

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 418
Minutes of Meeting of Board of Directors

April 28, 2026

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 418 (the "District") met in regular session, open to the public, on April 28, 2026, at 1300 Post Oak Boulevard, Suite 2500, Houston, Harris County, Texas, in accordance with the duly posted notice of meeting, and the roll was called of the duly constituted members of said Board of Directors, as follows:

Steven P. Knabe	President
Chris Gilbert	Vice President
Bettina Parr	Secretary
Cathy Cobb	Assistant Secretary
Colby McClary	Assistant Secretary

and all of said persons were present, with the exception of Director Knabe, thus constituting a quorum.

Also present were Miguel Medina of Municipal Accounts & Consulting, L.P. ("MA&C"); Will Gutowsky of BGE, Inc. ("BGE"); Johnnie Thompson of Wheeler & Associates, Inc. ("Wheeler"); Lindsey DeLong of Inframark, LLC ("Inframark"); Dan Kolkhorst of Howard Hughes Holdings, Inc., on behalf of Bridgeland Development, LP ("Developer"); Jenna Craig of Touchstone District Services, LLC ("Touchstone"); Rebecca Marcucci and Dana Hollingsworth of Municipal District Services, LLC ("MDS"); Greg Lentz and Austin Ficken of Masterson Advisors LLC ("Masterson"); and Mitchell G. Page, Cullen Richardson, Chanel Holmes and Peyton McKelvey of Schwartz, Page & Harding, L.L.P. ("SPH").

In the absence of the President, the Vice President called the meeting to order and declared it open for such business as might regularly come before the Board.

PUBLIC COMMENTS

The Board opened the meeting for public comment. There being no members of the public present, the Board continued to the next item of business.

APPROVAL OF MINUTES

The Board considered approval of the draft minutes of its meeting held on March 24, 2026. Following discussion, it was moved by Director Parr, seconded by Director Cobb and unanimously carried, that the minutes of the March 24, 2026, meeting be approved, as presented.

BOOKKEEPER'S REPORT AND QUARTERLY INVESTMENT REPORT

Mr. Medina presented to and reviewed with the Board the Bookkeeper's Report dated April 28, 2026, including disbursements presented for payment, a copy of which is attached hereto as

Exhibit A. He additionally presented the Quarterly Investment Inventory Report for the period ending February 28, 2026, a copy of which is included in the Bookkeeper's Report. Following discussion, it was moved by Director Parr, seconded by Director Cobb and unanimously carried, that (i) the Bookkeeper's Report be approved, as presented, and the disbursements listed therein be approved for payment, and (ii) the Quarterly Investment Inventory Report for the period ending February 28, 2026, be approved, as presented, and the District's Investment Officers be authorized to execute same on behalf of the Board and the District.

REVIEW OF DRAFT BUDGET FOR THE GENERAL OPERATING FUND FOR THE DISTRICT'S FISCAL YEAR ENDING MAY 31, 2027

Mr. Medina next presented to and reviewed with the Board a preliminary draft of the proposed budget for the District's general operating fund for the fiscal year ending May 31, 2027, a copy of which is included in **Exhibit A**. Mr. Page requested that the Board and the District's consultants review and provide any comments on the draft budget so that approval of same can be considered at the next Board meeting.

REVIEW OF DRAFT BUDGETS FOR JOINT WATER PLANT AND JOINT SEWER PLANT ACCOUNTS FOR FISCAL YEAR ENDING MAY 31, 2027

Mr. Medina next presented the proposed joint water plant budget and joint sewer plant budget for the District's fiscal year ending May 31, 2027, copies of which are included in **Exhibit A**. Mr. Medina advised the Board that copies of the proposed budgets have been provided to Harris County Municipal Utility District Nos. 419, 489, 490, 491, 492 and 493 (the "Participants"), as required under that certain Contract for Financing, Operation, and Maintenance of Master Water and Sanitary Sewer Facilities by and among the District and the Participants. He noted that MA&C is still waiting to receive comments from the Participants. Following discussion, the Board concurred to defer any action with respect to the joint water plant and joint sewer plant budgets until next month's meeting to allow additional time to receive comments to same from any Participants.

