

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 248

Minutes of Meeting of Board of Directors
May 13, 2020

The meeting of the Board of Directors (“Board”) of Harris County Municipal Utility District No. 248 (“District”) met by telephone conference call on May 13, 2020, in accordance with the duly posted notice of said meeting and with the March 16, 2020 Order of Governor Abbott., with a quorum of Directors present, as follows:

A. Richard Wilson, President
Marie Godard, Vice President
Long Nguyen, Secretary
E. Paul Daigle, Jr., Treasurer
Richard Ford, Director

and the following absent:

None.

Also present were Mr. Bob Ideus, Ms. Pat Hall, Mr. Jerry Homan, Mr. Brian Breeding, Mr. Patrick Newton, Ms. Jennifer Hanna, Mr. Johnny Williams, Mr. Dan Muniza, Mr. J.W. Fields, Mr. Loren Morales, and Mr. Wm. Scott Smith.

The meeting was called to order and declared open for such business as might regularly come before it.

1. The Board opened the floor for public comment. No public comment was presented.
2. Mr. Smith noted that this Board meeting is the first after the May 2 election date which is the beginning of the terms of office for Director Wilson, Director Nguyen, and Director Godard. The Board noted that Mr. Wilson has previously executed his oath of office and Mr. Smith administered the oath of office to Director Nguyen and Director Godard, thus beginning their new terms of office, and the Board approved the certificates of election.
3. The Board unanimously approved the minutes of the meeting held on April 8, 2020.
4. Ms. Hanna presented the developer reimbursement audit for Molto Properties/21420Northwerst Freeway LLC. After review, the Board approved the audit and related documents and authorized payment to the developer of \$390,861.16 plus per diem interest as described in the developer’s reimbursement audit contingent upon receipt of TCEQ approval to make the reimbursement.
5. Mr. Fields and Mr. Muniza stated that design on the Weiser Business Park project remains underway and construction is expected to begin shortly on the detention pond.

6. Mr. Smith noted that the City of Houston has consented to the annexation of the Weiser Business Park tract. Accordingly, upon motion duly made, seconded and unanimously carried, the Board approved the attached order adding approximately 131.92 acres of land into the District.

7. Mr. Ideus presented the bookkeeper's report. Upon motion duly made, seconded and unanimously carried, the Board approved the bookkeeper's report and the checks listed thereon.

8. Ms. Hall presented the tax assessor-collector's report indicating that 2019 taxes are 95.7% collected. Upon motion duly made, seconded and unanimously carried, the Board approved the tax assessor-collector's report and checks drawn on the tax fund.

9. Mr. Breeding presented the operator's report noting that water accountability was 99% for the month, and 715 bills were mailed to customers. The operator's office remains open during the Coronavirus situation. Mr. Homan noted that water terminations have been suspended, but there have been no significant increases in payment delinquencies. The Board unanimously approved extending the moratorium on water terminations.

10. Mr. Williams presented the detention pond operations report and stated that the detention ponds are in good condition. The Board unanimously approved an updated maintenance budget to include maintenance of the trails due to additional work required in the vicinity of the trail site.

11. Mr. Newton presented the engineer's report and noted that the detention pond low bidder was R Construction Civil, LLC. Mr. Newton stated that the authorization to proceed with construction of the detention pond for the Weiser Business Park will be coming soon. There are minor punch list items being addressed on the trails project and additional rule signage has been installed. The low bidder for the sanitary sewer manhole rehabilitation is T Gray Utility Construction Company with a bid of \$68,490, with the District's share being \$43,148.20. The alternate bid for a different rehabilitation method was several times higher than the low bid. Accordingly, it is the engineer's recommendation to accept the low bid of T Gray Utility Company which the Board unanimously approved. Mr. Newton stated that he has received updated plans for an expansion at the North Cypress Medical Center. Finally, the Board unanimously approved Pay Estimate No. 4 for the trails project in the amount \$117,862.52.

12. Mr. Smith stated that work continues on the wastewater contract with Harris County Fresh Water Supply District No. 61.

There being no further business to come before the Board, the meeting was adjourned.

Secretary