

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 149

Minutes of Board of Directors Meeting

January 19, 2026

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 149 (the "District") met in regular session, open to the public on January 19, 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:

Stefanie Cline, President
Terrence Stephens, Vice President
Margaret Petry, Secretary
Randall Kallus, Assistant Secretary
Don Schippers, Assistant Secretary

all of whom were present, except for Director Petry, who listened to the meeting via teleconference, thus constituting a quorum.

Also present were: Jeffrey Bishop and Chase Widener, of Quiddity Engineering LLC ("Quiddity"); Randy Davila of Inframark, LLC ("Inframark"); Diane Michaux of Municipal Accounts & Consulting, L.P. ("MA&C"); Michelle Guerrero of Bob Leared Interests ("BLI"); Aaron Zuniga of Champions Hydro-Lawn, Inc. ("Champions"); Nathan Naquin of Off Cinco, LLC ("Off Cinco"); Matthew Reed and Donje Chatmon of Schwartz, Page & Harding, L.L.P. ("SPH"); Sophia Wall of SPH who entered later in the meeting as indicated herein.

PUBLIC COMMENT

The Board began by opening the meeting for public comments. There being no comments provided, the Board continued to the next item of business.

APPROVAL OF MINUTES

The Board considered approval of the minutes of its December 15, 2025, Board of Directors meeting. After discussion, Director Kallus moved that the minutes of the Board of Directors meeting held on December 15, 2025, be approved as written. Director Schippers seconded said motion, which unanimously carried.

DISCUSSION REGARDING TRASH AND RECYCLING COLLECTION SERVICES PROVIDED BY GFL ENVIRONMENTAL

The Board next considered the trash and recycling collection services provided by GFL Environmental ("GFL"). Mr. Reed presented to and reviewed with the Board a Customer Service Report for the month of December 2025, prepared by GFL, a copy of which is attached hereto as **EXHIBIT A**. After discussion on the matter, Mr. Reed noted that no action required Board approval at this time.

REVIEW OF OFF CINCO MESSAGING SERVICES

Mr. Naquin presented to and reviewed with the Board a proposal from Off Cinco for rate adjustments in connection with the District's text alert services provided by Off Cinco, a copy of which is attached hereto as **EXHIBIT B**. Based upon questions from the Board, Mr. Reed requested that Off Cinco consider revising its proposal to bill time at every six minutes versus every fifteen minutes. After discussion, the Board concurred that SPH be authorized to obtain a revised proposal from Touchstone District Services for texting services to be presented to the Board at its next Board of Directors meeting.

Mr. Naquin exited the meeting at this time.

TAX ASSESSOR-COLLECTOR REPORT

Ms. Guerrero presented to and reviewed with the Board the Tax Assessor-Collector's Report, dated as of December 31, 2025, a copy of which is attached hereto as **EXHIBIT C**. After discussion, Director Kallus moved that said report be approved and that the disbursements identified in the report be approved for payment from the tax account. Director Stephens seconded said motion, which unanimously carried.

RESOLUTION CONCERNING EXEMPTION FROM TAXATION

Mr. Reed outlined for the Board the various tax exemptions available for the District, including the exemptions provided for by Article VIII, Section 1-b of the Texas Constitution, and Sections 11.13, 11.184 and 11.142 of the Tax Code, as amended. He advised that under said provisions, the District may provide for the exemption of up to 20% (but not less than \$5,000, if granted) of the market value of residential homestead improvements for the year 2026, and the District may also exempt residential homesteads of persons who are under a disability for purposes of payment of disability insurance benefits under the Federal Old Age, Survivors and Disability Insurance Act, or its successor, or persons sixty-five years of age or older from ad valorem taxes levied by the District during the calendar year 2026, and, if any such exemptions are granted, they must be for not less than \$3,000 of the market value of such homesteads. After further discussion of the matter, Director Cline moved that (i) the District grant the residential homestead exemption of 20%, but not less than \$5,000 from ad valorem taxes levied by the District during the calendar year 2026, (ii) the District grant an exemption for persons under a disability or sixty-five years of age or older in the amount of \$10,000 from ad valorem taxes levied by the District during the calendar year 2026, and (iii) the Resolution attached hereto as **EXHIBIT D** relative to same be approved and adopted by the Board and District. Director Stephens seconded said motion, which carried unanimously.

DELINQUENT TAX ATTORNEY'S REPORT

The Board deferred consideration of the Delinquent Tax Attorney's Report ("Report") from Perdue, Brandon, Fielder, Collins & Mott, L.L.P. ("Perdue Brandon"), after noting that a quarterly report was not received.

