

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 122

Minutes of Meeting of Board of Directors

February 25, 2026

The Board of Directors ("Board") of Harris County Municipal Utility District No. 122 ("District") met in regular session at 1300 Post Oak Boulevard, Suite 2500, Houston, Harris County, Texas on February 25, 2026, in accordance with the duly posted notice of public meeting, and the roll was called of the duly constituted officers and members of said Board of Directors, as follows:

Joycelyn Barnes Reese, President
John Hoxie, Vice President
James H. Ragan, Jr., Secretary
Sheila Butler, Assistant Secretary
John R. Marshall, Assistant Secretary

all of said persons were present, except Director Hoxie, thus constituting a quorum.

Also present were Yaneth Cooper of Municipal Accounts & Consulting, L.P. ("MAC"); Patty Rodriguez of Bob Leared Interests, Inc. ("BLI"); Missy Steadman of Inframark, LLC ("Inframark"); Wesley Lay of Quiddity Engineering LLC ("Quiddity"); and Abraham Rubinsky and Charlotte Griffiths of Schwartz, Page & Harding, L.L.P. ("SPH").

The President called the meeting to order and declared it open for such business as might regularly come before it.

PUBLIC COMMENTS

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

APPROVAL OF MINUTES

The Board considered the review and approval of the minutes of its meeting held on January 28, 2026. After discussion, Director Marshall moved that the minutes of the Board's meeting held January 28, 2026, be approved, as written. Director Reese seconded said motion, which unanimously carried.

TAX ASSESSOR/COLLECTOR'S REPORT

Ms. Rodriguez presented to and reviewed with the Board the Tax Assessor/Collector's Report for the period ending January 31, 2026, a copy of which is attached hereto as **Exhibit A**, including the disbursements presented for payment from the Tax Account. After discussion, Director Ragan moved that the Tax Assessor/Collector's Report be approved and the

disbursements identified in said report be approved for payment from the Tax Account. Director Marshall seconded said motion, which unanimously carried.

REPORT AND LEGAL ACTION TAKEN BY THE DISTRICT'S DELINQUENT TAX COLLECTIONS ATTORNEY

Mr. Rubinsky presented to and reviewed with the Board a Delinquent Tax Collection Attorney's Report received from Perdue Brandon Fielder Collins & Mott, L.L.P. ("Perdue"), the District's Delinquent Tax Collections Attorney, dated February 25, 2026, a copy of which is attached hereto as **Exhibit B**. Following discussion, the Board concurred that no action was required of the Board at this time.

RESOLUTION CONCERNING DEVELOPED DISTRICT STATUS FOR 2026 TAX YEAR

Mr. Rubinsky advised that the procedures applicable to the adoption of the District's tax rate in 2026 will depend, in part, upon whether the District is determined to be a "Developed District" under Texas Water Code Section 49.23602. Mr. Rubinsky then reviewed with the Board a worksheet completed by Quiddity to assist the Board in making this determination, along with a Resolution Concerning Developed District Status for the 2026 Tax Year. Following discussion, the Board determined that the District should be considered a "Developed District" for the 2026 Tax Year and, upon motion made by Director Ragan, seconded by Director Marshall, and unanimously carried, the Board voted to pass and adopt the Resolution Concerning Developed District Status for 2026 Tax Year, attached hereto as **Exhibit C**.

BOOKKEEPER'S REPORT

Ms. Cooper presented to and reviewed with the Board the Bookkeeper's Report dated February 25, 2026, a copy of which is attached hereto as **Exhibit D**. After discussion, Director Butler moved to approve the Bookkeeper's Report and that the disbursements listed therein be approved for payment, with the exception of check no. 10443, which was voided. Director Marshall seconded said motion, which unanimously carried.

Ms. Cooper next presented to and reviewed with the Board a Quarterly Investment Inventory Report, prepared by MAC, for the reporting period ending November 30, 2025, a copy of which is attached to **Exhibit D**. After review of the Quarterly Investment Inventory Report and upon motion duly made by Director Butler, seconded by Director Marshall and unanimously carried, said Quarterly Investment Inventory Report was approved and the District's Investment Officer was authorized to execute same on behalf of the Board and the District.

Ms. Cooper advised the Board that MAC has spoken with the City of Houston regarding an invoice in connection with District's emergency interconnect with the City. She said MAC is actively investigating the source of the invoice since the interconnect has not been opened, to the District's knowledge, for several years.

STATUS OF CONTINUING DISCLOSURE REPORT

Mr. Rubinsky reminded the Board that the District's annual continuing disclosure report is due February 28, 2026, and that the Board had authorized Coats Rose, P.C., the District's Disclosure Counsel, to prepare and file the report with the appropriate entities on behalf of the District by the February 28, 2026 deadline. Mr. Rubinsky noted that SPH would continue to monitor the status of said filing and that no action was required of the Board at this time in connection therewith.

