



Harris County Municipal Utility District No. 390

MUD390

MOVING WITH MOMENTUM

City of Houston Economic Development
Committee Presentation

December 17, 2025

The Board of Directors



Deidre Rasheed

President

Term Expires: May 2028

Position: 1



Lisa A. Graves

Vice President

Term Expires: May 2028

Position: 2



Aersenio Richardson

Secretary

Term Expires: May 2026

Position: 3



Dr. Kevin Simms

Assistant Secretary

Term Expires: May 2026

Position: 4



Brian Etienne

Assistant Secretary

Term Expires: May 2026

Position: 5

The Three Communities



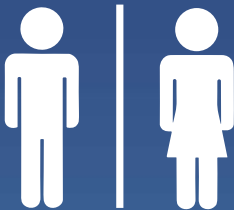
- A district shaped by thoughtful planning, diverse neighborhoods, and a shared commitment to quality living.
- Home to three distinct communities — City Gate, City Park, and City Oaks — each with its own character.
- City Gate offers an energetic atmosphere, City Park provides an established feel, and City Oaks brings a quieter, more serene setting.
- All three neighborhoods deliver accessibility, comfort, and a sense of connection just minutes from central Houston.

The People We Serve

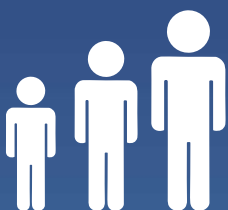
Statistics for the 77047-zip code



Population
Approximately 33,199 residents



Gender Distribution
Male: 46.2% | Female: 53.8%

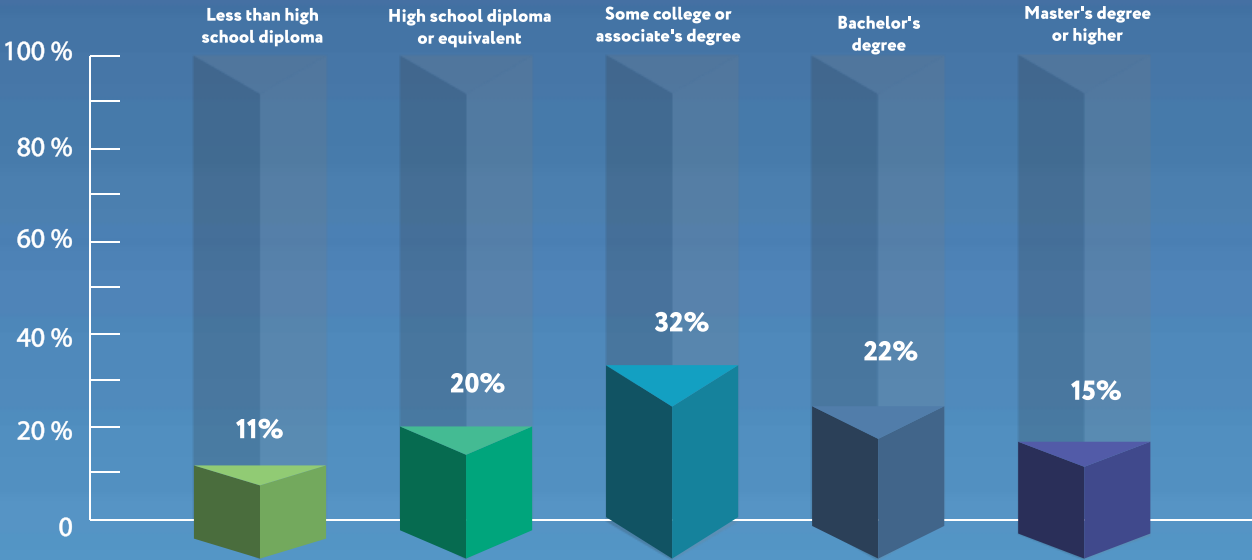


Median Age
32.7 years



Median Household Income
\$70,666

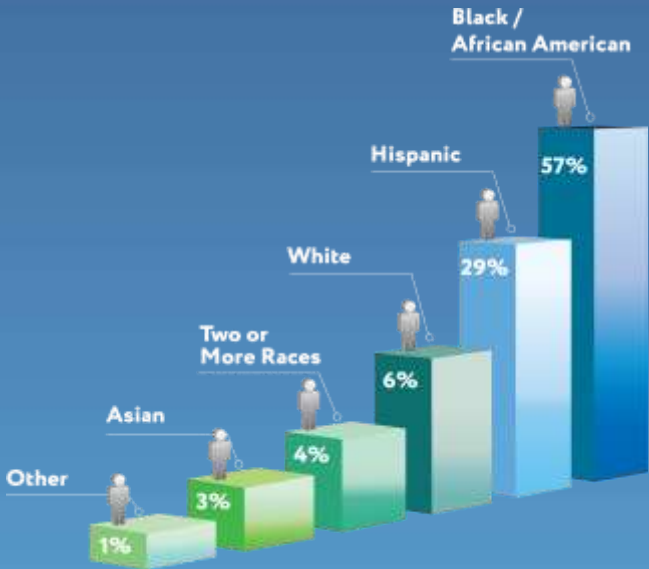
Education Levels



Total Taxable Value



Racial Diversity



The Services



Security Services

Partnering with Constable Precinct 7 for patrols and public safety.



