

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 286

Minutes of Board of Directors Meeting
December 5, 2016

ACTIONS TAKEN

1. The Board approved the minutes of the November 7, 2016, meeting.
 2. The Board approved the Tax Assessor-Collector's Report as presented by Utility Tax Service L.L.C., including the checks presented for payment.
 3. The Board approved a proposal from Gen Solutions for generator maintenance services.
 4. The Board approved the Operations and Maintenance Report presented by EDP.
 5. The Board approved the Engineering Report presented by Eby Engineers, Inc.
 6. The Board approved the Bookkeeper's Report as presented by Claudia Redden & Associates, L.L.C., including the checks presented for payment.
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The Board of Harris County Municipal Utility District No. 286 ("District") met in regular session at the Board's regular meeting place, 20303 Chasewood Park Drive, Houston, Harris, County, Texas 77070 on December 5, 2016, in accordance with the duly posted notice of meeting, and the roll was called of the duly constituted officers and members of said Board of Directors, as follows:

David Geaslen, President
Michael Rhodes, Vice President
Steve Garner, Secretary
Rosalind Theriot, Assistant Secretary
Becky Campbell, Assistant Secretary

All of said persons were present, therefore constituting a quorum.

Also present were Corporal Curry and Deputy Singh of the Harris County Constable's Office, Precinct No. 4; Claudia Redden of Claudia Redden & Associates L.L.C.; Dennis Eby of Eby Engineers, Inc. ("Eby"); Eric Thiry and Greg Camp of Environmental Development Partners, L.L.C. ("EDP"); Roshell Arterburn of Utility Tax Service, L.L.C. ("UTS"); and Kara Richardson of Marks Richardson PC ("MRPC").

APPROVAL OF MINUTES

As the first order of business, the Board considered approval of the minutes of the Board of Directors meeting held on November 7, 2016. After discussion, Director Rhodes made a motion to approve the minutes of the November 7, 2016, Board of Directors meeting, as written. Director Campbell seconded the motion, which carried unanimously.

SECURITY PATROL REPORT BY THE CONSTABLE'S OFFICE

The Board next considered the Security Patrol Report (**Exhibit A**). Deputy Singh reviewed the report. She noted that a robbery at a convenience store was erroneously coded to the District.

Corporal Curry and Deputy Singh exited the meeting at this time.

SECURITY MONITORING SERVICES

The Board next considered the status of security monitoring services. Director Rhodes stated that he had nothing new to report.

DEVELOPERS' REPORTS

The Board next deferred considering the status of developer's reports as no developers were present to report.

TAX ASSESSOR-COLLECTOR REPORT

The Board next considered the Tax Assessor-Collector Report. Ms. Arterburn presented and reviewed the attached Tax Assessor-Collector Report (**Exhibit B**) dated November 30, 2016. She reviewed the total receivables, the cash balance, disbursements, and checks as reflected in the report. After discussion of the report, Director Theriot made a motion to approve the Tax Assessor-Collector Report as presented and to approve the checks identified in the report for payment. Director Rhodes seconded the motion, which carried unanimously.

Ms. Richardson next presented the attached list of delinquent accounts, dated December 5, 2016, as prepared by the District's delinquent tax attorney, Perdue, Brandon, Fielder, Collins & Mott, L.L.P. (**Exhibit C**). The Board discussed the Nix lawsuit.

OPERATIONS REPORT

The Board next considered the Operations and Maintenance Report (**Exhibit D**).

Mr. Thiry reviewed repairs EDP made during the month. He stated that Mr. Eby is going to spearhead getting quotes for the water plant roof repairs since the repairs require certain specifications. Mr. Eby discussed the different types of roofing available and noted that he plans to have bids next month.

Mr. Thiry next presented a proposal from Gen Solutions relative to generator maintenance and the executed TEC Form 1295 relative to same. He noted that Gen Solutions will haul off the old generator. After discussion, Director Garner made a motion to approve the proposal from Gen Solutions for generator maintenance. Director Campbell seconded the motion, which carried unanimously.

The Board next discussed mobile generators. After discussion, the Board concurred that Mr. Eby begin design for a mobile generator.

Mr. Thiry next reported presented the tap fee calculation for the new Lone Star College building. The Board requested that he further specify the cost components in the letter to Lone Star to avoid confusion.

