaker of the house of
2-18 representatives within the required time.

2-19 (d) All requirements of the constitution and laws of this
2-20 state and the rules and procedures of the legislature with respect
2-21 to the notice, introduction, and passage of this Act are fulfilled
2-22 and accomplished.

2-23 SECTION 3. This Act takes effect September 1, 2019.

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