

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

THE STATE OF TEXAS §

COUNTY OF COLLIN §

NORTH PARKWAY MUNICIPAL MANAGEMENT DISTRICT NO. 1 §

The Board of Directors (the “Board”) of North Parkway Municipal Management District No. 1 (the “District”) met in regular session, open to the public, on Monday, June 19, 2023, at 1800 Valley View Lane, Suite 300, Farmers Branch, Texas 75234, an official meeting place outside the boundaries of the District, for which notice was given as required by Chapter 551, Texas Government Code, and Chapter 49, Texas Water Code.

The roll was called of the members of the Board to-wit:

Greg Leveling	President
William Rogers	Vice President
Robert Klarer	Secretary
James Rose	Assistant Secretary
Steve Mitchell	Assistant Secretary

All members of the Board were present at the commencement of the meeting with the exception of Director Rogers. Also present were: Mr. Abdi Yassin of Municap, Inc.; Mr. Jim Knight, PE of KFM Engineering & Design; Ms. Kathi Dye of Dye & Toverly LLC; and Mr. Ross Martin, attorney and Ms. Genny Lutzel, paralegal of Winstead PC. Mr. Mark Pfirman of Municap, Inc. and Mr. Daniel Meyer of SAMCO Capital participated by audio conference.

The meeting was called to order by the Board President at 2:14 p.m.

1. The Board called for public communications and comments. Hearing none, Director Rose moved that the Board close the public comment session of the meeting. Director Klarer seconded said motion, which carried unanimously.

2. Consideration was next given to the receipt of Statement of Officer and Oaths of Office forms from newly-elected Directors Steve Mitchell, and James Rose for terms of office expiring on June 1, 2027. Following a discussion, Director Leveling moved to accept said forms as presented. Director Klarer seconded said motion, which carried unanimously.

3. Consideration was given to the review and approval of the Minutes of the Board of Directors meeting held on May 15, 2023 and May 30, 2023. Following a discussion, Director Rose moved to approve the minutes as transcribed. Director Mitchell seconded said motion, which carried unanimously.

4. Consideration was next given to a report from Municap, Inc. Mr. Yassin generally discussed a timeline to consider the levy of ad valorem taxes. No formal action was taken by the Board.

5. Consideration was next given to a report from the financial advisor to authorize consultants to prepare the issuance of North Parkway Municipal Management District No. 1 Defined Area SFR Limited Tax Road Bonds, Series 2023. Mr. Meyer discussed with the Board a proposed timeline for review of certified assessed values from Collin County Central Appraisal District, and requested Board authorization to prepare bond offering documents. Following a discussion, Director Mitchell moved that the Board authorize District consultants to proceed with preparation of bond offering documents relative to a Series 2023 Road Bond issue. Director Klarer seconded said motion, which carried unanimously.

6. Consideration was next given to the developer report. No formal report was heard.

7. Consideration was next given to the Engineer's Report. Mr. Knight presented to and reviewed with the Board copies of an Engineer's Report dated June 19, 2023 prepared by KFM Engineering & Design, a copy of which is attached hereto as Exhibit "A".

Next, Mr. Knight reviewed with the Board copies of invoices for services provided to the District for Arbors of Legacy Hills (Mattamy Homes) from: (i) Peloton Land Solutions - May invoice \$12,935.00; and (ii) Ellerbee-Walczak, Inc. - May invoice - \$1,419.00.

Mr. Knight next presented to and reviewed with the Board copies of (a) Pay Application No. 3 in the amount of \$1,112,135.49 for utility improvements by KIK Underground; and (b) Pay Application No. 1 in the amount of \$23,400.00 for paving improvements by RPM xConstruction.

Next, Mr. Knight presented (a) Pay Application No. 2 from Rich & Burns Utilities, LLC in the amount of \$185,749.08 for utility improvements for Brookshire at Legacy Hills (Ashton Woods).

Mr. Knight next presented the following Change Orders and Pay Application from Acadia Services for utility improvements: (a) Change Order No. 7 for \$24,442.84; (b) Change Order No. 8 for \$4,643.00; and Pay Application No. 8 for \$558,286.29.

Mr. Martin next presented to and reviewed with the Board copies of the following Certifications for Payment: (i) Legacy Hills Phase 1A - \$212,282.94; (ii) Legacy Hills Phase 1B - \$4,320.44; (iii) Legacy Hills COPS - \$243,356.62; (iv) Major Improvements - \$815,794.09; and (v) Additional Major Improvements Account (CFA Agreement) - \$109,898.66.

Following a discussion, Director Klarer moved that the Board approve (i) the engineer's report, including all change orders and pay applications; and (ii) all certifications for payment as presented. Director Mitchell seconded said motion, which carried unanimously.

8. Consideration was next given to the bookkeeper's report. The Board recognized Ms. Dye who presented to and reviewed with the Board copies of a bookkeeper report, and draft general and debt service budgets, copies of which are attached hereto as Exhibit "B". Following a discussion, Director Mitchell moved that the Board (i) approve the bookkeeping report; and

(ii) authorize the payment of bills listed thereon. Director Klarer seconded said motion, which carried unanimously.

There being no further business to conduct and upon motion duly made, seconded and unanimously carried, the Board adjourned the meeting at 2:50 p.m. until further call.

APPROVED AND ADOPTED this 20th day of July, 2023.





Rob Klarer, Secretary
North Parkway Municipal Management District No. 1