

MINUTES OF REGULAR MEETING
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 11
HARRIS COUNTY, TEXAS

26 August 2026

THE STATE OF TEXAS §
COUNTY OF HARRIS §

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 11 (the "District") met in regular session, open to the public at 5:00 p.m. on the 26th day of August 2026 at the offices of Coats Rose, P.C., 9 Greenway Plaza, Suite 1000, Houston, Texas 77046, outside the boundaries of the District, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Kenneth D. Vasina	President/Investment Officer
Cynthia Ann Cruz	Vice President
Tammy B. Rose	Secretary/Treasurer
Marvin L. Zahradnik	Assistant Secretary/Treasurer
Barbara K. Burson	Assistant Vice President

and all of said persons were present, thus constituting a quorum.

Also present were Claudia Redden of Claudia Redden & Associates, L.L.C., the District's Bookkeeper; Robin Goin of Bob Leared Interests, the District's Tax Assessor/Collector; Troy Bordelon, P.E., and Jared Daly, P.E. of A&S Engineers, Inc. ("A&S"), the District's Engineer; Dennis Wright and Tyler Marley of Water District Management Company, Inc. ("WDM"), the District's Operator; Dick Yale and David Green of Coats Rose, P.C. ("Coats Rose"), the District's Attorney; and JoAnn Vasina, an interested party.

Director Vasina called the meeting to order.

Approval of Minutes

The Board first considered approval of the minutes of the meetings of 22 July 2026 and 5 August 2026. After discussion, upon a motion duly made and seconded, the Board voted unanimously to approve the minutes of the meetings of 22 July 2026 and 5 August 2026, as written.

Operator's Report

Mr. Wright presented the Operator's Report, a copy of which is attached. He noted that the total water accountability rate for the District's water wells was 91.4% for the month of July 2026. He reported that the District's Wastewater Treatment Plant (the "Plant") treated an average flow of 260,000 gallons per day during the month,

representing a flow equal to 52% of the design capacity for the Plant. Mr. Wright also presented the Arsenic Report, a copy of which is attached.

Status of Facilities. Mr. Wright reported that the transfer between the aeration chamber and the clarifier line at the Plant had to be jet cleaned after becoming clogged. He then informed the Board that the air conditioning unit at the onsite lift station was out of service and that WDM is investigating the options for its replacement. Mr. Wright reported that WDM is looking into the replacement of lift pump No. 2 at the onsite lift station.

Consideration was then given to the termination of water and sewer service to certain delinquent accounts. Mr. Wright advised the Board that the requisite notifications had been given to each customer and that each customer was advised of the date, time, and place of the Board meeting which they could attend to discuss termination of service. The Board noted that there were no customers present to protest the utility billings.

After review and discussion, upon a motion duly made and seconded, the Board voted unanimously to: (1) approve the Operator's Report; and (2) authorize WDM to terminate the water and sewer service to those accounts listed on the termination list.

Engineer's Report

Next, Mr. Daly presented the Engineer's Report, a copy of which is attached hereto as an exhibit.

Surface Water Transmission Line. Mr. Daly reported that the District's Engineer received nine bids for the construction of the surface water transmission line (the "Transmission Line"). He stated that the apparent low bid for the Transmission Line was submitted by Bull G Construction (called "BGC"), in the amount of \$494,980.00 and the second low bid was submitted by AR Turnkey Construction Company, Inc. ("AR Turnkey") in the amount of \$732,910.00. A copy of the bid tabulation for the Transmission Line project is included with the Engineer's Report. Mr. Daly stated that the District's Engineer has concerns regarding BGC in view of past performance and execution of work on previous projects in which A&S was the project engineer. He remarked that A&S has successfully worked with AR Turnkey on previous projects and accordingly recommends that the contract for the Transmission line be awarded to AR Turnkey. A copy of the Recommendation of Award letter as prepared by A&S is included with the Engineer's Report.

After discussion, upon a motion duly made and seconded, the Board voted unanimously to (1) reject the low bid for the Transmission Line project; and (2) accept the second low bid and award the contract for the Transmission Line to AR Turnkey as recommended by the District's Engineer.

Water Line Replacement under drainage channel serving Section 3 of Woodgate Subdivision (the "Channel"). Mr. Daly reported that A&S is revising the project plans to address the comments from the reviewing agencies. He added that the resubmittal

package to the Harris County Flood Control District will include the letter dated 5 August 2026 from the District's Attorney regarding the ownership of the Channel.

Water Well No. 3 Project. Mr. Daly reported that A&S is continuing the preparation of plans for agency submittal. He added that A&S is awaiting a resolution with the Maple Ridge Place Community Association (the "Association") regarding the proposed transfer of ownership to the District of Reserve H of Maple Ridge Place Subdivision, Section 2.

Werner Enterprises Utility Extension. Mr. Daly reported that A&S is revising the plans for the Utility Extension pursuant to the comments from the reviewing agencies. He added that A&S is awaiting the revised plans from the developer's engineer after issuing another comment letter following the review of their most recent plan set.

Ownership of Properties and Easements in the District. Mr. Daly reviewed with the Board a draft map of the District that identifies the properties and easements that are owned by the District (the "Map"). A copy of the Map is attached hereto as an exhibit to these minutes.

