

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 183
Minutes of Meeting of Board of Directors
June 28, 2022

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 183 (the "District") met in regular session, open to the public on June 28, 2022, in accordance with the duly posted notice of public meeting, and the roll was called of the duly constituted officers and members of said Board of Directors, as follows:

Rudy Alvarado, President
Anthony (Jerry) Langley, Vice President
Chad Vowell, Secretary
Robert Pollard, Assistant Secretary
Daniel Mushen, Assistant Secretary

all of whom were present, thus constituting a quorum.

Also present was Chad Walker of Quiddity Engineering, LLC ("Quiddity"); Charlie LaConti of Municipal Accounts & Consulting, L.P. ("MA&C"); Michelle Guerrero of Bob Leared Interests, Inc. ("Leared"); Kyle Donham of Si Environmental, LLC ("SE"); Debbie Shelton of Masterson Advisors, LLC ("Masterson"); Wendy Ramirez of Forvis, LLP ("Forvis"); Alan Aschenbeck of Texan Tree Depot, L.P. ("TTD"); Mayson Meier of HSS Residential ("HSS"); and Gina Free, Kathy Edwards and Monica Bauer of Schwartz, Page & Harding, L.L.P. ("SPH").

Following the roll call, 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 deferred consideration of public comments after noting that no members of the public requested to make any comments.

APPROVAL OF MINUTES

The Board considered approval of the minutes of the Board meeting held on May 24, 2022 and the special Board meeting held on June 17, 2022. Upon review, Director Alvarado moved that the minutes of the Board meeting held on May 24, 2022 and the special Board meeting held on June 17, 2022 be approved, as written. Director Mushen seconded said motion, which unanimously carried.

ACCEPTANCE OF QUALIFICATION STATEMENTS, BONDS, OATHS OF OFFICE, AFFIDAVITS OF CURRENT DIRECTOR AND ELECTIONS NOT TO DISCLOSE CERTAIN INFORMATION

The Board considered the acceptance of the Qualification Statements, Bonds, Oaths of Office, and Affidavits of Current Director for Directors Langley and Vowell. In that regard,

Directors Langley and Vowell presented Qualification Statements, Bonds, Oaths of Office, and Affidavits of Current Director. After discussion on the matter, it was moved by Director Alvarado, seconded by Director Mushen, and unanimously carried that the Board approve said Bonds, and accept said Oaths, Statements, and Affidavits.

Ms. Free next presented to the Board the Elections Not to Disclose Certain Information ("Disclosure Forms") for Directors Langley and Vowell. She advised that pursuant to Section 552.024 of the Texas Government Code, as amended, Directors may elect to withhold public access to certain information in the custody of the District, as set forth on the Disclosure Form. In connection therewith, Directors Langley and Vowell presented their Disclosure Forms for said purpose.

ELECTION OF OFFICERS OF THE BOARD OF DIRECTORS

The Board considered reorganization of officers of the Board of Directors. Following discussion, the Board concurred that all Board members retain their current position.

DISTRICT REGISTRATION FORM

Ms. Free next presented and reviewed with the Board a District Registration Form to be filed with the Texas Commission on Environmental Quality ("TCEQ") in connection with the re-election of Directors Langley and Vowell. After discussion on the matter, Director Alvarado moved that the District Registration Form be approved as presented and SPH be authorized and directed to file same with the TCEQ by the appropriate deadline. Director Mushen seconded said motion, which unanimously carried.

ENGAGEMENT OF AUDITOR TO PREPARE DISTRICT'S AUDIT FOR THE DISTRICT'S FISCAL YEAR ENDING JUNE 30, 2022

The Board next considered the engagement of an auditor to prepare the District's audit report for its fiscal year ending June 30, 2022. In that regard, Ms. Ramirez presented to and reviewed with the Board an engagement letter prepared by Forvis, and advised that the estimated cost for preparation of the District's audit is \$17,900 plus a \$1,000 administrative fee to cover various out-of-pocket expenses. A copy of the engagement letter is attached hereto as **Exhibit A**. After discussion on the matter, Director Alvarado moved that (i) Forvis be engaged to prepare the District's audit report for the District's fiscal year ending June 30, 2022, (ii) the engagement letter be approved, as presented, and the President be authorized to execute same on behalf of the Board and the District, and (iii) Texas Ethics Commission ("TEC") Form 1295 from Forvis be accepted and SPH be authorized to acknowledge receipt of same with the TEC. Director Mushen seconded said motion, which unanimously carried.

TAX ASSESSOR-COLLECTOR'S REPORT

Ms. Guerrero reviewed the Tax Assessor-Collector's Report for the month of May 2022, a copy of which is attached hereto as **Exhibit B**, including the disbursements presented for payment from the District's Tax Account. After discussion, Director Vowell 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, including check no. 1259, which was not included in the Tax Assessor-Collector Report. Director Mushen seconded said motion, which carried unanimously.

