

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 149

Minutes of Board of Directors Meeting

February 17, 2025

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 149 (the "District") met in regular session, open to the public on February 17, 2025, 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:

Stefanie Cline, President
Terrence Stephens, Vice President
Margaret Petry, Secretary
Randall Kallus, Assistant Secretary

all of whom were present, except Director Cline, who teleconferenced into the meeting to listen, thus constituting a quorum.

Also present were: Jeffrey Bishop of Quiddity Engineering LLC ("Quiddity"); Randy Davila of Inframark, LLC ("Inframark"); Diane Michaux of Municipal Accounts & Consulting, L.P. ("MA&C"); Michelle Guerrero of Bob Leared Interests ("BLI"); Sam Miskimins of Champions Hydro-Lawn, Inc. ("Champions"); David Selesky of GFL Environmental, Inc. ("GFL"); Don Schippers, a resident of the District; and Matthew Reed and Donje Chatmon of Schwartz, Page & Harding, L.L.P. ("SPH").

PUBLIC COMMENT

The Board began by opening the meeting for public comments. There being no comments provided, the Board continued to the next item of business.

APPROVAL OF MINUTES

The Board considered approval of the minutes of its January 20, 2025, Board meeting. After discussion, Director Kallus moved that the minutes of the Board meeting held on January 20, 2025, be approved as written. Director Petry seconded said motion, which unanimously carried.

APPROVAL OF BOND, STATEMENT, OATH OF OFFICE, AFFIDAVIT OF CURRENT DIRECTOR, AND ELECTION NOT TO DISCLOSE CERTAIN INFORMATION

The Board considered the appointment of a director to fill the vacancy on the Board. The Board acknowledged that Don Schippers has expressed interest in being appointed to the Board. After discussion, Director Kallus nominated Mr. Schippers to be appointed to the Board to fill the vacancy. Director Petry seconded said motion, which unanimously carried.

In connection with his appointment as Director of the District, the Oath of Office and Statement of Elected Officer, Affidavit of Current Directors and Election Not to Disclose Certain Information were presented for Don Schippers. His official Bond was then presented to the Board and the Board found said Bond to be in proper form. It was then moved by Director Kallus, seconded by Director Petry and unanimously carried, that the Board approve said Bond and accept said Oath of Office, Statement of Elected Officer, Affidavit of Current Director and Election Not to Disclose Certain Information, and declare Don Schippers to be duly appointed and qualified Director of the District.

Director Schippers then participated in the remainder of the meeting.

TAX ASSESSOR-COLLECTOR REPORT

Ms. Guerrero presented to and reviewed with the Board the Tax Assessor-Collector's Report, dated January 31, 2025, a copy of which is attached hereto as **EXHIBIT A**. After discussion, Director Kallus moved that said report be approved and that the disbursements identified in the report be approved for payment from the tax account. Director Stephens seconded said motion, which unanimously carried.

DELINQUENT TAX ATTORNEY'S REPORT

The Board deferred consideration of the Delinquent Tax Attorney's Report ("Report") from Perdue, Brandon, Fielder, Collins & Mott, L.L.P. ("Perdue"), after noting that a quarterly report was received last month.

RENEWAL OF DISTRICT INSURANCE COVERAGES

The Board next considered the insurance proposal received from McDonald & Wessendorff Insurance ("McDonald"), a copy of which is attached hereto as **EXHIBIT I**. Mr. Reed recommended increasing the Director and Officers Liability ("D & O") coverage from \$2,000,000 to \$3,000,000, which would increase the monthly premium. After discussion on the matter, Director Petry moved that the proposal from McDonald be approved with the increase in the D & O coverage from \$2,000,000 to \$3,000,000. Director Kallus seconded said motion, which unanimously carried.

BOOKKEEPER'S REPORT

Ms. Michaux presented to and reviewed with the Board the Bookkeeping Report, dated February 17, 2025, a copy of which is attached hereto as **EXHIBIT B**, including the Disbursements presented therein for payment from the District's various accounts. Ms. Michaux also presented to and reviewed with the Board the proposed budget for the fiscal year ending March 31, 2026. Mr. Reed recommended adding \$20,000 to the proposed budget for May 2026 election expenses. After discussion, Director Stephens moved that the Bookkeeping Report and the disbursements presented for payment therein be approved. Director Kallus seconded said motion, which unanimously carried.

DISCUSSION REGARDING SOLID WASTE AND RECYCLING COLLECTION SERVICES

The Board considered the proposed Amended and Restated Residential Solid Waste and Recycling Collection Agreement between the District and Texas Pride.

