

MINUTES
RENN ROAD MUNICIPAL UTILITY DISTRICT
OF HARRIS AND FORT BEND COUNTIES, TEXAS

November 7, 2025

The Board of Directors (the "Board") of Renn Road Municipal Utility District of Harris and Fort Bend Counties, Texas (the "District"), met in regular session, open to the public, on the 7th day of November, 2025, at the offices of Vogler & Spencer Engineering, Inc., 777 North Eldridge Parkway, Suite 500, Conference Room A, Houston, Texas 77079, outside the boundaries of the District, and the roll was called of the members of the Board:

Kathleen Farris	President
Mario Peralta	Vice President
Kathy L. Henry	Secretary
Feroza Ali	Assistant Secretary
Victoria D. Estick	Assistant Vice President

and all of the above were present except Directors Farris and Henry, thus constituting a quorum. Director Farris participated by videoconference.

Also attending the meeting were Sergeant Mike Patterson of the Fort Bend County Constable's Office; Ryan Haynes of Environmental Allies; Lynn Kurtz of Myrtle Cruz, Inc.; Robin Goin of Bob Leared Interests; Randy Davila of Inframark, LLC ("Inframark"); Ryan Vogler of Vogler & Spencer Engineering, Inc. ("V&S"); Carl Peters of Kingsbridge Municipal Utility District; Bertha Fair and Moni Mansour, residents of the District; and Brooke Milbauer and Kathryn Mercado of Allen Boone Humphries Robinson, LLP ("ABHR").

PUBLIC COMMENTS

There were no public comments.

MINUTES

The Board considered approving the minutes of the October 3, 2025, regular meeting. Following review and discussion, Director Estick moved to approve the minutes of the October 3, 2025, regular meeting as presented. Director Peralta seconded the motion, which passed unanimously.

GARBAGE COLLECTION AND RECYCLING MATTERS

The Board reviewed a report from Best Trash, LLC regarding garbage and recycling collection in the District, a copy of which is attached.

SECURITY AND PATROL MATTERS

Sergeant Patterson reviewed a report regarding security in the District, a copy of which is attached. He reviewed and discussed the Area Crime Maps for the District and surrounding areas, copies of which are attached to the security report.

UPDATE ON LPR CAMERA SYSTEMS INSTALLATION

Ms. Milbauer updated the Board on the status of the LPR camera systems installation.

MOWING AND DETENTION POND MAINTENANCE

Mr. Haynes reviewed a mowing and detention pond maintenance report, a copy of which is attached.

Mr. Haynes reviewed a proposal in the amount of \$2,453.85 for graffiti removal.

Following review and discussion, the Board did not take action on the proposal in the amount of \$2,453.85.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Kurtz reviewed the bookkeeper's report, including the District's monthly bills. A copy of the bookkeeper's report, including a list of the bills approved for payment, is attached. She reviewed the District's updated year-to-date budget comparison, investment report, pledged securities report, report on the sewage treatment plant general operating account, and a year-to-date budget for the sewage treatment plant. Following review and discussion, Director Estick moved to approve the bookkeeper's report and the bills presented for payment. Director Ali seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTIONS MATTERS

Ms. Goin reviewed the monthly tax assessor/collector's report for the prior month, a copy of which is attached, including a list of the checks presented for payment and the list of top delinquent tax accounts. She requested Board authorization for additional check no. 1298 in the amount of \$1,859.75, payable to Fort Bend Central Appraisal District. Following review and discussion, Director Peralta moved to approve the tax assessor/collector's report and payment of tax bills, including the additional check, as detailed above. Director Ali seconded the motion, which passed unanimously.

HISTORICAL BOND AND TAX REPORT TO COMPTROLLER

Ms. Milbauer presented a memorandum regarding requirements for taxing units to submit certain information about proposed and issued bonds and tax rate elections to the Comptroller for incorporation into a public database, a copy of which is attached. She stated that ABHR will work with the District's consultants to prepare and submit the required information by the reporting deadline.

OPERATION OF DISTRICT FACILITIES

Mr. Davila reviewed the monthly operator's report, a copy of which is attached. He updated the Board on inspections, repairs, and maintenance items performed and in progress in the District. He stated that the District currently has 1,489 water connections and the percentage of water billed versus water produced for the previous billing cycle was 99.31%.