TAX ASSESSOR-COLLECTOR REPORT

Ms. Thompson presented to and reviewed with the Board the Tax Assessor Collector Monthly Report as of March 31, 2026, a copy of which is attached hereto as **Exhibit B**. Following discussion, Director Parr moved that the Tax Assessor Collector Monthly Report be approved, as presented, and the disbursements listed therein be approved for payment. Director Cobb seconded said motion, which unanimously carried.

RESOLUTION REQUESTING APPRAISAL OF PROPERTY AS OF APRIL 15, 2026

Mr. Page next advised the Board that the District's financial advisor has requested that the Board adopt a Resolution Requesting Appraisal of Property as of April 15, 2026, from the Harris Central Appraisal District. Following discussion, Director Parr moved that the Resolution Requesting Appraisal of District Property, a copy of which is attached hereto as **Exhibit C**, be approved. Director Cobb seconded said motion, which unanimously carried.

RESOLUTION AUTHORIZING ADDITIONAL PENALTY ON DELINQUENT REAL PROPERTY TAXES

The Board next considered the adoption of a Resolution Authorizing an Additional Penalty on Delinquent Real Property Taxes. Mr. Page advised that the Board is authorized to impose, under certain conditions on July 1, an additional penalty not to exceed twenty percent (20%) of the total taxes, penalty and interest due the District on real property taxes that remain delinquent as of July 1 of the year in which they become delinquent. After discussion, it was moved by Director Parr, seconded by Director Cobb and unanimously carried, that the Resolution Authorizing an Additional Penalty on Delinquent Real Property Taxes, attached hereto as **Exhibit D**, be adopted by the Board, and that Perdue, Brandon, Fielder, Collins & Mott, L.L.P. ("Perdue Brandon"), delinquent tax attorneys for the District, be authorized to proceed with the collection of real property taxes delinquent as of July 1, 2026.

DELINQUENT TAX COLLECTIONS REPORT

The Board deferred consideration of a Delinquent Tax Report, as it was noted that none was received nor is due at this time from Perdue Brandon, delinquent tax attorneys for the District.

OPERATOR'S REPORT

Ms. Marcucci presented to and reviewed with the Board the Operations Report dated April 28, 2026, a copy of which is attached hereto as **Exhibit E**, and reported on the status of repairs and replacements made to the District's facilities.

Ms. Marcucci then requested that the Board consider authorizing MDS to assist BGE with performing an Inflow and Infiltration (I&I) Study of the District's collection system, including all lift stations, in order to determine if any issues exist, and if so, the approximate location of said issue(s).

Ms. Marcucci next presented to and reviewed with the Board a proposal prepared by CFI Services, Inc. ("CFI") for the installation of an automatic chlorine feed unit at Water Plant No. 1, a copy of which is included in the Operations Report. Ms. Marcucci noted the total cost for such work in the amount of \$5,323.00.

Ms. Marcucci next presented to and reviewed with the Board a proposal prepared by CFI for the installation of a manual back-up chlorine feed unit at Water Plant No. 1, a copy of which is included in the Operations Report. Ms. Marcucci noted the total cost for such work in the amount of \$2,351.40.

Ms. Marcucci next presented to and reviewed with the Board a proposal prepared by CFI for the installation of a manual chemical feed system to serve Water Well No. 1 at Water Plant No. 1, a copy of which is included in the Operations Report. Ms. Marcucci noted the total cost for such work in the amount of \$1,515.40.

Ms. Marcucci next presented to and reviewed with the Board a proposal prepared by CFI for the installation of a manual chemical supply line to serve Water Well No. 2 at Water Plant No.

1, and the removal of the existing equipment, a copy of which is included in the Operations Report. Ms. Marcucci noted the total cost for such work in the amount of \$5,320.00.

Ms. Marcucci next presented to and reviewed with the Board a proposal prepared by Neil Technical Services LLC ("NTS") for the replacement of Lift Pump No. 1 at Lift Station No. 3, a copy of which is included in the Operations Report. Ms. Marcucci noted the total cost for such work in the amount of \$9,896.00.

Ms. Marcucci next presented to and reviewed with the Board a draft of the proposed 2025 Consumer Confidence Report ("CCR") for the District, a copy of which is included in **Exhibit E**.

