

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

THE STATE OF TEXAS §

COUNTIES OF DENTON AND WISE §

NORTH FORT WORTH WATER CONTROL AND IMPROVEMENT §
DISTRICT NO. 1 DENTON AND WISE COUNTIES

The Board of Directors (the “Board”) of North Fort Worth Water Control and Improvement District No. 1 of Denton and Wise Counties (the “District”) met in special session, open to the public, at 520 Interstate 35 Frontage Road, Denton, Texas 76205, on March 12, 2026, and the roll was called of the members of the Board to-wit:

J.D. Walker	President
Donald Lucky	Vice President
Charles Garretson	Secretary
Steve Babcock	Assistant Secretary
Chris Calloway	Assistant Secretary

All members of the Board were present at the commencement of the meeting, thus constituting a quorum. Also present were Mr. Victor Cristales, attorney, and Ms. Linda J. Proctor, paralegal, each of Winstead PC; Ms. Esther Lara of Dye & Toverly, LLC (“Bookkeeper”); and Ms. Yarit Tovar of LJA Engineering, Inc. (“Engineer”).

The meeting was called to order at 12:01 p.m.

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

2. The Board next reviewed the Minutes from the January 8, 2026, Board of Directors meeting. Following a discussion, and upon motion by Director Babcock, seconded by Director Walker and unanimously carried, the Board approved the Minutes as presented.

3. Next, the Board acknowledged receipt of a letter signed by Ms. Amy Bieber, records manager for the District, attesting to the fact that Director Walker, Director Lucky, and Director Garretson have each filed their respective applications for a place on the ballot for the May 2, 2026, Directors Election, and no other applications have been received. Mr. Cristales noted that it would be appropriate at this time to cancel the Directors Election, and to declare Director Walker, Director Lucky, and Director Garretson elected for new four-year terms. Next, Mr. Cristales discussed the provisions of an Order Declaring Unopposed Candidates Elected and Canceling Directors Election with the Board, a copy of which is attached hereto as Exhibit “A”. Following a discussion, Director Walker moved that the Board adopt said Order as presented and declare the unopposed candidates elected. Director Calloway seconded said motion, which carried unanimously.

4. In the absence of a developer representative, the Board deferred action with regard to a developer's report.

5. The Board next recognized Ms. Tovar, who presented to and reviewed with the Board an Engineer's report dated March 12, 2026, a copy of which is attached hereto as Exhibit "B". Ms. Tovar updated the Board with regard to engineering and development matters within the District, noting that the Shale Creek Phase 3B Maintenance Bond Walk was completed on December 2, 2025, and all punch list items have been completed. No formal action was taken by the Board.

6. The Board next recognized Ms. Lara, who presented to and reviewed with the Board copies of a Bookkeeper's report dated March 12, 2026, a copy of which is attached hereto as Exhibit "C". Following a discussion, Director Garretson moved that the Board (i) approve the bookkeeping report; (ii) authorize the payment of bills as listed thereon; and (iii) approve the investment of funds as recommended by the District's Bookkeeper. Director Calloway seconded said motion, which carried unanimously.

There being no further business to conduct, and upon motion by Director Walker, seconded by Director Babcock and unanimously carried, the Board adjourned at 12:07 p.m. until further call.

[Signature page follows]

APPROVED AND ADOPTED this 14th day of May, 2026.



Chuck Garretson, Secretary, Board of Directors
North Fort Worth Water Control & Improvement
District No. 1 of Denton and Wise Counties

