

**HARRIS COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. 110  
MINUTES OF MEETING OF BOARD OF DIRECTORS**

**DECEMBER 11, 2024**

**THE STATE OF TEXAS  
COUNTY OF HARRIS  
HARRIS COUNTY WATER CONTROL AND  
IMPROVEMENT DISTRICT NO. 110**

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The Board of Directors (the “Board”) of Harris County Water Control and Improvement District No. 110 (the “District”) met in **regular session**, open to the public, at the designated meeting place of the Board in the District on **December 11, 2024, at 4:00 p.m.**; whereupon, at 4:01 a.m., the roll was called of the duly constituted officers and members of the Board, to-wit:

James N. Williams	-	President
Jeannie Perkins	-	First Vice President/Asst. Secretary
Jerry A. Strickland	-	Second Vice President
Vanessa Sommer	-	Secretary
Vacant	-	Director

All Directors were present, except Director Williams, thus constituting a quorum.

Also present at the meeting were Brian Mills, District Manager; Shane Breyette, Maintenance Manager; Pat Hall of Equi-Tax, Tax Assessors for the District; Kim Shellnut of Myrtle Cruz, Inc. (“Myrtle Cruz”), Bookkeeper for the District; Phil Halbert of Storm Water Solutions (“SWS”); Mario Garcia and Mike Williams of Municipal Operations and Consulting (“MOC”), Operators for the District; John Davis and Norman Gutierrez of Langford Engineering, Inc. (“LEI”), Engineers for the District; Sgt. Walker, Lt. Flores, and Lt. Ochort of Harris County Precinct 4 Constables’ Office; Maria S. Parker, Joshua J. Kahn, Cameron Alo, and Deidra Daniels (paralegal) of Sanford Kuhl Hagan Kugle Parker Kahn LLP (“SK Law”), Attorneys for the District; and Members of the Public listed on the attached Attendance Sheet.

The meeting was called to order and the following business was conducted. Some Agenda items were taken out of order.

**HEAR FROM THE PUBLIC**

The Board recognized Mr. Rodney Williams who addressed the Board regarding cleanup on the feeder road on along I-45.

**CONSENT AGENDA**

The Board considered the following items under its Consent Agenda:

1. **Detention and Drainage Facilities Reports:** The Board recognized Mr. Halbert, who reviewed the report from SWS regarding the maintenance of various detention ponds in the District.
2. **Tax Assessor/Collector’s Report and Delinquent Tax Report:** The Board recognized Ms. Hall, who presented the Tax Assessor/Collector’s Report, a copy of which is attached hereto and the checks presented for payment from the District’s Tax Account.

3. **Bookkeeper's Report/Investment Report:** The Board recognized Ms. Shelnutt, who presented the Bookkeeper's Report and Investment Report, copies of which are attached hereto, and certain invoices for payment by the Board. Ms. Shelnutt also presented for approval check nos. 2363-2366.
4. **Peace Officer's Report and approval of Contract:** The Board recognized Sgt. Walker, who provided a summary of call/complaints originating in the District.
5. **Minutes of Meetings:** Proposed minutes of the meetings held November 13, November 21, and December 4, 2024, previously distributed to the Board, were presented for consideration and approval.
6. **Revenue Management Services:** No Report was offered.
7. **Best Trash Contract:** The Board took no action on this item.
8. **Resolution Regarding Eminent Domain:** The Board recognized Ms. Parker, who reviewed with the Board legislation enacted by the Texas Legislature which requires governmental entities with eminent domain authority to report annually to the Texas State Comptroller certain District information relating to its eminent domain authority, noting that this year's report is required to be filed on or before February 1, 2025. Ms. Parker noted that SK Law will file the required information on behalf of the District and reviewed with the Board a Resolution Evidencing Annual Review and Authorizing Filing with Comptroller of Public Accounts of State of Texas Documentation of Eminent Domain Authority.
9. **Amended and Restated Resolution Establishing Single-Member Districts:** The Board took no action on this item.
10. **Order Adding Land Subject to City Consent:** The Board recognized Ms. Parker, who presented to and reviewed with the Board the Order Adding Land, subject to City Consent, for the Meadow Edge 18-acre tract of land currently being annexed into the District.

