

MINUTES
BRAZORIA COUNTY MUNICIPAL UTILITY DISTRICT NO. 44

October 16, 2025

The Board of Directors (the "Board") of Brazoria County Municipal Utility District No. 44 (the "District") met in regular session, open to the public, on the 16th day of October, 2025, at Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Suite 1275, Houston, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Joel Michael	President
Melanie Folkert	Vice President
Ryan Derong	Secretary
Joseph Manning	Assistant Vice President
Camille Campbell	Assistant Secretary

and all of the above were present except Directors Manning and Campbell, thus constituting a quorum.

Also attending the meeting were Andrew Faubion of Double Oak Erosion; Taylor Loggins of L & S District Services, LLC; Brenda McLaughlin of Bob Leared Interests; Tunisia Burns of W Land Development; Tyler Broom of Gannett Fleming; Austin Muse of Municipal District Services, LLC; and Suewan Johnson and Shammara Polk of Allen Boone Humphries Robinson LLP.

PUBLIC COMMENTS

Ms. Johnson offered any members of the public in attendance the opportunity to make public comments. There being no members of the public requesting to make public comment, the Board moved to the next agenda item.

APPROVE MINUTES

The Board considered approving the minutes of the September 18, 2025, regular meeting. Following review and discussion, Director Michael moved to: approve the minutes as submitted. Director Folkert seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Loggins presented and reviewed the bookkeeper's report, including the investment report, budget comparison, and list of checks presented for payment. A copy of the bookkeeper's report is attached.

Following review and discussion, Director Michael moved to approve the bookkeeper's report and authorize payment of the District's bills. Director Folkert seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTION MATTERS

Ms. McLaughlin reviewed a report on tax assessment and collection matters, a copy of which is attached.

Following review and discussion, Director Michael moved to approve the tax report, and the checks presented. Director Derong seconded the motion, which passed unanimously.

ENGINEER'S REPORT

Mr. Broom presented and reviewed an engineering report, a copy of which is attached.

Mr. Broom updated the board on the construction of paving facilities to serve Pradera Oaks, Section 12. He stated the project is complete and presented a Certificate of Completion and Acceptance and recommended the Board accept the facilities.

Mr. Broom updated the Board on bond application no. 2.

Following review and discussion, Director Michael moved to approve the engineering report and accept the facilities to serve Pradera Oaks, Section 12. Director Folkert seconded the motion, which passed unanimously.

OPERATING MATTERS

Mr. Muse presented and reviewed a report on operating matters in the District, a copy of which is attached.

Following review and discussion, Director Michael moved to approve the operator's report. Director Folkert seconded the motion, which passed unanimously.

MAINTENANCE OF DISTRICT FACILITIES

Mr. Faubion presented and reviewed a report on maintenance of the District's drainage and detention facilities, a copy of which is attached.

Following review and discussion, Director Michael moved to approve the maintenance report. Director Derong seconded the motion, which passed unanimously.

DEVELOPMENT REPORT

Ms. Burns updated the Board on development matters and home leases in the District. She stated 467 homes are complete and 302 homes are occupied.

ATTORNEY'S REPORT

Ms. Johnson reviewed an Annual Report containing updated financial and operating data to be filed in accordance with the continuing disclosure provisions contained in the bond resolutions. She stated that the District is required to file certain financial and operating data with the Municipal Securities Rulemaking Board through the Electronic Municipal Market Access ("EMMA") system in compliance with SEC Rule 15c12-12.

The Board reviewed the District's procedures for continuing disclosure compliance. Ms. Johnson stated that no changes are required at this time.

Following review and discussion, Director Michael moved to approve the Annual Report, authorize the attorney to submit the District's updated financial and operating data to EMMA in compliance with the continuing disclosure provisions contained in the bond resolutions and direct that the Annual Report be filed appropriately and retained in the District's official records. Director Folkert seconded the motion, which passed unanimously.

REPORTS FROM DIRECTORS AND DISTRICT CONSULTANTS

The Board concurred to meet next on November 20, 2025.

There being no additional business to consider, the meeting was adjourned.





Secretary, Board of Directors

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