

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 109

NOTICE

In accordance with chapter 551, Texas Government Code and Section 49.063, Texas Water Code, both as amended, take notice that the Board of Directors of Harris County Municipal Utility District No. 109 will meet in regular session, open to the public, at **Atascocita Waste Water Treatment Plant, 5003 Atascocita Road, Humble, Texas 77346**, at **5:30 p.m. on Tuesday, May 19, 2026**. At such meeting, the Board will consider and act on the following matters:

1. Public comments (3 minutes maximum per person);
2. Approve minutes of the meeting held on April 21, 2026;
3. Report by Harris County Precinct Four Constable and take any necessary action;
4. Discuss HOA elimination of Constable contracts and take any necessary action;
5. Qualify Directors and Elections of Officers;
6. Engage auditor for fiscal year ending May 31, 2026;
7. Approve Operations Report, authorize repairs, approve termination of delinquent accounts in accordance with the District's Rate Order and approve consumer confidence report;
8. Review Tax Collector's Report and authorize payment of certain bills;
9. Review Bookkeeper's Report, and authorize payment of certain bills, and approve quarterly investment report;
10. Adopt budget for fiscal year ending May 31, 2027;
11. Review Rate Order and take appropriate action;
12. Renewal of District insurance (expires 5-22-26) and indemnification of Directors; and such other matters as may properly come before the Board;
13. Review Engineer's Report, including approval of pay estimates, authorization of change orders to pending construction contracts, proposal for construction materials testing, annexation matters, capital improvement plan, variance request and authorize capacity commitments;
14. Executive Session pursuant to Section 551.076 of the Open Meetings Act to deliberate the deployment, or specific occasions for implementation, of security personnel or devices, or a security audit.



Norton Rose Fulbright US LLP
Attorneys for District

If, during the course of the meeting covered by this Notice, the Board should determine that a closed or executive session of the Board should be held or is required in relation to any agenda item included in this Notice, then such closed or executive meeting or session, as authorized by the Texas Open Meetings Act, will be held by the Board at the date, hour, and place given in this Notice concerning any and all subjects for any and all purposes permitted by Sections 551.071-551.084 of the Texas Government Code and the Texas Open Meetings Act, including, but not limited to, Section 551.071 - for the purpose of a private consultation with the Board's attorney on any or all subjects or matters authorized by law.

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact the District's paralegal at (713) 651-5589 at least three business days prior to the meeting so that appropriate arrangements can be made.
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Proposed Budget

Harris County MUD No. 109 - Fiscal Year Ending 05/2027

	Ten Month Actuals 06/25 - 03/26	Twelve Months Annualized FYE 05/26	Approved 2026 Budget	Proposed 2027 Budget
Revenues				
14101 · Water- Customer Service Revenue	508,165	609,798	577,000	615,900
14102 · Surface Water - Reserve	510,364	612,436	1,022,900	673,700
14103 · Capital Contribution Credit - NHCRWA	110,351	147,135	147,135	151,500
14105 · Connection Fees	31,350	37,620	29,300	38,700
14108 · Water Sales to HC 151	6,956	8,348	10,600	8,600
14201 · Wastewater-Customer Service Rev	661,201	793,441	795,800	945,100
14301 · Maintenance Tax Collections	2,084,275	2,167,657	1,916,709	2,199,510
14401 · COH Rebate	84,201	99,802	91,300	102,800
14501 · Tap Connections	3,840	4,608	5,000	5,000
14502 · Inspection Fees	8,348	10,018	10,300	10,300
14702 · Penalties & Interest	66,190	79,428	107,900	81,800
14801 · Interest Earned on Checking	1,042	1,102	2,300	1,300
14802 · Interest Earned on Temp. Invest	190,721	228,865	296,980	235,700
15801 · Miscellaneous Income	80	96	1,000	0
15906 · Insurnace Reimbursement	180	180	0	0
Total Revenues	\$4,267,263	\$4,800,533	\$5,014,224	\$5,069,910
Expenditures				
16102 · Operations - Water	122,809	147,370	118,800	154,700
16105 · Maintenance & Repairs - Water	311,308	373,570	303,200	393,000
16107 · Chemicals - Water	47,157	56,588	63,300	59,400
16108 · Laboratory Expense - Water	9,567	11,480	10,400	12,100
16109 · Mowing - Water	7,001	8,401	7,800	8,800
16110 · Utilities - Water	72,861	87,434	96,800	91,800
16111 · Reconnections	11,180	13,416	10,600	14,100
16112 · Disconnection Expense	6,075	7,290	5,900	7,700
16113 · Service Account Collection	0	0	28,900	0
16114 · Telephone Expense - Water	6,010	7,212	5,600	7,600
16115 · Meter Replacement	3,318	3,981	0	3,500
16116 · Permit Expense - Water	7,759	7,759	8,000	8,000

