

MINUTES
FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 155

November 13, 2023

The Board of Directors ("Board") of Fort Bend County Municipal Utility District No. 155 ("District") met in regular session, open to the public, on the 13th day of November, 2023, at the Bonbrook Plantation Recreational Center, 9210 Reading Road, Rosenberg, Texas, within the boundaries of the District, and the roll was called of the members of the Board:

Donna Johnson	President
Brett Telford	Vice President
Christina Garcia	Assistant Vice President
Jessica Robach	Secretary
Dwayne Grigar	Assistant Secretary

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

Also present for all or part of the meeting were Lieutenant Hansen and Deputy Garcia of Fort Bend County Constable - Precinct 4; Ron Dechert of Costello, Inc.; Jorge Diaz of McLennan & Associates, LP; Rick Marriot of Si Environmental, LLC ("Si"); Sean Donnell and Rachel Goldsmith of GreenScape Associates ("GreenScape"); Nick Steffek and Alberto Ramirez of Lake Management Services, L.P. ("LMS"); and Whitney Higgins and Holly Huston of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

The meeting convened at 10:06 a.m. Ms. Higgins offered any members of the public attending the meeting the opportunity to make a public comment. There being no members of the public wishing to make a public comment, the Board concurred to close the public comment section of the agenda.

APPROVE MINUTES

The Board considered approving the regular meeting minutes from the October 9, 2023, regular meeting. Following review and discussion, Director Johnson moved to approve the minutes. Director Garcia seconded the motion, which passed by unanimous vote.

BOOKKEEPING MATTERS

Mr. Diaz presented and reviewed the bookkeeper's report and presented the checks for payment. A copy of the bookkeeper's report, which includes the investment report, is attached. After review and discussion, Director Johnson moved to approve the bookkeeper's report and payment of the bills. Director Garcia seconded the motion, which passed unanimously.

ENGINEER'S REPORT

Mr. Dechert presented and reviewed an engineer's report, a copy of which is attached, and updated the Board on the status of development and ongoing engineering projects in the District.

Mr. Dechert updated the Board regarding the Lift Station No. 1 Backup Generator.

Mr. Dechert updated the Board regarding the Detention Pond Erosion Project.

The Board next discussed the Benton Road Commercial Site.

Following review and discussion, Director Robach moved to approve the Engineer's Report. Director Johnson seconded the motion, which passed by a unanimous vote.

ADOPT RESOLUTION VOTING FOR DIRECTOR FOR BOARD OF DIRECTOR ELECTION FOR FORT BEND CENTRAL APPRAISAL DISTRICT

The Board considered adopting a Resolution Voting for Director for Board of Director Election for Fort Bend Central Appraisal District. After review, Director Garcia moved to cast the District's 9 votes for Michael D. Rozell. Director Robach seconded the motion, which passed by unanimous vote.

SECURITY REPORT

The Board discussed security matters within the District.

OPERATOR'S REPORT

Mr. Marriot presented and reviewed the operator's report, a copy of which is attached, and reviewed repair and maintenance items for the month.

Mr. Marriot presented and reviewed an appeal by a resident disputing their usage for the September billing cycle and requesting the Board's consideration in adjusting their statement. In response to questions from the Board, Mr. Marriot reported Si checked the meter and confirmed the meter is working correctly and that there was no evidence of a leak being on the District's side of the meter. He noted that the resident's usage has since returned to normal.

Mr. Marriot presented to the Board a list of delinquent customers and reported the residents on the termination list were delinquent in payment of their water and sewer bills and were given written notification, in accordance with the District's Rate Order, prior to the meeting of the opportunity to appear before the Board to explain, contest, or correct their bills and to show why utility services should not be terminated for reason of non-payment.

Following review and discussion, Director Garcia moved to (1) approve the operator's report; (2) reject the request from a resident to adjust their statement due to excessive usage; and (3) authorize termination of delinquent accounts in accordance with the District's Rate Order, and direct that the delinquent customer list be filed appropriately and retained in the District's official records. Director Robach seconded the motion, which passed by unanimous vote.

