

MINUTES
HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 285

May 18, 2026

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 285 (the "District") met in regular session, open to the public, on the 18th day of May, 2026, at the offices of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Suite 2400, Houston, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

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|------------------------|------------------------------|
| Walter A. Knowles, Jr. | President/Investment Officer |
| Jerry L. Allen | Vice President |
| Rosario Garza | Secretary |
| Trina Francis | Assistant Vice President |
| John Jones | Assistant Secretary |

and all of the above were present, thus constituting a quorum.

Also present at the meeting were: Darce' Ahlschlager of Wheeler & Associates, Inc.; Calvin Browne of Municipal District Services L.L.C. ("MDS"); Mark Swanson and Travis Veillon of LJA Engineering, Inc. ("LJA"); Amy Carpenter of Myrtle Cruz, Inc.; Scott Gray of Champions Hydro-Lawn, Inc. ("Champions"); Arthur K. Marshall of the North Channel Water Authority ("NCWA"); and Aaron Carpenter and Cheryl Panozzo of Allen Boone Humphries Robinson LLP ("ABHR").

STATEMENTS AND QUESTIONS FROM THE PUBLIC

There were no statements or questions received from the public.

2026 DIRECTORS ELECTION

APPROVE AND DISTRIBUTE CERTIFICATES OF ELECTION

The Board considered approving a Certificate of Election, reflecting the election of Walter Knowles, Trina Francis, and Rosario Garza to the Board, each for a four-year term. After review and discussion, Director Jones moved to approve the Certificate of Election and the distribution of same to Directors Knowles, Francis, and Garza and direct that the Certificate be filed appropriately and retained in the District's official records. Director Knowles seconded the motion, which passed by unanimous vote.

APPROVE DIRECTORS' SWORN STATEMENTS AND OATHS OF OFFICE

Mr. Carpenter reviewed the Sworn Statements and Oaths of Office for Directors Knowles, Francis, and Garza. After review and discussion, Director Jones moved to approve the Sworn Statements and Oaths of Office and direct that the documents be filed appropriately and retained in the District's official records, and that the Oaths of Office be filed with the Secretary of State, as required by law. Director Knowles seconded the motion, which passed by unanimous vote.

REORGANIZE THE BOARD AND ELECT OFFICERS

The Board considered reorganizing the Board of Directors. Following discussion on whether a change in the organization of the Board would be desired, the Board concurred that the directors would maintain their current positions on the Board.

AUTHORIZE FILING OF DISTRICT REGISTRATION FORM

The Board then considered authorizing filing of an updated District Registration Form with the Texas Commission on Environmental Quality ("TCEQ"), reflecting the terms of the newly elected directors. Following review and discussion, Director Jones moved to authorize filing of the updated District Registration Form with the TCEQ and direct that the Form be filed appropriately and retained in the District's official records. Director Knowles seconded the motion, which passed unanimously.

CYBERSECURITY AND ARTIFICIAL INTELLIGENCE TRAINING REQUIREMENTS

Mr. Carpenter reviewed a memorandum regarding annual cybersecurity and artificial intelligence training requirements for local government employees and elected and appointed officials. He stated that the required training should be completed and reported to ABHR prior to the August 31st deadline for reporting compliance to the Texas Department of Information Resources ("DIR"). After review and discussion, the Board directed the required persons to complete their certified training programs and report their completion to ABHR for reporting to DIR by August 31st.

MINUTES

The Board considered approving the minutes of the April 20, 2026 regular meeting. After review and discussion, Director Allen moved to approve the minutes of the April 20, 2026 regular meeting, as submitted. Director Jones seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Carpenter reviewed the bookkeeper's report and the District's bills for payment. A copy of the bookkeeper's report is attached. After review and discussion,

Director Allen moved to approve the bookkeeper's report and payment of the bills. Director Jones seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTION MATTERS

Ms. Ahlschlager reviewed the tax report for the month of April, a copy of which is attached. She stated that the District's 2025 taxes are 96.84% collected as of April 30, 2026. The Board reviewed the delinquent tax report prepared by Perdue, Brandon, Fielder, Collins & Mott, LLP, a copy of which is attached. After review and discussion, Director Allen moved to (1) approve the tax report and payment of the tax bills; and (2) approve the delinquent tax report. Director Knowles seconded the motion, which passed unanimously.

