

MINUTES OF
MONTGOMERY COUNTY MUNICIPAL UTILITY DISTRICT NO. 16
MONTGOMERY COUNTY, TEXAS

October 8, 2024

COUNTY OF MONTGOMERY)

STATE OF TEXAS)

The Board of Directors of Montgomery County Municipal Utility District No. 16, met in special session, open to the public, on October 8, 2024, at 25374 Dogwood Lane, Splendora, Texas, located inside the boundaries of the District and the roll was called of the duly elected officers' to wit:

BOARD

Fred Paris	President
Joe Pernarelli	Vice-President
Thomas Enix	Secretary
Karl Keith	Assistant Vice-President/Assistant Secretary
Jim McNamara	Assistant Secretary

And all other persons were present except those indicated above as "absent", thus constituting a quorum.

Also present was Mark Adams with Bleyl Engineering, Engineer for the District, Jennifer Baker and David Rowe with Regional Water Corporation, Tiffany Loggins with L & S District Services, Cole Konopka, Attorney for the District, David Patterson with ASW Tax, Tax Collector for the District, Sheila Keith, Shelley Millican, Agnes Mixon, and David Mixon, residents of the District, Bill Blitch, Josh Rambo, Larry Currey and Belinda Currey.

There was a Public hearing for the proposed tax rate to be set at \$.91. There was discussion as to the percentage of debt and maintenance. The hearing was closed.

The Board of Director considered the minutes of September 10, 2024. There was discussion that a correction needed to be made concerning who was in attendance at the September 10, 2024 meeting. It was agreed upon that Tiffany Loggins was present at the meeting and Lorraine was not. A motion was made to accept the minutes with the correction; it was seconded, and unanimously approved.

Next, the Board of Directors asked if there were any comments from the public. Shelley Millican wants changes in the way they pay the water bills. Payments are not being posted on time and residents are being charged late fees and double billed. She must call every month to make sure it is posted even though it is mailed on time. She said it takes 2-3 weeks for payments to go through the bank. She said, her house is 5 years old and they have hard water that is staining the sinks. She must get bottled water because she feels the water is not suitable for drinking. The Board of Directors turned it over to Jennifer at the water dept. Jennifer said, "A cheaper way to make payments is to use routing # to pay instead of a debit card." She said the water dept. goes to the bank twice a week on Tues. & Thurs. or Fri. They are now paying over the phone. The Board of Directors invited her to next meeting if things were not resolved. Ms. Millican said her

Mom has issues, too. She made a payment on 19th but it was not posted until 31st. Residents are receiving bills that they have not made their payment, even though they mailed the payment on time. Jennifer said mail is collected every morning. It is opened and date stamped. The resident asked for the \$20 delinquent fee to be waived this time. The Board of Directors said, "We will vote on it during Jennifer's report." Jennifer will call tomorrow to let them know what the Board decided.

Next, the Board of Directors considered the Tax Report. David Patterson reviewed the Tax Report with the Board of Directors. Mr. Patterson said 2024 will depend on the collections received in October 2024. Mr. Bill Blitch stated the tax rate was down from 91.4%. He also discussed the tax rate recommendations as D/S 21.5%, M/O 69.5% for a total of 91% for 2024. The Board of Directors asked if they were any questions for Mr. Patterson. Then there was a motion to approve the tax report and the payment of the bills. The motion was duly made, seconded, and the Board of Directors unanimously approved the Tax Report and payment of the bills.

Next, a motion was duly made and seconded to adopt the 2024 tax rate of \$.91. The Board of Directors unanimously approved the 2024 tax rate to be set at \$.91.

Next, a motion was made and seconded to file the notice of the new 2024 tax rate with the Texas Commission on Environmental Quality and Montgomery County. The Board of Directors unanimously approve the motion.

Next, a motion was made and seconded to approve an amendment to the new information form. The motion was unanimously approved.

Next, the Board of Directors discussed the Development Report. Mark Adam reported there was no change to Hill & Dale Ranch.

Next, Josh Rambo from McCall Gibson Sweedlund Barfoot PLLC presented an Evergreen Contract. It was discussed by the Board. A motion was made to approve the Evergreen Contract subject the District Attorney's approval; it was seconded, and approved. The contract was signed.

Next, the Board of Directors considered the bookkeepers report. Tiffany stated everything goes to audit within 45-60 days. A question was asked, "Was money transferred from bond construction leftover to general fund?" Tiffany will get the \$23,000+ transferred over. There was a motion to approve the bookkeeper's report. It was seconded and approved.

Next, the Board of Directors considered the Operators report. Jennifer Rowe with Regional Water Corporation, operator for the District reviewed the report with the Board of Directors. There was discussion about a stuck meter that did not belong to the District, but since the District is only being charged the minimum amount nothing is to be done at this time. It was stated that water terminations would start on the 27th and that door hangers needed to go out. Jennifer checked on S. Millican, who is making her payments over the phone with her debit card. There was mention that a Facebook post went into detail about the problems with mailed in water payments arriving late. The issue are with the post office. The Board of Directors voted on the request to waive the late fee and it was denied. Jennifer will call the lady and tell her the Board denied her request. It was reported that the San Jacinto River Authority fees have been reduced. There was discussion about stuck meters and meter tops floating off during flooding. There were issues at a ground storage tank that Jennifer will check on and get back to the Board by email. There was a motion to approve the report. It was seconded and approved.

Next, the Board of Directors considered the Delinquent Tax Collection Report. Mr. Currey said there were accounts that needed water termination. It was suggested to send to Jennifer so doors can be tagged to try to get them to pay or turnoff water. There was discussion about the proposal to resale lots to Doug Brown and the matter was tabled until the next meeting. After further discussions and upon a motion duly made and seconded, the Board of Directors unanimously approved the Delinquent Tax Collection Report.

Next, the Board of Directors considered the Engineer's Report. Mr. Adams discussed the report. Mr. Adams presented recommendations of bidders for the Wastewater Treatment Plant Lift Station Improvements. Three bids were recommended. After further discussion, there was a motion made to use Sustanite Support Services, LLC at the Revised Bid Amount of \$505,600.00. The motion was seconded and approved. A motion was made to adopt the new Application for Service. It was seconded and approved by the Board of Directors. A motion made to adopt the Engineer's Report as presented. It was seconded and approved by the Board of Directors.

Next, the Board of Directors authorized Cole Konopka, Attorney for the District, to send a letter regarding the repairs to Water Well No. 2.

Next, the Board of Directors discussed the isolated house on stilts on Hickory Road and it was reported that more pilings had been put in place to support the house.

Next, the Board of Directors discussed solutions for the collapsed brick wall at the entrance of the subdivision. The Board tried to reach out to the landscapers, but they never responded. It was suggested to cut out the fallen section and clean up debris, then plant shrubs.

There was discussion about Entergy cutting down trees, leaving debris and stumps which prevents keeping the area cut. Contact was made with Entergy. Entergy said with so much work to do, they will address it in about a year.

There being no further actions to be taken, the meeting was adjourned.

Tom Enix
Secretary
Montgomery County Municipal Utility District #16

(SEAL)