

MINUTES
BROOKSHIRE-KATY DRAINAGE DISTRICT

May 8, 2023

The Board of Supervisors of Brookshire-Katy Drainage District (the "District") met in regular session, open to the public, at 7:00 p.m. at 1111 Kenney Street, Brookshire, Texas, inside the boundaries of the District, and the roll was called of the members of the Board:

Arnold England	President
Pat Keeling	Vice President
David Welch	Secretary
Blake Beckendorff	Supervisor
John Chisum	Supervisor

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

Also attending the meeting were Buddy Brand, Assistant General Manager of the District; Wendy Sidwell, District Administrator; Rod Pinheiro, P.E., and Michael McCarthy, P.E., of Quiddity Engineering ("Quiddity" or "Engineer"); Blair Bozoarth of Sunterra Development; Amanda Scopes of Pape-Dawson Engineers; and Andrew P. Johnson, III, and William Petrov, attorneys, and Mirna Croon, paralegal, of Johnson Petrov, LLP ("Johnson Petrov" or "Attorney").

Agenda Item No. 2
INVOCATION AND PLEDGE OF ALLEGIANCE

The meeting was opened with the Invocation and Pledge of Allegiance.

Agenda Item No. 3
PUBLIC COMMENT

There was no public comment.

Agenda Item No. 4
RESOLUTION COMMENDING MR. MARVIN PETEREK FOR HIS 25 YEARS OF SERVICE ("RESOLUTION").

Upon motion by Supervisor Keeling, seconded by Supervisor Chisum, after full discussion and with all Supervisors present voting aye, the Board approved the Resolution, a copy of which is attached hereto as Exhibit "A".

Agenda Item No. 5
MINUTES OF APRIL 10, 2023 BOARD MEETING, AND APRIL 24, 2023 SPECIAL MEETING

Upon motion by Supervisor Keeling, seconded by Supervisor Welch, after full discussion and with all Supervisors present voting aye, the Board approved the minutes of the April 10, 2023 Board Meeting, and April 24, 2023 Special Meeting.

Agenda Item No. 6
SCHEDULE WORKSHOP DATE FOR CYBERSECURITY TRAINING.

The Board agreed to hold the annual cybersecurity training on May 22, 2023 at 8:30 a.m.

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BROOKSHIRE-KATY DRAINAGE DISTRICT

May 8, 2023

The Board of Supervisors of Brookshire-Katy Drainage District (the "District") met in regular session, open to the public, at 7:00 p.m. at 1111 Kenney Street, Brookshire, Texas, inside the boundaries of the District, and the roll was called of the members of the Board:

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

Also attending the meeting were Buddy Brand, Assistant General Manager of the District; Wendy Sidwell, District Administrator; Rod Pinheiro, P.E., and Michael McCarthy, P.E., of Quiddity Engineering ("Quiddity" or "Engineer"); Blair Bozoarth of Sunterra Development; Amanda Scopes of Pape-Dawson Engineers; and Andrew P. Johnson, III, and William Petrov, attorneys, and Mirna Croon, paralegal, of Johnson Petrov, LLP ("Johnson Petrov" or "Attorney").

Agenda Item No. 2
INVOCATION AND PLEDGE OF ALLEGIANCE

The meeting was opened with the Invocation and Pledge of Allegiance.

Agenda Item No. 3
PUBLIC COMMENT

There was no public comment.

Agenda Item No. 4
RESOLUTION COMMENDING MR. MARVIN PETEREK FOR HIS 25 YEARS OF SERVICE ("RESOLUTION").

Upon motion by Supervisor Keeling, seconded by Supervisor Chisum, after full discussion and with all Supervisors present voting aye, the Board approved the Resolution, a copy of which is attached hereto as Exhibit "A".

Agenda Item No. 5
MINUTES OF APRIL 10, 2023 BOARD MEETING, AND APRIL 24, 2023 SPECIAL MEETING

Upon motion by Supervisor Keeling, seconded by Supervisor Welch, after full discussion and with all Supervisors present voting aye, the Board approved the minutes of the April 10, 2023 Board meeting and April 24, 2023 Special Meeting.

Agenda Item No. 6
SCHEDULE WORKSHOP DATE FOR CYBERSECURITY TRAINING.

The Board agreed to hold the annual cybersecurity training on May 22, 2023 at 8:30 a.m.

Agenda Item No. 7

DECLARE EQUIPMENT AND/OR TRUCKS AS SURPLUS AND UTILIZE HOUSTON AUTO AUCTION.

