

MINUTES
FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 187

February 12, 2019

The Board of Directors (the "Board") of Fort Bend County Municipal Utility District No. 187 (the "District") met in regular session, open to the public, on the 12th day of February, 2019, at the office of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Ste. 2400, outside the boundaries of the District, and the roll was called of the members of the Board:

David Vrshek	President
Larry J. Junek	Vice President
Sam Mayson	Secretary
Doug Fyfe	Assistant Vice President
Donna Coleman	Assistant Secretary

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

Also present at the meeting were: Rose Montalbano of F. Matuska, Inc.; Cathy Brittain-Drew of Assessments of the Southwest, Inc. ("ASW"); Ron Dechert of Costello, Inc. ("Costello"); Greg Lentz of Masterson Advisors; and Angie Lutz, Veronica Seguin and Georgia Mathera of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

No public comments were received by the Board.

MINUTES

The Board considered approving the minutes of the January 8, 2019, regular meeting. After review and discussion, Director Mayson moved to approve the minutes of the January 8, 2019, regular meeting, as revised. Director Coleman seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING

Ms. Montalbano presented and reviewed the bookkeeper's report, quarterly investment report, and a list of bills to be paid. After review and discussion, Director Junek moved to approve the bookkeeper's report and pay the bills listed in the report. Director Mayson seconded the motion, which passed unanimously. A copy of the bookkeeper's report is attached.

SERIES 2019 UNLIMITED TAX BONDS

Mr. Lentz reviewed with the Board the bids received for the sale of the District's \$5,210,000 Unlimited Tax Bonds, Series 2019 ("Series 2019 Bonds"), noting that seven bids were received. He stated that the low bidder was SAMCO Capital Markets at a net effective interest rate of 3.527043%. A copy of the bids received for the sale of the Series 2019 Bonds is attached.

The Board then considered approving the Resolution Authorizing the Issuance of the District's \$5,210,000 Unlimited Tax Bonds, Series 2019 (the "Resolution").

The Board then considered approving the Paying Agent/Registrar Agreement with the Bank of New York Mellon Trust Company, N.A.

The Board next considered approving the Official Statement for the Series 2019 Bonds.

Ms. Lutz presented and reviewed a Certificate Regarding Provision of Financial Advice.

The Board next considered authorizing the Board of Directors to sign all the documents relating to the bond sale and to authorize the attorney and financial advisor to take all necessary action to deliver the bonds to the purchaser.

The Board considered approving a check to the Attorney General of Texas for review of the Series 2019 Bond transcript.

Ms. Lutz stated that the District's Information Form, filed in the Official Records of Fort Bend County and at the Texas Commission on Environmental Quality ("TCEQ"), has been updated to reflect the sale of the Series 2019 Bonds.

Mr. Dechert updated the Board on the TCEQ's inspection of the facilities listed for reimbursement in the bond application.

After review and discussion, Director Mayson moved to (1) award the sale of the Series 2019 Bonds to SAMCO Capital Markets; (2) adopt the Resolution Authorizing the Issuance of the District's \$5,210,000 Unlimited Tax Bonds, Series 2019; (3) approve the Official Statement, as discussed; (4) approve and authorize execution of the Paying Agent/Registrar Agreement with The Bank of New York Mellon Trust Company, N.A.; (5) authorize the Board of Directors to sign the Series 2019 Bond documents and authorize the attorney and financial advisor to take all necessary action to deliver the bonds to the purchaser; (6) approve a check to the Attorney General of Texas, as discussed; (7) approve the Amendment to Information Form; and (8) direct that the Resolution, Official Statement; Series 2019 Bond documents, and Information Form be

filed appropriately and retained in the District's official records. Director Vrshek seconded the motion, which passed unanimously.

ASSOCIATION OF WATER BOARD DIRECTORS ("AWBD") CONFERENCES

No action was needed regarding reimbursement of eligible expenses from the AWBD winter conference as no Director attended the conference. After discussion, Director Mayson moved to authorize any interested directors to attend the AWBD summer conference. Director Vrshek seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTION MATTERS

Ms. Brittain-Drew presented and reviewed with the Board the tax assessor/collector's report, including the unpaid accounts roll, a copy of which is attached. After review and discussion, Director Mayson moved to approve the tax assessor/collector's report and pay the bills from the tax account. Director Coleman seconded the motion, which passed by unanimous vote.