After discussion, Director Campbell made a motion to approve the Operations and Maintenance Report as presented. Director Theriot seconded the motion, which carried unanimously.

REPLACEMENT OR REPAIR OF GENERATOR AT WATER PLANT

The Board next deferred considering the status of the generator at the water plant as the matter had previously been discussed.

APPROVAL OF GENERATOR MAINTENANCE AGREEMENT

The Board next deferred considering the approval of a generator maintenance agreement as the matter had previously been discussed.

ENGINEERING REPORT

The Board next considered the Engineering Report (**Exhibit E**).

Mr. Eby reported that he and Pavement Constructors will have a pre-construction meeting tomorrow regarding the trail repair. The Board discussed putting up a barrier to keep people out during construction. The Board concurred that signage should be displayed near the repair site to advise people of the construction activity.

Mr. Eby next reported that he picked up the plans for the lift station rehabilitation project and that he is making some revisions per the County's comments. He noted that the County has requested additional detention since the project includes widening the driveway.

Mr. Eby next reported on the status of the contract with CES Utilities Inc. ("CES") for the water and sanitary sewer to serve the new Lone Star Science Building. He noted that the Harris County will not approve the plans until the District acquires the necessary easements from Lone Star and the Compaq Center West Owner's Association. Ms. Richardson noted that the easement conveyance documents have been sent to both entities.

Mr. Eby next reported that Brian Gardens repaired a water fountain in the District that was overshooting.

After discussion, Director Rhodes made a motion to approve the Engineering Report and the invoices set forth therein. Director Theriot seconded the motion, which carried unanimously.

TRAIL REPAIRS

The Board next discussed trail repairs, including the proposed easement acquisition from Mr. Terpstra. Mr. Eby stated that he spoke with Dennis Johnston at Precinct 4 and forwarded him information regarding the trail. He stated that Mr. Johnston informed him that the County may be interested in assisting the District with the trail and that the County will discuss the matter at its December 13th meeting.

Director Campbell stated that Mr. Terpstra informed her that he had not been on the property in years but that he would discuss the District's \$5,000 offer with his son. Mr. Eby noted that the County plans to finance a south extension of the trail on Cypresswood and noted that the part of the trail in question would be important to that extension.

BOOKKEEPING REPORT

The Board next considered the Bookkeeper's Report. Ms. Redden reviewed the Bookkeeping Report (**Exhibit G**), including the checks presented for payment. She noted that four (4) checks presented for approval are not reflected on the report, being check nos. 2958 through 2961, inclusive. After discussion, Director Campbell made a motion to approve the Bookkeeper's Report, including the checks presented for payment. Director Rhodes seconded the motion, which carried unanimously.

REQUEST FROM GHORBA

The Board next considered a request from the Greater Houston Off-Road Biking Association regarding trail maintenance, including approval of amendment to Interlocal Agreement with HCFCD. Ms. Richardson stated that HCFCD requires a more detailed map than the current map depicting the additional trails. She stated she will forward the information to Mr. Eby.

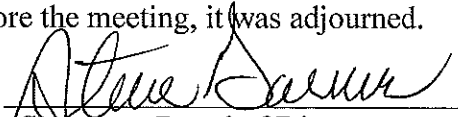
ITEMS FOR FUTURE AGENDAS

The Board next considered matters for possible placement on future agendas. The Board discussed a letter to include in the water bill regarding the addition of the NHCRA fee to commercial customer bills.

Director Rhodes next reported that he spoke with Mike Harrington about electrical rates and that Mr. Harrington informed him that rates are currently the lowest in 15 years (**Exhibit H**). After discussion, the Board concurred to invite Mr. Harrington to the January meeting to discuss rates with the Board and to add an item to the agenda to consider same.

ADJOURNMENT OF BOARD MEETING

There being no further business to come before the meeting, it was adjourned.


Secretary, Board of Directors

LIST OF EXHIBITS

December 5, 2016

- Exhibit A. Patrol Report
- Exhibit B. Tax Assessor-Collector's Report
- Exhibit C. Perdue Report
- Exhibit D. Operations and Maintenance Report
- Exhibit E. Engineering Report
- Exhibit F. Correspondence from Lone Star
- Exhibit G. Bookkeeping Report
- Exhibit H. Electrical Rate Chart