

MINUTES
RENN ROAD MUNICIPAL UTILITY DISTRICT
OF HARRIS AND FORT BEND COUNTIES, TEXAS

October 7, 2021

The Board of Directors (the "Board") of Renn Road Municipal Utility District of Harris and Fort Bend Counties, Texas (the "District"), met in regular session, open to the public, at the offices of Vogler & Spencer Engineering, Inc., 777 North Eldridge Parkway, Suite 500, Conference Room A, Houston, Texas 77079, outside the boundaries of the District, on the 7th day of October, 2021, and the roll was called of the members of the Board being present in-person or by telephone:

Russell G. Cook	President
Kathleen Farris	Vice President
Mario Peralta	Secretary
Bertha ("Candy") Fair	Assistant Vice President
Victoria D. Estick	Assistant Secretary

and all of the above were present, thus constituting a quorum.

Also attending the meeting in person or by telephone were Phillip Harrison and Aben Ellerbee of Kingspoint Homeowners Association, Inc. ("Kingspoint"); Christie Leighton of Best Trash, LLC; Lieutenant Jason Hanna of SEAL Security Solutions, LLC; Chris Zarruk of Environmental Allies; Tina Kelsey of Myrtle Cruz, Inc.; Robin Goin of Bob Leared Interests; Missy Steadman of Inframark, LLC ("Inframark"); Ryan Vogler and Jeff Vogler of Vogler & Spencer Engineering, Inc. ("V&S"); Julie Gerdes of Rathmann & Associates, L.P.; Carl Peters of Kingsbridge Municipal Utility District; Miriam Beck and Carole Bagley of West Keegans Bayou Improvement District, Fort Bend and Harris Counties, Texas; and Katie Sherborne and Kathryn Easey of Allen Boone Humphries Robinson, LLP ("ABHR").

MINUTES

The Board considered approving the minutes of the September 7, 2021, meeting. Following review and discussion, Director Farris moved to approve the minutes of the September 7, 2021, meeting, as amended. Director Fair seconded the motion, which passed unanimously.

PUBLIC COMMENTS

Mr. Harrison and Mr. Ellerbee presented and reviewed Kingspoint's perimeter fence improvement project with the Board, a copy of which is attached. Mr. Harrison requested financial assistance from the District in the amount of \$30,000 to complete stage 1 of the perimeter fence improvement project along Bissonnet St. from Sugarland

Howell Rd. to the eastern boundary of the Kingspoint subdivision. Discussion ensued regarding the status of Kingspoint obtaining easement agreements with homeowners for the community perimeter fence placement and proposals from fencing contractors to replace the perimeter fence. Following discussion, the Board concurred to designate Directors Farris and Fair as a committee of the Board to engage with Kingspoint on the perimeter fence project, and to discuss the matter further at the next Board meeting. The Board thanked Mr. Harrison and Mr. Ellerbee for their presentation.

GARBAGE COLLECTION AND RECYCLING MATTERS

The Board reviewed a report regarding garbage and recycling collection in the District, a copy of which is attached.

SECURITY AND PATROL MATTERS

Lt. Hanna presented and reviewed a report regarding security in the District, a copy of which is attached. Director Fair reported that she is not receiving security reports and patrol schedules.

MOWING AND DETENTION POND MAINTENANCE

Mr. Zarruk presented and reviewed a mowing and detention pond maintenance report, a copy of which is attached. Discussion ensued regarding the drainage channel, and Mr. Zarruk stated he will present a proposal to desilt the drainage channel at the next meeting.

RESOLUTION RESCINDING DELEGATION OF AUTHORITY DUE TO AN EMERGENCY

The Board considered adopting a Resolution Rescinding Delegation of Authority Due to an Emergency. After review and discussion, Director Estick moved to adopt the Resolution Rescinding Delegation of Authority Due to an Emergency and direct that the resolution be filed appropriately and retained in the District's official records. Director Peralta seconded the motion, which passed unanimously.

RESOLUTION RESCINDING DESIGNATION OF TREASURER DURING COVID-19 DECLARED DISASTER

The Board considered adopting a Resolution Rescinding Designation of Treasurer During COVID-19 Declared Disaster and Authorization of Disbursements. After review and discussion, Director Estick moved to adopt the Resolution Rescinding Designation of Treasurer During COVID-19 Declared Disaster and Authorization of Disbursements and direct that the resolution be filed appropriately and retained in the District's official records. Director Peralta seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Kelsey presented and reviewed the bookkeeper's report, including the District's monthly bills, for the Board's consideration. A copy of the bookkeeper's report, including a list of the bills approved for payment, is attached. She reviewed the District's updated year-to-date budget comparison, investment report, pledged securities report, report on the sewage treatment plant general operating account, and a year-to-date budget for the sewage treatment plant.

