

MINUTES
MAYDE CREEK MUNICIPAL UTILITY DISTRICT

March 24, 2025

The Board of Directors (the "Board") of Mayde Creek Municipal Utility District (the "District") met in regular session, open to the public, on the 24th day of March 2025, at the Mayde Creek Event Center, 19600 Misty Cove, Katy, Texas, inside the boundaries of the District, and the roll was called of the members of the Board:

Cyrus Dumas	President
Jessica Graham	Vice President
Betty Mancia Alvarenga	Secretary
Lee Crenshaw	Director
Erwin Sanchez	Director

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

Also present at the meeting were: Michael Murr of Murr Incorporated; Kristen Scott of Bob Leared Interests; Claudia Redden of Claudia Redden & Associates; Bart Downum and Justin Ubernosky of INFRAMARK; Kelly Wilkinson and Roy Ward of IDS Engineering Group ("IDS"); and Angie Lutz and Arlene Catalan of Allen Boone Humphries Robinson, LLP ("ABHR").

PUBLIC COMMENTS

The Board offered any members of the public attending the meeting the opportunity to make a public comment. There being no members of the public requesting to make public comments, the Board moved to the next agenda item.

MINUTES

The Board considered approving the minutes of February 24, 2025, regular meeting. After review and discussion, Director Alvarenga moved to approve the minutes of February 24, 2025, regular meeting as amended. Director Crenshaw seconded the motion, which passed unanimously.

SECURITY REPORT

The Board reviewed a copy of the security report, a copy of which is attached. Discussion ensued regarding activities around the District.

REPORT ON LANDSCAPE MAINTENANCE

There was no report under this agenda item.

PARK AND TRAIL REPORT, INCLUDING PARK AND BUILDING MAINTENANCE; EXERCISE EQUIPMENT

Mr. Murr presented and reviewed the Park Maintenance Report, a copy of which is attached.

Mr. Murr reported that repairs to the District Building's single stall restroom are nearly complete. He noted that repairs have come under budget.

Mr. Murr stated that his team is continuing sidewalk drop-off repairs at the South Park, with repairs at North Park expected to begin the following week.

Mr. Murr stated that he had previously reported on cat shelters that were found at the North Park. He requested and recommended authorization to remove the shelters.

Mr. Murr reported that the repairs to the light poles in the North Park, the South Park, and the Connector Trails are underway.

After review and discussion, Director Dumas moved to: (1) approve the Park Maintenance Report; and (2) authorize the removal of cat shelters in the North Park. Director Crenshaw seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTION

Ms. Scott reviewed the tax assessor/collector's report, including a list of bills submitted for payment and a list of delinquent taxpayers, a copy of which is attached. After review and discussion, Director Crenshaw moved to approve the tax assessor/collector's report and authorize payment of the bills submitted. Director Graham seconded the motion, which passed unanimously.

DELINQUENT TAX MATTERS

Ms. Scott presented and reviewed a delinquent tax report from Perdue Brandon Fielder Collins & Mott, LLP. A copy of the report is attached to the tax assessor/collector's report. After review and discussion, Director Crenshaw moved to approve the delinquent tax report. Director Graham seconded the motion, which passed unanimously.

REGIONAL WASTEWATER TREATMENT PLANT ("WWTP") FINANCIAL AND BOOKKEEPING MATTERS, AND PAYMENT OF THE BILLS AND REVIEW OF INVESTMENTS

The Board reviewed the regional WWTP bookkeeper's report, a copy of which is attached, and the bills submitted for payment. After review and discussion, Director

Crenshaw moved to accept the regional WWTP bookkeeper's report, and the bills submitted for payment. Director Graham seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING

Ms. Redden presented and reviewed the District's bookkeeper's report, a copy of which is attached, and the bills submitted for payment. After review and discussion, Director Graham moved to approve the bookkeeper's report, and the checks presented for payment. Director Crenshaw seconded the motion, which passed unanimously.

OPERATION OF DISTRICT FACILITIES

Mr. Downum presented and reviewed the Operator's Report, a copy of which is attached, including system repairs and maintenance. He reported on pending and completed repairs and improvements to the District's water and sanitary sewer systems.

The Board conducted the annual review of the Identity Theft Prevention Program (the "Program").

After review and discussion, Director Graham moved to: (1) approve the operator's report; and (2) accept the report on the Program from INFRAMARK as presented and direct that the report be filed appropriately and retained in the District's official records. Director Crenshaw seconded the motion, which passed unanimously.

HEARING ON TERMINATION OF WATER AND SEWER SERVICE TO DELINQUENT CUSTOMERS AND AUTHORIZE TERMINATION OF SERVICE

The Board reviewed the list of delinquent accounts. Mr. Downum informed the Board that the residents on the termination list were delinquent in payment of their utility bills and had been given written notification prior to the meeting of the opportunity to appear before the Board to explain, contest, or correct the utility service bill and show reason why utility services should not be terminated for reason of nonpayment. The Board conducted a hearing regarding water and sewer service termination. Following review and discussion, Director Graham moved that, because the customers on the list were not present at the meeting, nor had presented any written statement on the matter, all utility services should be terminated, if their utility bills are not paid in accordance with the District's Amended Rate Order. The motion was seconded by Director Crenshaw, which passed unanimously.