Upon motion by Director Sommer, seconded by Director Strickland, and after full discussion, the Board voted unanimously, as follows: (1) approve the Detention and Drainage Facilities Report; (2) approve the Tax Assessor/Collector's Report, including payment of checks listed therein; (3) approve the Bookkeeper's Report, the Investment Report, checks presented for payment; (4) approve the Peace Officer's Report; and (5) approve the Minutes of the meetings held November 13, 2024, as amended and the Minutes of the meetings held November 21 and December 4, 2024, as submitted; (6) no action needed; (7) deferred action on this matter; (8) approved the Resolution Evidencing Annual Review of Eminent Domain Authority, as presented; (9) deferred action on this matter; and (1) approved the Order Adding Land subject to City Consent, as presented.

### **OPERATIONS' REPORT**

The Board next recognized Mr. M. Williams, who presented to the Board the Operations Report, a copy of which is attached hereto.

Mr. Williams requested that (1) the Board authorize Director J. Williams to sign the DMRs in between meetings; and (2) authorized MOC to waive the late penalties for December, if requested by the residential customer.

Upon motion by Director Sommer, seconded by Director Strickland, and after full discussion, the Board voted unanimously to (1) approve the Operations Report; (2) authorize MOC to waive the late penalties, if requested by a residential customer; and (3) authorize Director J. Williams to sign the DMRs between meetings.

### **ENGINEER REPORT**

The Board recognized Mr. Gutierrez, who presented to and reviewed with the Board the Engineer's Report and requested approval of the action items contained therein.

Upon motion by Director Sommer, seconded by Director Strickland, and after full discussion, the Board voted unanimously to (1) authorize LEI to release District records to LAN and North Harris County Regional Water Supply for the preliminary engineering phase of the proposed 2025 waterline extension project; and (2) approve the Operations Report.

### **DRAINAGE POLICY**

The Board recognized Mr. Gutierrez, who provided an update on the annual certification process for the commercial detention facilities in the District.

The Board noted that no action was necessary.

### **ATTORNEY'S REPORT**

The Board recognized Ms. Parker, who presented to and reviewed with the Board an Amendment to Notice to Sellers and Purchasers. Ms. Parker informed the Board that the Notice to Sellers and Purchasers must be revised to reflect the Series 2024 Bonds sold by the District and that that the Notice will be filed in the Harris County Real Property records and with the Texas Commission on Environmental Quality (the "Commission").

Upon motion by Director Strickland, seconded by Director Sommer, and after full discussion, the Board voted unanimously to approve the Attorney's Report and the Amendment to Notice to Sellers and Purchasers.

### **HAZARD MITIGATION PLAN**

The Board took no action.

### **FLOCK CAMERAS**

The Board took no action.

### **DISTRICT MANAGER'S REPORT**

The Board recognized Mr. Mills, who advised that the District's pool fence did not pass inspection and that he will submit options and proposals for repair at the January meeting. Mr. Mills also provided an update on other projects/events in the District.

The Board noted that no action was necessary.

### **MAINTENANCE MANAGER'S REPORT**

No Report was offered.

**CLOSED SESSION**

Upon motion by Director Sommer, seconded by Director Strickland, the Board voted unanimously to convene in Closed Session to discuss litigation matters.

**OPEN SESSION**

Upon motion by Director Strickland, seconded by Director Sommer, and after full discussion, the Board voted unanimously to reconvene in Open Session.

No action was taken regarding the litigation matters discussed in Closed Session.

**DIRECTOR PRECINCTS**

The Board next discussed the realignment of District precincts for Director elections and whether to have four (4) single member District and one (1) at large District or to realign the existing five (5) single member Districts.

Upon motion by Director Strickland, seconded by Director Sommer, and after full discussion, the Board voted unanimously to realign the existing five (5) single member Districts.

**[SIGNATURE PAGE FOLLOWS]**

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

APPROVED THIS Jan 8, 2025.



Vanessa Sommer  
Secretary, Board of Directors