

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

THE STATE OF TEXAS §

COUNTY OF COLLIN §

COLLIN COUNTY MUNICIPAL UTILITY DISTRICT NO. 6 §

The Board of Directors (the “Board”) of Collin County Municipal Utility District No. 6 (the “District”) met in regular session, open to the public, at 2728 N. Harwood Street, Suite 500, Dallas, Texas 75201, a designated office of the District outside the boundaries of the District, on November 12, 2025, and the roll was called of the members of the Board, to-wit:

Will Droese	President
Ryan Duffie	Vice President
Haley Birmingham	Secretary
Genna Skolnik	Assistant Secretary
Alec Johns	Assistant Secretary

All members of the Board were present at the commencement of the meeting with the exception of Director Skolnik and Director Birmingham, thus constituting a quorum. Also present were Mr. Victor Cristales, attorney, and Ms. Amy Bieber, paralegal, each of Winstead PC; Ms. April Little of Dye & Toverly, LLC (“Bookkeeper”); Mr. Brian Hunnicutt of Green Brick Partners, Inc., a developer of the lands within the District; Mr. Luisenrique Aranda Beyer of Robert W. Baird & Co. (“Financial Advisor”); and Ms. Alex Dollahite of Kimley-Horn & Associates, Inc. (“Engineer”).

The meeting was called to order at 11:00 a.m.

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

2. The Board next acknowledged receipt of the Minutes from the October 8, 2025, meeting of the Board of Directors. Following a discussion, Director Droese moved that the Board approve the Minutes as presented. Director Duffie seconded said motion, which carried unanimously.

3. The Board deferred action with regard to a Standard Professional Services Agreement by and between the District and Bureau Veritas North America, Inc.

4. The Board next considered a Residential Solid Waste Collection Contract by and between the District and Community Waste Disposal, Inc., a copy of which is attached hereto as Exhibit “A”. Following a discussion, Director Droese moved that the Board approve the contract as presented. Director Duffie seconded said motion, which carried unanimously.

5. The Board next recognized Mr. Hunnicutt, who updated the Board with regard to development within the District, reporting that Nicholson Ranch Phase 1 was delivered to homebuilders on October 31, and vertical construction within that phase is expected to begin in December. Mr. Hunnicutt further reports that a bridge will be constructed that connects the two halves of the development to one another sometime in the second or third quarter of 2026. No formal action was taken by the Board.

6. The Board next recognized Ms. Dollahite, who presented to and reviewed with the Board an engineering report dated November 12, 2025, a copy of which is attached hereto as Exhibit "B", and updated the Board with regard to engineering matters within the District. Next, Mr. Dollahite requested that the Board ratify and approve the designs and specifications for the grading improvements contract, water, wastewater, and storm drainage improvements contract, and paving improvements contract for Nicholson Ranch Phase 4B. In addition, Ms. Dollahite requested that the Board ratify and authorize the District's Engineer to advertise for bids for the grading improvements contract for Nicholson Ranch Phase 4B, and approve award of said contract to the lowest qualified bidder, De Leon Fence & Construction Services, LLC ("De Leon"), in the base bid amount of \$527,298.50.

Next, Ms. Dollahite recommended approval of the following pay applications and change order:

- Pay Application No. 8 in the amount of \$27,742.49 from KCK Utility Construction, Inc., under the water, wastewater, and storm drainage improvements contract for Nicholson Ranch Phase 1.
- Pay Application No. 8 in the amount of \$311,265.00 from Schofield Civil Construction, Inc., under the wastewater treatment facilities improvements contract for the Nicholson Ranch development.
- Pay Application No. 4 in the amount of \$90,133.47 from Southwest Fluid Products, Inc., under the wastewater treatment plant improvements contract for the Nicholson Ranch development.
- Pay Application No. 6 in the amount of \$48,168.00 from Hammett Excavation, Inc., under the grading improvements contract for Nicholson Ranch Phase 1.
- Change Order No. 2 in the amount of \$84,344.15 from Chris Harp Construction ("Harp") under the paving improvements contract for Nicholson Ranch Phase 1.
- Pay Application No. 3 in the amount of \$1,146,481.02 from Harp under the paving improvements contract for Nicholson Ranch Phase 4A.

Finally, Ms. Dollahite noted that the water, wastewater, and storm drainage improvements contract and the paving improvements contract for Nicholson Ranch Phase 1 are substantially complete and that it would be appropriate at this time for the Board to give final acceptance of those contracts. Following a discussion, Director Droese moved that the Board (i) ratify and approve the designs and specifications for the grading improvements contract, water, wastewater, and storm drainage improvements contract, and paving improvements contract for Nicholson Ranch Phase 4B; (ii) ratify and authorize the District's Engineer to advertise for bids for the grading improvements

contract for Nicholson Ranch Phase 4B; (iii) award the grading improvements contract for Nicholson Ranch Phase 4B to De Leon as recommended by the District's Engineer; (iv) approve all pay applications and the change order as recommended by the District's Engineer; (v) give final acceptance of the water, wastewater, and storm drainage improvements contract and the paving improvements contract for Nicholson Ranch Phase 1 as recommended by the District's Engineer; and (vi) approve the Engineer's report as presented. Director Duffie seconded said motion, which carried unanimously.

7. The Board next recognized Ms. Little, who presented to and reviewed with the Board a bookkeeping report dated November 12, 2025, a copy of which is attached hereto as Exhibit "C". Following a discussion, Director Droese moved that the Board (i) approve the bookkeeping report as presented; and (ii) authorize the payment of bills listed thereon. Director Duffie seconded said motion, which carried unanimously.

There being no further business to conduct, Director Droese moved that the meeting be adjourned at 11:10 a.m. Director Duffie seconded said motion, which carried unanimously. The Board adjourned until further call.

[Signature page follows]

APPROVED AND ADOPTED this 10th day of December, 2025.



Haley Birmingham, Secretary
Board of Directors
Collin County Municipal Utility District No. 6

(DISTRICT SEAL)

