

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 249

Minutes of Meeting of Board of Directors

March 21, 2024

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 249 (the "District") met at the Board's regular meeting place on March 21, 2024, in accordance with the duly posted Notice of Public Meeting, and the roll was called of the duly constituted officers and members of the Board, as follows:

Ralph V. Palermo, President
Willie Hodge, Vice President
Norman Adamek, Secretary
Michael Guillory, Assistant Secretary
Diana Moore, Assistant Secretary

and all of said persons were present, except Director Moore, thus constituting a quorum.

Also present were: Mario Garcia of Municipal Operations & Consulting, Inc. ("MOC"); Jordan Weyand of Municipal Accounts & Consulting, L.P. ("MAC"); Odett Newman of Bob Leared Interests, Inc. ("BLI"); John Davis of Langford Engineering, Inc. ("Langford"); Angie Hartwell of Touchstone District Services, LLC ("Touchstone"); Michael Murr of Murr Incorporated ("MI"); JC Reno of Storm Water Solutions, LP ("SWS"); Cindy Adamek, a resident of the District; and Christopher T. Skinner of Schwartz, Page & Harding, L.L.P. ("SPH").

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

PUBLIC COMMENTS

The Board began by opening the meeting for public comments. There being no public comments presented, the Board continued to the next item of business.

MINUTES

The Board next reviewed the draft minutes of its meeting held on February 15, 2024. After discussion of the draft minutes presented, Director Guillory moved that said minutes be approved, as written. Director Adamek seconded the motion, which carried unanimously.

DISTRICT SECURITY

The Board next considered the report regarding District security matters. Mr. Skinner presented the Harris County Sheriff's Office ("HCSO") security patrol report for February 2024, a copy of which report is attached hereto as **Exhibit A**.

TAX ASSESSOR-COLLECTOR'S REPORT

Ms. Newman next presented to and reviewed with the Board the Tax Assessor-Collector's Report for the month of February 2024, a copy of which report is attached hereto as **Exhibit B**. After discussion, Director Guillory moved that the Tax Assessor-Collector's Report be approved and the disbursements identified therein be approved for payment from the District's tax account. Director Adamek seconded the motion, which carried unanimously.

DELINQUENT TAX REPORT

Mr. Skinner next presented to and reviewed with the Board the Delinquent Tax Report, dated March 21, 2024, prepared by Perdue, Brandon, Fielder, Collins & Mott, L.L.P., the District's delinquent tax collection attorneys, a copy of which report is attached hereto as **Exhibit C**. He noted that no action was being requested at this time in connection with the accounts listed in the report.

BOOKKEEPER'S REPORT

Mr. Weyand next presented to and reviewed with the Board the Bookkeeper's Report, dated March 21, 2024, a copy of which report is attached hereto as **Exhibit D**. After discussion, it was moved by Director Guillory that the Bookkeeper's Report be approved and that the disbursements identified therein be authorized for payment, except for check no. 9950 issued to Director Moore, which was voided. Director Adamek seconded the motion, which carried unanimously.

UNCLAIMED PROPERTY

The Board considered authorizing the preparation of an Unclaimed Property Report as of March 1, 2024 which is to be filed with the State Comptroller prior to July 1, 2024. After discussion on the matter, Director Guillory moved that the District's consultants be authorized to research the District's accounts to determine the necessity of preparing an Unclaimed Property Report, and, if such report is necessary, that the District's Bookkeeper and/or Tax Assessor-Collector be authorized and directed to prepare and file same with the State Comptroller and to escheat all applicable funds to the state prior to July 1, 2024. Director Palermo seconded said motion, which unanimously carried.

LANDSCAPING WITHIN THE DISTRICT

The Board next discussed landscaping within the District. In connection therewith, Mr. Murr presented to and reviewed with the Board a Progress Report-Landscape Projects, a copy of which report is attached hereto as **Exhibit E**. Mr. Murr discussed with the Board the possibility of mulching the trees located along Lexington Boulevard. After discussion, Director Guillory moved that MI be authorized and directed to mulch the trees discussed at a cost not to exceed \$9,000.00. Director Palermo seconded the motion, which carried unanimously.

STORM WATER MANAGEMENT PROGRAM REPORT

Mr. Reno presented to and reviewed with the Board a Storm Water Management Program Report in connection with the District's detention and drainage facilities for February 2024 prepared by Storm Water Solutions, LP; a copy of said report is attached hereto as **Exhibit F**. He noted that no Board action is being requested at this time in connection with the report.

ENGINEERING REPORT

Mr. Floyd next presented to and reviewed with the Board the Engineering Report, dated March 21, 2024, a copy of which report is attached hereto as **Exhibit G**, relative to the status of various projects within the District.

Mr. Floyd next discussed with the Board the estimated cost and project schedule for the construction of Water Well No. 2 and requested that the Board consider authorizing Langford to proceed with the design the project. After discussion, Director Guillory moved that Langford be authorized and directed to move forward with the design for the project. Director Adamek seconded the motion, which carried unanimously.

