

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

THE STATE OF TEXAS §
COUNTY OF HENDERSON §
LAKE VIEW MANAGEMENT AND DEVELOPMENT DISTRICT §

The Board of Directors (the “Board”) of Lake View Management and Development District (the “District”) met in special session, open to the public, on Friday, September 20, 2024 at 9:00 a.m. at 2728 N. Harwood Street, Suite 500, Dallas, Texas 75201, a location outside the boundaries of the District. The roll was called of the members of the Board to-wit:

Thomas Burlison	President
Neal Sleeper	Vice President
Alan Naul	Secretary
Christopher Kelsey	Director/Assistant Secretary
Gary Reaves	Director

All members of the Board were present at the commencement of the meeting with the exception of Director Naul and Director Reaves. Also present were: Ms. Diana Moog and Ms. Amanda Johnson of Long Cove Development; Mr. Levi Wild of Wild Land Development Consulting, LLC; Mr. Guymon Phillips of Team Phillips, Inc.; Mr. Greg Dick, General Manager; Ms. Laura Alexander of Hilltop Securities, Inc.; Mr. Mark Spahlinger, Fire Chief; Ms. Kathleen Martinez of Dye & Toverly, LLC; Mr. Jason Cork of Arcadia Management; and Ms. Genny Lutzel, paralegal each with Winstead PC. Ms. Sarah Landiak, attorney attended by audio conference.

1. The meeting was called to order at 9:03 a.m., and evidence was presented that public notice of such meeting had been given as required by law.

2. The Board opened the meeting to public comments. Hearing none, Director Sleeper moved to close the public comment session of the meeting. Director Kelsey seconded said motion, which carried unanimously.

3. Consideration was next given to the review and approval of the minutes of the August 14, 2024 Board of Directors meeting. Following a discussion, Director Sleeper moved that the Board approve the minutes as transcribed. Director Kelsey seconded said motion, which carried unanimously.

4. Consideration was next given to the review and approval of instruments relative to the issuance of Unlimited Tax Utility Bonds, Series 2024 (the “Series 2024 Utility Bonds”). Ms. Landiak and Ms. Alexander next reviewed with the Board copies of (i) Bond Purchase Contract; (ii) Bond Order Authorizing Issuance of Series 2024 Utility Bonds; (iii) Paying Agent/Registrar Agreement; and (iv) General and No-Litigation Certificate. Following a discussion, at 9:17 a.m., Director Kelsey moved that the Board authorize the purchase of the Series

2024 Utility Bonds to RBC Capital Markets, LLC, Inc. in the original principal amount of \$18,700,000. Director Sleeper seconded said motion, which carried unanimously.

5. Consideration was next given to the acknowledgment of a representation letter from McCall Gibson Swedlund Barfoot PLLC., a copy of which is attached hereto as Exhibit "A". Following a discussion, Director Kelsey moved that the Board acknowledge receipt of same. Director Sleeper seconded said motion, which carried unanimously.

6. Consideration was next given to authorizing submission of a Transcript of Proceedings to the Texas Attorney General, confirmation of the next Board meeting in advance of bond closing for approval of an Agreed Upon Procedures Report. Ms. Landiak reviewed the timeline with the Board for submission of the transcript and closing. Following a discussion, Director Kelsey moved that the Board authorize said submission, and schedule the next Board meeting date for October 16, 2024 at 2:00 p.m. Director Sleeper seconded said motion.

7. The Board deferred consideration to the developer/general manager report.

8. Consideration was next given to the review and approval of a contract with Tarrant Regional Water District for use of non-potable water for irrigation purposes. Mr. Wild discussed with the Board a proposed agreement with Tarrant Regional Water District for the sale of raw water for irrigation use, noting that additional information is required to determine a possible cost-sharing arrangement with the homeowners' association. No formal action was taken by the Board.

9. Consideration was next given to the operator's report. Mr. Cork indicated that all systems are operating normally. No formal action was taken by the Board.

10. Consideration was next given to the fire department report. Mr. Spahlinger provided a general update regarding fire services provided by the department and a summary regarding services provided by first responders. No formal action was taken by the Board.

11. Consideration was next given to the engineer's report, a copy of which is attached hereto as Exhibit "B". Mr. Phillips provided an update of construction projects currently underway within the District. Fireside Environmental has completed installation of the Eastport Irrigation and pump house project, and A&V Water has completed installation of the ground storage tank and pneumatic pressure tank.


Next, Mr. Phillips requested Board approval to award a contract to Dredge America, Inc. for the dredging of six areas located within the main body of the Reservoir in the amount of \$1,160,460.00, noting that four bids were received and Dredge America, Inc. was determined to be the lowest qualified bid.

The Board next reviewed Pay Application No. 8 from Fireside Environmental in the amount of \$30,856.82, and Pay Application No. 9 in the amount of \$19,594.58. Next, the Board reviewed Pay Application No. 1 from Baker and Company in the amount of \$57,299.75. The Board next reviewed Pay Application No. 5 from A&V Water in the amount of \$172,329.12 and Change Order No. 1 in the amount of \$31,404.00 for various changes in the pump house and unforeseen sub-surface conditions under the ground storage tank.

Following a discussion, Director Sleeper moved that the Board accept (i) the Engineer's Report; (ii) authorize the award of a contract for dredging services to Dredge America, Inc. in the amount of \$1,160,460.00; and (iii) approve all pay applications and one change order as presented. Director Kelsey seconded said motion, which carried unanimously.

12. Consideration was next given to the review and approval of a bookkeeper report, a copy of which is attached hereto as Exhibit "C". Following a discussion, Director Kelsey moved that the Board approve the bookkeeper's report, budget, and authorize disbursement of checks. Director Sleeper seconded said motion, which carried unanimously.

There being no further business to conduct, Director Kelsey moved that the Board adjourn at 9:44 a.m. Director Sleeper seconded said motion, which carried unanimously.



Secretary

