

ORDER CALLING DIRECTOR ELECTION

THE STATE OF TEXAS §

COUNTY OF HAYS §

ANTHEM MUNICIPAL UTILITY DISTRICT §

The Board of Directors ("Board" or "Board of Directors") of Anthem Municipal Utility District (the "District") met in regular session, open to the public, at 140 Monroe Drive, Kyle, Texas 78640, a designated office outside the boundaries of the District on Wednesday, January 14, 2026, whereupon, the roll was called of the members of the Board of Directors to wit:

Steven Guzzo	President
Justin Saltrev	Vice President
Eric B. Storm	Secretary
Michael A. Garemko, Jr	Asst. Secretary
Ravi DeSantis	Treasurer/Asst. Secretary

All members of the Board were present, except Director Guzzo, thus constituting a quorum.

WHEREUPON, among other business conducted by the Board, Director DeSantis introduced the Order set out below and moved its adoption, which motion was seconded by Director Garemko, and after a full discussion and the question being put to the Board of Directors, said motion was carried by the following vote:

"Aye" 4; "No" 0.

The Order thus adopted is as follows:

WHEREAS, pursuant to Texas Water Code §49.103, it is necessary that an election be held for Anthem Municipal Utility District for the election of three (3) Directors, each of whom shall serve a four (4) year term; and

WHEREAS, this Board of Directors wishes to proceed with the ordering of said election.

NOW THEREFORE, BE IT ORDERED BY THE BOARD OF DIRECTORS OF ANTHEM MUNICIPAL UTILITY DISTRICT THAT:

The matters and facts set out in the preamble of this Order are hereby found and declared to be true and complete.

Section 2: An election shall be held on May 2, 2026, between the hours of 7:00 a.m. and 7:00 p.m. at all regular election day polling locations within Hays County, Texas designated by the Elections Administrator of Hays County ("Elections Officer") and approved by the Hays

County Commissioners Court for use in the May 2, 2026 District elections, such detailed listing being set out in the attached Exhibit "B", at which time the election of three (3) directors, each of whom shall serve a four (4) year term, shall be submitted to the duly qualified voters of the District.

The election will be conducted pursuant to the terms and conditions of that certain Joint Election Agreement between Hays County and the Local Political Subdivisions participating in the May 2, 2024 elections and also in accordance with the separate Contract for Election Services between the District and the Hays County Election Administrator (referred to collectively as the "Election Agreements") and any amendments thereto.

Section 3: Voting in said election shall be by the use of the Verity Duo Hybrid Voting System components from Hart Intercivic, Inc. which conforms to the requirements of the Texas Election Code or, in the event of equipment failure, by separate paper ballots. The ballots used in the election shall have printed thereon the names of all candidates for the office of director who filed applications with the District to have their names appear on the ballot by 5:00 p.m. on February 13, 2026 and the names of any write-in candidates who file a declaration of write-in candidacy by 5:00 p.m. on February 17, 2026.

Section 4: Early voting by personal appearance shall be conducted at the Main Early Voting Location, Hays County Government Center - Conference Rooms 1 and 2, 712 S. Stagecoach Trail, San Marcos, Texas 78666 and the additional early voting locations on the dates and times designated by Election Officer and approved by the Hays County Commissioners Court and attached hereto as Exhibit "A", all of which locations are designated as public places within Hays County, Texas. The early voting clerk's mailing address to which ballot applications and ballots to be voted by mail may be sent is 712 S. Stagecoach Trail, Suite 1045, San Marcos, Texas 78666 – Attention: Early Voting Clerk.


Section 5: The Elections Officer shall be responsible for the appointment of qualified judges, clerks and other election personnel to assist in the conduct of the election as provided in said Election Agreement. The election shall be held and conducted and returns made to this Board of Directors in accordance with the Election Agreements and as provided in such in accordance with the Texas Election Code as modified by Chapters 49, Texas Water Code.

Section 6: All qualified resident electors of the District shall be entitled to vote in the election.

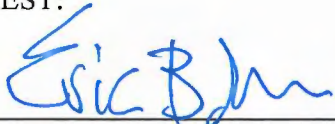
Section 7: The Secretary of the Board is hereby directed to cause notice of this election to be posted within the District.

Section 8: Nothing herein shall be construed to prohibit the Board of Directors from canceling the election called hereunder if and as allowed in accordance with the provisions of Chapter 2, Subchapter C, Texas Election Code, as amended.

PASSED and APPROVED this 14th day of January, 2026.


