

MINUTES
HARRIS-WALLER COUNTIES MUNICIPAL UTILITY DISTRICT NO. 5

October 17, 2024

The Board of Directors (the "Board") of Harris-Waller Counties Municipal Utility District No. 5 (the "District") met in regular session, open to the public, on the 17th day of October, 2024, at the offices of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Suite 2400, Houston, Texas, outside the boundaries of the District, and the roll was called of the members of the Board being present:

Richard Jenks	President
Chelsea Taylor	Vice President
Olga M. Strong	Secretary
Wes Simon	Assistant Vice President
Cindy Morrow	Assistant Secretary

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

Also attending the meeting were Stephen Eustis of Robert W. Baird & Co. Incorporated; Everett Kennedy of Starwood Land; Patty Rodriguez of Bob Leared Interests; Blair Bozoarth of Quiddity Engineering, LLC ("Quiddity"); Dana Hollingsworth of Municipal District Services, LLC ("MDS"); Tracey Scott of Myrtle Cruz, Inc. ("Myrtle Cruz"); Barry Hards of Texas Groundworks Management, Inc. ("Texas Groundworks"); and Jessica Holoubek, Brooke Milbauer, and Merry Heyne of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

Mr. Hards introduced himself and discussed the services that Texas Groundworks offers.

APPROVE MINUTES

The Board considered approving the minutes of the September 19, 2024, regular meeting. After review and discussion, Director Morrow moved to approve the meeting minutes, as presented. Director Simon seconded the motion, which passed unanimously.

SECURITY SERVICES

A copy of the security patrol report previously disbursed is attached.

FINANCIAL AND BOOKKEEPING MATTERS; AMEND BUDGET FOR FISCAL YEAR
END APRIL 30, 2025

Ms. Scott presented and reviewed the bookkeeper's report and the District's bills, budget comparison, and investment report.

Ms. Scott reviewed with the Board an amended budget for the fiscal year ending April 30, 2025, a copy of which is attached to the bookkeeper's report. She stated that the line items for Maintenance Tax and Mowing-Detention Pond in the budget were amended.

After review and discussion, Director Simon moved to (1) approve the bookkeeper's report and the checks presented for payment; and (2) adopt the amended budget for the fiscal year ending April 30, 2025 and direct that it be filed appropriately and retained in the District's official records. Director Morrow seconded the motion, which passed unanimously. A copy of the bookkeeper's report is attached.

CONDUCT ANNUAL REVIEW OF INVESTMENT POLICY AND ADOPT
RESOLUTION REGARDING ANNUAL REVIEW OF INVESTMENT POLICY

Ms. Milbauer reviewed the District's Investment Policy and stated no amendments to the policy are recommended at this time. After discussion, the Board determined not to amend the Investment Policy. Following review and discussion, Director Morrow moved to adopt a Resolution Regarding Annual Review of Investment Policy and direct that the Resolution be filed appropriately and retained in the District's official records. Director Simon seconded the motion, which passed unanimously.

REVIEW, REVISE, AND ADOPT RESOLUTION ESTABLISHING THE AUTHORIZED
DEPOSITORY INSTITUTIONS AND ADOPTING LIST OF QUALIFIED
BROKER/DEALERS WITH WHOM THE DISTRICT MAY ENGAGE IN INVESTMENT
TRANSACTIONS

Ms. Milbauer reviewed a Resolution Establishing the Authorized Depository Institutions and Adopting List of Qualified Broker/Dealers with Whom the District May Engage in Investment Transactions. After review and discussion, Director Morrow moved to adopt the Resolution Establishing the Authorized Depository Institutions and Adopting List of Qualified Broker/Dealers with Whom the District May Engage in Investment Transactions and direct that the Resolution be filed appropriately and retained in the District's official records. Director Simon seconded the motion, which passed unanimously.

TAX ASSESSOR/COLLECTOR MATTERS

Ms. Rodriguez presented and reviewed the tax assessor/collector's report, a copy of which is attached.