Following discussion, it was moved by Director Parr, seconded by Director Cobb and unanimously carried, that the Operations Report and the action items listed therein be approved and authorized, as appropriate, including (i) the Inflow and Infiltration (I&I) Study of the District's collection system, (ii) the proposal for the installation of an automatic chlorine feed unit at Water Plant No. 1 in the amount of \$5,323.00, (iii) the proposal for the installation of a manual back-up chlorine feed unit at Water Plant No. 1 in the amount of \$2,351.40, (iv) the proposal for the installation of a manual chemical feed system to serve Water Well No. 1 at Water Plant No. 1 in the amount of \$1,515.40, (v) the proposal for the installation of a manual chemical supply line to serve Water Well No. 2 at Water Plant No. 1, and the removal of the existing equipment, in the amount of \$5,320.00, (vi) the proposal for the replacement of Lift Pump No. 1 at Lift Station No. 3 in the amount of \$9,896.00, and (vii) the draft of the District's CCR for 2025, subject to review and final approval by SPH, and the distribution of the final CCR to all customers of the District by including a link to same in customer water bills prior to the July 1, 2026, deadline.

ANNUAL REPORT REGARDING THE DISTRICT'S IDENTITY THEFT PREVENTION PROGRAM

The Board next considered review of the District's Identity Theft Prevention Program (the "Program"). In connection therewith, Ms. DeLong presented Inframark's annual report, a copy of which is included in **Exhibit E**, and advised the Board regarding the District's experience with identity theft during the prior year, current identity theft prevention methods, the types of accounts maintained by the District and the District's business arrangements with other entities. Ms. DeLong recommended that no changes be made to the District's Program at this time. Following discussion, it was moved by Director Parr, seconded by Director Cobb and unanimously carried, that the Board formally acknowledge the District's receipt of the annual report on the Program.

NATIONAL PRIMARY DRINKING WATER REGULATION CONCERNING PFAS

Mr. Page next reviewed with the Board the initial monitoring requirements of the Environmental Protection Agency's final National Primary Drinking Water Regulation ("NPDWR") for per and polyfluoroalkyl substances ("PFAS"), as contained in the memorandum attached hereto as **Exhibit F**. Mr. Page advised the Board that the NPDWR establishes maximum contaminant levels ("MCLs") for six categories of the twenty-nine PFAS chemicals that may be found in public water systems, as well as an initial testing schedule for those categories that must be followed by certain districts. Mr. Page further advised that the applicability of the NPDWR to the District will depend, in part, on a review of the sources and disinfection treatments for the

District's water supply. For example, districts which receive treated water from another water system through an interconnect for distribution without further treatment, except any treatment necessary to maintain water quality within the receiving district's distribution system, are not required to monitor that water under the NPDWR. Mr. Page noted that, for applicable districts, initial water supply monitoring is required to be completed by April 26, 2027. He further noted that, depending on initial monitoring results, further monitoring will be established and a solution may be required to reduce PFAS levels for these six categories below the MCLs by April 26, 2029. Ms. Marcucci confirmed that the District is subject to the NPDWR's requirements, and that MDS has implemented an initial monitoring schedule which complies with the NPDWR's timeline. Following discussion, the Board concurred that MDS proceed with the initial monitoring schedule to commence no later than July 31, 2026.

ENGINEER'S REPORT

Mr. Gutowsky presented to and reviewed with the Board the Engineer's Report dated April 28, 2026, a copy of which is attached hereto as **Exhibit G**, including the pay estimates, change orders and deduct change order listed therein. In connection therewith, Mr. Gutowsky requested the Board's concurrence in the award of contract for the construction of Water Well No. 10 to Weisinger Incorporated in the amount \$4,811,700.00. Following discussion, it was moved by Director Parr, seconded by Director Cobb and unanimously carried, that the Engineer's Report and the action items listed therein be approved.

Mr. Gutowsky advised the Board that he is expecting to receive a request from Prologis, L.P. ("Prologis") for an encroachment agreement with the District in the very near future, and requested the Board's advanced approval of same in order to avoid any delays in Prologis' construction plans. Following discussion, it was moved by Director Parr, seconded by Director Cobb and unanimously carried, that the encroachment agreement between the District and Prologis be approved, subject to the preparation of same by SPH.

CAPITAL IMPROVEMENT PLAN

Mr. Gutowsky advised that he had nothing new to report to the Board in connection with the District's Capital Improvement Plan at this time.