~~Steven Guzzo, President~~ *Justin Salter, Vice President*
Anthem Municipal Utility District

ATTEST:


Eric B. Storm, Secretary
Anthem Municipal Utility District

(DISTRICT SEAL)

Exhibit "A"

Legal Description

EXHIBIT A
PROPERTY DESCRIPTION
422.996 ACRES

BEING 422.996 ACRES OF LAND LOCATED IN THE ANDREW DUNN LEAGUE, ABSTRACT NO. 4, THE JOHN COOPER SURVEY NO. 13, ABSTRACT NO. 100 AND THE JESSE DAY SURVEY, ABSTRACT 152 IN HAYS COUNTY, TEXAS AND BEING A REMAINDER OF THE SAME LAND CONVEYED TO MOUNTAIN CITY-150, L.P., CALLED TRACT 1, A 599.25 ACRE TRACT AND TRACT 2 A CALLED 73.693 ACRE TRACT AS DESCRIBED IN VOLUME 5272, PAGE 475 AND A CALLED 857 SQUARE FOOT TRACT 3 AND A 0.308 ACRE TRACT 4 AS DESCRIBED IN VOLUME 5272, PAGE 490 OF THE OFFICIAL PUBLIC RECORDS OF HAYS COUNTY, TEXAS; SAID 422.996 ACRES OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a ½-inch iron rod located on the northwesterly right of way line of RM 150, an 80 foot wide public right of way, for the southwest corner of said 73.693 acre Tract 2, same being the northwest corner of a called 17.95 acre tract described in a deed to Robert and Linda Rosebrock recorded in Volume 1126, Page 236 of the Hays County Deed Records;

THENCE, with the northwest right of way line of said RM 150 the following courses and distances:

1. N45°54'47"W, 312.73 feet with the westerly line of said 73.693 acre tract to a Texas Department of Transportation Type 1 Concrete Monument;
2. N44°00'03"W, 1476.41 feet to a Texas Department of Transportation Type 1 Concrete Monument found at the beginning of a curve to the left;
3. with the arc of said curve to the left, passing the most southerly southwest corner of said 599.25 acre tract, a found 3/8-inch iron rod at an arc distance of 39.42 feet, passing the southerly corner of a 875 square foot and 0.308 acre tract described in a deed to Mountain City – 150, L.P. in Volume 5272, Page 490 and continuing for an arc distance of 568.29 feet, having a radius of 1185.90 feet, a central angle of 27°27'23" and a chord bearing and distance of N57°43'45"W, 562.87 feet to a ½-inch iron rod with cap stamped "AST" set for corner on said northwesterly right of way line, same being on the southerly line of a called 581.00 acre tract described in a deed to M I W L S, LP and being a re-entrant corner and most westerly south corner of the herein described tract;

THENCE, leaving the northwesterly right of way line of RM 150 and with the common line of said 581.00 acre tract and said 599.25 acre tract the following courses and distances:

1. N88°36'39"E, 1422.09 feet to a ½-inch iron pipe found for an angle point in said line;
2. N88°38'02"E, 25.14 feet to a Mag Nail in concrete for an interior ell corner of the herein described tract;
3. N01°42'12"W, 2818.15 feet to a found 8-inch diameter Cedar Fence Post for an interior ell corner of the herein described tract;
4. S87°57'12"W, 2442.13 feet to a found 8-inch diameter Cedar Fence Post for an exterior ell corner of the herein described tract, same being the southeast corner of said 752.05 acre tract;

THENCE, with the westerly line of said 599.25 acre tract, same being the easterly line of said 752.05 acre tract the following courses and distances:

1. N01°27'27"E, 1085.94 feet to a ½-inch iron rod with cap stamped "AST" found;

THENCE, leaving said westerly line and crossing said 599.25 acre tract, same being the south line of a called 250.097 acres to the City of Austin in Document No. 19010061 of the Official Public Records of Hays County, Texas the following courses and distances:

2. N42°57'57"E, 440.38 feet to a ½-inch iron rod with cap stamped "AST" found for corner;
3. N20°52'40"E, 1067.39 feet to a ½-inch iron rod with cap stamped "AST" found for corner;
4. N37°09'29"E, 492.15 feet to a ½-inch iron rod with cap stamped "AST" found for corner;
5. S85°09'20"E, 319.53 feet to a ½-inch iron rod with cap stamped "AST" found for corner;
6. N84°25'47"E, 294.59 feet to a ½-inch iron rod with cap stamped "AST" found for corner to the beginning of a curve to the left;
7. with the arc of a non-tangent curve to the left, 511.24 feet, having a radius of 871.82 feet, a central angle of 33°35'56" and a chord bearing and distance of N68°19'13"E, 503.95 feet to a ½-inch iron rod with cap stamped "AST" found for corner and a point of compound curvature;
8. with a compound curve to the left, 763.84 feet, having a radius of 1431.82 feet, a central angle of 30°33'56" and a chord bearing and distance of N32°21'48"E, 754.81 feet to a ½-inch iron rod with cap stamped "AST" found for corner;
9. N08°59'58"E, 277.34 feet to a ½-inch iron rod with cap stamped "AST" found for corner;
10. N09°56'17"E, 409.55 feet to a ½-inch iron rod with cap stamped "AST" found for corner;
11. with the arc of a non-tangent curve to the left, 835.46 feet, having a radius of 2082.16 feet, a central angle of 22°59'23" and a chord bearing and distance of N48°50'55"E, 829.87 feet to a ½-inch iron rod with cap stamped "AST" found for corner;
12. N37°50'06"E, 277.44 feet to a ½-inch iron rod with cap stamped "AST" found for corner;
13. N45°32'16"E, 192.35 feet to a ½-inch iron rod with cap stamped "AST" found for corner on the southwesterly line of a called 1974.77 acre tract described in a deed as Tract 6, and recorded in Volume 3533, Page 150 of said deed records and being on the northeasterly line of said 599.25 acre tract;

