

MINUTES
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 71

October 28, 2019

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 28th day of October, 2019, 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:

Pam Kerr	President
Katrina Thornhill	Vice President
Mary DuBois	Secretary
Michael Williams	Assistant Vice President
Jennifer Elms	Assistant Secretary

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

Also present were Mike Thornhill, District resident; Steve Woodring, Ginny Woodring, and Scott Barr of Regional Water Corporation ("RWC"); Nick Cooke and John Fletcher of Mike Stone Associates ("MSA"); Karen Sears of Storm Water Solutions, LP ("SWS"); Keli Schroeder of BGE, Inc. ("BGE"); Brett Hill of HydroPro Solutions; Brian McDowell of Mueller Systems; Karen Ellis of Ferguson Meters; and Katie Carner and Erika Smiley of Allen Boone Humphries Robinson LLP ("ABHR").

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

SECURITY REPORT, INCLUDING 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 in executive session.

COMMENTS AND WEBSITE INQUIRIES FROM THE PUBLIC

Mr. Woodring provided a written report and reported to the Board regarding emails received through the District website and response returned to the customers making inquiries, none of which required Board action. After inquiry from the Board, Mr. Woodring stated that the District received correspondence from a resident regarding a leaking gasket on the District's line, which RWC has since repaired.

DIRECTORS AND DISTRICT CONSULTANT'S REPORTS

Director Kerr stated that she will be attending the recycling facility tour tomorrow.

MINUTES

The Board considered approving the minutes of the September 23, 2019, special meeting. Following review and discussion, Director DuBois moved to approve the meeting minutes for the September 23, 2019, special meeting, as revised. Director Thornhill seconded the motion, which passed by unanimous vote.

REPORT FROM STORM WATER SOLUTIONS

Ms. Sears reviewed a Drainage Facilities Report, a copy of which is attached, and updated the Board regarding general maintenance, previously approved repairs and permitting.

Ms. Sears presented a proposal from SWS in the amount of \$15,025 for repair of the detention pond outfalls at the Lakes of Bridgewater. The Board requested SWS to coordinate with BGE to ensure adequate footing depths. For the outfalls.

Following review and discussion, Director Elms moved to (1) approve the Drainage Facilities Report; and (2) approve the proposal from SWS in the amount of \$15,025 for repair of the detention pond outfalls at the Lakes of Bridgewater. The motion was seconded by Director Williams and passed unanimously.

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

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

Mr. Cooke discussed duck population management efforts and resident reports regarding same. He reviewed and discussed with the Board a draft article requesting that residents refrain from feeding ducks at Bundy Lake. The Board directed Mr. Cooke to revise the website notice as discussed. Discussion ensued regarding potentially unauthorized duck relocation at Bundy Lake. Mr. Cooke reported that MSA can place security cameras near the parking lot to deter same.

Mr. Cooke presented a proposal from LMS in the amount of \$9,106.68 for replacement of a fountain with a new Otterbine fountain at Wishing Well No. 2.

Mr. Cooke reported on the proposed improvements for the Phase 2 Bundy Lake Park Enhancements, stating that the mandatory pre-bid meeting was held, with 20 contractors in attendance. Discussion ensued regarding project timing. Mr. Cooke noted that access to the park will be restricted during some parts of construction, but proper signage will be posted and website notification will be given informing residents of such in advance.

Mr. Cooke said that Haff is including the proposed improvements for the splash pad and parking lot modifications to the plans for Directors Park, as previously discussed.

After review and discussion, Director Williams moved to (1) approve the Parks Management Report; (2) authorize MSA to place security cameras at the Bundy Lake parking lot; (3) approve the proposal from LMS in the amount of \$9,106.88 for replacement of a fountain with a new Otterbine fountain at Wishing Well No. 2. Director DuBois seconded the motion, which passed by unanimous vote.

Director Thornhill inquired about timing for constructing trails around District detention ponds. Mr. Cooke stated that MSA will update the capital improvement plan budget regarding timing for construction of such trails and provide for Board review at the next special meeting.

