

MINUTES
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 500
(Internal)

December 10, 2024

The Board of Directors (the “Board”) of Harris County Municipal Utility District No. 500 (the “District”) met in regular session, open to the public, on the 10th day of December, 2024, at the Lakehouse, 10000 Towne Lake Parkway, Cypress, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Jeffrey D. Ottmann	President
Joanne E. Quintero	Vice President
Jeff P. Collins	Secretary
James Spackman	Assistant Secretary
Alan Steinberg	Asst. Vice President/Asst. Secretary

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

Also present at the meeting were Lydia Morgan, member of the public; Deputy Mohammad Abusnineh of the Harris County Sheriff’s Office (“HCSO”); Bethany Gray of the Towne Lake Community Association, Inc.; Michael Crahan of Caldwell Companies; Angel Ruvalcaba of KGA/DeForest Design, LLC; Erik Scott of Storm Water Solutions, LLC; Lynn Kurtz of Myrtle Cruz, Inc.; Amanda Benzman of Inframark Water & Infrastructure Services; Kenrick Piercy of EHRA Engineering; Brenda McLaughlin of Bob Leared Interests; and Katie Carner and Jennifer Ramirez of Allen Boone Humphries Robinson LLP (“ABHR”).

PUBLIC COMMENTS

There were no comments from the public.

CONSENT AGENDA

Director Ottmann offered Board members the opportunity to remove items from the Consent Agenda for individual discussion. After discussion, Director Spackman moved to approve all items on the Consent Agenda and direct that, where appropriate, the documents be filed appropriately and retained in the District’s official records, including: (1) the minutes of the November 12, 2024, regular meeting; (2) the bookkeeper’s report; (3) the tax assessor’s report; (4) authorizing payment of up to three per diems, reimbursement of hotel expenses for a maximum of two nights, and reimbursement for reasonable and necessary meals for Board members attending the Association of Water Board Directors winter conference, all to be submitted in accordance with the Travel Reimbursement Guidelines; (5) the review and update of the

Eminent Domain Report; (6) the operator's report; and (7) the engineer's report. Director Quintero seconded the motion, which passed unanimously. Copies of the bookkeeper's report, tax assessor's report, operator's report, and engineer's report are attached.

ITEMS REMOVED FROM THE CONSENT AGENDA

There were no items removed from the Consent Agenda.

SECURITY MATTERS, INCLUDING REPORT FROM THE HCSO AND SECURITY COMMITTEE

Director Quintero and Ms. Morgan updated the Board on security matters in Towne Lake.

ADDITIONAL FINANCIAL AND BOOKKEEPING MATTERS, INCLUDING AMEND BUDGET FOR FISCAL YEAR END MARCH 31, 2025

Ms. Kurtz reviewed a proposed draft amended budget for the fiscal year ending March 31, 2025, a copy of which is attached to the bookkeeper's report.

After review and discussion, Director Quintero moved to adopt the amended budget for the fiscal year ending March 31, 2025, as presented. Director Collins seconded the motion, which passed unanimously.

Director Ottmann reported on a meeting he attended with a Board member of the Harris Central Appraisal District.

AMENDED AND RESTATED AGREEMENT FOR SERVICES OF TAX ASSESSOR AND COLLECTOR

The Board tabled discussion on this agenda item.

ADDITIONAL OPERATIONAL MATTERS

Ms. Benzman updated the Board on the District's lead and copper service line inventory (the "Lead & Copper Inventory"), as reflected in the operator's report. Discussion ensued and the Board concurred to post the following notice to the public as part of these minutes:

The District has completed the Lead & Copper Inventory as required by the Environmental Protection Agency. Through records research and field investigation of the distribution system, it has been determined that the system has no lead service lines or galvanized lines requiring

replacement service lines. If you would like a copy of the Lead & Copper Inventory, please submit your request to harmud500@txdistricts.info.

After review and discussion, Director Steinberg moved to approve the District's Lead & Copper Inventory, make a copy of the Inventory available by request submitted to harmud500@txdistricts.info and post notice of the availability of the inventory in these minutes, as stated above. Director Collins seconded the motion, which passed unanimously.

HEARING ON TERMINATION OF WATER AND SEWER SERVICE

There was no discussion on this agenda item.

WEST HARRIS COUNTY REGIONAL WATER AUTHORITY MATTERS

There was no discussion on this agenda item.

ADDITIONAL ENGINEERING MATTERS

There was no discussion on this agenda item.

REPORT REGARDING DEVELOPMENT IN THE DISTRICT

There was no discussion on this agenda item.

DISCUSS ACTION LIST

The Board reviewed the action list and noted items to be included and removed from the list.

There being no further business to come before the Board, the Board concurred to adjourn the meeting.

(SEAL)





Secretary, Board of Directors

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