RESOLUTION CONCERNING EXEMPTIONS FROM TAXATION

The Board, Ms. Lutz and Mr. Lentz discussed tax exemption options that could be adopted by the District. The Board considered a Resolution Concerning Exemptions from Taxation. After review and discussion, Director Vrshek moved to adopt a Resolution Concerning Exemptions from Taxation, granting a \$10,000 exemption for persons who are 65 years of age or older, or disabled persons, and direct it be filed appropriately and retained in the District's official records. Director Mayson seconded the motion, which passed unanimously. The Board noted its intention to discuss further lowering the District's tax rate in the Fall of 2019.

OPERATION OF DISTRICT FACILITIES

Ms. Lutz presented and reviewed the City of Richmond (the "City") operator's report, a copy of which is attached. She reported that during the previous month, the City installed 15 new single family connections. She noted that the City reported a total of 1,270 occupied single family connections through January 31, 2019. Director Vrshek noted there have been 1,254 home sales closed in the District through January 31, 2019.

Director Vrshek discussed the Harris-Galveston Subsidence District's recommended water conservation resources and website.

Ms. Lutz then presented and reviewed a Report for the Brazos River Erosion Study and slideshow from the Groundwater Reduction Plan Participation Meeting held on January 16, 2019, copies of which are attached. Discussion ensued regarding flood control matters in Fort Bend County.

After review and discussion, Director Mayson moved to approve the operator's report. Director Coleman seconded the motion, which passed unanimously.

REPORT REGARDING DEVELOPMENT IN AND AROUND THE DISTRICT

Discussion ensued regarding the proposed FM 762 sidewalk, the razing of the home of the Thompson tract, and the development plans for the George tract.

LANDSCAPING, PARK AND MAINTENANCE AND REPAIR OF DISTRICT FACILITIES

Director Vrshek updated the Board on the fencing and locks for the dog park.

ENGINEERING MATTERS

Mr. Dechert reported on a speed limit sign that was removed from the front of a residence in the District.

REPAIR WORK AND INVESTIGATION REPORT FOR DEL WEBB SECTIONS 13A AND 13B

Mr. Dechert reported on inspection of the storm sewer in Del Webb Section 13A and Section 13B and presented an engineer's report on the results of the investigation and subsequent repair work. A copy of the engineer's report is attached. He stated pieces of brick were found to be blocking the outfall near the lake and have been removed. He stated Crostex Constructions installed the pipe and outfall system originally. He noted Crostex Construction has removed the blockage. Mr. Dechert then presented an invoice from Hurtado Construction Company in the amount of \$4,800, for mobilization and inspection costs related to the outfall blockage. A copy of the invoice is attached to the engineer's report. Discussion ensued regarding submitting a reimbursement request to Crostex Construction for the Hurtado Construction Company invoice. After review and discussion, Director Mayson moved to approve the invoice from Hurtado Construction Company, as presented, and direct ABHR to request reimbursement for the Hurtado Construction Company invoice from Crostex Construction. Director Coleman seconded the motion, which passed unanimously.

Ms. Lutz reported Sweetgrass Homeowners Association may seek the District to repair the lake and Rabb's Bayou drainage channel edge erosion in Del Webb Sweetgrass. She noted the lakes and the drainage channels are owned and maintained by Fort Bend County Levee Improvement District No. 6. Mr. Dechert stated most of the erosion appears to be caused by overwatering by homeowners along the channel. Mr. Dechert and Ms. Lutz stated the homeowners association has previously been notified of the impacts of its overwatering of areas in the District.

WEBSITE UPDATES

Director Vrshek requested ABHR request a link to the City of Richmond garbage collection schedule on the District's website.

REPORTS FROM BOARD MEMBERS ON ATTENDANCE AT CONFERENCES, SPECIAL MEETINGS AND/OR SEMINARS, INCLUDING FORT BEND COUNTY LEVEE IMPROVEMENT DISTRICT NO. 6 ("LID 6") MEETINGS

The Board discussed how to communicate with residents regarding the repair of the line blockage in Section 13A and 13B.

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



Sam Mayson

Asst. Secretary, Board of Directors

LIST OF ATTACHMENTS TO MINUTES

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