Ms. Kelsey updated the Board on the status of opening the Allegiance Bank accounts. She stated the BBVA Bank operating account will remain open to accept customer payments because Allegiance Bank does not provide lockbox account services.

Following review and discussion, Director Fair moved to approve the bookkeeper's report and the bills presented for payment. Director Estick seconded the motion, which passed unanimously.

RESOLUTION REGARDING ANNUAL REVIEW OF INVESTMENT POLICY

Ms. Sherborne presented and reviewed a Resolution Regarding Annual Review of Investment Policy. After review and discussion, Director Farris moved to adopt the Resolution Regarding Annual Review of Investment Policy and direct that the resolution be filed appropriately and retained in the District's official records. Director Peralta seconded the motion, which passed unanimously.

RESOLUTION ESTABLISHING AUTHORIZED DEPOSITORY INSTITUTIONS AND ADOPTING LIST OF QUALIFIED BROKER/DEALERS

The Board considered adopting a Resolution Establishing Authorized Depository Institutions and Adopting List of Qualified Broker/Dealers. Ms. Sherborne noted that the District's investment officer has submitted an updated list of authorized depository institutions and qualified broker/dealers. After review and discussion, Director Farris moved to adopt the Resolution Establishing Authorized Depository Institutions and Adopting List of Qualified Broker/Dealers and direct that the resolution be filed appropriately and retained in the district's official records. Director Peralta seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTIONS MATTERS

Ms. Goin presented and reviewed with the Board the monthly tax assessor/collector's report, a copy of which is attached, including a list of the checks presented for payment and the list of top delinquent tax accounts. She stated 99.147% of the District's 2020 taxes have been collected as of September 30, 2021. Ms. Goin reported that the District's 2021 certified value is \$242,490,382. Following review and

discussion, Director Farris moved to approve the tax assessor/collector's report and payment of tax bills. Director Fair seconded the motion, which passed unanimously.

DELINQUENT TAX REPORT AND HEARING REGARDING TERMINATION OF SERVICE TO DELINQUENT TAX ACCOUNTS

Ms. Goin presented and reviewed the delinquent tax report prepared by Perdue, Brandon, Fielder, Collins & Mott L.L.P. regarding the status of the District's delinquent tax collections, including the accounts recommended for water service termination. A copy of the delinquent tax report is attached. After review and discussion, Director Farris moved to authorize termination of water and wastewater service to the delinquent tax accounts recommended by the delinquent tax attorney due to the fact that said accounts had neither contacted the District nor had appeared at the Board meeting to discuss their tax accounts. Director Fair seconded the motion, which passed unanimously.

CONDUCT PUBLIC HEARING REGARDING DISTRICT'S TAX RATE, ADOPT ORDER LEVYING TAXES, AND AUTHORIZE EXECUTION OF AMENDMENT TO INFORMATION FORM

Ms. Goin stated that notice was published of the public hearing to be held at today's meeting regarding adoption of the District's proposed 2021 total tax rate of \$0.69.

The Board opened the public hearing. There being no comments from the public, the Board closed the public hearing.

Ms. Sherborne presented an Order Levying Taxes reflecting the proposed 2021 tax rate. She then presented an Amendment to Information Form reflecting the tax rate and stated that the Amendment will be filed with the Texas Commission on Environmental Quality ("TCEQ") and recorded in the Official Public Records of Harris County and Fort Bend County.

After review and discussion, Director Farris moved to (1) adopt the Order Levying Taxes reflecting a total 2021 tax rate of \$0.69 per \$100 of assessed valuation, comprised of \$0.38 to pay debt service on water, sewer, and drainage bonds, and \$0.31 for operations and maintenance; (2) authorize execution of the Amendment to Information Form; and (3) direct that the Order and Amendment be filed appropriately and retained in the District's official records. Director Peralta seconded the motion, which passed unanimously.

HOLIDAY GARBAGE PICKUP

Ms. Steadman stated she will have Ms. Leighton send her the holiday schedule for garbage and recycling matters in the District.

