

MINUTES
GRAND OAKS MUNICIPAL UTILITY DISTRICT OF MONTGOMERY COUNTY

February 27, 2024

The Board of Directors (the "Board") of Grand Oaks Municipal Utility District of Montgomery County, Texas (the "District"), met in regular session, open to the public, on the 27th day of February, 2024, at the offices of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Suite 2400, Houston, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Joel R. Scott	President
Brandon Buell	Vice President
Rick Nommensen	Secretary
John Hammond	Assistant Vice President
Jeff Inabnit	Assistant Secretary

and all of the above were present except Directors Nommensen and Hammond, thus constituting a quorum.

Also present at the meeting were Barbara Nussa of Republic Services, Inc.; Doug Jeffery of TNG Utility Corporation ("TNG"); Debbie Arellano of Bob Leared Interests; Diego Burgos of Quiddity Engineering, LLC ("Quiddity"); Perry Miller of Champions Hydro-Lawn ("Champions"); Brenda Garcia of Municipal Accounts & Consulting, L.P.; and Whitney Higgins and Kathryn Blanton of Allen Boone Humphries Robinson LLP ("ABHR").

COMMENTS FROM THE PUBLIC

There were no comments from the public.

MINUTES

The Board considered approving the regular meeting minutes of January 23, 2024. After consideration, Director Inabnit moved to approve the regular meeting minutes of January 23, 2024, as presented. Director Scott seconded the motion, which passed unanimously.

GARBAGE SERVICE MATTERS

Ms. Nussa reported that the District has not received any inquiries or calls regarding garbage collection.

APPROVE ANNUAL REPORT IN ACCORDANCE WITH CONTINUING DISCLOSURE OF INFORMATION REQUIREMENTS

Ms. Higgins stated that, as part of the District's continuing disclosure obligations, the District is required to file its annual report with the Municipal Securities Rulemaking Board through the Electronic Municipal Market Access System ("EMMA") pursuant to SEC Rule 15c2-12. Following review and discussion, Director Buell moved to approve the Annual Report, authorize ABHR to file the Report through EMMA, and direct that the Report be filed appropriately and retained in the District's official records. Director Inabnit seconded the motion, which passed unanimously.

ANNUAL REVIEW OF PROCEDURES FOR CONTINUING DISCLOSURE COMPLIANCE

The Board reviewed the District's procedures for continuing disclosure compliance. Ms. Higgins stated that no changes are recommended at this time.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Garcia presented the bookkeeper's report, including the investment report and bills presented for payment, a copy of which is attached. Following review and discussion, Director Buell moved to approve the bookkeeper's report and payment of the bills. Director Inabnit seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTION MATTERS

Ms. Arellano reviewed the tax assessor/collector's monthly report for the previous months, including bills presented for payment, copies of which are attached. She stated that the District's 2023 taxes were 94.46% collected as of January 31, 2024.

Following review and discussion, Director Buell moved to approve the tax assessor/collector's report and the checks presented for payment. Director Inabnit seconded the motion, which passed unanimously.

ADOPT RESOLUTION CONCERNING EXEMPTIONS FROM TAXATION

The Board discussed optional tax exemptions the District may offer its residents, including a general residential homestead exemption and a homestead exemption for disabled persons or persons over 65 years of age. Ms. Higgins then reviewed a Resolution Concerning Exemptions from Taxation for the 2024 tax year. Following review and discussion, Director Buell moved to adopt the Resolution Concerning Exemptions from

Taxation reflecting that the Board rejects any exemption of residential homesteads from ad valorem taxation. Director Inabnit seconded the motion, which passed unanimously.

OPERATOR'S REPORT; HEARING ON TERMINATION OF WATER AND SEWER SERVICE TO DELINQUENT CUSTOMERS AND AUTHORIZE TERMINATION OF SERVICE

Mr. Jeffery reviewed the operator's report, a copy of which is attached.

Mr. Jeffery presented a proposal in the amount of \$295,220.00 submitted by TNG for smart meter conversion throughout the District, a copy of which is attached to his report. The Board concurred to table the matter.

