MINUTES OF THE MEETING
OF THE
BOARD OF DIRECTORS

THE STATE OF TEXAS	§
COUNTY OF KAUFMAN	§
KAUFMAN COUNTY FRESH WATER SUPPLY DISTRICT NO. 7-A	§

The Board of Directors (the "Board" or the "Board of Directors") of Kaufman County Fresh Water Supply District No. 7-A (also sometimes referred to herein as the "District") met in special session, open to the public, at 2728 N. Harwood Street, Suite 500, Dallas, Texas 75201, a designated meeting place outside the boundaries of the District on February 5, 2026, and the roll was called of the members of the Board to-wit:

VACANT	President
Karen Arington	Vice President
W. Garrett Wesp	Secretary
Laura Harris	Assistant Secretary
Joshua Lane	Assistant Secretary

All members of the Board were present at the commencement of the meeting except for Director Lane, thus constituting a quorum. Also present were: Mr. Ishmael Machoka of LJA Engineering, Inc. ("LJA" or "Engineer"); Mr. Donny Wizniak of Inframark LLC ("Operator"); Mr. James Mabrey, a developer of land within the District; Ms. Leslie Boone of Schlachter Oil; Ms. Jennifer Watts of Dye & Tovery, LLC ("Bookkeeper"); Mr. Victor Cristales, attorney, and Ms. Linda J. Proctor, paralegal, each of Winstead PC; and Mr. Dane Brock and Ms. Amy Brock, members of the public.

The meeting was called to order at 12:07 p.m.

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

2. The Board next acknowledged receipt of the Minutes from the December 17, 2025, Board of Directors meeting. Following a discussion, Director Wesp moved that the Board approve the Minutes as presented. Director Harris seconded said motion, which carried unanimously.

3. The Board next considered the appointment of a Director to fill the vacancy on the Board. Mr. Cristales announced that Ms. Amy Brock, a property owner within the District, has expressed her desire to serve on the Board of Directors. Mr. Cristales confirmed Ms. Brock's qualifications to serve as a member of the Board. Following a discussion, Director Wesp moved that the Board appoint Ms. Brock to serve as a Director for the remainder of term expiring on May

2, 2026; and (ii) adopt an Order declaring the same. Director Harris seconded said motion, which carried unanimously.

4. Consideration was next given to Statement of Officer forms and administration of Oaths of Office to the duly elected Director. Mr. Cristales stated that the required Statement of Officer and Oath of Office forms have been prepared for execution by the newly-elected Board member. Upon motion by Director Wesp, seconded by Director Harris, the Board unanimously moved to accept said forms.

5. Consideration was next given to the reorganization of the Board. Following a discussion, Director Wesp moved that the Board appoint Ms. Amy Brock to serve as President of the Board with an unexpired term of office ending on May 2, 2026. Director Harris seconded said motion, which carried unanimously. No other changes were made to the slate of officers.

6. The Board next recognized Mr. Cristales, who presented to and reviewed with the Board an Amended District Information Form ("ADIF"), a copy of which is attached hereto as Exhibit "A" and recommended the Board authorize the filing thereof. Mr. Cristales reviewed the amendment with the Board, noting that the form is being updated to reflect the appointment of Director Brock as a member of the Board and as President of the Board. Following a discussion, Director Arrington moved that the Board (i) approve the ADIF as presented; and (ii) authorize the District's legal counsel to record same with Kaufman County and the TCEQ. Director Harris seconded said motion, which carried unanimously.

7. Mr. Cristales next presented to and reviewed with the Board an Amended Rate Order, a copy of which is attached hereto as Exhibit "B". Mr. Cristales noted that the rate order was being amended to reduce the sanitary sewer tap fee from $500.00 to $125.00, and to remove the $75.00 application fee and the $100.00 security deposit. Following a discussion, Director Wesp moved that the Board (i) approve the Amended Rate Order as presented; and (ii) authorize the filing of said order with the TCEQ. Director Harris seconded said motion, which carried unanimously.

8. The Board next recognized Mr. Mabrey, who advised that he did not have any updates with respect to development in the District.

9. The Board next recognized Mr. Wizniak, who presented to and reviewed with the Board an Operator's report dated February 5, 2026, a copy of which is attached hereto as Exhibit "C". No formal action was taken by the Board.

10. The Board next recognized Mr. Machoka, who presented to and reviewed with the Board an Engineer's report dated February 5, 2026, a copy of which is attached hereto as Exhibit "D", and updated the Board with regard to engineering matters within the District.

