

# DEVELOPING IN THE ETJ

GETTING TO  
"YES"

PANEL  
DISCUSSION

## PANEL MEMBERS



**Terry  
Mitchell**

President

Momark  
Development  
L.L.C.

**Prabha  
Cinclair**

Managing Member

Miklos Cinclair,  
PLLC

**Mike  
Guevara**

Managing  
Shareholder

Guevara Law, P.C.



## UTILITY CAPACITY

## UTILITIES

- Who provides water and sewer to property?
- Where are major lines located?
- What are the on-site development needs?
- What off-site capacity is needed to meet on-site needs?

## UTILITY CAPACITY

- **City:**
  - How does this growth effect our Capital Improvement Plan?
  - Do we have water and sewer capacity?
- **Developer:**
  - Does the City have the capacity to serve the development?
  - What are the City's Water and Sewer Impact Fees?
  - Connection Fees?

## GETTING TO YES - UTILITIES

- Phasing of infrastructure
- Interlocal agreements
- Oversizing
- TLAP
- Wells, Septic, pump, and haul
- Cost Sharing agreements (e.g.
- Constructing systems
- Reimbursement of tap fees, impact fees
- "Limited" MUD
- 380 agreement

Find the full text of this and thousands of other resources from leading experts in dozens of legal practice areas in the [UT Law CLE eLibrary \(utcle.org/elibrary\)](https://utcle.org/elibrary)

## Title search: Development Agreements Between the City and Developer

Also available as part of the eCourse

[2022 Land Use eConference](#)

First appeared as part of the conference materials for the  
26<sup>th</sup> Annual Land Use Conference session

"Development Agreements Between the City and Developer"