UPDATE ON DETENTION/AMENITY LAKES MAINTENANCE

Mr. Steffek updated the Board on detention and amenity lake maintenance including well repairs, fountain repairs, and vegetation and algae treatments. Director Garcia requested LMS to change the lights on the fountain to the Christmas Lights. Mr. Steffek stated LMS found two locations around Lake C where the shoresox have been damaged. Following discussion, the Board requested LMS to present a proposal at the December meeting to repair the shoresox around Lake C.

PHASE II SMALL MS4 GENERAL PERMIT AND STORM WATER MANAGEMENT PLAN, INCLUDING PUBLIC COMMENT

There was no discussion on this agenda item.

UPDATE ON LANDSCAPE MAINTENANCE AND IRRIGATION FROM GREENSCAPE ASSOCIATES

Mr. Donnell reviewed a landscape maintenance report, a copy of which is attached, and discussed the status of work previously approved by the Board. He then presented and reviewed the following proposals: (1) proposal no. 13143 in the amount of \$6,470.29 for Lake C Rye Seed Application & Maintenance; and (2) proposal no. 13179 in the amount of \$4,979.73 for the November Irrigation Repairs. Following review and discussion, Director Garcia moved to approve the proposals as presented. Director Robach seconded the motion, which passed by a unanimous vote.

Ms. Goldsmith updated the Board regarding the status of construction for the Bonbrook Plantation Recreation Center.

Ms. Goldsmith updated the Board regarding the status of construction for Bonbrook Motion Park Enhancements.

Ms. Goldsmith updated the Board regarding the status of construction for Bonbrook Lake B Trails. She reviewed and recommended approval of Pay Estimate No. 2 in the amount of \$75,848.88 payable to DL Meacham ("DLM). Ms. Goldsmith reviewed and recommended approval of Change Order No. 3 to the contract as an increase to the contract in the amount of \$26,000. The Board determined that Change Order No. 3 is beneficial to the District.

Ms. Goldsmith stated that bids were received for construction of Bonbrook Lake C Trails. She recommended that the Board award the contract to DLM in the amount of

\$189,647.69. The Board concurred that, in its judgment, DLM was a responsible bidder who would be most advantageous to the District and would result in the best and most economical completion of the project.

After review and discussion, Director Garcia moved to (1) approve Pay Estimate No. 2 in the amount of \$75,848.88 payable to DLM for the construction of Bonbrook Lake B Trails; (2) approve Change Order No. 3 to the contract with DLM for the construction of Bonbrook Lake B Trails that will increase the contract in the amount of \$26,000 based upon the Board's finding that the Change Order is beneficial to the District and the landscape architects' recommendation; and (3) award the contract for construction of Bonbrook Lake C Trails to DLM in the amount of \$189,647.69, based upon the landscape architect's recommendation and receipt of the payment and performance bonds and the certificate(s) of insurance and endorsements, if any, provided by the contractor. Director Robach seconded the motion, which passed by unanimous vote.

DISTRICT COMMUNICATIONS, INCLUDING WEBSITE, MASS MESSAGING, AND SOCIAL MEDIA POLICIES

Discussion ensued regarding updates to the District website.

GARBAGE AND RECYCLING MATTERS

Discussion ensued regarding garbage and recycling matters.

TAX ASSESSOR/COLLECTOR'S REPORT

The Board received and reviewed a tax assessor/collector's report from Fort Bend County, a copy of which is attached. Following review and discussion, Director Garcia moved to approve the tax assessor/collector's report as presented. Director Robach seconded the motion, which passed unanimously.

SECURITY REPORT CONTINUED

Lieutenant Hansen discussed security matters within the District. Discussion ensued regarding the District's contract with Fort Bend County Constable - Precinct 4.

There being no further business to come before the Board, the Board concurred to adjourn the meeting at 11:35 a.m.




Secretary, Board of Directors

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