

MINUTES
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 147

April 10, 2024

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 147 (the "District") met in regular session, open to the public, on the 10th day of April, 2024, at 777 North Eldridge Parkway, Suite 500, Houston, Texas 77079 outside the boundaries of the District, and the roll was called of the members of the Board:

David E. Bugyi	President
Kay L. Pugh	Vice President
Michelle Miller	Secretary
Lynea Gallagher	Assistant Secretary
Kirt Rimpela	Assistant Vice President/Treasurer

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

Also attending the meeting were Jolie Craft of Vogler & Spencer Engineering, Inc. ("V&S"); Patty Rodriguez of Bob Leared Interests, Inc. ("BLI"); Angela Riley of District Data Services, Inc. ("District Data"); Clay Brandenburg and Randy Davila of Inframark Water & Infrastructure Services ("Inframark"); and Whitney Higgins and Kerri Houck of Allen Boone Humphries Robinson LLP ("ABHR").

MINUTES

The Board considered approving the minutes of the March 13, 2024, regular meeting. After review and discussion, Director Gallagher moved to approve the minutes of the March 13, 2024, regular meeting, as submitted. Director Miller seconded the motion, which passed unanimously.

COMMENTS FROM THE PUBLIC

Director Bugyi offered any members of the public attending the meeting the opportunity to make public comment. There being no members of the public requesting to make public comment, Director Bugyi moved to the next agenda item.

RENEWAL OF DISTRICT'S INSURANCE POLICIES

The Board reviewed an insurance proposal from McDonald & Wessendorff Insurance ("McDonald"). Following review and discussion, Director Pugh moved to accept the proposal from McDonald for renewal of the District's insurance policies, and direct that the proposal be filed appropriately and retained in the District's official records. Director Gallagher seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Riley reviewed the bookkeeper's report, including the District's investments, a budget comparison, and a list of checks presented for approval, a copy of which is attached.

The Board then reviewed a proposed amended budget for Chelford City Regional Wastewater Treatment Plant ("CCRWTP"), and discussion ensued.

Following review and discussion, Director Gallagher moved to approve the bookkeeper's report and authorize payment of the District's bills. Director Pugh seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTION MATTERS

Ms. Rodriguez reviewed the tax assessor/collector's report, including the list of top delinquent taxpayers, a copy of which is attached. Discussion ensued. After review and discussion, Director Gallagher moved to approve the tax assessor/collector's report and payment of the tax bills. Director Miller seconded the motion, which passed unanimously.

REPORT ON LIST OF COMMERCIAL BUSINESSES WITHIN THE DISTRICT

Ms. Rodriguez updated the Board on commercial businesses in the District.

SALE OF SERIES B GROUNDWATER CREDITS

Ms. Higgins reported that no inquiries were received regarding the sale of Series B groundwater credits.

OPERATION OF DISTRICT FACILITIES; HEARING ON TERMINATION OF WATER AND SEWER SERVICE

The Board discussed work performed by Inframark throughout the District.

The Board reviewed the operator's report, a copy of which is attached, including the status of District maintenance and repair items.

Mr. Davila reviewed three abandoned accounts with an outstanding balance in excess of \$25.00, and requested authorization to turn over the three accounts to the collection agency to pursue collection.

The Board discussed the message on the monthly utility bill. Mr. Davila stated that the current message is the notice regarding keeping meter lids free of debris and

reporting leaks. Following discussion, the Board concurred to keep the notice regarding keeping meter lids free of debris and reporting leaks.

Mr. Davila reviewed a report on the District's Identity Theft Prevention Program, a copy of which is attached. He stated the report indicates no significant incidents of identity theft detection and Inframark recommends no changes to the Program. The Board agreed that it was not necessary to adopt a Program amendment based on Inframark's report.

The Board discussed high utility users for the month. The Board then considered terminating utility service to customers with delinquent accounts. Mr. Davila reviewed a list of delinquent customers and noted the customers appearing on the termination list were given proper notice and an opportunity to explain, contest, or correct the utility service bills and show reason why utility service should not be terminated for reason of nonpayment, all as required by the District's Rate Order.

