

MINUTES  
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 71

May 24, 2017

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 71 (the "District") met in special session, open to the public, on the 24<sup>th</sup> day of May, 2017, at the District Administration Building, 21437 Clay Road, Katy, Texas, inside the boundaries of the District, and the roll was called of the members of the Board:

Katrina Thornhill	President
Pam Kerr	Vice President
Mary DuBois	Secretary
Jennifer Elms	Assistant Secretary
Phillip Smith, Jr.	Assistant Vice President

and all of the above were present except Director DuBois, thus constituting a quorum.

Also present were Ginny Woodring and Scott Barr of Regional Water Corporation ("RWC"); Nick Cooke of Mike Stone Associates, Inc. ("MSA"); Rodney Heisch of BGE, Inc. ("BGE"); and Katie Carner and Jane Miller of Allen Boone Humphries Robinson LLP ("ABHR").

Director Thornhill called the meeting to order at 6:00 p.m.

COMMENTS AND WEBSITE INQUIRIES FROM THE PUBLIC

Ms. Woodring discussed correspondence received from Gilberto Morales regarding a fence on his property at 21703 Slate Bridge Court that backs up to Bundy Lake.

Ms. Woodring reviewed correspondence received from District customer, Alexis Schweikert, and reviewed account and service history for Ms. Schweikert's account. Ms. Miller presented correspondence from Ms. Schweikert received by ABHR. Ms. Woodring and Ms. Miller both confirmed that Ms. Schweikert was invited to the Board meeting to discuss her account with the Board. Ms. Woodring discussed an account balance pending for overtime incurred for an after-hours re-installation of the customer's meter, at her request. Following review and discussion of the information provided by the customer, Ms. Woodring and Ms. Miller, the Board concurred that RWC invoice the customer for the overtime charges incurred and pending and that no further action is required.

Mr. Woodring discussed correspondence received from Rhodes Elementary requesting assistance with purchase and installation of playground equipment.

Following discussion, the Board concurred to decline the request from Rhodes Elementary.

EXECUTIVE SESSION PURSUANT TO SECTION 551.076, TEXAS GOVERNMENT CODE, TO DELIBERATE THE DEPLOYMENT, OR SPECIFIC OCCASIONS FOR IMPLEMENTATION OF SECURITY PERSONNEL OR DEVICES

The Board determined it was not necessary to convene in executive session.

MINUTES

The Board considered approving the minutes of the March 22, 2017 and April 26, 2017, special meetings. Following review and discussion, upon a motion by Director Kerr and a second by Director Thornhill, the Board voted 3 to 0, with Director Smith abstaining from voting, to approve the April 26, 2017, special meeting minutes, as revised. Director Thornhill then moved to approve the March 22, 2017, regular meeting minutes, as submitted. The motion was seconded by Director Smith and passed by a vote of 3 to 0 with Director Elms abstaining from voting.

REPORT ON PARK, LANDSCAPE AND LAKE MAINTENANCE AND REPAIR AND DEVELOPMENT OF DISTRICT LAKES, PARKS AND RECREATIONAL FACILITIES AND PROPOSAL FOR SEASONAL DECOR

Mr. Cooke reviewed a Parks Management Report, a copy of which is attached to these minutes, and reported on maintenance completed, including landscape maintenance and irrigation inspection, emergency items repaired at Bundy Lake Park under \$500; District detention ponds; District common areas; and the District Administration Building.

The Board discussed opening the splash pad on Friday for Memorial Day weekend from 10:00 a.m. to 8:00 p.m. Mr. Cooke confirmed that the splash pad will be power washed prior to opening and that the ground fault circuit interrupter has been repaired and is no longer tripping the electrical system. He said Vortex Aquatic Structures International ("Vortex") will be in District tomorrow to check for and repair leaks, if any, at the splash pad.

Mr. Cooke discussed the ongoing renovation of Bundy Lake Plaza. He presented proposals from Shooter & Lindsey and Native Land Design for re-grading and disposing excess spoil and installation of 10 pallets of sod.

The Board also reviewed a proposal from Four Palms Construction ("Four Palms") for increased power washing of paved surfaces in Bundy Lake Park, including the entry and bridges, and the gazebo. Mr. Cooke said Four Palms also power washes the playground equipment and splash pad in Directors Park. Director Smith asked

whether the backflow preventer at the fence opening across from Lakes at Bridgewater was caged. Mr. Cooke stated the backflow preventer is currently not caged and estimated an amount of \$800 to cage the backflow preventer. Following discussion, the Board concurred to request that MSA cage the backflow preventer for an amount not to exceed \$800. Mr. Cooke also reviewed Change Order No. 3 in the amount of \$2,250 for Spark Lighting LLC to install an individual circuit for the monument sign lighting at Bundy Lake Plaza.

Following review and discussion, the following motions were made:

1. Director Smith moved to approve increased power washing, as discussed. Director Thornhill seconded the motion, which passed by a vote of 3 to 1, with Director Elms voting against the motion.
2. Director Thornhill moved to approve Change Order No. 3 in the amount of \$2,250 from Spark Lighting. The motion was seconded by Director Smith and passed unanimously.
3. Director Kerr moved to approve the proposal submitted by Native Land Design to re-grade and dispose of excess spoil and install 10 pallets of sod. The motion was seconded by Director Thornhill and passed unanimously.