OPERATIONS AND MAINTENANCE REPORT

Ms. Steadman presented to and reviewed with the Board the Operations and Maintenance Report for the month of January 2026, a copy of which is attached hereto as **Exhibit E**, and discussed with the Board the various matters contained therein.

The Board next inquired about the status of the investigation of damages to a sanitary sewer line located within a District easement at 12643 Grove Park. It was noted that a door hanger with a Notice of Violation was left on the front door of the residence on January 15, 2026, and that there has been no response from the homeowner to date. The Board then discussed options for opening constructive communications with the resident regarding the violation and options to remedy the damage. The Board concurred that Inframark prepare correspondence to the resident regarding the opportunity to (1) uncover the line and allow the District to perform the required sanitary sewer inspection within 10 days of the date of delivery of same, and, further, failure to respond by the deadline will result in the District televising the line at the resident's cost to perform the inspection at an estimated cost of \$2,000, (2) remove the obstruction or the District will remove it at the resident's expense, and (3) remove part of the patio encroaching on the easement or enter into a Consent to Encroachment and Indemnity Agreement with the District, with all costs to be backcharged to the resident. Mr. Lay noted that he would provide exhibits to support the District's proposed correspondence regarding the matter. Following the discussion, Director Reese moved that SPH and Inframark open communications with the resident regarding the damages to the sanitary sewer line and advise them of their options in the matter as discussed at today's meeting. Director Butler seconded the motion, which unanimously carried.

Ms. Steadman next advised the Board of a request from the City of Missouri City ("COMC") for a vacancy count in connection with garbage service. Mr. Rubinsky advised that SPH would review the service agreement with the COMC to determine the legality of said request. Ms. Steadman advised the Board that, if the District must provide the list of vacant addresses, this service is outside the scope of the District's agreement with Inframark and will be billed to the District as a separate work order.

AMENDMENT OF THE DISTRICT'S RATE ORDER

The Board next considered amendment of the District's Rate Order. Mr. Rubinsky advised that SPH and Inframark recommended that the District's Rate Order be amended to account for the increase in Fort Bend Water Control and Improvement District No. 2's Groundwater Reduction Plan ("GRP") Rate charged to the District effective January 1, 2026. In connection therewith, Mr.

Rubinsky recommended an increase of \$0.25 to the District's current GRP fee charged to District customers. Following discussion, it was moved by Director Reese, seconded by Director Marshall, and unanimously carried that the amended Rate Order, attached hereto as **Exhibit F**, be adopted as recommended by SPH and Inframark, and that any Rate Orders heretofore adopted by the Board be revoked, effective February 25, 2026.

AUTHORIZE INFRAMARK TO PROVIDE REQUIRED INFORMATION TO DISTRICTS RECEIVING WATER FROM THE DISTRICT RELATIVE TO CONSUMER CONFIDENCE REPORTS

The Board considered authorizing Inframark to provide required information to districts receiving water through an emergency interconnect relative to Consumer Confidence Reports ("CCR") and to prepare a draft CCR for review by the Board. Mr. Rubinsky advised that, pursuant to CCR requirements promulgated by the United States Environmental Protection Agency and the Texas Commission on Environmental Quality ("TCEQ"), the District is required to provide (i) a report containing various information regarding the District's water supply to any other water supplier which has received water from the District during the prior calendar year by April 1, 2026, and (ii) a report containing various information regarding the District's water supply to all customers of the District by July 1, 2026. After discussion, it was duly moved by Director Ragan, seconded by Director Reese and unanimously carried, that (i) Inframark be authorized to provide the required information to districts receiving water relative to CCRs, and (ii) Inframark be authorized to prepare the CCR and SPH be authorized to review same for compliance with the TCEQ's regulatory requirements, as discussed above.

ENGINEERING REPORT

Mr. Lay presented to and reviewed with the Board a written Engineering Report dated February 25, 2026, a copy of which is attached hereto as **Exhibit G**, and discussed with the Board the various matters contained therein. In connection with the Sanitary Sewer Cleaning and Televising Project (the "Televising Project"), Mr. Lay requested that the Board consider approval of a policy at the next meeting regarding the removal and replacement of obstructions or encroachments of District easements in connection with proposed repairs to the sewer system as identified by the Televising Project. Following discussion of the Engineer's Report, it was noted that no action was required of the Board at this time.

ANNUAL REVIEW OF SURVEY OF WAGE RATE SCALES AND ADOPTION OF RESOLUTION ADOPTING PREVAILING WAGE RATE SCALE FOR CONSTRUCTION PROJECTS

The Board considered the review of an annual survey of prevailing wage rates for construction projects and the adoption of a Resolution in connection therewith. In that regard, Mr. Rubinsky reported that SPH is recommending that the District adopt the updated wage rate scales published by the United States Department of Labor ("DOL"), in accordance with the Davis-Bacon Act (40 U.S.C. Section 276a *et seq.*). After discussion on the matter, Director Butler moved that the DOL wage rate scales effective January 2026 be adopted as the District's prevailing wage rate scale for construction projects, and that

the Resolution Adopting Prevailing Wage Rate Scale for Construction Projects, attached hereto as **Exhibit H**, be adopted by the Board. Director Reese seconded said motion, which unanimously carried.

