

HEAR FROM PUBLIC

The Board noted that there were no members of the public who wished to address the Board.

APPROVE MINUTES OF MEETING HELD JANUARY 4, 2024
BOOKKEEPER'S REPORT
TAX ASSESSOR/COLLECTOR'S REPORT
WATERLOGIC REPORT
REPORT FROM TOUCHSTONE DISTRICT SERVICES

Upon motion by Director Barge, seconded by Director Salley, and after full discussion, the Board voted unanimously to:

- a. approve the Minutes of the meeting held January 4, 2024 as submitted;
- b. approve the Bookkeeper's Report, including payment of the bills;
- c. approve the Tax Assessor/Collector's Report for the month of January, noting that approximately 81.82% of the 2023 taxes have been collected; and
- d. approve the report submitted by WaterLogic; and
- e. approve the report submitted by Touchstone.

Copies of the Bookkeeper's Report, the Tax Assessor/Collector's Report, the report submitted by WaterLogic, and the report submitted by Touchstone are attached hereto.

Mr. Willett inquired about whether the Board would be interested in receiving a proposal at the next meeting regarding social media accounts for the District. He stated that the social media accounts would be operated by Touchstone. The Board expressed interest in reviewing such proposal.

HEAR REPORT FROM HOA

Mr. Moses stated that he had nothing to report at this time.

The Board noted that no action was required.

HEAR FINANCIAL ADVISOR'S REPORT

The Board recognized Mr. Day, who reviewed with the Board drafts of the Official Notice of Sale ("ONS") and the Preliminary Official Statement ("POS") prepared in connection with the proposed issuance of the District's Unlimited Tax Bonds, Series 2024, in the amount of \$11,400,000 (the "Bonds"). He informed the Board that the District has not yet received the approving Order from the Texas Commission on Environmental Quality ("TCEQ"), but requested that the Board move forward with approval of the ONS and POS, pending receipt of approval for the issuance of the Bonds from the TCEQ. He stated that the date to receive bids on the Bonds is March 7, 2024.

Mr. Day reviewed with the Board the use of proceeds in connection with the proposed sale of the Bonds. He stated that the proposed POS had been submitted to the District consultants for comment. He requested that the Board approve the

ONS and the POS, subject to incorporation of any further comments submitted by the District consultants, and authorize publication of the ONS, pending receipt of approval from the TCEQ.

Mr. LaRue then reviewed with the Board a proposed Order Adopting Official Notice of Sale and Bid Form, Authorizing Distribution Thereof and of Preliminary Official Statement and Authorizing Publication of Notice of Sale.

Upon motion by Director Barge, seconded by Director Salley, and after full discussion, the Board voted unanimously to adopt the Order Adopting Official Notice of Sale and Bid Form, Authorizing Distribution Thereof and of Preliminary Official Statement, and Authorizing Publication of Notice of Sale as submitted, thereby authorizing publication of the ONS, subject to receipt of approval of the issuance of the Bonds from the TCEQ.

HEAR DEVELOPER'S REPORT

The Board recognized Mr. Whitton, who stated that IDV expects occupants soon, and is in ongoing negotiations with offsite tenants.

The Board recognized Mr. Grover, who updated the Board on development within the District. He stated that Brightland Homes is expected to start repairing damage and clearing debris left by their contractors within the week.

The Board noted that no action was required.

HEAR ENGINEER'S REPORT

The Board recognized Ms. Evans, who reviewed with the Board the Engineer's Report, a copy of which is attached hereto. She updated the Board on the status of ongoing construction projects within the District as detailed in such Report.

Ms. Evans requested that the Board approve Change Order No. 1 to remove the monthly lease payments from the construction contract in connection with Wastewater Treatment Expansion to 0.3 MGD in the amount of \$1,596,600.00.

Ms. Evans then requested that the Board authorize Quiddity to begin advertising the landscape maintenance project upon finalization and approval of the bid package by the Board.

Ms. Evans stated that an additional Utility Capacity Request was received in connection with a retail center to be built above the Build-to-Rent property. She noted that such request is for an additional 54 units.

Upon motion by Director Barge, seconded by Director Salley, and after full discussion, the Board voted unanimously to (1) approve Change Order No. 1 to remove the monthly lease payments from the construction contract in connection with Wastewater Treatment Expansion to 0.3 MGD in the amount of \$1,596,600.00; (2) Board authorize Quiddity to begin advertising the landscape maintenance project upon finalization and approval of the bid package by the Board; and (3) approve the Utility Capacity Request for 54 units.

By the same motion, the Board voted unanimously to approve the Engineer's Report as submitted.

DISCUSS LANDSCAPE MAINTENANCE OF RESERVES

The Board noted that this item was discussed during the Engineer’s Report.

HEAR OPERATOR’S REPORT

The Board recognized Mr. Mapes, who reviewed with the Board the Operator’s Report, a copy of which is attached hereto, as well as the list of “High Water Users”. He also reviewed with the Board the delinquent list, a copy of which is attached hereto.

Upon motion by Director Barge, seconded by Director Salley, and after full discussion, the Board voted unanimously to authorize termination of service to the customers listed on the delinquent list, as the customers were neither participating in the meeting nor presented any written statement on the matter.

By the same motion, the Board voted unanimously to approve the Operator’s Report as submitted.

HEAR REPORT FROM STORM WATER SOLUTIONS

The Board recognized Mr. Hopper, who reviewed with the Board a report and pictures regarding drainage and detention facilities, a copy of which is attached hereto.

The Board noted that no action was required.

HEAR ATTORNEY’S REPORT

Discuss 2024 Appointment Process for Authority Directors and 2023 Water Usage Report from North Fort Bend

Water Authority

The Board recognized Ms. Norton, who reviewed with the Board a letter received from North Fort Bend Water Authority (“NFBWA”) regarding the appointment of directors to serve on the NFBWA Board. She stated that four (4) director positions are open.

The Board noted that no action was required.

Consider Adoption of Amended Rate Order

The Board deferred action on this item.

THERE being no further business to come before the Board, the meeting was adjourned.

PASSED, APPROVED AND ADOPTED this 7th day of March, 2024.

(SEAL)




Secretary, Board of Directors