MINUTES
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 500
(Internal)

September 9, 2025

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 500 (the "District") met in regular session, open to the public, on the 9th day of September, 2025, at the Lakehouse, 10000 Towne Lake Parkway, Cypress, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Jeffry D. Ottmann	President
Joanne E. Quintero	Vice President
Jeff P. Collins	Secretary
James Spackman	Assistant Secretary
Alan Steinberg	Asst. Vice President/ Asst. Secretary

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

Also present at the meeting were Danielle Gonzalez, Director of Harris County Municipal Utility District No. 503; Bill Campbell, Charlotte Campbell, and Lydia Morgan, members of the public; Sergeant David Bruce and Deputy Javier Concepcion of Harris County Sheriff's Office ("HCSO"); Lynn Kurtz of Myrtle Cruz, Inc.; Brenda McLaughlin of Bob Leared Interests; Leslie Cook of RBC Capital Markets ("RBC"); Amanda Benzman of Inframark Water & Infrastructure Services; Kenrick Piercy of EHRA Engineering; Michael Crahan of Caldwell Companies; Angel Ruvalcaba of KGA/DeForest Design, LLC; Erik Scott of Storm Water Solutions, LLC; and Katie Carner, Allison Leatherwood, and Franky Wallace of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

There were no comments from the public.

CONSENT AGENDA

Director Ottmann offered Board members the opportunity to remove items from the Consent Agenda for individual discussion. Director Quintero moved to approve all items on the Consent Agenda, and direct that, where appropriate, the documents be filed appropriately and retained in the District's official records, including: (1) the minutes of the August 12, 2025, regular meeting; (2) the bookkeeper's report; (3) the tax assessor's report; (4) the operator's report; and (5) the engineer's report. Director Steinberg seconded the motion, which passed unanimously. Copies of the bookkeeper's report, tax assessor's report, operator's report, and engineer's report are attached.

ITEMS REMOVED FROM THE CONSENT AGENDA

There were no items from the Consent Agenda.

SECURITY MATTERS, INCLUDING REPORT FROM HCSO AND SECURITY COMMITTTEE

Ms. Morgan updated the Board on security matters in Towne Lake.

AUTHORIZE AUDITOR TO PREPARE SUPPLEMENTAL REIMBURSEMENT REPORT

Ms. Carner presented and reviewed the permit receipt for the public facilities for Barker Cypress Commercial Phase 2. She stated a supplemental reimbursement report will be required to be approved by the Board prior to the distribution of funds to the developer.

The Board then considered authorizing McCall Gibson Swedlund Barfoot Ellis PLLC ("McCall") to prepare a supplemental developer reimbursement report for the Barker Cypress Commercial Phase 2 permit cost. After review and discussion, Director Quintero moved to authorize McCall to prepare a supplemental developer reimbursement report. Director Collins seconded the motion, which passed unanimously.

ADDITIONAL FINANCIAL AND BOOKKEEPING MATTERS

There was no discussion on this agenda item.

ADDITIONAL TAX MATTERS

Ms. McLaughlin discussed the delinquent tax accounts.

ADOPT RESOLUTION NOMINATING CANDIDATE FOR VACANCY ON THE BOARD OF DIRECTORS FOR HARRIS CENTRAL APPRAISAL DISTRICT ("HCAD")

The Board considered nominating a candidate to fill the vacancy on the Board of Directors for HCAD. After review and discussion, Director Quintero moved to adopt a Resolution Nominating Candidate for Vacancy on Board of Directors for HCAD, reflecting the District's nomination of Jonathan Cowen, and direct that the Resolution be filed appropriately and retained in the District's official records. Director Collins seconded the motion, which passed unanimously.

DISCUSS 2025 TAX RATE, SET PUBLIC HEARING DATE, AND AUTHORIZE NOTICE OF PUBLIC HEARING REGARDING ADOPTION OF TAX RATE

Ms. Cook reviewed a handout regarding the Master District contract tax payment calculations for 2026, a copy of which is attached. She then reviewed RBC's 2025 tax rate recommendation, a copy of which is attached, and recommended that the Board levy a 2025 total tax rate of $0.85, comprised of $0.07 per $100 of assessed valuation to provide for the District's debt service requirements, $0.45 to provide for the District's contract tax requirements, and $0.33 to provide for maintenance and operation requirements. Discussion ensued regarding the proposed tax rate. Ms. Carner discussed the two-step process for setting the District's tax rate.

Following review and discussion, Director Quintero moved to: (1) set the public hearing date for October 14, 2025; and (2) authorize the tax assessor/collector to publish notice in the *Houston Business Journal* of the District's meeting on October 14, 2025, at 12:00 p.m., to set the proposed 2025 total tax rate of $0.85 per $100 of assessed valuation. Director Collins seconded the motion, which passed unanimously.

ANNUAL REPORT TO BOND REVIEW BOARD

Ms. Carner presented a memorandum regarding the required submission of an annual report to the Bond Review Board containing certain information about the District's voter-approved but unissued bonds, a copy of which is attached, and stated that ABHR will work with the District's consultants to prepare and submit the annual report by the September 30th deadline, if needed.

ADDITIONAL OPERATIONAL MATTERS, INCLUDING HEARING ON TERMINATION OF WATER AND SEWER SERVICE

There was no discussion on this agenda item.

WEST HARRIS COUNTY REGIONAL WATER AUTHORITY MATTERS

The Board discussed the Show and Tell Workshop coming up on October 5, 2025.

ADDITIONAL ENGINEERING MATTERS

Mr. Piercy presented and reviewed a proposal for engineering services, including development of Geographic Information System ("GIS") mapping, a copy of which is attached to the engineer's report. He responded to questions from the Board. Following review and discussion, Director Steinberg moved to approve the GIS proposal, excluding the Board ArcGIS Online Viewer license. Director Spackman seconded the motion, which passed unanimously. Mr. Piercy noted the cost would be split between the Internal District and the Master District, as noted in the proposal.

REPORT REGARDING DEVELOPMENT IN THE DISTRICT

There was no discussion on this agenda item.

REVIEW AND REVISE ACTION LIST

There was no discussion on this agenda item.

There being no further business to come before the Board, the Board concurred to adjourn the meeting.

Secretary, Board of Directors

(SEAL)

LIST OF ATTACHMENTS TO MINUTES