

MINUTES  
WALLER COUNTY MUNICIPAL UTILITY DISTRICT NO. 37

April 15, 2024

The Board of Directors (the "Board") of Waller County Municipal Utility District No. 37 (the "District") met in regular session, open to the public, on the 15th day of April, 2024, at the offices of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Suite 2600, Houston, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Matthew C. Deal	President
Mark Witcher	Vice President
Brian Welch	Secretary
Leigh Ellis III	Assistant Secretary
David Moriniere	Assistant Vice President

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

Also attending the meeting were Alex Stachow of McGrath & Co., PLLC ("McGrath"); Andrew Dunn and Matthew Dunn of On-Site Protection LLC; Stephen Eustis of Robert W. Baird & Co. Incorporated; Rebecca Watkins of Quiddity Engineering, LLC ("Quiddity"); Tracey Scott of Myrtle Cruz, Inc. ("Myrtle Cruz"); Dana Hollingsworth of Municipal District Services ("MDS"); Patty Rodriguez of Bob Leared Interests; and Greer Pagan and Merry Heyne of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

There were no comments from the public.

APPROVE MINUTES

The Board considered approving the minutes of the March 14, 2024, regular meeting. After review and discussion, Director Deal moved to approve the minutes, as presented. Director Moriniere seconded the motion, which passed by unanimous vote.

AUTHORIZE AUDITOR TO CONDUCT AUDIT FOR FISCAL YEAR END APRIL 30, 2024

The Board reviewed an evergreen audit engagement letter from McGrath & Co., PLLC ("McGrath") for authorization to conduct the District's audit for fiscal year end April 30, 2024. It was noted that the estimated cost of the audit is \$15,000.

Following discussion, Director Witcher moved to authorize McGrath to conduct the District's audit for fiscal year end April 30, 2024. Director Moriniere seconded the motion, which passed unanimously.

#### SECURITY MATTERS

Mr. A. Dunn reviewed a security patrol report, a copy of which is attached.

#### DEVELOPER REIMBURSEMENT REPORT FOR SURPLUS FUNDS

Mr. Stachow presented and reviewed a developer reimbursement report for reimbursable amounts due to District developers from surplus funds from the District's Series 2023 Unlimited Tax Bond issue. After review and discussion, Director Moriniere moved to approve the developer reimbursement report. Director Witcher seconded the motion, which passed unanimously.

#### FINANCIAL AND BOOKKEEPING MATTERS; ADOPT BUDGET FOR FISCAL YEAR END APRIL 30, 2025

Ms. Scott presented and reviewed the bookkeeper's report, investment report, and the bills presented for payment from the District's accounts. She also reviewed the District's draft budget for fiscal year end April 30, 2025.

After review and discussion, Director Moriniere moved to (1) approve the bookkeeper's report and the checks presented for payment; and (2) adopt the District's budget for fiscal year end April 30, 2025. Director Witcher seconded the motion, which passed by unanimous vote. A copy of the bookkeeper's report is attached.

#### TAX ASSESSMENT AND COLLECTION MATTERS

Ms. Rodriguez presented and reviewed the tax assessor/collector's report, a copy of which is attached. Following review and discussion, Director Deal moved to approve the tax assessor/collector's report. Director Moriniere seconded the motion, which was approved by unanimous vote.

#### RESOLUTION REQUESTING APPRAISAL OF PROPERTY AND CERTIFICATE OF ESTIMATED APPRAISED VALUE

The Board discussed requesting an appraisal of property and certificate of estimated appraised value for the District as of May 1, 2024.

After review and discussion, Director Deal moved to adopt a Resolution Requesting Appraisal of Property and Certificate of Estimated Appraised Value and direct that the Resolution be filed appropriately and retained in the District's official records. Director Moriniere seconded the motion, which passed unanimously.

OPERATION OF DISTRICT FACILITIES; HEARING ON TERMINATION OF WATER AND SEWER SERVICE TO DELINQUENT CUSTOMERS AND AUTHORIZE TERMINATION OF SERVICE; IDENTITY THEFT PREVENTION PROGRAM

Ms. Hollingsworth presented and reviewed the operator's report, a copy of which is attached.

Ms. Hollingsworth requested authorization to write off one uncollectable account totaling \$55.73 and send it to a collection agency.

Ms. Hollingsworth stated that the District's Identity Theft Prevention Program (the "Program") requires MDS to provide an annual written report evaluating the effectiveness of the Program, significant instances of identity theft detection, and any recommendations regarding changes to the Program. She reviewed the annual report on the District's Program, a copy of which is included in the operator's report. Ms. Hollingsworth stated that the procedures have been implemented. She stated that MDS is not recommending any changes to the Program at this time.

After review and discussion, Director Deal moved to (1) approve the operator's report; and (2) authorize MDS to write off one uncollectable account totaling \$55.73 and send it to a collection agency. Director Ellis seconded the motion, which passed by unanimous vote.

ENGINEERING MATTERS; DEEDS, EASEMENTS, ENCROACHMENT AGREEMENTS, WAIVERS OF SPECIAL APPRAISAL, AND PLAT MATTERS

Ms. Watkins updated the Board on engineering matters in the District, as reflected in Quiddity's report.

Ms. Watkins presented and reviewed a proposal for Quiddity to prepare water, sewer, and drainage bond application no. 3 in the amount of \$66,000.

Ms. Watkins presented and reviewed a proposal for Quiddity to prepare road bond application no. 2 in the amount of \$20,500.

After review and discussion, Director Deal moved to (1) approve the engineer's report; and (2) approve the proposals from Quiddity. Director Ellis seconded the motion, which passed by unanimous vote.

TAP FEE FOR KATY INDEPENDENT SCHOOL DISTRICT

Ms. Watkins discussed the tap fee for Katy Independent School. She reported that Harris-Waller Counties Municipal Utility District No. 4 issued a capacity reservation early on for the entire tract for \$110,000, plus \$34,000 in capital recovery fees.

PARK AND RECREATIONAL FACILITIES MATTERS

There was no discussion on this agenda item.

REPORT ON DEVELOPMENT

There was no discussion on this agenda item.

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



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Secretary, Board of Directors

(SEAL)



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