

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 248

Minutes of Meeting of Board of Directors
October 13, 2021

The meeting of the Board of Directors (“Board”) of Harris County Municipal Utility District No. 248 (“District”) was held at 13205 Cypress North Houston Road, Cypress, Harris County, Texas on October 13, 2021 with a quorum of Directors present, as follows:

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

and the following absent:

Richard Ford, Director.

Also present were Ms. Pat Hall, Mr. Brian Breeding, Mr. Jerry Homan, Mr. Loren Morales, Mr. Bob Ideus, Mr. Patrick Newton, Mr. Johnny Williams, Ms. Pam McGee, Harris County Fresh Water Supply District staff, 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 September 22, 2021.
3. Mr. Newton presented the engineer’s report and noted that the detention pond excavation is complete for the Weiser Business Park. The lift station is also complete, and the traffic signal is on hold pending the paving catching up to the area. Utility work is substantially complete for the water sewer and drainage facilities. Mr. Newton presented a draft of a feasibility study for the potential annexation of tracts along the U.S. Highway 290 frontage road. Based on the results of the study it appears that the development costs for the installation of water sewer and drainage facilities for the area is far in excess of the amount that would be financed through a bond issue. The report notes that there is only very limited assessed valuation that is currently or anticipated to be developed on these tracts. Accordingly, the Board determined that it was not feasible to annex the tracts at this time under the proposed scenario.
4. The Board considered the detention pond maintenance contract proposals. The Board reviewed the bids recalculated by Champions Hydro-Lawn to reallocate costs to different categories with the overall bid being the same. After discussion, upon motion duly made, seconded and unanimously carried, the Board determined that the proposal from Champions Hydro-Lawn was the bid that was most advantageous to the District and accordingly awarded the contract to Champions Hydro-Lawn.

5. Mr. Newton stated that the playground platting for the White Oak Springs Homeowners Association playground is underway and the Board unanimously approved a letter to Harris County indicating the District has no objections to the replat and would provide water and sewer service to the site as required.

6. 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.

7. Ms. Hall presented the tax assessor-collector's report indicating that 2020 taxes are 99% 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.

8. The Board opened a public hearing on the proposed 2021 tax rate. There being no comment, the Board closed the public hearing. On motion duly made, seconded and unanimously carried, the Board adopted the attached Order setting a debt service tax rate of \$0.31 and an operations and maintenance tax of \$0.15 for total of \$0.46 for the 2021 tax year.

9. Mr. Breeding presented the operator's report indicating that water accountability is 96% and the meter installation project is nearing completion. There were no unusual operating conditions within the District. Mr. Breeding and Mr. Homan updated the Board with respect to the billing and software utilized for the electronic meter project. In that regard, the Board unanimously approved entering into contracts with Invoice Cloud for customer payment processing and authorized Pam McGee of Harris County Fresh Water Supply District No. 61 to sign the contract.

10. Mr. Williams presented the detention pond maintenance report and noted that the Harris County Flood Control District has approved the desilting in areas in their channel that impact the District detention facilities. The modifications to the 290 Commons detention pond are underway by TxDOT. There were no other unusual conditions with respect to the facilities.

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


Secretary