

**MINUTES OF REGULAR MEETING
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 191
June 23, 2021**

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The Board of Directors of Harris County Municipal Utility District No. 191 of Harris County, Texas, met in **regular session**, open to the public, beginning at **6:30 PM** on **June 23, 2021**, at the Cy-Champ PUD facility at **13455 Cutten Road, Suite 1A, Houston, Texas 77069** (including a telephone conference call audible at that location, as authorized by the Governor of the Texas under an emergency declaration). The roll was called of the duly constituted officers and members of the Board, to-wit:

Robert Price	President
Ernest F. Gigliotti	Vice President
Rob Harris	Secretary
Vaughan G. Miller	Treasurer
Ronald Young	Assistant Secretary and Director

Mr. Price, Mr. Harris, Mr. Young and Mr. Miller were present at the meeting place, and Mr. Gigliotti and was present by conference call, thus constituting a quorum. Also present, by conference call, were Mr. Rich Rankin and Mr. Howard Wilhite of H2O Innovation Maintenance and Operation LLC; Mr. Timothy Hardin of Langford Engineering, Inc.; Ms. Claudia Redden of Claudia Redden & Associates; and Ms. Patty Rodriguez of Bob Leared Interests. Also present at the meeting place were Mr. James Dougherty, attorney for the District, and Lt. Mike Cohen of the Precinct 4 Harris County Constable's office. The President called the meeting to order, and the following business was transacted:

1. Constable/Patrol/County Matters. There was no constable report.

2. Regular Subjects, Minutes and Consent Agenda

a. Bookkeeping and financial matters. The Board received the bookkeeper's report and investment report. Ms. Redden mentioned a large payment received and a transfer to TexPool, as she reviewed the report, and she mentioned some of the checks prepared for approval. Mr. Price observed that sales tax revenues appeared to be declining. Ms. Rodriguez said that payments for the Star Furniture company and a tire store were still shown in the report. Mr. Dougherty mentioned the dispute over the GLO-Cavallo billings for electricity.

Ms. Redden and Mr. Dougherty reported on the depository arrangements with Central Bank and the pending change of accounts at BBVA-Compass Bank to PNC Bank. There were questions about some of the papers submitted by Central Bank, as compared to the District's documents, also about payments of e-checks and credit cards into the existing BBVA-Compass account. After discussion, there was a request to gather additional information and bring the matter back to the Board.

Following a report on electricity billings, it was moved and seconded to approve and authorize a notice of dispute to GLO-Cavallo and authorize withholding of the amounts in dispute (but pay the undisputed amounts), with further authorization to issue checks for and pay all or part of the withheld amounts (for prior billing periods) when: (i) the disputes are resolved in favor of the District, (ii) payment is recommended by P3, or (iii) the President otherwise determines that payment should be made. The motion was seconded, and all voted in favor (5-0). Also, Mr. Price moved to receive and approve the investment report submitted by the Investment Officer and to order that a written instrument be adopted and shown on the report to state that the Board had: (i) received and approved the report and (ii) reviewed the District's investment policy and investment strategies and decided to make no changes to them. Director Harris seconded, and all voted in favor, thus adopting the motion.

It was moved to accept the bookkeeper's report and to approve and authorize the checks listed in the report, also five additional checks as mentioned by Ms. Redden (#11729, 11726, 11724, 11725,

11727, #11701). The motion was seconded, and all voted in favor.

b. Tax Assessor-Collector. The Board received the Tax Assessor-Collector's report from Ms. Rodriguez. She reported that, but for the large hotel delinquency, the collection percentage would have been higher than 98%. She said the preliminary appraisal estimate showed an increase of more than 4%, but protests were likely to reduce it. It was moved and seconded to accept the Tax Assessor-Collector's report and approve and authorize the checks as listed in the report. All voted in favor.

c. Legal matters. There was no action taken, except as noted under the engineering item.

d. Utility operations. Mr. Rankin presented and reviewed the operator report. Regarding manhole inspections, he reported that 26 manholes were apparently buried and not yet found. After discussion, the consensus was to get the 26 manholes located and evaluated, by the next meeting, at which time the Board would consider the entire inventory and determine what remedial work should be done. Mr. Rankin confirmed that a \$647 refund was due on the fees for the "Mirage 38" fire tap. It was moved and seconded to accept the operator's report. All voted in favor (adopted 5-0).

e. Minutes. Draft minutes for meetings held May 26 and June 14, 2021 were reviewed. It was duly moved and seconded to approve them, as presented. All voted in favor (adopted 5-0).

3. Water and Sewer Matters. There was no action taken, except as covered in the operator and engineer sections.

4. Engineering & Projects. Mr. Hardin presented the engineer's report. He briefed the Board on a cost matrix for generators. There was discussion and questions about use of portable generators (and their cost). Mr. Wilhite described emergency operation procedures, including refilling diesel tanks. There were questions about possibly purchasing one or more generators, at first, and adding others later, also questions about "critical load" designations by CenterPoint Energy. Mr. Hardin explained the possible costs for replacing electrical panels (including motor controls) for the WWTP and the on-site lift station. He estimated the costs, with engineering and contingencies, at about \$550,000. There were other old electrical facilities that would likely need to be replaced, he said, so it would make sense to plan to do them all over, say, a five-year period (planning to on about \$300,000 per year). After further discussion, the President asked that the matter be tabled.

It was duly moved and seconded to accept the engineering report. The motion was adopted unanimously.

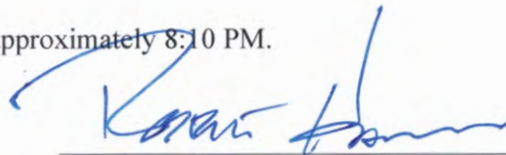
5. Energy, Streetlights, Etc. There was no action taken, apart from the motion on billing described in the bookkeeper section.

6. FM 1960 Project. Mr. Price gave an update on the last documents sent to TxDOT (as authorized by the Board on June 14) and the resulting discussions with a TxDOT staff member. Mr. Young asked about persons authorized to sign on behalf of TxDOT.

7. Records, Communications, Meetings, etc. There was no action taken

(Adjournment) The meeting adjourned at approximately 8:10 PM.

(SEAL)



Secretary, Board of Directors