

## **BILL ANALYSIS**

Senate Research Center  
86R17218 SLB-F

H.B. 4639  
By: Stephenson et al. (Huffman)  
Intergovernmental Relations  
5/12/2019  
Engrossed

### **AUTHOR'S / SPONSOR'S STATEMENT OF INTENT**

Continuing development and growth in Fort Bend County have created the need for permanent improvements such as water supply and distribution facilities, wastewater collection and treatment facilities, drainage and flood control projects and road facilities.

HB 4639 creates a municipal utility district, with road powers and division powers, to be known as the Fort Bend County Municipal Utility District No. 237, over a tract of land containing approximately 2,555 acres of land located within the extraterritorial jurisdiction of Thompsons, Texas in Fort Bend County

H.B. 4639 amends current law relating to the creation of the Fort Bend County Municipal Utility District No. 237; grants a limited power of eminent domain; provides authority to issue bonds; and provides authority to impose assessments, fees, and taxes.

### **RULEMAKING AUTHORITY**

This bill does not expressly grant any additional rulemaking authority to a state officer, institution, or agency.

### **SECTION BY SECTION ANALYSIS**

SECTION 1. Amends Subtitle F, Title 6, Special District Local Laws Code, by adding Chapter 8063, as follows:

#### **CHAPTER 8063. FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 237**

Sets forth standard language for the creation of the Fort Bend County Municipal Utility District No. 237 (district) in Fort Bend County. Sets forth standards, procedures, requirements, and criteria for:

Creation and approval of the district (Sections 8063.0101–8063.0106);

Size, composition, election, and terms of the board of directors of the district, including provisions related to temporary directors (Sections 8063.0201–8063.0202);

Powers and duties of the district (Sections 8063.0301–8063.0306);

General financial provisions and authority to impose a tax (Sections 8063.0401–8063.0403); and

Authority to issue bonds and obligations for the district (8063.0501–8063.0503).

SECTION 2. Sets forth the initial boundaries of the district.

SECTION 3. Provides that all requirements of the constitution and laws of this state and the rules and procedures of the legislature with respect to the notice, introduction, and passage of this Act are fulfilled and accomplished.

SECTION 4. (a) Provides that, if this Act does not receive a two-thirds vote of all the members elected to each house, Subchapter C, Chapter 8063, Special District Local Laws Code, as added by Section 1 of this Act, is amended by adding Section 8063.0307, as follows:

Sec. 8063.0307. NO EMINENT DOMAIN POWER. Prohibits the district from exercising the power of eminent domain.

(b) Provides that this section is not intended to be an expression of a legislative interpretation of the requirements of Section 17(c), Article I, Texas Constitution.

SECTION 5. Effective date: upon passage or September 1, 2019.