

MINUTES OF MEETING OF THE
BOARD OF DIRECTORS
January 25, 2018

THE STATE OF TEXAS §
COUNTY OF FORT BEND §
FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 47 §

The Board of Directors (the "Board") of Fort Bend County Municipal Utility District No. 47 (the "District") met in regular session, open to the public, at Old Hickory Inn, 3334 F.M. 1092, No. 400 Township Center, Missouri City, Texas, a meeting place outside the boundaries of the District, at 3:30 p.m., on Thursday, January 25, 2018; whereupon, the roll was called of the members of the Board, to-wit:

Jerome Cogan	President
Glenn Murray	Vice President
Lauren Svatek	Secretary
Robert "Jeff" Ford	Director
Lynette Salmon	Director

All members of the Board were present, except Director Murray, thus constituting a quorum. Also attending the meeting were: Mr. Austin Muse of Municipal District Services, LLC ("MDS"), operator for the District; Ms. Debbie Arellano of Bob Leared Interests, tax assessor/collector for the District; Mr. Dennis Hughes, P.E., of Landev Engineers, Inc., engineers for the District; Mr. Bill Blich of Blich Associates, Inc., financial advisors for the District; Mr. Casey Collins of Kudela & Weinheimer, landscape architects for the District; and Mr. Jonathan D. Polley, attorney, of Radcliffe Bobbitt Adams Polley PLLC, attorneys for the District.

WHEREUPON, the meeting was called to order and evidence was presented that public notice of the meeting had been given in compliance with the law. The posted notices of the meeting are attached hereto.

APPROVAL OF THE MINUTES

Mr. Polley presented the minutes of the regular meeting of December 20, 2017 to the Board for approval. Upon motion by Director Cogan, seconded by Director Svatek, after full discussion and the question being put to the Board, the Board voted unanimously to approve the minutes of the regular meeting of December 20, 2017, as written.

DISCUSS AND AUTHORIZE PREPARATION OF ANNEXATION AND SERVICE AGREEMENT, PETITION FOR ANNEXATION OF LAND AND PETITION FOR CITY CONSENT TO ANNEX LAND FOR REGENCY PARK APARTMENTS 30-ACRE TRACT

Upon motion by Director Salmon, seconded by Director Ford, after full discussion and the question being put to the Board, the Board voted unanimously to authorize preparation of the

Annexation and Service Agreement, Petition for Annexation of Land and Petition for City Consent to Annex Land.

Mr. Polley then reported that there is an opportunity for the District to annex a non-contiguous tract in west Missouri City. The Board concurred that they are not interested in any residential development away from the Vicksburg area, but that they would consider commercial development.

TAX ASSESSOR/COLLECTOR'S REPORT

Ms. Arellano presented the Tax Assessor/Collector's Report for the month of December, a copy of which is attached hereto. Ms. Arellano reported that the District has collected 61.623% of its 2017 taxes and 99.588% of its 2016 taxes to date. Upon motion by Director Cogan, seconded by Director Ford, after full discussion and the question being put to the Board, the Board voted unanimously to approve the Tax Assessor/Collector's Report, including payment of the checks reflected therein.

DELINQUENT TAX ATTORNEY'S REPORT

Ms. Arellano next reviewed the Delinquent Tax Attorney's Report, a copy of which is attached hereto. Upon motion by Director Svatek, seconded by Director Salmon, after full discussion and the question being put to the Board, the Board voted unanimously to approve the Delinquent Tax Attorney's Report.

FINANCIAL ADVISOR'S REPORT

Mr. Blich handed out and reviewed his analysis of how a 20% homestead exemption would have impacted the District's taxes collected in 2017, and how a 20% homestead exemption would likely impact the taxes if applied in 2018, a copy of which is attached. Mr. Blich recommended that the Board not grant a homestead exemption for 2018.

ADOPT RESOLUTION CONCERNING EXEMPTIONS FROM TAXATION FOR 2018

The Board next considered granting tax exemptions for the 2018 tax year, including exemptions for homesteads, residents 65 years of age and older and disabled residents. Mr. Polley reminded the Board that in the past, the District has granted an exemption of \$3,000 for individuals who are disabled or 65 years of age or older, but has not previously granted a homestead exemption. Upon motion by Director Cogan, seconded by Director Svatek, after full discussion and the question being put to the Board, the Board voted unanimously to adopt the Resolution Concerning Exemptions from Taxation for 2018 Tax Year, a copy of which is attached hereto, which includes a \$3,000 exemption for individuals who are disabled or 65 years of age or older.

