

**MINUTES OF THE MEETING  
OF THE BOARD OF DIRECTORS**

THE STATE OF TEXAS §

COUNTIES OF DENTON AND WISE §

NORTH FORT WORTH WATER CONTROL AND IMPROVEMENT §  
DISTRICT NO. 1 DENTON AND WISE COUNTIES

The Board of Directors (the “Board”) of North Fort Worth Water Control and Improvement District No. 1 of Denton and Wise Counties (the “District”) met in regular session, open to the public, at 2728 N. Harwood Street, Suite 500, Dallas, Texas, on March 9, 2023, and the roll was called of the members of the Board to-wit:

J.D. Walker	President
Donald Lucky	Vice President
Charles Garretson	Secretary
Steve Babcock	Assistant Secretary
Thomas Thye	Assistant Secretary

All members of the Board were present at the commencement of the meeting with the exception of Director Garretson, thus constituting a quorum. Also present were Ms. Sarah Landiak, attorney, and Ms. Amy Bieber, paralegal, each of Winstead PC; Ms. Brandi Galindo and Mr. Daniel Rawls and Mr. Ishmael Machoka of LJA Engineering, Inc. (“Engineer”). Mr. Michael Poole of Lennar Homes joined the meeting by telephone.

The meeting was called to order at 12:00 p.m.

1. The Board called for public communications or comments. Hearing none, the Board closed the public comment session of the meeting.

2. The Board next reviewed the Minutes from February 9, 2023, Board of Directors meeting. Following a discussion, and upon motion by Director Garretson, seconded by Director Thye and unanimously carried, the Board approved the Minutes as presented.

3. The Board next recognized Mr. Poole, who updated the Board with regard to development within the District. Mr. Poole reported that the Lennar home construction team is preparing to begin construction of homes in Shale Creek Phase 3A, Phase 3B utilities will be underway shortly with a target completion date for the phase in early 2024, and that Phase 4 is still planned for completion in late summer or early fall of 2024. Following a discussion, Director Walker moved that the Board approve the Developer’s report as presented. Director Thye seconded said motion, which carried unanimously.

4. The Board next recognized Mr. Rawls, who presented to and reviewed with the Board an engineering reported dated March 9, 2023, a copy of which is attached hereto as Exhibit “A”. Mr. Rawls updated the Board with regard to engineering and development matters within the District, reporting that the City of Fort Worth and Aqua Texas, Inc. have given their

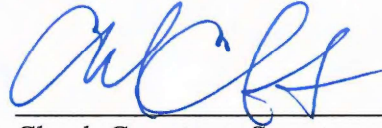
final acceptance of all facilities in Shale Creek Phase 3A. Mr. Rawls recommended that the Board give final approval for Phase 3A at this time as well. Following a discussion, Director Walker moved that the Board (i) approve final acceptance of Shale Creek Phase 3A as recommended by the District's Engineer; and (ii) approve the Engineer's report as presented. Director Garretson seconded said motion, which carried unanimously.

5. The Board next recognized Ms. Galindo, who presented to and reviewed with the Board copies of a Bookkeeping Report dated March 9, 2023, a copy of which is attached hereto as Exhibit "B". Following a discussion, Director Thye moved that the Board (i) approve the bookkeeping report; (ii) authorize the payment of bills as listed thereon, and (iii) approve the investment of funds as recommended by the District's Bookkeeper. Director Garretson seconded said motion, which carried unanimously.

There being no further business to conduct, and upon motion by Director Garretson, seconded by Director Thye and unanimously carried, the Board adjourned at 12:06 p.m. until further call.

*[Signature Page Follows]*

APPROVED AND ADOPTED this 11<sup>th</sup> day of May, 2023.



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Chuck Garretson, Secretary, Board of Directors  
North Fort Worth Water Control & Improvement  
District No. 1 of Denton and Wise Counties