Mr. Davila reported that the storm drain at the Wastewater Treatment Plant is collapsing and failing, and he recommended replacing the entire line. He stated that Inframark is soliciting bids and will present them at a future meeting.

Mr. Davila presented an updated list of delinquent customers and reported that the customers 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 to explain, contest, or correct their bills and to show why utility services should not be terminated for reason of non-payment. Mr. Davila noted that the accounts in question had neither contacted his office nor had they appeared at the Board meeting concerning their bills.

Ms. Milbauer discussed Baseline Testing criteria regarding DuPont and 3M class action settlements. She discussed the Baseline Testing schedule, including presenting the results to the Board and providing the results to the Claims Administrator within 45 calendar days of receiving the test results, but no later than January 1, 2026. Ms. Milbauer stated that Testing Reimbursement Claims Forms are also due by January 1, 2026.

Following review and discussion, Director Estick moved to (1) approve the operator's report; and (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. Director Peralta seconded the motion, which passed unanimously. The Board did not take action on the Baseline Testing expenses.

ENGINEERING MATTERS

Mr. Vogler reviewed an engineer's report, a copy of which is attached, and updated the Board on ongoing engineering projects as noted in the report.

Mr. Vogler updated the Board regarding the Wastewater Treatment Facility modifications. He recommended that the Board execute the contract previously awarded to Civcon Group LLC ("Civcon"), subject to final review and approval by ABHR.

Mr. Vogler updated the Board regarding the status of the Storm Sewer Televising project in Keegans Wood Sections 1-3, Oakbend Forest Section 1, and Sugarfield Sections 1 and 2. He recommended approval of Pay Estimate No. 5 and Final in the amount of \$4,021.88, payable to Specialized Maintenance Services, Inc. ("SMS").

Mr. Vogler stated that bids were received for the Storm Sewer Rehabilitation project. He recommended that the Board award the contract to Capital Underground Utilities, LLC ("CUU") in the amount of \$213,842.00. The Board concurred that, in its judgment, CUU is a responsible bidder who will be most advantageous to the District and will result in the best and most economical completion of the project.

Mr. Vogler discussed the West Keegans Bayou Improvement District ("West Keegans") Channel Rehabilitation. He requested Board authorization to investigate the District's outfall facilities that discharge into the West Keegans channel.

Following review and discussion, Director Peralta moved to (1) approve the engineer's report; (2) authorize execution of the contract with Civcon, subject to final review and approval by ABHR; (3) approve Pay Estimate No. 5 and Final in the amount of \$4,012.88, payable to SMS; (4) award the contract for the Storm Sewer Rehabilitation project to CUU in the amount of \$213,842.00, based upon the engineer's recommendation and receipt of the payment and performance bonds and the certificate(s) of insurance and endorsements, if any, provided by the contractor; and (5) authorize V&S to investigate the District's outfall facilities that discharge into the West Keegans channel. Director Estick seconded the motion, which passed unanimously.

ANNEXATION MATTERS

There was no discussion on this agenda item.

STORM WATER MANAGEMENT PLAN

There was no discussion on this agenda item.

KINGSBRIDGE MUNICIPAL UTILITY DISTRICT ("KINGSBRIDGE"), WEST
KEEGANS, WEST HARRIS COUNTY REGIONAL WATER AUTHORITY
("WHCRWA"), AND REGIONAL MUNICIPAL MEETING MATTERS

There was no discussion on this agenda item.

ASSOCIATION OF WATER BOARD DIRECTORS ("AWBD") BYLAWS VOTE AND
VOTER REPRESENTATIVE CONFIRMATION

Ms. Milbauer discussed AWBD's bylaws vote and designating a Director as the voting representative for the District. The Board reviewed the summary of the proposed bylaws amendments. Following discussion, Director Peralta moved to designate Director Farris as the voting representative for the District. Director Ali seconded the motion, which passed unanimously.

DISCUSS REGULAR MEETING DATE AND TIME

The Board concurred to hold the next Board meeting at the offices of V&S on Friday, December 5, 2025, at 11:30 a.m.

There being no further business to come before the Board, the meeting was adjourned.

(SEAL)





Secretary, Board of Directors

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