

MINUTES
RENN ROAD MUNICIPAL UTILITY DISTRICT
OF HARRIS AND FORT BEND COUNTIES, TEXAS

August 2, 2024

The Board of Directors (the "Board") of Renn Road Municipal Utility District of Harris and Fort Bend Counties, Texas (the "District"), met in regular session, open to the public, on the 2nd day of August, 2024, at the offices of Vogler & Spencer Engineering, Inc., 777 North Eldridge Parkway, Suite 500, Conference Room A, Houston, Texas 77079, outside the boundaries of the District, and the roll was called of the members of the Board:

Kathleen Farris	President
Mario Peralta	Vice President
Kathy L. Henry	Secretary
Feroza Ali	Assistant Secretary
Victoria D. Estick	Assistant Vice President

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

Also attending the meeting were Sargeant Patterson of the Fort Bend County Constable's Office; Andrew Dunn of On-Site Protection Inc.; Steven Hamilton of Environmental Allies; Jimm Davis of Myrtle Cruz, Inc.; Robin Goin of Bob Leared Interests; Randy Davila of Inframark, LLC ("Inframark"); Ryan Vogler of Vogler & Spencer Engineering, Inc. ("V&S"); Carl Peters of Kingsbridge Municipal Utility District ("Kingsbridge"); Moni Mansour and Bertha Fair, residents of the District; and Brooke Milbauer and Kathryn Blanton of Allen Boone Humphries Robinson, LLP.

MINUTES

The Board considered approving the minutes of the July 12, 2024, regular meeting. Following review and discussion, Director Estick moved to approve the minutes of the July 12, 2024, regular meeting as presented. Director Peralta seconded the motion, which passed unanimously.

PUBLIC COMMENTS

There was no discussion on this agenda item.

GARBAGE COLLECTION AND RECYCLING MATTERS

The Board discussed garbage, recycling, and storm debris collection in the District.

SECURITY AND PATROL MATTERS

Mr. Dunn reviewed a report regarding security in the District, a copy of which is attached. Mr. Dunn reviewed and discussed the Area Crime Maps for the District and surrounding areas, copies of which are attached to the security report. He also discussed the latest crime trends with the Board.

MOWING AND DETENTION POND MAINTENANCE

Mr. Hamilton reviewed a mowing and detention pond maintenance report, a copy of which is attached.

FINANCIAL AND BOOKKEEPING MATTERS

Mr. Davis presented and reviewed the bookkeeper's report, including the District's monthly bills, for the Board's consideration. A copy of the bookkeeper's report, including a list of the bills approved for payment, is attached. He reviewed the District's updated year-to-date budget comparison, investment report, pledged securities report, report on the sewage treatment plant general operating account, and a year-to-date budget for the sewage treatment plant.

Mr. Davis noted hand-written check no. 1785 in the amount of \$224.59 payable to Bertha Fair for a per diem for her attendance at the June 6, 2024 Board meeting is also being presented for approval, but is not included in his report.

Mr. Davis then presented and reviewed proposed budgets for the District and the regional wastewater treatment plant for the fiscal year end September 30, 2025. Copies of the proposed budgets are attached to the bookkeeper's report. He requested that the Board and consultants review and provide comments on the proposed budgets before the next meeting.

Following review and discussion, Director Peralta moved to approve the bookkeeper's report and the bills presented for payment, including the hand written check in the amount of \$224.59 payable to Bertha Fair. Director Ali seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTIONS MATTERS

Ms. Goin reviewed presented and reviewed the monthly tax assessor/collector's report, a copy of which is attached, including a list of the checks presented for payment and the list of top delinquent tax accounts.

The Board reviewed a report from Perdue, Brandon, Fielder, Collins & Mott, L.L.P. ("Perdue"), regarding the status of the District's delinquent tax collections, including the

accounts recommended for water service termination. A copy of the delinquent tax report is attached.

Ms. Goin reported that the 2024 Certified Value for Fort Bend County is \$112,062,742.

Following review and discussion, Director Peralta moved to (1) approve the tax assessor/collector's report and payment of tax bills; and (2) authorize termination letters to be sent to the delinquent tax accounts as recommended by Perdue. Director Estick seconded the motion, which passed unanimously.

