

**MINUTES OF MEETING
OF THE
BOARD OF DIRECTORS**

February 13, 2025

THE STATE OF TEXAS §

COUNTY OF HARRIS §

HARRIS COUNTY FRESH WATER SUPPLY DISTRICT NO. 58 §

The Board of Directors of Harris County Municipal Fresh Water Supply District No. 58 met in regular session, open to the public, at its regular meeting place inside the boundaries of the District on February 13, 2025; whereupon, the roll was called of the members of the Board of Directors, to-wit:

Harry Haupt	President
O.J. Armstrong	Vice President
Scott D. Schroeder	Secretary
Steve Fields	Asst. Secretary
Larry Stefaniak	Asst. Secretary/Treasurer

All members of the Board of Directors were present.

Also present were Chris Richardson of Strawn & Richardson, P.C.; Josh Maas of M. Marlon Ivy & Associates, Inc.; Captain Ganey of the Harris County Precinct No. 3 Constable's Office; and a District resident.

WHEREUPON, the meeting was called to order by the President and evidence was presented that public notice of the meeting was given in compliance with the law.

1. **PUBLIC COMMENTS.** A resident asked about his dirty water filter. Josh Maas stated that the filter is at the lab for testing, and they will call with the results.

2. MINUTES OF MEETINGS. The next item to come before the Board of Directors was the review and approval of the minutes of the meetings of January 6, 2025, and January 9, 2025. Following a discussion, it was moved by Director Stefaniak and seconded by Director Fields that the minutes of the meetings of January 6, 2025, and January 9, 2025 be approved, which carried unanimously, 5-0.

3. MANAGEMENT AND SECURITY REPORT. Director Haupt reported that they are working with the Property Owner's Association to secure the District's property, the Community Center, and the boat ramp from new residents moving into areas nearby. A resident asked if there are plans for a gate. Director Haupt stated that they are forming a committee to address options.

Captain Ganey reviewed the Security Report. He discussed some of the security issues.

4. WEBSITE PROPOSAL. Director Fields reported that he and Director Armstrong met with Off Cinco to discuss their website proposal. The Board discussed the proposal. The Board deferred this item.

5. OPERATOR'S REPORT. Josh Maas presented the monthly operations report for the month of January, a copy of which is attached as Exhibit "A". He reported the District has 660 water connections. He noted the Sewage Treatment Plant was compliant with its permit for the month, operating at 21% of capacity. Accountability for the water system was 90.2%.

Mr. Maas next presented a proposal from Burke's Mechanical Services to replace the pump and the 50-horsepower motor at the Booster Pump No.1 location.

Mr. Maas discussed a letter to Harris County MUD No. 544 regarding its use of water during construction and being billed at the commercial rate. He suggested not providing service until there is a signed agreement. Following further discussion, it was moved by Director Stefaniak

and seconded by Director Armstrong to approve sending the letter to Harris County MUD No. 544 regarding the use of water during construction, which motion carried unanimously, 5-0.

Mr. Maas reviewed the smoke testing results and discussed the issues where repairs are needed. He stated that they will notify the homeowners. Mr. Maas added that they will focus on repairs in the Eagle Point area and determine whether any residents have pulled out the inflow protectors from the manholes.

Following further discussion, it was moved by Director Fields and seconded by Director Stefaniak that the operator's report be approved, and to approve replacing the motor at Booster Pump No. 1, which motion carried unanimously, 5-0.

6. AMENDMENT TO RATE ORDER. The Board next considered amending the District's Rate Order. The Board approved amending the Rate Order language regarding the gutters and pool water flows into the Sanitary Sewer. The Board also approved adding a 4% increase to the water and sewer rates. A copy of the amended Rate Order is attached as Exhibit "B".

Following further discussion, it was moved by Director Stefaniak and seconded by Director Fields to approve amending the Rate Order, which motion carried unanimously, 5-0.

7. ENGINEER'S REPORT. The Board reviewed the Engineer's Report, a copy of which is attached hereto as Exhibit "C". The Board considered for approval Pay Application No. 1 from Consta Build, LLC, in the amount of \$63,855.00, for the Golf Course drainage swales. The project is 61% complete.

The Board noted that maintenance is scheduled for Water Plant No. 1B for the fourth quarter of 2027.

Following further discussion, it was moved by Director Stefaniak and seconded by Director Schroeder that the engineer's report be approved, and that Pay Application No. 1 be approved, which motion carried unanimously, 5-0.

8. TAX ASSESSOR'S REPORT AND DELINQUENT TAX REPORT. Director Stefaniak presented the tax report for the month of January 2025, a copy of which is attached as Exhibit "D". The report reflected the District has collected 89.68% of its 2024 taxes and 98.29% of its 2023 taxes.

Following a discussion, it was moved by Director Armstrong and seconded by Director Fields that the report be approved, along with the checks on the tax account, which motion carried unanimously, 5-0.

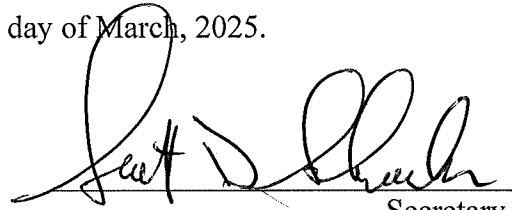
9. 2025 TAX EXEMPTIONS. The Board considered setting the 2025 tax exemptions for persons over the age of 65 or disabled. Last year the District set an exemption of \$30,000.00. Mr. Richardson presented to the Board the Order Adopting Exemptions From Taxation, a copy of which is attached as Exhibit "E". Following discussion, it was moved by Director Stefaniak and seconded by Director Fields that the 2025 tax exemption for persons over the age of 65 or disabled be set at \$30,000.00 and that said Order be approved, which motion passed unanimously, 5-0.

10. TREASURER'S REPORT. Director Stefaniak reviewed the report, a copy of which is attached as Exhibit "F". The Board reviewed the checks, investments, and financial statements. Director Stefaniak reviewed the profit and loss statement, the balance sheet and the general ledger for the general fund, the debt service fund, and the capital projects fund.

Following further discussion, it was moved by Director Fields and seconded by Director Schroeder that the Treasurer's report, and those checks as listed thereon be approved, which motion passed unanimously, 5-0.

11. ADJOURNMENT/ OTHER BUSINESS. There being no further business, a motion was made, seconded, and unanimously carried, that the meeting be adjourned.

PASSED, ADOPTED and APPROVED this 13th day of March, 2025.


Secretary

