

WEST HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 4

Minutes of Meeting of Board of Directors
May 20, 2024

The Board of Directors (“Board”) of West Harris County Municipal Utility District No. 4 (“District”) met on May 20, 2024 at 303 Bridge Crest Blvd., Houston, Harris County, Texas, in accordance with the duly posted notice of said meeting, with a quorum of Directors present as follows:

Mary Gomez, President
Hanna Affram, Vice President
Anthony Rodriguez, Secretary
Michael Cummings, Treasurer
Jack Patel, Assistant Secretary

and the following absent:

None

Also present were Mr. Bruce Dubiel, the District’s operator; Ms. Michelle Guerrero, the District’s tax assessor-collector; Mr. Bob Ideus, the District’s bookkeeper; Mr. Sean Humble, the District’s engineer; Mr. Corey Howell, the District’s financial advisor; and Ms. Jennifer B. Seipel, attorney for District.

The President called the meeting to order and declared it open for such business as might regularly come before it.

1. The Board opened the floor for public comment. None was received.
2. The Board reviewed the minutes of the meeting held on April 29, 2024. Upon motion duly made, seconded and unanimously carried, the Board approved the minutes as presented.
3. The Board then reviewed and approved the certificates of election and oaths of office of Directors Rodriguez, Cummings, and Patel, who were re-elected to the Board of Directors as a result of the May 4, 2024 directors election having been canceled. The Board also reviewed their qualification letters and statements of elected officer. Upon motion duly made, seconded and unanimously carried, the Board voted to approve the qualifications and statements

as well as the oaths of office of Directors Rodriguez, Cummings, and Patel, and declared them to be fully qualified to enter into their next four-year term as members of the Board of Directors.

4. The Board confirmed completion of their annual conflicts disclosure forms.

5. Ms. Guerrero presented the tax assessor-collector's report, copy attached, which showed 97.6% collections for 2023 taxes as of the date of the report. Upon motion duly made, seconded and unanimously carried, the Board approved the tax assessor-collector's report and the checks listed thereon as presented.

6. Mr. Ideus presented the bookkeeper's report, copy attached. He noted that the District is in the seventh month of its September 30, 2024 fiscal year. Upon motion made, seconded, and duly carried, the Board approved the bookkeeper's report as presented.

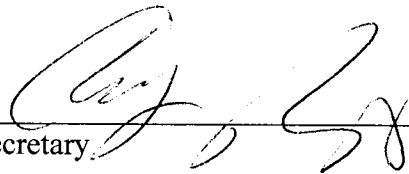
7. Mr. Dubiel presented the operator's report, copy attached. He noted 566 connections in the District with 87.6% water accountability for the previous month. The District's wastewater treatment plant operated at 33% of its capacity. The operator stated that the replacement of the existing non-potable pumps and hardware is on schedule. Mr. Dubiel stated that the fire hydrant repairs are underway. Mr. Dubiel then provided updates to several pending projects at the wastewater treatment plant. The operator reviewed a list of delinquent accounts to the Board for termination of utility service. After discussion, upon motion duly made, seconded and unanimously carried, the Board approved the operator's report and action items thereon as presented.

8. The Board reviewed the Consumer Confidence Report prepared by the operator and included in his report. Upon motion duly made, seconded and unanimously carried, the Board approved the Consumer Confidence Report and authorized its distribution in accordance with the law.

9. Mr. Humble presented the engineer's report, copy attached. With regard to the purchase of capacity in the Chelford City MUD plant and other upcoming projects, the financial advisor and the engineer presented a full analysis as to how the Board could finance such projects. Specifically, the engineer reviewed with the Board a list of all projects at the water plant and related to the purchase of capacity in the Chelford City wastewater treatment plant that he could identify as being potentially needed. The financial advisor then discussed how the District could

pay for such projects, with the thought being that the Board could utilize operating funds and, if necessary, sell bonds. The attorney and the financial advisor also noted that the District finds itself in the unusual position of retiring all of its outstanding bonds this year and having a \$0.75 voter authorized cap on its maintenance tax. Thus, if the District does not sell bonds in short order, it will have to reduce its tax rate by at least \$0.10 to meet the \$0.75 maximum authorized rate. Following that discussion, the Board decided that, in order to make a decision with regard to the funding of its upcoming projects, it needed to know how much the wastewater capacity purchase will cost and whether the districts from whom the District is buying capacity would allow the District to make payments in installments. The Board then authorized the attorney to make an offer for the purchase of the capacity in the amount and term discussed.

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


Secretary