ADOPT RESOLUTION IMPLEMENTING PENALTY ON 2017 DELINQUENT TAXES AND CONTRACTING WITH ATTORNEY TO COLLECT DELINQUENT TAXES

Mr. Polley explained that pursuant to Sections 6.30, 33.07, 33.08 and 33.11 of the Texas Property Tax Code, as amended, the District may levy an additional 20% penalty on 2017 real property taxes that remain delinquent as of July 1, 2018, and on 2017 personal property taxes that remain delinquent as of April 1, 2018, if the Board has entered into an agreement with an attorney for the collection of delinquent taxes and adequate notice of such penalty is provided to property owners. Upon motion by Director Ford, seconded by Director Salmon, after full discussion and the question being put to the Board, the Board voted unanimously to adopt the Resolution Implementing Penalty on 2017 Delinquent Taxes and Contracting with Attorneys to Collect Delinquent Taxes, a copy of which is attached hereto.

BOOKKEEPER'S REPORT

Mr. Polley presented the Bookkeeper's Report, a copy of which is attached hereto. Mr. Polley reviewed the District's current fund balances, expenditures, and investments, as well as the District's year-to-date revenues and expenditures. Upon motion by Director Cogan, seconded by Director Ford, after full discussion and the question being put to the Board, the Board voted unanimously to approve the Bookkeeper's Report, the investment report and authorize payment of checks reflected therein.

OPERATOR'S REPORT

Mr. Muse then presented the Operator's Report, a copy of which is attached hereto. Mr. Muse noted that the District currently serves 586 active connections and 87 District residents have registered to receive priority messaging updates. Mr. Muse also reported on the various repairs and maintenance/action items completed within the District during the month. Mr. Muse further reported that 33 accounts were terminated due to non-payment.

Upon motion by Director Svatek, seconded by Director Cogan, after full discussion and the question being put to the Board, the Board voted unanimously to approve the Operator's Report and authorize MDS to terminate service to the delinquent accounts listed in the report in accordance with the provisions of the District's Rate Order.

ENGINEER'S REPORT

Mr. Hughes presented the Engineer's Report, a copy of which is attached hereto. Mr. Hughes reported that construction has begun in Olympia Estates, Section 10. Mr. Hughes next reported that Camino Services has installed the new outfall pipes in the Cumberland Ditch, and that the concrete will be poured next week. Upon motion by Director Cogan, seconded by Director Svatek, after full discussion and the question being put to the Board, the Board voted unanimously to approve the Engineer's Report.

ATTORNEY'S REPORT

Mr. Polley reported that he received executed annexation documents from Equity Trust Company, dated December 1, 2016. The Board concurred that they still wish to proceed forward with the annexation.

UPDATE ON RECREATIONAL FACILITIES

Mr. Polley then reviewed KGA DeForest Design LLC's report with the Board, a copy of which is attached hereto. Mr. Polley reported that the joint trail project has been completed.

Mr. Collins then reported that it will cost between \$1,200 and \$1,500 per visit for manual watering, or approximately \$17,000 to run an irrigation system along the trail. Director Svatek stated that MDS could install a temporary irrigation system for approximately \$2,000 plus the cost of manually turning the water on and off. Upon motion by Director Svatek, seconded by Director Cogan, after full discussion and the question being put to the Board, the Board voted unanimously to approve MDS to install a temporary irrigation system for approximately \$2,000.

Regarding the Phase I jogging trail extension, Mr. Collins next reported that he is currently reviewing the survey information to verify that it is correct.

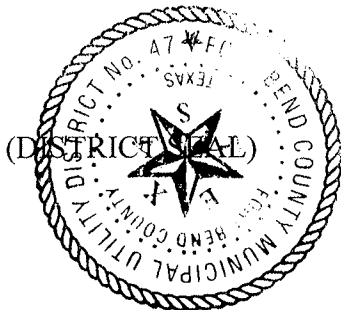
Director Salmon then stated that there is a single outfall drain in the ditch that has not been replaced that she thought was supposed to be replaced. Mr. Hughes stated that he would inspect the issue prior to the next Board meeting.

Mr. Polley next presented a proposal from JLL Evaluation & Advisory Services, LLC ("JLL"), in the amount of \$3,500, for the appraisal of the 8.463-acre pond tract. Upon motion by Director Salmon, seconded by Director Svatek, after full discussion and the question being put to the Board, the Board voted unanimously to approve the proposal with JLL for surveying of the 8.463-acre pond tract.

MISCELLANEOUS MATTERS

Mr. Polley then reported that the next regular meeting would be held on Wednesday, February 21, 2018, at 12:15 p.m. at 2929 Allen Parkway, Suite 3450, Houston, Texas, 77019. There being no further business to come before the Board, the meeting was adjourned.

PASSED, APPROVED AND ADOPTED this 21st day of February, 2018.



Secretary, Board of Directors