

Land Committee  
January 30, 2012

The meeting of the Land Committee was held on Monday afternoon, January 30. In attendance were Earl Foster, Charles Edwards, Nick Renneker, and Bob Knaus. Mel Neese attended, but is not a member of the Committee.

The items discussed were:

- Final approval of the information to be published to obtain bids for 132 Hurst Creek. Earl showed us the package to be used which was approved with minor comments. The bid notification will be published in the Lake Travis View on February 9 and 16 as a public sale. The bids will be opened at 2:00 on April 2. The Land Committee will make its recommendation to the Board at its meeting on April 11.
- Approved proceeding with a discussion with the City of Lakeway on the development of a hazardous waste facility on property now owned by the District on CT-2. The Committee recommended that land near the existing power line easement be promoted for use.
- A letter was drafted to be sent by Earl to land planning consultants regarding the valuation of our property on Lohmans Crossing. Two firms were identified, Hutson Land Planners and Cunningham Allen Inc, with others to be added as needed, as recipients of the letter. Our intention is to have a meeting with them to explore what these firms could provide. The draft of the letter is below.
- Mel Neese asked whether the proceeds of a land sale must be applied in total to reducing bond debt. Earl replied that our bond attorney said that it is not required to apply the total. Mel suggested that Earl ask the TCEQ about this and Earl agreed.

Bob Knaus  
Lakeway, TX

---

Hutson Land Planners  
1015 Bee Cave Woods Dr, Suite 206  
Austin, TX 79746

Cunningham Allen Inc  
3103 Bee Caves Rd, Suite 202  
Austin, TX 78746

Dear Sir,

The Lakeway Municipal Utility District has property of approximately 80 acres at 1931 Lohmans Crossing Road in Lakeway. One part of this property, approximately 18 acres, had been under contract for potential development as senior citizen housing. The remainder of the property is a cedar tract currently used for the evaporation of treated wastewater.

The District wishes to determine the value of this land as the Lakeway area continues to grow. While the District may not offer any part of the property for sale in the near future, it wants to insure the prudent management of its land resources.

The District's Land Committee would like to meet with your representative(s) to understand what approach that you as a land planner, would take to evaluate this property. If you agree, we would like to arrange a meeting to discuss this.

To arrange a meeting, please contact Earl Foster at 261-6222 x140. Any information you may need beforehand can also be obtained from Mr. Foster.

Thank you,  
Earl Foster  
General Manager