

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

November 4, 2022

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, on the 4th day of November, 2022, 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, and the roll was called of the members of the Board:

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

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

Also attending the meeting were Christie Leighton of Best Trash, LLC; Andrew Dunn of On-Site Protection Inc.; Rob McFarland and Steven Hamilton of Environmental Allies; Brittini Silva 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"); Carl Peters of Kingsbridge Municipal Utility District; Moni Mansour, a resident of the District; and Allison Leatherwood and Kathryn Easey of Allen Boone Humphries Robinson, LLP ("ABHR").

MINUTES

The Board considered approving the minutes of the October 7, 2022, meeting. Following review and discussion, Director Cook moved to approve the minutes of the October 7, 2022, meeting, as amended. Director Peralta seconded the motion, which passed unanimously.

PUBLIC COMMENTS

There was no discussion on this agenda item.

UPDATE ON KINGSPPOINT HOMEOWNERS ASSOCIATION'S ("KINGSPPOINT HOA") COMMUNITY FENCE IMPROVEMENT PROJECT, REVIEW BIDS, AND CONSIDER MAINTENANCE AND OWNERSHIP AGREEMENT

Ms. Leatherwood stated there was no update on the Kingspoint HOA's perimeter fence improvement project.

GARBAGE COLLECTION AND RECYCLING MATTERS

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

MOWING AND DETENTION POND MAINTENANCE

Mr. McFarland presented and reviewed a mowing and detention pond maintenance report, a copy of which is attached. He reported there is graffiti on the drainage channel crossing near 9842 Kingsville Park Dr. The Board asked Mr. McFarland to prepare a quote for graffiti removal for review at the next meeting. Discussion ensued regarding amending the maintenance budget to include a standing graffiti removal line item, as well as additional facilities maintenance and inspection items.

SECURITY AND PATROL MATTERS

Mr. Dunn presented and reviewed a report regarding security in the District, a copy of which is attached. The Board reviewed and discussed the Area Crime Maps for the District and surrounding areas, copies of which are attached to the security report. Discussion ensued regarding increased patrolling during the holiday season and suspicious activity along West Keegans Bayou.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Silva 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.

The Board requested that a check be prepared for Director Estick's attendance at and monitoring of a main line break in the Keegan Woods Subdivision on October 16, 2022. Ms. Silva noted hand-written check no. 1322 in the amount of \$138.52 payable to Director Estick is being presented for approval but is not included in her report.

Following review and discussion, Director Cook moved to approve the bookkeeper's report and the bills presented for payment, including the hand-written check no. 1322 in the amount of \$138.52 payable to Director Estick. 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.

Ms. Goin reviewed the delinquent tax report prepared by Perdue, Brandon, Fielder, Collins & Mott L.L.P., a copy of which is attached to the tax assessor/collector's report. She stated one of the delinquent taxpayer accounts had a check returned for insufficient funds, and she requested guidance from the Board regarding re-tagging or terminating services to said account.

Following review and discussion, Director Estick moved to (1) approve the tax assessor/collector's report and payment of tax bills; and (2) authorize re-tagging the delinquent taxpayer account, as discussed. Director Peralta seconded the motion, which passed unanimously.

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 and in progress in the District. She stated that the District currently has 1,488 water connections and the percentage of water billed versus water produced for the previous billing cycle was 90.97%.

Ms. Steadman reported on a main line break in the Sugarfield Subdivision that caused water outages on two streets. She stated messages were sent to the residents of Sugarfield regarding low water pressure.

Ms. Steadman discussed the Texas Utility Help program, which is aimed to provide assistance to qualified homeowners with their utility bills. Discussion ensued, and Ms. Steadman stated ABHR is currently researching the program.

Ms. Steadman reviewed and recommended approval of a proposal in the amount of \$8,910.00 from SediVision, LLC to assess the depth of sludge accumulation at the Wastewater Treatment Plant aeration basins. Ms. Steadman also reviewed a proposal in the amount of \$9,030.00 from SediVision, LLC to assess the Wastewater Treatment Plant clarifiers, but did not recommend approval of this proposal.

