

NOTICE OF MEETING

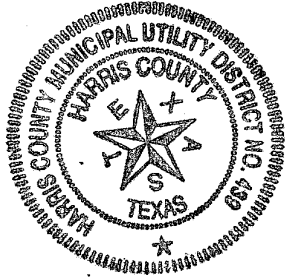
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 439

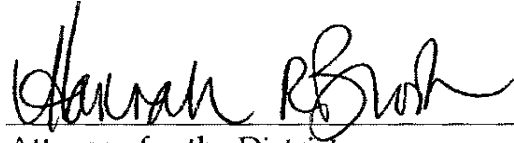
The Board of Directors of Harris County Municipal Utility District No. 439 will hold a regular meeting on Thursday, August 14, 2025, at 12:00 p.m., at the offices of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Suite 1350 (13th Floor), Neches Conference Room, Houston, Texas, to discuss and, if appropriate, act upon the following items:

1. Comments from the public.
2. Director matters, including:
 - a. accept resignation of Director Beasley and appoint new director;
 - b. approve Sworn Statement, Official Bond, and Oath of Office of new director;
 - c. reorganize the Board and authorize execution of District Registration Form;
 - d. Open Meetings Act and Public Information Act Training Requirements; and
 - e. conflict of interest disclosure required under Chapter 176 of the Texas Local Government Code, including review of disclosure forms adopted by the Texas Ethics Commission and List of Local Government Officers.
3. Approve minutes.
4. Financial and bookkeeping matters, including payment of the bills and review of investments.
5. Approve audit for fiscal year end April 30, 2025.
6. Tax assessment and collections matters, delinquent tax collections, installment agreements, and payment of tax bills.
7. Discuss 2025 tax rate, set public hearing date, and authorize notice of public hearing regarding adoption of tax rate.
8. Engineering matters, including:
 - a. authorize design, approve plans and specifications and authorize advertisement for bids;
 - b. review bids and award contracts;
 - c. approve pay estimate, change order, and final acceptance for the following:
 - i. Wayside Village Sec. 10 WSD (Starlight Homes); and
 - ii. clearing and grubbing, mass grading and detention basin phase 2 for Wayside Sec. 7; and
 - d. update on bond application no. 3, including adopt Resolution Authorizing Application to the Texas Commission on Environmental Quality for Approval of Project and Bonds.

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 attorney at (713) 860-6400 at least three business days prior to the meeting so that appropriate arrangements can be made.

9. Accept deeds and easements for District facilities.
10. Detention Pond Maintenance, including consider proposals for additional work.
11. Receive report on development in the District, including approval of Development Financing Agreement(s), and authorize consent(s) and/or assignment(s) of Developer Financing Agreement(s).
12. Attorney's report.





Attorney for the District