

MINUTES
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 383

September 3, 2025

The Board of Directors (the “Board”) of Harris County Municipal Utility District No. 383 (the “District”) met in regular session, open to the public, at the offices of Municipal Accounts & Consulting, L.P., 1281 Brittmoore Road, Houston, Texas 77043, outside the boundaries of the District, on the 3rd day of September, 2025, and the roll was called of the members of the Board being present:

John Porea	President
John J. Ryan	Vice President
Jeffrey Peters	Secretary
Jean M. Casagrande	Assistant Secretary
Jody Chouinard	Assistant Vice President

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

Also attending the meeting in person were: Cindy Grimes and Tyler Leggett of Municipal Accounts & Consulting, L.P. (“MAC”); Jay Llamado of Tax Tech, Inc. (“Tax Tech”); James Parker and Jennifer Mays of Pape-Dawson Engineers (“Pape-Dawson”); Scott Shelnuitt of Municipal Operations & Consulting, Inc. (“MOC”); Layne Yeager of Double Eagle Erosion Solutions, LLC (“Double Eagle”); Michelle Kincer of Storm Water Solutions, LLC (“SWS”); Adam Swonke of Gleannloch Landscaping & Maintenance Company (“GLAMCO”); and Adisa Harrington and Whitney Lington of Allen Boone Humphries Robinson LLP (“ABHR”).

COMMENTS FROM THE PUBLIC

Director Porea offered any members of the public attending the meeting the opportunity to make public comment.

There being no members of the public requesting to make public comment, the Board moved to the next agenda item.

CONSENT AGENDA

The consultant reports were provided in advance of the meeting. Following review and discussion, Director Peters moved to approve the following items on the consent agenda: (1) the minutes of the August 6, 2025 regular meeting; (2) the annual report to be submitted in accordance with the District’s Continuing Disclosure of Information Agreement and as required by SEC Rule 15c2-12; (3) tax assessment and collection matters; (4) financial and bookkeeping matters; (5) operating matters; (6)

channel and pond maintenance matters; (7) website and communications matters; and (8) direct that, where appropriate, items are filed appropriately and retained in the District's official records. Director Casagrande seconded the motion, which passed unanimously. Copies of all reports approved as part of the consent agenda are attached.

ITEMS REMOVED FROM CONSENT AGENDA

There were no items removed from the consent agenda.

RECEIVE PRESENTATION AND CONSIDER PROPOSAL REGARDING FLOCK LICENSE PLATE READERS

The Board discussed potential use of Flock Safety license plate readers in the District. Director Ryan stated he followed up with the Gleannloch Farm Community Association ("GFCA") regarding the potential use of Flock Safety license plate readers in the District. The Board concurred to take no action at this time.

ADDITIONAL TAX MATTERS

The Board deferred discussion on the 2025 tax rate, pending receipt of certified values from Harris County.

STORM WATER MANAGEMENT PLAN MATTERS, INCLUDING PROPOSALS FOR WORK

Ms. Kincer reviewed the detention facility maintenance report prepared by SWS, a copy of which is attached. The Board requested for the SWS informational flyer, "Solutions to Help Our Waterways," to be posted on the District website.

Ms. Kincer then reviewed a biannual audit report of District facilities prepared by SWS, a copy of which is attached.

ADDITIONAL CHANNEL AND POND MAINTENANCE, INCLUDING PROPOSALS FOR WORK

Mr. Swonke presented a proposal from GLAMCO in the amount of \$3,192.30 for the removal and replacement of plant material at the Grove pond.

Mr. Swonke updated the Board on irrigation work near Frank Elementary School and Crescent Clover.

Mr. Yeager presented a proposal from Double Eagle in the amount of \$39,735.00 for desilting and herbicide treatments of the detention pond and channels upstream of Northpointe Boulevard. The Board inquired about herbicide treatments performed by

GLAMCO in the District. Discussion ensued regarding Double Eagle and GLAMCO costs associated with herbicide treatments. The Board concurred to take no action on the Double Eagle proposal and for GLAMCO to apply herbicide treatments to the detention pond and channels upstream of Northpointe Boulevard.

Following review and discussion, Director Peters moved to: (1) approve the proposal from GLAMCO in the amount of \$3,192.30 for the removal and replacement of plant material at the Grove pond; and (2) authorize GLAMCO to apply herbicide treatments to the detention pond and channels upstream of Northpointe Boulevard. Director Casagrande seconded the motion, which passed unanimously.

UPDATE ON WATERLINE LOOP EASEMENT ACQUISITION MATTERS AND TAKE APPROPRIATE ACTION

Ms. Harrington updated the Board on the easements needed for the proposed waterline loop behind the CVS located on Champion Forest Drive. Ms. Harrington discussed the NewQuest easement associated with project. Ms. Harrington stated NewQuest has requested for the District to take over maintenance of the NewQuest detention pond in exchange for the easement needed for the waterline loop. Discussion ensued regarding the construction of a Sherwin Williams store and timeline for the conveyance of the NewQuest detention pond to the District. The Board concurred to wait until construction of Sherwin Williams is complete before taking over maintenance of the NewQuest detention pond.