Next, Mr. Machoka recommended approval of the following pay applications and change orders:

- Pay Application No. 4 in the amount of $228,027.78 from Interstate Pipeline Utility Construction, LLC under the utility improvements contract for Cartwright Mays, Phase 2.
- Change Order No. 2 in the amount of $32,029.80 from Tiseo Paving Co. under the paving improvements contract for Cartwright Mays, Phase 2.
- Pay Application No. 1 in the amount of $96,160.50 from FCS Construction, LP under the excavation improvements contract for Cartwright Mays, Phase 3A & CR 261.
- Pay Application No. 2 in the amount of $290,48.75 from FCS Construction, LP under the excavation improvements contract for Cartwright Mays, Phase 3A & CR 261.
- Pay Application No. 5 in the amount of $330,687.37 from Pavecon Public Works, LP under the paving improvements contract for Maplewood Meadows, Phase 1A.
- Pay Application No. 6 in the amount of $204,359.11 from Pavecon Public Works, LP under the paving improvements contract for Maplewood Meadows, Phase 1A.
- Pay Application No. 7 in the amount of $224,242.27 (Retainage) from Pavecon Public Works, LP under the paving improvements contract for Maplewood Meadows, Phase 1A.
- Change Order No. 4 in the amount of ($1,644.15) from EIII Underground, LLC ("EIII") under the utility improvements contract for Maplewood Meadows, Phase 1A.
- Pay Application No. 8 in the amount of $10,280.25 from EIII under the utility improvements contract for Maplewood Meadows, Phase 1A.
- Pay Application No. 9 in the amount of $5,945.17 from EIII under the utility improvements contract for Maplewood Meadows, Phase 1A.
- Pay Application No. 10 in the amount of $202,140.53 (Retainage) from EIII under the utility improvements contract for Maplewood Meadows, Phase 1A.
- Change Order No. 2 in the amount of $63,55.00 from Glenn Thurman, Inc. under the paving improvements contract for Maplewood Meadows, Phase 1B.
- Pay Application No. 1 in the amount of $255,149.55 from Glenn Thurman, Inc. under the paving improvements contract for Maplewood Meadows, Phase 1B.

Next, Mr. Machoka reported that the utility and paving improvements contracts for Maplewood Meadows, Phase 1A are complete, and recommended final acceptance of the same and of the facilities.

Following a discussion, Director Arington moved that the Board (i) approve the pay applications and change orders as recommended by the District's Engineer; (ii) approve final acceptance of the utility and paving improvements contracts, and authorize the final acceptance of the facilities for Maplewood Meadows, Phase IA as recommended by the District's Engineer; and (iii) approve the Engineer's report as presented. Director Harris seconded said motion, which carried unanimously.

11. The Board next recognized Ms. Watts, who presented to and reviewed with the Board a Bookkeeper's report dated February 5, 2026, a copy of which is attached hereto as Exhibit "E". Ms. Watts also noted a cost-of-living increase of hourly rates pursuant to the District's bookkeeping services agreement. Following a discussion, Director Brock moved that the Board (i) approve the bookkeeping report as presented; (ii) authorize the payment of bills listed thereon; and (iii) approve the investment of funds as recommended by the District's Bookkeeper. Director Arington seconded said motion, which carried unanimously.

12. The Board next recognized Mr. Cristales, who reviewed the District's current Investment Policy, dated January 7, 2020, with the Board. Mr. Cristales noted that an annual review of said Policy is required, and that no amendments to the Investment Policy are recommended by the District's legal counsel at this time. Next, Mr. Cristales presented to and reviewed with the Board a Resolution Acknowledging Annual Review of the Investment Policy and Investment Strategies, a copy of which is attached hereto as Exhibit "F". Following a discussion, Director Wesp moved that the Board approve the Resolution as presented. Director Harris seconded said motion, which carried unanimously.

13. Mr. Cristales next presented to and reviewed with the Board a Resolution Adopting Prevailing Wage Rate Scale for Construction Projects, a copy of which is attached hereto as Exhibit "G". Following a discussion, Director Harris moved that the Board adopt the Resolution as presented. Director Arington seconded said motion, which carried unanimously.

14. Mr. Cristales next presented to and reviewed with the Board a Resolution Designating Depositories and Establishing Investment Accounts for Deposit of District Funds, a copy of which is attached hereto as Exhibit "H". Following a discussion, Director Brock moved that the Board approve the Resolution as presented. Director Wesp seconded said motion, which carried unanimously.

15. The Board next considered the supplemental agenda. Mr. Cristales presented to and reviewed with the Board an Order Calling Directors Election, a copy of which is attached hereto as Exhibit "I". Following a discussion, Director Arington moved that the Board (i) approve the Order as presented; and (ii) authorize preparation and posting of the Notice of Election as required by law. Director Harris seconded said motion, which carried unanimously.

There being no further business to conduct, Director Arington moved that the meeting be adjourned at 12:34 p.m. Director Harris seconded said motion, which carried unanimously. The Board adjourned until further call.

[Signature page follows]

APPROVED AND ADOPTED this 25th day of March, 2026.

W. Garrett Wesp

W. Garrett Wesp, Secretary
Board of Directors
Kaufman County Fresh Water Supply District
No. 7-A

(DISTRICT SEAL)