

MINUTES OF REGULAR MEETING
OF
WILLIAMSON COUNTY MUNICIPAL UTILITY DISTRICT NO. 13

STATE OF TEXAS §
 §
COUNTY OF WILLIAMSON §

A meeting of the Board of Directors of Williamson County Municipal Utility District No. 13, open to the public, was held on January 11, 2007, at 6836 Bee Cave Road, Suite 400, Austin, Texas 78746, pursuant to notice duly given in accordance with law.

1. CALL TO ORDER

The meeting was called to order.

2. ROLL CALL OF DIRECTORS

A roll call of the Directors was taken. The Directors present were Bill Gordon, Coley Cowden and Dale Layne, thus constituting a quorum. Director Powell Thompson and President Jesse Whittenton were absent.

Also present at the meeting were Mike Willatt, Jeniffer Concienne, Jeff Garrett, Craig Stowell, Bill Gunn, George Robinson, Rex Bohls and Doug Lewis.

3. CITIZEN COMMENTS

There were no citizens present at the meeting.

4. MINUTES OF DECEMBER 14, 2006 MEETING

The Minutes were included in the agenda package for consideration. Motion was made by Bill Gordon and seconded by Dale Layne to approve the Minutes as presented. The motion carried unanimously.

5. DEVELOPER'S REPORT

Bill Gunn reported that Lennar's sales were improving. Mr. Gunn reported that the portion of Hwy. 183 near the District shall open up around March 10th. George Robinson reported on the amenity center. It is anticipated to be complete by April.

6. ENGINEER'S REPORT

Craig Stowell reported that P2 is finished. Sections P3, 4 and 5 are under redesign. Some of the lots have been changed to 60' lots.

7. APPROVAL OF PAY ESTIMATES AND CHANGES ORDERS FOR CONSTRUCTION CONTRACTS

Craig Stowell discussed Pay Estimate No. 1 in the amount of \$122,140.75 for Board consideration. Motion was made by Dale Layne and seconded by Bill Gordon to approve Pay Estimate No. 1 as presented. The motion carried unanimously.

8. AWARD OF CONSTRUCTION CONTRACTS

There were no contracts to award.

9. ANNUAL REVIEW OF CODE OF ETHICS AND FINANCIAL INVESTMENT, TRAVEL AND PROFESSIONAL SERVICES POLICY FOR FISCAL YEAR ENDING SEPTEMBER 30, 2006

Attorney Mike Willatt discussed the need to review the Investment Policy on an annual basis. Mr. Willatt stated that there are no changes that need to be made to the investment policy at this time. Mr. Willatt also explained the need for a written Resolution Appointing Investment Officer. After discussion, motion was made by Bill Gordon and seconded by Dale Layne to approve the Resolution Appointing Jeff Garrett as the District's investment officer. The motion carried unanimously. A second motion was made by Bill Gordon and seconded by Dale Layne to approve the Resolution Regarding Annual Review of District Investment Policy and Investment Strategies as presented. The motion carried unanimously.

10. LCRA LIFT STATION ON FOSTER SAN GABRIEL INVESTMENTS, LTD. PROPERTY

Mike Willatt reported that an appraisal is needed to obtain the necessary easement. No action was required on this topic.

11. CONTRACTS WITH CHISHOLM TRAIL SPECIAL UTILITY DISTRICT AND LCRA FOR PROVISION OF WATER AND WASTEWATER SERVICE WITHIN THE DISTRICT

Mike Willatt reported he is still waiting on the Wholesale Wastewater Service Contract to be executed and returned from the BRA. That contract has been signed by all other parties. Bill Gunn reported that the LCRA impact line will be delayed.

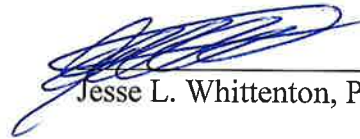
12. REVIEW AND AUTHORIZE PAYMENT OF BILLS

Jeff Garrett presented a check to the U.S. Treasury for consideration. Mr. Garrett reported that no other funds are available at this time. The remaining invoices will be presented when all

funding is available. Motion was made by Dale Layne and seconded by Bill Gordon to approve payment to the U.S. Treasury as presented. The motion carried unanimously.

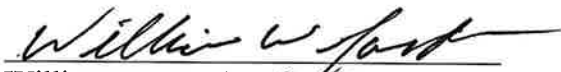
13. ADJOURN

There being no other business to come before the Board, the meeting was adjourned.



Jesse L. Whittenton, President

ATTEST:



William W. Gordon, Secretary