DELINQUENT TAX COLLECTIONS ATTORNEY'S REPORT

The Board deferred consideration of a Delinquent Tax Collections Attorney's Report after noting that no report was received from Perdue, Brandon, Fielder, Collins & Mott, L.L.P.

ENGINEER'S REPORT

Mr. Walker presented to and reviewed with the Board the Engineer's Report dated June 27, 2022, a copy of which is attached hereto as **Exhibit C**, relative to the status of various projects within the District. In connection therewith, the Board discussed the District's water quality results. The Board requested that SE investigate same and report back to the Board at its July meeting.

Mr. Walker next advised the Board that construction has started at the Windsong Business Plaza Phase II ("Windsong"). In connection therewith, he advised the Board that Windsong has not obtained plan approval. Following discussion, Director Alvarado requested that SPH and Quiddity send a Notice of Violation to Windsong.

Mr. Meier next introduced himself to the Board. He then requested that the Board consider a proposed annexation of a 31 acre tract of land located west of Barker Cypress Road and south of and adjacent to Gummert Road. In connection therewith, Mr. Meier presented to and reviewed with the Board HSS plan to develop the tract with approximately 170 rental homes.

Mr. Meier and Mr. Aschenbeck exited the meeting at this time.

A lengthy discussion then ensued concerning the proposed annexation. Following discussion, Director Alvarado moved to authorize (i) Masterson to prepare a tax rate analysis demonstrating the effect of the proposed annexation and development of said 31 acre tract, (ii) authorize SPH to research the District's security options for the 31 acre tract, and (iii) authorize SPH and Quiddity to send a Notice of Violation to Windsong. Director Mushen seconded said motion, which carried unanimously.

BOOKKEEPER'S REPORT

Mr. LaConti presented and reviewed with the Board the Bookkeeper's Report, dated June 28, 2022, a copy of which is attached hereto as **Exhibit D**, including the disbursements presented for payment from the District's various accounts. Following review, Director Alvarado moved that the Bookkeeper's Report be approved, and the disbursements identified therein be approved for payment, including check nos. 10364 through 10372, which were not included in the Bookkeeper's Report. Director Mushen seconded said motion, which carried unanimously.

UNCLAIMED PROPERTY REPORT

The Board then considered approval of an Unclaimed Property Report ("Report") for the reporting period of March 1, 2020 through February 29, 2021, and the filing of same with the Comptroller of Public Accounts (the "Comptroller") prior to July 1, 2022. In that regard, Mr. LaConti advised that the District has unclaimed property in the amount of \$1,195.62 for said reporting period. After discussion on the matter, Director Alvarado moved that MA&C be authorized to file said Report and transfer said funds to the Comptroller. Director Mushen seconded said motion, which unanimously carried.

OPERATING BUDGET FOR FISCAL YEAR ENDING JUNE 30, 2023

Mr. LaConti presented and reviewed with the Board a proposed operating budget for the District's fiscal year ending June 30, 2023, a copy of which is included with the Bookkeeper's Report. After discussion, it was moved by Director Alvarado that the operating budget for the District's fiscal year ending June 30, 2023 be adopted, as presented. Director Mushen seconded said motion, which unanimously carried.

THIRD AMENDED AND RESTATED AGREEMENT FOR BOOKKEEPING SERVICES

Mr. LaConti then presented to and reviewed with the Board a proposed Third Amended and Restated Agreement for Bookkeeping Services (the "Bookkeeping Agreement"), a copy of which is attached hereto as **Exhibit E**. After discussion, Director Langley moved that (i) the Bookkeeping Agreement with MA&C be approved, subject to incorporation of a "favored nation" clause, and (ii) MA&C's TEC Form 1295 be accepted and SPH be authorized to acknowledge receipt of same with the TEC. Director Vowell seconded said motion, which unanimously carried.

Ms. Shelton exited the meeting following the Bookkeeper's Report.

AMENDMENT OF ENGINEERING AGREEMENT AND CONSENT TO ASSIGNMENT

Mr. Walker reminded the Board that Jones & Carter, Inc. ("J&C") has restructured and been renamed as Quiddity Engineering, LLC ("Quiddity"). In connection therewith, the Board considered approval of an amendment of the Professional Services Agreement between the District and Jones & Carter and consenting to the assignment of same from Jones & Carter to Quiddity. In connection therewith, Ms. Free reviewed with the Board the Assignment and Amendment of Professional Services Agreement attached hereto as **Exhibit F** (the "Amendment and Assignment"). Following discussion, Director Alvarado moved to approve the Amendment and Assignment and to authorize the President of the Board to execute same on behalf of the District, subject to receipt of a TEC Form 1295s from Quiddity and Jones & Carter, Inc. Director Mushen seconded the motion, which passed unanimously.

