

MINUTES
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 81
OF HARRIS COUNTY, TEXAS

July 22, 2021

The Board of Directors ("Board") of Harris County Municipal Utility District No. 81 of Harris County, Texas (the "District"), met in regular session, open to the public, at 805 Hidden Canyon Drive, Katy, Texas 77450, inside the boundaries of the District, on the 22nd day of July, 2021, and the roll was called of the members of the Board:

George Goff	President
Patrick Cathcart	Vice President
Bruce Cox	Secretary
Donna Brown	Treasurer
Michael Olsen	Assistant Secretary

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

Also attending were Rene Butler and Mary Lutz of McLennan & Associates, L.P. ("McLennan"); Doug Baker of BGE, Inc. ("BGE"); Cathy Wheeler of Wheeler & Associates, Inc. ("Wheeler"); Charlie Chapline of Municipal District Services, L.L.C. ("MDS"); Derek Michael of SRI, Inc. ("SRI"); Starr Johnson and Doris Vogt, District employees; and Katie Carner and Tracie Brownlee of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

There were no public comments.

MINUTES

The Board considered approving the minutes of the June 24, 2021, regular meeting. After discussion, Director Olsen moved to approve the minutes of the June 24, 2021 meeting. Director Cox seconded the motion, which passed by unanimous vote.

TAX ASSESSOR/COLLECTOR REPORT

Ms. Wheeler reviewed the tax assessor/collector's report for the month of June 2021, a copy of which is attached. She stated the report reflects that the District's 2020 taxes were 97.19% collected as of the end of June. After discussion, Director Cathcart moved to approve the tax assessor/collector's report and pay the bills from the tax account. Director Brown seconded the motion, which passed by unanimous vote.

Ms. Wheeler stated that BBVA has merged with PNC Bank and will no longer manage public funds. She requested an agenda item be added to next month's meeting to adopt a Depository Pledge Agreement with Allegiance Bank.

Mr. Michael distributed the Business Sales Tax Report, a copy of which is attached.

Ms. Carner stated the Harris County Appraisal District has provided the District with a ballot containing the candidates for the Board of Directors Election for the remainder of the expired term ending December 31, 2021. Following review and discussion, the Board concurred to cast the District's ballot for Jonathan Cowen for the election.

REVIEW PROPOSAL FOR SALES TAX REVENUE SERVICES, AUTHORIZE TERMINATION OF CONTRACT WITH SRI, INC. AND AUTHORIZE ENTERING INTO CONTRACT FOR SALES TAX REVENUE SERVICES, IF APPROPRIATE

Ms. Wheeler discussed the business relationship between Wheeler and SRI and recent changes at SRI. Discussion ensued.

BOOKKEEPER'S REPORT

Ms. Lutz introduced Ms. Butler to the Board.

The Board reviewed the bookkeeper's report, a copy of which is attached. Ms. Lutz reviewed each District account and the bills to be paid, as well as a budget to actual comparison.

After review and discussion, Director Brown moved to approve the bookkeeper's report and the checks presented for payment. Director Cox seconded the motion, which passed by unanimous vote.

OPERATOR'S REPORT

Mr. Chapline distributed and reviewed the operator's report, a copy of which is attached.

Mr. Chapline updated the Board on the status of the fire hydrant repairs.

Mr. Chapline reported there were four account totaling \$725.40 deemed to be uncollectible and requested authorization to write off said accounts and turn them over to a collection agency.

After discussion, Director Olsen moved to (1) approve the operator's report; and (2) write off four delinquent accounts totaling \$725.40, which are deemed not to be collectible, submit same to a collection agency, and direct that the uncollectible account

list be filed appropriately and retained in the District's official records. Director Cox seconded the motion, which passed by unanimous vote.

TERMINATION OF SERVICE

The Board conducted a hearing regarding termination of water and sewer services. Mr. Chapline presented to the Board a list of delinquent customers. Ms. Johnson informed the Board that all of the residents on the termination list were delinquent in payment of utility bills and were given written notification prior to the meeting of the opportunity to appear before the Board of Directors to explain, contest, or correct their utility service bills and show reason why utility services should not be terminated for reasons of nonpayment.

