MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS OF FERN BLUFF MUNICIPAL UTILITY DISTRICT

September 12, 2023

The Board of Directors ("Board") of Fern Bluff Municipal Utility District ("District") convened in a special meeting that was open to the public at 6:00 p.m., on the above-referenced date, at the Fern Bluff Municipal Utility District Community Center, 7320 Wyoming Springs Drive, Round Rock, Texas, pursuant to notice posted in accordance with law.

Director Sabatino called the meeting to order and called the roll of the Board, to wit: **George Sabatino**, President; **Marc Smith**, Vice President; **Jessica Stempko**, Secretary; **Kevin Barnes**, Treasurer; and **Richard Horton**, Director. With all Directors present, except Director Smith, a quorum was established.

Also, in attendance or joining during the meeting, were Janey Miller, the District's General Manager; Jeremiah Alcantar, an employee of the District; and Zachariah T. Evans and Melissa T. Evans, of the Law Office of Zachariah T. Evans, the District's Attorney ("Evans Law"). Members of the public were also present.

Next, the Board recited the Pledge of Allegiance.

The Board then accepted comments from those citizens who were present to address the Board.

The Board then considered approval of the monthly consent agenda, including minutes of the Board's August 8, 2023, meeting, as revised; payment of bills and invoices; payment of transfers for operation expenses; pay requests; change orders; and customer charge write-offs. Director Stempko motioned to approve the consent agenda; Director Horton seconded; and the Board voted unanimously to approve the motion.

Ms. Miller then updated the Board regarding landscaping services within the District over the previous month.

Next, the Board reviewed the District's draft budget for FY2023-2024 ("Budget"). After discussion, Director Barnes moved to approve a resolution adopting the draft budget, as presented; Director Stempko seconded; and the Board voted unanimously to approve the motion. A copy of the resolution is included in the Board Packet, which is attached as an exhibit to these minutes.

Next, at 6:08 p.m., Director Sabatino opened the public hearing on the proposed 2023 tax rate, with notice of public hearing on the tax rate having been published in the Round Rock Leader, in compliance with Chapter 49, Texas Water Code. Director Sabatino noted no one was present to address the Board on the proposed tax rate and then closed the public hearing. After discussion, Director Horton moved to adopt a 2023 tax rate of $0.2000 per $100.00 of assessed valuation, as provided in an order levying taxes, as presented; Director Barnes seconded; and, upon a roll call

vote, the Board voted unanimously to approve the motion. A copy of the tax rate order is included in the Board Packet.

Next, Mr. Evans explained that the Board needed to adopt an amendment to the District's Information Form whenever any information in the Information Form is changed, including the annual setting of the District's tax rate. He explained that the amendment will be filed with the Texas Commission on Environmental Quality (the "**Commission**"), in the Official Public Records of Williamson County, and in the offices of Evans Law. After discussion, Director Stempko moved to approve the filing of the updated District Information Form to reflect the adopted 2023 tax rate; Director Horton seconded; and the Board approved the motion unanimously.

Ms. Miller then reviewed with the Board proposed revisions to the District's services rates. After discussion, Director Sabatino moved to approve an order amending the District's water and wastewater service rates; Director Horton seconded; and the Board voted unanimously to approve the motion.

Mr. Evans next reminded the Board that Section 26.18, Texas Tax Code, requires certain financial and property tax information to be posted to the District's website and updated, including any changes to the District's budget and tax rate. After discussion, Director Barnes moved to approve the updates to the District's website; Director Stempko seconded; and the Board voted unanimously to approve the motion.

The Board next discussed an interlocal agreement with Williamson County Sheriff's Office to approve an increase in the County's hourly rate for the use of law enforcement vehicles from $8.00 per hour to $13.00 per hour. Director Horton moved to approve the proposed rate; Director Stempko seconded; and the Board voted unanimously to approve the motion.

Next, Ms. Miller updated the Board on the status of ongoing road improvements within the District.

Ms. Miller then summarized the General Manager's report, a copy of which is included in the Board Packet, which is attached and incorporated into these minutes for all purposes.

The Board then discussed pending replacements of the District Community Center's external doors. Ms. Miller indicated she hopes to see the project completed within the month.

Next, at 6:30 p.m., the Board retired into executive session pursuant to Sections 551.071 and 551.074, Texas Government Code, to discuss agenda items 7 and 19. The Board reconvened in open session at 7:19 p.m.

Next, the Board considered reconstituting its officer positions. Director Stempko moved that each Director maintain their current positions, except Director Horton, who would be appointed Assistant Secretary-Treasurer; Director Horton seconded the motion; and the Board voted unanimously to approve the motion.

The Board then discussed committee assignments for each Director. After discussion, Director Sabatino appointed the Directors to committees as follows:

Parks & Recreation: Stempko and Horton
Budget: Sabatino and Barnes
District Community Center: Stempko and Horton
Security Committee: Barnes and Sabatino
Deed Restriction Enforcement: Sabatino and Horton
Roads: Smith and Stempko
Communications: Smith and Stempko

The Board then set their next regular meeting for October 10, 2023, at 6:00 p.m.

There being no further business, the Board adjourned.

[*Execution page follows*.]

_____

Jessica Stempko, Secretary
Board of Directors
Fern Bluff Municipal Utility District

(SEAL)

Attachments
Fern Bluff Municipal Utility District
Board of Directors Meeting

1. Board Packet