

MINUTES OF THE BOARD OF DIRECTORS MEETING
Harris County Municipal Management District No. 1

May 19, 2021

The Board of Directors (the "Board") of Harris County Municipal Management District No. 1 (Memorial Management District) (the "District") met in regular session in person and by videoconference, with access by telephone available to the public, pursuant to Texas Government Code Section 551.125 and Governor Greg Abbott's emergency disaster declaration dated March 13, 2020, on the 19th day of May, 2021, and the roll was called of the members of the Board being present by in person or by telephone:

Ben Gillis	President
Dan Moody, III	Secretary/Director
Steven Goss	Director
Patrick Manchi	Director
Perry Hicks	Director
Charles DeLacey	Director
Ben Pisklak	Director
C. Beau Harrison	Director
Alan Steinberg	Director
Kirk Guilanshah	Director
Robert Williamson	Director

and all of the above were present either in person or by telephone except Director Moody, thus constituting a quorum.

Also attending the meeting either in person or by telephone were Marlene Gafrick of Metro National Corporation; Bryan Dodson, a member of the public; Pat Hall of Equi-Tax, Inc.; Pat Walters, Executive Director for the District; Gabrielle Luevano, Administrative Assistant of the District; Sergeant Chris Sheffield of Harris County Precinct 5 Constable's Office; Margaret Dunlap of METRO; Suzy Hartgrove of MyHart Communications; and Jessica Holoubek and Faye Simonds of Allen Boone Humphries Robinson LLP.

1. Call meeting to order, take attendance and verify quorum is present

Having established that a quorum of the Board was present, Director Gillis called the meeting to order at 9:32 a.m.

2. Public Comments

Director Gillis offered any members of the public attending the meeting in

person or by telephone the opportunity to make public comment.

Mr. Dodson introduced himself to the Board. He asked the Board to consider providing a letter of support for federal funding of hike and bike trail connections in the District.

3. Minutes of April 21, 2021, Meeting

The Board reviewed the minutes of the April 21, 2021, regular meeting. After review and discussion, Director Pisklak moved to approve the minutes, as submitted. The motion was seconded by Director Steinberg which was approved unanimously.

4. Financial Report and Bookkeeping Matters

Ms. Hall reviewed the financial reports for April with the Board. Following review and discussion, Director Williamson, moved to approve the financial reports and payment of the invoices listed in the reports. Director Goss seconded the motion, which passed unanimously.

5. Assessment and Collections Matters

Ms. Hall reviewed the assessment collector's reports for April with the Board. She discussed the status of various delinquent accounts. The Board reviewed the status of property valuation lawsuits filed by property owners in the District against the Harris County Appraisal District. Following review and discussion, Director Williamson, moved to approve the assessment collector's reports. Director Goss seconded the motion, which passed unanimously.

6. Gessner Paver Replacement Project

Mr. Walters updated the Board regarding the status of the Gessner Paver Replacement Project.

7. Utility Burial Agreements

Ms. Holoubek reviewed an Amended and Restated Utility Burial Reimbursement Agreement with Moody Rambin to extend the term of the original agreement to May 1, 2022.

Following review and discussion, Director Pisklak moved to approve the Amended and Restated Utility Burial Reimbursement Agreement with Moody Rambin to extend the terms of the original agreement to May 1, 2022. Director Williamson seconded the motion, which passed unanimously.

8. District Office Lease Agreement

Mr. Walters stated the Second Amendment to Lease with Memorial City Towers, Ltd., for the relocation of the District's office, is in the process of being executed. He added the move in date for the District's new office is June 15, 2021.

9. Interlocal Agreement

Director Gillis reviewed an Interlocal Cost Sharing Agreement with Memorial City Redevelopment Authority (the "Authority") regarding the pedestrian crossing improvements at Bunker Hill and White Road (the "Project"). He stated that the District's share is 25% of the cost of the Project, which amounts to \$8,522.

Following discussion, Director Manchi moved to approve the Interlocal Cost Sharing Agreement with the City. Director Pisklak seconded the motion, which passed unanimously.

10. Review of District Maintenance

Mr. Walters updated the Board on maintenance in the District and discussed landscaping throughout the District as a result of the recent freeze event.

Mr. Walters stated that the detention pond requires de-silting and he is obtaining proposals to present to the Board at the next meeting.

11. Constable's Patrol

Sergeant Sheffield reviewed the report on April patrols and activity in the District.

Mr. Walters presented a proposal from Flock Safety for the installation of security cameras in the District for a one-time fee in the amount of \$5,500 and annual cost in the amount of \$55,000. The Board viewed a video from Flock Safety and Sergeant Sheffield discussed the benefits of Flock Safety security cameras. Following discussion, the Board directed Mr. Walters and Sergeant Sheffield to continue to work with Flock Safety regarding installing and monitoring security cameras in the District.

12. Community Relations Update and Contract Services

Ms. Hartgrove updated the Board regarding community relations in the District.

13. Executive Director's Report

Mr. Walters stated he has nothing to report regarding this matter.

14. Adjourn

The next meeting will be held June 16, 2021. There being no further business to come before the Board, Director Williamson moved to adjourn the meeting. Director Pisklak seconded the motion, which passed unanimously.

Approved:

/s/ Dan Moody
Secretary
Harris County Municipal Management District No. 1