

MINUTES
FORT BEND COUNTY LEVEE IMPROVEMENT DISTRICT NO. 6

March 26, 2018

The Board of Directors (the "Board") of Fort Bend County Levee Improvement District No. 6 (the "District") met in regular session, open to the public, on the 26th day of March, 2018, at The George Foundation, 215 Morton Street, in the Main Conference Room, Richmond, Texas, a regular meeting place outside the boundaries of the District, and the roll was called of the members of the Board:

Gary Pochyla	President
Kent P. Savage	Vice President
Linda Jacks	Secretary

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

Also present at the meeting were Jeff Perry and Ross Autry of Levee Management Systems ("LMS"); Ron Dechert of Costello, Inc. ("Costello"); Pat McDonald of Henderson-Wessendorff Foundation ("HWF"); Tracey Scott of Myrtle Cruz, Inc.; Justin Klump of Storm Water Solutions, LP ("SWS"); Brad Koehl of Yellowstone Landscape - Central, Inc.; David Patterson of Assessments of the Southwest, Inc. ("ASW"); Julie Peak of Hilltop Securities, Inc.; Tom Butcher, Dave Vrshek, Chris Read, and Gene Pfalzgraf, residents of the District; and Angela Lutz, Nikole Cales; and Holly Huston of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

Mr. Butcher discussed Pond 1 (Serenity Pond) and stated a resident was concerned about growth in the area close to the "spillway" on the south side.

Mr. Pfalzgraf asked if the District has addressed communication issues with Fort Bend County ("County"). Ms. Lutz stated she reached out to the County but has not received a response. She stated the District's consultants will be attending a table top exercise hosted by the County in April, which does discuss and address communication during emergency events, among other things.

MINUTES

The Board considered approving the minutes from the January 22, 2018 and February 19, 2018, Board of Directors' meetings, which were provided in advance of the meeting. After review and discussion, Director Jacks moved to approve the January 22, 2018 and February 19, 2018, minutes. Director Savage seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTIONS MATTERS

Mr. Patterson distributed and reviewed the March tax assessor/collector's report, a copy of which is attached. He stated the District's 2017 tax collection rate is 95.04% as of February 28, 2018. Mr. Patterson then reviewed a delinquent tax attorney report, a copy of which is attached to the tax assessor/collector's report.

Mr. Patterson stated the District received a request to waive penalty and interest due to late payment as a result of not understanding the multiple taxing entities. Ms. Lutz stated the Texas Property Tax Code, Section 33.011 only allows the District to waive fees or penalties for late payment of property taxes due to a limited amount of circumstances, which do not apply in this case. Mr. Vrshek stated Del Webb had the same issue, but noted some addresses were not correct.

After review and discussion, Director Savage moved to (1) approve the tax assessor/collector's report and payment of the tax bills; and (2) deny the request for to waive the fees and penalties associated with the late payment of property taxes in accordance with Texas Property Tax Code, Section 33.011. Director Jacks seconded the motion, which passed by unanimous vote.

ADOPT RESOLUTION CONCERNING EXEMPTIONS FROM TAXATION

The Board considered tax exemptions for District residents. Ms. Peak presented and reviewed a cash flow analysis, a copy of which is attached. She discussed the District's previous exemptions, current development, developer and landowner reimbursements, and the District's taxable value. Ms. Peak recommended the Board increase the exemption for residents 65 years and older or disabled to \$40,000 for residential homestead. She noted the exemption will not impact any developers' ability to be reimbursed. Upon a motion made by Director Pochyla and seconded by Director Jacks, the Board voted unanimously to adopt the Resolution Concerning Exemptions from Taxation granting a \$40,000 homestead exemption for residents 65 years and older or disabled and reject all other exemptions.

Mr. Vrshek asked if the financial advisor can track additional funds accrued by the Del Webb-Sweetgrass community after Caldwell has been reimbursed. Ms. Peak stated she continues to track amounts reimbursed and amounts paid in each respective municipal utility district/development within the District.

FINANCIAL AND BOOKKEEPING MATTERS, INCLUDING PAYMENT OF BILLS AND REVIEW OF INVESTMENTS

Ms. Scott presented to the Board for review and approval the bookkeeper's reports and bills, a copy of which is attached. Following review and discussion, Director Savage moved to approve the bookkeeper's reports and payment of bills. Director Jacks seconded the motion, which passed unanimously.

AMEND BUDGET FOR FISCAL YEAR END JULY 31, 2018

Ms. Scott stated the District discussed amending the budget for the fiscal year end July 31, 2018, to add levee repairs due to Hurricane Harvey. The Board concurred to defer the matter.

OPERATION OF DISTRICT FACILITIES, BILLINGS, REPAIRS AND MAINTENANCE, INCLUDING SHARED PERIMETER LEVEE REPORT

Mr. Perry reviewed the operator's report, a copy of which is attached. He updated the Board regarding operations and maintenance performed in the District during the last month. Mr. Perry stated the erosion issue on Rabbs Bayou has been repaired.

Mr. Perry reported LMS surveyed all of the District's detention ponds and drainage channels and stated he observed 30 to 40 areas that were displaying significant erosion. Mr. Perry stated he will coordinate with the District's engineer regarding repairs. He stated he estimates repairs will cost approximately \$70,000 to \$100,000. Mr. Perry noted various issues contributed to the erosion, and each area will need to be addressed individually. He requested authorization to coordinate with the engineer to prepare a list of repair priorities, bid packages and estimates of costs. It was noted many areas are being over-watered by the Del Webb Homeowners Association ("HOA"). Ms. Lutz stated ABHR sent a letter to the HOA regarding the matter. The Board authorized ABHR to send an additional letter withholding payment if the HOA does not address irrigation and over-watering issues.

