MINUTES
EMERALD FOREST UTILITY DISTRICT

September 23, 2025

The Board of Directors (the "Board") of Emerald Forest Utility District (the "District") met in special session, open to the public, on the 23rd day of September, 2025, at the offices of Regional Water Corporation, 13300 Schroeder Drive, Houston, TX 77070, outside the boundaries of the District, and the roll was called of the members of the Board:

DeWayne High	President
Bobby G. Dillard	Vice President
William B. Schmidt	Secretary
Donald F. Brooks	Asst. Vice President
Robert M. Kimball	Assistant Secretary

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

Also present at the meeting were Sergeant William Greer of the Harris County Sheriff's Office; Erik Spencer of Vogler & Spencer Engineering, Inc. ("VSE"); Lonnie Lee and Scott Barr of Regional Water Corporation ("RWC"); Wesley Walker of Andrew Myers via video conference; and Katie Sherborne and Jessica Richardson of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENTS

There were no members of the public who wished to address the Board.

SECURITY MATTERS

Sergeant Greer updated regarding security patrol matters in District.

Discussion ensued regarding the District's Interlocal Agreement for Law Enforcement Services (the "Interlocal Agreement") with Harris County (the "County"). Sergeant Greer reported that he anticipates that the County will increase its 2026-2027 contracts by approximately 24% followed by an estimated 8% increase for the 2027-2028 period. Discussion regarding options for potentially offsetting the anticipated expense. Following discussion, the Board concurred to request the District's financial advisor, Masterson Advisors LLC, to prepare an analysis of financial impact on the District, based on the anticipated increase to the County's Interlocal Agreement rates.

ENGINEERING MATTERS

FEASIBILITY STUDIES, PLAN REVIEWS, AND SERVICE REQUESTS

Mr. Walker addressed the Board on behalf of his client, Joe Vaquera of Mechanical 360 located at 9940 FM 1960, regarding the request to connect to the District's water and sewer system. He stated that Mr. Vaquera is requesting a payment plan for the fees to connect to the District's system. Ms. Sherborne noted that the Board would only be able to enter into a payment plan for the tap fees associated with the connection. Mr. Spencer noted that the tap fees for the project are estimated at $29,401.00. Discussion ensued regarding protecting the District from a loss if Mechanical 360 were to sell the property and Ms. Sherborne noted that the District could enter into a Promissory Note and Deed of Trust for the property, which would impose a lien on the property if sold.

Following review and discussion, the Board determined to approve a 36-month payment plan for the tap fees associated with the connection to the District's water and sewer system and to authorize ABHR to prepare Promissory Note and Deed of Trust once agreed to by Mr. Vaquera.

The Board discussed the 21-acre tract proposed to be purchased by QuikTrip. Mr. Spencer reviewed with the Board the location and possible layout of the proposed extension and stated that VSE will continue working with the representatives of QuikTrip regarding preparation of a cost estimate for the sanitary sewer extension for the property.

OPERATIONS REPORT, INCLUDING CUSTOMER CORRESPONDENCE

Mr. Lee updated the Board on the status of the bacteriological testing and monitoring required by the Texas Commission on Environmental Quality as part of the conditional approval for the water well exception request.

Mr. Lee reported updated the Board on upgrades to the digesters lift station repairs at the District's wastewater treatment plant.

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

(SEAL) EMERALD FOREST UTILITY DISTRICT

W B Schmitz

Secretary, Board of Directors

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LIST OF ATTACHMENTS TO MINUTES

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None.