Mr. Jeffery presented a Third Amendment to Professional Service Contract ("Third Amendment") between the District and TNG providing for an amended fee schedule for operating expenses, a copy of which is attached.

Mr. Jeffrey presented a list of delinquent customers and reported the residents 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 of Directors 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 Buell moved to (1) approve the operator's report; (2) approve the Third Amendment; and (3) 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 Inabnit seconded the motion, which passed unanimously.

DRAINAGE AND DETENTION FACILITY MAINTENANCE MATTERS

Mr. Miller reviewed the drainage and detention facility report, a copy of which is attached.

Mr. Miller presented a proposal in the amount of \$6,500.00, submitted by Champions to clear the fence line along Nichols Sawmill Road, a copy of which is attached to his report.

Mr. Miller then presented a proposal in an amount not to exceed \$13,406.25, also submitted by Champions to rebuild three sections of vinyl fence along Nichols Sawmill Road, a copy of which is attached to his report.

Following review and discussion, Director Buell moved to (1) approve the proposal in the amount of \$6,500.00, submitted by Champions to clear the fence line; and (2) approve the proposal in an amount not to exceed \$13,406.25, submitted by Champions

to rebuild three sections of the vinyl fence. Director Inabnit seconded the motion, which passed unanimously.

ENGINEER'S REPORT

Mr. Burgos reviewed the engineer's report, a copy of which is attached.

Mr. Burgos updated the Board on the status of work in Glen Oaks, Section 3, including an update on work related to pavement damage along Butternut Oak Lane. He reported that Quiddity is reviewing the proposal for the repairs, submitted by Choctaw Construction Services ("Choctaw Construction").

Mr. Burgos updated the Board on the status of construction of paving facilities to serve Glen Oaks, Section 5, noting there are no pay estimates for the Board's approval. He reported that Choctaw Construction, the contractor, has completed the roundabout modifications and that Quiddity has requested a reinspection by the County.

Mr. Burgos updated the Board on the District's bond application report no. 4, as detailed in the engineer's report.

Mr. Burgo provided an update regarding the preparation of the required Lead Service Line Inventory ("LSLI"). He reviewed a scope memo submitted by Quiddity to prepare the LSLI in the amount of \$6,000.00, a copy of which is attached to his report.

Following review and discussion, Director Buell moved to (1) approve the engineer's report; and (2) approve the scope memo submitted by Quiddity to prepare the LSLI in the amount of \$6,000.00. Director Scott seconded the motion, which passed unanimously.

REPORT REGARDING DEVELOPMENT IN THE DISTRICT

The Board discussed development matters in the District.

2024 DIRECTORS ELECTION

Ms. Higgins discussed procedures related to the 2024 Directors Election. She presented a Certificate Declaring Unopposed Status of Candidates for Election to the Board of Directors executed by the Secretary's agent stating that the District received three candidate applications for the three director positions for the May 4, 2024, Directors Election.

Ms. Higgins discussed procedures related to the District's 2024 Directors Election. She reviewed an Order Cancelling Election and Declaring Unopposed Candidates Elected to Office stating that the May 4, 2024, Directors Election is cancelled and that the unopposed candidates, Joel Scott, Rick Nommensen, and Jeff Inabnit, are declared elected to office to serve from the May 4, 2024, election until the May 6, 2028, Directors Election.

Ms. Higgins discussed that the Board had approved entering into a contract with Montgomery County to administer the District's 2024 Directors Election. The Board considered cancelling the contract.

Following review and discussion, Director Inabnit moved to (1) accept the Certificate Declaring Unopposed Status of Candidates for Election to the Board of Directors; (2) approve the execution of the Order Cancelling Election and Declaring Unopposed Candidates Elected to Office, effective February 27, 2024, and direct that the Order be filed appropriately and retained in the District's official records; and (3) cancel the contract with Montgomery County for election services for the 2024 Directors Election, effective as of February 27, 2024. Director Buell seconded the motion, which passed unanimously.

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

The Board did not convene in executive session.

DISTRICT MEETING SCHEDULE

The Board concurred to hold the next regular meeting on March 26, 2024.

There being no further business to come before the Board, the Board concurred to adjourn the meeting.

(SEAL)




Secretary, Board of Directors

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