OPERATION OF DISTRICT FACILITIES

Ms. Steadman presented and reviewed with the Board the monthly operator's report, a copy of which is attached. She updated the Board on inspections, repairs, and maintenance items performed in the District. She stated that the District currently has 1,469 water connections and the percentage of water billed versus water produced for the previous billing cycle was 95.65%.

Ms. Steadman updated the Board on the status of the smart meter replacement project. She reviewed smart meter customer communication materials to be provided to customers when the smart meter replacement project has been completed.

Ms. Steadman updated the Board on the status of the tree and shrub trimming at the Wastewater Treatment Plant. She stated Inframark is awaiting additional information from the contractor before proceeding with the work.

Ms. Steadman reviewed twelve accounts eligible for customer deposit refunds and requested guidance from the Board on the process for issuing the refunds. The Board concurred to apply the deposit refund amounts as a credit on the customer billing statements. Ms. Steadman recommended reviewing customer deposit refunds again in 2024.

Ms. Steadman reviewed two delinquent accounts totaling \$116.92 deemed uncollectible by the operator, and recommended the accounts be submitted to the collection agency. She then reviewed one delinquent account totaling \$23.37 deemed uncollectible by the operator, and recommended the account be written off.

Ms. Steadman reported on a waterline break at Eldridge Pkwy. and Bissonnet St. caused by a directional boring contractor working in the District. She stated Inframark will backbill the contractor for the repair work.

Ms. Steadman discussed performing a fire hydrant survey for the District for an estimated cost of \$4,240.

Ms. Steadman reviewed the Touchstone District Services communications report with the Board, a copy of which is attached to the operator's report.

Ms. Steadman presented a list of delinquent customers, and reported that the customers on the termination list were delinquent in payment of their water and sewer bills and were given written notification, in accordance with the District's Rate Order, prior to the meeting of the opportunity to appear before the Board to explain, contest, or correct their bills and to show why utility services should not be terminated for reason of non-payment.

Following review and discussion, Director Farris moved to (1) approve the operator's report; (2) authorize Inframark to refund customer deposits on twelve accounts, as discussed; (3) authorize Inframark to turn over to collections the accounts totaling \$116.92; (4) authorize Inframark to write off one account totaling \$23.37; (5) authorize Inframark to perform the fire hydrant survey for an estimated cost of \$4,240; and (6) authorize termination of delinquent accounts in accordance with the District's Rate Order and direct that the delinquent customer list be filed appropriately and retained in the District's official records. Director Peralta seconded the motion, which passed unanimously.

ENGINEERING MATTERS

Mr. Vogler presented and reviewed an engineer's report, a copy of which is attached.

There was no discussion on West Harris County Regional Water Authority matters.

Mr. Vogler updated the Board on the status of the clarifier rehabilitation project and the Wastewater Treatment Plant permit renewal. Mr. Vogler stated the District will need to create a State of Texas Environmental Electronic Reporting System (STEERS) account in order to access the ePermitting system and complete the Wastewater Treatment Plant permit renewal submission. The Board designated Director Farris to work with Mr. Vogler to create the STEERS account for the District.

Mr. Vogler updated the Board on the status of the construction project on Belknap Road from Old Richmond Road to West Belfort and reported that no District utility adjustments are required. He stated Fort Bend County anticipates starting construction in April, 2022 with completion scheduled in 2023.

Mr. Vogler updated the Board on the status of the construction project on Old Richmond Road from Belknap Road to Sugarland Howell.

Mr. Vogler stated there was no change on the status of the interlocal agreement with Harris and Fort Bend Counties to repair the pavement and inlet issues in Keegans Wood.

Mr. Vogler reported the interim and emergency water supply agreement with Fort Bend County Municipal Utility District No. 2 is under review by ABHR.

Mr. Vogler updated the Board on the status of the Harmony School public utility extension project. He stated V&S and Harmony School are currently awaiting agency approvals of the plans, but onsite clearing is underway.

Mr. Vogler updated the Board on the status of bond application no. 9. He stated the pre-purchase inspection by the TCEQ has been requested.

Mr. Vogler stated he had no items for the Board's approval.