Following review and discussion, Director Peters moved to: (1) approve the updated NewQuest easement for the waterline loop behind the CVS located on Champion Forest Drive; and (2) approve the District completing existing maintenance work needed at the NewQuest detention in exchange for the easement needed for the waterline loop behind the CVS located on Champion Forest Drive, contingent on completion of the construction of Sherwin Williams. Director Casagrande seconded the motion, which passed unanimously.

ENGINEERING MATTERS

Mr. Parker reviewed the engineering report, a copy of which is attached.

Mr. Parker updated the Board on the wastewater treatment plant improvements and requested Board authorization for Pape-Dawson to advertise the project for bid.

Mr. Parker updated the Board on the lift station nos. 1 and 2 improvements and stated the project will be bid through Harris County Municipal Utility District No. 367.

Mr. Parker updated the Board on construction of the third water well and requested approval of Pay Estimate No. 8 submitted by W.W. Payton Corporation ("W.W. Payton") in the amount of \$225,000.00, with the District's share being \$122,647.50.

Mr. Parker updated the Board on construction of water and sanitary facilities to serve the NewQuest retail tract.

Ms. Harrington discussed the abandonment of a 15-foot sanitary sewer easement to serve the NewQuest retail tract and the pending 25-foot replacement sanitary sewer easement.

Mr. Parker updated the Board on requests for utility commitments, as reflected in the engineer's report. Mr. Parker and Ms. Harrington discussed the utility commitment request from Mavis Tires & Brakes ("Mavis"), previously approved at the June 2025 Board meeting, and the required grease traps for the project. Discussion ensued and the Board concurred not to require a Wastewater Services Contract for the Mavis tract.

Mr. Parker updated the Board on the NewQuest detention pond and obtaining an appraisal of the detention pond. Mr. Parker presented a proposal from SWS in the amount \$24,912.00 for repairs to the NewQuest detention pond. Mr. Parker stated the Notice to Proceed for the repairs to the NewQuest detention pond will be awarded upon the completion of the construction of Sherwin Williams. Discussion ensued regarding maintenance of the NewQuest detention pond once conveyed to the District.

The Board discussed a maintenance easement associated with property owned by NewQuest.

The Board inquired about drainage requirements, in connection with the construction along the Grand Parkway, as specified by the Stormwater Pollution Prevention Plan. Mr. Parker stated Pape-Dawson will investigate the matter and report back to the Board.

Following review and discussion, and based on the District engineer's recommendation, Director Peters moved to: (1) approve the engineer's report; (2) authorize Pape-Dawson to advertise the wastewater treatment plant improvements for bid; (3) approve Pay Estimate No. 8 submitted by W.W. Payton in the amount of \$225,000.00, with the District's share being \$122,647.50, for the construction of the third water well; (4) approve the updated utility commitment letter between Mavis and the District; and (5) approve the proposal from SWS in the amount \$24,912.00 for repairs to the NewQuest detention pond, as discussed. Director Casagrande seconded the motion, which passed unanimously.

ADDITIONAL BOOKKEEPING MATTERS

Mr. Leggett updated the Board on registration for the winter Association of Water Board Directors conference.

The Board discussed sales tax revenue for the District.

NORTH HARRIS COUNTY REGIONAL WATER AUTHORITY ("NHCRWA") MATTERS

Director Casagrande noted that the next NHCRWA meeting is scheduled for September 8, 2025.

REVIEW INFORMATION REGARDING HARRIS COUNTY WASTEWATER-BASED EPIDEMIOLOGY PROGRAM AND TAKE APPROPRIATE ACTION

The Board reviewed information regarding the Harris County Wastewater-Based Epidemiology Program. Following discussion, the Board concurred not to participate in the Program at this time.

ADDITIONAL OPERATING MATTERS

Mr. Shelnutt updated the Board on the sanitary sewer manhole survey. Mr. Shelnutt stated Phase I of the sanitary sewer manhole survey was completed on August 14, 2025.

Mr. Shelnutt discussed the replacement of the fence at water plant no. 3 and a timeline for the project. Discussion ensued regarding two proposals received by MDS for the fence replacement project, and the Board concurred to have Dunn Fence complete the work at a cost of approximately \$17,000 under MOC's supervision.

Mr. Shelnutt presented a list of delinquent customers to the Board and reported the customers 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 of Directors to explain, contest, or correct their bills and to show why utility services should not be terminated for reason of non-payment.

Mr. Shelnutt requested Board authorization to write off one delinquent utility account totaling \$123.09 and send the account to a collection agency.

Mr. Shelnutt and Ms. Harrington discussed proposed changes to the District's Rate Order in connection to the price increases associated with Best Trash, LLC, MOC and GLAMCO. The Board concurred to increase the water rate from \$15.10 to \$17.10 and increase the sewer rate from \$14.25 to \$16.25.

Ms. Harrington discussed the Baseline Testing criteria regarding DuPont and 3M class action settlements. Ms. Harrington then discussed the submission guidelines for the Public Water System Testing Compensation Claims Forms for reimbursement of Baseline Testing. Discussion ensued regarding compensation associated with the DuPont and 3M class action settlements.

