

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 248

Minutes of Meeting of Board of Directors July 14, 2021

The meeting of the Board of Directors (“Board”) of Harris County Municipal Utility District No. 248 (“District”) was held at 2727 Allen Parkway, Suite 1100, Houston, Texas 77019 on July 14, 2021 with a quorum of Directors present, as follows:

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

and the following absent:

Long Nguyen, Secretary.

Also present were Mr. Jerry Homan, Mr. Brian Breeding, Mr. Patrick Newton, Mr. Bob Ideus, Ms. Pat Hall, Mr. Jeremy Garner, Mr. Dan Muniza, 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. The Board unanimously approved the minutes of the meeting held on June 9, 2021.
3. Mr. Garner and Mr. Muniza with Trammel Crow Companies addressed the Board regarding the status of the Weiser Business Park construction. The developer is moving forward with the vertical construction of three buildings within the business park. The infrastructure facility construction remains underway. Mr. Muniza stated that it is his expectation that the developer will meet the requirements in order to achieve the anticipated first bond issue for reimbursement in the year 2022.
4. The Board unanimously approved acquiring water and wastewater treatment capacity from Harris County Fresh Water Supply District No. 61 which, in part, will be used to serve the Weiser Business Park tract. Upon motion duly made, seconded and unanimously carried, the Board approved the payment of \$565,000 to acquire 116 connections of water capacity and 110 connections of wastewater treatment capacity pursuant to the existing contracts between the two districts.
5. The Board discussed the potential annexation of several tracts of land along the U.S. Highway 290 frontage road. Director Ford noted that he owns a tract of land in this area and would abstain from any vote on the matter or any participation in the deliberation of the matter. After discussion, the Board authorized the District’s engineer to request a deposit of

\$5,000 from interested landowners to determine the feasibility of annexation and providing service to the tracts.

6. Mr. Ideus presented the bookkeeper's report. The report includes a transfer of \$70,000 in surplus construction funds to the District's operating account to cover the costs of the water meter installation project. Upon motion duly made, seconded and unanimously carried the Board approved the bookkeeper's report and the checks listed thereon.

7. The Board unanimously voted to rescind the April 8, 2020 Resolution authorizing the treasurer and bookkeeper to sign checks for the District. The effective date of the order rescinding the authorization is September 1, 2021.

8. Ms. Hall presented the tax assessor-collector's report indicating that 2020 taxes are 96.2% collected. The Board unanimously approved Director Daigle to sign the checks for the refunds to taxpayers due to CAD adjustments. 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 indicating that water accountability was 97% and there were 697 bills mailed to District customers. There were ten bacteriological samples taken. There were no unusual operating conditions in the District during the prior month. Mr. Homan updated the Board with respect to activities at the AWBD conference and the recent Sheriff's Appreciation Day hosted by Harris County Fresh Water Supply District No. 61.

10. The Board reviewed detention pond operations report noting that the July service has been completed by the contractor.

11. Mr. Newton presented the engineer's report and noted that the utility construction for the Weiser park continues. Mr. Newton presented Pay Estimate No. 1 for the detention pond project in the amount of \$35,521.20 to replace unsuitable soil discovered during the excavation. The Board approved the change order for payment by the developer. The traffic signal project is on hold pending completion of the road in the area. The lift station project is nearing completion. In addition, Mr. Newton updated the Board with respect to the replat of the playground site.

12. The Board discussed obtaining cybersecurity insurance. Mr. Smith distributed a memorandum describing the coverages and exclusions of a typical MUD district cyber insurance policy. The Board also noted that it does not own a computer system and it may be difficult to obtain coverage due to this fact. The Board requested that the District ascertain whether it could be named as an additional insured in the Harris County Fresh Water Supply District No 61 cyber insurance policy.

13. The Board unanimously approved meeting at the Harris County Fresh Water Supply District No. 61 administration building for the October meeting and quarterly thereafter.

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

Secretary