

**MINUTES OF MEETING  
OF THE BOARD OF DIRECTORS**

**April 20, 2026**

**STATE OF TEXAS** §

**COUNTY OF HARRIS** §

**NORTHWEST HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 21** §

The Board of Directors (the “Board”) of **Northwest Harris County Municipal Utility District No. 21** (the “District”) met in regular session, open to the public, at 6330 West Loop South, Suite 150, Bellaire, Texas 77401, on Monday, April 20, 2026, whereupon roll was called of the members of the Board, to-wit:

Rand R. Wall	-	President
Bill Tallas	-	Vice President
Bruce Popper	-	Secretary
Andy Johnston	-	Assistant Secretary
Matthew Barton	-	Assistant Secretary

All members of the Board were present thus constituting a quorum.

Also present at the meeting were: Howard Wilhite of H2O Innovation Operation and Maintenance, LLC (“H2O”), Lina Loaiza of Bob Leared Interests (“BLI”), Operator for the District (“Operator”); Wesley Lay and Alyvia McEwen of Quiddity Engineering (“Quiddity”), Engineer for the District (“Engineer”); Christina Ferguson of Myrtle Cruz, Inc. (“MCI”), the District’s Bookkeeper (“Bookkeeper”); Jon Strange of JNS Consulting Engineers, Inc. (“JNS”); and John Cannon, attorney, of Coats|Rose, P.C. (“Coats|Rose”), the District’s legal counsel.

Whereupon, the meeting was called to order in accordance with notice posted pursuant to Texas law, and the following action was conducted. A copy of the posted agenda notice is attached hereto as Exhibit “A.”

**HEAR FROM PUBLIC**

The Board noted that there were no members of the public wishing to address the Board.

**TAX ASSESSOR/COLLECTOR’S REPORT**

Report

The Board recognized Ms. Loaiza who reviewed the TAC's Report and a list of delinquent tax accounts, copies of which are attached hereto as Exhibit "B." As of March 31, 2026, 95.603% of the 2025 tax levy has been collected.

Following a discussion of the report and the status of collection of delinquent taxes, upon a motion made by Director Johnston, seconded by Director Barton, the Board voted unanimously to approve the TAC's Report and the action items therein.

### **BOOKKEEPER'S REPORT**

The Board recognized Ms. Ferguson, who submitted to and reviewed with the Board the Bookkeeper's Report, including invoices for payment, a copy of which is attached hereto as Exhibit "C." Ms. Ferguson also presented a proposed budget for 6/1/26 – 5/31/27.

Following review and discussion and based on a motion by Director Tallas, which was seconded by Director Popper, the Board voted unanimously to approve the Bookkeeper's Report and the invoices submitted for payment, as well as the proposed budget.

### **OPERATOR'S REPORT**

The Board recognized Mr. Wilhite, who presented the Operator's Report, a copy of which is attached hereto as Exhibit "D." Mr. Wilhite reported that a car fell into a sinkhole on Veterans Memorial, injuring both occupants of the car. He reported that the District did not have any facilities in the area and it was suspected that a NHCRWA water line leak may have caused the sinkhole to form.

After discussion, upon a motion brought by Director Popper, seconded by Director Barton, the Board voted unanimously to approve the Operator's Report.

### **ENGINEER'S REPORT**

The Board recognized Ms. McEwen of Quiddity, who presented the Engineer's Report attached hereto as Exhibit "E."

The following action items were presented:

- **Water Plant Inspection**
  - Quiddity solicited three bids to perform repairs at the GST and HPT and recommended accepting the bid of T&G Services, which is estimated to be approximately \$7,000.
- **Wastewater Treatment Plant Inspection**
  - Mr. Lay presented the findings of the 2025 Wastewater Treatment Plant Inspection Report. Although some suggestions in the report were minor

and would be performed by the Operator, he estimated major repairs in excess of \$7,300,000 would be required in the near future. The Board discussed with Mr. Strange and agreed to discuss the matter further with NWHC MUD Nos. 22 and 23.

After discussion, upon a motion brought by Director Popper, seconded by Director Tallas, the Board voted unanimously to approve the Engineer's Report and to approve the proposal from T&G Services.

## **ATTORNEY'S REPORT**

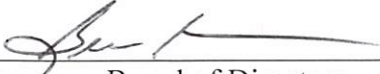
### **Minutes**

Mr. Cannon presented the minutes of the meeting held on March 16, 2026, previously distributed to the Board. Upon a motion made by Director Tallas and seconded by Director Johnston, the Board voted unanimously to approve said minutes with corrections.

There being no further business to come before the Board, the meeting was adjourned.

*[signature page follows]*

PASSED, APPROVED and ADOPTED 18th day of May, 2026.

  
Secretary, Board of Directors

(Seal)