Ms. Steadman reviewed and recommended approval of a Resolution Approving Central Bank's Electronic Lockbox Payment Services for District Customers, an Addendum to Operator Service Agreement between the District and Inframark, and Processing Agreement with Central Bank.

Ms. Steadman then 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. Ms. Steadman noted that the accounts in question had neither contacted her office nor had appeared at the Board meeting concerning their bills.

Following review and discussion, Director Fair moved to (1) approve the operator's report; (2) approve the proposal in the amount of \$8,910.00 from SediVision, LLC to assess the depth of sludge accumulation at the Wastewater Treatment Plant aeration basins; (3) adopt the Resolution Approving Central Bank's Electronic Lockbox Payment Services for District Customers; (4) approve an Addendum to Services Agreement between the District and Inframark; (5) approve a Processing Agreement with Central Bank; 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.

AMENDED RATE ORDER

Ms. Steadman proposed amendments to the District's Rate Order following Inframark's annual consumer price index adjustments. Following review and discussion, Director Estick moved to approve the amendments to the District's Rate Order as discussed, pending finalization, and direct that the amended Rate Order be filed appropriately and retained in the District's official records. Director Fair seconded the motion, which passed unanimously.

ENGINEERING MATTERS

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

Mr. Ryan Vogler updated the Board on the status of West Harris County Regional Water Authority's plans to bring surface water to the District.

Mr. Ryan Vogler updated the Board on the status of the Wastewater Treatment Plant Clarifier Rehabilitation project.

Mr. Ryan Vogler stated the Belknap Road mobility project is back in the design phase and construction is anticipated to begin in February, 2023.

Mr. Ryan Vogler reviewed and recommended approval of Pay Estimate No. 1 and Final in the amount of \$75,883.00, payable to D&L Quality Painting, Inc. for construction of the Water Plant Recoating project. Following review and discussion, Director Cook moved to approve Pay Estimate No. 1 and Final in the amount of \$75,883.00 for construction of the Water Plant Recoating project, based on the engineer's recommendation. Director Peralta seconded the motion, which passed unanimously.

Mr. Ryan Vogler updated the Board on the status of providing water and wastewater service to the Van Learning Academy.

Mr. Ryan Vogler stated the 5-Year Capital Improvements Repair and Maintenance Plan will be updated based on inspections performed on the District's facilities.

ANNEXATION MATTERS

There was no discussion on this agenda item.

STORM WATER MANAGEMENT PLAN

There was no discussion on this agenda item.

KINGSBRIDGE MUNICIPAL UTILITY DISTRICT, WEST KEEGANS BAYOU IMPROVEMENT DISTRICT, WEST HARRIS COUNTY REGIONAL WATER AUTHORITY, AND REGIONAL MUNICIPAL MEETING MATTERS

The Board discussed Kingsbridge Municipal Utility District and West Keegans Bayou Improvement District matters.

DISCUSS REGULAR MEETING DATE AND TIME

The Board concurred to hold the next Board meeting at the offices of V&S on Friday, December 2, 2022, at 11:30 a.m.

CONVENE IN EXECUTIVE SESSION PURSUANT TO SECTION 551.071, TEXAS GOVERNMENT CODE

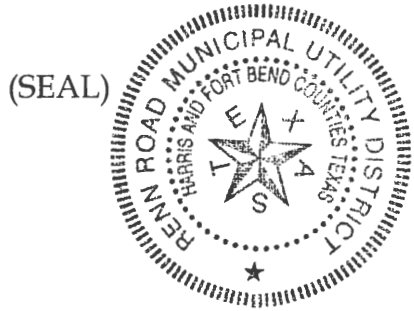
The Board convened in executive session at 12:23 p.m. to conduct a private consultation with the District's attorney regarding pending or contemplated litigation.

RECONVENE IN OPEN SESSION

The Board reconvened in open session at 12:37 p.m.

Director Farris moved to approve a legal services engagement letter with Feldman & Feldman, and direct that the legal services engagement letter be filed appropriately and retained in the District's official records. Director Cook seconded the motion, which passed unanimously.

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



Asst.

Mario Penella

Secretary, Board of Directors

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