

THE STATE OF TEXAS

COUNTY OF HARRIS

On the 20TH day of May 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, Kristie Wenzrel, Chris Wallace, JoAnn Matthiesen, Isabel Londrigan, Zach, Dawn Muth, Vanessa Rodriquez and John Hill and Joe Morrow via phone.

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 Wesley Zarsky and seconded by Eddie Foster to approve the minutes.

Motion carried.

VI. Tax Assessor/Collector's Report

Dawn Muth went over her report with the Board.

Joe Morrow discussed the TCEQ Application for Defined Area 1 bond issue via phone and went over the Projected Cash Flow Analysis.

A motion was made by Wesley Zarsky and seconded by Eddie Foster and unanimously approved by the Board to move forward with the bond sale.

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.

III. Old Business

A motion was made by Donna Davenport and seconded by Wesley Zarsky to approve the payment for a 2024 insurance claim for Debra Stockton.

Motion carried.

IV. New Business

Discuss and Approve Property & Liability Insurance Proposal from TML

John Hill went over the Property & Liability Insurance Proposal with the Board.

**A motion was made by Eddie Foster and seconded by Wesly Zarsky to approve TML's Property & Liability Insurance Proposal.
Motion carried.**

- V. Hear Developers reports and take any necessary action
Vanessa Rodriguez gave an update on Cedar Pointe.

VII. Attorney's Report

- a. Ratify approval to hire BB operator
**A motion was made by Wesly Zarsky and seconded by Eddie Foster to approve the hiring of a BB operator.
Motion carried.**
- b. Consider and act on Maintenance Agreements for Starlight Phase II detention facility;
**A motion was made by Wesly Zarsky and seconded by Eddie Foster to approve the Maintenance Agreement for Starlight Phase II detention facility.
Motion carried.**
- c. Ratify approval of letter regarding illegal taps in Cedar Pointe
**A motion was made by Wesly Zarsky and seconded by Eddie Foster to approve and ratify the letter regarding illegal taps in Cedar Pointe.
Motion carried.**
- d. Consider and Act on the TCEQ Application for Defined Area 1 bond issue and related Resolution.
**A motion was made by Wesley Zarsky and seconded by Eddie Foster to approve TCEQ application for Defined Area 1 bond issue and related resolution.
Motion carried.**
- e. Elect Officers
Table.

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. Sanitary Sewer Cleaning and Televising Phase 1 (FY2025)
 - g. 12" Water line Loop to Pecan Estates
 - h. Pecan Estates Phase 2 Force Main Extension and Gravity Sewer
 - i. Defined Area No. 1 Bond Application No. 2
 - j. 10-inch Sanitary Force Main and 12-inch Water Line Extension serving Cedar Point (Defined Area 2)
 - k. Sanitary Sewer Lift Station serving Cedar Pointe (Defined Area 2)
 - l. In-District and Defined Area Developments Status including Request for Service Commitments and Site Plan Reviews
 - m. 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.**

A motion was made by Wesley Zarsky and seconded by Eddie Foster to approve the Engineer's report as presented.
Motion carried.

IX. Office Manager Report

Beth McCormack emailed her report to the Board but also reported that the roofers have begun working on the roof. Also, the office has a new check machine that will process checks in the office rather than having to take the deposit the bank.

X. Utility Manager's Report

Chris Wallace emailed his report to the Board but also advised them of the infiltration problems that were found on Gamma.

XI. Treasurer's Report

a. Financial Statements

A motion was made by Diane Feland and seconded Wesley Zarsky 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 customer write-offs as presented and to table KMCO's.
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 threatened litigation, and Section 551.076 of the Texas Government Code regarding security

**A motion was made by Wesley Zarsky and seconded by Diane Feland at 5:01 p.m to convene into executive session to discuss personnel matters.
Motion carried.**

XIII. Reconvene into regular session

**A motion was made by Wesley Zarsky and seconded by Eddie Foster at 5:43 p.m. to reconvene into regular session.
Motion carried.**

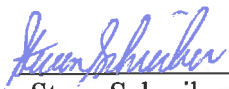
**XIV. Consider and take necessary action on the result of the Executive Session.
N/A**

XV. Adjournment

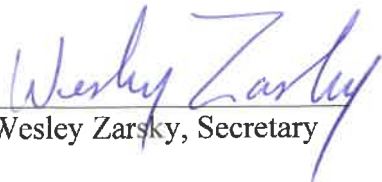
**A motion was made by Wesley Zarsky and seconded by Diane Feland at 5:45 p.m to adjourn.
Motion carried.**

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: K.W.



Steve Schreiber, President



Wesley Zarsky, Secretary