MINUTES
EMERALD FOREST UTILITY DISTRICT

July 9, 2026

The Board of Directors (the "Board") of Emerald Forest Utility District (the "District") met in regular session, open to the public, on the 9th day of July, 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:

DeWayne High	President
Bobby G. Dillard	Vice President
William B. Schmidt	Secretary
Bobby Shepherd	Director
Robert M. Kimball	Assistant Secretary

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

Also present at the meeting either in person or via teleconference were Sergeant William Greer of the Harris County Sheriff's Office; Brandon West of Touchstone District Services; Luly Stripling of District Data Services, Inc.; Erik Spencer of Vogler & Spencer Engineering, Inc. ("VSE"); Scott Barr of Regional Water Corporation ("RWC"); Debbie Arellano of Bob Leared Interests ("Bob Leared"); Jared Welsh of Masterson Advisors LLC ("Masterson"); Katie Sherborne and Jessica Richardson of Allen Boone Humphries Robinson LLP ("ABHR"); and Paula Berry and Richard Cholakian, District homeowners.

ENGINEERING MATTERS

The Board opened discussion of the engineering report regarding bond application matters.

AUTHORIZE PREPARATION OF BOND APPLICATION

Mr. Welsch presented and reviewed a Capital Improvement and Maintenance Plan as well as a Pro-Forma Cash Flow Analysis reflecting future debt service projections, copies of which are attached. Mr. Welsch discussed the possibility of issuing bonds in 2027 and 3031 to fund planned capital improvements. Following review and discussion, Director Dillard moved to authorize VSE to begin preparation of a bond application for 2027 capital improvement projects. Director Schmidt seconded the motion, which passed unanimously.

PUBLIC COMMENTS

The Board opened the meeting for public comments. Mr. Cholakian addressed the Board regarding the storm sewer drainage issues in the Cypress Glen community. Mr. Spencer reported on initial discussions with Harris County (the "County") regarding improvements to the drainage. He noted that the County has requested additional information regarding the potential impact of any improvements. Discussion ensued regarding ownership of the drainage facilities and possible improvements. Following discussion, the Board determined to take no further action.

APPROVE MINUTES

The Board considered approving the minutes of the June 11, 2026, regular meeting. After review and discussion, Dillard moved to approve the minutes of the June 11, 2026, regular meeting. Director Schmidt seconded the motion, which passed unanimously.

WEBSITE AND COMMUNICATION MATTERS

Mr. West presented and reviewed the website and communication report, a copy of which is attached. Discussion ensued regarding updates to the District website.

GARBAGE COLLECTION MATTERS

There was no discussion regarding garbage collection matters.

SECURITY MATTERS

The Board reviewed the monthly activity report from Harris County Sheriff's Office, a copy of which is attached.

TAX ASSESSMENT AND COLLECTION MATTERS

Ms. Arellano presented the monthly tax report, including the delinquent tax roll and a list of the top delinquent account holders, copies of which is attached. She stated that 97.72% of the District's 2025 taxes were collected as of June 30, 2026. After discussion, Director Dillard moved to approve the tax report and payment of the tax bills. Director Shepherd seconded the motion, which passed unanimously.

DISCUSS ASSOCIATION OF WATER BOARD DIRECTORS SUMMER CONFERENCE, APPROVE REIMBURSEMENT OF ELIGIBLE EXPENSES, AND AUTHORIZE ATTENDANCE AT WINTER CONFERENCE

The Board discussed the Association of Water Board Directors ("AWBD") summer conference and considered approval of the eligible expenses for those directors who attended, subject to the receipts being in compliance with the District's Travel

Reimbursement Guidelines. The Board also considered authorizing attendance at the AWBD winter conference in Austin, Texas from January 22-23, 2027. Following discussion, Director Schmidt moved to approve the reimbursement of eligible expenses for Directors who attended the AWBD summer conference and to authorize attendance at the AWBD winter conference. Director Dillard seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Stripling presented and reviewed the bookkeeper's report, including the District's investments, the budget comparison, the bills submitted payment, and the quarterly investment report. She noted check no. 6162 in the amount of $78,868.00 to Arthur J. Gallagher for insurance and check no. 6163 Amar Contractors, LLC, in the amount of $2,279.60, which she stated were not reflected in the report. After review and discussion, Director Schmidt moved to approve the bookkeeper's report and payment of the bills as presented. Director Dillard seconded the motion, which passed unanimously. A copy of the bookkeeper's report is attached.

