MINUTES
NORTHEAST HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 1

October 5, 2026

The Board of Directors (the "Board") of Northeast Harris County Municipal Utility District No. 1 (the "District") met in regular session, open to the public, on the 5th day of October, 2026, at the offices of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Houston, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Candace Taylor	President
Keith Jaehne	Vice President
Tonya Nunez	Asst. Vice President
Ellen Crocker	Secretary
Ted Gaylord	Assistant Secretary

and all the above were present except Directors Jaehne and Gaylord, thus constituting a quorum.

Also attending the meeting in person were Aaron Alford of Woodmere Development Company Ltd.; Loren Morales of Rathmann and Associates L.P.; Marie Newson of Storm Water Solutions, LLC ("SWS"); Demitra Berry and Jennifer Cruanas of McLennan & Associates, L.P.; Patty Rodriguez of Bob Leared Interests, Inc.; Mike Williams of Municipal Operations & Consulting, Inc.; Barbara Nussa of Republic Services; Jason Hajduk of IDS Engineering Group, Inc. ("IDS"); and Greer Pagan and Kerri Houck of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENT

There were no public comments.

MINUTES

The Board considered approving the minutes of the September 14, 2026, regular meeting. After review and discussion, Director Crocker moved to approve the minutes, as submitted. Director Nunez seconded the motion, which passed unanimously.

2026 TAX RATE

Mr. Pagan stated that notice was published of the public hearing to be held at today's meeting regarding adoption of the District's 2026 tax rate. The Board opened the public hearing regarding the District's proposed tax rate of $1.18 per $100 of assessed valuation, with $0.76 allocated for debt service on water, sewer, and drainage bonds, and

$0.42 allocated for operations and maintenance. There being no members of the public in attendance who wished to address the Board, the public hearing was closed.

The Board considered adopting an Order Levying Taxes reflecting the proposed 2026 tax rate. The Board then considered authorizing the execution of an Amendment to Information Form to reflect the 2026 tax rate.

Following review and discussion, Director Crocker moved to (1) adopt the Order Levying Taxes, reflecting the adopted tax rate of $1.18 per $100 of assessed valuation, with $0.76 allocated for debt service on water, sewer, and drainage bonds, and $0.42 allocated for operations and maintenance; (2) authorize execution of the Amendment to Information Form and to authorize filing with Harris County and the Texas Commission on Environmental Quality ("TCEQ"); and (3) direct that the Order and Amendment to Information Form be filed appropriately and retained in the District's official records. Director Nunez seconded the motion, which passed unanimously.

APPROVE AUDIT FOR FISCAL YEAR END MAY 31, 2026

Mr. Florete reviewed a draft audit report for the fiscal year end May 31, 2026, and addressed questions from the Board. Following review and discussion, Director Crocker moved to approve the draft audit, subject to final review, and authorize filing of same as appropriate. Director Nunez seconded the motion, which passed unanimously.

RENEWAL OF DISTRICT'S INSURANCE POLICIES

The Board reviewed a renewal insurance proposal from McDonald & Wessendorf Insurance for the District's insurance policies expiring November 1, 2026. After review and discussion, Director Crocker moved to approve the renewal insurance proposal and direct that it be filed appropriately and retained in the District's official records. Director Nunez seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Cruanas presented and reviewed the bookkeeper's report and investment report, a copy of which is attached to the bookkeeper's report and presented the District's bills for payment. She noted additional check no. 2224 in the amount of $1,897.94 payable to Storm Water Solutions. Following review and discussion, Director Crocker moved to approve the bookkeeper's report, including payment of the bills. Director Nunez seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTIONS MATTERS

Ms. Rodriguez presented and reviewed the tax assessor/collector's report with the Board, a copy of which is attached. Following review and discussion, Director Crocker moved to approve the tax assessor/collector's report, and the payment of the bills

contained in the tax assessor/collector's report. Director Nunez seconded the motion, which passed unanimously.

APPROVE AMENDED AND RESTATED AGREEMENT FOR SERVICES OF TAX ASSESSOR AND COLLECTOR

Ms. Rodriguez presented an Amended and Restated Agreement for Services of Tax Assessor and Collector (the "Agreement"). She reviewed the proposed changes with the Board. Following review and discussion, Director Crocker moved to approve the Agreement. Director Nunez seconded the motion, which passed unanimously.

OPERATION OF DISTRICT FACILITIES

Mr. Williams presented and reviewed the operator's report, a copy of which is attached. He reviewed an uncollectible report and recommended writing off one account. Following review and discussion, Director Nunez moved to (1) approve the operator's report; and (2) authorize MOC to write off the recommended account in the amount of $250.05. Director Taylor seconded the motion, which passed unanimously.

TERMINATION OF WATER AND SEWER SERVICE TO DELINQUENT CUSTOMERS

Mr. Williams reviewed the termination list reflecting delinquent water and sewer accounts, a copy of which is filed in the District's records. Mr. Williams reported the customers on the termination list were mailed written notice prior to today's meeting in accordance with the District's Rate Order, notifying them of the opportunity to appear before the Board to explain, contest, or correct the utility service bill and to show why utility services should not be terminated for reason of nonpayment. The Board then conducted a hearing on the termination of utility service to other customers. Following review and discussion, Director Nunez moved to 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 Taylor seconded the motion, which passed unanimously.

ENGINEERING MATTERS

Mr. Hajduk presented and reviewed the engineer's report, a copy of which is attached, and reviewed the status of construction projects in the District.

Mr. Hajduk updated the Board regarding the Sheldon Road Municipal Utility District Wastewater Treatment Plant.

Mr. Hajduk updated the Board on the clearing and grubbing to serve Sheldon Ridge and recommended approval of Pay Estimate No. 4 and Pay Estimate No. 5 and Final in the amounts of $126,331.20 and $62,439.79, respectively, payable to Native

Services, Inc. He then presented a Certificate of Completion and recommended that the Board accept the project.

Mr. Hajduk updated the Board on Sheldon Ridge, Section 16 and recommended approval of Pay Estimate No. 3 and Final in the amount of $83,037.50 payable to Subterra Enterprises, LLC. He then presented a Certificate of Completion and recommended that the Board accept the facilities.

Mr. Hajduk updated the Board on the water, sewer, and drainage facilities to serve Edgewood Village East, Section 1 and recommended approval of Pay Estimate No. 4 in the amount of $99,057.64 payable to Fellers & Clark, LP.

Mr. Hajduk updated the Board on bond application no. 16.

Following review and discussion, and based on the engineer's recommendation, Director Taylor moved to (1) approve the engineer's report; and (2) approve the Pay Estimates for the listed projects, and to accept the facilities, as appropriate. Director Crocker seconded the motion, which passed unanimously.

ANNEXATION OF LAND INTO THE DISTRICT

Mr. Hajduk updated the Board on annexation and utility capacity requests received between meetings. He reported that a utility commitment letter will be issued to the Junction USA tract.

OUT-OF-DISTRICT SERVICE AGREEMENT

Mr. Hajduk provided an update on this matter.

REPORT ON DETENTION MAINTENANCE

Ms. Newsome reviewed the monthly inspection report, a copy of which is attached.

GARBAGE AND RECYCLING MATTERS

There was no discussion on this item.

REPORT REGARDING DEVELOPMENT IN THE DISTRICT

Mr. Alford updated the Board on development in the District.

SECURITY MATTERS

Mr. Alford updated the Board on security matters in the District.

LANDSCAPING AND PARK MATTERS

There was no discussion on this item.

The Board concurred to hold its next meeting on November 2, 2026, at 11:30 a.m.

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



Secretary, Board of Directors

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