UNLIMITED TAX BONDS, SERIES 2021

Ms. Gerdes presented and reviewed the bids received for the sale of the District's \$2,625,000 Unlimited Tax Bonds, Series 2021 (the "Series 2021 Bonds"). A summary of the bids received for the Series 2021 Bonds is attached. She stated that the low bid submitted by SAMCO Capital Markets with a net effective interest rate of 1.795288% was reviewed and all numbers checked, and everything was found to be correct and consistent with the conditions in the Notice of Sale. Ms. Gerdes recommended that the District accept the bid of SAMCO Capital Markets for the Series 2021 Bonds as submitted.

The Board next considered adopting the Resolution Authorizing the Issuance of the District's Series 2021 Bonds (the "Resolution"). Ms. Sherborne presented and reviewed the proposed Resolution with the Board which included explanation that the documents set forth the terms and provisions of issuance and delivery of the Series 2021 Bonds, the payment of principal and interest over the life of the Series 2021 Bonds, and certain District covenants regarding continuing disclosure and the tax-exempt status of the Series 2021 Bonds.

The Board next considered execution of the Paying Agent/Registrar Agreement with The Bank of New York Mellon Trust Company, N.A. Ms. Sherborne reviewed the agreement and the provisions by which the paying agent/registrar will handle registration, transfer, and payment of the District's Series 2021 Bonds.

The Board next considered approving the Official Statement for the Series 2021 Bonds. Ms. Sherborne explained that the Preliminary Official Statement would be revised to reflect the terms of this sale, including the purchaser, interest rates, and debt service requirements.

Ms. Sherborne presented and reviewed the Certificate Regarding Provision of Financial Advice certifying that ABHR has not provided financial advice to the Board concerning the issuance of the Series 2021 Bonds and that the Board has relied on the municipal advisor, Rathmann & Associates, L.P., for financial advice.

Ms. Sherborne next explained that there will be various documents related to delivery of the Series 2021 Bonds requiring execution by the directors prior to closing. She requested that the Board authorize the Board of Directors to execute documents necessary in connection with the transaction and authorize the District's attorney and financial advisor to take all necessary action to deliver the Series 2021 Bonds to the purchaser.

The Board considered authorizing ABHR to send a wire for the cost of the transcript review to the Attorney General's office on the District's behalf.

Ms. Sherborne reviewed an Amendment to the District's Information Form, which she stated reflects the updated total amount of bonds sold by the District, and will be filed with the TCEQ and recorded in the official property records of Harris County and Fort Bend County.

Ms. Sherborne discussed the status of the pre-purchase inspection by the TCEQ with the Board.

After review and discussion, Director Estick moved to (1) award the sale of the Series 2021 Bonds to SAMCO Capital Markets with a net effective interest rate of 1.795288%; (2) adopt the Resolution; (3) approve the Paying Agent/Registrar Agreement; (4) approve the Official Statement; (5) approve the Certificate Regarding Provision of Financial Advice; (6) authorize execution of documents related to the sale and delivery of the Series 2021 Bonds and authorize the District's attorney and financial advisor to take all necessary action to deliver the Series 2021 Bonds; (7) approve the wire payable to the Attorney General for review of the Bonds; and (8) approve the Amendment to Information Form and direct that it be filed with the TCEQ and the official property records of Harris County and Fort Bend County. Director Peralta seconded the motion, which passed unanimously.

STORM WATER MANAGEMENT PLAN

There was no discussion on this agenda item.

RESOLUTION NOMINATING CANDIDATE FOR BOARD OF DIRECTORS ELECTION FOR HARRIS COUNTY APPRAISAL DISTRICT

The Board concurred to take no action on this agenda item.

KINGSBRIDGE MUNICIPAL UTILITY DISTRICT, WEST KEEGAN'S BAYOU IMPROVEMENT DISTRICT ("WEST KEEGAN'S"), AND REGIONAL MUNICIPAL MEETING MATTERS

The Board discussed security patrol and elections matters.

DISCUSS REGULAR MEETING DATE AND TIME

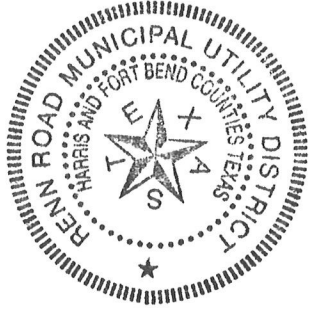
The Board concurred to hold the next Board meeting at the offices of V&S on Friday, November 5, 2021, at 11:30 a.m.

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

Maria Penella

Secretary, Board of Directors

(SEAL)



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