

MINUTES
FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 5

June 26, 2025

The Board of Directors (the “Board”) of Fort Bend County Municipal Utility District No. 5 (the “District”) met in regular session, open to the public, on the 26th day of June, 2025, at the offices of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Suite 2400, Houston, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Nancy E. Hedrick	President
John Metzger	Vice President
Bobby J. Adams	Secretary
LaToya Phillips	Assistant Vice President
Carol Walker	Assistant Secretary

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

Also attending the meeting were Kristy Hebert of Tax Tech, Inc.; David Wood of Robert W. Baird & Co. Incorporated (“Baird”); Joseph Hopper of Storm Water Solutions, LLC (“SWS”); Brandon West, Justin Waggoner, and Simon Van Dyk of Touchstone District Services (“Touchstone”); Greg Dubiel of Municipal Operations & Consulting, Inc. (“MOC”); Veronica Hernandez and Aliya Hulse of McLennan & Associates, L.P.; Angel Ruvalcaba of KGA/DeForest LLC; Enrique Sanchez of R. G. Miller Engineers, Inc. (“RGM”); Justin Wagner of Woodmere Development Co., Ltd. (“Woodmere”); Albert Ramirez of Lake Management Services (“LMS”); and Greer Pagan, Savannah Melton, and Holly Huston of Allen Boone Humphries Robinson LLP.

PUBLIC COMMENT

The Board offered any members of the public attending the meeting the opportunity to make public comment. There being no additional members of the public requesting to make public comment, the Board moved to the next agenda item.

SECURITY MATTERS

The Board reviewed a copy of the security report, a copy of which is attached.

MINUTES

The Board considered approving the minutes of May 22, 2025, regular meeting. After review and discussion, Director Metzger moved to approve the minutes. Director Walker seconded the motion, which passed unanimously.

ARBITRAGE REBATE REPORT

Mr. Pagan stated that OmniCap Group LLC has completed the Arbitrage Rebate Report on the Series 2020 Bonds (the "Report"). He added that the Report reflects that no yield reduction payment is due to the Internal Revenue Service.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Hernandez presented the bookkeeper's report and invoices for the Board's review. A copy of the bookkeeper's report, including a list of checks presented for approval, is attached.

Ms. Hernandez presented a budget for fiscal year end July 31, 2026, a copy of which is attached to the bookkeeper's report.

The Board discussed the AWBD summer conference and considered authorizing attendance at the winter conference.

Following review and discussion, Director Adams moved to (1) approve the bookkeeper's report, and payment of the invoices; and (2) approve reimbursement of all eligible expenses for Directors who attended the summer conference, which the District's bookkeeper confirmed are in compliance with the District's Travel Reimbursement Guidelines, and to authorize attendance of any interested Directors at the winter conference. Director Metzger seconded the motion, which was approved by unanimous vote.

TAX ASSESSMENT AND COLLECTIONS MATTERS

Ms. Hebert presented the tax assessor/collector's report and invoices for the Board's review. A copy of the tax assessor/collector's report, including a list of checks presented for approval, is attached. She reported that 98.42% of the 2024 taxes had been collected as of May 31, 2025. After review and discussion, Director Adams moved to approve the tax assessor/collector's report and payment of the invoices. Director Metzger seconded the motion, which passed unanimously.

AUTHORIZE DELINQUENT TAX ATTORNEY TO PROCEED WITH COLLECTION OF DELINQUENT TAXES

The Board considered authorizing Perdue, Brandon, Fielder, Collins & Mott, LLP ("Perdue") to proceed with the collection of 2024 real property taxes that are delinquent on July 1, 2025. Upon a motion made by Director Adams and seconded by Director Metzger, the Board unanimously authorized Perdue to proceed with the delinquent tax collection when appropriate.

ENGINEERING MATTERS

Mr. Sanchez presented the engineer's report, a copy of which is attached.

Mr. Sanchez stated design is underway for the following projects: (1) Briarwood Crossing, Section 19; (2) Briarwood Crossing, Section 20; (3) Briarwood Crossing, Section 21; and (4) Regional Permanent Wastewater Treatment Plant, Phase 1.

Mr. Sanchez updated the Board regarding the status of water, sewer, and drainage facilities to serve Briarwood Crossing, Section 18 and Courageous Trail Street Extension, Phase 1.

Mr. Sanchez updated the Board regarding the status of paving facilities to serve Courageous Trail Street Extension, Phase 1.

Mr. Sanchez updated the Board regarding the Briarwood Crossing Detention Basin 5 (A-C). He reviewed and recommended approval of Change Order No. 3 to increase the contract with Northtex Construction, LLC ("Northtex") in the amount of \$118,855.40. The Board concurred the change order was beneficial to the District.

Mr. Sanchez updated the Board regarding the conveyance of the Briarwood Detention Basin 5. He requested the following approvals: (1) approve the Phase 1 Environmental Site Assessment ("Phase 1 ESA") Proposal from Berg-Oliver; and (2) approve and authorize execution of the Special Warranty Deed for the 12.520-acre Detention facility, subject to approval of the Phase 1 ESA and finalization of Deed.

Mr. Sanchez updated the Board regarding the status of Bond Application No. 14.

Following review and discussion, Director Metzger moved to (1) approve the Engineer's Report as presented; (2) approve Change Order No. 3 to increase the contract with Northtex for the Briarwood Crossing Detention Basin 5 (A-C) in the amount of \$118,855.40 based upon the engineer's recommendation; and (3) approve the following for the conveyance of the Briarwood Detention Basin 5: (i) approve the Phase 1 ESA Proposal from Berg-Oliver; and (ii) approve and authorize execution of the Special Warranty Deed for the 12.520-acre Detention facility, subject to receipt of the Phase 1 ESA and finalization of Deed by ABHR. Director Adams seconded the motion, which passed by unanimous vote.