Mr. Shelnutt updated the Board on cloth filter replacements for the effluent treatment system at the wastewater treatment plant. Mr. Shelnutt stated the cloth filter replacements were completed on August 14, 2025.

The Board discussed certain effluent test results at the District's wastewater treatment plant. Mr. Shelnutt stated additional testing will be undertaken.

Following review and discussion, Director Peters moved to: (1) authorize Dunn Fence to replace the fence at water plant no. 3 at an approximate cost of \$17,000 under MOC's supervision; (2) 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; (3) authorize MOC to write off one delinquent utility account in the amount of \$123.09 and send the account to a collection agency; (4) amend the District's Rate Order to reflect the following changes: (i) increase the water rate from \$15.10 to \$17.10; and (ii) increase the sewer rate from \$14.25 to \$16.25; (5) authorize operator to schedule and conduct Baseline Testing with an accredited laboratory and report results to Board and to Claims Administrator within forty-five (45) calendar days after receiving the test results and no later than January 1, 2026; and (6) authorize operator to submit Public Water System Testing Compensation Claims Forms for reimbursement of Baseline Testing prior to January 1, 2026. Director Casagrande seconded the motion, which passed unanimously.

The minutes from the most recent Operations Subcommittee meeting were provided to the Directors prior to the meeting and are attached.

REPORTS FROM DIRECTORS AND DISTRICT CONSULTANTS ON DISTRICT MATTERS; DISTRICT PARK GENERAL USE GUIDELINES AND RULES

Director Casagrande updated the Board on the information published in the Stable magazine regarding the construction of water well no. 3.

The Board inquired about the installation of the "Catch and Release Fishing Only" signs at District detention ponds.

Ms. Harrington reviewed the District's Parks General Use Guideline and Rules ("Park Rules"). Ms. Harrington asked the Board to review the Park Rules for discussion at the next Board meeting.

ANNUAL REPORT TO BOND REVIEW BOARD

Ms. Harrington presented a memorandum regarding the required submission of an annual report to the Bond Review Board containing certain information about the District's voter-approved but unissued bonds, a copy of which is attached, and stated that ABHR will work with the District's consultants to prepare and submit the annual report by the September 30th deadline.


ATTORNEY'S REPORT

Ms. Harrington discussed legislative matters of the 89th Regular Session of the Texas Legislature pertaining to the posting of District agendas.

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

(SEAL)




Secretary, Board of Directors

LIST OF ATTACHMENTS TO MINUTES

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GLAMCO channel and pond maintenance report	2
Website and communications report.....	2
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ACTION LIST

Action Item/Date Assigned	Status/Comments
Tax Tech	
MAC/MFS	
MOC	
Schedule and conduct Baseline Testing with an accredited laboratory and report results to Board and to Claims Administrator within forty-five (45) calendar days after receiving the test results and no later than January 1, 2026; and submit Public Water System Testing Compensation Claims Forms for reimbursement of Baseline Testing prior to January 1, 2026 (9/3/25)	
Undertake additional testing of effluent at the WWTP (9/3/25)	
Complete Phase 1 of the sanitary sewer manhole survey at an estimated cost of \$3,000 (7/7/25)	9/3/25 – MOC reviewing reports from survey
Complete Phase 5 smoke testing repairs at an estimated cost of \$8,000 (7/7/25)	9/3/35 – testing complete; MOC to investigate two potential issues that may need to be repaired
Replace the water plant no. 3 fence (9/3/25)	Dunn Fence to replace the fence under MOC's supervision
Pape-Dawson	
Investigate stormwater pollution prevention matters for construction along the Grand Parkway and report back to the Board (9/3/25)	
Follow up with NewQuest regarding construction of water and sanitary sewer facilities to serve the NewQuest retail tract (6/4/25)	7/2/25 – follow up with contractor
Obtain appraisal proposal for the NewQuest detention pond (8/6/25)	
GLAMCO	
Remove and replace plant material at the Grove detention pond at a cost of \$3,192.30 (9/3/25)	
Provide herbicide treatments to the detention pond and channles upstream of Northpointe Blvd (9/3/25)	

Action Item/Date Assigned	Status/Comments
Provide replacement fencing options for the walking trail at Dove Manor and Crescent Cove (8/6/25)	
Mow area along Northlake pond and hand mow certain additional areas (8/6/25)	
Install "Catch & Release" signs at the entrances of Northlake pond, The Grove pond and Dove Manor pond (8/6/25)	
Best Trash	
Lake Pro	
Storm Water Solutions	
Complete repairs and maintenance at the NewQuest detention pond following completion of the Sherman Williams store	9/3 - Board approved proposal in the amount of \$24,912
Double Eagle	
Directors	
All Directros to review Park rules for discussion at next Board meeting (9/3/25)	
Director Peters will serve as the Board representative with regard to negotiating the waterline loop easements (7/7/25)	
KGA/DeForest	
Touchstone	
Post "Solutions to Help Our Waterways" flyer on District website (9/3/25)	
ABHR	
Public Power Pool (P3)	
McCall Gibson	