Upon motion by Supervisor Chisum, seconded by Supervisor Welch, after full discussion and with all Supervisors present voting aye, the Board (i) declared the two (2) Ford 2007 F150 trucks with a trailer as surplus property; and (ii) authorized Mr. Brand to auction off the surplus property at the Houston Auto Auction.

Agenda Item No. 8

UPCOMING TEXAS WATER CONSERVATION ASSOCIATION CONFERENCE.

Ms. Sidwell notified the Board that the Texas Water Conservation Association Conference will be held in The Woodlands, Texas, from June 14 to 16, 2023. She requested that they inform her if they intend to attend.

Agenda Item No. 9

ENGINEER'S REPORT

Mr. McCarthy reviewed the Engineer's Report, a copy of which is attached hereto as Exhibit "B".

Upon motion by Supervisor Welch, seconded by Supervisor Keeling, after full discussion and with Supervisor Beckendorff voting nay, the Board approved Permit Application No. 2023-19 for Sunterra Section 53 - Final Plat, as recommended by Quiddity.

Upon motion by Supervisor Chisum, seconded by Supervisor Keeling, after full discussion and with all Supervisors present voting aye, the Board approved Permit Application No. 2023-47 for Freeman Ranch Section 5, as recommended by Quiddity.

Upon motion by Supervisor Welch, seconded by Supervisor Beckendorff, after full discussion and with all Supervisors present voting aye, the Board approved Permit Application No. 2023-23 for West Katy Warehouse Unrestricted Reserve A - Final Plat, contingent upon execution of the Detention Facilities Maintenance Agreement and resubmittal of the recorded plat, as recommended by Quiddity.

Upon motion by Supervisor Chisum, seconded by Supervisor Keeling, after full discussion and with all Supervisors present voting aye, the Board approved Permit Application No. 2023-32 for Plow Realty Tract Phase 1, as recommended by Quiddity.

Next, Mr. Bozoarth updated the Board regarding the Sunterra Development and responded to questions from the Board.

Mr. McCarthy then updated the Board on the Channel Rehabilitation projects. He stated that a site visit was conducted with Storm Water Solutions and Champions Hydro Lawn. Champions Hydro Lawn provided feedback that it will take approximately 40 days to complete clearing and grubbing of the Channel. No response has been received from Storm Water Solutions.

Discussion regarding the new Administration Building site was tabled until an executive session later in the meeting.

Agenda Item No. 10

GENERAL MANAGER'S REPORT

Mr. Brand reviewed the General Manager's Report and Inspector's Report, copies of which are attached hereto as Exhibit "C".

Agenda Item No. 11
FINANCIAL REPORT

Ms. Sidwell then presented to and reviewed with the Board the Financial Report, a copy of which is attached hereto as Exhibit "D". Upon motion by Supervisor Beckendorff, seconded by Supervisor Keeling, after full discussion and with all Supervisors present voting aye, the Board approved the Financial Report along with checks listed therein.

Agenda Item No. 12
EXECUTIVE SESSION

At 8:44 p.m., upon motion by Supervisor Beckendorff, seconded by Supervisor Chisum, the President called an Executive Session pursuant to Sections 551.071 and 551.072 of the Open Meetings Act, to discuss matters of attorney-client privilege and real-estate matters. All Board members, Mr. Brand, Ms. Sidwell, Mr. Pinheiro, Mr. McCarthy, Mr. Johnson, Mr. Petrov, and Mrs. Croon were present for the executive session. No action was taken in the Executive Session.

Agenda Item No. 13
REGULAR SESSION

At 9:16 p.m., upon motion by Supervisor Chisum, seconded by Supervisor Welch, after full discussion and with all Supervisors present voting aye, the Board reconvened the meeting in regular session.

ADJOURNMENT

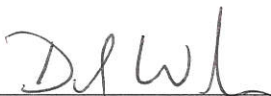
With no additional matters to discuss, upon motion by Supervisor Keeling, seconded by Supervisor Welch, and with all Supervisors voting aye, the Board adjourned the meeting at 9:17 p.m.

[EXECUTION PAGE FOLLOWS]

SIGNED this 12th day of JUNE 2023.