TRAVEL REIMBURSEMENT GUIDELINES AND DIRECTOR EXPENSES FOR THE ASSOCIATION OF WATER BOARD DIRECTORS ("AWBD") SUMMER CONFERENCE

Mr. Carpenter reviewed the District's Travel Reimbursement Guidelines applicable to any Board member's attendance at the AWBD summer conference in Grapevine. Following review and discussion, the Board concurred to authorize up to four per diems and three nights of hotel accommodations for Directors attending the AWBD summer conference in Grapevine, all to be submitted in accordance with the District's Travel Reimbursement Guidelines.

WEBSITE MATTERS, INCLUDING EMERGENCY ALERT/MESSAGING SERVICES

There was no discussion on this matter.

SECURITY SERVICES MATTERS

The Board discussed District security matters.

DEVELOPMENT IN THE DISTRICT

Discussion ensued regarding proposed development in the District.

NCWA REPORT

Mr. Marshall reviewed a report on NCWA matters, a copy of which is attached.

DETENTION FACILITIES REPORT

Mr. Gray reviewed the Detention and Drainage Facilities Report, a copy of which is attached. He then presented a proposal from Champions, a copy of which is attached, to desilt approximately 400 linear feet of backslope swale located at the southeast corner of the Carpenters Landing pond the amount of \$6,078.05. Following review and discussion, Director Knowles moved to (1) accept the Detention and Drainage Facilities

Report; and (2) approve the proposal from Champions in the amount of \$6,078.05. Director Francis seconded the motion, which passed unanimously.

Mr. Gray discussed a request from Champions regarding the collection of a 3% fuel surcharge. Following discussion, Director Knowles made a motion to authorize ABHR to prepare an amendment to the District's agreement with Champions to reflect the collection of a 3% fuel surcharge for consideration by the next Board next month.

GARBAGE COLLECTION AND RECYCLING SERVICES

Director Garza reviewed a report on garbage collection and recycling services from Best Trash LLC, a copy of which is attached.

ENGINEER'S REPORT

Mr. Swanson reviewed the engineer's report, a copy of which is attached, including the projects specifically addressed as follows:

WATER, SEWER AND DRAINAGE FACILITIES TO SERVE UVALDE WEST

Mr. Swanson gave an update on design of the water, sewer and drainage facilities to serve Uvalde West and stated that the project is on hold until the developer's prospective land sales are finalized.

WATER, SEWER, DRAINAGE, AND PAVING FACILITIES TO SERVE NEW FOREST TOWN CENTER

Mr. Swanson gave an update on design of the water, sewer, drainage, and paving facilities to serve New Forest Town Center and stated that LJA is addressing agency comments.

RIGHT TURN DECELERATION LANES TO SERVE THE UVALDE WEST TRACT

Mr. Swanson gave an update on design of the right turn deceleration lanes to serve the Uvalde West tract. He stated design plans are on hold pending confirmation from the Texas Department of Transportation as to whether the right turn deceleration lanes are required.

RIGHT TURN DECELERATION LANES TO SERVE THE NEW FOREST TOWN CENTER TRACT

Mr. Swanson gave an update on design of the right turn deceleration lanes to serve the New Forest Town Center tract.

WATER PLANT NO. 1 DRAINAGE IMPROVEMENTS

Mr. Swanson gave an update on design of the Water Plant No. 1 drainage improvements. He stated that LJA will update design plans for the project for resubmittal to Harris County for approval.

LIFT STATION AND STORM WATER PUMP STATION TO SERVE TRACT LOCATED OFF WALLISVILLE ROAD EAST OF CARPENTERS LANDING

Mr. Swanson gave an update on construction of the lift station and storm water pump station to serve the tract off Wallisville Road east of Carpenters Landing. He presented and recommended approval of Pay Estimate No. 3 in the amount of \$6,187.50 to 5J Services, for the project.

GENERATORS FOR WASTEWATER TREATMENT PLANT NO. 1 AND LIFT STATION NOS. 1, 3, 4, AND 5

Mr. Swanson updated the Board on installation of natural gas generators at Wastewater Treatment Plant No. 1 and Lift Station Nos. 1, 3, 4 and 5. He presented and recommended approval of Pay Estimate No. 2 in the amount of \$58,662.90 to Texan Municipal and Industrial ("Texan Municipal").

Mr. Swanson then recommended approval of Change Order No. 2, resulting in an increase in the amount of \$795.00 to the contract with Texan Municipal to increase the allowance for extending power. After discussion, and based on the engineer's recommendation, the Board determined that Change Order No. 2 is beneficial to the District.

Mr. Carpenter reviewed a Resolution Expressing Intent to Reimburse reflecting that the District would reimburse the operating account with future bond proceeds for the installation of natural gas generators at Wastewater Treatment Plant No. 1 and Lift Station Nos. 1, 3, 4 and 5.