DISCUSS 2024 TAX RATE, SET PUBLIC HEARING DATE, AND AUTHORIZE NOTICE OF PUBLIC HEARING REGARDING ADOPTION OF TAX RATE

The Board deferred action on this item.

OPERATION OF DISTRICT FACILITIES

Mr. Davila reviewed with the Board the monthly operator's report, a copy of which is attached. He updated the Board on inspections, repairs, and maintenance items performed and in progress in the District. He stated that the District currently has 1,489 water connections and the percentage of water billed versus water produced for the previous billing cycle was 101.59%.

Mr. Davila reviewed one delinquent account totaling \$38.72 deemed uncollectible by the operator, and recommended the account be submitted to the collection agency.

Mr. Davila then presented an updated list of delinquent customers and reported that the customers 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 to explain, contest, or correct their bills and to show why utility services should not be terminated for reason of non-payment. Mr. Davila noted that the accounts in question had neither contacted his office nor had appeared at the Board meeting concerning their bills.

Following review and discussion, Director Henry moved to (1) approve the operator's report; (2) authorize Inframark to turn over to collections the one account totaling \$38.72; 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 Peralta seconded the motion, which passed unanimously.

ENGINEERING MATTERS

Mr. Vogler reviewed an engineer's report, a copy of which is attached.

Mr. Vogler updated the Board on the status of the West Harris County Regional Water Authority ("WHCRWA") surface water project.

Mr. Vogler updated the Board on the status of the Wastewater Treatment Plant Clarifier Rehabilitation project.

Mr. Vogler updated the Board on the status of construction on the Belknap Road mobility project, the Harmony School interconnect, and a fire hydrant relocation, as detailed in his report.

Mr. Vogler discussed the Wastewater Treatment Facility Disinfection Basin Rehabilitation project.

Mr. Vogler updated the Board regarding construction of the Kingspoint Sections 1-3 Sanitary Sewer Rehabilitation project. He reviewed and recommended approval of Pay Estimate No. 1 in the amount of \$27,922.50, payable to Ram Rod Utilities, LLC ("Ram").

Mr. Mansour stated there was storm water that was not draining properly along Bonner Crest Drive, Cravenridge Drive, and Plantation Valley Drive. Mr. Vogler reported on the ownership of streets and storm sewers for District locations in Harris County and Fort Bend County. Mr. Vogler stated the storm sewer locations noted above could be cleaned and televised to determine if repairs are necessary and requested authorization to begin that process.

Following review and discussion, Director Estick moved to (1) approve the engineer's report; (2) approve Pay Estimate No. 1 in the amount of \$27,922.50, payable to Ram, for construction of the Kingspoint Sections 1-3 Sanitary Sewer Rehabilitation project, based the engineer's recommendation; and (3) authorize V&S to proceed with cleaning and televising the storm sewers located along Bonner Crest Drive, Cravenridge Drive, and Plantation Valley Drive beginning with the locations in Fort Bend County. Director Henry seconded the motion, which passed unanimously.

ANNEXATION MATTERS

There was no discussion on this agenda item.

STORM WATER MANAGEMENT PLAN

There was no discussion on this agenda item.

RESOLUTION CASTING VOTE FOR BOARD OF DIRECTOR ELECTION FOR HARRIS
CENTRAL APPRAISAL DISTRICT ("HCAD")

Ms. Milbauer reported that the District is not entitled to vote in HCAD's 2024 board of director election.

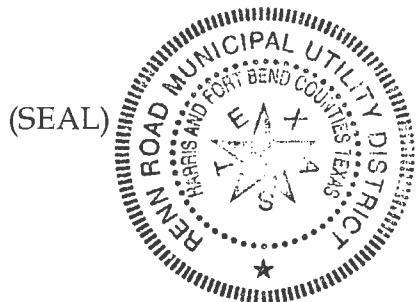
KINGSBRIDGE MUNICIPAL UTILITY DISTRICT, WEST KEEGANS BAYOU
IMPROVEMENT DISTRICT, WHCRWA, AND REGIONAL MUNICIPAL MEETING
MATTERS

The Board discussed upcoming Association of Water Board Directors seminars and concurred to approve the attendance of any interested Directors.

DISCUSS REGULAR MEETING DATE AND TIME

The Board concurred to hold the next regular Board meeting at the offices of V&S on Friday, September 6, 2024, at 11:30 a.m.

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





Secretary, Board of Directors

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