CONDUCT ANNUAL REVIEW OF DROUGHT CONTINGENCY PLAN

The Board conducted the annual review of the District's Drought Contingency Plan and concurred to make no changes.

APPROVE ANNUAL REPORT ON IMPLEMENTATION OF WATER CONSERVATION PLAN AND AUTHORIZE SUBMITTAL TO THE TEXAS WATER DEVELOPMENT BOARD

There was no report under this agenda item.

CRITICAL LOAD SPREADSHEET

The Board reviewed the critical load spreadsheet. Ms. Lutz said the critical load information on the District's facilities is required to be reviewed at least annually and submitted to the Public Utility Commission, the District's electricity provider and other governmental entities, whether or not there are any changes. After review and discussion, Director Graham moved to authorize ABHR to file the critical load spreadsheet and direct that the spreadsheet be filed appropriately and retained in the District's official records. Director Crenshaw seconded the motion, which passed by unanimous vote.

REVIEW EMERGENCY PREPAREDNESS PLAN AND AUTHORIZE FILING OF UPDATES, IF NECESSARY

Mr. Downum discussed the District's Emergency Preparedness Plan and said no updates are necessary at this time.

ENGINEERING MATTERS

Ms. Wilkinson reviewed the engineering report, a copy of which is attached.

Ms. Wilkinson updated the Board regarding the inspection for Water Plant No. 1 Ground Storage Tank No. 1.

Ms. Wilkinson reported that IDS is working with INFRAMARK on the District's Wastewater Discharge Permit renewal.

SITE DEVELOPMENT REQUESTS AND UTILITY COMMITMENT LETTERS

There was no discussion on this matter.

REGIONAL WASTEWATER TREATMENT PLANT ADVISORY COMMITTEE

Ms. Wilkinson stated that the next Advisory Committee meeting is scheduled for May 1, 2025.

DEEDS AND EASEMENTS

There were no deeds or easements presented to the Board.

ASSET MANAGEMENT PLAN

There was no discussion on this matter.

Ms. Wilkinson updated the Board regarding the North Park Pedestrian Bridge Replacement Project and reviewed and recommended approval of Pay Estimate No. 1 and Final in the amount of \$146,855.00, payable to Storm Water Solutions, LLC. She also presented a Certificate of Completion and Acceptance and recommended the Board accept the facilities.

Ms. Wilkinson noted that IDS would work with Mr. Murr on areas in the North Park to prevent water ponding.

Ms. Wilkinson updated the Board regarding the District's capital projects and upcoming Bond Election.

Ms. Wilkinson presented and reviewed a draft cost summary for Bond Application No. 12.

After review and discussion, Director Graham moved to: (1) approve the engineer's report; (2) approve Pay Estimate No. 1 and Final in the amount of \$146,855.00, and to accept the facilities; and (3) authorize IDS to prepare Bond Application No. 12. Director Crenshaw seconded the motion, which passed unanimously.

AUTHORIZE ENGINEER TO PREPARE BOND APPLICATION NO. 12 AND ADOPT RESOLUTION AUTHORIZING APPLICATION TO THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY FOR APPROVAL OF PROJECT AND BONDS

Ms. Wilkinson presented and reviewed a summary of costs for the preparation and submission of Bond Application No. 12 in the amount of \$5,555,000.00. Ms. Lutz presented and reviewed a Resolution Authorizing Application to the Texas Commission on Environmental Quality for Approval of Project and Bonds (the "Resolution"). After review and discussion, Director Graham moved to: (1) authorize IDS to prepare Bond Application No. 12; and (2) approve the Resolution and direct that a copy be filed appropriately and retained in the District's official records. Director Crenshaw seconded the motion, which passed unanimously.

BUILDING MANAGER'S REPORT AND BUILDING MATTERS

The Board reviewed the Building Manager's Report, a copy of which is attached. After discussion, Director Graham moved to accept the Building Manager's Report. Director Crenshaw seconded the motion, which passed unanimously.

WEST HARRIS COUNTY REGIONAL WATER AUTHORITY

There was no discussion on this agenda item.

REPORTS FROM DIRECTORS

There was no discussion on this agenda item.

GARBAGE MATTERS

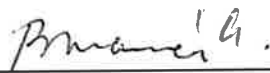
There was no discussion on this agenda item.

AGENDA ITEMS FOR NEXT BOARD MEETING

The Board noted that the next Committee meeting will be held on May 1, 2025, and the next regular meeting will be held April 28, 2025.

There being no further business to come before the Board, Director Graham moved to adjourn the meeting. Director Crenshaw seconded the motion, which passed unanimously.





Secretary, Board of Directors

ATTACHMENTS TO MINUTES

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