Mr. Davis next discussed with the Board the status of the Harris County Flood Control District detention pond project with Harris County Water Control and Improvement District No. 110. He noted that no Board action is required at this time.

CRITICAL LOAD

Mr. Skinner reported that Section 13.1396 of the Texas Water Code requires the District to annually submit to each electric distribution utility and each retail electric utility provider, on forms reasonably required by each entity, its facilities which qualify for critical load status. After discussion on the matter, Director Guillory moved that MOC be authorized to make such annual filings on behalf of the District. Director Adamek seconded the motion, which carried unanimously.

ISSUANCE OF UTILITY COMMITMENTS

The Board considered the issuance of utility commitments. In connection therewith, Mr. Skinner reminded the Board that a request had been received from Spring Volunteer Fire Department in connection with the development and possible annexation of an approximately 50-acre tract of land located adjacent to the District's eastern boundary. A discussion ensued regarding same. Mr. Davis informed the Board that, since the last meeting, he spoke with representatives of the Spring Volunteer Fire Department and obtained more information regarding said request and discussed same in detail with the Board. No action was taken by the Board at this time.

OPERATOR'S REPORT

The Board next considered the Operator's Report. Mr. Garcia presented to and reviewed in detail with the Board a written Operations Report prepared by MOC, dated as of February 2024; a copy of the report is attached hereto as **Exhibit H**. The report included the recommendation that one account in the amount of \$50.75 be deemed uncollectible and moved to the uncollectible roll. After discussion, Director Hodge moved that the recommendation of MOC to move such account to the uncollectible roll be approved. Director Adamek seconded the motion, which carried unanimously.

STATUS OF REVIEW OF DROUGHT CONTINGENCY PLAN

The Board next considered the status of review of the District's Drought Contingency Plan ("DCP"). Mr. Garcia informed the Board that MOC has reviewed the District's DCP and noted that the only change being recommended by MOC is to update the DCP to reflect MOC as the District's operator. Mr. Skinner noted that SPH will prepare the revised DCP for the Board's approval at its next meeting.

AMENDMENT TO RATE ORDER

Mr. Skinner reminded the Board that, as discussed at the last meeting, effective April 1, 2024, Best Trash will be increasing its monthly fee for garbage and recycling collection services from \$20.67 to \$22.18 per residence, which is approximately a 7.3% increase. The Board then considered amending the District's Rate Order in connection with said fee increase. After discussion, Director Adamek moved that the District's Rate Order be amended to reflect the fee increase for garbage collection, disposal and recycling services, increasing the District's monthly residential sanitary sewer fee from \$30.66 to \$32.17, subject to said amended Rate Order becoming effective April 1, 2024, and that any and all rate orders heretofore adopted by the Board be revoked. Director Guillory seconded the motion, which carried unanimously.

COMMUNICATIONS REPORT

The Board next discussed District communications. Ms. Hartwell presented to and reviewed with the Board a Monthly Communications Report, a copy of which report is attached hereto as **Exhibit I**. After discussion, the Board concurred that no action is required at this time.

ATTORNEY'S REPORT

Mr. Skinner informed the Board that Mr. Rick Barker will be attending the District's Board meetings on behalf of SPH on a going forward basis.

SUPPLEMENTAL AGENDA

The Board considered cancellation of the Directors Election called for May 4, 2024. Mr. Skinner advised that, in accordance with Subchapter C, Chapter 2 of the Texas Election Code, the District may cancel the Directors Election if each candidate whose name is to appear on the ballot and/or has registered as a write-in candidate is unopposed as of 5:00 p.m. on February 20, 2024. In such case, the Board may declare the unopposed candidates to be elected. In that regard, there was presented to the Board a certificate of the Secretary declaring all candidates unopposed. Mr. Skinner then presented and reviewed the Order Declaring Candidates Elected, attached hereto as **Exhibit J**. After discussion, Director Adamek moved that the Order be adopted by the Board declaring Willie Hodge, Michael Guillory and Diana Moore elected Directors of the District, each to serve a term of four years or until a successor is duly elected or appointed, that the President be authorized to execute and the Secretary to attest same on behalf of the Board and the District, and that the Directors Election called for May 4, 2024, be cancelled. Director Palermo seconded said motion, which unanimously carried.

CLOSED SESSION PURSUANT TO TEXAS GOVERNMENT CODE SECTION 551.071 AND/OR SECTION 551.072

The Board deferred convening in closed session at this time.

ADJOURN

There being no further business to come before the Board, upon motion duly made by Director Guillory, seconded by Director Adamek and carried unanimously, the meeting was adjourned.




Secretary

LIST OF ATTACHMENTS TO MINUTES

- Exhibit A Security Report
- Exhibit B Tax Assessor-Collector's Report
- Exhibit C Delinquent Tax Report
- Exhibit D Bookkeeper's Report
- Exhibit E Progress Report-Landscape Projects
- Exhibit F Detention and Drainage Facilities Report
- Exhibit G Engineering Report
- Exhibit H Operator's Report
- Exhibit I Monthly Communications Report
- Exhibit J Order Declaring Candidates Elected