Following review and discussion, Director Olsen moved to authorize that because none of the residents on the list were present at the meeting nor had presented any written statement on the matter, the utility service for the customers on the list should be terminated on July 27, 2021, if their utility bills are not paid 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 Cox seconded the motion, which passed by unanimous vote.

The Board discussed reinstating the additional security deposit for accounts that are disconnected for nonpayment. After discussion, the Board concurred to authorize MDS to reinstate the additional security deposit in the amount of \$100.00 for disconnected accounts beginning after disconnection on July 27, 2021.

Ms. Johnson discussed the previous procedures for processing customer service agreements that are mailed to the District administration building, and the requirement of a notary. After discussion, the Board concurred to return to the previous processing requirements for customer service agreements to require the applicant's signature to be notarized if the application is mailed to the District office.

ENGINEER'S REPORT

Mr. Baker presented the engineer's report, a copy of which is attached.

MEMORIAL PARKWAY, SECTIONS 1 AND 2, SANITARY SEWER LINE REHABILITATION

Mr. Baker stated that Texas Pride Utilities is the contractor for this project. He stated the total amount of the project is \$705,664.10. He stated construction is in process.

REPORT ON HARRIS COUNTY STORM SEWER AND DRAINAGE FACILITY IMPROVEMENTS, INCLUDING INTERLOCAL AGREEMENT

Mr. Baker stated that BGE currently is under contract with Harris County for the design of the drainage improvements for Memorial Parkway and Cimarron Sections 2, 3, 4 and 5. He stated design of both projects is underway.

Mr. Baker stated that Harris County has redefined the Memorial Parkway project. He stated the project will include additional detention/mitigation volume. Mr. Baker noted that Cimarron Municipal Utility District has elected not to participate financially. He stated their non-participation should not affect the scope of the District's portion of the project.

Ms. Carner stated that ABHR has received the draft Interlocal Agreement from Harris County for the drainage improvements for Cimarron, Sections 2,3,4 and 5. After discussion, the Board concurred to authorize execution of the Interlocal Agreement, subject to final review.

WATER PLANT NO. 2 GENERATOR REPLACEMENT

Mr. Baker stated BGE is currently preparing the plans and specifications for the water plant no. 2 generator replacement project.

WATER PLANT NOS. 1, 2 AND 4 GROUND STORAGE TANK ALTERNATE FILL LINE INSTALLATION

Mr. Baker stated the contractor for the water plant nos. 1, 2 and 4 ground storage tank fill line installation is Blastco Texas, Inc. He stated the contracts are in process.

DISINFECTION SYSTEM UPGRADES AT WATER PLANT NOS. 1, 2, 3 AND 4

Mr. Baker stated that W. W. Payton Inc. is the contractor for this project. He stated the contracts are in process.

CAPITAL IMPROVEMENT PLAN

Mr. Baker reviewed an updated capital improvement plan, a copy of which is attached to the engineer's report.

DISCUSS POTENTIAL POCKET PARK NEAR MASON CREEK HIKE AND BIKE TRAIL

There was no discussion on this matter.

POTENTIAL WINTERIZATION IMPROVEMENTS

Mr. Baker discussed potential improvements in response to Winter Storm Uri, including the development of a list of piping appurtenances and fittings to be stored at each plant for emergency use.

UPDATE ON BOND APPLICATION NO. 9

Mr. Baker stated BGE is currently preparing bond application no. 9.

UPDATE ON PREPARATION OF EMERGENCY RESPONSE PLAN

Mr. Baker stated the BGE is currently preparing the Emergency Response Plan.

ADDITIONAL ENGINEERING MATTERS

Mr. Baker stated that a number of manhole covers were either missing or dislocated on the force mains from the District's lift station on Park York to Memorial Municipal Utility District. Mr. Baker requested authorization to further investigate the possible rerouting of the force main north of Highland Knolls. Mr. Baker also recommended the operator to replace broken rings and covers on the manholes while BGE solicits cost estimates for the replacement of the force main.

