

MINUTES
MISSION BEND MUNICIPAL UTILITY DISTRICT NO. 1

July 20, 2026

The Board of Directors (the “Board”) of Mission Bend Municipal Utility District No. 1 (the “District”) met in regular session, open to the public, on the 20th day of July 2026, at the Chelford City Regional Wastewater Treatment Facility, 15027 Alief-Clodine Road, Houston, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Deborah B. Cupples	President
Kay Haynie	Vice President
Carol McDonald	Secretary
Mike Alderfer	Assistant Vice President
Carl S. Roecker	Assistant Secretary

and all of said persons were present, except for Director Cupples, thus constituting a quorum.

Also present at the meeting were Filemón Silva a member of the public; Greg McGrath of McGrath & Co., PLLC; Jenna Craig of Touchstone District Services (“Touchstone”); Mary Ann Mihills of Municipal Accounts & Consulting, L.P. (“MAC”); Carlous Smith of Si Environmental, LLC (“Si”); Melanie Bartschi of Assessments of the Southwest, Inc. (“ASW”); Jolie Craft of Vogler & Spencer Engineering, Inc. (“Vogler”); and Audrey Briscoe and Jakayla Canaday of Allen Boone Humphries Robinson LLP (“ABHR”).

PUBLIC COMMENTS

Director Haynie offered any members of the public attending the meeting the opportunity to make a public comment.

Mr. Silva introduced himself to the Board. He addressed the Board regarding maintenance at Ambrose Park, including damaged and fallen tree limbs, broken equipment, and trash removal. The Board explained that Ambrose Park and Mission Bend Park are maintained by the Greenbelt Association, which meets on the first Tuesday of each month.

Mr. Silva also addressed concerns regarding the District’s anticipated conversion from groundwater to surface water, including possible costs and infrastructure needs.

MINUTES

The Board considered approving the minutes of the June 15, 2026, regular meeting. After review and discussion, Director Alderfer moved to approve the minutes. Director Roecker seconded the motion, which passed unanimously.

AUDIT FOR FISCAL YEAR END MARCH 31, 2026

Mr. McGrath presented and reviewed the draft audit for the fiscal year ending March 31, 2026. After review and discussion, Director McDonald moved to approve the audit, subject to final review by the ABHR, and direct that it be filed appropriately and retained in the District's official records. Director Alderfer seconded the motion, which passed unanimously.

UPDATE ON WEBSITE MATTERS AND AUTHORIZE APPROPRIATE ACTION

Ms. Craig distributed and reviewed the website report, a copy of which is attached. Discussion ensued regarding the number of visitors to the site, website content requirements, and additional communication content to be added to the website.

Ms. Craig proposed articles for future website publications. The articles would provide residents with seasonal information regarding disaster preparedness, back-to-school preparedness, and upcoming construction.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Mihills distributed and reviewed the bookkeeper's report, including a summary of investments and a list of checks presented for approval, a copy of which is attached.

She reported receiving a \$32.49 refund for taxes previously paid on an account later confirmed to be tax-exempt.

After review and discussion, Director Roecker moved to approve the bookkeeper's report, the summary of investments, and payment of the bills. Director Alderfer seconded the motion, which passed unanimously.

DISCUSS ASSOCIATION OF WATER BOARD DIRECTORS ("AWBD") SUMMER CONFERENCE, APPROVE REIMBURSEMENT OF ELIGIBLE EXPENSES, AND AUTHORIZE ATTENDANCE AT THE WINTER CONFERENCE.

The Board discussed the AWBD summer conference and considered authorizing attendance at the winter conference, which will be held on January 22-23, 2027, at the Fairmont Austin Hotel.

Following discussion, Director Roecker moved to: (1) approve reimbursement of all eligible expenses for Directors who attended the AWBD summer conference, which the bookkeeper confirmed were submitted in accordance with the District's guidelines; and (2) authorize attendance of any interested Directors at the AWBD winter conference. Director Alderfer seconded the motion, which carried by unanimous vote.

