

SERVICE FEES

The tax rate in the Wells Branch MUD is a low 49.02 cents per \$100 valuation, and the MUD grants a generous 20 percent homestead exemption. That means that 20 percent of a homeowner's residential property is not taxed by the MUD at all.

The Minimum Monthly Charge for residential utility customers is \$18 (\$15 for residents 65 or over). This includes water and wastewater connection, garbage collection and curbside recycling service. To encourage you to save water, the charge for water service is based on the amount used:

Gallons Used	Water Cost/1000
1-6,000	\$2.46
6001-15000	\$3.10
15000+	\$4.10

Wastewater charges are \$3.97 per thousand gallons based on average water use during the low-demand winter months. Customers also pay a monthly surcharge of \$3.75.

ENVIRONMENT

The MUD is committed to caring for its parks using organic methods. Each week, the MUD collects residents' yard waste for composting and use in the park system.

Through a neighborhood-wide contract, the district provides weekly garbage collection and offers curbside recycling of aluminum,

newsprint, glossy magazines, steel cans, glass, plastics and automotive oil (in marked containers), along with garbage collection. Bulky items are collected at the same time as regular service. Contact the District Office, 251-9814, for information.

To protect your home's economic environment, the MUD strictly enforces restrictions, called "covenants," recorded in county deed records or available from your title company. When you purchased your home in Wells Branch, you agreed to abide by the covenants. In applying for utility service, renters also agree to comply with covenants. Common covenants restrict the size and location of outbuildings and prohibit the parking of recreational vehicles and boats within public view. It's in everyone's interest to keep Wells Branch beautiful by complying with restrictive covenants in the neighborhood.

Structural changes to properties must be submitted to the Architectural Control Committee c/o 3000 Shoreline, Austin, 78728.

PARKS AND RECREATION

Wells Branch MUD offers a variety of recreational opportunities. Residents can enjoy Katherine Fleischer Park, Willow Bend Park, Mills Pond, a network of trails through miles of greenbelts, and facilities such as sport courts, playgrounds, a disc golf course and two swimming pools. The MUD also sponsors the Wells Branch Community Garden, where residents with green thumbs can grow their own produce.

Recreation tags to use the pools, sports courts and other facilities are \$75 per season for an in-district family and \$150 for out-of-district.

COMMUNITY CENTER: The MUD offers a wide variety of recreational activities at the Community Center, ranging from programs for mothers-and-tots to activities for seniors. Many programs are free of charge; others are offered at a small fee, with a reduced rate for Wells Branch residents.

The Community Center is available for private rental; Wells Branch residents may reserve the Community Center four months before an event; nonresidents may reserve two months in advance. Call 251-9814 for schedules and rental information.

POOL: Willow Bend Pool, at Sauls Drive and Bratton Lane, and the Katherine Fleischer Park pool are heated and operate year-round. Swim lessons, adult lap swimming and other activities are available. The Willow Bend Pool serves as home base for the Wells Branch Armada swim team. Call 251-9932 (Katherine Fleischer Park pool) or 310-1833 (Willow Bend pool) or call 251-9814 for general pool information.

HOMESTEAD: The MUD, with the assistance of a neighborhood advisory group, operates the Homestead, the historic pioneer cabin and outbuildings. The Homestead gives tours and hosts the annual Pioneer/TomatoFest for the neighborhood. Call 251-9814 for information about this historic treasure.