

GREATER NORTHSIDE MANAGEMENT DISTRICT  
NOTICE OF SPECIAL MEETING

TO: THE BOARD OF DIRECTORS OF THE GREATER NORTHSIDE MANAGEMENT DISTRICT  
AND TO ALL OTHER INTERESTED PERSONS

Notice is hereby given that a meeting of the Board of Directors of the Greater Northside Management District (the "District" or "GNMD") will be held via a video/audio conference meeting on **Friday, January 8, 2021 at 2:00 p.m.** The video/audio conference meeting is authorized by the suspension of certain provision of Chapter 551, Texas Government Code, as described below.

**To participate in the meeting using Zoom, click on the following link**

<https://us02web.zoom.us/j/89401763408?pwd=QTlJdXFMUXJwQk5lSThFb3BSRXcrZz09>

**Meeting ID: 894 0176 3408**

**Passcode: 832833**

**To participate by audio only, dial the following number -**

(346) 248-7799

**Meeting ID: 894 0176 3408**

**Passcode: 832833**

The meeting is open to the public, and at such meeting the Board will consider, discuss and adopt such orders, resolutions or motions, and take other direct or indirect actions as may be necessary, convenient or desirable with respect to the following matters:

1. **Public Comment.** Receive comments from the public.
2. **Introductions.** Introduce guest(s) attending Board meeting.
3. **Minutes.** Review and approve minutes of previous Board meeting(s).
4. **Bookkeeper's Report.** Review and approve Bookkeeper's report, investment report and payment of bills; and authorize appropriate action.
5. **Assessment Report.**
  - a. **Report.** Receive and take action on the Assessment Report, including approving payment of invoices, authorizing action on delinquent assessment accounts, approving assessment refunds and taking of action related to such report.
6. **Public Hearing and Levy of Assessments.**
  - a. Receive and accept Hearing Examiners Reports from the January 8, 2021, Public Hearing to Approve a Service Plan and Levy Assessments;
  - b. Adopt an Order Accepting Hearings Examiners Report; Approving a Service Plan; Approving the Assessment Roll; Levying Assessments For a Ten-Year Period; Specifying the Method of Payment and the Amount of the Annual Installments of Assessments; Establishing Penalties and Interest on Delinquent Assessments; and Authorizing Collection of Assessments;
  - c. Approve Amendment to the District Information Form; and
  - d. Authorize other appropriate action.
7. **Audit.** Approve audit report for fiscal year ended September 30, 2020 and authorize appropriate action.
8. **Delinquent Assessments.** Receive report from delinquent assessment attorney and authorize appropriate action.
9. **Capital Improvement Plan.**

- a. **Report.** Receive report and recommendations from District Capital Improvement Plan Committee and authorize appropriate action.
  - b. **Quitman Project.** Receive update on project; and authorize appropriate action.
10. **Security Services.**
- a. **Patrol Officers.** Receive report on District patrols and authorize appropriate action.
  - b. **Camera Proposal.** Review proposal from Zaldium and Flock Camera Services for extra surveillance cameras to be used for District Safety Program.
    - i. **Receive recommendation from Safety Committee.** Receive report for extra security using cameras and service of Seal Security; and authorize appropriate action.
11. **Executive Director's Report:** Receive report from the Executive Director on District programs and activities, including without limitation, the following and authorize appropriate action.
- a. **Graffiti Abatement Program:** Receive report on the graffiti abatement program and authorize appropriate action.
  - b. **Right-of-Way ("ROW") Maintenance/Litter Program:**
    - i. **Report.** Receive report on ROW Maintenance/Litter Program and authorize appropriate action.
  - c. **Clean-up Projects:** Receive report on partnerships on various clean-up projects in the District.
12. **Executive Session, if Necessary.** Convene executive session to discuss: (a) pending or contemplated litigation or to consult with the District's attorney in accordance with Section 551.071 of the Texas Government Code; (b) acquisition of real property in accordance with Section 551.072 of the Texas Government Code; (c) personnel matters in accordance with Section 551.074 of the Texas Government Code; (d) to receive information from employees or question employees in accordance with Section 551.075 of the Texas Government Code; (e) deployment of security personnel or devices or a security audit in accordance with Section 551.076 of the Texas Government Code; or (f) economic development negotiations or offers of financial incentives for economic development in accordance with Section 551.087 of the Texas Government Code.
13. **Reconvene in Open Session.** Reconvene in public session to consider authorizing District staff and consultants to take any action necessary with respect to (a) pending or contemplated litigation or attorney advice; (b) acquisition of real property; (c) personnel matters; and (d) receiving information from or questioning employees; (e) economic development negotiations or offers of financial incentives; (e) deployment of security personnel or devices or a security audit; and (f) any other matters relative to any of these matters which was discussed in Executive Session.

Pursuant to the March 16, 2020, Declaration by the Governor of the State of Texas, certain requirements of Chapter 551, Texas Government Code, have been suspended in response to the Coronavirus (COVID-19) disaster. This action allows governmental bodies to conduct meetings by telephone or video conference to advance the public health goal of limiting face-to-face meetings (also called "social distancing") to slow the spread of the Coronavirus (COVID-19).

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Rebecca Reyna  
Executive Director

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