

MINUTES OF MEETING OF BOARD OF DIRECTORS  
MARCH 14, 2017

THE STATE OF TEXAS  
COUNTY OF HARRIS  
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 151

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The Board of Directors (the "Board") of Harris County Municipal Utility District No. 151 (the "District") met in regular session, open to the public, at Norton Rose Fulbright US LLP, 1301 McKinney, Suite 5100, Houston, Texas, at 11:30 a.m. on March 14, 2017, whereupon the roll was called of the members of the Board, to-wit:

Kent F. Spitzmiller, President  
Jerry Berry, Vice President  
Herman Jordan, Vice President  
Ken Smith, Secretary  
Bill Walker, Assistant Secretary

**Persons Attending.** All members of the Board were present, except Director Walker, thus constituting a quorum. Also attending all or parts of the meeting Mr. Joe Stunja of Pinehurst Trail Holdings, LLC ("Pinehurst Trail Holdings"); Mr. David Toone of PinPoint Commercial, L.P.; Mr. Larry Jones of Severn Trent Environmental Services, Inc. ("ST"), operator for the District; Ms. Diane Bailey of McLennan and Associates, bookkeeper for the District; Ms. Yvonne Luevano of Wheeler & Associates ("Wheeler"), tax assessor and collector for the District; and Ms. Jana Cogburn and Ms. Brenda Presser, paralegal, of Norton Rose Fulbright US LLP ("NRF"), law firm representing the District.

**Call to Order.** The meeting was called to order and, in accordance with notice posted pursuant to law, copies of the certificates of posting of which are attached hereto as *Exhibit A*, the following business was transacted:

1. **Minutes.** Proposed minutes of the meeting of February 14, 2017, previously distributed to the Board, were presented for approval. Upon motion by Director Berry, seconded by Director Smith, after full discussion and the question being put to the Board, the Board voted unanimously to approve the minutes of the meeting of February 14, 2017, as presented.

2. **Tax Collector's Report.** The Board reviewed the Tax Collector's Report as of February 28, 2017, a copy of which is attached hereto as *Exhibit B*. The report reflects that the District had collected 96.61% of its 2016 taxes as of February 28, 2017.

Upon motion by Director Jordan, seconded by Director Smith, after full discussion and the question being put to the Board, the Board voted unanimously to accept the Tax Collector's Report, to authorize payment of check numbers 3190 through 3210 from the Tax Account in the amounts, to the persons and for the purposes listed in such Report, and to approve and authorize the delinquent tax attorney to take necessary action in connection with the delinquent tax report.

3. **Engage Delinquent Tax Attorney to enforce the collection of delinquent taxes.** There was no discussion or action required for this item.

4. **Bookkeeper's Report.** Ms. Bailey presented to and reviewed with the Board the Bookkeeper's Report for the period from February 15, 2017 to March 14, 2017, certain statements

for payment, and the investment report for the period ending February 28, 2017, copies of which are attached hereto as *Exhibit C*.

Discussion ensued regarding investments in the General Fund and the proposed transfer of a portion of the funds in money market accounts to certificates of deposit. After discussion, the Board concurred that investments be reviewed and any action be deferred until next month's meeting.

Ms. Bailey presented check numbers 10209 through 10212 for utilities and pumpage fees for approval and payment upon receipt of invoices expected prior to the District's next meeting. She also presented check no. 10213 in the amount of \$270.00 in payment of today's meeting expenses, which will be reflected on next month's report.

Upon motion by Director Jordan, seconded by Director Berry, after full discussion and the question being put to the Board, the Board voted unanimously to accept the Bookkeeper's Report, to approve the Investment Report, and to authorize payment of check numbers 10189 through 10212 from the General Fund in the amounts, to the persons, for the purposes listed in such Report and as requested herein.

5. **Engineer's Report.** No engineer's report was presented.

6. **Operations Report.** Mr. Jones presented to and reviewed with the Board the Operations Report for February 2017, a copy of which is attached hereto as *Exhibit D*. He noted that 94.74% of the water pumped was billed for the period of January 20, 2017 to February 18, 2017.

Mr. Jones presented the annual report on Identity Theft Prevention and Protection, a copy of which is attached as *Exhibit E*. He noted that ST has no changes to request to the District's Red Flag Rules Program.

Upon motion by Director Berry, seconded by Director Smith, after full discussion and the question being put to the Board, the Board voted unanimously to approve the Operations Report and to authorize termination of service to delinquent accounts.

7. **Developer's Report.** Mr. Stunja introduced Mr. Toone to the Board as the developer of property at West Lake Houston Parkway and Kings Park Way. Mr. Toone briefly described his company's experience and developments. He stated that the property consists of 8-1/2 acres that will be developed into approximately 60,000 square feet of retail space. Discussion ensued regarding re-allocation of capacity from Pinehurst Trail Holdings to serve the development. Mr. Stunja discussed drainage for the property.

8. **Status report on District website.** No report was presented to the Board.

9. **Public Comments.** There were no comments.

THERE BEING NO FURTHER BUSINESS TO COME BEFORE THE BOARD, the meeting was adjourned.

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The foregoing minutes were passed and approved by the Board of Directors on April 11, 2017.

  
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President, Board of Directors

ATTEST:

  
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Secretary, Board of Directors