Mr. Cooke next reported that mulch was installed in the landscaping at the wastewater treatment plant, as previously discussed, and noted that the contractor repaired the damaged backflow preventer at no cost to the District. Mr. Barr confirmed that the water was turned off promptly upon discovery of the leak.

Mr. Cooke provided an update on the duck population at Bundy Lake, including removal alternatives, proposed methods and range of costs.

The Board discussed general maintenance and repair of District fountains and Director Smith reported that the fountain in Mirror Lake is not working. Mr. Cooke said Lake Management Services is getting prices to install a trash filter for the fountains in Bundy Lake.

Mr. Cooke updated the Board regarding ongoing investigation and pending repair of a collapsed segment of trail at Lone Star Lake. He said Pavecon repaired a section of trail on the south side and not the pavement crack on the north side of the trail, previously discussed by the Board, pending further investigation regarding the cause for the crack. Discussion ensued regarding the soil type and options for material testing. Mr. Heisch said the subgrade could be sampled for an estimated cost of \$3,000. Mr. Heisch also recommended sealing the trails. Following discussion, the Board concurred that BGE and MSA soil test for each future trail installation project.

Discussion then ensued regarding installation of an irrigation water main line planned for Phase 2 of the trail project. Following review and discussion, Director Thornhill moved to authorize MSA to install an irrigation water main line, as discussed, for an amount not to exceed \$5,000. The motion was seconded by Director Elms and passed unanimously.

Mr. Cooke discussed the schedule to install flag pole lighting prior to raising temporary flags at Bundy Lake Plaza and scheduling a ceremony to replace the temporary flags with the permanent flags intended for Bundy Lake Plaza.

The Board reviewed proposals for seasonal décor and lighting from Ignite Christmas and Always in Season. Following review and discussion, Director Kerr moved to approve Option A in the proposal from Ignite Christmas. Director Elms seconded the motion, which passed unanimously.

Mr. Heisch reviewed cost estimates in the amount of (1) \$86,000 for construction of a sidewalk along Mason Road for improved student access to Morton Ranch Elementary; and (2) \$230,000 for construction of a pedestrian bridge and associated sidewalks for an alternative route to Morton Ranch Elementary. Discussion ensued regarding possible construction cost sharing with Harris County, Katy Independent School District, and Harris County Municipal Utility District No. 287 ("No. 287") and projected maintenance costs associated with the pedestrian bridge option. Following discussion, the Board concurred to defer action until the next meeting.

#### OPERATION OF DISTRICT FACILITIES

The Board reviewed and discussed a garbage and recycling tonnage report received from Best Trash, LLC. A copy of the report is attached.

Mr. Woodring recommended and requested authorization to make the following sanitary sewer repairs:

1. 2622 Seahorse Bend for an estimated amount of \$7,100; and
2. 21415 Vineyard Haven for an estimated amount of \$10,500.

Following review and discussion, Director Elms moved authorize both repairs listed above. Director Smith seconded the motion, which passed unanimously.

Mr. Woodring said the Consumer Confidence Report ("CCR") must be filed with the Texas Commission on Environmental Quality ("TCEQ") and mailed to District customers by July 1, 2017. A copy of the Report is attached. After review and discussion, Director Thornhill moved to (1) approve the CCR, subject to final review by District consultants, as discussed, and authorize the District operator to file the CCR



appropriately and to provide an electronic link to District residents directing customers to a full copy of the CCR; and (2) post the updated CCR to the District website. Director Elms seconded the motion, which passed unanimously.

#### ENGINEERING MATTERS

Mr. Heisch discussed the status of Water Plant Nos. 1 and 2 improvements and ongoing and anticipated completion schedules based on work currently completed and remaining. The Board reviewed and discussed a deficiency letter sent to the contractor.

The Board discussed and requested pricing for new surge protection the water plant.

#### ACTION LIST

The Board reviewed and discussed items removed and added to the Action List.

#### COMMENTS AND WEBSITE INQUIRIES FROM THE PUBLIC (CONTINUED)

Discussion continued regarding correspondence received from Gilberto Morales regarding a fence on his property at 21703 Slate Bridge Court that backs up to Bundy Lake. Mr. Cooke said MSA is inspecting the entire fence line and will follow up with recommendations for fence repair/replacement and pricing for same. Discussion ensued regarding fence replacement/repair history.

#### AGENDA FOR JUNE 2017 REGULAR MEETING

The Board confirmed its regular meeting on June 12, 2017 and a special meeting on June 28, 2017 and discussed agenda items for the regular meeting.

#### DIRECTORS' AND DISTRICT CONSULTANTS' REPORTS ABOUT DISTRICT OPERATIONS

Director Kerr requested additional tonnage information and comparison of tonnage collected in 2016 and 2017 from Best Trash LLC.

There being no additional business to consider, Director Thornhill moved to adjourn the meeting at 8:06 p.m. Director Smith seconded the motion, which passed unanimously.

*Mary Dubois*  
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Secretary, Board of Directors



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