

MINUTES
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 71

October 27, 2011

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 27th day of October, 2011, 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
Garth Freeze	Assistant Vice President
Phillip Smith, Jr.	Assistant Secretary

and all of the above were present.

Also present were Chris Browne of Edminster, Hinshaw, Russ & Associates, Inc. ("EHRA"); Brad Seaback and John Chandler of Seaback Maintenance, Inc.; Steve Woodring and Ginny Woodring of Regional Water Corporation; and Lynne Humphries of Allen Boone Humphries Robinson LLP ("ABHR").

Director Kerr called the meeting to order at 7:00 p.m. until Director Thornhill arrived.

DEVELOPMENT AND MAINTENANCE OF DISTRICT WATER AND SANITARY SEWER FACILITIES, DETENTION PONDS, LAKES, PARKS, AND RECREATIONAL FACILITIES

The Board discussed Harris County's construction progress of the new park on the six acres.

Mr. Browne updated the Board on the status of installation of lighting at the Bundy Lake monument per the original specifications. He said the lights should arrive in 3 to 4 weeks and the monument will be completed shortly after that. He said there will be one more coat of paint applied, which will also act as sealant. No pay estimates were presented for payment.

Mr. Woodring reviewed additional information from Bartlett Tree Experts for tree maintenance at Bundy Lake, a copy of which is attached. He said similar work was last done in March of 2009.

Mr. Seaback said that his company now does landscaping and would like to present a proposal for landscaping at the wastewater treatment plant.

Mr. Browne then discussed options for the water recycling, drainage and irrigation system at Directors Park. He said the budget for irrigation lines ranges from \$22,000 to \$25,000 and the District will need 30,000 gallons of storage to irrigate the park. He said that the total project cost is \$130,000 to \$150,000. Mr. Woodring said the District's production cost of water is approximately \$1.00 per 1,000 gallons and Mr. Browne said the estimated capital cost recovery period is approximately 7 years. Director Thornhill then entered the meeting. The Board agreed to table further discussion until the next Board meeting.

Director Thornhill said Storm Water Solutions did more work at the Directors Park and said she continues to call Harris County Flood Control District to request the clean out of the channel that the Morton Ranch detention ponds drain into.

Mr. Woodring presented a proposal from Lake Pro, Inc. to repair the west fountain at Mirror Lake, a copy of which is attached. After discussion, he said he will further investigate the maintenance history and warranty information.

OPERATION OF DISTRICT FACILITIES, INCLUDING REPAIR AND MAINTENANCE AND REPORT ON INVESTIGATION OF CUSTOMER APPEALS

Ms. Woodring reported on the investigation of account no. 1-71-25355-04 and a previously reported unexplainable spike in usage by the account holder, Choudrhy Mamik. Ms. Woodring said the West Harris County Regional Authority ("WHCRWA") surface water fee portion of the bill was \$96.72. She said that Mr. Mamik does not have a plumber's invoice or report and his usage is now reduced, but that Mr. Mamik still owes approximately \$145 on his account. After discussion, upon a motion by Director Kerr and a second by Director Thornhill, the Board voted unanimously to require Mr. Mamik to pay the \$145 balance and to authorize the District operator to allow payment in 2 installments, if Mr. Mamik chooses.

Mr. Woodring presented a letter from the Cy-Fair Volunteer Fire Department requesting information regarding District fire hydrants and water mater mains. After discussion, upon a motion by Director Thornhill and a second by Director Smith, the Board voted unanimously to provide the fire hydrant information to Cy-Fair Volunteer Fire Department.

Mr. Woodring reported that the Mason Lakes Homeowners' Association requested a waiver of additional tap fees. The Board reviewed the District Rate Order

and concurred that the District operator should follow the Rate Order with regard to tap fees charged.

ADMINISTRATION BUILDING AND GAZEBO, INCLUDING RENTALS AND REPAIRS, AND SPLASH PAD

There was no discussion on this agenda item.

REVIEW AND AMEND PARK RULES

The Board determined that the General Use Guidelines and Rules for Gazebo, Parks and Recreational Facilities in the District do not need to be amended.

HOLIDAY IN THE PARK EVENT

The Board discussed dates for the events, determined to hold the event on December 17, 2011 and reviewed last year's total event cost of \$2,400. Director DuBois said that the same choir was available. Director Kerr said Brown & Gay is willing to contribute toward event costs again. After discussion, the Board concurred to hold Holiday in the Park on December 17, 2011 from 4:00 p.m. to 6:00 p.m. at the Gazebo. The Board then discussed decorating the fence and gazebo on November 19, 2011 at 10:00 a.m. Ms. Woodring said that she would include information in the water bill about the December 17, 2011 event.

APPROVE DISTRICT INFORMATION KIT AND AUTHORIZE PUBLICATION ON DISTRICT WEBSITE

The Board next reviewed the amended District information kit. Following review and discussion, Director Smith moved to approve the updated District information kit and authorize posting to the District website. Director Thornhill seconded the motion which passed unanimously.

SECURITY REPORT AND AUTHORIZE RENEWAL OF HARRIS COUNTY CONTRACT FOR SECURITY PATROL SERVICES

The Board next reviewed call statistics received from the Harris County Sheriff's office. Ms. Humphries said that the renewal contract from Harris County has not been received. The Board discussed lack of information regarding types and times of calls and requested that ABHR get a code legend and have the report modified to include call times.

ACTION LIST

The Board reviewed the updated Action List, a copy of which is attached.

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 that no executive session was necessary.

AGENDA

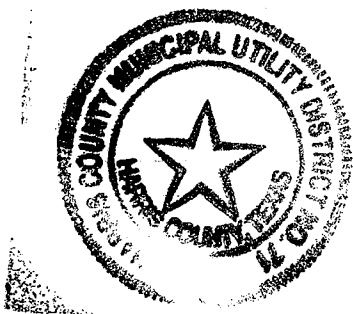
The Board reviewed the agenda for November 14, 2011 and asked that ABHR request that a representative of the Harris County Sheriff's Department attend the meeting.

DIRECTOR REPORTS

Director Thornhill reported on the Association of Water Board Directors ("AWBD") fall seminar and said she thought the information presented on the drought was useful and interesting.

There being no further business to come before the Board, Director Thornhill moved to adjourn the meeting. Director DuBois seconded the motion, which passed unanimously.

(SEAL)



Mary DuBois
Secretary, Board of Directors

LIST OF ATTACHMENTS TO MINUTES

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