TAX ASSESSMENT AND COLLECTION MATTERS

Ms. Bartschi distributed and reviewed the tax assessor/collector's report, including the delinquent tax roll, a copy of which is attached. She stated that 94.96% of the 2025 taxes had been collected as of June 30, 2026. Following review and discussion, Director Aldefer moved to approve the tax assessor/collector's report and payment of the tax bills. Director Roecker seconded the motion, which passed unanimously.

REVIEW ARBITRAGE REBATE REPORT SERIES 2021 BONDS

Ms. Briscoe stated that the arbitrage report has not been received yet and will be deferred until next month's meeting.

OPERATION OF DISTRICT FACILITIES

Mr. Smith presented the operator's report, a copy of which is attached. He reviewed general maintenance and repairs that have occurred since the last meeting, along with the Integrated Water System report included in the operator's report. Mr. Smith reported that water accountability for the previous month was 92.27%.

The Board discussed underground cable lines near the water plant driveway that must be relocated before the remaining sidewalk, driveway, and accessibility improvements can be completed. Mr. Smith stated he would follow up regarding the status of the relocation.

Director McDonald addressed concerns regarding the ongoing fire hydrant rehabilitation and painting repairs. Mr. Smith confirmed that the previously approved work was underway and would include all designated hydrants.

After review and discussion, Director Roecker moved to approve the operator's report. Director Alderfer seconded the motion, which passed unanimously.

HEARING ON TERMINATION OF WATER SERVICE

Mr. Smith presented to the Board a list of delinquent customers 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 to explain, contest, or

correct the utility service bill and to show reason why utility service should not be terminated for the reason of non-payment. Mr. Smith also requested Board approval to send closed accounts to collections. Following review and discussion, Director Roecker 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 and send closed customer accounts to collections. Director Alderfer seconded the motion, which passed unanimously.

ENGINEER'S REPORT

Ms. Craft distributed and reviewed the engineer's report, a copy of which is attached. She updated the Board regarding development in the District and reviewed repairs and maintenance of District facilities since the last meeting.

Ms. Craft updated the Board regarding electrical upgrades at Water Plants Nos. 1 and 2. She stated the contractor completed the punch-list work at Water Plant No. 1 and a short punch list remained at Water Plant No. 2, and additional equipment had been delivered for installation and final troubleshooting.

Ms. Craft provided an update to the Board regarding the chloramine conversions at Water Plants No. 1 and 2. She noted that Water Plant No. 2 is currently offline as its storage tanks are being refilled after work related to the conversion project. Ms. Craft reported that construction is approximately 24% complete. She also presented and recommended the approval of Pay Application No. 2, totaling \$181,980.00 to the contract with WW Payton.

Ms. Craft reported that a design engineer made a preliminary inquiry regarding possible apartments on an undeveloped tract on the north side of Bellaire at Lobera, but no formal plans were submitted.

Ms. Craft reported on projects at the regional wastewater treatment plant. She stated that the chlorine conversion project was complete and Lift Station B modifications are 38% complete and included construction of a new vertical wall to reduce the size of the station.

Ms. Craft reported that the Geographic Information System (GIS) continued to be updated to reflect completed projects and major repairs.

The Board reviewed the Chelford City Regional Wastewater Treatment Facility ("CCRWTF") budget for fiscal year ending September 30, 2027.

Following review and discussion, Director Alderfer moved to: (1) approve the engineer's report; (2) approve Pay Application No. 2 in the amount of \$181,980.00 to WW Payton for the chloramine conversion project; and (3) approve the CCRWTF budget for

the fiscal year ending September 30, 2027. Director McDonald seconded the motion, which passed unanimously.

REPORTS FROM DIRECTORS AND DISTRICT CONSULTANTS

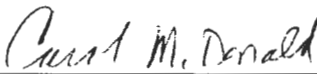
The Board noted its next regular meeting date will be August 17, 2026, at 6:00 p.m. at the Chelford City Regional Wastewater Treatment Facility.

The board discussed sending a letter to Jama Mecca Masjid and the adjacent shopping center regarding overgrown foliage and weeds by the basin, requesting that the property be maintained. Discussion ensued.

Following review and discussion, Director Haynie moved to authorize ABHR to send a letter on behalf of the District. Director McDonald seconded the motion, which passed unanimously.

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




Secretary, Board of Directors

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