

MINUTES OF MEETING  
OF THE  
BOARD OF DIRECTORS

THE STATE OF TEXAS §

COUNTY OF WILLIAMSON §

ROUND ROCK MUNICIPAL UTILITY DISTRICT NO. 1 §

The Board of Directors ("Board of Directors" or "Board") of Round Rock Municipal Utility District No. 1 (sometimes referred to herein as the "District") met in special session, open to the public, on August 12, 2021, by video conference to mitigate the spread of COVID-19 pursuant to the guidance provided by the Office of the Attorney General of the State of Texas, and the roll was called of the members of the Board, to-wit::

Mitchell Schwartz	President
William James Mosley	Vice President
Dwain K. Halm	Secretary
Tim B. Agee	Treasurer/Asst. Secretary
Moses Kim	Asst. Secretary

All members of the Board were present at the commencement of the meeting. All directors present at the time votes were taken voted on all items that came before the Board. Also present were Scott Eidman, attorney, and Vicki Hahn, paralegal with Winstead PC ("Winstead"), attorneys for the District; Kristi Hester and Ronja Keyes of Inframark, the potential General Manager of the District, Justin Taack of Bott & Douthitt, PLLC, bookkeeper for the District; Andre Ayala with Hilltop Securities, Inc., the Financial Advisor for the District, and Ronnie Moore of Carlson, Brigrance & Doering, Inc. ("CB&D"), engineers for the District.

The meeting was called to order, and evidence was presented that public notice of such meeting had been given as required by law.

1. The Board called for public communications and comments however, none being heard, the Board moved on to the next item of business.

2. The Board confirmed receipt of the Minutes from the July 12, 2021 special Board meeting and upon motion by Director Halm, seconded by Director Moses, said minutes were unanimously approved.

3. The Board acknowledged receipt from the Williamson Central Appraisal District of the District's certified tax rolls for 2021.

4. Andre Ayala with Hilltop Securities Inc., the District's financial advisor, was recognized and reviewed his tax rate recommendations for 2021. He noted that he was recommending the District maintain its total tax rate for 2021 at the same rate of \$0.68/\$100

valuation with the 2020 tax rates being split into a \$0.40/\$100 for the operations and maintenance tax rate and a \$0.50/\$100 for debt service.

5. Justin Taack with Bott & Douthitt, presented the proposed Budget for 2021. He noted that he discussed the proposed Budget with Patrick Murphy at KB Home Lone Star, Inc. and they both agree with Andre Ayala's recommendation of a \$.068 tax rate. Ms. Hester noted that approximately \$10,000 should be added to the proposed Budget for erosion control, sidewalk and street repairs. Mr. Taack stated that he would add the \$10,000 to the Budget but even with that addition, the District will still have a net of \$4,000.

6. Following the discussion of the Tax Rate Study and review and consideration of such matters, upon motion by Director Schwartz, seconded by Director Halm and unanimously carried, the Board approved the Water District Notice of Public Hearing on Tax Rate and authorized the required publication and posting of such Notice and related tax rate data.

7. With regard to a report from the developer, there were no updates.

8. Mr. Ronnie Moore presented his engineering report. He noted that he has the following invoices that need approval:

(a) Salerno Phase 1 – Streets, Storm Drainage, Water, Detention Pond, Wastewater, Landscaping, Erosion Control, Lot Grading, Gas and Electric Improvements, we have the following:

Payment Request No. 19 - \$ 118,432.35

Payment Request No. 20 - \$ 501,378.55

Payment Request No. 21 - \$ 414,831.10

(b) Salerno Phase 2 – Streets, Storm Drainage, Water, Detention Pond, Wastewater, Landscaping, Erosion Control, Lot Grading, Gas and Electric Improvements, we have the following:

Payment Request No. 1 - \$ 30,330.00

(c) Salerno Phase 3 – Streets, Storm Drainage, Water, Detention Pond, Wastewater, Landscaping, Erosion Control, Lot Grading, Gas and Electric Improvements, we have the following:

Payment Request No. 1 - \$ 283,631.85

(d) Salerno Phase 4 – Streets, Storm Drainage, Water, Detention Pond, Wastewater, Landscaping, Erosion Control, Lot Grading, Gas and Electric Improvements, we have the following:

Payment Request No. 1 - \$ 34,200.00

Mr. Moore recommends approval of the above Payment Requests. Upon motion by Director Schwartz, seconded by Director Halm and unanimously carried, the Board approved Payment Requests Nos. 19, 20 and 21 for Salerno Phase 1 and Payment Requests No. 1 for Salerno Phases 2, 3 and 4.

9. With regard to the Jonah Water Special Utility District and the City of Round Rock customer billing arrangements, there were no updates.

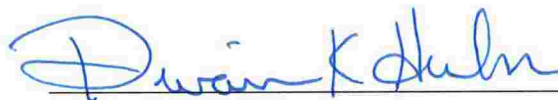
10. The Board reviewed and confirmed the annual renewal of insurance and bonds for the Directors et al.

11. Justin Taack with Bott & Douthitt gave his accounting report dated August 12, 2021. He stated that all he needs is approval to pay: (i) the director fees for attending the last Board Meeting; and (ii) Bott & Douthitt's fees. Upon motion by Director Schwartz, seconded by Director Halm and unanimously carried, the Board approved the bookkeeping report and items (i) and (ii) above.

12. The board determined that the next meeting date for the board will be September 9, 2021 at 8:00 a.m.

There being no further business to conduct, Director Mosley moved that the meeting be adjourned, which motion was seconded by Director Halm, and unanimously approved, and the Board adjourned until the next scheduled meeting date.

APPROVED AND ADOPTED on September 9, 2021.



Dwain K. Halm, Secretary

Board of Directors

Round Rock Municipal Utility District No. 1