Parks & Recreation

Funding and developing parks to enhance community amenities.



Roads & Infrastructure

Keeping residents informed through reports and meetings.



Water Supply

Financing reliable water supply to residents and businesses.



Sanitary Sewer Maintenance

Financing wastewater collection, treatment, and disposal for residents and businesses.



Stormwater & Drainage

Maintaining storm-water detention and drainage facilities to serve residential and commercial property owners.



Parks & Recreation

- Parks are valued community assets that enrich daily life.
- Revitalizing older parks and adding new ones across growing neighborhoods.
- Ensuring residents have accessible green spaces that support health and community connection.
- Ongoing commitment to enhancing quality of life for all Harris County MUD No. 390 residents.



The Hill at Sims

Enhancing the Quality of Life



The residents of Harris County Municipal Utility District 390 will soon benefit from a major development that will enhance their access to outdoor recreation.

The site is currently home to a 100-acre regional detention basin owned by the Harris County Flood Control District.

Local Grocer Coming to District



Local grocer meeting



West Orem connecting to City Gate



Planned business additions



Roads &
Infrastructure

MUD 390 directors were excited to announce to their neighbors the plans for a quality grocery store in the district to serve the community's need for a local, modern shopping destination focused on quality and convenience.

Tentatively scheduled to open in the fourth quarter of 2026, the new store represents a significant milestone for MUD 390, promising not only a place to shop but also a hub for community growth and connection.



Commitment To Keeping Our District Safe



Security
Services



Patrols and a greater presence of officers, Harris County MUD 390 is dedicated to their efforts to provide safety and security to the district, as highlighted by the following:

June 9, 2025, Safety and Security Meeting

Law enforcement agencies, elected officials, and community stakeholders came together to hear the concerns of the MUD 390 board of directors, who are committed to maintaining a safe and secure environment for all.

Shared Jurisdictions

MUD 390 is currently policed by two entities: Harris County Precinct 7 (City Park and City Oaks) and City Patrol (City Gate). The City Gate HOA has hired a private firm to patrol its community. Residents can look forward to increased patrols and a greater presence of officers in the district's residential and commercial areas.

Flock Camera Services

MUD 390 currently has 15 Flock Safety License Plate Readers in use, three of which were purchased by HOA communities. Communities that have implemented Flock Safety cameras have reported overall crime reductions of up to 70%, including fewer burglaries, car thefts, and robberies.

Improved Lighting and Fencing in Common Areas and Parks

The Cogburn Park Lighting Project aims to improve lighting in the area and deter illegal behavior and crime. First Light Technologies, the manufacturer of the solar light fixtures in City Oaks, has been asked to provide estimates for 5 to 6 overhead light poles along the Cogburn Park Trail.

The Cogburn Park Fencing Project would update the existing fence between Cogburn Park and repair, repaint, or replace the fence. New wrought iron fencing will be added along Cogburn Park Dr. on both sides of the entrance to provide an enclosure and help deter young occupants from running into the street.

Community Connecting

We're committed to keeping our community informed and engaged, and here is the best way to stay in the loop. From project updates and water conservation tips to community news and seasonal reminders, you'll find it all on our channels.

Quarterly Newsletters



Social Media Engagement



MUD390 Website



Event Recap



City of Houston 380

Agreement Commitment

Significant construction activity has begun in the district and at the southwest corner of TX-288 and W Orem Drive. HC MUD 390 and commercial developer Read King are actively completing the final phase of commercial development to serve the Market at City Park.



BlueWave Car Wash

Grand Opening December 13, 2025



City Gate Community

Improvements on infrastructure and our roadways.



Commercial Development

Grocery Store Location



Current Construction Project

The Sheila Jackson Lee Harris County MUD No. 390 Administration Building. Completion Fall 2026.



**Sheila Jackson Lee
Harris County MUD No. 390
Administration Building Construction Project**



**VIEW THE VIRTUAL TOUR OF THE
ADMINISTRATION BUILDING**

Building By Numbers

The administration building, which is expected to provide essential resources for MUD residents and neighboring communities, is scheduled for completion in Fall 2026.



103 parking spaces



6 athletic courts (pickle ball, soccer and basketball)



10,000 sq. ft. building



3 multi-purpose meeting rooms



1 privately funded pool



18 months to proposed completion



Sheila Jackson Lee
Harris County MUD No. 390
Administration Building



Project Timeline



© Timeline is approximate and subject to modification.



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MUD390

Sheila Jackson Lee
Harris County MUD No. 390
Administration Building



Groundbreaking Highlights