

MINUTES
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 500
(Internal)

October 25, 2023

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 500 (the "District") met in regular session, open to the public, on the 25th day of October, 2023, at the Lakehouse, 10000 Towne Lake Parkway, Cypress, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Jeffrey D. Ottmann	President
Joanne E. Quintero	Vice President
Jeff P. Collins	Secretary
James Spackman	Assistant Secretary
Alan Steinberg	Asst. Vice President/ Asst. Secretary

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

Also present at the meeting were Peter Barnhart and Dan Weidner of Caldwell Companies; Leslie Cook of RBC Capital Markets; JC Reno of Storm Water Solutions, LLC; Lynn Kurtz of Myrtle Cruz, Inc.; Amanda Benzman of Environmental Development Partners; J.T. Gaden of EHRA Engineering; Brenda McLaughlin of Bob Leared Interests ("BLI"); and Allison Leatherwood and Jennifer Ramirez of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

There were no comments from the public.

CONSENT AGENDA

Director Ottmann offered Board members the opportunity to remove items from the Consent Agenda for individual discussion. Director Ottmann requested that agenda item no. 2b. be moved from the Consent Agenda. After discussion, Director Quintero moved to approve all items on the Consent Agenda, except for agenda item no. 2b., and direct that, where appropriate, the documents be filed appropriately and retained in the District's official records, including: (1) the minutes of the September 12, 2023, regular meeting; (2) the tax assessor's report; (3) the operator's report; and (4) the engineer's report. Director Steinberg seconded the motion, which passed unanimously. Copies of the tax assessor's report, operator's report, and engineer's report are attached.

SECURITY MATTERS, INCLUDING REPORT FROM THE HARRIS COUNTY SHERIFF'S OFFICE ("HCSO") AND SECURITY COMMITTEE

The Board reviewed the security report from the HCSO, a copy of which is attached. The Board also reviewed the monthly security report provided by the Towne Lake Community Association, Inc. ("HOA"), a copy of which is attached.

The Board reviewed a proposed Memorandum of Understanding ("MOU") among the District, the HOA, Harris County Municipal Utility District No. 501, and Harris County Municipal Utility District No. 502 regarding coordination with the HCSO deputies hired by each of the parties to optimize coverage of the patrol area. Director Quintero stated that the Security Committee recommends the MOU be revised to include enhanced notice provisions and the designation of a single point of contact for the HCSO on behalf of all of the parties. After review and discussion, Director Collins moved to approve the MOU, revised as discussed and subject to final review. Director Quintero seconded the motion, which passed unanimously.

CONDUCT PUBLIC HEARING REGARDING DISTRICT'S TAX RATE, ADOPT ORDER LEVYING TAXES, AND AUTHORIZE EXECUTION OF AMENDMENT TO INFORMATION FORM

Ms. Leatherwood stated that BLI published a Notice of Public Hearing regarding the adoption of the District's 2023 tax rate stating that the Board anticipates levying a maximum total 2023 tax rate of \$0.88 per \$100 assessed valuation.

Director Ottmann opened the public hearing. There being no comments from the public, Director Ottmann closed the public hearing.

After discussion, the Board agreed to levy a total 2023 tax rate of \$0.88 per \$100 of assessed valuation, composed of a \$0.58 contract tax component, a \$0.055 debt service tax component, and a \$0.245 maintenance and operations tax component. Ms. Leatherwood reviewed an Order Levying Taxes and an Amendment to Information Form reflecting the proposed 2023 tax rate. She stated that the Amendment to Information Form will be filed with Harris County and the Texas Commission on Environmental Quality.

After review and discussion, Director Steinberg moved to: (1) adopt the Order Levying Taxes to levy a total 2023 tax rate of \$0.88 per \$100 of assessed valuation, composed of a \$0.58 contract tax component, a \$0.055 debt service tax component, and a \$0.245 maintenance and operations tax component; (2) authorize execution of the Amendment to Information Form; and (3) direct that the Order and Amendment be filed appropriately and retained in the District's official records. Director Quintero seconded the motion, which passed unanimously.

ITEMS REMOVED FROM THE CONSENT AGENDA

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Kurtz reviewed the bookkeeper's report, a copy of which is attached, and submitted the bills for the Board's review. The Board discussed the budget comparison.

After review and discussion, Director Quintero moved to approve the bookkeeper's report and the payments presented. Director Collins seconded the motion, which passed unanimously.

ADDITIONAL FINANCIAL AND BOOKKEEPING MATTERS

Ms. Kurtz requested the Board approve additional check no. 3391 in the amount of \$239.92, payable to Director Ottmann. After review and discussion, Director Quintero moved to approve check no. 3391, as detailed above. Director Collins seconded the motion, which passed unanimously.

ADDITIONAL OPERATIONAL MATTERS

There was no discussion on this agenda item.

HEARING ON TERMINATION OF WATER AND SEWER SERVICE

There was no discussion on this agenda item.

WEST HARRIS COUNTY REGIONAL WATER AUTHORITY ("WHCRWA") MATTERS

The Board reviewed a notice from the WHCRWA regarding the 2024 Preliminary Fees, a copy of which is attached.

ADDITIONAL ENGINEERING MATTERS, INCLUDING REVIEW BIDS AND AWARD CONTRACT FOR BARKER CYPRESS UTILITY EXTENSION PHASE 2 PROJECT

There was no discussion on this agenda item.

REPORT REGARDING DEVELOPMENT IN THE DISTRICT

Mr. Weidner and Mr. Barnhart updated the Board on the status of development in Towne Lake.

REVIEW AND REVISE ACTION LIST

The Board reviewed the action list and noted items to be included and removed from the list.

The Board discussed the Drought Contingency Plan ("DCP") review committee, made up of Directors Ottmann and Collins. After discussion, the Board concurred to replace Director Collins with Director Quintero on the DCP review committee due to Director Collins' designation as the Board's representative for the grade separation at Union Pacific Railroad and intersection improvements at Highway 290 project.

There being no further business to come before the Board, the Board concurred to adjourn the meeting.

(SEAL)




Secretary, Board of Directors