The Board next considered the proposal from GFL Environment, Inc. ("GFL") for residential solid waste and recycling collection. Mr. Selesky presented to and reviewed with the Board a proposal prepared by GFL, a copy of which is attached hereto as **EXHIBIT C**. Mr. Selesky advised the Board that GFL can provide a 96-gallon recycle container and the same days of service the District currently has with Texas Pride. After discussion, the Board concurred to hold a special meeting on March 5, 2025, or March 10, 2025, to consider approval of an agreement with GFL for solid waste and recycling collection services, as discussed.

OPERATOR'S REPORT

Mr. Davila presented to and reviewed with the Board the Operator's Report dated February 17, 2025, for the month of January, a copy of which is attached hereto as **EXHIBIT D**. Mr. Davila next requested authorization to refer four (4) accounts totaling \$1,284.30 to collections.

After discussion, Director Stephens moved that the four (4) accounts totaling \$1,284.30 listed in the Operator's Report be sent to a collection agency for further collection efforts. Director Kallus seconded said motion, which unanimously carried.

ENGINEER'S REPORT

Mr. Bishop presented to and reviewed with the Board the Engineer's Report, dated February 17, 2025, a copy of which is attached hereto as **EXHIBIT E**, relative to the status of various projects within the District. Mr. Bishop updated the Board on the status of various pending projects within the District. After discussion, Mr. Bishop noted no there were no action items that required Board approval.

The Board next discussed the use of surplus construction funds from the Series 2020 Bonds. After discussion, the Board concurred that SPH be authorized to prepare such a Resolution related to the Wastewater Treatment Plant Digester Project.

RESOLUTION CONCERNING DEVELOPED DISTRICT STATUS FOR 2025 TAX YEAR

The Board then considered adoption of a Resolution Concerning Developed District Status for the 2025 Tax Year. Mr. Reed reminded the Board that the procedures involved in setting an ad valorem tax rate each year applicable to the particular District will depend, in part, upon whether it is determined to be a "Developed District" pursuant to Texas Water Code Section 49.23602. Mr. Reed then reviewed with the Board a worksheet completed by Quiddity to assist the Board in making this determination, a copy of which is attached hereto as **EXHIBIT F**, which reflects that the District shall be considered a "Developing District" for the tax year 2025. After discussion,

Director Kallus moved that the Resolution Concerning Developed District Status for the tax year 2025 be approved. Director Stephens seconded said motion, which unanimously carried.

ANNUAL REVIEW OF WAGE RATE SCALES

The Board considered the review of an annual survey of prevailing wage rates for construction projects and the adoption of a Resolution in connection therewith. In that regard, Mr. Reed reported that SPH is recommending that the District continue to adopt the prevailing wage rate scales for Harris County as determined by the United States Department of Labor ("DOL"), in accordance with the Davis-Bacon Act (40 U.S.C. Section 276a et seq.). After discussion, Director Stephens moved that the DOL wage rate scales for Harris County be adopted as the District's wage rate scale for construction projects, and that the Resolution Adopting Prevailing Wage Rate Scale for Construction Projects, which is attached hereto as **EXHIBIT G**, be adopted by the Board. Director Petry seconded said motion, which unanimously carried.

CHAMPIONS REPORT

Mr. Miskimins presented to and reviewed with the Board the Detention and Drainage Facilities Report prepared by Champions dated February 17, 2025, a copy of which is attached hereto as **EXHIBIT H**. After discussion, Mr. Miskimins noted no action required the Board's approval.

WEST HARRIS COUNTY REGIONAL WATER AUTHORITY ("AUTHORITY")

The Board deferred consideration of a report from the Authority.

ATTORNEY'S REPORT

Mr. Reed informed the Board that he had nothing more of a legal nature to report at this time.

EXECUTIVE SESSION

The Board determined that it would not be necessary to meet in Closed Session at this time.

FUTURE AGENDA ITEMS

The Board considered items for placement on future agendas. Except as reflected above, no additional agenda items were requested other than routine, ongoing matters.

ADJOURNMENT

There being no further business to come before the Board, Director Stephens moved that the meeting be adjourned. Director Petry seconded said motion, which unanimously carried.




Secretary, Board of Directors

List of Exhibits to
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 149
Meeting on January 20, 2025

Exhibit A	Tax Assessor-Collector's Report
Exhibit B	Bookkeeping Report
Exhibit C	GFL Environmental, Inc. Proposal
Exhibit D	Operator's Report
Exhibit E	Engineer's Report
Exhibit F	Resolution Concerning Developed District Status for 2025 Tax Year
Exhibit G	Resolution Adopting Prevailing Wage Rate Scale for Construction Projects
Exhibit H	Champions Hydro-Lawn, Inc. Report
Exhibit I	McDonald & Wessendorff Insurance Proposal