

THE STATE OF TEXAS

COUNTY OF HARRIS

On the 17th day of October 2023, the Crosby Municipal Utility District held a regular meeting of the Board of Directors at the office of the District at 103 W. Wahl St. Crosby, Texas with the following members present:

Steve Schreiber –	President	Present
Eddie Foster –	Vice President	Present
Donna Davenport-	Treasurer	Present
Wesley Zarsky-	Secretary	Present
Diane Feland-	Asst. Secretary	Absent

Visitors present: Beth McCormack, Shari Sumner, Chris Wallace, Dawn Muth, Chad Abram, JoAnn Matthiesen, Isabel Londrigan, Matt Fredrick with Gated Rentals

Meeting was called to order at 4:00p.m. by Steve Schreiber.

Prayer: Steve Schreiber opened the meeting with a prayer.

I. Approve minutes

Wesley Zarsky made a motion to approve the minutes and Donna Davenport seconded the motion.

Motion carried.

II. Citizen’s presentations and requests to address the Board of Directors and take necessary action granting connections for utility commitments and billing adjustments.

a. Frank Mikulastik- Regarding water bill at 1130 Church St.

N/A

III. New Business

a. Review Employee Evaluations and take any necessary action.

To be discussed in Executive Session

IV. Old Business

N/A

V. Tax Assessor/Collector’s Report

Dawn Muth went over her report with the Board of Directors.

VI. Attorney’s Report

a. Hold public hearing to consider tax rates and take any necessary action.

No residents or customers present to discuss tax rates.

b. Consider and act on Order Setting Debt Service Tax Rate for the District and take any necessary action.

Wesley Zarsky made a motion to approve the debt service tax rate of 37¢ for the District and Donna Davenport seconded the motion.

Motion Carried

- c. Consider and act on Order Setting Debt Service Tax Rate and on Order Setting Maintenance Tax Rate for Defined Area 1 and take any necessary action.

Wesley Zarsky made a motion to approve Maintenance & Operations Tax Rate of .1710 and Debt Service Tax rate of .6890 for Defined Area 1. Donna Davenport seconded the motion.

Motion Carried

- d. Consider and act on Order Setting Maintenance Tax Rate for Defined Area 2 and take any necessary action.

Wesley Zarsky made a motion to approve the maintenance tax rate of .86¢ for Defined Area 2 and Donna Davenport seconded the motion.

Motion Carried.

- e. Consider and act on Notice to Purchaser of Special Taxing or Assessment for the District, Defined Area 1, and Defined Area 2 and take any necessary action.

Wesley Zarsky made a motion to approve the updated Notice to Purchaser of Special Taxing Assessment for the District, Defined Area 1, and Defined Area 2 and Donna Davenport seconded the motion.

Motion Carried

- f. Discuss November 7 Bond Election and take any necessary action.

No Action

VII. Engineer's Report

Engineering matters and capital improvement projects, including authorize design, approve plans and specifications, approve easements, authorize advertisements for bids, review bids and approve award of contract, approve and pay estimates, time extensions, and change orders and final acceptance, as appropriate for the following:

- a. Harris County Community Development Grants
- b. Rate Order matters including water and sewer rate study matters
- c. Surface Water Treatment Plant Expansion including Contact Time Study
- d. SWTP East Site: Sludge Disposal Relocation Facilities
- e. 12" Water Line loop to Pecan Estates
- f. Lift Station Upgrades: Pin Oak LS
- g. Future Force Main in CenterPoint Corridor to serve US 90 and Krenek Area
- h. Pecan Estates phase 2 force main extension and gravity sewer
- i. In-District and Defined Area Developments Status including Request for Service Commitments and Site Plan Reviews
- j. Out of District Request for Annexation and Service including Annexation Feasibility Reports and Related Agreements, Utility Extensions, and Creation of Defined Area
- k. HCMUD No. 560 Interconnect
- l. 10 inch Sanitary Force Main and 12 inch Water line Extension serving Cedar Pointe (Defined Area 2)
- m. Sanitary Sewer Lift Station serving Cedar Pointe (Defined Area 2)

Engineers, Chad Abram and Isabel Londrigan went over their report with Board of Directors. Pecan Estates Developer requests authorization to begin public advertisement for bids for detention basin pilot channels improvements.

A motion was made by Wesley Zarsky and seconded by Eddie Foster to approve public advertisement bids for detention basin pilot channels improvements.

Motion Carried

VIII. Office Manager's Report

Beth McCormack went over her report with the Board of Directors.

IX. Utility Manager's Report

Chris Wallace emailed his report to the Board of Directors

X. Treasurer's Report

a. Approve Financial Statements.

A motion was made to approve financial statement by Wesley Zarsky and seconded by Eddie Foster

Motion Carried

b. Approve Customer Write Offs

A motion was made by Wesley Zarsky and seconded by Eddie Foster to table KMCO and approve the other write offs.

Motion Carried

c. Approve Quarterly investment Report.

A motion was made by Wesley Zarsky and seconded by Eddie Foster to approve the Quarterly Investment Report.

Motion Carried

XI. Convene in executive session to discuss personnel matters pursuant to Section 551.074 of the Texas Government Code, 551.072 regarding property, Section 551.071 of the Texas Government Code for the consultation with Attorney for pending or contemplated litigation, and Section 551.076 of the Texas Government Code regarding security

A motion was made by Wesley Zarsky to convene into Executive Session at 4:28pm and seconded by Donna Davenport.

Motion Carried

XII. Reconvene into regular session.

A motion was made by Wesley Zarsky and seconded by Eddie Foster to reconvene into regular session at 4:45pm

Motion Carried

XIII. Consider and take necessary action on the result of the Executive Session.

XIV. Adjournment

A motion was made by Wesley Zarsky and seconded by Eddie Foster to adjourn at 4:46pm.

Motion Carried.

Pursuant to V.T.C.A., Government Code, Sections 551.071, 551.072, 551.074 and 551.076 the Board of Directors may convene in closed session to discuss matters relating to pending or contemplated litigation, personnel matters, security, or real estate transactions.

ATTEST: S.S.



Wesley Zarsky, Secretary



Steven Schreiber, President