

MINUTES  
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 71

February 29, 2012

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 29th day of February, 2012, 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 except Director DuBois, thus constituting a quorum.

Also present were Rodney Heisch of Brown & Gay Engineers, Inc. ("Brown & Gay"); Richard Sibley and Steve Woodring of Regional Water Corporation ("RWC"); Chris Browne of Edminster, Hinshaw, Russ & Associates, Inc. ("EHRA"); and Lynne B. Humphries and Jane Miller of Allen Boone Humphries Robinson LLP ("ABHR").

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

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

The Board discussed the construction of the 6 acre park and noted the public is already using the trails even though the park is unfinished.

Mr. Browne reported on the status of the construction of the Bundy Lake monument, including the completion of installation of additional underground electrical from the shoreline to the monument, and said that the project should be completed shortly. Mr. Browne said that Mr. Woodring will address restoring lake levels following completion of construction.

Mr. Browne next discussed landscaping at the wastewater treatment plant and recommended waiting until after March 18 to make sure that there were no further ground freezes. Director Thornhill requested that Mr. Browne be prepared to discuss plant selection at the March, 2012 parks meeting. The Board also discussed including maintenance of these new plantings as part of the Master Services Agreement.

Mr. Woodring next discussed fencing along lots adjacent to Bundy Lake and reviewed pricing for removal and installation of 4 foot tubular steel fencing for all lots adjacent to Bundy Lake, removal and installation on Lot 18 only and pricing for 3 gates. Following discussion, Director Thornhill moved to remove fencing on Lot 18 only since that homeowner is the only one asking for fence repair/replacement, and replace the fencing with 4 foot tubular steel fencing, subject to execution of an agreement for entry upon the lot to remove and install the fence by the landowner, including release language indemnifying the District. Director Smith seconded the motion which passed unanimously.

#### TRAIL ALONG MORTON RANCH LAKE

Mr. Browne discussed estimates for construction of a six foot wide crushed granite trail with or without concrete curbs around Morton Lake. Director Freeze commented regarding mulch product that can be sprayed into the trail pads. Mr. Browne said that he would make an inquiry regarding the mulch product.

#### OPERATION OF DISTRICT FACILITIES

The Board discussed the Amended Rate Order adopted at the February regular meeting.

Mr. Woodring next reported that the District is required to submit to the WHCRWA by March 1 annually the total amount of groundwater produced by each well or aggregate system during the preceding calendar year, the purpose for which the groundwater was used and any alternative water supply used. Mr. Woodring presented a Water Usage Report for signature. Upon a motion by Director Kerr and a second by Director Smith, the Board voted unanimously to approve the report and authorize filing of same.

#### PARK AND LANDSCAPE MAINTENANCE

The Board next discussed a scope of work for inclusion in a park and landscape maintenance bid package, excluding storm water management. The Board agreed and requested the inclusion of 4 changes of color per year, that the proposals be placed on the March special agenda for approval and that specific language regarding the use of specialists, like arborists, be included in the contract language. Following discussion, Director Thornhill moved to approve the scope of work, as amended to include the requests of the Board, authorize EHRA to solicit bids and approve a proposal from EHRA for an amount not to exceed \$2,800 for preparation of bid documents, bid tabulation and contract recommendation for lake and landscape maintenance. Director Freeze seconded the motion which passed unanimously. The Board concurred that Director Freeze meet with the potential contractors regarding the bids.

## ADMINISTRATION BUILDING, GAZEBO AND RESTROOM AT BUNDY LAKE

Mr. Sibley discussed proposals to finish the restrooms and adjacent storage area. The Board took no action on this agenda item and requested additional pricing.

## SECURITY REPORT

The Board discussed recent media interest and reporting in the Houston metro area regarding privately contracted patrol by special districts through the Harris County Sherriff's Department.

## REVIEW ACTION LIST OF ACTIONS

The Board reviewed and revised the Action List and discussed the status of the items listed.

## DIRECTORS AND DISTRICT CONSULTANT'S REPORTS ABOUT DISTRICT OPERATIONS

The Board discussed with Mr. Heisch the status of construction of remote well no. 4, pending pay estimates and engineering and amounts to be paid by Pulte Homes on behalf of MUD 287.

Mr. Woodring reported that parts to repair the fountain in Mirror Lake are in, repairs will be made and the fountain should be up and running within the week.

The Board discussed the pending proposal of Wise Guys and concurred to defer discussion of the proposal until the April, 2012 special meeting.

The Board reviewed the special projects list and budget and discussed unscheduled items, such as Bundy Lake fountain and light repairs items, installation of an aeration pump at Bundy Lake and landscape screening at the wastewater treatment plant.

## MARCH REGULAR MEETING

The Board reviewed the draft agenda for the March regular meeting and discussed proposed agenda items. The Board also agreed to meet in special session on March 29, 2012 to discuss park and recreation items.

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 it was not necessary to convene into executive session.

TOUR OF BUNDY LAKE PARK AND MONUMENT

The Board convened to Bundy Lake Park to tour and inspect the construction of the monument lighting at 7:20 p.m. The Board reviewed a demonstration of the lighting options.

There being no further business to come before the Board, the meeting was adjourned at 7:45 p.m. following the tour of facilities.



*Mary Dubois*  
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Secretary, Board of Directors