UPDATE ON OUT-OF-DISTRICT SERVICE AGREEMENT PAYMENTS, INCLUDING CONSIDER TERMINATION OF WATER AND SEWER SERVICE FOR DELINQUENT CUSTOMERS, IF NECESSARY

The Board discussed the status of payments owed to the District from Out-of-District customers. Ms. Stripling reported that a delinquent statement has been sent to NF Conglomerate reflecting the outstanding balance and applicable penalties and interest.

DETENTION POND MAINTENANCE MATTERS

Mr. Barr reported that the Harris County Flood Control District has not re-graded the bottom of the Schroeder Oaks detention pond or removed the tree stumps that have been left in the pond basin.

OPERATION OF DISTRICT FACILITIES

Mr. Barr presented the operations report from RWC, a copy of which is attached. He stated that water accountability for the prior billing cycle was 89.4%, noting that RWC is looking into the smart meter multiplier being used to calculate accountability.

Mr. Barr reported on routine maintenance and repair items performed in the District, including the status of the District's semi-annual fire hydrant repairs and the District's valve survey repairs. Mr. Barr stated that blower no. 4 at the wastewater treatment plant failed and needed to be pulled for repair. He presented a quote for repair from NTS in the amount of $33,761.00. Mr. Barr also reported that the air relief valve at 9306 FM 1960 needs to be replaced at a cost of $2,300.00.

Mr. Barr discussed monthly flushing of the District's lines and the Board directed RWC to coordinate with Touchstone to send notifications to District residents before any flushing of the lines.

After review and discussion, Director Schmidt moved to: (1) approve the operator's report; (2) approve the proposal from NTS in the amount of $33,761.00; and (3) authorize replacement of the air relief valve at a cost of $2,300.00. Director Dillard seconded the motion, which passed unanimously.

HEARING REGARDING TERMINATION OF WATER AND SEWER SERVICE

The Board conducted a hearing on the termination of water and sewer service to delinquent accounts. Mr. Barr stated that the residents on the list were delinquent in payment of their water and sewer bills and had been given written notification prior to the meeting of the opportunity to appear before the Board to explain, contest, or correct the utility service bills and to show reason for nonpayment, all in accordance with the District's Rate Order. After discussion, Director Schmidt moved that, because the customers on the list were neither present at the meeting nor had presented any written statement on the matter, water and sewer service for accounts totaling $10 or more would be terminated the following week in accordance with the District's Rate Order, except (i) accounts in compliance with payment agreements, and (ii) commercial accounts, which are to be contacted first by RWC and then terminated the following Tuesday if payment has not been received, subject to confirmation that the date of the Board meeting included in the delinquent notice was correct. Director Dillard seconded the motion, which passed unanimously.

ENGINEERING MATTERS (CONTINUED)

Mr. Spencer presented and reviewed the engineer's report, a copy of which is attached.

FEASIBILITY STUDIES, PLAN REVIEWS, AND SERVICE REQUESTS

Mr. Spencer updated the Board on the status of the pending plan reviews and service requests, as reflected in his report, noting that VSE is reviewing the County's plans regarding the proposed relocation of the District's water line and force main along Cypress North Houston,

SANITARY SEWER EXTENSION TO SERVE 21-ACRE TRACT

Mr. Spencer stated he had nothing new to report regarding the QuikTrip gas station and Bubble Bath car wash proposed to be developed on a 21-acre tract located at the intersection of Mills Road and F.M. 1960.

STORM SEWER ANALYSIS OF CYPRESS GLEN COMMUNITY

There was no additional discussion regarding this matter.

GENERATOR REPLACEMENT PROJECT FOR WASTEWATER TREATMENT PLANT, WATER PLANT NO. 3, AND GREEN CREEK LIFT STATION

Mr. Spencer updated the Board on the generator replacement project for the wastewater treatment plant, water plant no. 3, and Green Creek lift station, noting that VSE is awaiting construction of the service line by CenterPoint Energy.

