

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 371

Minutes of Meeting of Board of Directors
October 17, 2023

The meeting of the Board of Directors (“Board”) of Harris County Municipal Utility District No. 371 (“District”) met at Saltgrass Steakhouse, 23952 Northwest Freeway, Cypress, Texas 77429 in accordance with the duly posted notice of said meeting, with a quorum of directors present, as follows:

Stephen Jester, President
Brad Davidsen, Vice President
Trisha Bonar, Secretary
Chris Von Wiesenthal, Assistant Vice President

and the following absent:

Marta Galan, Assistant Secretary

Also present were Ms. Demitra Berry, bookkeeper for the District; Ms. Shammarie Leon, tax assessor-collector for the District; Mr. Chris Townsend, operator for the District; Mr. Hussain Iftikhar, engineer for the District; Deputy Osbey of the Harris County Sheriff’s Office; and Mr. J. Davis Bonham, Jr. and Mr. Austin T. Reed, attorneys for the District.

The President opened the meeting for such business as might come before it.

1. The Board opened the floor for public comment. Hearing none, the President continued with the agenda.

2. The Board reviewed the minutes of the meeting held on September 11, 2023. Upon motion duly made, seconded, and unanimously carried, the Board approved the minutes as presented.

3. Ms. Berry presented the bookkeeper’s report. The Board reviewed the report in detail. Upon motion duly made, seconded, and unanimously carried, the Board approved the bookkeeper’s report as presented and authorized payment of invoices as reflected therein.

4. Ms. Leon presented the tax assessor-collector’s report. The report showed 99.57% collections for 2022 taxes. The Board then discussed the tax assessor’s report generally. Upon motion duly made, seconded, and unanimously carried, the Board approved the tax assessor-collector’s report and the checks drawn on the tax fund.

5. The Board then confirmed the publication of notice of the District’s intent to hold a public hearing and set the 2023 tax rate at this meeting. Accordingly, the Board opened a public hearing on the District’s proposed 2023 tax rate. It appeared that the Harris County Appraisal District had heretofore prepared and certified to the District’s tax assessor-collector the final 2023 appraisal roll of the District. The Board then discussed the tax rate. The public hearing was then closed.

6. The Board then considered the Order Setting Tax Rate, Approving Tax Roll, and Levying Debt Service and Maintenance and Operation Tax for the Year 2023. Upon motion duly made, seconded, and unanimously carried the Board adopted the attached Order accepting the final appraisal roll and setting a maintenance and operations rate of \$0.42 per \$100 in taxable valuation and a debt service tax rate of \$0.305 per \$100 in taxable valuation.

7. The Board then considered the Amendment to Statement of Directors. Upon motion duly made, seconded, and unanimously carried, the Board approved the amendment to statement of directors reflecting the 2023 tax rate as presented.

8. The Board recognized Mr. Townsend who presented the operator's report. Mr. Townsend reviewed maintenance and repairs in detail with the Board and presented a delinquent accounts list for the Board's approval. Mr. Townsend then noted that the West Harris County Regional Water Authority remains in Stage 1 of its drought contingency plan, which the Board then discussed. The Board then discussed District facilities, including with respect to the District's ability to isolate leaks. Upon motion duly made, seconded and unanimously carried, the Board approved the operator's report as presented.

9. The Board then reviewed the status of the District's Rate Order and Fee Schedule with the attorney, including with respect to proposed changes to reinspection fees, winter storm language, and District rates. Upon motion duly made, seconded and unanimously carried, the Board approved the changes to the District's Rate Order and Fee Schedule.

10. Mr. Iftikhar then presented the engineer's report. The engineer has submitted a water & sewer capacity analysis memorandum to Prologis and its engineer. Review is currently underway regarding the potential drainage impact of Stoneridge and BHR North on the District. The engineer has initiated a review of the critical as-built drawings of the existing District facilities to audit their accuracy as against as-built conditions in the field and the engineer is coordinating with the District's operator to do so. The Board then considered replacing the electrical junction at Water Plant No. 1. The engineer has advised Saint Aidan's Episcopal Church that additional water connections are not available for the church, which the Board then discussed. The engineer is awaiting plans by the Black Horse Golf Club for review and will advise of any comments, after which the District's operator will perform an inspection. Upon motion duly made, seconded, and unanimously carried, the Board approved the engineer's report as presented.

11. The Board then tabled the Resolution Establishing an Additional Meeting Place Outside District.

12. The Board recognized Deputy Osbey, who then addressed the Board regarding law enforcement matters.

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

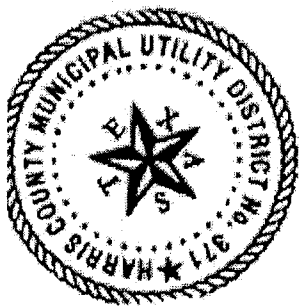
Secretary AVP


**HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 371
NOTICE OF PUBLIC MEETING**

Notice is hereby given to all interested parties that the Board of Directors of the captioned District will hold a public meeting at **Saltgrass Steakhouse, 23952 Northwest Freeway, Houston, Texas 77429.**

The meeting will be held at **6:30 p.m. on Tuesday, October 17, 2023.**

2. Public comments
3. Approve minutes of Board meeting held on September 11, 2023
4. Bookkeeper's report; review invoices and authorize payment of bills; review investment report and approve investment of District funds; Deposit of District Funds
5. Tax assessor-collector's report; status of tax collections; review invoices and authorize payment; status of delinquent taxes; authorize litigation as necessary; consider any taxpayer appeals; approve installment payment agreements, as necessary; Depository Pledge Agreement
6. Public Hearing on Proposed 2023 Tax Rate
7. Order Setting Tax Rate, Approving Tax Roll, and Levying Debt Service Tax and Maintenance and Operation Tax for the Year 2023
8. Amendment to Statement of Directors
9. Operator's report; review active connections and water accountability; status of operation, maintenance and repair of District facilities; consider customer appeals and accounting issues; approve termination of service on delinquent accounts; Hazardous Operations Review; West Harris County Regional Water Authority;
10. Rate Order and Fee Schedule
11. Engineer's report; authorize preparation of plans as appropriate; authorize advertising for bids; award contracts; approve change orders; Discuss review of Prologis development and potential impact to District storm drainage
12. Resolution Establishing Meeting Places Outside District
13. Security report
14. Pending business





J. Davis Bonham, Jr.
Attorney for the District