

MINUTES  
WALLER COUNTY MUNICIPAL UTILITY DISTRICT NO. 37

April 9, 2026

The Board of Directors (the "Board") of Waller County Municipal Utility District No. 37 (the "District") met in regular session, open to the public, on the 9<sup>th</sup> day of April, 2026, at the offices of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Suite 2400, Houston, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Matthew C. Deal	President
Mark Witcher	Vice President
Brian Welch	Secretary
Leigh Ellis III	Assistant Secretary
David Moriniere	Assistant Vice President

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

Also attending the meeting were Blair Bozoarth of Quiddity Engineering, LLC ("Quiddity"); Erin Garcia of Myrtle Cruz, Inc.; Lori Buckner of Municipal District Services ("MDS"); Patty Rodriguez of Bob Leared Interests; Joe Fields, a resident of the District; and Greer Pagan, Ricardo Bates, and Merry Heyne of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

There were no comments from the public.

APPROVE MINUTES

The Board considered approving the minutes of March 12, 2026, regular meeting. After review and discussion, Director Moriniere moved to approve the minutes, as presented. Director Deal seconded the motion, which passed unanimously.

AUTHORIZE AUDITOR TO CONDUCT AUDIT FOR FISCAL YEAR END APRIL 30, 2026

The Board reviewed an evergreen audit engagement letter from McGrath & Co., PLLC ("McGrath") for authorization to conduct the District's audit for fiscal year end April 30, 2026. He stated that the estimated cost of the audit will be in the range of \$17,000 to \$19,000. Following discussion, Director Deal moved to authorize McGrath to conduct the District's audit for fiscal year end April 30, 2026. Director Moriniere seconded the motion, which passed unanimously.

## SECURITY MATTERS

The Board reviewed the security patrol report previously disbursed, a copy of which is attached.

## FINANCIAL AND BOOKKEEPING MATTERS; ADOPT BUDGET FOR FISCAL YEAR END APRIL 30, 2027

Ms. Garcia presented and reviewed the bookkeeper's report, investment report, and the bills presented for payment from the District's accounts. Ms. Garcia next presented and reviewed the proposed budget for fiscal year end April 30, 2027.

After review and discussion, Director Deal moved to (1) approve the bookkeeper's report and the checks presented for payment; and (2) adopt the budget for fiscal year end April 30, 2027, as presented. Director Moriniere seconded the motion, which passed by unanimous vote. A copy of the bookkeeper's report is attached.

## TAX ASSESSMENT AND COLLECTION MATTERS

Ms. Rodriguez presented and reviewed the tax assessor/collector's report, a copy of which is attached. Following review and discussion, Director Moriniere moved to approve the tax assessor/collector's report. Director Witcher seconded the motion, which was approved by unanimous vote.

## OPERATION OF DISTRICT FACILITIES; HEARING ON TERMINATION OF WATER AND SEWER SERVICE TO DELINQUENT CUSTOMERS AND AUTHORIZE TERMINATION OF SERVICE

Ms. Buckner presented and reviewed the operator's report, a copy of which is attached.

Ms. Buckner stated that the District's Identity Theft Prevention Program (the "Program") requires MDS to provide an annual written report evaluating the effectiveness of the Program, significant instances of identity theft detection, and any recommendations regarding changes to the Program. She reviewed the annual report on the District's Program, a copy of which is included in the operator's report. Ms. Buckner stated that the procedures have been implemented. She stated that MDS is not recommending any changes to the Program at this time.

Ms. Buckner stated that all retail public water suppliers are required to submit to the Texas Water Development Board a water loss audit every five years.

Ms. Buckner then presented a list of delinquent customers to the Directors and reported the residents on the termination list were delinquent in payment of their water and sewer bills and were given written notification, in accordance with the District's Rate Order, prior to the meeting of the opportunity to appear before the Board of Directors to explain,

contest, or correct their bills and to show why utility services should not be terminated for reason of non-payment.

After review and discussion, Director Witcher moved to (1) approve the operator's report; (2) authorize the operator to prepare a water loss audit; and (3) authorize termination of delinquent accounts in accordance with the District's Rate Order and direct that the delinquent customer list be filed appropriately and retained in the District's official records. Director Moriniere seconded the motion, which passed by unanimous vote.

ENGINEERING MATTERS; DEEDS, EASEMENTS, ENCROACHMENT AGREEMENTS, WAIVERS OF SPECIAL APPRAISAL, AND PLAT MATTERS

Mr. Bozoarth updated the Board on engineering matters in the District, as reflected in Quiddity's report, a copy of which is attached.

Following review and discussion, Director Witcher moved to approve the engineer's report. Director Moriniere seconded the motion, which passed unanimously.

PARK AND RECREATIONAL FACILITIES MATTERS

There was no discussion on this agenda item.

REPORT ON DEVELOPMENT

There was no additional discussion on development in the District.

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

  
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Secretary, Board of Directors

(SEAL)



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