SANITARY SEWER CLEANING AND TELEVISING OF TURTLE LAKES SECTIONS 1 AND 2 AND TURTLE HILL VILLAGE

Mr. Spencer updated the Board on the status of the Turtle Lakes Sections 1 & 2 and Turtle Hill Village project.

LINNFIELD DETENTION POND REHABILITATION

Mr. Spencer updated the Board on the Linnfield detention pond rehabilitation project. He presented and recommended payment of Pay Application No. 4 in the amount of $92,693.44 payable to Silt Solutions, Inc. ("Silt Solutions"). Mr. Spencer reported that Silt Solutions installed St. Augustine grass at the project instead of Bermuda grass and the Board discussed maintenance of the grass. Following review and discussion, Director Dillard moved to approve Pay Application No. 4 in the amount of $92,693.44 and to direct VSE to obtain a proposal for adding the Linnfield detention pond to the District's overseeding schedule. Director Schmidt seconded the motion, which passed unanimously.

LIFT STATION NO. 2

Mr. Spencer updated the Board on lift station no. 2 project. He presented for acceptance one 0.0088-acre access easement and a 0.0175-acre sanitary sewer easement to the District from Cy Fair Improvement District. Following review and discussion, Director Dillard moved to accept the 0.0088-acre access easement and a 0.0175-acre sanitary sewer easement. Director Schmidt seconded the motion, which passed unanimously.

SCHROEDER OAKS LIFT STATION NO. 3 FENCING

Mr. Spencer reported that VSE continues to review additional options for construction of Lift Station No. 3 fencing due to the location of the electrical lines. Mr. Spencer updated the Board on discussions with the Schroeder Oaks Village Homeowners Association's ("Schroeder Oaks HOA") property and discussed the possibility of swapping certain District property for the Schroeder Oaks HOA property adjacent to the Lift Station No. 3 site.

UPDATE REGARDING EXCEPTION REQUESTS FROM TCEQ AND COMPLIANCE WITH ENFORCEMENT ORDER

Mr. Barr reported that the Texas Commission on Environmental Quality has granted the District's water well exception request but will require that the District continue monthly monitoring of water well no. 2.

FIVE-YEAR CAPITAL IMPROVEMENT PLAN

Mr. Spencer reviewed updates to the District's five-year Capital Improvement Plan

Mr. Spencer discussed potential District interconnect options and requested authorization to apply to the Texas Water Development Board ("TWDB") for grant funding for the projects. Following review and discussion, Director Dillard Nelson moved to: (1) authorize the VSE to submit the application to the TWDB; and (2) authorize execution of applicable submission documents for the same. Director Schmidt seconded the motion, which passed unanimously.

Next, Mr. Spencer requested authorization for VSE to begin design of the air header and blower replacement project as well as design of the lift station no. 3 and lift station no. 4 recoating project. Following review and discussion, Director Dillard moved to authorize VSE to move forward with engineering of the air header and blower replacement project and the lift station no. 3 and lift station no. 4 recoating project. Director Schmidt seconded the motion, which passed unanimously.

DEEDS, EASEMENTS, AND/OR CONSENTS TO ENCROACHMENT

There was no discussion on this agenda item.

ANNEXATION AGREEMENT

There was no discussion on this agenda item.

OTHER ENGINEERING MATTERS

There was no additional discussion regarding engineering matters.

ATTORNEY'S REPORT

Ms. Sherborne reported that the District has not received any additional correspondence from the North Harris County Regional Water Authority regarding the possibility of the District selling its Series B Groundwater Credits.

RENEWAL OF DISTRICT'S INSURANCE POLICIES

The Board reviewed an insurance renewal proposal from Waterworks Insurance Network ("W.I.N.") on behalf of Arthur J. Gallagher Co. After review and discussion, Director Dillard moved to accept the W.I.N. proposal for renewal of the District's insurance policies and direct that the proposal be filed appropriately and retained in the District's official records. Director Shepherd seconded the motion, which passed unanimously.

DISCUSS MEETING SCHEDULE

The Board discussed its meeting schedule and concurred to not hold a special meeting in the month of July and to next meet on August 13, 2026.

ACCEPT RESIGNATION OF DIRECTOR DILLARD

Director Dillard tendered his resignation.

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

Secretary, Board of Directors

(SEAL)

LIST OF ATTACHMENTS TO MINUTES