

## **BILL ANALYSIS**

H.B. 4170  
By: Bell  
Special Purpose Districts  
Committee Report (Unamended)

### **BACKGROUND AND PURPOSE**

Currently, certain land located in the extraterritorial jurisdiction of the City of Houston in Montgomery County is underdeveloped. Interested parties suggest the land would benefit from the creation of a management district to promote and support the development of a commercial area and multi-family residential development and to provide critical public infrastructure improvements, including water, sewer, drainage, road and recreational facilities. H.B. 4170 seeks to provide for the creation of the district.

### **CRIMINAL JUSTICE IMPACT**

It is the committee's opinion that this bill does not expressly create a criminal offense, increase the punishment for an existing criminal offense or category of offenses, or change the eligibility of a person for community supervision, parole, or mandatory supervision.

### **RULEMAKING AUTHORITY**

It is the committee's opinion that this bill does not expressly grant any additional rulemaking authority to a state officer, department, agency, or institution.

### **ANALYSIS**

H.B. 4170 amends the Special District Local Laws Code to create the Valley Ranch Town Center Management District to provide certain improvements, projects, and services for public use and benefit. The bill provides for, among other provisions, the annexation of land by the district and dissolution of the district. The district's powers and duties include, subject to certain requirements, the authorization to issue obligations and impose an assessment and property, operation and maintenance, and contract taxes. The district is prohibited from exercising the power of eminent domain.

### **EFFECTIVE DATE**

On passage, or, if the bill does not receive the necessary vote, September 1, 2015.