President, Board of Supervisors

ATTEST:


Secretary, Board of Supervisors

- | | |
|-------------|--------------------------|
| Exhibit "A" | Resolution |
| Exhibit "B" | Engineering Report |
| Exhibit "C" | General Manager's Report |
| Exhibit "D" | Financial Report |

MINUTES
BROOKSHIRE-KATY DRAINAGE DISTRICT

May 22, 2023

The Board of Supervisors of Brookshire-Katy Drainage District (the "District") met in a Workshop, open to the public, at 8:30 a.m. on the 22nd day of May, 2023, at 1111 Kenney Street, Brookshire, Texas, inside the boundaries of the District, and the roll was called of the members of the Board:

Arnold England	President
Pat Keeling	Vice President
David Welch	Secretary
Blake Beckendorff	Supervisor
John Chisum	Assistant Secretary

and all of the above were present except Supervisor England, thus constituting a quorum.

Also attending the Workshop were Buddy Brand, Assistant General Manager of the District; Wendy Sidwell, District Administrator.

Agenda Item No. 1
CALL TO ORDER

Vice President Keeling opened the workshop at 8:31 a.m.

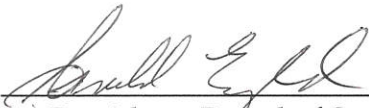
Agenda Item No. 2
TEXAS ASSOCIATION OF COUNTIES CYBERSECURITY AWARENESS TRAINING

All Supervisors except Supervisor England, attended the Annual Cybersecurity Awareness Training. Supervisor England will attend training at a later date and time.

ADJOURNMENT

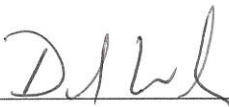
With no additional matters to discuss, upon motion by Supervisor Welch, seconded by Supervisor Chisum, and with all Supervisors voting aye, the Board adjourned the Workshop at 9:04 a.m.

SIGNED this 22nd day of JUNE 2023.



President, Board of Supervisors

ATTEST:



Secretary, Board of Supervisors

MINUTES
BROOKSHIRE-KATY DRAINAGE DISTRICT

May 22, 2023

The Board of Supervisors of Brookshire-Katy Drainage District (the "District") met in special session, open to the public, at 9:00 a.m. on the 22nd day of May, 2023, at 1111 Kenney Street, Brookshire, Texas, inside the boundaries of the District, and the roll was called of the members of the Board:

Arnold England	President
Pat Keeling	Vice President
David Welch	Secretary
Blake Beckendorff	Supervisor
John Chisum	Assistant Secretary

and all of the above were present except Supervisor England, thus constituting a quorum.

Also attending the meeting were Buddy Brand, Assistant General Manager of the District; Wendy Sidwell, District Administrator; Rod Pinheiro, P.E., and Michael McCarthy, P.E. of Quiddity Engineering ("Quiddity" or "Engineer"); Shawn Sturhan of Sunterra Development; and Andrew P. Johnson, III, and William Petrov, attorneys, and Mirna Croon, paralegal, of Johnson Petrov, LLP ("Johnson Petrov" or "Attorney").

Agenda Item No. 2
INVOCATION AND PLEDGE OF ALLEGIANCE

The meeting was opened with the Invocation and Pledge of Allegiance.

Agenda Item No. 3
PUBLIC COMMENT

There was no public comment.

Agenda Item No. 4
TRACT DEVELOPMENT WITH PLATTING FOR EMPIRE WEST BUSINESS PARK
PHASE III - PRELIMINARY PLAT

Upon motion by Supervisor Chisum, seconded by Supervisor Welch, after full discussion and with all Supervisors present voting aye, the Board approved the Preliminary Plat of Empire West Business Park, as recommended by Quiddity.

Agenda Item No. 5
UTILITY CROSSING FOR SUNTERRA SCHLIPF OFFSITE WATERLINE, PERMIT NO.
2023-53

Upon motion by Supervisor Welch, seconded by Supervisor Beckendorff, after full discussion and with all Supervisors present voting aye, the Board approved the proposed public utility crossing and extensions for Sunterra Schlipf Offsite Waterline, Permit No. 2023-53, as recommended by Quiddity.

Agenda Item No. 6
UPDATE ON CHANNEL REHABILITATION PROJECTS

Mr. McCarthy updated the Board regarding the Channel Rehabilitation projects stating that Storm Water Solutions needs more time to prepare a proposal.

UPDATE ON NEW ADMINISTRATION BUILDING

This matter was discussed in an executive session.