RENEWAL OF INSURANCE COVERAGES

The Board next considered the renewal of the District's various insurance coverages expire on March 31, 2026. In that regard, the Board discussed the proposal received from the District's current insurance provider Arthur J. Gallagher & Co. ("Gallagher"), a copy of which is attached hereto as **Exhibit I**. After discussion, Director Ragan moved that the proposal from Gallagher be accepted, and that the President be authorized to execute the accepted proposal on behalf of the Board and the District. Director Marshall seconded the motion, which carried unanimously.

DEVELOPER'S REPORT

The Board deferred consideration of the Developer's Report, as no representative of any developer within the District was present at the meeting.

REQUESTS FOR UTILITY COMMITMENTS

The Board next considered the status of the utility commitment to CityPark Reserve C, LP and CityPark Reserve B, LP for water and sewer service to serve proposed CityPark Logistics Center Buildings 5 and 6. In connection therewith, Mr. Rubinsky presented to the Board a revised utility commitment for the Board's review and re-approval. Following review and discussion, Director Marshall moved that the Board re-approve the utility commitment, as revised. Director Reese seconded the motion, which unanimously carried.

The Board next considered the request from TKYL & Associates on behalf SV Apex Holdings LLC, regarding the proposed development for a carwash project on 5.3669 acres located at 12803 S. Gessner Road, and the developer's request for water and wastewater treatment capacity in connection therewith. Mr. Lay confirmed that Quiddity had received the \$5,000 deposit from the landowner for review of the plans for said project. Mr. Lay noted that the plans include a private detention pond, and the Board concurred that language regarding proper maintenance of same be included in the utility commitment. It was also noted that the landowner owes delinquent taxes to the District. The Board concurred that the utility commitment should not be approved until such delinquent taxes are paid in full.

DISCUSSION REGARDING BOND ELECTION TO BE HELD ON MAY 2, 2026

A discussion ensued regarding the Bond Election to be held on May 2, 2026, including two proposed Town Hall meetings within the District to be held March 31, 2026 and April 14, 2026, to educate the District voters regarding the requested bond authorization. Director Reese requested that an overview of the Televising Project be presented at the meetings. The Board discussed certain preparations for the Town Hall meetings and concurred that Inframark prepare a postcard to be mailed to all residential customers of the District on or about Friday, March 20, 2026. They also instructed Inframark to post five (5) signs throughout the District noticing same. The Board

instructed SPH to contact the Colony Crossing Homeowners Association regarding the use of the Community Center located at 16300 Fondren Grove Drive, Missouri City, Texas 77489, for said meetings. It was also noted that security should be arranged with local law enforcement for the meetings.

The Board next considered the status of preparations for the May 2, 2026 Bond Election. The Board concurred that the early voting and election day voting should be held at the Community Center. Mr. Rubinsky said that SPH would assist with coordinating with the Homeowners Association regarding use of the Community Center for election matters and confirm a location within the building for secure storage of ballots as required by law.

ADOPTION OF ORDER ESTABLISHING MEETING PLACE INSIDE THE DISTRICT

The Board next considered establishing a meeting place inside the District in connection with the upcoming Town Hall meetings. Mr. Rubinsky presented to the Board an Order Establishing Meeting Place Inside the District, designating an in-District meeting place located at 16300 Fondren Grove Drive, Missouri, City, Texas 77489, a copy of which is attached hereto as **Exhibit J**. Following discussion, it was moved by Director Ragan, seconded by Director Butler and unanimously carried, that said Order be passed and adopted.

ATTORNEY'S REPORT

The Board next considered the Attorney's Report. Mr. Rubinsky advised he had nothing further of a legal nature that was not covered under another agenda item.

CLOSED SESSION

The Board determined it would not be necessary to enter into Closed Session at this time.

FUTURE AGENDA ITEMS

The Board concurred to place an item on the next agenda in connection with holding a town hall style meeting within the District.

ADJOURNMENT

There being no further business to come before the Board, upon motion made by Director Reese, seconded by Director Butler, and unanimously carried, the meeting was adjourned.

(SEAL)



Secretary

List of Attachments to
Harris County Municipal Utility District No. 122
Minutes of Meeting of February 25, 2026

- Exhibit A Tax Assessor-Collector's Report
- Exhibit B Delinquent Tax Collections Attorney's Report
- Exhibit C Resolution Concerning Developed District Status for 2026 Tax Year
- Exhibit D Bookkeeper's Report and Quarterly Investment Inventory Report
- Exhibit E Operations and Maintenance Report
- Exhibit F Amended Rate Order
- Exhibit G Engineer's Report
- Exhibit H Resolution Adopting Prevailing Wage Rate Scale for Construction Projects
- Exhibit I Insurance Proposal from Gallagher for 2026 – 2027 Term
- Exhibit J Order Establishing Meeting Place Inside the District