UTILITY COMMITMENT LETTERS

The Board next considered requests for utility commitment letters. It was determined that this matter was previously discussed during the Engineer's Report.

DISCUSSION REGARDING IMPLEMENTATION OF DROUGHT CONTINGENCY PLAN

Ms. Free advised the Board that the West Harris County Regional Water Authority (the "Authority") has not yet implemented Stage 1 of its Drought Contingency Plan ("DCP"). She then advised the Board of the various stages of the District's DCP and the requirements for implementation of same. Following discussion, the Board noted that no action was required at this time.

OPERATIONS AND MAINTENANCE REPORT

Mr. Donham presented to and reviewed with the Board the Operations and Maintenance Report for the month of May 2022, a copy of which is attached hereto as **Exhibit G**.

Mr. Donham next advised that SE has already provided information identifying the location and description of District facilities that have qualified for critical load status and information regarding emergency contacts to the appropriate entities.

DISCUSSION REGARDING THE PROPOSED ADMINISTRATIVE BUILDING

The Board next considered the status of the proposed administrative building. In connection therewith, Ms. Free presented to and reviewed with the Board the proposed floorplan for same, a copy of which is attached hereto as **Exhibit H**. Following discussion, the Board concurred to request changes to said floorplan by Martinez Architects. The Board requested that the Design Subcommittee approve said changes as soon as possible.

Ms. Guerrero exited the meeting during this discussion.

Ms. Free next presented to and reviewed with the Board a Resolution Expressing Official Intent to Reimburse Operating Account in connection with the design fees for the proposed administrative building, which is attached hereto as **Exhibit I**. Following discussion, Director Alvarado moved to approve the Resolution Expressing Official Intent to Reimburse Operating Account. Director Mushen seconded said motion, which carried unanimously.

SECURITY REPORT

Ms. Free presented the security report to the Board, a copy of which is attached hereto as **Exhibit J**.

VOTING SYSTEM ANNUAL FILING FORM

The Board next considered approval of a Voting System Annual Filing Form. Ms. Free advised the Board that under the Texas Election Code, the District is required to complete and file on an annual basis a form provided by the Texas Secretary of State regarding information related to District elections. After discussion, Director Alvarado moved that SPH be authorized to

complete the Voting System Annual Filing Form and to file same with the Texas Secretary of State. Director Mushen seconded the motion, which unanimously carried.

DISTRICT'S RECORDS MANAGEMENT OFFICER'S REQUEST TO DESTROY MEETING NOTES

The Board next considered a written request from the District's Records Management Officer to destroy SPH's handwritten notes and audio recordings of Board meetings held from April 27, 2021 to February 22, 2022, a copy of which is attached hereto as **Exhibit K**. After discussion of the request, Director Alvarado moved that the destruction of SPH's handwritten notes and audio files for the referenced Board meetings be authorized, as requested by the District's Records Management Officer, in accordance with the provisions of the District's Records Management Program. Director Mushen seconded the motion, which unanimously carried.

ATTORNEY'S REPORT

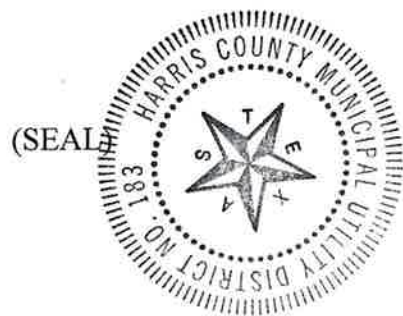
The Board next considered the Attorney's Report. In connection therewith, Ms. Free advised that she had nothing further of a legal nature to discuss with the Board at this time.

FUTURE AGENDA ITEMS

The Board next considered items to be placed on future agendas. The Board requested that SPH prepare and post an agenda for a special Board meeting to be held at MA&C's office at noon on July 25, 2022.

ADJOURNMENT

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




Secretary, Board of Directors

**Harris County Municipal Utility District No. 183
EXHIBITS**

- Exhibit A Audit Engagement Letter
- Exhibit B Tax Assessor-Collector Report
- Exhibit C Engineer's Report
- Exhibit D Bookkeeper's Report
- Exhibit E Third Amended and Restated Agreement for Bookkeeping Services
- Exhibit F Assignment and Amendment of Amended and Restated Professional Services Agreement
- Exhibit G Operations and Maintenance Report
- Exhibit H Preliminary Floorplan of proposed Administrative Building
- Exhibit I Resolution Expressing Official Intent to Reimburse Operating Account
- Exhibit J Security Report
- Exhibit K Records Destruction Request Letter