LANDSCAPE ARCHITECT'S REPORT

Mr. Ruvalcaba reviewed the landscape architect's report, a copy of which is attached.

Mr. Ruvalcaba updated the Board regarding the status of design for Briarwood Crossing Courageous Trail Landscaping Improvements.

Mr. Ruvalcaba updated the Board regarding the status of design for Briarwood Crossing Phase 2, Section 18 Landscaping Improvements. He requested Board approval of plans and specifications and authorization to advertise for bids.

Mr. Ruvalcaba updated the Board regarding the construction of Briarwood Crossing Phase 2, Section 13 Landscaping Improvements. He reviewed and recommended approval of Pay Application No. 6 in the amount of \$8,947.78 payable to Triple E.

Mr. Ruvalcaba updated the Board regarding the construction of Briarwood Crossing Phase 2, Section 17 Landscaping Improvements. He reviewed and recommended approval of Pay Application No. 3 in the amount of \$1,997.55 payable to HLU Services.

Mr. Ruvalcaba updated the Board regarding the construction of Briarwood Crossing Phase 2, Section 17 Fencing Improvements. He reviewed and recommended approval of Pay Application No. 5 and Final in the amount of \$9,870.80 payable to American Wall Systems ("AWS") and final acceptance of the contract.

Mr. Ruvalcaba updated the Board regarding the Briarwood Crossing Phase 2, Section 18 Fencing Improvements. He requested approval of the following items: (1) a design proposal from KGA; and (2) plans and specifications and authorization to advertise for bids.

Following review and discussion, and based upon the landscape architect's recommendation, Director Adams moved to (1) approve the landscape architect's report as presented; (2) approve plans and specifications and authorization to advertise for bids for Briarwood Crossing Phase 2, Section 18, Landscaping Improvements; (3) approve Pay Application No. 6 in the amount of \$8,947.78 payable to Triple E for the construction of Briarwood Crossing Phase 2, Section 13 Landscaping Improvements; (4) approve Pay Application No. 3 in the amount of \$1,997.55 payable to HLU Services for the construction of Briarwood Crossing Phase 2, Section 17 Landscaping Improvements; (5) approve Pay Application No. 5 and Final in the amount of \$9,870.80 payable to AWS for the construction of Briarwood Crossing Phase 2, Section 17 Fencing Improvements; and (6) approve the following items for Briarwood Crossing Phase 2, Section 18 Fencing Improvements: (i) a design proposal from KGA; and (ii) plans and specifications and authorization to advertise for bids. Director Metzger seconded the motion, which passed by a unanimous vote.

MAINTENANCE OF DETENTION AND AMENITY PONDS

Mr. Ramirez updated the Board regarding power issues at a Briarwood Lake A fountain. He reported that LMS is working with CenterPoint to fix the issue.

Mr. Ramirez presented and reviewed a proposal in the amount of \$839.32 to repair the Briarwood Lake 3 South Fountain. Following review and discussion, Director Metzger moved to approve the proposal as presented. Director Adams seconded the motion, which passed by a unanimous vote.

OPERATION OF DISTRICT FACILITIES

Mr. Dubiel presented the monthly operator's report and reported on repairs and maintenance of the District's facilities. He requested authorization to submit five accounts to collections in the amount of \$1,039.52. Mr. Dubiel requested approval of one return payment cut off in the amount of \$105.70. A copy of the operator's report is attached. Following review and discussion, Director Adams moved to (1) approve the operator's report; (2) authorize submittal of five accounts to collections in the amount of \$1,039.52; and (3) approve one return payment cut off in the amount of \$105.70. Director Metzger seconded the motion, which was passed by a unanimous vote.

TERMINATION OF WATER AND SEWER SERVICE TO DELINQUENT CUSTOMERS

The Board conducted a hearing on termination of utility service. Mr. Dubiel informed the Board that the customers included 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 this meeting of the opportunity to appear before the Board to explain, contest, or correct their utility service bill and to show reason for nonpayment. After review and discussion, Director Adams moved to terminate utility service to all customers included on the termination list in accordance with the District's Rate Order if their utility bills are not paid because said customers were neither present at the meeting nor had presented any written statement on the matter, and direct that the delinquent customer list be filed appropriately and retained in the District's official records. Director Metzger seconded the motion, which was approved by unanimous vote.

REPORT FROM SWS

Mr. Hopper reviewed a report from SWS, a copy of which is attached. He presented and reviewed an updated annual maintenance budget in the amount of \$178,371.00, which adds Briarwood Section 10, portion of Reserve A; Briarwood Section 12, Reserve B; Briarwood Section 15, Reserve D; and Briarwood Section 16, Reserves B & E to the current maintenance schedule. Following review and discussion, Director Phillips moved to (1) approve the SWS Report; and (2) approve the proposal as presented. Director Hedrick seconded the motion, which passed by a unanimous vote.

TOUCHSTONE DISTRICT SERVICES

Mr. West presented and reviewed a report on the District's website, a copy of which is attached. Discussion ensued regarding the 2025 Bond Elections.

DEVELOPER'S REPORT

Mr. Wagner updated the Board on home sales and development in the District.

GARBAGE AND RECYCLING MATTERS

There was no discussion on this agenda item.

MEETING SCHEDULE

The Board concurred to conduct the next regular meeting on July 24, 2025, at 11:00 a.m.

_____/s/ Bobby Adams
Secretary, Board of Directors



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