

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

February 11, 2025

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 11<sup>th</sup> day of February, 2025, 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, thus constituting a quorum.

Also present at the meeting were Leslie Cook of RBC Capital Markets; Michael Crahan of Caldwell Companies; Angel Ruvalcaba of KGA/DeForest Design, LLC; Erik Scott of Storm Water Solutions, LLC; Lynn Kurtz of Myrtle Cruz, Inc.; Amanda Benzman of Inframark Water & Infrastructure Services; J.T. Gaden and Kenrick Piercy of EHRA Engineering; Brenda McLaughlin of Bob Leared Interests ("BLI"); and Katie Carner, 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. After discussion, Director Quintero moved to approve all items on the Consent Agenda and direct that, where appropriate, the documents be filed appropriately and retained in the District's official records, including: (1) the minutes of the January 14, 2025, regular meeting; (2) the bookkeeper's report; (3) approving reimbursement of eligible expenses from the Association of Water Board Directors ("AWBD") winter conference and authorizing any interested Board members to attend the AWBD summer conference; (4) the tax assessor's report; (5) the delinquent tax report; (6) the operator's report; and (7) the engineer's report. Director Collins seconded the motion, which passed unanimously. Copies of the bookkeeper's

report, tax assessor's report, delinquent tax report, operator's report, and engineer's report are attached.

#### ITEMS REMOVED FROM THE CONSENT AGENDA

There were no items removed from the Consent Agenda.

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

Director Quintero updated the Board on security matters in Towne Lake and stated that the next Towne Lake/MUD Security Committee meeting will be held at the beginning of March.

The Board reviewed the security report provided by the HCSO for the month of January and directed that it be filed in the District's records.

#### ADDITIONAL FINANCIAL AND BOOKKEEPING MATTERS, INCLUDING BUDGET FOR FISCAL YEAR END MARCH 31, 2026

Ms. Kurtz reviewed with the Board the proposed District budget for the fiscal year ending March 31, 2026, a copy of which is attached to the bookkeeper's report. After discussion, the Board concurred to defer action on adopting the budget for the fiscal year ending March 31, 2026, pending further review and comment by the District's Directors and consultants and the finalization of the Master District budget.

#### ADOPT RESOLUTION CONCERNING EXEMPTIONS FROM TAXATION

Ms. Carner reviewed the various optional tax exemptions the District may offer its residents and noted that the District currently grants a 5% residential homestead exemption. The Board discussed adopting a Resolution Concerning Exemptions from Taxation for the 2025 tax year.

After review and discussion, Director Spackman moved to adopt the Resolution Concerning Exemptions From Taxation, which grants a 5% exemption for residential homesteads and declines to grant any exemptions for individuals who are over 65 or disabled in the District, and direct that the Resolution be filed appropriately and retained in the District's official records. Director Steinberg 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 MATTERS

There was no discussion on this agenda item.

## ADDITIONAL ENGINEERING MATTERS

There was no discussion on this agenda item.

## AUTHORIZE EXECUTION OF GENERAL CERTIFICATE IN CONNECTION WITH MASTER DISTRICT'S BOND SALE

The Board considered authorizing execution of the General Certificate in connection with the Master District's Series 2025 Contract Revenue Bonds (Road Facilities) ("Series 2025 Bonds"). Following review and discussion, Director Spackman moved to authorize execution of the General Certificate in connection with the Master District's Series 2025 Bonds. Director Quintero seconded the motion, which passed unanimously.

## AUTHORIZE EXECUTION OF RESOLUTION TO COMPLY WITH THE SECURITIES AND EXCHANGE COMMISSION RULE 15C2-12 IN CONNECTION WITH MASTER DISTRICT'S BOND SALE

The Board considered authorizing execution of a Resolution to Comply with the Securities and Exchange Commission Rule 15c2-12, whereby the District agrees to provide current financial information on an annual basis. Following review and discussion, Director Spackman moved to authorize execution of the Resolution to Comply with the Securities and Exchange Commission Rule 15c2-12 in connection with the Master District's Series 2025 Bonds. Director Quintero seconded the motion, which passed unanimously.

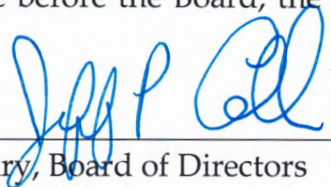
## REPORT REGARDING DEVELOPMENT IN THE DISTRICT

Mr. Crahan updated the Board on the status of development in Towne Lake.

## DISCUSS ACTION LIST

There was no discussion on this agenda item.

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



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Secretary, Board of Directors

(SEAL)



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