

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 61
Minutes of Meeting of Board of Directors
January 28, 2025

The Board of Directors of Harris County Municipal Utility District No. 61 met at 1825 N. Mason Road, Katy, Harris County, Texas 77449 on January 28, 2025, in accordance with the duly posted notice of meeting, and the roll was called of the duly constituted officers and members of said Board of Directors, as follows:

Wheeler BeMent, President
Billy Lowery, Vice-President
W.R. Lusby, Secretary
Floyd J. Ball, Assistant Secretary
William Evans, Director

And all of said persons were present, thus constituting a quorum.

Also present were Jonathan Liu and Anna Hunter of A&S Engineers, Inc. ("A&S"); Lonnie Wright and Claudia Garza of Municipal Operations & Consulting, Inc. ("MOC"); Vanessa Hernandez of Myrtle Cruz, Inc.; Stephanie Dorrough of Wheeler & Associates, Inc.; Angie Hartwell of First Environment Erosion Controls ("FEEC"); and Jacquelyn Goodwin of Marks Richardson PC ("MRPC").

The President called the meeting to order.

As the first order of business, the Board considered comments from members of the public. No one present signed up to address the Board.

The Board next considered approval of the minutes of the Board of Directors meeting held on December 17, 2024. After discussion, Director Lowery made a motion to approve the minutes of the meeting held on December 17, 2024, as presented. Director Evans seconded the motion, which carried unanimously.

The Board next considered a report relative to security patrol services provided by the Harris County Sheriff's Office ("HCSO"). Director Lowery reported on activity in the District for the month of December. He stated that the day shift deputy has been promoted and a replacement deputy has been assigned to the District. Director Lowery stated that the new day shift deputy conducted eighty-nine (89) traffic stops, one of which resulted in a high-speed chase and led to an arrest. Director Lowery stated that there was no criminal activity other than what was previously mentioned and commended the performance of the deputies. Director Lowery stated he requested that the night shift deputy activate his lights on while on patrol within the District.

The Board next considered a report from FEEC relative to mowing and detention pond maintenance within the District. Ms. Hartwell presented the attached report and reviewed same with the Board. She stated that FEEC is researching clearing for the boring project. Director Lowery asked whether the tree depicted on page 5 has recently been hit by a car resulting in the leaning of the tree. Ms. Hartwell stated that FEEC will research the matter. She stated that the new Oak tree will be planted in the spring. Director Ball mentioned that he noticed a dead Pine tree along the walkway at the detention pond in colonial park on the south side.

The Board next discussed the District's parks. No one present had anything new to report other than that which was discussed above.

The Board next considered the status of surface water issues and the West Harris County Regional Water Authority ("WHCRWA"). Director Evans gave an update on the status of projects for the WHCRWA.

The Board next considered the financial and investment reports and invoices presented for payment. Ms. Hernandez reviewed the attached bookkeeping reports, investment inventory reports and bills for payment with the Board. After review and discussion, Director BeMent made a motion to approve the reports and authorize the disbursements identified therein. Director Lowery seconded the motion, which unanimously carried.

The Board next considered the status of collection of taxes. Ms. Dorrrough reviewed the attached tax assessor's report and the delinquent tax roll for the month of December. She noted that 56.29% of the District's 2024 taxes had been collected through December 31, 2024. After review and discussion of the reports, Director BeMent made a motion to approve the reports and authorize the disbursements identified therein. Director Lowery seconded the motion, which unanimously carried.

There was next a discussion regarding the status of the District's delinquent tax accounts. The Board reviewed the attached Delinquent Collections Listing as of December 31, 2024. The Board next reviewed the attached report dated January 28, 2025, which had been prepared by the District's delinquent tax attorney, Perdue, Brandon, Fielder, Collins & Mott, L.L.P.

Ms. Dorrrough next presented the attached handout of current exemptions for the District and reviewed same with the Board. Director Ball asked how many homes qualify for the over 65 and disabled exemption. Ms. Dorrrough stated that currently 225 homes qualify for the over 65 and disabled exemption. Director Ball stated that the Board would like to consider increasing the amount for such exemption and requested that MRPC reach out to District's financial advisor for information.

