

MINUTES  
FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 151

April 11, 2024

The Board of Directors (the "Board") of Fort Bend County Municipal Utility District No. 151 (the "District") met in special session, open to the public, on the 11<sup>th</sup> day of April, 2024, at the offices of Inframark LLC, 2002 West Grand Parkway North, Suite 100, Katy, TX 77449, outside the boundaries of the District, and the roll was called of the members of the Board:

Keith Gier	President
Nathan H. Shipley	Vice President
Louis James	Secretary
Jared Ciarella	Assistant Secretary
Cory McFarland	Assistant Vice President

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

Also attending the meeting were Nick Steffek and Cole Wilson of Lake Management Services, L.P. ("LMS"); John Boyd and Andrew Faubion of Terry's Landscape & Design ("Terry's"); Lisa Bonham and Alyvia McEwen of Quiddity Engineering, LLC; Tim May of EHRA Engineering ("EHRA"); and Sandra Staine and Kathryn Blanton of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

The Board discussed unauthorized use of District property by the resident at 28323 Little Hollow Court. Following discussion, the Board concurred to authorize ABHR to send correspondence to the resident regarding the unauthorized use of District property.

The Board discussed resident correspondence regarding the french drain cover at the Draycutt playground. Discussion ensued, and the Board directed Terry's to inspect the french drain covers and irrigation boxes throughout the District.

The Board discussed resident correspondence requesting installation of license plate readers in the District. Discussion ensued.

The Board reviewed correspondence from a resident regarding in-District meetings.

The Board discussed a resident report of motorized vehicles at Lake Firethorne.

ENGINEERING MATTERS

Ms. Bonham reviewed the engineering report, a copy of which is attached.

Ms. Bonham provided an update regarding Lift Station No. 1 Rehabilitation and Diesel Generator Addition. She stated that four bids were received for Lift Station No. 1 Rehabilitation and Diesel Generator Addition. Ms. Bonham recommended that the Board award the contract to Pioneer Construction Services, LLC ("Pioneer") in the amount of \$488,600.00. The Board concurred that, in its judgment, Pioneer was a responsible bidder who would be most advantageous to the District and would result in the best and most economical completion of the project.

Ms. Bonham provided an update regarding Water Well No. 1 Rework, stating that a quote was received from the contractor, C&C Water Services LLC, to proceed with installing a temporary pump to perform a GM Services well performance test in the amount of \$36,000.00.

Ms. Bonham provided an update regarding the 2024 Drainage Channel Inspection. She reported that Quiddity performed the first drone flight inspection on March 29, 2024, and plans to hold the first in-person inspection next week.

Following review and discussion and based on the engineer's recommendation, Director Gier moved to (1) approve the engineer's report; and (2) award the contract for Lift Station No. 1 Rehabilitation and Diesel Generator Addition to Pioneer in the amount of \$488,600.00, based upon the engineer's recommendation and receipt of the payment and performance bonds and the certificate(s) of insurance and endorsements, if any, provided by the contractor. Director McFarland seconded the motion, which passed unanimously.

#### PARK AND LANDSCAPE MAINTENANCE MATTERS

Mr. Boyd reviewed the park and landscape maintenance report, a copy of which is attached, and updated the Board on the status of previously approved projects.

Mr. Boyd presented a proposal in the amount of \$7,446.90, submitted by Terry's to replace sod at the east lakes, a copy of which is attached to his report.

Mr. Boyd presented a proposal in the amount of \$4,181.07, also submitted by Terry's to complete necessary irrigation adjustments, install a new concrete slab and one bench at the east lake, a copy of which is attached to his report.

Following review and discussion, Director Shipley moved to (1) approve the parks and landscaping report; (2) approve the proposal in the amount of \$7,446.90, submitted by Terry's to replace sod at the east lakes; and (3) approve the proposal in the amount of \$4,181.07, submitted by Terry's to install a new concrete slab and bench at the east lake. Director McFarland seconded the motion, which passed unanimously.

The Board discussed a bid packet, submitted by Terry's for maintenance services for the Firethorne Community Association areas.

Mr. Steffek presented a proposal in the amount of \$6,264.00, submitted by LMS to restock the fish in Lake Firethorne, a copy of which is attached.

Mr. Steffek then presented two proposals in the amounts of \$4,000.74 and \$7,261.87, submitted by LMS for installation of fish structure and twelve spawning discs and fish structure and twenty-four spawning discs, respectively, at the clubhouse lake, copies of which are attached.

Following review and discussion, Director McFarland moved to (1) approve the proposal in the amount of \$6,264.00, submitted by LMS to restock the fish in Lake Firethorne; and (2) approve the proposal in the amount of \$7,261.87, submitted by LMS for installation of fish structure and twenty-four spawning discs. Director James seconded the motion, which passed unanimously.

The Board reviewed proposals, provided in advance by the Firethorne Amenities Committee, submitted by: All Play Proposal; May Recreation and Equipment and Design Proposal; and Adventure Playground, to repair the fall surface at the Savannah Hawk Playground. Copies of the proposals are attached. Following discussion, the Board concurred to table this matter.

#### PARK AND LANDSCAPE DEVELOPMENT MATTERS

Mr. May reviewed the District Parks Conceptual Plan and cost estimate, a copy of which is attached. Discussion ensued.

#### DISTRICT SECURITY

There was no discussion on this agenda item.

#### FIRE PROTECTION SERVICES MATTERS

There was no discussion on this agenda item.

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

(SEAL)



*Jill*  
Asst. Secretary, Board of Directors

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