HARRIS-FORT BEND COUNTIES MUNICIPAL UTILITY DISTRICT NO. 1
Minutes of Meeting of Board of Directors
July 21, 2026

The Board of Directors (the "Board") of Harris-Fort Bend Counties Municipal Utility District No. 1 (the "District") met in regular session, open to the public on July 21, 2026, in accordance with the duly posted Notice of Public Meeting, and the roll was called of the duly constituted officers and members of the Board, as follows:

David J. Beyer, President
Kristen Scott, Vice President
Ron Lovett, Secretary
Richard Hughes, Assistant Secretary
Joseph R. Longacre, Director

all of whom were present at the meeting with the exception of Director Lovett, thus constituting a quorum.

Also attending the meeting were Jolie Craft of Vogler & Spencer Engineering, Inc. ("VSE"); Simon VanDyk and Terri Ruesch of Touchstone Direct Services, LLC ("Touchstone"); Leslie Mendez of Equi-Tax, Inc. ("Equi-Tax"); Jamar Simien of Murr Incorporated ("Murr"); Sergeant Crowell of the Fort Bend County Precinct 1 Constable's Office ("FBC1"); Terry Holland of Myrtle Cruz, Inc. ("Myrtle Cruz"); Chad Buckley of Inframark, LLC ("Inframark"); John Millice, resident of the District; and Matthew Reed, Jessica Chen, and Kris Eddlemon of Schwartz, Page & Harding, L.L.P. ("SPH").

The President called the meeting to order and declared it open for such business as might regularly come before the Board.

PUBLIC COMMENTS

The Board considered comments from the public. There were no comments from the public at this time.

CONSENT AGENDA

After discussion, Director Hughes moved to approve the following items on the consent agenda. The motion was seconded by Director Longacre and carried unanimously.

Minutes

Approve the minutes of the June 16, 2026, Board meeting, as written.

Bookkeeper's Report

Approve the Bookkeeper's Report as of July 21, 2026, a copy of which is attached hereto as **Exhibit A**, including the checks presented for payment therein.

Tax Assessor-Collector Report

Approve the Tax Assessor-Collector Report for the month of June 2026, including the disbursements presented for payment therein. A copy of said report is attached hereto as **Exhibit B**.

Delinquent Tax Report

Review the Delinquent Tax Report dated July 21, 2026. No action was required in connection therewith. A copy of said report is attached hereto as **Exhibit C**.

REGULAR AGENDA

SECURITY REPORT

Sergenat Crowell next presented to and reviewed with the Board a security report provided by FBC1 for the month of June 2026. No action was taken by the Board at this time.

A discussion ensued regarding the District's contract with Flock Safety ("Flock"). Mr. Reed reported that a representative of Flock recently advised that the contract is scheduled to automatically renew on November 15, 2026. Mr. Reed advised that he instructed Flock not to initiate renewal unless and until the District approves same. Following discussion, the Board concurred to review the contract and requested attendance by a Flock representative in person at the next meeting.

SOLID WASTE COLLECTION AND RECYCLING SERVICES

The Board next considered the status of solid waste collection and recycling services provided to the District by GFL Environmental ("GFL"). In that regard, the Board was provided a Customer Service Report from GFL, a copy of which is attached hereto as **Exhibit D**. No action was taken by the Board at this time.

ENGINEERING REPORT

Ms. Craft next presented to and reviewed with the Board a written Engineering Report, a copy of which is attached hereto as **Exhibit E**, addressing the status of various projects within the District. After review and discussion of the Report, Director Scott moved that the Engineering Report and all action items noted therein be approved as recommended by VSE, including (i) payment of Pay Estimate No. 1 in the amount of $231,184.04 to Nu-Pipe, LLC in connection with rehabilitation of the submerged storm sewers located in Falcon Point, (ii) approval of replacement of five (5) additional driveways as part of the Sidewalk Replacement Program, Phase I – Marquette Trail project, and (iii) approval of payment in the amount of $23,598 to Ram Rod Utilities for a sanitary sewer repair along Wellshire Drive. Director Longacre seconded the motion, which unanimously carried.

Regarding the drainage study of the Parkway Oaks Drill Site, the Board considered the type of materials to be used for the parking lot. Mr. Simien discussed with the Board four options of the types of materials. Based on the discussion, Mr. Simien stated he would conduct additional investigations and report back to the Board.

Ms. Medez exited the meeting during the Engineering Report.

Mr. Reed next provided an update with regard to the status of the demand letter to ICON Investments at Saddlehorn, LLC ("ICON") for unpaid annexation costs. In that regard, he advised that the District received partial compliance from ICON with regards to the requests in the demand letter, and that SPH has and will continue to follow up with ICON for full compliance.

OPERATIONS REPORT

Mr. Buckley presented to and reviewed with the Board a written operations and maintenance report for the month of June 2026, a copy of which is attached hereto as **Exhibit F**. He advised that the controller for the automatic transfer switch located at Lift Station No. 1 is in need of being replaced. He then presented different options for replacement and repair as well as the corresponding cost estimates. Following discussion, Director Longacre moved that Inframark be authorized to purchase and install a new Kohler automatic transfer switch at Lift Station No. 1 at a cost of approximately $9,000. Director Scott seconded the motion, which unanimously carried.

A discussion ensued regarding the establishment of a policy for the District with regard to approval of emergency or urgent projects between meetings, as recommended by Inframark and/or VSE. Following discussion, Director Longacre moved that Director Beyer, or if Director Beyer cannot be reached, Director Longacre, be delegated the authority to approve emergency or urgent projects between meetings costing up to $25,000 per project, if and as recommended by the District engineer or District operator. Director Scott seconded the motion, which unanimously carried.

Mr. Holland exited the meeting at this time.

COMMITTEE REPORTS

The Board next considered reports from the Capital Improvement Plan Committee, Finance Committee, Sidewalk Committee, Park Plan Committee, and Communications-Elections Committee. No action was taken by the Board at this time.

WEBSITE AND COMMUNICATION SERVICES

The Board next considered the Communications Report prepared by Touchstone. In that regard, Mr. VanDyk presented to and reviewed with the Board the Communications Report, a copy of which is attached hereto as **Exhibit G**. No action was taken by the Board at this time.

ATTORNEY'S REPORT

The Board next considered the Attorney's Report. In connection therewith, Mr. Reed advised the Board that he had nothing additional to discuss with the Board of a legal nature which was not covered under specific agenda items.

A discussion ensued regarding changing the District's regular meeting time from 12:30 p.m. to 1:30 p.m., effective August 18, 2026. Following discussion, Director Longacre moved that future meetings be held on the third Tuesday of each month at 1:30 p.m. Director Hughes seconded the motion, which unanimously carried. The Board noted that the meeting scheduled to be held within the District on October 20, 2026 will be held at 12:30 p.m.

CLOSED SESSION

The Board determined it would not be necessary to enter into Closed Session pursuant to Texas Government Code, Section 551.071 or Section 551.072.

FUTURE AGENDAS

The Board next considered matters for possible placement on future agendas. No specific agenda items, other than routine and ongoing matters, were requested.

ADJOURNMENT

There being no further business to come before the Board, upon motion made by Director Scott, seconded by Director Hughes and unanimously carried, the meeting was adjourned.

Secretary

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ATTACHMENTS

Exhibit A-	Bookkeeper's Report
Exhibit B-	Tax Assessor Collector's Report
Exhibit C-	Delinquent Tax Report
Exhibit D-	GFL Report
Exhibit E-	Engineering Report
Exhibit F-	Operations and Maintenance Report
Exhibit G-	Communications Report