THENCE, with said southwesterly line, same being the northeasterly line of said 599.25 acre tract, S47°09'20"E, 189.32 feet to a 5-inch diameter Cedar fence post found with 3 mag nails and shiner at the north corner of Tract 4, Indian Creek Ranch Subdivision as recorded in Volume 6, Page 59 of the Hays County Plat Records;

THENCE, leaving the southwesterly line of said 1974.77 acre tract, and with easterly line of said 599.25 acre tract the following courses and distances:

1. With the westerly line of said Indian Creek Ranch Tract 4, S06°08'47"W, 1374.75 feet to a ½-inch iron pipe found at the southwest corner of said tract 4, same being the northwest corner of Tract 2 of said Indian Creek Ranch and angle point in said easterly line;
2. With the westerly line of said Tract 2, S06°09'17"W, 3133.57 feet to a 6-inch diameter fence post at the southwest corner of said Tract 2 and an angle point in said easterly line;

3. With the southerly line of said Tract 2, N89°16'58"E, 1309.43 feet to a ½-inch iron pipe found at the southeast corner of said Tract 2, same being on the westerly line of Tract 1 of said Indian Creek Ranch and an angle point in said easterly line;
4. With the westerly line of said Tract 1, S00°29'12"E, 431.49 feet to a ½-inch iron pipe found for an angle point in said line;
5. S29°40'46"W, 298.05 feet to a ½-inch iron pipe for angle point in said line;
6. S34°36'44"W, 477.34 feet to an iron rod found with cap stamped RPLS 4542 at the southwest corner of said Tract 1, same being on the northerly line of a tract conveyed to the Hays Consolidated Independent School District (deed recital unknown);
7. S87°30'03"W, 5.50 feet to an iron rod with cap stamped "McMillan" for the northwest corner of said School District Tract;
8. S11°36'28"W, 614.17 feet to an iron rod with cap stamped "McMillan" for an angle point in said line;
9. S10°09'51"W, 395.16 feet to an iron rod with cap stamped "McMillan" for an angle point in said line;
10. S10°11'50"W, 101.83 feet to an iron rod with cap stamped "McMillan" for an angle point in said line;
11. S10°09'55"W, 625.50 feet to an iron rod with cap stamped "McMillan" for an angle point in said line;
12. S12°41'22"W, 447.62 feet to a Nail in a 6-inch fence corner post for an angle point in said line;
13. S42°49'53"W, 93.56 feet to a 30-inch Live Oak tree for an angle point in said line;
14. S00°59'19"W, 13.67 feet to an iron rod with cap stamped RPLS 4542 at the southwest corner of said School District tract and the southeast corner of said 599.25 acre tract and being a point on the northerly line of said 73.693 acre Tract 2;

THENCE, with the northerly line of said 73.693 acre tract, N88°39'49"E, passing a ½-inch iron rod at 243.73 feet and continuing for a total distance of 325.41 feet to a ½-inch iron rod on the southerly line of said School District tract and being the northwest corner of Lot 6, Century Acres, a subdivision of record in Volume 6, Page 53 of the Hays County Plat Records;

THENCE, with said easterly line of said 73.693 acre tract and with the westerly line of said Lot 6 and 7 of said Century Acres and the easterly line of said Lot 2B and 2C Resubdivision of Lot 2B of the Resubdivision of Lot 2 Century Acres of record in Document No. 17040812 of the Hays County Official Public Records, S13°28'59"E, 1658.91 feet to a ½-inch iron pipe found for the southeast corner of said 73.693 acre tract, same being the southwest corner of said Lot 2B and the common northerly corner of Lots 8 and 9 of Meadow Woods Section Two, a subdivision of record in Volume 3, Page 188 of said Plat Records, same being the northeast corner of said 17.95 acre tract;

THENCE, with the northerly line of said 17.95 acre tract, same being the southerly line of said 73.693 acre tract, S88°38'38"W, passing an iron rod with cap stamped "McMillan" at 103.02 feet and continuing for a total distance of 1505.09 feet to the **POINT OF BEGINNING** and containing, 422.996 acres of land, more or less.

Exhibit "B"

All Regular Election Day Polling Places
and
All Early Voting Locations - Dates and Hours for the May 2, 2026 Elections

[to be inserted when available, should the election move forward]

THE STATE OF TEXAS

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COUNTY OF HAYS

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ANTHEM MUNICIPAL UTILITY DISTRICT

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I, the undersigned Secretary of the Board of Directors of Anthem Municipal Utility District certify that the attached and foregoing is a true and correct copy of the Order Calling Director Election and an excerpt of the Minutes of the meeting of the Board of Directors showing adoption and passage thereof; and the original of said order and minute entry is on file in the District's Office.

WITNESS MY HAND AND OFFICIAL SEAL OF THE DISTRICT this 14th day of January, 2026.



Eric B. Storm, Secretary
Anthem Municipal Utility District

(DISTRICT SEAL)