

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 (the "**Board**" or the "**Board of Directors**") of Round Rock Municipal Utility District No. 1 ("**District**") met in special session, open to the public, at KB Homes Office, 10800 Pecan Park, Suite 200, Austin, Texas 78750, a designated office of the District, on December 13, 2023 at 8:00 a.m., 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 Matt McPhail and Ujaala Rashid-Ferraro, attorneys, and Vicki Hahn, paralegal, with Winstead PC, General Counsel and Bond Counsel for the District, Ronnie Moore of Carlson, Brigrance & Doering, Inc. ("**CB&D**"), engineer for the District, Justin Taack from Bott & Douthitt, the District's bookkeepers, Makenzi Scales, with Inframark, the District's General Manager, Ashlee Martin with McCall Gibson Swedlund Barfoot PLLC, the District's auditor and Pat Murphy with KB Home Lone Star, Inc., the developer of the District.

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

2. Meeting Minutes: The Board confirmed receipt of the Minutes from the November 16, 2023 special Board meeting and upon motion by Director Halm seconded by Director Mosley, said minutes were unanimously approved.

3. Series 2023 Road Bond Agreed Upon Procedures Report ("AUP Report"): Ms. Martin with McCall Gibson, et al. presented the AUP Report for the Series 2023 Road Bond for \$12,000,000 and the recommended reimbursements from the proceeds of the Series 2023 Road Bond. She noted that there is approximately a \$25,000 surplus which can be used for future reimbursements to the developer or for any additional costs incurred in connection with the bond issuance. Following a brief discussion and upon motion by Director Halm seconded by Director Mosley and unanimously carried, the Board approved the Agreed Upon Procedures Report.

4. Amended District Information Form: Mr. McPhail reviewed the Amended District

Information Form with the Board and explained that it had been amended to include the Series 2023 Road Bond issuance as well as updating the Notice to Purchaser with new requirements as set forth in HB 2815 enacted during the 88th Legislative Session. Upon motion by Director Cline, seconded by Director Vallejo and unanimously carried, the Board approved the Amended District Information form

5. Developer Update: No update was given.

6. City of Round Rock (“City”): No update was given.

7. Engineering Report: Mr. Moore presented, briefly discussed and recommended the following Change Orders as reflected in the CB&D Engineering Report and summarized below:

i) Salerno Phase 9 – Streets, Storm Drainage, Water, Detention Pond, Wastewater, Landscaping, Erosion Control, Lot Grading, Gas and Electric Improvements:

Mr. Moore noted that contractor bids were opened for Salerno Phase 9 on November 21, 2023 and he anticipates that recommendation of award will occur in January or February.

ii) Salerno Phase 10 – Streets, Storm Drainage, Water, Detention Pond, Wastewater, Landscaping, Erosion Control, Lot Grading, Gas and Electric Improvements:

Mr. Moore noted that contractor bids were opened for Salerno Phase 9 on November 21, 2023 and he anticipates that recommendation of award will occur in January or February.

Upon motion by Director Halm, seconded by Director Schwartz unanimously carried, the Board accepted the Engineering Report.

8. Accounting and Cash Activity Report: Mr. Taack reviewed the Accounting Report and noted that Bott & Douthitt needs approval of the director fees and vendor payments as well as the fund transfers noted in the report.

Upon motion by Director Halm, seconded by Director Mosley and unanimously carried, the Board approved the Accounting Report and authorized the payment expenditures and the transfers as set forth therein.

9. Operations Report: Ms. Scales of Inframark reviewed the General Manager’s Report noting that there is some sediment build-up in some of the ponds due to the rain. She has issued a work order to stock the pond with fish which will probably occur in the Spring. Mr. Murphy noted that they may want a nice water fountain instead of an aerator.

Upon motion by Director Halm, seconded by Director Mosley and unanimously carried, the Board accepted the General Manager's Report.

10. Calendaring: The Board tentatively scheduled a meeting for February 7, 2024 at 8:00 a.m. at KB Homes.

11. Adjournment: There being no further business to conduct, upon motion by Director Halm, seconded by Director Mosley and unanimously carried, the Board adjourned until further call.

APPROVED AND ADOPTED on February 7, 2024.



Dwain K. Halm, Secretary
Board of Directors
Round Rock Municipal Utility District No. 1

(DISTRICT SEAL)