Mr. Baker stated a utility reservation was issued to the Petricorp Group, for an expansion to the Avalon Apartments located at 21751 Cimarron Parkway. He stated 144 equivalent single-family connections have been reserved for this project.

Following review and discussion, and based on the engineer's recommendation, Director Olsen moved to (1) approve the engineer's report; (2) authorize execution of the Interlocal Agreement for the Cimarron Sections 2, 3, 4 and 5 drainage improvements, subject to final review and direct that the Agreement be filed appropriately and retained in the District's official records; and (3) authorize BGE to investigate the rerouting of the force main north of Highland Knolls and authorize MDS to replace broken rings and manhole covers on the existing line. Director Cox seconded the motion, which passed by unanimous vote.

WEST MEMORIAL MUNICIPAL UTILITY DISTRICT ("WEST MEMORIAL") SEWAGE TREATMENT PLANT MEETING AND PROPOSED PLANT IMPROVEMENTS

Director Cox updated the Board on the West Memorial Plant site and reported on the West Memorial Sewage Treatment Plant meeting.

OPERATION, REPAIR, AND MAINTENANCE OF ADMINISTRATIVE OFFICE AND DISTRICT WEBSITE AND EMPLOYMENT MATTERS

There was no discussion on this matter.

PROPOSALS FOR AIR CONDITIONER MAINTENANCE

Ms. Johnson stated that Rooks Electric will no longer service the air conditioner at the District administration building. Ms. Johnson presented and reviewed a proposal from True Fix for quarterly inspections of the air conditioner system at the District administration building in the amount of \$1,700.00. A copy of the proposal is attached. After discussion, Director Olsen moved to approve the proposal from True Fix in the amount of \$1,700.00 for quarterly inspections of the air conditioner unit. Director Cathcart seconded the motion, which carried by unanimous vote.

Ms. Johnson stated the District is receiving multiple requests to rent the District administration building for events. After discussion, the Board concurred not to allow outside events at the District administration building at this time.

Ms. Johnson discussed the procedure for customer payment plans. After discussion, the Board concurred to resume normal procedures for customers who request payment plans to come into the office.

Director Olsen requested approval to attend the new director training sessions offered by the Association of Water Board Directors ("AWBD"). After discussion, the Board concurred to authorize attendance at the AWBD new director training sessions.

WEST HARRIS COUNTY REGIONAL WATER AUTHORITY

There was no discussion on this matter.

INTERLOCAL AGREEMENT WITH HARRIS-GALVESTON SUBSIDENCE DISTRICT

Ms. Carner presented the Interlocal Agreement for the Water Wise Program. After review and discussion, Director Cathcart moved to approve the Interlocal Agreement for the Water Wise Program, subject to correction of the District name. Director Brown seconded the motion, which passed by unanimous vote.

REVIEW PROPOSALS OR FALL COMMUNITY SHRED EVENT

The Board reviewed a summary of shred event proposals from Best Trash, a copy of which is attached. After review and discussion, Director Cox to approve the West

Houston Document Destruction proposal and to hold the shred event on October 16, 2021. Director Cathcart seconded the motion, which passed by unanimous vote.

REPORT REGARDING LEGISLATIVE MATTERS

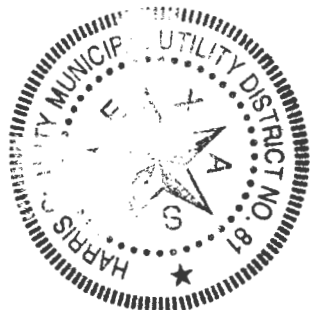
Ms. Carner reviewed the 87th Legislative report, which was distributed to the Board in advance of the meeting.

There being no further business to come before the Board, the Board concurred to adjourn the meeting.



Secretary, Board of Directors

(SEAL)



LIST OF ATTACHMENTS TO MINUTES

	Minutes
	<u>Page</u>
Tax assessor/collector's report	1
Business Sales Tax Report.....	2
Bookkeeper's report.....	2
Operator's report.....	2
Engineer's report.....	3
True Fix AC proposal	6
Summary of shred event proposals.....	6