

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 371

Minutes of Meeting of Board of Directors

August 20, 2024

The meeting of the Board of Directors (“Board”) of Harris County Municipal Utility District No. 371 (“District”) met at El Charro, 26281 Northwest Freeway, Cypress, Texas 77429 in accordance with the duly posted notice of said meeting, with a quorum of directors present, as follows:

Brad Davidsen, Vice President
Trisha Bonar, Secretary
Joseph Deluke, Assistant Secretary

and the following absent:

Stephen Jester, President
Chris Von Wiesenthal, Assistant Vice President

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

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

1. The Board opened the floor for public comment. There was no public comment.
2. The Board reviewed the minutes of the meeting held on July 17, 2024. Upon motion duly made, seconded and unanimously carried, the Board approved the minutes as presented.
3. The Board noted that the assistant secretary office is currently vacant. Upon motion duly made, seconded and unanimously carried, the Board appointed Director Deluke to the office of assistant secretary.
4. Mr. Diaz 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.
5. Mr. Diaz reviewed the draft operating budget with the Board, which the Board then discussed. After review, upon motion duly made, seconded and unanimously carried, the Board approved the operating budget.
6. Ms. Leon presented the tax assessor-collector’s report. 2023 taxes are 99.37% collected. 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.

7. The Board recognized Mr. Townsend who presented the operator's report. Mr. Townsend introduced Mr. Tim Milberger. Mr. Milberger addressed the Board regarding his role at Inframark and services offered. Water accountability was at 92.03%. Mr. Townsend reviewed maintenance and repairs in detail. The Board discussed overtime work performed by the operator, grease trap inspections in the District, and Harris County Public Health auto-samplers. The Board then discussed a District swale impeded by neighboring construction, which the operator and engineer have directed the impeding party to correct. The Board then discussed the status of its programmable logic controller and District facilities, including with respect to flushing and the acquisition of a generator. Finally, the operator presented a list of delinquent accounts for service termination and the transfer of a delinquent account over 120 days due to a debt collector. Upon motion duly made, seconded, and unanimously carried, the Board approved the operator's report as presented and approved termination of service as necessary pursuant to the District's Rate Order.

8. Mr. Iftikhar then presented the engineer's report. Cla-Val has provided options to mitigate the water hammer issue at the water plant, which the engineer has reviewed and recommends proceeding by installing one booster pump to check performance. The connections for the Black Horse Ranch Golf Course building have been approved and water easements will be executed when the customer obtains a release of lien for the property. The engineer will prepare a fee proposal for the replacement of existing sanitary forcemain within the Black Horse Ranch Golf Course for the Board's consideration. The engineer has provided a fee proposal for the development of a GIS website, which, upon motion duly made, seconded and unanimously carried, the Board approved. The design for the disinfection system for the joint water plant is underway, and the design for the electrical service replacement is complete and ready to be advertised. After discussion, upon motion duly made, seconded and unanimously carried, the Board approved the engineer's report as presented and those action items contained therein.

9. The Board noted receipt of a letter requesting financial assistance for landscaping in the District from the Blackhorse Ranch HOA, which the Board then discussed.

10. Deputy McGinnis addressed the Board regarding recent law enforcement activity in the District.

11. Mr. Bonham advised the Board regarding the annual review of the District's Rate Order, noting that the District's consultants will continue to review the rate order for any necessary revisions.

12. Mr. Bonham advised the Board regarding the annual review of the Code of Ethics, noting its distribution to the Board via email.

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



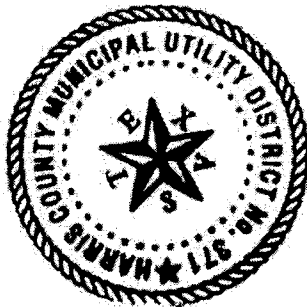
Secretary

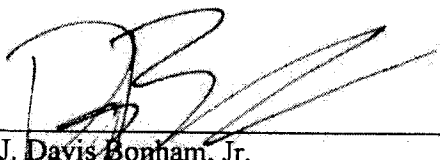
**HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 371
NOTICE OF PUBLIC MEETING**

Notice is hereby given to all interested parties that the Board of Directors of the captioned District will hold a public meeting at **El Charro, 26281 Northwest Freeway, Cypress, TX 77429.**

The meeting will be held at **6:30 p.m. on Tuesday, August 20, 2024.**

1. Public comments
2. Approve minutes of Board meetings held on July 17, 2024
3. Election of Officers
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. Resolution Adopting Operating Budget
6. 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
7. 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; Consumer Confidence Report
8. Engineer's report; authorize preparation of plans as appropriate; authorize advertising for bids; award contracts; approve change orders; Sanitary Forcemain Replacement
9. HOA Request for Landscaping Funds
10. Security report
11. Annual Review of Rate Order
12. Annual Review of Code of Ethics
13. Pending business





J. Davis Bonham, Jr.
Attorney for the District