

**MINUTES OF REGULAR MEETING
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 191
MARCH 26, 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 regular session, open to the public, beginning at 7:00 P.M., at The County Line Restaurant, 13850 Cutten Road, Houston, Texas 77069, on the 26th day of March, 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, thus constituting a quorum. Director Miller arrived shortly after the start of the meeting.

Persons also present included Daniel Anders, a resident of the District; Kevin Young; Gus Gustafson of SWWC; Patty Rodriguez of Bob Leared Interests; Claudia Redden of Claudia Redden & Associates, LLC.; Bradley Jenkins and Jason Ozuna of Jones & Carter; Cindy Nichols of Michael A. Cole, P.C.; and James L. Dougherty, Jr.

COMMUNICATIONS

Director Price brought to the Board's attention that the District's web page should be updated. He stated that he does not have enough time to devote to keeping the page up to date and suggested that the District could perhaps hire someone to do so. Board members acquiesced in this suggestion, and Ms. Nichols stated that she would provide Director Price with the name and phone number of a person to contact that handles the web pages for some other water districts.

MINUTES

Director Miller moved that the minutes of the Board's January 23rd, February 20th and February 27th meetings be approved, which motion was seconded by Director Wirasinghe and carried by unanimous vote.

REGULAR REPORTS AND CONSENT AGENDA

It was noted that the reports of the bookkeeper, investment officer, tax assessor/collector, and

utility operator had been provided to Board members prior to the meeting and that Board members have reviewed such reports.

Gus Gustafson presented his written report to the Board and noted that a letter will be going out to residents concerning the District's flushing its valves.

Mr. Gustafson presented the list of proposed service terminations, a copy of which is attached to his report. President Monto 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. It was noted that no persons were present to be heard, and the public hearing was closed. Director Price 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 Gigliotti and carried by unanimous vote.

In response to a query, Mr. Gustafson stated that he will check into how many customers are using auto bill pay for their water bills. Directors Miller and Gigliotti brought to the operator's attention that they are still experiencing low water pressure at various times, and the operator stated that he would check the system water pressure in those locations. In response to a question raised by Director Wirasinghe, it was noted that the District is not mandated to reduce its power usage by 5% because its annual power costs are less than \$200,000. Bradley Jenkins stated that he would look into having power factor capacitors installed at District facilities.

Director Price brought to the tax assessor/collector's attention that it appears that there is an addition of a radiology building being constructed at the office building on Breton Ridge. Gus Gustafson stated that he will contact a representative at the office building to see if they need a permit for the addition.

Patty Rodriguez provided an invoice to the Board for its review for the tax assessor/collector's work in connection with auditing the District's sales tax report. It was noted that the invoice will be presented for approval and payment at the Board's next meeting. Board members briefly reviewed the sales tax report and noted that the bookkeeper's report reflects sales tax collections for the month of over \$141,000. Director Price then moved that the reports of the attorney, bookkeeper, operator and tax assessor/collector be accepted, along with the bookkeeper's bills and tax bills, which motion was seconded by Director Gigliotti and carried by unanimous vote. The bookkeeper's bills and tax bills as accepted are hereto attached.

WATER AND SEWER ISSUES

Discussion was had concerning the proposed annexation and development by Kevin Young of an approximate 1.411 acre tract of land located at the southwest corner of the intersection of Hargrave and Champions Arbor Drive, with a proposed development of approximately 14,000 square feet of office space to be known as Vidorra Office Villas. It was estimated that the development would require approximately 1,500 gpd sewage treatment plant capacity and 1,800 to 2,000 gallons per day of water. Bradley Jenkins presented an annexation feasibility study he had

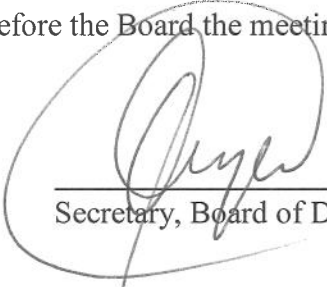
prepared for the proposed development. A thorough review of the two alternatives of the study was had, and Mr. Jenkins stated his opinion that such annexation and development is feasible. There was a consensus to use the alternative calling for a private lift station, rather than the gravity sewer. Director Miller moved that the engineer and attorney be authorized to work on the necessary documents, if an additional deposit to cover the estimated costs is made. The motion was seconded by Director Wirasinghe and carried by unanimous vote.

ENGINEERING MATTERS

Bradley Jenkins presented his written report to the Board. He presented a preliminary cost estimate of \$42,000 for the addition of a lift station pump at the District's wastewater treatment plant. Discussion was had concerning the proposed annexation and development request of Mr. Spencer of an approximate 7.47 acre tract which is proposed to be developed together with Mr. Wilkin's 4.539 acres with an apartment project; and with an estimated ultimate wastewater treatment plant capacity requirement of 73,000 gpd. Board members discussed with the engineer whether it is best to only provide the wastewater treatment plant capacity to this tract or to find a way to provide both water capacity and wastewater treatment plant capacity. At the conclusion of discussion, Board members noted that it was important to review the water purchase agreement with the North Harris County Regional Water Authority before making a decision as to whether it could provide both water capacity and wastewater treatment plant capacity to the proposed development.

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

(SEAL)



Secretary, Board of Directors

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

COMMITMENTS FOR ACTION
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 191
MEETING OF MARCH 26, 2008

1. **ATTORNEY** to estimate additional cost deposit for annexation of approximate 1.411 acre tract.
2. **ENGINEER** to check into having power factor capacitors installed at District facilities; and work with attorney concerning annexation of approximate 1.411 acre tract.
3. **OPERATOR** to check into how many customers are using auto bill pay for their water bills; check water system pressure in the areas where low pressure was reported; and contact office building representative regarding addition of radiology building and need for a permit for same.
4. **CINDY NICHOLS** to provide Director Price with name of web master to contact concerning District's web page.