RESOLUTION AUTHORIZING AN ADDITIONAL PENALTY ON DELINQUENT PERSONAL PROPERTY TAXES

The Board considered the adoption of a Resolution Authorizing an Additional Penalty on Delinquent Personal Property Taxes, attached hereto as **EXHIBIT E**. Mr. Reed advised the Board that it is authorized pursuant to Section 33.11 of the Texas Tax Code, as amended, to impose, under certain conditions, an additional penalty not to exceed twenty percent (20%) of the total taxes, penalty and interest due to the District on personal property accounts that become delinquent after February 1st of a year and that remain delinquent sixty (60) days after said date, as more fully described in said Resolution. After discussion, it was moved by Director Cline, seconded by Director Stephens and unanimously carried, that the Resolution Authorizing an Additional Penalty on Delinquent Personal Property Taxes be adopted by the Board, and that Perdue Brandon be authorized to proceed with the collection of the District's 2026 delinquent personal property accounts following proper notice as provided in said Resolution, including the filing of lawsuits, as necessary.

BOOKKEEPER'S REPORT

Ms. Michaux presented to and reviewed with the Board the Bookkeeping Report, dated December 15, 2025, a copy of which is attached hereto as **EXHIBIT F**, including the disbursements presented therein for payment from the District's various accounts. She responded to various questions and comments from the Board regarding items in the Bookkeeper's Report. After discussion, Director Stephens moved that the Bookkeeper's Report and the disbursements presented for payment therein be approved. Director Cline seconded said motion, which unanimously carried.

SUBMISSION OF DISTRICT INFORMATION TO TEXAS COMPTROLLER OF PUBLIC ACCOUNTS

Mr. Reed next reminded the Board that, pursuant to provisions of Chapter 403, Government Code, and Chapter 203, Local Government Code, the District is required to submit certain information to the Texas Comptroller of Public Accounts (the "Comptroller") on an annual basis for inclusion in the Special Purpose District Public Information Database. Mr. Reed then recommended that, McCall Gibson Swedlund Barfoot Ellis PLLC ("McCall Gibson"), the District's auditor, be authorized to prepare and submit the information on behalf of the District prior to the deadline of April 1, 2026. Following discussion, it was moved by Director Cline, seconded by Director Schippers, and it was unanimously carried that McCall Gibson be authorized to prepare the required information and submit same to the Comptroller for inclusion in the Special Purpose District Public Information Database.

RENEWAL OF DISTRICT INSURANCE COVERAGES

The Board next considered authorizing the solicitation of proposals for the renewal of the District's insurance policies. Mr. Reed reported that the District's current insurance policies expire on March 31, 2025, and that the District's current policies were placed through McDonald & Wessendorff Insurance ("McDonald"). After discussion on the matter, the Board concurred to

authorize SPH to solicit an insurance renewal proposal from McDonald for the Board's consideration at its next meeting.

OPERATIONS REPORT

Mr. Davila presented to and reviewed with the Board the Operations Report dated January 19, 2026, for the month of December 2025, a copy of which is attached hereto as **EXHIBIT G**. Mr. Davila updated the Board on the water quality and accountability within the District. After discussion, Director Cline moved that the Operations Report be approved. Director Kallus seconded said motion, which unanimously carried.

The Board next considered authorizing the District's engineer and operator to perform a 2026 water loss audit. In connection therewith, Mr. Reed advised the Board that, pursuant to Section 16.0121 of the Texas Water Code, municipal utility districts providing potable water to members of the public are required to perform and file with the Texas Water Development Board ("TWBD") a water audit every five (5) years computing the utility's most recent annual system water loss. He further reported that the audits are to account for various components of system water loss, including distribution line loss, meter inaccuracies, accounting inaccuracies, and theft. Mr. Reed stated that the information from the audits is to be compiled by regional water planning area to be used in development of regional water plans under Texas Water Code Section 16.053. After discussion on the matter, Director Cline moved that the District's operator and engineer be authorized to perform the 2026 water loss audit and file same with the TWDB by May 1, 2026. Director Kallus seconded said motion, which unanimously carried.

ENGINEER'S REPORT

Mr. Bishop presented to and reviewed with the Board the Engineer's Report, dated January 16, 2026, a copy of which is attached hereto as **EXHIBIT H**, relative to the status of various projects within the District. Director Stephens next discussed with the Board a hole located in the street located at the cross-section of Boysenberry and Silver Sky Lane. Mr. Davila advised the Board that Inframark will check into said leak.

Mr. Bishop next addressed the Board concerning reports of a resident harassing IECON, Inc., the contractors working on the Water Plant Rebuild Project. After discussion, Director Cline moved that SPH be authorized to send a cease and desist letter to that certain resident and letters to the owners of all properties that abut the Water Plant advising of the Water Plant Rebuild. Director Kallus seconded said motion, which unanimously carried.