REPORT ON ELECTRICITY CONSUMPTION AND ENERGY EFFICIENCY

Mr. Swanson gave an update on preparation of the report on the District's electricity consumption and energy efficiency measures.

DEEDS, EASEMENTS, PLATS, SURVEYS, AS-BUILT CERTIFICATIONS, APPRAISALS, PHASE I ENVIRONMENTAL ASSESSMENTS, AND CONSENTS TO ENCROACHMENT

The Board reviewed a Special Warranty Deed for the conveyance of Carpenters Landing East Reserve D from the LDW Industrial Retail Partners, LLC ("LDW") to the District.

UPDATE ON BOND APPLICATION NO. 15

Mr. Swanson gave an update on preparation of bond application no. 15. He reported that the amount of the final cost summary is \$8,041,000 and the application was submitted to the TCEQ today.

Following review and discussion, and based on the engineer's recommendation, Director Allen moved to (1) approve the engineer's report; (2) approve Pay Estimate No. 3 to 5J Services in the amount of \$6,187.50 for construction of the lift station and storm water pump station to serve the tract off Wallisville Road east of Carpenters Landing; (3) approve Pay Estimate No. 2 to Texan Municipal in the amount of \$58,662.90 for construction of the generators at Wastewater Treatment Plant No. 1 and Lift Station Nos. 1, 3, 4 and 5; (4) approve Change Order No. 2, resulting in an increase in the amount of \$795.00 to the contract with Texan Municipal, based on the Board's finding that the change order is beneficial to the District; (5) adopt a Resolution Expressing Intent to Reimburse and direct that the Resolution be filed appropriately and retained in the District's official records; and (6) accept and authorize execution of the Special Warranty Deed from LDW. Director Jones seconded the motion, which passed unanimously.

OPERATIONS REPORT

Mr. Browne reviewed the monthly operations report, a copy of which is attached, and reviewed the maintenance and repair items included in the report.

Mr. Browne provided an update on the installation of smart meters in the District. He presented customer correspondence options (the "Correspondence"), copies of which are included in the operations report, to alert District customers regarding the smart meter installation and the related EyeOnWater app. Following review and discussion, the Board directed MDS to distribute the Correspondence to District customers via eblast and post it to the District's website.

Mr. Browne reported on two permit excursions at Wastewater Treatment Plant No. 2 ("WWTP 2") for the month of March 2026.

Mr. Browne presented a report on the cyanide study performed by CDM Smith Inc., a copy of which is attached, and discussed proposed changes to WWTP 2 to mitigate the causes of the cyanide detections.

Mr. Brown reported regarding a theft attempt at a District lift station and noted that MDS will present a proposal to install a security camera at the lift station at a future Board meeting.

After review and discussion, Director Knowles moved to (1) approve the operations report; and (2) authorize MDS to turn over two accounts in the total amount of \$633.14, deemed to be uncollectible, to a collection agency. Director Jones seconded the motion, which passed unanimously.

HEARING REGARDING TERMINATION OF SERVICE

Mr. Browne presented a list of delinquent customers and reported the customers 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 of Directors to explain, contest, or correct their bills and to show why utility services should not be terminated for reason of non-payment. Following review and discussion, Director Knowles 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. The motion was seconded by Director Jones and passed unanimously.

APPROVE RISK AND RESILIENCE RE-ASSESSMENT AND AUTHORIZE FILING OF THE CERTIFICATION OF SAME WITH THE ENVIRONMENTAL PROTECTION AGENCY

Mr. Carpenter reported on certain certification obligations that the District must meet under the America’s Water Infrastructure Act of 2018 (the “Act”). He stated that, pursuant to the Act, the District must certify to the Environmental Protection Agency that its community water system has completed a Risk and Resilience Re-assessment (the “Re-assessment”). Mr. Browne discussed the District’s Re-assessment.

After review and discussion, Director Knowles moved to approve the Risk and Resilience Re-assessment, authorize the filing of certification of the Re-assessment with the Environmental Protection Agency, and direct the Re-assessment to be filed, confidentially, in the District’s official records and the confirmation of certification be filed in the District’s official records. Director Jones seconded the motion, which passed unanimously.

DISTRICT MEETING SCHEDULE

Following discussion, the Board concurred to hold its next meeting on Monday, June 15, 2026 at 6:30 p.m. at ABHR’s offices.

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

(SEAL)



A handwritten signature in blue ink, consisting of several loops and flourishes, positioned above a horizontal line.

Secretary, Board of Directors

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