Chloramine Conversion / Water Plants Nos. 1 and 2. Mr. Daly reported that A&S is awaiting comments from the Texas Commission on Environmental Quality following resubmittal of the package.

Then, after review, upon a motion duly made and seconded, the Board voted unanimously to accept the Engineer's Report.

Tax Assessor/Collector's Report

Ms. Goin presented the Tax Assessor/Collector's Report for the Board's consideration. She reported that the District's 2025 tax levy was 96.7% collected as of 31 July 2026. She asked for the Board's approval of two checks written on the District's tax account and two transfers by wire as follows: transfer of \$2,921.18 in revenues from the District's tax for maintenance and operations to the General Fund and the transfer for \$5,000.00 to the Debt Service Fund. Ms. Goin then called the Board's attention to the list of Top Delinquent Taxpayers, a copy of which is included in the Tax Assessor/Collector's Report.

After discussion, upon a motion duly made and seconded, the Board voted unanimously to: (1) accept the Tax Assessor/Collector's Report; and (2) authorize the disbursements from the District's Tax Account as listed therein. A copy of the Tax Assessor/Collector's Report is attached hereto as an exhibit to these minutes.

Delinquent Tax Attorney's Report

Next, Ms. Goin submitted to and reviewed with the Board the Delinquent Tax Attorney's Report dated 26 August 2026 as prepared by Perdue, Brandon, Fielder, Collins & Mott, L.L.P. ("Perdue"), the District's Delinquent Tax Attorney. A copy of the Delinquent Tax Attorney's Report is attached hereto as an exhibit to these minutes. She discussed the status of the legal action being taken by Perdue against various delinquent tax

accounts. Ms. Goin stated that Perdue had prepared a list of delinquent tax accounts to which water service should be terminated if payment of delinquent taxes is not received by the deadline date (the "Tax Termination List").

After discussion, upon a motion duly made and seconded, the Board voted unanimously to authorize the District's Operator to send termination notices to the delinquent tax accounts on the Tax Termination List.

Bookkeeper's Report

Ms. Redden then reviewed the Bookkeeper's Report and Investment Report, copies of which are attached. She reviewed the invoices to the District and the checks prepared in payment thereof. After review, upon a motion duly made and seconded, the Board voted unanimously to: (1) approve the Bookkeeper's Report and Investment Report; and (2) authorize payment of the District's bills.

Amended and Restated Agreement for Services of Tax Assessor/Collector

The Board next considered approval of the proposed Amended and Restated to Agreement for Services of Tax Assessor/Collector (the "Amended Agreement") between the District and BLICO, INC. d/b/a Bob Leared Interests. Ms. Goin called the Board's attention to (1) the basic services (the "Services") to be provided to the District by Leared as described in Exhibit "A" of the Amended Agreement; and (2) the compensation to be paid by the District to Leared for the Services and for certain additional services pursuant to Exhibit "B" of the Amended Agreement.

After discussion, upon a motion duly made and seconded, the Board voted unanimously to approve the Amended Agreement and to authorize Director Vasina to execute same. A copy of the Amended Agreement as approved by the Board is attached hereto and shall be considered to be part of these minutes.

Amendment to Landscape Maintenance Contract

Next, the Board considered execution of the proposed Amendment to Landscape Maintenance Contract (the "Amendment") between the District and Texas Groundworks Management, Inc. (called "TGM") as discussed at the Board's meeting on 5 August 2026. Director Zahradnik observed that the annual cost to the District for the services to be provided to the District under the Amendment (the "Annual Cost") would total \$56,716.15. He expressed his desire for (1) the District's Attorney to provide information regarding the Annual Cost pursuant to the current Landscape Maintenance Contract; and (2) a representative of TGM to explain the reasons for the increase in the Annual Cost. The Board then deferred further discussion and possible action on the Amendment to the Board's meeting on 2 September 2026.

Attorney's Report

Mr. Yale presented the Attorney's Report.

Reserve H of Maple Ridge Place Subdivision, Section 2 ("Reserve H"). The Board discussed matters relating to the proposed acquisition of Reserve H from Association. Mr. Yale recalled that earlier this year Coats Rose had provided Michael Gainer, the attorney for the Association, with the Appraisal Report for Reserve H dated 14 May 2026 as prepared by Integra Realty Resources, but had not received a response as of this date. Director Vasina expressed his view that the market value of Reserve H should be significantly less than \$32,598.00 as stated in the Appraisal Report. According to the Harris Central Appraisal District, he continued, Reserve H is valued at \$1,680.00. A discussion ensued regarding the valuation of Reserve H.

After further discussion, upon a motion duly made and seconded, the Board voted unanimously to authorize the District's Attorney to present an offer to the Association in the amount of \$3,500.00, plus fees and costs, for the purchase of Reserve H.

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



Secretary, Board of Directors

SEAL



Harris County Municipal Utility District No. 11
Meeting of 26 August 2026
Attachments

1. Operator's Report;
2. Engineer's Report;
3. Draft Map of Properties and Easements;
4. Tax Assessor/Collector's Report;
5. Delinquent Tax Attorney's Report;
6. Bookkeeper's Report; and
7. Amended and Restated Agreement for Services of Tax Assessor/Collector.