

MONTGOMERY COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. 205

MINUTES OF MEETING OF BOARD OF DIRECTORS

May 15, 2024

The Board of Directors (the "Board") of Montgomery County Water Control and Improvement District No. 205 (the "District") met in regular session, open to the public, on Wednesday, May 15, 2024, at 11:00 a.m., in accordance with the duly posted Notice of Public Meeting, and the roll was called of the duly constituted officers and members of the Board, as follows:

Erica Sinner, President
Alene Frey, Vice President
Chad P. Collins, Secretary
Dana Neuneker, Assistant Secretary
Elaine Balagia, Assistant Secretary

and all of said persons were present, except Director Balagia, thus constituting a quorum.

Also present were Lorenzo Rivera on behalf of TPHTL HBL, LLC ("TPHTL"); Ravi Patel of Municipal Accounts & Consulting, L.P. ("MAC"); Robin Goin of BLICO Inc. ("BLICO"); Martin Murdock and Cameron Miller of Quiddity Engineering, LLC ("Quiddity"); Robert Garcia of Champions Hydro-Lawn, Inc. ("Champions"); Julie Peak of Masterson Advisors LLC ("Masterson"); and Diana Miller and Julie Kime of Schwartz, Page & Harding, L.L.P. ("SPH").

The meeting was called to order and declared open for business as might properly come before it.

PUBLIC COMMENTS

The Board opened the meeting for public comments. No comments from the public were presented.

APPROVAL OF MINUTES

As the first order of business, the Board considered approval of the draft minutes of the meeting of the Board of Directors held on April 17, 2024. After review and discussion of the minutes presented, Director Sinner moved that such minutes be approved, as written. Director Neuneker seconded said motion, which unanimously carried.

BOOKKEEPING REPORT

Mr. Patel then presented to and reviewed with the Board the bookkeeping report, a copy of which is attached hereto as **Exhibit A**. Following review and discussion, Director Sinner moved that the bookkeeping report be approved and that payment be authorized on the checks

presented, being check nos. 1207 through 1215, except check no. 1210, which was voided. Director Neuneker seconded the motion, which unanimously carried.

ACCEPTANCE OF OATHS OF OFFICE, BONDS, AFFIDAVITS OF CURRENT DIRECTOR, STATEMENTS OF ELECTED OFFICER, AND ELECTIONS NOT TO DISCLOSE PERSONAL INFORMATION

The Board next received the Oaths of Office, Bonds, Statements of Elected Officer and Affidavits of Current Director of Directors Sinner, Frey and Neuneker, in connection with their recent election to the Board. Following review, Director Sinner moved that such Oaths of Office, Bonds, Statements of Elected Officer, and Affidavits of Current Director be approved and accepted and that SPH be directed to file the Oaths of Office with the Secretary of State, as required by law. Director Neuneker seconded the motion, which carried by unanimous vote.

Ms. Miller advised the Board that, pursuant to Section 552.024 of the Texas Government Code, Directors are permitted to elect to withhold public access to certain information in the custody of the District relating to home addresses, home telephone numbers, social security numbers and information regarding family members. Following discussion, Directors Sinner, Frey and Neuneker each executed an Election Not to Disclose Certain Information presented for such purpose.

ELECTION OF OFFICERS

The next item to be considered was the reorganization of the Board and election of officers. Following discussion, Director Sinner moved that the existing officers of the Board remain in their current positions. Director Neuneker seconded said motion, which unanimously carried.

DISTRICT REGISTRATION FORM

The Board next considered approving a District Registration Form required by the Texas Commission on Environmental Quality ("TCEQ"). Ms. Miller explained that in accordance with the Texas Water Code, municipal utility districts are required to file names, mailing addresses and terms of new directors with the TCEQ within thirty days after an election or appointment. She advised that with the Board's approval, SPH will complete the District Registration Form to include the names and new terms of office for the newly elected Directors and will file same with the TCEQ. Following discussion, Director Sinner moved that the Board authorize SPH to complete the District Registration Form, as discussed, and file same with the TCEQ. Director Neuneker seconded the motion, which carried by unanimous vote.

LOCAL GOVERNMENT OFFICERS LIST

Ms. Miller advised the Board that unless there are changes in the offices of the Directors or the investment officers, it is not necessary to update the District's local government officers list.

TAX ASSESSOR/COLLECTOR REPORT

Ms. Goin presented the Tax Assessor/Collector Report dated April 30, 2024, a copy of which is attached hereto as **Exhibit B**. Following review and discussion, Director Sinner moved that the Tax Assessor/Collector Report be approved and that payment be authorized on the checks and wire transfer presented. Director Neuneker seconded the motion, which unanimously carried.

FINANCIAL ADVISOR'S REPORT

Ms. Peak discussed the progress of the District's first bond application.

DEVELOPER'S REPORT

Mr. Rivera discussed the status of development in the District. He also reported that the recent heavy rains damaged a portion of the drainage channel which will require repair.

ENGINEER'S REPORT

Mr. Miller presented to and reviewed with the Board the Engineer's Report, a copy of which is attached hereto as **Exhibit C**. Following review and discussion, Director Sinner moved to authorize payment of the pay estimates and approve the change orders identified in the Engineer's Report. Director Neuneker seconded the motion, which unanimously carried.

STATUS OF BOND APPLICATION NO. 1

Ms. Miller reported that the District's first bond application report is currently under review by SPH, Masterson and Quiddity, and that such application will be filed with the Texas Commission on Environmental Quality within the next week upon receipt of the Market Study required for such application.

CHAMPIONS HYDRO-LAWN REPORT

Mr. Garcia presented a Detention and Drainage Facilities Report dated May 2024, a copy of which is attached hereto as **Exhibit D**. He noted that he will present proposals for repair of the drainage channel at the next meeting.

ATTORNEY'S REPORT

Ms. Miller advised that she had nothing of a legal nature to report that was not covered under another agenda item.

ADJOURNMENT

There being no further business to come before the Board, on motion made by Director Sinner, seconded by Director Neuneker, and unanimously carried, the meeting was adjourned.



A handwritten signature in blue ink, appearing to read "Paul Cel", written over a horizontal line.

Secretary, Board of Directors

List of Attachments to
Montgomery County Water Control and Improvement District No. 205
Minutes of Meeting of May 15, 2024

Exhibit A Bookkeeping Report dated April 17, 2024

Exhibit B Tax Assessor/Collector's Report

Exhibit C Engineer's Report

Exhibit D Detention and Drainage Facilities Report