

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 248

Minutes of Meeting of Board of Directors
July 13, 2022

The meeting of the Board of Directors (“Board”) of Harris County Municipal Utility District No. 248 (“District”) was held 13205 Cypress North Houston Road, Cypress, Harris County, Texas on July 13, 2022 with a quorum of Directors present, as follows:

Marie Godard, Vice President
Richard Ford, Director
Dedrick Wilmer, Director

and the following absent:

A. Richard Wilson, President
Long Nguyen, Secretary.

Also present were Mr. Jerry Homan, Ms. Pat Hall, Mr. Brian Breeding, Mr. Patrick Newton, Ms. Rhonda Shepherd, Mr. Bob Ideus, Ms. Leslie Cook, Mr. Douglas McNiel, Ms. Pam McGee, Mr. Sam Mesa, Mr. Scott Gray, 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. Ms. Rhonda Shepherd addressed the Board and noted that due to issues related to the White Oak Falls Homeowners’ Association, it does not appear that the trash contract may be transferred to the District. Ms. Shepherd thanked the Board for their efforts in this regard.

2. The Board unanimously approved the minutes of the meeting held on June 8, 2022.

3. Ms. Cook presented the Preliminary Official Statement for the District’s Series 2022 bond issue. Mr. Smith noted that the TCEQ has delayed completion of the bond application. Mr. Homan noted that he would be meeting with TCEQ representatives in the coming days and will inquire as to the ability to expedite the application. The Board reviewed in detail the applicable provisions of the Preliminary Official Statement. Upon motion duly made, seconded and unanimously carried, the Board approved the Preliminary Official Statement, deemed it final, and authorized its distribution to the appropriate parties.

4. With respect to development activities, Mr. Newton stated that the District is still awaiting action from Harris County on acceptance of the Weiser Business Park pond.

5. 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.

6. Ms. Hall presented the tax assessor-collector's report indicating 2021 taxes are 96.3% collected. The Texas Central Railroad has paid the delinquent property taxes due to the District for the year 2021. Upon motion duly made, seconded and unanimously carried, the Board approved the tax assessor-collector's report and checks drawn on the tax fund.

7. Mr. Breeding presented the operator's report indicating that water accountability was low during the prior month due a leak at the Weiser Business Park from a fire hydrant. There were 719 bills mailed to District customers with six commercial taps pending. The TCEQ recently completed an inspection of the District and no issues were addressed. Stage 1 of the Drought Contingency Plan has been put into place at the request of the North Harris County Regional Water Authority. The Board unanimously authorized installation of signs at the entrance to the subdivisions to inform residents of the voluntary water conservation measures.

8. Mr. Gray presented the detention pond operations report and noted that there were no unusual conditions at the detention pond facilities. The Weiser detention pond is in good condition.

9. Due to the incoming tenants at the Weiser Business Park, the Board considered adoption of an Industrial Waste Order to regulate the discharge of industrial waste into the sanitary sewer collection system of the District. Upon motion duly made, seconded and unanimously carried, the Board approved the Industrial Waste Order as presented.

10. Mr. Newton presented the engineer's report and noted that the Weiser Business Park lift station is awaiting power connection from CenterPoint prior to start up. The traffic signal is almost complete and is waiting on AT&T to relocate lines in the area. The Board unanimously approved Pay Estimate No. 10 for the water sewer and drainage facilities for the Weiser Business Park. Mr. Newton stated that there was no new development with respect to the Kensinger tract and other annexation requests.

11. In the absence of the District's secretary, the Board unanimously approved appointing Director Wilmer as Secretary Pro Tempore.

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

Secretary