

**MINUTES OF REGULAR MEETING
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 23
DECEMBER 8, 2022**

**STATE OF TEXAS §
 §
COUNTY OF HARRIS §**

The Board of Directors of Harris County Municipal Utility District No. 23 of Harris County, Texas, met in regular session, open to the public, beginning at 5:30 P.M. at a regular meeting place inside the District on the 8th day of December, 2022, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Christy Shepard	President
William E. Ross	Vice President
Oscar Dominguez	Secretary
Jeff Blackwell	Treasurer
Jim Haney	Assistant Secretary/Treasurer

and all of said directors were present, thus constituting a quorum.

Persons also present included:

Sean Humble of Sherrington-Humble, LLC;
Debbie Bessire of ETI Bookkeeping and Equi-Tax Inc.;
Doug Jeffrey and Claudine Pacioni of TNG Utility Corp;
Daniel Hayden, Engineer for District 220 and Pete Pederson, Director of District 220;
Leslie Bryant with ETC;
Jeanelle Walker of Courtyard Glen; and
Michael A. Cole of Michael A. Cole, P.C.

COMMENTS

Ms. Walker commented that Courtyard Glenn will want \$4,200 a year contributed by the District for maintenance of landscaping and flowers and would have an explanatory package for this next month. It was also mentioned that buyouts from Flood Control remain on the horizon.

SECURITY REPORT

A brief Security Report was given.

MINUTES

Director Dominguez and Director Ross moved and seconded, respectively, the approval of the November minutes which motion carried unanimously.

CONSENT AGENDA

BOOKKEEPER, INVESTMENT OFFICER, AND TAX-ASSESSOR COLLECTOR REPORTS AND TAX LEVY

The reports were presented. It was noted that interest rates at TexPool are up to 3.66 %, and tax collections for the current year are 32% complete, and that out of District taxes were not yet paid. The General Fund balance was shown to be \$5,354,850. It was generally agreed that residents should be asked what they want in terms of lights and that this discussion would continue. A consensus was reached that a consolidated single power bill is preferred.

ENGINEER'S REPORT

It was reported that Flood Control had turned down the District's requests but that the request would now go to the Watershed coordinator, the next level at Flood Control, for permission to cross Flood Control land for bringing surface water from the City to its primary water plant. It was then reported that Flood Control had re-let the contract for the 1960/Hollister work and that it called for the work to be done in 420 calendar days starting early in 2023. It was also stated that Flood Control would be reminded about the sidewalk to be done and that the Hollister to Cole Green will be bid next year. It was also mentioned that the Shell station still needs its final plans approved and that there remains a question about a gas leak so it may yet be a while before the gas station is back in service. A discussion then ensued about 6930 Flintlock. After a brief discussion, **Director Ross moved that a PILOT agreement be authorized to provide water to 6930 Flintlock. The motion was seconded by Director Dominguez and carried unanimously.** Air Filter Inc. of 8282 Warren Rd was then discussed. It was noted that it had drilled a water well. The Board indicated it could say yes or no to the questionnaire submitted by Air Filter Inc. and that for the present it should answer yes to the questionnaire. A brief discussion was had concerning the sanitary sewer repairs on the 24 inch line and the 8 inch line which run from \$39,000 to \$154,000. It was determined that a bid would also be submitted by T Construction by next month and that no final action would be taken until then. The Engineer said he wants to spend more time analyzing the options and that it always has the option of doing it outside the normal means if that presents better options. The Board determined to wait until the next meeting to make a decision on the sanitary sewer repairs.

UTILITY OPERATOR

Ms. Pacioni presented her report. The water accountability ratio was 99+%; there had been some problems with the NH3 reported; 43 accounts were set for termination; and no grace is to be extended to delinquent customers.

ATTORNEY REPORT

The report was presented to Directors. The Attorney recommended that the agreement with the Subsidence District for educating 5th graders be authorized. **A motion to this effect was made by Director Ross and seconded by Director Blackwell and carried unanimously.**

BUILDING COORDINATOR REPORT

Director Ross submitted his report. Fence repairs were authorized in the amount of \$650 with bids to be taken on gates at the entrance to the Treatment Plant.

CONSENT AGENDA

The Consent Agenda was approved on the motion and second of Directors Dominguez and Ross, respectively, and the unanimous vote of the Board.

There being no other business to come before the Board the meeting was adjourned.

(SEAL)

Secretary, Board of Directors

**COMMITMENTS FOR ACTION
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 23
MEETING OF DECEMBER 8, 2022**

BOOKKEEPER

OPERATOR

Correct the meter/billing errors.

ATTORNEY

ENGINEER

Follow up on meeting commitments including send plans to Mr. Bubbler; and work on details for new contract with City of Houston.

BUILDING COORDINATOR

Begin use of new phones and integrate them with personal phones.

TAX ASSESSOR COLLECTOR

Provide a statement of value of the Joga property and improvements and warehouses off of Warren Road for District's Attorney; and prepare and send out tax bills.