



The Board of Directors of New Caney Municipal Utility District of Montgomery County, held a Regular Meeting, open to the public, December 19, 2024, at 6:00 P.M., and the roll was called of the duly constituted officers to wit:

**BILL SMITH-PRESIDENT
JERRY VERNON-VICE PRESIDENT
TONY MARTINEZ JR.-SECRETARY
MATT PETERSON-TREASURER/ASST. SECRETARY
ANNE VICKERY-ASST. SECRETARY/ASST. TREASURER**

Thus, constituting a quorum.

Also, present: Ricky McDonald-General Manager, Lisa Latham-Office Manager, Cory DeSpain-Asst. General Manager, Kassidy Permenter-Office Assistant, Will Petrov with Johnson Petrov LLP, Jimmy Flowers with LJA Engineering, Bill Blitch-Financial Advisor, Kelly Landry with LJA Engineering.

APPROVAL OF THE MINUTES

A motion was made by Anne Vickery and seconded by Tony Martinez to approve the minutes for November 21, 2024 regular meeting. All voted for. Motion carried.

CITIZEN'S PRESENTATIONS

No presentation

OLD BUSINESS

APPROVE UNCOLLECTIBLE ACCOUNTS

A motion was made by Jerry Vernon and seconded by Matt Peterson to approve uncollectible accounts in the amount of \$497.00 for November 2024. All voted for. Motion carried.

Recess at 6:01 PM

Re-Opened at 6:37 PM

DISCUSS POSSIBLE ACQUISITION OF PROPERTY AND APPROVE ANY NECESSARY ACTION TO BE TAKEN, INCLUDING APPROVAL OF ORDERS DECLARING A PUBLIC NECESSITY AND AUTHORIZING THE INSTITUTION OF CONDEMNATION PROCEEDINGS.

Kelly Landry stated that the first hearing for the Strickland property was last week, and this will be posted weekly for four weeks and then he expects that we will have possession mid to late January. Park Dr. property is waiting for the petition to be filed. He said he should have more information regarding the Guniganti property in January. The owner of the Shane property is willing to sign a Right of First Refusal, and our attorney is working to get the documents for them to sign.

NEW BUSINESS

DISCUSS AND APPROVE REQUEST FOR NOMINATIONS FROM THE PRESIDING OFFICERS OF CONSERVATION AND RECLAMATION DISTRICTS FOR MONTGOMERY CENTRAL APPRAISAL DISTRICT'S BOARD OF DIRECTORS ELECTION AND APPROVE ANY NECESSARY ACTION BE TAKEN.

A motion was made by Anne Vickery and seconded by Jerry Vernon to nominate Frank Smith as New Caney MUDS recommendation. All voted for. Motion carried.

DISCUSS AND APPROVE ESTIMATE #11 FOR (E208-0520) RENOVATIONS TO WATER PLANT NO. 2 FOR SCHIER CONSTRUCTION COMPANY IN THE AMOUNT OF \$293,075.00.

A motion was made by Matt Peterson and seconded by Tony Martinez to approve Estimate #11 for Renovations to Water Plant No. 2 for Schier Construction Company in the amount of \$293,075.00 and 3 days. All voted for. Motion carried.

DISCUSS AND APPROVE RECOMMENDATION OF AWARD AND BID TAB FOR (E208-0600) WATERLINE EXTENSIONS – PHASE "F" (BAPTIST ENCAMPMENT AREA) FOR REDDICO CONSTRUCTION COMPANY.

A motion was made by Jerry Vernon and seconded by Anne Vickery to approve the award of Waterline Extensions – Phase "F" (Baptist Encampment Area) to Reddico Construction Company. All voted for. Motion carried.

CONSIDER AND TAKE ANY NECESSARY ACTION REGARDING PROPOSAL FROM ARBITRAGE COMPLIANCE SERVICES FOR TAX-EXEMPT BOND ARBITRAGE COMPLIANCE.

Will Petrov presented an engagement letter with Arbitrage Compliance Specialists.

A motion was made by Jerry Vernon and seconded by Matt Peterson to approve the engagement letter with Arbitrage Compliance Specialists for Tax-Exempt Bond Arbitrage Compliance. All voted for. Motion carried.

ENGINEER'S REPORT

Jimmy updated the board that Phase "E" in Oakley is wrapping up the change order that was approved on Mark St. and expect to get the first pay estimate and next months meeting. The Elevated Storage Tank No. 2 design has been approved by TCEQ and the City of Houston and will be submitted to Montgomery County on the 9th or 10th of January. The Water Plant project has been submitted to TCEQ. He said that the architect for the admin building has received the development comments and is going through those at this time.

ATTORNEY'S REPORT

Will Petrov mentioned that they are working on a Right of First Refusal for the Shane property and will have it ready at the next board meeting.

FINANCIAL ADVISOR'S REPORT

Bill Blich presented to the board the over 65 and disabled tax exemptions. He recommended that the board leave the exemptions the same as the previous year. The board agreed to not change anything at this time.

TAX ASSESSOR/COLLECTOR'S REPORT

Bill Smith went over the J.R. Moore Tax Assessor's report for New Caney MUD.

BOOKKEEPER'S REPORT

Ricky McDonald went over the 11/30/2024 New Caney MUD and Hendricks Defined Area budget with the board.

SAFETY REPORT

No accidents or close calls. Ricky McDonald mentioned to the board that the TWCA risk assessment came out and did a safety audit.

GENERAL MANAGER'S REPORT

Ricky McDonald mentioned to the board that the TCEQ conducted an inspection on the Wastewater Treatment Plant and Lift Stations this month and there were no violations. There will be a water inspection on 12/20/24.

He asked the board how fast they would like to start construction on the admin building once the approval from the county is received. Jerry Vernon asked that we setup a workshop to discuss the process.

Ricky also discussed some updates on development in Valley Ranch. He mentioned that the convention center and parking garage is going to start construction on the roads and drainage starting in January. He said that the Sams building construction will start January as well. He also mentioned that on the south side of 99 that they will be starting waterline construction and roads mid-year.

APPROVE MONTHLY ACCOUNTS PAYABLE

A motion was made by Jerry Vernon and seconded by Anne Vickery to Approve the **General Fund** accounts payable in the amount of **\$405,815.62**. All voted for. Motion carried.

A motion was made by Jerry Vernon and seconded by Anne Vickery to Approve the **Capitol Project** accounts payable in the amount of **\$349,273.67**. All voted for. Motion carried.

A motion was made by Jerry Vernon and seconded by Anne Vickery to Approve the **Debt Services** accounts payable in the amount of **\$10,344.00**. All voted for. Motion carried.

BOARD OF DIRECTOR'S REPORTS AND/OR PROPOSALS

Bill Smith went over the water loss and the bank balances.

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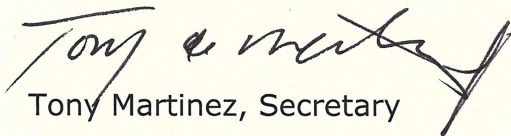
CLOSED FOR EXECUTIVE SESSION AT 7:25 PM
RE-OPENED FROM EXECUTIVE SESSION AT 7:33 PM

ADJOURNMENT

A motion was made by Anne Vickery and seconded by Matt Peterson to adjourn. All voted for.
Motion carried.

Adjourned at 7:34 PM.

Respectfully,


Tony Martinez, Secretary