

MINUTES  
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 503

November 25, 2024

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 503 (the "District") met in regular session, open to the public, on the 25<sup>th</sup> day of November, 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:

Jennifer Taylor	President
Kevin Gilligan	Vice President
Kelli Odum	Secretary
Ryan Schilhab	Assistant Secretary
Danielle Gonzalez	Asst. Vice President/ Asst. Secretary

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

Also present at the meeting were Milad Mathoslah and Isis Mathoslah, residents of the District; Ken Farrar of Best Trash LLC; Justin Jenkins of McCall Gibson Swedlund Barfoot PLLC ("McCall"); Michael Crahan of Caldwell Companies; Lynn Kurtz of Myrtle Cruz, Inc.; Leslie Cook and Jake Terry of RBC Capital Markets; Wendy Duncan of Inframark Water & Infrastructure Services ("Inframark"); Brenda McLaughlin of Bob Leared Interests; Kenrick Piercy of EHRA Engineering; and Allison Leatherwood, Jennifer Ramirez, and Franky Wallace of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

Ms. Mathoslah addressed the Board regarding the District's lack of any homestead exemptions. Ms. Leatherwood explained the tax exemption setting process and stated that the Board will consider exemptions for the 2025 tax year in the spring.

APPROVE MINUTES

The Board reviewed the minutes of the October 30, 2024, regular meeting and the November 8, 2024, special meeting. After review and discussion, Director Gilligan moved to approve the minutes of the October 30, 2024, regular meeting and the November 8, 2024, special meeting, as submitted. Director Odum seconded the motion, which passed unanimously.

APPROVE DEVELOPER REIMBURSEMENT REPORT AND AUTHORIZE DISBURSEMENT OF BOND PROCEEDS

Mr. Jenkins reviewed a report of the amount reimbursable by the District to CW SCOA West, L.P. from the proceeds of the District's \$9,630,000 Unlimited Tax Road Bonds, Series 2024. After review and discussion, Director Gonzalez moved to approve the developer reimbursement report and authorize disbursement of the bond proceeds. Director Taylor seconded the motion, which passed unanimously.

REVIEW AND UPDATE EMINENT DOMAIN REPORT TO THE TEXAS COMPTROLLER

Ms. Leatherwood reported that ABHR has filed the District's Eminent Domain Authority Annual Report for 2024 with the Comptroller of the State of Texas.

TRAVEL REIMBURSEMENT GUIDELINES AND DIRECTOR EXPENSES FOR THE ASSOCIATION OF WATER BOARD DIRECTORS ("AWBD") WINTER CONFERENCE

Ms. Leatherwood discussed the District's Travel Reimbursement Guidelines in connection with the upcoming AWBD winter conference in Austin.

After review and discussion, Director Taylor moved to authorize payment of up to three per diems, reimbursement of hotel expenses for a maximum of two nights, and reimbursement for reasonable and necessary meals for Board members attending the AWBD winter conference, all to be submitted in accordance with the District's Travel Reimbursement Guidelines. Director Gonzalez seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Kurtz reviewed the bookkeeper's report, a copy of which is attached, including the bills submitted for the Board's review.

Following review and discussion, Director Taylor moved to approve the bookkeeper's report and the checks presented for payment. Director Gilligan seconded the motion, which passed unanimously.

Mr. Farrar reviewed a letter from Best Trash reflecting the annual Consumer Price Index ("CPI") adjustment in the District's monthly rate for garbage and recycling services, a copy of which is attached. He stated that the CPI adjustment will increase the District's garbage and recycling rate to \$26.09 per month per residence, effective as of the November billing cycle.

The Board considered authorizing McCall to prepare a supplemental reimbursement report for eligible construction expenses owed to the developer using surplus tap fee revenue. After review and discussion, Director Taylor moved to authorize McCall to prepare a supplemental developer reimbursement report. Director Gilligan seconded the motion, which passed unanimously.

#### TAX ASSESSMENT AND COLLECTION MATTERS

Ms. McLaughlin reviewed the tax assessor/collector's report, a copy of which is attached, and stated that 99.75% of the District's 2023 taxes had been collected as of October 31, 2024.

Following review and discussion, Director Taylor moved to approve the tax assessor/collector's report and the checks presented for payment. Director Gilligan seconded the motion, which passed unanimously.

#### OPERATION OF DISTRICT FACILITIES

Ms. Duncan reviewed the operator's report, a copy of which is attached.

Following review and discussion, Director Taylor moved to approve the operator's report. Director Gilligan seconded the motion, which passed unanimously.

#### HEARING ON TERMINATION OF WATER AND SEWER SERVICE

Ms. Duncan submitted a list of delinquent accounts to the Board for termination of utility service. She stated that the accounts in question have been given written notification of the opportunity to appear, either in person or in writing, at the Board meeting to contest, explain, or correct the charges, services, or disconnection. Ms. Duncan noted that the accounts listed have neither attended the Board meeting nor contacted Inframark's office or the District to contest or explain the charges. After discussion, Director Taylor moved to authorize Inframark to proceed with termination of utility service to the delinquent accounts pursuant to the provisions of the District's Rate Order. Director Gilligan seconded the motion, which passed unanimously.

#### ENGINEERING MATTERS

Mr. Piercy reviewed the engineer's report, a copy of which is attached.

#### AGREEMENTS AND CONSTRUCTION CONTRACTS

There was no discussion on this agenda item.

REPORT ON UPRR/HIGHWAY 290 PROJECT

Mr. Piercy and Ms. Leatherwood updated the Board on the status of Harris County Municipal Utility District No. 500 ("HC 500"), as Master District's, UPRR/Highway 290 Project.

DEEDS AND EASEMENTS

There was no discussion on this agenda item.

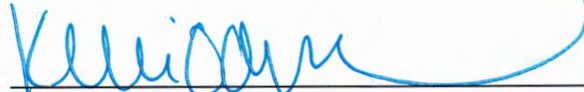
HC 500 MASTER DISTRICT MATTERS

Mr. Piercy and Ms. Leatherwood updated the Board on the status of HC 500, as Master District, projects.

REPORT ON DEVELOPMENT

Mr. Crahan updated the Board on the status of development in Towne Lake.

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



Secretary, Board of Directors



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