



The Board of Directors of New Caney Municipal Utility District of Montgomery County, held a Regular Meeting, open to the public, January 16, 2025, at 6:00 P.M., and the roll was called of the duly constituted officers to wit:

BILL SMITH-PRESIDENT
JERRY VERNON-VICE PRESIDENT
TONY MARTINEZ JR.-SECRETARY
ANNE VICKERY-ASST. SECRETARY/ASST. TREASURER

Thus, constituting a quorum.

Not Present – Matt Peterson–Treasurer/Asst. Secretary

Also, present: Ricky McDonald-General Manager, Kassidy Permenter-Office Assistant, Michelle Baird-Bookkeeper, Zach Petrov with Johnson Petrov LLP, Jimmy Flowers with LJA Engineering, Bill Blich-Financial Advisor, Kelly Landry with LJA Engineering.

APPROVAL OF THE MINUTES

A motion was made by Jerry Vernon and seconded by Tony Martinez to approve the minutes for December 19, 2024 regular meeting and January 10, 2025 special meeting. All voted for. Motion carried.

CITIZEN'S PRESENTATIONS

No presentation

OLD BUSINESS

APPROVE UNCOLLECTIBLE ACCOUNTS

A motion was made by Tony Martinez and seconded by Jerry Vernon to approve uncollectible accounts in the amount of \$48.16 for December 2024. All voted for. Motion carried.

Recess at 6:03 PM

Re-Opened at 6:35 PM

DISCUSS POSSIBLE ACQUISITION OF PROPERTY AND APPROVE ANY NECESSARY ACTION TO BE TAKEN, INCLUDING APPROVAL OF ORDERS DECLARING A PUBLIC NECESSITY AND AUTHORIZING THE INSTITUTION OF CONDEMNATION PROCEEDINGS.

Kelly Landry updated the board that the Condemnation attorney was sick and cancelled the hearing in December for the Strickland property, that will be rescheduled.

Kelly Landry mentioned that the condemnation attorney said that he did not receive the paperwork to start the condemnation process on the Park Dr. property. Ricky McDonald said that he was contacted by Mr. Patino who said he is affiliated with the EMCSA board and was asking about the Park Dr. property and he said that EMCSA does own the property and he let us know that the person we were speaking with previously is no longer with the board. Zach Petrov discussed his conversation with Mr. Patino with the board. Bill Smith asked that we put the condemnation filing on hold at this time. Ricky McDonald asked Jimmy Flowers if we would be able to design something on less of the property if the property owner was willing to sell us part of the property. Jimmy said

that he would see if that was possible. The board asked that Zach let the EMCSA board know that we would like to meet with them about possibly purchasing part of the property.

NEW BUSINESS

DISCUSS AND APPROVE ESTIMATE #12 FOR (E208-0520) RENOVATIONS TO WATER PLANT NO. 2 FOR SCHIER CONSTRUCTION COMPANY IN THE AMOUNT OF \$435,860.00.

A motion was made by Jerry Vernon and seconded by Anne Vickery to approve Estimate #12 for Renovations to Water Plant No. 2 for Schier Construction Company in the amount of \$435,860.00. All voted for. Motion carried.

DISCUSS AND APPROVE ESTIMATE #1 FOR (E208-0590) WATERLINE EXTENSIONS PHASE "E" FOR REDDICO CONSTRUCTION COMPANY IN THE AMOUNT OF \$139,482.80.

A motion was made by Anne Vickery and seconded by Tony Martinez to approve Estimate #1 for Waterline Extension Phage "E" for Reddico Construction Company in the amount of \$139,482.80. All voted for. Motion carried.

APPROVE AND AUTHORIZE RIGHT OF FIRST REFUSAL FOR DISTRICT'S PURCHASE OF PROPERTY.

Zach Petrov discussed the Right of First Refusal for the Shane property. The board asked that Zach change a few things that were discussed and discuss at the next regularly scheduled board meeting.

AUTHORIZE EMINENT DOMAIN FILINGS WITH TEXAS COMPROLLER.

A motion was made by Anne Vickery and seconded by Tony Martinez to authorize Eminent Domain Filings with Texas Comptroller. All voted for. Motion carried.

ENGINEER'S REPORT

Jimmy Flowers updated the board that the Elevated Storage Project was submitted to the county and they will review but they can not approve it until the Admin Building Project is approved because that is the drainage part of the project.

ATTORNEY'S REPORT

Nothing further to report.

FINANCIAL ADVISOR'S REPORT

Nothing further to report.

TAX ASSESSOR/COLLECTOR'S REPORT

Bill Smith went over the J.R. Moore Tax Assessor's report for New Caney MUD.

BOOKKEEPER'S REPORT

Ricky McDonald went over the 12/31/2024 New Caney MUD budget with the board.

SAFETY REPORT

No accidents or close calls.

GENERAL MANAGER'S REPORT

Ricky McDonald updated the board on the commercial developments in the area.

APPROVE MONTHLY ACCOUNTS PAYABLE

A motion was made by Jerry Vernon and seconded by Anne Vickery to Approve the **General Fund** accounts payable in the amount of **\$442,665.62**. All voted for. Motion carried.

A motion was made by Jerry Vernon and seconded by Anne Vickery to Approve the **Capitol Project** accounts payable in the amount of **\$682,033.45**. All voted for. Motion carried.

A motion was made by Jerry Vernon and seconded by Anne Vickery to Approve the **Hendricks Defined Area Debt Services** accounts payable in the amount of **\$231.67**. All voted for. Motion carried.

BOARD OF DIRECTOR'S REPORTS AND/OR PROPOSALS

Bill Smith went over the water loss and the bank balances.

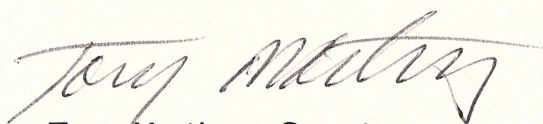
CLOSED FOR EXECUTIVE SESSION AT 7:43 PM
RE-OPENED FROM EXECUTIVE SESSION AT 8:05 PM

ADJOURNMENT

A motion was made by Jerry Vernon and seconded by Anne Vickery to adjourn. All voted for. Motion carried.

Adjourned at 8:06 PM.

Respectfully,


Tony Martinez, Secretary