

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 149

NOTICE OF PUBLIC MEETING

Notice is hereby given to all interested members of the public that the Board of Directors of the above-captioned District will hold a regular public meeting at 1300 Post Oak Boulevard, Suite 2500, Houston, Harris County, Texas, said address being a meeting place of the District.

The meeting will be held on **Monday, November 18, 2024, at 1:30 p.m.**

The Board shall consider and discuss the following matters and take any action necessary or appropriate with respect to such matters:

1. Public Comments;
2. Review and approve the minutes of the October 21, 2024, Board meeting;
3. Receive and act upon bids for the purchase of the District's \$11,250,000 Unlimited Tax Bonds, Series 2024 ("Bonds"), and take the following actions related to the Bonds:
 - a) Adoption of an Order authorizing the issuance, sale and delivery of the Bonds;
 - b) Approval and distribution of Final Official Statement;
 - c) Approval and execution of Paying Agent/Registrar Agreement by and between the District and The Bank of New York Mellon Trust Company; and
 - d) Any other matters concerning the Bonds, including the approval and execution of various documents for inclusion in the transcript of proceedings to be submitted to the Attorney General of the State of Texas;
4. Tax Assessor-Collector report, including authorizing payment of invoices presented and approve moving of accounts to uncollectible roll;
5. Review and approval of Amended and Restated Agreement for Services of Tax Assessor and Collector between the District and BLICO, INC., dba Bob Leared Interests; authorize any action necessary in connection therewith;
6. Report and legal action taken by the District's delinquent tax collections attorney, including:
 - a) Appeals of termination of water service for delinquent tax accounts; and the taking of any action in connection therewith, including authorizing water termination, foreclosure proceedings, installment agreements, and the filing of proofs of claim;
7. Bookkeeper's Report, including payment of invoices presented;
8. Trash and recycling services provided by Texas Pride;
9. Operations and Maintenance report, including:
 - a) Authorize repairs and maintenance of District facilities, and authorize acceptance of TEC Form 1295, as applicable, including:

- 1. Status of water distribution system valve repairs;
 - b) Appeals of District charges;
 - c) Referral of accounts for collection and approve write-off of uncollectible accounts;
 - d) Communications with customers, including mass messaging;

- 10. Engineering report, including:
 - a) Authorizing the design and/or advertisement for bids for the construction of facilities within the District, including:
 - 1. Status of design of new Water Plant Project;
 - 2. Status of design of rehabilitation of digesters at Wastewater Treatment Plant;
 - b) Authorize the award of construction contracts or concurrence of award of contracts for the construction of facilities within the District, and authorize acceptance of TEC Form 1295, as applicable, and approval of any related stormwater permits;
 - c) Status of construction of facilities to serve land within the District, including the approval of any change orders, and authorize acceptance of TEC Form 1295, as applicable:
 - 1. Sanitary Sewer Rehabilitation Project (Insituform Technologies, Inc.);
 - d) Acceptance of site and/or easement conveyances for facilities constructed or to be constructed for the District, and authorize acceptance of TEC Form 1295, as applicable, including:
 - 1. Water Line Easement from Tracy Pham;
 - e) Capital Improvement Plan;
 - f) Requests for Utility Commitments;

- 11. Report from Champions Hydro-Lawn, Inc., including maintenance of detention facilities for the 4.66 acres Barker Cypress/FM 529, L.P. tract, the sites of the Wastewater Treatment Plant, Water Plant, and Off-Site Lift Station, and the Harris County Flood Control District channel;

- 12. Discussion regarding surface water issues relative to the West Harris County Regional Water Authority;


- 13. Attorney's Report, including:
 - a) Status of litigation among Harris County Municipal Utility District No. 257, Si Environmental, LLC and the District regarding reported usage amounts related to expenses to operate and maintain joint Water Plant and joint Wastewater Treatment Plant (Cause No. 2022-79830; 61st District Court, Harris County, Texas);
 - b) Review of MSRB Rule G-10 disclosure from Masterson Advisors LLC;
 - c) Authorize attorney to file Eminent Domain Report with the Texas Comptroller of Public Accounts prior to February 1, 2025, pursuant to Section 2206.154, Texas Government Code; and
 - d) Discussion regarding the EPA's final National Primary Drinking Water Regulation for PFAS;

- 14. Discuss appointment of a new Director to fill vacancy on the Board of Directors;

15. Closed Session pursuant to Texas Open Meetings Act, including but not limited to consultation with attorney pursuant to Section 551.071, Texas Government Code regarding pending or threatened litigation and/or matters protected by attorney-client privilege;
16. Reconvene in Open Session and authorize any action resulting from matters discussed in Closed Session; and
17. Consideration of matters for possible placement on future agendas.



SCHWARTZ, PAGE & HARDING, L.L.P.

By: 
Matthew R. Reed
Attorneys for the District

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact the District's attorney at (713) 623-4531 at least three business days prior to the meeting so that appropriate arrangements can be made.