PRESENTATIONS FROM FERGUSON WATERWORKS FOR MUELLER METERS AND MASTER METER

The Board received a presentation from Ferguson Waterworks and Mueller Meters regarding Mueller's electronic water meters and remote reading systems. Discussion ensued.

The Board next received a presentation from HydroPro Solutions regarding Master Meters electronic water meters and remote reading systems. Discussion ensued.

OPERATION OF DISTRICT FACILITIES

Mr. Woodring distributed the operator's report, a copy of which is attached, and reviewed the operations and repairs performed in the District during the previous month.

Ms. Woodring discussed the status of transition of District utility billing from Compass Bank (AVR) to First Billing. Discussion ensued regarding resident notification for the new billing service. Ms. Woodring reported that she will provide a draft notification at the next regular meeting.

Mr. Woodring discussed mail delivery delays due to the impact of Tropical Storm Imelda on local mail sorting facilities and requested direction on delinquent fees

and delinquent letter fees for the next billing cycle. The Board directed RWC to reinstate delinquent fees and delinquent letter fees for the next billing cycle starting later this week.

Mr. Woodring reviewed a proposal from Texas Hydrant in the amount of \$8.50 per hydrant, or approximately \$3,800, for annual flow testing of greasing and oiling the fire hydrants. He stated that the hydrant manufacturer does not recommend greasing and oiling for the type of hydrants in the District.

Mr. Woodring reported that, pursuant to the Safe Drinking Water Act ("SDWA") the Texas Commission on Environmental Quality and the federal Environmental Protection Agency require testing of the District's water for certain currently unregulated chemical contaminants. He recommended the Board authorize LCRA Lab to test the District's water, at a cost of \$10,500, in accordance with the SDWA.

After review and discussion, Director Kerr moved to (1) approve the operator's report; (2) approve a proposal from Texas Hydrant in the amount \$3,800, for annual flow testing of the fire hydrants; and (3) authorize LCRA Lab to test the District's water, as required by SDWA, at a cost of \$10,500. Director Elms seconded the motion, which passed by unanimous vote.

Director Williams reported that he would update the comparison of product and services offered by Accurate Meter, Kamstrup, Ferguson Waterworks for Mueller meters, and HydroPro Solutions for Master meters for review at the District's regular meeting. Discussion ensued regarding electronic meter presentations and services. After discussion, the Board concurred to request ABHR and RWC to contact Accurate Meter regarding documentation required for their pilot program for discussion at their regular meeting.

GARBAGE COLLECTION

The Board deferred discussion on this item until the next regular meeting.

ENGINEERING MATTERS

Director Thornhill inquired regarding who is providing service to the carwash on Morton Ranch Road, east of Elrod. Ms. Carner reported the Board and Harris County Municipal Utility District No. 287 ("MUD 287") Board previously approved an amendment to the Joint Water Facilities Agreement to provide for additional points of interconnect to allow MUD 287 to serve the tract. Ms. Schroeder stated that BGE would investigate regarding the current status of service to the tract and report back to the Board at the next meeting.

DISTRICT WEBSITE AND ELECTRONIC COMMUNICATION MATTERS

Director Elms stated she will review the revised notice regarding the ducks at Bundy Lake and post to the District's website once finalized.

HOLIDAY IN THE PARK

Ms. Woodring reported that she will provide a Holiday in the Park flyer for review at the next regular meeting. The Board discussed preparation for the event.

ACTION LIST AND AGENDA

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

AGENDA FOR NOVEMBER 2019 REGULAR MEETING

The Board discussed agenda items for the November, 2019 regular meeting.

EXECUTIVE SESSION PURSUANT TO SECTION 551.072 TEXAS GOVERNMENT CODE

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

There being no additional business to consider, Director Kerr moved to adjourn the meeting at 8:51 p.m. Director Williams seconded the motion, which passed unanimously.




Secretary, Board of Directors

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