Ms. Goodwin next advised the Board that provisions of the Public Funds Investment Act require the Board to review, revise and adopt at least annually a list of qualified brokers authorized to engage in investment transactions with the District. She reviewed with the Board a Resolution Adopting List of Qualified Brokers Authorized to Engage in Investment Transactions with the District, and the attached list of financial institutions, brokers and dealers attached thereto as Exhibit "A." Ms. Goodwin recommended to the Board that if any of the directors have a relationship with any of the institutions shown on the list that could create a conflict of interest, then that institution(s) should be deleted from the list that the Board adopts. After discussion, Director Lowery made a motion to approve the Resolution Adopting List of Qualified Brokers Authorized to Engage in Investment Transactions with the District. Director Evans seconded the motion, which unanimously carried.

The Board next considered the adoption of a Resolution Authorizing an Additional Penalty on Delinquent Personal Property Taxes. Ms. Goodwin advised that the Board is authorized, pursuant to Section 33.11 of the Texas Tax Code, as amended, to impose, under certain conditions,

an additional penalty not to exceed twenty percent (20%) of the delinquent personal property taxes due to the District that became delinquent on or after February 1 of a year and that remain delinquent sixty (60) days after the date on which they become delinquent. After discussion, Director Evans made a motion to adopt the attached Resolution Authorizing an Additional Penalty on Delinquent Personal Property Taxes and to authorize Perdue to proceed with the collection of the District's delinquent personal property accounts following proper notice as provided in the Resolution, including the filing of lawsuits, as necessary. Director Lowery seconded the motion, which unanimously carried.

The Board next considered authorizing the design, advertisement for bids and/or award of construction contracts, status of construction contracts previously awarded and acceptance of sites and easements.

The Board next considered authorizing the preparation of plans for construction of Water Plant No. 2. Mr. Liu stated that A&S is working with structural, electrical and well engineers on design plans.

The Board next deferred the status of construction contracts as the District does not have any current construction projects.

The Board next considered the acceptance of site and/or easement conveyances for facilities constructed or to be constructed for the District. No one present had anything new to report.

The Board next considered the status of storm water quality permits. Mr. Liu stated that the permit application for the Mason/Franz Storm Trooper storm water quality permit was submitted and A&S awaits a response from Harris County. He stated that all of the other storm water quality permits are up to date.

The Board next discussed the WHCRWA water line easement acquisition. Mr. Liu reported that A&S is coordinating with the WHCRWA on the surface water line.

Mr. Liu reported on the status of the request for expansion from Skybox. No one present had anything new to report. The Board requested that the item be removed from the agenda hereafter.

The Board next considered the status of the Colonial Park pond fountains. Mr. Liu stated that Lake Management Services ("LMS") completed scheduled maintenance on January 13, 2025, and inspected fountains, lights and timers. He stated that there was a light on the fountains that was repaired last week.

Director Lowery next asked for a site plan of the Water Plant design.

The Board next considered the issuance of utility commitments, including the request for utilities to serve the Golbow tract. Mr. Liu stated that he had nothing new to report.

The Board next considered the status of the proposed annexation of Dhanani/Burger Bodega 0.6170-acre tract of land into the District. Ms. Goodwin reported that the annexation

package was submitted to the City of Houston on January 20, 2025, with additional items submitted on January 21, 2025.

The Board next considered a report on the District's water, sanitary sewer, and storm sewer systems for the month of December. Mr. Wright reported that the District accounted for 93% of the water pumped during the month of December and that MOC operated the District's facilities in compliance with their respective permits.

Mr. Wright presented operation jobs completed over the past month and reviewed same with the Board.

Mr. Wright reported that all electronic meters have now been installed. He stated that MOC will be able to review accountability on a daily basis hereafter.


Mr. Wright reported on the recent freeze and stated that there was no issues with the District's facilities. He stated that the call center was running and very few frozen pipes were reported.

The Board next considered the report on the regional sewage treatment plant, including compliance with the wastewater discharge permit. Mr. Wright stated that MOC operated the facilities in compliance with the plant permit, and the plant operated at 60% of capacity for the month of December.

The Board next considered the review and collection of documentation requiring signature by the Board of Directors.

The Board next considered matters for possible placement on future agendas.

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


ASST. Secretary, Board of Directors

ATTACHMENTS TO MINUTES OF BOARD OF DIRECTORS
January 28, 2025

1. FEEC Report
2. Bookkeeper's Report
3. Tax Assessor-Collector's Report
4. Delinquent Tax Report
5. Qualified Brokers Resolution
6. Resolution Authorizing an Additional Penalty on Delinquent Personal Property Taxes
7. Engineer's Report with related correspondence
8. Operations Report and related correspondence