

**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 special session, open to the public, on Monday, February 23, 2026, at 1800 Valley View Lane, Suite 400, 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:

Steve Mitchell	President
Mike Regan	Vice President
Robert Klarer	Secretary
James Rose	Assistant Secretary
Ronald Sorenson	Assistant Secretary

All members of the Board were present at the commencement of the meeting. Others in attendance were: Ms. April Little of Dye & Toverly, LLC (“D&T”); Mr. Joseph Ellis of McCall Gibson Swedlund Barfoot Ellis, PLLC; Mr. Roy Magno, of T. Wilson and Associates; Mr. Victor Cristales, attorney and Ms. Genny Lutzell, paralegal of Winstead PC. Attending the audio conference were: Mr. Abdi Yassin of Municap, Inc. and Ms. April Yeager of SAMCO Capital Markets, Inc.

1. The meeting was called to order at 1:01 p.m.
2. The Board called for public communication and comments. Hearing none, Director Klarer moved that the Board close the public comment session of the meeting. Director Regan 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 January 26, 2026. Following a discussion, Director Klarer moved that the Board approve the minutes as transcribed. Director Regan seconded said motion, which carried unanimously.
4. Consideration was next given to the review and approval of the draft audit for the fourteen-month period ended September 30, 2025. The Board recognized Mr. Ellis who reviewed the report with the Board. Following a discussion, Director Regan moved that the Board approve the draft audit report, subject to final review by District Counsel. Director Klarer seconded said motion, which carried unanimously.

5. Consideration was next given to the financial advisor report. No formal report was heard.

6. Consideration was next given to a report from Municap, Inc. The Board recognized Mr. Yassin who reviewed with the Board two requests relative to annual installment schedules: (i) Legacy Hills Public Improvement District (Transfer of 2025-26 Annual Installments – 1st transfer); and (ii) North Parkway Municipal Management District (Transfer of 2025-26 Annual Installments – 1st transfer). Following a discussion, Director Klarer that the Board (i) accept said report; and (ii) concur with authorization of two transfer requests as presented by Municap, Inc. Director Regan seconded said motion, which carried unanimously.

7. The Board next considered a report from the developer. No formal report was heard by the Board.

8. Consideration was next given to the Engineer's Report, a copy of which is attached hereto as Exhibit "A". In the absence of an engineer, Director Mitchell recited the report submitted by KFM Engineering & Design. The Board heard an update regarding construction of the roadway pavement and final inspections performed by the City of Celina and the Texas Department of Transportation.

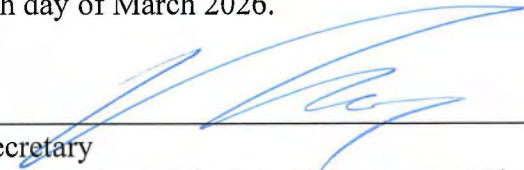
Next, Mr. Cristales presented to and reviewed with the Board one certification for payment relative to the Major Improvements Account in the amount of \$130,288.94, a copy of which is attached hereto as Exhibit "B". Following a discussion, Director Regan moved that the Board approve said certification for payment as presented. Director Sorenson seconded said motion, which carried unanimously.

9. Consideration was next given to the bookkeeper's report. Ms. Little reviewed with the Board copies of a bookkeeper report prepared by D&T, a copy of which is attached hereto as Exhibit "C". Following a discussion, Director Sorenson moved that the Board (i) approve the bookkeeping report; and (ii) authorize payment of bills. Director Klarer seconded said motion, which carried unanimously.

10. Consideration was next given to the next board meeting date. Upon motion duly made, seconded and unanimously carried, the Board set the next meeting date for Monday, March 16, 2026 at 1:00 p.m.

There being no further business before the Board, the meeting adjourned at 1:29 p.m.

APPROVED AND ADOPTED this 16th day of March 2026.



Secretary

North Parkway Municipal Management District No. 1