Following review and discussion, Director Gallagher moved to (1) approve the operator's report; (2) authorize Inframark to turn over the three accounts with an outstanding balance in excess of \$25.00 to the collection agency; and (3) authorize termination of service to the delinquent accounts presented if payment is not received prior to scheduled termination since none of the residents on the termination list were either present at the meeting or presented any statement on the matter, in accordance with procedures set forth in the District's Rate Order. Director Pugh seconded the motion, which passed unanimously.

DISCUSS EMERGENCY MESSAGING SYSTEM, AND AUTHORIZE ACTION, IF NECESSARY

There was no discussion on this item.

WEST HARRIS COUNTY REGIONAL WATER AUTHORITY MATTERS

There was no discussion on this item.

ENGINEER'S REPORT

The Board reviewed the engineer's report, a copy of which is attached.

Ms. Craft updated the Board on the status of CCRWTP operations and maintenance.

Ms. Craft updated the Board on the Phase 5 sanitary sewer rehabilitation.

Ms. Craft reported that a new washeteria is opening in the District.

Ms. Craft updated the Board on the status of a Notice of Violation from the Texas Commission on Environmental Quality (“TCEQ”). She stated that the TCEQ approved the exception request on February 28, 2024 with a condition to submit an updated water chemical analysis.

Ms. Craft stated that the GIS system will be updated monthly.

Ms. Craft updated the Board on the Capital Improvements Plan for 2024. She requested that the Board execute the Standard Services Agreement with Hahn Equipment for the replacement lift pump, at the lift station.

Ms. Craft discussed the Environmental Protection Agency’s revised lead and copper rule. She stated that a complete service line inventory is due in October 2024 and noted that V&S is beginning to gather the required reports.

Ms. Craft reported that a request was sent to Harris County Flood Control District to repair or replace a rusted outfall pipe adjacent to Reflection Park and noted that repair is scheduled for early 2025.

Ms. Craft discussed pavement that is settling on Vineyard Drive and stated that Harris County will be replacing several areas of pavement on and near Vineyard Drive.

Following review and discussion, Director Gallagher moved to (1) approve the engineer’s report; and (2) authorize execution of the Standard Services Agreement with Hahn Equipment. Director Pugh seconded the motion, which passed unanimously.

MAINTENANCE OF PARK AND RECREATIONAL FACILITIES, INCLUDING REFLECTION PARK

The Board discussed the maintenance of Reflection Park and reviewed updated pricing for landscape improvements. Director Bugyi then reviewed plant options with the Board.

DIRECTOR EMAIL ADDRESSES

Director Bugyi reported that Off Cinco has changed email domains for the Directors District email addresses. Ms. Higgins reviewed pricing for the email accounts and noted that the new price is \$25.00 per email account per month. Following review and discussion, Director Gallagher moved to approve the contract with Off Cinco for five email accounts at \$25.00 per month. Director Pugh seconded the motion which passed unanimously.

ATTORNEY’S REPORT

There was no discussion on this item.

REPORTS FROM DIRECTORS AND DISTRICT CONSULTANTS REGARDING
CORRESPONDENCE AND/OR REPORTS RECEIVED DURING THE MONTH

The Board continued discussing the proposed amended budget for CCRWTP. Following review and discussion, Director Gallagher moved to approve the CCRWTP amended budget, as presented. Director Miller seconded the motion, which passed unanimously.

CONSULTANT REVIEW OF OPERATOR

The Board concurred to review the operator at the next meeting.

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




Secretary, Board of Directors

ACTION LIST

1. Bookkeeper will review the utilities line item for amending the budget at the next meeting.
2. Operator will obtain pricing for booster pump no. 2 at the water plant to repair a leak.
3. Bookkeeper will send request to Harris County Municipal Utility District No. 120 for their 25% pro rata share of the new fencing installed at the lift station.
4. Director Bugyi will obtain proposals for tile work at Reflection Park.

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