After review and discussion, Director Strong moved to approve the tax assessor/collector's report and payment of the tax bills. Director Jenks seconded the motion, which passed unanimously.

CONDUCT PUBLIC HEARING REGARDING DISTRICT'S TAX RATE, ADOPT ORDER LEVYING TAXES, AND AUTHORIZE EXECUTION OF AMENDMENT TO INFORMATION FORM

Ms. Rodriguez confirmed that Bob Leared Interests published a Notice of Public Hearing stating the District anticipates levying a \$1.50 tax rate at this meeting. The Board opened the public hearing regarding the adoption of the District's 2024 tax rate. There being no members of the public in attendance who wished to address the Board, the public hearing was closed.

Ms. Holoubek reviewed an Order Levying Taxes with a total tax rate of \$1.50 per \$100 of assessed valuation, with \$0.39 allocated to utility debt service, \$0.335 allocated to maintenance and operations, \$0.22 allocated to road debt service, and \$0.555 allocated to contract tax payments, each per \$100 of assessed valuation, and an Amendment to Information Form. She stated that the Amendment to Information Form will be filed with the Texas Commission on Environmental Quality ("TCEQ") and recorded in the Official Public Records of Harris and Waller Counties.

After review and discussion, Director Morrow moved to take the following actions: (1) adopt the Order Levying Taxes reflecting a tax rate of \$1.50 per \$100 of assessed valuation, with \$0.39 allocated to utility debt service, \$0.335 allocated to maintenance and operations, , \$0.22 allocated to road debt service, and \$0.555 allocated to contract tax payments, each per \$100 of assessed valuation, and direct that the Order be filed appropriately and retained in the District's official records and (2) authorize execution of the Amendment to Information Form and direct that the Amendment be filed appropriately and retained in the District's official records. Director Simon seconded the motion, which passed unanimously.

OPERATION OF DISTRICT FACILITIES; HEARING ON TERMINATION OF WATER AND SEWER SERVICE TO DELINQUENT CUSTOMERS AND AUTHORIZE TERMINATION OF SERVICE

Ms. Hollingsworth presented and reviewed the operator's report, a copy of which is attached.

Ms. Hollingsworth then presented a list of delinquent customers to the Directors and reported the residents 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 of Directors to explain, contest, or correct their bills and to show why utility services should not be terminated for reason of non-payment.

Ms. Hollingsworth requested authorization to write off 5 uncollectable accounts totaling \$1,531.86 and send them to a collection agency.

After review and discussion, Director Morrow moved to (1) approve the operator's report; (2) 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; and (3) authorize MDS to write off 5 uncollectable accounts totaling \$1,531.86 and send them to a collection agency. Director Simon seconded the motion, which passed unanimously.

PARTIAL ASSIGNMENT OF RIGHT TO REIMBURSEMENT PROCEEDS

Ms. Milbauer presented and reviewed a Partial Assignment of Right to Reimbursement Proceeds reflecting an assignment of rights from Astro Sunterra, L.P. to Katy 1039, Ltd. After review and discussion, Director Strong moved to approve the Partial Assignment of Right to Reimbursement Proceeds. Director Taylor seconded the motion, which passed unanimously.

ENGINEERING MATTERS; DEEDS, EASEMENTS, ENCROACHMENT AGREEMENTS, WAIVERS OF SPECIAL APPRAISAL, AND PLAT MATTERS

Mr. Bozoarth presented and reviewed the engineer's report, a copy of which is attached. He discussed an overview of engineering matters in the District.

PARK AND RECREATIONAL FACILITIES MATTERS

A copy of KGA's landscaping report, previously disbursed, is attached.

DEVELOPER'S REPORT

Mr. Kennedy discussed development in the District.

There being no further business to come before the Board, the Board concurred to adjourn the meeting.

(SEAL)

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Secretary, Board of Directors

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