

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

THE STATE OF TEXAS §

COUNTIES OF HARRIS AND MONTGOMERY §

EAST LAKE HOUSTON MANAGEMENT DISTRICT §

The Board of Directors (the “Board”) of East Lake Houston Management District (the “District”) met in special session, on September 24, 2025, at 340 N. Sam Houston Parkway, Suite 140, Houston, Texas 77060, a designated meeting location outside the District. The roll was called of the members of the Board, to-wit:

|                      |                     |            |
|----------------------|---------------------|------------|
| William Glen Woodson | Chairman            | Position 3 |
| Michael Lacy         | Vice Chairman       | Position 1 |
| Zach Dehghanpoor     | Secretary           | Position 2 |
| James Shipman        | Assistant Secretary | Position 4 |
| Ryan Allen           | Assistant Secretary | Position 5 |

All members of the Board were present at the commencement of the meeting with the exception of Director Lacy, thus constituting a quorum. Also present were: Ms. Kerry Ready, Mr. Joe Fogarty, and Mr. Grant Spear, developers of lands within the District. The following attended the meeting by telephone conference: Mr. Matt McPhail, Mr. Justin Cox, Mr. Ryan Hafner, and Mr. James Aldredge, attorneys, and Ms. Amy Bieber, Paralegal, each of Winstead PC.

The meeting was called to order at 11:36 p.m.

1. The Board opened the meeting to public communication or comment. Hearing none, the Board closed the public comment section of the meeting.

2. The Board reviewed the Meeting Minutes for the September 16, 2025, meeting of the Board of Directors. Upon motion by Director Woodson, seconded by Director Dehghanpoor and unanimously carried, the Board approved the minutes as presented.

3. The Board next recognized Mr. McPhail, who updated the Board with regard to the issuance of the District’s Special Assessment Revenue Bonds, Series 2025A (the “Bonds”), and noted that the plan is still to make the proposed closing date of October 30. No formal action was taken by the Board.

4. The Board next considered a Resolution Accepting Preliminary Service and Assessment Plan and Assessment Roll for the Levy of Assessments for Authorized Improvements in the District, Setting a Date for Public Hearing, and Authorizing Publication of Notice, a copy of which is attached hereto as Exhibit “A”. The Board discussed the Preliminary Service and Assessment Plan, the method of proposed assessments, and how the assessments have been calculated. Following a discussion, Director Woodson moved that the Board (i) set the date for public hearing for October 9, 2025, at 12:00 p.m. at 340 N. Sam Houston Parkway, Suite 140,

Houston, Texas 77060; and (ii) approve the Resolution as presented. Director Dehghanpoor seconded said motion, which carried unanimously.

Next, Director Woodson moved that the Board authorize the District's legal counsel to publish and mail notice of such public hearing for October 16, 2025, at 12:00 p.m. at 340 N. Sam Houston Parkway, Suite 140, Houston, Texas 77060, in the event that the sale of the Bonds is delayed and requires postponement of the levy of assessments. Director Dehghanpoor seconded said motion, which carried unanimously.

5. The Board next discussed development within the District and current plans for provision of water service to the Crosby Terrace subdivision. The Board recognized Ms. Ready, who reported that a well will be dug within the Lone Wolf subdivision to provide water to Crosby Terrace, but a temporary solution for getting water to the project site would be required until the new well is complete. Ms. Ready presented the options for the temporary provision of water, noting that a temporary treatment plant can be installed in order to bring in water from a private well on a neighboring property, or the District can contract with UNDINE, LLC, for temporary wholesale water for a limited number of homesites. The Board next recognized Mr. Aldredge, who discussed with the Board the legal requirements and implications related to each option and suggested that the board pursue both options. No formal action was taken by the Board.

6. The Board deferred action with regard to a Crosby Terrace Improvement Area Reimbursement Agreement by and between the District and 80 Crosby Terrace, Ltd.

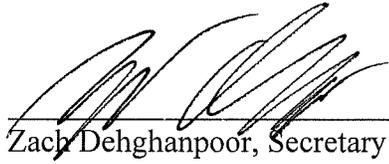
7. The Board deferred action with regard to an Interconnect Agreement by and between the District and UNDINE, LLC.

8. The Board deferred action with regard to a Bookkeeper's report.

There being no further business to conduct, Director Woodson moved that the meeting be adjourned at 12:11 p.m. Director Dehghanpoor seconded said motion, which carried unanimously. The Board adjourned until further call.

*[Signature page follows]*

APPROVED AND ADOPTED this 9<sup>th</sup> day of October, 2025.



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Zach Dehghanpoor, Secretary  
Board of Directors  
East Lake Houston Management District

(DISTRICT SEAL)