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16117 · TCEQ Regulatory Expense - Water	2,093	3,508	3,432	3,508
16118 · Pumpage Fees	629,858	839,810	1,022,900	923,800
16122 · Lead & Copper Survey	1,320	1,320	0	1,700
16202 · Operations - Wastewater	50,847	61,016	24,600	64,100
16203 · Grease Trap Inspections	1,162	1,394	0	1,500
16204 · Purchase Wastewater Service	362,804	496,357	415,900	521,200
16205 · Maint & Repairs - Wastewater	306,786	368,143	337,700	386,600
16207 · Chemicals - Wastewater	439	527	700	600
16209 · Mowing - Wastewater	6,107	7,328	6,200	7,700
16210 · Utilities - Lift Station	24,929	29,915	31,400	31,400
16212 · Sludge Removal	57,909	69,491	0	73,000
16214 · Telephone Expense - Wastewater	4,483	5,380	6,200	5,600
16217 · TCEQ Regulatory Exp-Wastewater	2,093	3,508	3,432	3,508
16218 · Sanitary Sewer Televising	0	0	200,000	118,000
16301 · Garbage Expense	9,575	11,490	5,600	12,100
16404 · Detention Pond Mowing	17,671	21,205	15,500	22,300
16501 · Tap Connection Expense	43,097	51,716	3,000	5,000
16502 · Inspection Expense	2,310	2,772	5,000	2,900
16703 · Legal Fees	65,744	78,893	94,900	94,900
16705 · Auditing Fees	25,810	25,810	20,500	20,500
16706 · Engineering Fees	62,769	75,323	80,000	80,000
16708 · GIS Expense	16,550	16,550	10,000	10,000
16710 · Website Expense	765	918	1,300	1,000
16712 · Bookkeeping Fees	62,894	75,473	65,000	75,000
16714 · Printing & Office Supplies	24,015	28,818	25,400	30,300
16716 · Delivery Expense	982	1,178	600	1,200
16717 · Postage	844	1,012	700	1,000
16718 · Insurance & Surety Bond	0	39,140	44,200	44,200
16719 · AWBD Expense	1,745	1,745	900	900

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16722 · Bank Service Charges	1,127	1,353	500	1,500
16723 · Travel Expense	325	390	500	500
16727 · Arbitrage Expense	4,045	4,045	10,000	5,100
16728 · Record Storage Fees	620	744	500	800
16729 · Consumer Confidence Report	12,476	12,476	0	13,100
16801 · Security Patrol Expense	297,284	362,596	400,000	391,512
16802 · Security Monitoring	11,299	13,558	10,000	14,200
17101 · Payroll Expenses	17,459	20,951	25,000	22,000
17103 · Payroll Tax Expense	1,336	1,603	0	1,800
17104 · Payroll Administration	75	125	0	300
17802 · Miscellaneous Expense	2,347	2,817	3,500	3,000

Total Expenditures **\$2,739,037** **\$3,464,899** **\$3,534,364** **\$3,758,028**

Other Revenues

14720 · Transfer from Operating Reserves		904,182	2,229,140	1,376,719
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Total Other Revenues **\$0** **\$904,182** **\$2,229,140** **\$1,376,719**

Capital Outlay

17901a · Capital Outlay - General	537,575	537,575	50,000	50,000
17901b · Capital Outlay - AJOB	344,563	413,475	450,000	450,000
17901c · WP 1 Well Rehab	0	0	50,000	50,000
17901d · WP 1 Electrical Improvements	62,400	62,400	1,230,000	1,167,600
17901e · WP 1 GST 1 Replacement	1,146,278	1,146,278	1,200,000	0
17901f · HC 46 Water Interconnect	4,490	4,490	200,000	195,000
17901h · LS Wet Well/Piping Rehab	184,175	184,175	325,000	140,000
17901i · Fence Replacement	0	0	40,000	40,000
17901k · Lift Station 1	0	0	115,000	115,000
17901l · Lift Station 4	0	0	49,000	49,000
17901m · WP 1 Booster Pump Replacement	0	0	0	136,000
17901n · Lift Station 5	0	0	0	176,000

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17901o - Lift Station 6	0	0	0	120,000
17904 - Capital Outlay - Barents Dr L/S	13,406	13,406	0	0
Total Capital Outlay	\$2,292,887	\$2,361,799	\$3,709,000	\$2,688,600
Net Excess Revenues <Expenditures>	(\$764,660)	(\$121,983)	\$0	\$0

Exhibit B

Taxpayer Impact Statement

	Current Budget Fiscal Year Ending** 05/2026	Proposed Budget Fiscal Year Ending** 05/2027	No-New-Revenue Tax Rate Budget***
Estimated District Operations and Maintenance Tax Bill on Average Homestead*	\$605.05	\$693.60	\$605.05

*The District levies taxes in accordance with the Texas Water Code. The District's current operations and maintenance tax rate is equal to \$0.205 per \$100 of assessed value. Average homestead values are determined by the county appraisal district. All estimates above were prepared utilizing the average resident homestead value as of the time that the District's most recent Truth in Taxation worksheet was prepared in accordance with the Texas Water Code.

**Average tax bill estimates for the current and proposed budgets reflect those taxes necessary to fund the operations and maintenance tax revenues stated in the applicable budget.

***This column estimates the operations and maintenance taxes to be paid on the average homestead if the proposed budget generates the same amount of operations and maintenance tax revenues as the current budget.