STORM WATER POLLUTION PREVENTION AND STORM WATER QUALITY MANAGEMENT

Mr. Page advised that he had nothing new to report to the Board with respect to this matter at this time.

BRIDGELAND WATER AGENCY (THE "AGENCY")

The Board next considered the status of matters related to the Agency. In connection therewith, Mr. Page provided the Board with a brief update on Agency matters, including the status of the Agency's scheduling of the 2026 hazardous waste collection and electronics recycling event, which has been tentatively scheduled for October 24, 2026. Mr. Page additionally advised the Board that the Agency is planning to host an educational safety event in the Bridgeland community

for resident children regarding micromobility devices. He noted that the Agency is coordinating with the Harris County Constables, Precinct 5, on said event. Following discussion, it was noted that no action was required by the Board in connection with Agency matters at this time.

WEBSITE UPDATES

Ms. Craig next presented to and reviewed with the Board a Monthly Communications Report dated April 28, 2026, as prepared by Touchstone, a copy of which is attached hereto as **Exhibit H**. Following review and discussion, it was noted that no action was required by the Board in connection with the Monthly Communications Report.

Mr. Page then reminded the Board of the District's existing Service Agreement with Off Cinco, LLC ("Off Cinco"), dated August 24, 2021, which provided for the administration of a landing page with links to the Participants' individual websites. In connection therewith, Mr. Page requested that the Board authorize SPH to deliver a notice of termination of said Service Agreement to Off Cinco following today's meeting, with such termination to take effect as of May 31, 2026. A copy of the proposed termination letter is included in **Exhibit H**. Following discussion, it was moved by Director Parr, seconded by Director Cobb and unanimously carried, that SPH be authorized to deliver the notice of termination to Off Cinco, as discussed, and that the Vice President be authorized to execute same on behalf of the Board and the District.

DEVELOPER'S REPORT

Mr. Kolkhorst presented to and reviewed with the Board the home inventory report through March 2026, as prepared by the Developer, a copy of which is attached hereto as **Exhibit I**. Following discussion, it was noted that no action was required by the Board in connection with this matter.

ANNEXATIONS

The Board next considered the status of the Developer's request for the annexation of 82.90 acres adjacent to the boundary of the District. In connection therewith, Mr. Page advised the Board that SPH is awaiting receipt of the West Harris County Regional Water Authority's consent letter. No action was required by the Board in connection with this matter at this time.

ATTORNEY'S REPORT

The Board next considered the Attorney's Report. In connection therewith, Mr. Page advised the Board that the location previously designated by the Board for the posting of notices of meetings in the District is no longer viable due to heavy construction activity in the area. He further advised that the Board will need to designate a new location within the District's boundaries for the posting of notices of meetings. Following discussion, it was moved by Director Parr, seconded by Director Cobb and unanimously carried, that 20840 House Hahl Road, Cypress, Texas 77433, be designated as the new location for posting notices of meetings in the District, and that the Resolution Designating Location in District for Posting Notices of Meetings, attached hereto as **Exhibit J**, be approved in connection therewith.

MATTERS FOR PLACEMENT ON FUTURE AGENDAS

The Board considered items for placement on future agendas. No other specific agenda items other than routine and ongoing matters, or those discussed above, were requested.

ADJOURNMENT

There being no further business to come before the Board, on motion made by Director Parr, seconded by Director Cobb and unanimously carried, the meeting was adjourned.



Bethina Parr
Secretary

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 418

LIST OF ATTACHMENTS TO MINUTES

April 28, 2026

Exhibit A –	Bookkeeper's Report
Exhibit B –	Tax Assessor-Collector Monthly Report
Exhibit C –	Resolution Requesting Appraisal of District Property
Exhibit D –	Resolution Authorizing an Additional Penalty on Delinquent Real Property Taxes
Exhibit E –	Operations Report
Exhibit F –	Memorandum regarding National Primary Drinking Water Regulation for PFAS
Exhibit G –	Engineer's Report
Exhibit H –	Monthly Communications Report; Notice of Termination (Off Cinco, LLC)
Exhibit I –	Home Inventory Report through March 2026
Exhibit J –	Resolution Designating Location in District for Posting Notices of Meetings