

**MINUTES OF SPECIAL MEETING
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 191
DECEMBER 15, 2008**

**STATE OF TEXAS §
 §
COUNTY OF HARRIS §**

The Board of Directors of Harris County Municipal Utility District No. 191 of Harris County, Texas, met in special session, open to the public, beginning at 7:00 P.M., at The County Line Restaurant, 13850 Cutten Road, Houston, Texas 77069, on the 15th day of December, 2008, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Edward A. Monto	President
Robert Price	Vice President
Errol Wirasinghe	Secretary
Vaughan G. Miller	Treasurer
Ernest F. Gigliotti	Assistant Secretary

and all of said directors were present excepting Directors Monto and Gigliotti, thus constituting a quorum.

Persons also present included Lehnda Buisson, Paul Gould, and Valerie Blank, residents of the District; Gus Gustafson of SWWC; Bradley Jenkins and Jason Ozuna of Jones & Carter; Patty Rodriguez of Bob Leared Interests; Claudia Redden of Claudia Redden & Associates, LLC.; Cindy Nichols of Michael A. Cole, P.C.; and James L. Dougherty, Jr.

MINUTES

Director Miller moved the approval of the November 24, 2008 minutes with a correction to reflect that Lieutenant Young rather than Keener was present. The motion was seconded by Director Wirasinghe and carried by unanimous vote.

CONSTABLE CONTRACT

Discussion was had concerning the renewal contract with the Constables, and Mr. Dougherty reported that per the Board's direction at its last meeting the contract was for two 100% Deputies and that the "standard" sentence had been added to the contract. It was noted that the contract was authorized by the Board at the last meeting and that December 19th is the deadline to get the executed contract to the County. Director Miller moved that Director Price be authorized to work out any other necessary details or changes concerning the contract, which motion was seconded by Director Wirasinghe and carried by unanimous vote.

HOA LEASE

Mr. Dougherty presented for the Board's execution the HOA lease amendment, along with two work orders for the improvements to be constructed, which were authorized at the Board's last meeting. Board members expressed their desire to begin meeting at the clubhouse in February. Directors also stated that they would look for folding tables and chairs for furnishing the clubhouse.

REGULAR REPORTS AND CONSENT AGENDA

It was noted that the reports of the attorney, bookkeeper, tax assessor/collector, engineer and utility operator had been provided to Board members prior to the meeting and that Board members have reviewed such reports. Mr. Dougherty reported that he has reviewed the various developer reimbursement agreements and that the B&W Holdings agreement could be the first to be eligible for reimbursement and he recommended that the Board authorize the preparation of an application to the TCEQ for same. Claudia Redden noted that per the Board's direction, she had made a \$350,000 transfer from the District's Operating Account to its Debt Service Fund. She also reported that the District had received \$36,682.22 in sales tax revenue for September. Gus Gustafson reported that the Villas at Willowbrook had paid its main water account and there is no proposed service termination for that particular account. Director Miller moved that the reports of the attorney, bookkeeper, tax assessor/collector, and utility operator be accepted, which motion was seconded by Director Wirasinghe and carried by unanimous vote. The tax bills and bookkeeper's bills are hereto attached.

SERVICE TERMINATIONS

Director Price opened a public hearing for any persons present to be heard to show cause why their water service should not be terminated for non-payment of their water bill. Mr. Gustafson reported that the hearing notice was given for each account on the list of proposed terminations. It was noted that no persons were present to be heard, and the public hearing was closed. Director Miller then moved that: (i) the amount shown for each account on the list of service terminations is found to be correct, (ii) although notice of tonight's hearing was given to each person on the list, no one appeared, and (iii) water service is authorized be terminated to the accounts listed in accordance with the District's standard operating procedures; which motion was seconded by Director Wirasinghe and carried by unanimous vote.

Mr. Dougherty suggested that a letter be sent to residents in the Villas at Willowbrook stating all of the problems within that development that are left to be resolved. The Board acquiesced in this suggestion.

ENGINEERING MATTERS

Bradley Jenkins reported that the developer of the approximate 15 acres on Cutten Road south of FM 1960 who had approached the Board at its October 22, 2008 meeting concerning

annexation and service, is requesting the District consider providing sanitary sewer service only to the tract and not water service. Mr. Jenkins explained that he wanted to present this request to the Board before proceeding with a feasibility study for the tract. Discussion was had concerning the matter and the Board reached a consensus that it would only consider annexation of the tract if both water and sanitary sewer services are to be provided, and requested Mr. Jenkins to convey this to the developer and inquire if he would like to move forward with a feasibility study on this basis.

Mr. Jenkins queried whether the Board is interested in submitting a FEMA application for a grant for an emergency generator, to which the Board requested Mr. Jenkins submit such application.

VILLAS AT WILLOWBROOK

Mr. Dougherty discussed with the Board the private fire lines issue at the Villas at Willowbrook and suggested that the Board develop a policy with regard to how best to deal with fire lines that do not comply with the District's rules and regulations. The Board directed Gus Gustafson to look into how best to locate and check up on fire lines that are non-compliant and to report back to the Board at its next meeting.

GREEN MEDIANS

It was noted that the Green Medians meeting is scheduled for Thursday, December 18th and Board members requested Cindy Nichols to re-send the meeting notice to them.

CONSTABLE MATTERS

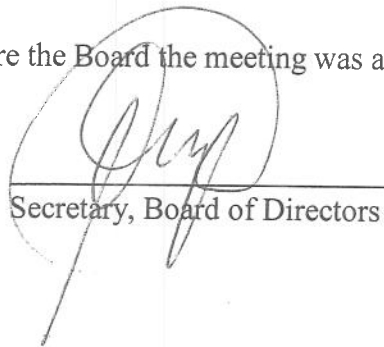
Robert Price reported that the Highland Timbers National Night Out event was a success.

There being no other business to come before the Board the meeting was adjourned.

(SEAL)

(SEAL)

Attachments: Attorney's Report
General Fund Bills
Investment Officer's Report
Engineer's Report
Utility Operator's Report



Secretary, Board of Directors

COMMITMENTS FOR ACTION
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 191
MEETING OF DECEMBER 15, 2008

1. **ATTORNEY** to follow-up with regard to outstanding issues at Villas at Willowbrook; and Cindy Nichols to re-send Green Medians meeting notice to Directors.
2. **DIRECTORS** to look for furnishings for clubhouse.
3. **ENGINEER** to convey to developer of 15 acre tract on Cutten Road of Board's consensus that it would only consider annexation of the tract if both water and sanitary sewer services are to be provided; and submit FEMA application for a grant for an emergency generator.
4. **UTILITY OPERATOR** to look into how best to locate and check up on fire lines that are non-compliant and to report back to the Board at its next meeting.