

## REID ROAD MUNICIPAL UTILITY DISTRICT NO. 1

Minutes of Meeting of Board of Directors

January 21, 2026

The Board of Directors ("Board") of Reid Road Municipal Utility District No. 1 ("District") met on Wednesday, January 21, 2026, at 11245 Harvest Bend Boulevard, Houston, Harris County, Texas, in accordance with the duly posted notice of said meeting, with a quorum of Directors present, as follows:

Patrick Cieslewitz, President  
Carla Christensen, Vice President  
Robert Sumpter, Secretary  
Ed Swannie, Director

and the following absent:

None.

Also present were Captain F. Rodriguez and Sergeant Curry of the Harris County Precinct 4 Constable's office; Mr. John Taylor, District operator; Mr. Mason Mueller and Ms. Rachel Broom, District engineers; Ms. Robin Goin, District tax assessor-collector; Ms. Tina Soto, District bookkeeper; Mr. Robert Garcia, Champions Hydro-Lawn; a quorum of the Board of Directors of Reid Road MUD No. 2 ("No. 2") and appropriate consultants of that district; and Ms. Lori Aylett, attorney for the District.

The President called the meeting to order and declared it open for such business as might regularly come before it.

1. Sergeant Curry addressed the Boards and discussed law enforcement patrol within the districts. He reviewed a written report on activity during December.
2. John Taylor presented the joint sewage treatment plant operations report, copy attached. During the month, the plant operated at 42% of capacity, and there were no permit violations and 1.7 inches of rainfall. There were no issues with mercury discharge this month, and the operator would like to reduce the frequency of testing. Upon unanimous vote, the Board approved the operator's report as presented.
3. The Board reviewed the monthly bookkeeper's report, copy attached. The Board reviewed checks prepared for payment of current bills and a budget comparison report reflecting nine months of activity. Upon unanimous vote, the Board approved the bookkeeper's report.
4. Mason Mueller presented an engineer's report. He noted that his office had prepared a memorandum dated January 16, copy attached, which had been previously provided to the boards for review prior to tonight's meeting. Mr. Mueller introduced Rachel Broom, the engineer who prepared the memorandum. Ms. Broom noted that the projects reviewed by the engineer were intended to improve operations at the joint wastewater treatment plant. First, the engineer presented two options for sludge processing. Option 1 involved using a thickener and a screw press, which would eliminate reliance on the mobile belt press and give the operator more control of wasting sludge. The project includes construction of a building, equipment piping, and

driveway access. Cost savings would be achieved by reductions in sludge hauling. The project costs are anticipated to range between \$1,885,000 to \$2,085,000. Option 2 would be to use a thickener only for sludge processing. This option would allow sludge to be thickened faster and allow for better wasting. It would give the operator more control over the process, but a mobile belt press would still have to be used. Cost savings would result from a reduction of trips for sludge processing. The project costs are anticipated to range between \$1,165,000 and \$1,365,000.

The engineer next discussed flow splitting at the headworks and RAS pumps. Option 1 would be to install new RAS pumps outside the basin to replace the airlift pumps. The current airlift configuration causes a lot of splashing outside the basin. The operator installed temporary walls zip-tied to the basin handrails to prevent splashing outside the basin. Advantages would be to provisions of better process control, the potential for reduction in Texas Commission on Environmental Quality (TCEQ) violations, and a reduction in operator maintenance costs. The project cost is anticipated to be within \$660,000 to \$780,000.

Option 2 for flow splitting would be to install a flow splitter structure including RAS pumps, a new manual screen, and a basin between the head works and aeration. The current process flow does not allow for accurate flow splitting between the aeration basins, which can create imbalance. This solution would allow for mixing and balancing and better control of the process. The cost savings would be in operator maintenance cost and operational control of the process flow. Project costs are estimated to be between \$1,500,000 and \$2,000,000.

The next project the engineer considered was replacement of the ultraviolet system. The engineer noted that the existing ultraviolet system was at the end of its useful life. New controls would allow for the intensity of the bulbs to be adjusted based on flow, which would save energy and maintenance costs. The new system would also allow the change-out of bulbs without taking the system offline. Cost savings would be in energy efficiency and cheaper replacement parts. The estimated project costs were \$650,000.

Of the various projects, the engineer and operator agreed that the ultraviolet project was the most critical. Operator John Taylor stated that he would rank the next most important project as sludge processing. The boards noted that they were in general agreement that the ultraviolet project was the most critical and should be the first one undertaken. The engineers noted that they would recommend a site visit in the spring to discuss these options in more detail with those interested in observing conditions in the field.