Mr. Perry discussed maintenance and erosion of interlocking pavers at the drainage channel. He stated the system is functioning as designed and LMS regularly monitors and will continue to monitor the area.

Mr. Pfalzgraf stated the HOA does not have a professional irrigation advisor. Discussion ensued regarding more efficient irrigation options for the HOA. Mr. Perry stated LMS and the engineer will present recommendations to the HOA regarding more effective irrigation options.

The Board concurred to defer the amendment to the rate sheet of the LMS contract.

Upon a motion made by Director Jacks and seconded by Director Savage, the Board voted unanimously to (1) approve the operator's report; (2) authorize ABHR to send a letter to the HOA; and (3) authorize the engineer and LMS to coordinate regarding erosion issues as discussed.

RABBS BAYOU SLOUGHING REPAIR

Mr. Perry stated the Rabbs Bayou sloughing repair is complete and was discussed under the operator's report.

SHORELINE REPAIR OF DEL WEBB POND NO. 1 (SERENITY POND)

Mr. Perry stated the sloughing around pond edges was discussed in the operator's report.

MOWING OF DISTRICT FACILITIES

Mr. Koehl updated the Board regarding mowing of District facilities. No written report was presented.

PHASE II MS4 STORM WATER MANAGEMENT PLAN ("SWMP") IMPLEMENTATION

Mr. Klump presented and reviewed Year 5 Goals and Training. He reviewed the new educational insert. After review and discussion, Director Savage moved to approve the Year 5 Goals; adopt Stormwater Guidance manual chapter on public education outreach; adopt the illicit discharge detection and elimination program; complete and adopt Construction Site Runoff Control Program; and authorize posting of educational information regarding stormwater runoff on the District's website. Director Jacks seconded the motion, which passed by unanimous vote.

REPORT REGARDING DEVELOPMENT IN THE DISTRICT

Mr. Vrshek updated the Board regarding development in the Del Webb community and noted there were 333 lots remaining in Del Webb.

ENGINEERING MATTERS

Mr. Dechert updated the Board regarding engineering matters and presented and reviewed a report, a copy of which is attached.

Mr. Dechert updated the Board regarding the status of construction projects for Del Webb and Williams Ranch Municipal Utility District No. 1 and noted there were no projects or pay estimates for the Board's approval.

Mr. Dechert updated the Board regarding construction projects for Veranda Phase 2 and Veranda drainage ditch and noted there were no projects or pay estimates for the Board's approval.

Mr. Dechert updated the Board regarding construction projects for the temporary repairs to the culvert crossing for the Williams Ranch drainage ditch and recommended approval of Pay Estimate No. 2 in the amount of \$4,890.00 submitted by Crostex Construction and Change Order No. 1 for deduction of \$7,400.00 for a final quantity adjustment. After review and discussion, Director Jacks moved to approve the pay estimate and change order as recommended. Director Savage seconded the motion, which passed unanimously.

Mr. Dechert updated the Board regarding construction projects for the George Foundation and noted there were no projects or pay estimates for the Board's approval.

Mr. Dechert updated the Board regarding the surveying and engineering for the west levee extension per the County's request. He reviewed various options, including extending the levee and raising East Austin Street. Mr. Dechert reported the County is willing to participate in construction, but no plans have been finalized. He noted the County requested the District obtain the necessary rights-of-way for construction.

Ms. Lutz stated the District's 2016 Federal Emergency Management Association reimbursement request was denied. The Board concurred to take no further action.

Upon a motion made by Director Jacks and seconded by Director Savage, the Board voted unanimously to approve the engineer's report and pay estimate and change order as recommended.

PREPARATION OF BOND APPLICATION AND ADOPT RESOLUTION AUTHORIZING APPLICATION TO THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY ("TCEQ") FOR APPROVAL OF PROJECT AND BONDS

Mr. Dechert updated the Board regarding the bond application preparation.

DISTRICT WEBSITE REVIEW

Ms. Lutz discussed the District website, www.fblid6.org, and stated the stormwater information will be posted to the District's website.

RENEWAL OF DISTRICT'S INSURANCE POLICIES

Ms. Lutz discussed the expiration of the District's insurance policies and asked if the Board wants to solicit proposals. The Board directed ABHR to request a renewal proposal from its current insurance provider.

DEEDS AND EASEMENTS

There was no discussion regarding this item.

PERIMETER LEVEE MATTERS AND NATIONAL ASSOCIATION OF FLOOD AND STORMWATER MANAGEMENT AGENCIES

Ms. Lutz stated the Fort Bend County Emergency table top exercise is on April 6, 2018.

FORT BEND FLOOD MANAGEMENT ASSOCIATION ("FBFMA")

Ms. Lutz discussed membership in the FBFMA and a letter detailing its new focus and goals.

ITEMS FOR NEXT AGENDA

There was no discussion regarding this item.

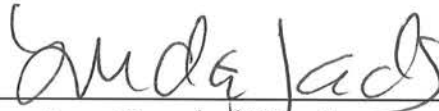
NEXT MEETING DATE, INCLUDING DISCUSS SCHEDULE FOR IN-DISTRICT MEETINGS

The Board concurred to meet on April 23, 2018, at 12:00 p.m. at The George Foundation.

Mr. Vrshek inquired about a LID 101 meeting. Ms. Lutz replied the District held a LID 101 meeting in October and will likely hold one in the coming months.

Mr. Dechert stated the County will be inspecting the District's levee within the next few weeks.

There being no further business to discuss, the meeting was adjourned.



Secretary, Board of Directors



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