EXECUTIVE SESSION

At 9:48 a.m., upon motion by Supervisor Chisum, seconded by Supervisor Beckendorff, the Vice President called an Executive Session pursuant to Sections 551.071 and 551.074 of the Open Meetings Act, to discuss matters of attorney-client privilege and real-estate matters. All Board members (except Supervisor England), Mr. Brand, Ms. Sidwell, Mr. Pinheiro, Mr. McCarthy, Mr. Johnson, Mr. Petrov, and Mrs. Croon were present for the executive session. No action was taken in the Executive Session.

REGULAR SESSION

At 10:19 a.m., upon motion by Supervisor Chisum, seconded by Supervisor Welch, after full discussion and with all Supervisors present voting aye, the Board reconvened the meeting in regular session.

UPDATE ON NEW ADMINISTRATION BUILDING (continued)

Upon motion by Supervisor Beckendorff, seconded by Supervisor Chisum, after full discussion and with all Supervisors present voting aye, the Board appointed Supervisors Welch and Keeling to the Committee tasked to approve the Letter of Intent related to the purchase of the real-estate tract for the new Administration Building, as discussed in the executive session.

ADJOURNMENT

With no additional matters to discuss, upon motion by Supervisor Welch, seconded by Supervisor Chisum, and with all Supervisors voting aye, the Board adjourned the meeting at 10:25 a.m.

[EXECUTION PAGE FOLLOWS]

SIGNED this 12th day of JUNE 2023.



President, Board of Supervisors

ATTEST:



Secretary, Board of Supervisors

MINUTES
BROOKSHIRE-KATY DRAINAGE DISTRICT

May 26, 2023

The Board of Supervisors of Brookshire-Katy Drainage District (the "District") met in regular session, open to the public, at 8:30 a.m. at 1111 Kenney Street, Brookshire, Texas, inside the boundaries of the District, and the roll was called of the members of the Board:

Arnold England	President
Pat Keeling	Vice President
David Welch	Secretary
Blake Beckendorff	Supervisor
John Chisum	Supervisor

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

Also attending the meeting were Buddy Brand, Assistant General Manager of the District; Wendy Sidwell, District Administrator; and William Petrov, attorney, of Johnson Petrov, LLP ("Johnson Petrov" or "Attorney").

Agenda Item No. 2
INVOCATION AND PLEDGE OF ALLEGIANCE

The meeting was opened with the Invocation and Pledge of Allegiance.

Agenda Item No. 3
PUBLIC COMMENT

There were no public comments.

Agenda Item No. 4
PURCHASE OF PROPERTY WITHIN THE DISTRICT

This matter was discussed in an executive session.

Agenda Item No. 5
EXECUTIVE SESSION

At 8:32 a.m., upon motion by Supervisor Keeling, seconded by Supervisor Welch, the President called an Executive Session pursuant to Sections 551.071 and 551.072 of the Open Meetings Act, to discuss matters of attorney-client privilege and real-estate matters. All Board members, Mr. Brand, Ms. Sidwell, and Mr. Petrov were present for the executive session. No action was taken in the Executive Session.

Agenda Item No. 6
REGULAR SESSION

At 9:02 a.m., upon motion by Supervisor Keeling, seconded by Supervisor Chisum, after full discussion and with all Supervisors present voting aye, the Board reconvened the meeting in regular session.

Agenda Item No. 4
PURCHASE OF PROPERTY WITHIN THE DISTRICT (continued)

Upon motion by Supervisor Welch, seconded by Supervisor Chisum, after full discussion and with all Supervisors present voting aye, the Board authorized the following:

2276

- Authorized the District staff and consultants to obtain a suitable survey and title commitment for the 6.893-acre tract in Waller County legally described as S412000 Brookshire Townsite BLK PT BLK 32, 33, 40, & 41 ("Property").
- Authorized the District staff and consultants to transfer funds between District accounts needed to purchase the Property.
- Approved the Real Estate Purchase Agreement for the Property.
- Appointed Supervisors England and Keeling, along with Mr. Brand and Ms. Sidwell, to the Committee authorized to make decisions needed to finalize the purchase of the Property.

ADJOURNMENT

With no additional matters to discuss, upon motion by Supervisor Keeling, seconded by Supervisor Beckendorff, and with all Supervisors voting aye, the Board adjourned the meeting at 9:04 a.m.

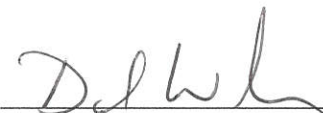
[EXECUTION PAGE FOLLOWS]

SIGNED this 17th day of JUNE 2023.



President, Board of Supervisors

ATTEST:



Secretary, Board of Supervisors