

THE STATE OF TEXAS

COUNTY OF HARRIS

On the 18TH day of February 2025, 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	Present

Visitors present: Beth McCormack, Shari Sumner, Chris Wallace, JoAnn Matthiesen, Isabel Londrigan, Dawn Muth, Joe Marrow, Keith Adams with Lake Shadows MUD 70, Andy Zepeda, Vanessa Rodriguez, Matthew Malmquist

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

Prayer: Steve Schreiber opened the meeting with a prayer.

I. Approve minutes

A motion was made by Eddie Foster and seconded by Donna Davenport to approve the minutes.

Motion carried.

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

N/A

III. Old Business

N/A

IV. New Business

a. Discuss and take any necessary action regarding actuarial services relating to GASB 75 other Post-Employment Benefits

Wesley Zarsky made a motion and Eddie Foster seconded the motion to approve the two year actuarial agreement.

Motion Carried

b. Discuss proposed Defined Area 1 bond sale and take any necessary action

Eddie Foster made a motion, and Donna Davenport seconded the motion to authorize the engineer to proceed with the bond application for Defined Area 1 Bond Sale.

Motion Carried

V. Hear Developers reports and take any necessary action

Andy Zepeda with Castlerock updated the Board on Pecan Estates subdivision progress & sales.

Vanessa Rodriguez with Ashton Woods Homes & Starlight homes updated the Board on the Cedar Pointe Subdivision progress.

VI. Tax Assessor/Collector's Report

Dawn Muth went over her report with the Board.

VII. Attorney's Report

a. Discuss annexation of proposed Defined Area 3

A motion was made by Eddie Foster and seconded by Diane Feland to send the annexation agreement draft to Riverway Development.

Motion Carried

VIII. 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 and approve pay estimates, time extensions, and change orders and final acceptance, as appropriate for the following:

- a. Harris County Community Development Grants
- b. SWTP East Site: Sludge Disposal Facilities Relocation
- c. Capital Improvement Plan (CIP)
- d. Bond Application No. 9
- e. TCEQ Request for Revised Wastewater Treatment Plant Design Criteria
- f. Surface Water Treatment Plant Expansion including Contact Time Study
- g. Harris County Runneburg Estates Drainage Improvements
- h. 12" Water line Loop to Pecan Estates
- i. Pecan Estates Phase 2 Force Main Extension and Gravity Sewer
- j. Defined Area No. 1 Bond Application No. 2
- k. 10-inch Sanitary Force Main and 12-inch Water Line Extension serving Cedar Point (Defined Area 2)
- l. Sanitary Sewer Lift Station serving Cedar Pointe (Defined Area 2)
- m. In-District and Defined Area Developments Status including Request for Service Commitments and Site Plan Reviews
- n. Out of District Request for Annexations and Service including Annexation Feasibility Reports and Related Agreements, Utility Extensions, and Creation of Defined Areas.

Isabel Londrigan went over her report with the Board.

Engineer asked the Board to review and approve Pay Application No.5 in the amount of \$63,778.50.

A motion was made to approve Pay Application No.5 in the amount of \$63,778.50 to B-5 Construction by Wesley Zarsky and seconded by Eddie Foster.

Motion Carried

Isabel asked the Board to authorize preparation of Alternative Capacity Request (ACR)

A motion was made by Wesley Zarsky and seconded by Eddie Foster to proceed with the preparation of ACR.

Motion Carried

IX. Office Manager Report

Beth McCormack went over her report with the Board.

X. Utility Manager's Report

Chris Wallace went over his report with the Board.

XI. Treasurer's Report

a. Approve Financial Statements.

A motion was made by Wesley Zarsky and seconded by Diane Feland to approve the Financial Statements.

Motion carried.

b. Approve Customer write-offs.

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

Motion carried.

- XII. Convene in executive session to discuss personnel matters pursuant to Section 551.074 of the Texas Government Code, 551.072 regarding real 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**
N/A

XIII. Reconvene into regular session

N/A

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

N/A

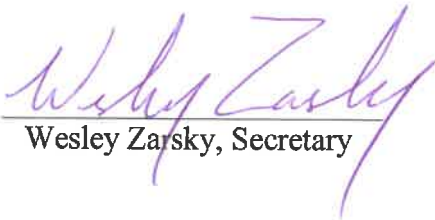
XV. Adjournment

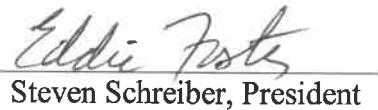
A motion was made by Wesley Zarsky and seconded by Diane Feland to adjourn at 4:41p.m.

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