5. The boards opened the floor for public comments. No public comments were offered. The board and consultants of No. 2 exited the meeting.

6. The Board considered the minutes of its meeting held December 17, 2025. Upon unanimous vote, the Board approved the minutes.

7. Robin Goin presented the tax assessor-collector's report, a copy of which is attached. Through December 31, the District's 2024 taxes were 98.97% collected and the 2025 taxes were 32.8% collected. Ms. Goin presented disbursements for payment of current bills. There were eight checks listed on the report and one wire transfer was made. Upon unanimous vote, the Board approved the tax assessor-collector's report as presented and authorized release of the disbursements listed thereon.

8. The Board considered 2026 tax exemptions. There was presented the attached Order Adopting Homestead Exemption. Upon unanimous vote, the Board adopted the Order as presented, which Order reflected the granting of a 20% homestead exemption.

9. There was presented the attached Order Adopting Residence Homestead Exemptions for Persons 65 or Older or Disabled. Upon unanimous vote, the Board adopted the Order as presented, which Order reflected the exemption of \$30,000 for persons over 65 or disabled.

10. The Board reviewed the District bookkeeper's report, a copy of which is attached. The report reflected debt service funds of \$902,201.41, capital projects funds of \$1,756.53, and operations funds of \$5,693,465.34. Upon unanimous vote, the Board approved the bookkeeper's report and disbursements as presented.

11. Robert Garcia presented the monthly parks report, copy attached. Director Cieslewitz reported that a bronze placard in the park appeared to be missing. Mr. Garcia will confirm that the placard is missing and obtain pricing for its replacement. Upon unanimous vote, the Board approved the monthly parks report as presented.

12. John Taylor presented the operator's report, copy attached. Water accountability for the month was 93%. 10 bacteriological samples were taken, and all were acceptable. The District had operations revenues of \$181,578.84 for the month. 79 accounts were scheduled for water termination in accordance with the Rate Order procedures. The operator requested and received Board approval to write-off two uncollectable accounts in the amount of \$146.55. The operator presented a proposal from AAAC Wildlife Removal. The proposal involved removal of nutria and ducks from the District's parks and detention facilities. The Board noted that while ducks were a mere nuisance, the nutria posed a more direct threat to District facilities, as the nutria burrow and cause erosion and damage. The Board therefore approved the portion of the proposal related to nutria removal but declined to act on duck removal.

Mr. Taylor presented proposals from Today's Integration for an alarm system at the administration building. He noted that the alarm system that was installed some years ago was in former Director Brengel's name and the alarm service bill had not been paid in some years, and the service had lapsed. The Board asked for additional quotes for keypad replacement and alarm service monitoring. Mr. Taylor also noted that he will bring a quote to the next month's meeting to pressure wash the building and will bring proposals for replacement of flooring. Upon unanimous vote, the Board approved the operator's report as presented.

13. The Board discussed an update to the Risk and Resilience Assessment. Five years ago, the operator performed the Risk and Resilience Assessment on behalf of the District. The operator will bring pricing to perform that assessment to the next Board meeting.

14. Mason Mueller presented the engineer's monthly report, copy attached. The Board discussed the wastewater treatment plant memorandum in more detail. The Board asked the engineer to try to schedule the site visit at next month's joint meeting. The Board also requested that the engineer begin preparing a proposal for engineering services related to replacement of the ultraviolet system.

At Water Plant No. 2, the project is substantially complete. The engineer requested and received Board approval of a zero-item change order to upgrade a forced air vent.

SKE Construction LLC is continuing to work on the water line rehabilitation project. They are currently working at Golden Sunshine Drive. The engineer presented pay estimate No. 2 in the amount of \$380,249.85 and recommended its approval, which was granted by the Board.

Construction of the North Harris County Regional Water Authority (NHCRWA) project 31A chloramination system is ongoing. The contractor is completing site restoration. As the project nears completion, the District will need to notify residents of the conversion to chloramines.

The engineer responded to two requests for service. The engineers reviewed and approved plans for proposed Singa Pizza development and reviewed preliminary plans for an annexation development at 10850 Jones Road. Upon unanimous vote, the Board approved the engineer's report as presented.

15. There were no development matters for discussion.

16. The Board briefly discussed matters related to the NHCRWA. The Authority Board elected a new slate of officers.

17. There was no action taken on appointment of a director to fill the vacancy.

18. There was presented the attached Order for Election of Directors. Upon unanimous vote, the Order was adopted as presented.