CHAMPIONS REPORT

Mr. Zuniga presented to and reviewed with the Board the Detention and Drainage Facilities Report prepared by Champions dated January 18, 2026, a copy of which is attached hereto as **EXHIBIT I**. Mr. Zuniga then presented a proposal for the rehab of the small detention pond and installation of rip rap around one pipe in the Flood Channel. After discussion, Mr. Reed recommended that Champions provide an updated proposal that breaks down the cost of each required repair by item.

Ms. Wall entered the meeting at this time.

WEST HARRIS COUNTY REGIONAL WATER AUTHORITY ("WHCRWA")

The Board deferred consideration of a report from the Authority.

ATTORNEY'S REPORT

Mr. Reed informed the Board that he had nothing more of a legal nature to report at this time.

MATTERS RELATED TO MAY 2, 2026, DIRECTORS ELECTION

Mr. Reed reported on issues related to the District's Directors Election (the "Election") to be held on May 2, 2026. In connection therewith, Mr. Reed presented to and discussed with the Board a memorandum prepared by SPH, a copy of which is attached hereto as **EXHIBIT J**. Mr. Reed advised that Harris County will not offer joint election services to political subdivisions for the May 2, 2026 election, and therefore, the District will have to hold an independent election. He further discussed the challenges of administrating an independent election.

SUPPLEMENTAL AGENDA

The Board considered calling the Election in accordance with the requirements of the Texas Water Code. In connection therewith, Mr. Reed presented the Order Calling Directors Election (the "Order") attached hereto as **EXHIBIT K** calling the Election to be held on May 2, 2026. It was noted that the terms of office of Directors Stephens, Petry, and Kallus expire in May of this year. In reviewing the Order with the Board, Mr. Reed advised that the Texas Water Code and the Texas Election Code authorize the Board to designate an agent to perform certain duties in connection with the Election, and that the Order named Donjé Chatmon as such agent (the "Election Agent"). Mr. Reed further advised the Board that notice of the Election must be given in accordance with the requirements of the Texas Election Code. Mr. Reed advised the Board that notice of the Election could be given by one or more of the following methods: (i) publishing the notice in a newspaper published in the territory of the District or of general circulation in the District at least ten (10) days before the election, but not more than thirty (30) days before the election; (ii) posting the notice at a public place in each election precinct that overlaps the District at least twenty-one (21) days before the election; or (iii) mailing the notice to each registered voter in the District at least ten (10) days before the election. Following discussion of the options, the Board concurred that notice of the Election be given by posting same at a public place in each election precinct that overlaps the District. After discussion on the matter, Director Cline moved that said Order be passed and adopted, that the President and Assistant Secretary be authorized to execute the Order, and that the Election Agent be authorized and directed to make necessary arrangements for the Election in accordance with the Order. Director Schippers seconded said motion, which unanimously carried. Mr. Reed advised the Board that if each candidate whose name is to appear on the ballot is unopposed as of 5:00 p.m. on February 20, 2026, the Board may thereafter cancel the Election in accordance with the Texas Election Code.

EXECUTIVE SESSION

The President announced that the Board would enter into Closed Session at 2:50 p.m. to discuss matters pursuant to Texas Government Code Section 551.071. All in attendance, with the exception of the Board, Mr. Reed, Ms. Chatmon, and Ms. Wall, exited the meeting at this time.

RECONVENE IN OPEN SESSION

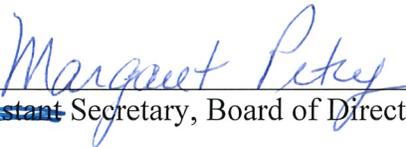
The Board reconvened in Open Session at 2:55 p.m.

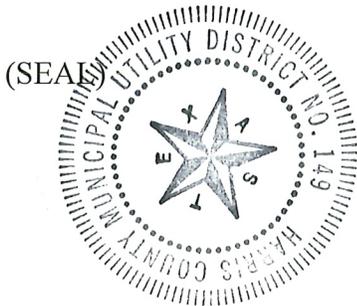
FUTURE AGENDA ITEMS

The Board considered items for placement on future agendas. Except as reflected above, no additional agenda items were requested other than routine, ongoing matters.

ADJOURNMENT

There being no further business to come before the Board, Director Cline moved that the meeting be adjourned. Director Stephens seconded said motion, which unanimously carried.


Assistant Secretary, Board of Directors



List of Exhibits to
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 149
Meeting on January 19, 2026

- Exhibit A GFL Environmental Customer Service Report
- Exhibit B Off Cinco Yearly Review
- Exhibit C Tax Assessor-Collector's Report
- Exhibit D Resolution Concerning Exemptions from Taxation
- Exhibit E Resolution Authorizing an Additional Penalty on Delinquent Personal Property Taxes
- Exhibit F Bookkeeping Report
- Exhibit G Operations Report
- Exhibit H Engineer's Report
- Exhibit I Champions Hydro-Lawn, Inc. Report
- Exhibit J Memorandum regarding Joint Elections with Harris County
- Exhibit K Order Calling Directors Election