

## **BILL ANALYSIS**

Senate Research Center  
83R21962 PMO-D

C.S.S.B. 1867  
By: Campbell  
Intergovernmental Relations  
4/25/2013  
Committee Report (Substituted)

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

Onion Associates, Ltd., has requested the creation of Cascades Municipal Utility District No. 1 (district) over approximately 135 acres of property that it owns in the extraterritorial jurisdiction (ETJ) of the City of Austin, Travis County, Texas.

The proposed district will encompass a master-planned community that will construct water, wastewater, and drainage facilities to serve the land within the district. The district will also have the ability to construct road improvements to improve accessibility. The development of the land within the district will provide a variety of housing types, including affordable housing; retail uses to serve the residential development; a substantial amount of parkland and trails that will be open to the public, including a connection to the City of Austin's Onion Creek Trail system, and park improvements to serve the community. In accordance with Austin's policy, the district will be required to provide a superior quality of development.

C.S.S.B. 1867 amends current law relating to the creation of the Cascades Municipal Utility District No. 1, provides authority to issue bonds, and provides authority to impose assessments, fees, or 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 8477, as follows:

#### CHAPTER 8477. CASCADES MUNICIPAL UTILITY DISTRICT NO. 1

Sets forth standard language for the creation of the Cascades Municipal Utility District No. 1 (district) in Travis County. Sets forth standards, procedures, requirements, and criteria for:

Creation, purpose, and approval of the district (Sections 8477.001-8477.006);

Size, composition, election, and terms of the board of directors, including the appointment of temporary directors (Sections 8477.051-8477.052);

Powers and duties of the district (Sections 8477.101-8477.106);

General financial provisions and authority to impose a tax and to issue bonds and obligations for the district (Sections 8477.151-8477.203); and

Strategic partnership agreement and municipal annexation and notice for the district (Sections 8477.301-8477.302).

Prohibits the district from exercising the power of eminent domain.

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

SECTION 3. Provides that all requirements of the constitution and the 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. Effective date: upon passage or September 1, 2013.