

EXHIBIT B

Add a new section as follows:

Sec. 34-9.4. – Utility Service Lien

The SAWS' Board of Trustees and the President/Chief Executive Officer is hereby granted the authority to impose a lien against an owner's property for delinquent municipal utility service bills unless the property is a homestead as protected by the Texas Constitution. The lien shall not apply to service connected in a tenant's name after notice by the property owner to the municipality that the property is rental property or service connected in a tenant's name prior to the effective date of the ordinance imposing the lien.

The lien shall be perfected by recording in the real property records of the county where the property is located a notice of lien containing a legal description of the property and the SAWS account number for the delinquent charges. The lien may include penalties, interest, and collection costs. The lien allowed under this section shall be inferior to a bona fide mortgage lien that is recorded before the recording of SAWS lien in the real property records of the county where the property is located but the SAWS lien is superior to all other liens, including previously recorded judgment liens and any liens recorded after its lien.