19. The Board conducted an annual review of insurance ratings. All insurance policies were in force and had the appropriate Best ratings.

20. Under pending business, the operator discussed the upcoming anticipated freeze. The operators will be implementing their emergency operations plan and will have customer service representatives in the office for 24 hours a day during the duration of the storm event. The operator also noted that Cy-Hope owed additional tap fees for its project because the operator was required to mobilize twice at the site.

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

  
Secretary

**REID ROAD MUNICIPAL UTILITY DISTRICT NO. 1**  
**NOTICE OF PUBLIC MEETING**

Notice is hereby given to all interested parties that the Board of Directors of the captioned District will hold a public meeting at **11245 Harvest Bend Blvd., Houston, Texas**. The meeting will be held at **6:30 p.m.** on **Wednesday, January 21, 2026**. The subject of the meeting is to consider and act on the following:

1. Consideration of wastewater treatment plant matters, including:
  - a. Constable's patrol report; staffing and patrol times
  - b. Operations & maintenance report; authorize repairs, maintenance, etc.
  - c. Bookkeeper's report and payment of bills
  - d. Engineer's report; preparation of plans, advertising for bids, award of contracts, approval of pay requests and change orders
  - e. Presentation of public comments
2. Public Comment
3. Approve minutes of meeting held December 17, 2025
4. Tax assessor-collector's report; review invoices & authorize payment; review taxable values, exemptions; consider delinquencies, including installment payment agreements; authorize litigation or termination of service to collect delinquent taxes
5. 2026 tax exemptions: Order Adopting Residence Homestead Exemption; Order Adopting Residence Homestead Exemption for Persons 65 or Older or Disabled
6. Bookkeeper's report; review invoices and authorize payment of bills; review investment report and approve investment of District funds
7. Report regarding District parks; authorize repairs/maintenance, improvements, wildlife management and other actions, as necessary and appropriate
8. Operator's report: operation of District facilities; authorize repairs, maintenance, and other appropriate actions; customer appeals; termination of service to open delinquent accounts
9. District administration building; authorize action as appropriate, including to building alarm
10. Authorize update of Risk and Resilience Assessment (deadline for filing 06/30/2026)
11. Engineer's report: authorize preparation of plans, advertising for bids, and/or award of contracts; approve pay requests, change orders; Ground Storage Tank failure at Water Plant No. 2 and recovery efforts; methane testing; requests for service inside & outside of District
12. Development of property in District; authorize actions as appropriate
13. Matters related to North Harris County Regional Water Authority, including recovery of water line repair costs
14. Appointment of Director to fill vacancy

15. Order for Election of Directors
16. Annual Review of Insurance Ratings
17. Pending business



*Melissa J. Parks*

Melissa J. Parks  
Attorney for the District

### AVISO DE ASAMBLEA PÚBLICA

Se notifica por el presente a todos los miembros del público interesados que la Junta Directiva del Distrito mencionado en el título realizará una asamblea pública en **11245 Harvest Bend Blvd., Houston, Texas**. Se invita al público a asistir. La asamblea se celebrará a las **6:30 p.m. del miércoles 21 de enero de 2026**.

El asunto a tratar en la asamblea será considerar y actuar sobre lo siguiente:

Adoptar una Orden para convocar una Elección de Directores

### THÔNG BÁO CUỘC HỌP CÔNG KHAI

Theo đây xin thông báo cho tất cả các thành viên cộng đồng quan tâm về việc Ban Giám Đốc của cơ quan ghi trên sẽ tổ chức một cuộc họp công khai tại **11245 Harvest Bend Blvd., Houston, Texas**. Công chúng được mời tham dự. Phiên họp sẽ được tổ chức vào **10:00 chiều vào Thứ Tư, 21 tháng 1 năm 2026**.

Chủ đề của cuộc họp là xem xét và thực thi nội dung sau đây:

Thông Qua Lệnh Yêu Cầu Tổ Chức Cuộc Bầu Cử Các Giám Đốc

### 公眾會議通知

茲此通知所有相關公眾人士，本區董事會將於 **11245 Harvest Bend Blvd., Houston, Texas** 召開一次公眾會議。公眾被邀請出席。會議將於 2026 年 1 月 21 日週三下午 6:30 舉行。

本次會議的主題將是審議並執行以下事項：

採納關於召集董事選舉的命令



*Melissa J. Parks*

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Attorney for the District