



## NEAR NORTHWEST MANAGEMENT DISTRICT

### NOTICE OF REGULAR MEETING

TO: THE BOARD OF DIRECTORS OF NEAR NORTHWEST MANAGEMENT DISTRICT AND TO ALL OTHER INTERESTED PERSONS.

Notice is hereby given that a regular meeting of the Board of Directors (the "Board") of **NEAR NORTHWEST MANAGEMENT DISTRICT** (the "District") will be held on **Wednesday, June 18, 2025 at 7:53 a.m.** at 7603 Antoine Drive, Houston, Texas 77088, inside the boundaries of the District, and open to the public, notice further being given that some of the members of the Board may attend the regular meeting by web conferencing via Zoom at <https://us02web.zoom.us/j/84624589991?pwd=0Wq57LUqWUA3PdnSVyjXwpUUDcsuBP.1> as allowed by Government Code § 551.127—with the principal location containing audio-visual equipment for use by the Board and public and where a quorum may be present and presided over by a member of the Board being located at 7603 Antoine Drive, Houston, Texas 77088, inside the boundaries of the District and open to the public. The public may participate by watching the meeting and speaking at public session if a member of the public has signed up to speak (sign up by calling 713-895-8021 or e-mail [GrowNear1@nnmd.org](mailto:GrowNear1@nnmd.org)). The public may also send written comments for the Board's consideration to [GrowNear1@nnmd.org](mailto:GrowNear1@nnmd.org). The link <http://www.nnmd.org/about/board-materials> provides access to an electronic copy of the agenda packet provided to the Board for this meeting. The Board will consider, discuss and adopt such orders, resolutions or motions, and take other direct or indirect actions as may be necessary, convenient, or desirable with respect to the following matters:

1. Call to Order: Establish a quorum and call the meeting to order.
2. Public Comments: Receive comments from the public (3 minute limit per speaker).
3. Minutes: Approve minutes of the previous Board meeting.
4. Assessment Report
  - a. Receive report from the District's Assessment Advisor.
  - b. Receive Delinquent Assessment Report.
5. Bookkeeper's Report
  - a. Receive report from the District's Bookkeeper, including authorizing payment of all disbursements presented at this meeting and ratifying all disbursements from April 2025 and May 2025.
  - b. Receive Fiscal Year 2024 Financial Statements Report from Breedlove & Co., P.C.
6. Director and Consultant Reports.
7. Committees: Receive reports from the Board Committees; take, approve and/or return any action from Committees, if necessary; establish additional committees, if necessary; and revise committee membership, if necessary.
  - a. Budget & Finance Committee, including consideration of
    - i. Recommendation to approve Fiscal Year 2024 Financial Statements Report from Breedlove & Co. P.C. and
    - ii. Recommendation to declare properties located at Units 157, 158 and 159 5371 De Soto St and Units 165 and 166 5367 De Soto St as surplus and approve contract for sale to Tuan Nguyen.
    - iii. Recommendation to declare properties located at 5906 Bolivia Blvd. #4, 5373 De Soto St. #4, 5425 De Soto St. #4, and 5375 De Soto #4 as surplus and approve contract for sale to Tuan Nguyen.
  - b. Branding Committee.
  - c. Economic and Business Development Committee.
  - d. White Oak Conference Center Committee.

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- e. Executive Committee.
  - f. Membership Committee, including consideration of recommendation to appoint or reappoint Directors to new terms for Positions 1 through 5, effective June 1, 2025.
  - g. Security Committee.
8. Staff Report: Receive report from the District's President and staff regarding staff activities.
9. Adjourn.



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President for the District

The Board of Directors may meet privately in executive or closed session to deliberate, review, or discuss any item posted in this Agenda under a permitted basis listed in the Texas Open Meetings Act, including but not limited to: (a) a private consultation with the Board's attorney as permitted by law, (b) the purchase, exchange, lease, or value of real property, (c) negotiated contracts for prospective gifts or donations to the District, (d) the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of an officer or employee of the District or to hear complaints or charges against an officer or employee, (e) the deployment or specific implementations of security personnel or devices, (f) financial offers or incentives to, or commercial or financial information from, a business prospect relating to economic development negotiations. The Board of Directors will then reconvene in public session and authorize any necessary action resulting from the Executive Session.