

MINUTES OF MEETING
OF THE
BOARD OF DIRECTORS

THE STATE OF TEXAS §

COUNTY OF HAYS §

LASALLE MUNICIPAL UTILITY DISTRICT NO. 2 §

The Board of Directors (the "Board" or the "Board of Directors") of LaSalle Municipal Utility District No. 2 (also sometimes referred to herein as the "District") met in special session, open to the public, at 7401 B. Hwy. 71 West, Suite 160, Austin, Texas, a designated office outside the District, on May 12, 2026, and the roll was called of the members of the Board to-wit:

Kevin L. Bales	President
Chris Synan	Vice President
Brandon Wunsch	Secretary
Mark S. Baldwin	Treasurer/Assistant Secretary
Douglas Jay Dwyer	Assistant Secretary

All members of the Board were present at the commencement of the meeting, except for Director Dwyer and Director Synan. Also present were Andy Barrett of Barrett & Associates, PLLC ("Barrett & Associates"), Eliza Martinez, paralegal of Winstead PC ("Winstead"), Hieu Nguyen of Doucet & Associates, Inc. ("Doucet"), engineers for the District, Cody Abshire of Si Environmental ("Si Enviro"), operations for the District, and Justin Taack with Bott & Douthitt, PLLC ("Bott & Douthitt"), bookkeepers for the District. Additionally, Blake Reed of Waterstone Land Partners, Ltd., representing owners and developers of property within the District, was in attendance.

1. The Board called for public communications and comments, however, none being heard, the Board moved on to the next item of business.

2. The Board confirmed receipt of the Minutes from the March 10, 2026, Board meeting, and upon motion by Director Bales, seconded by Director Baldwin, said minutes were unanimously approved.

3. The Board was then asked to consider and acknowledge the annual rate adjustment in accordance with the 2025 Contract for Municipal Solid Waste Collection and Disposal Services with Texas Disposal Systems, Inc. After a full discussion, and upon motion by Director Wunsch, seconded by Director Bales, the Board unanimously approved the annual rate adjustment in accordance with the 2025 Contract for Municipal Solid Waste Collection and Disposal Services with Texas Disposal Systems, Inc.

4. With regard to the Developer report, Mr. Reed noted they are selling 9 homes per month and finishing CR58.

5. The Board was presented with a Memorandum dated May 2026 with regard to engineering matters ("Engineer's Report"). Mr. Nguyen asked the Board to approve four (4) pay

applications and one (1) change order, as listed below. Mr. Nguyen then requested acceptance for bid recommendation and award for Waterstone Unit F with contractor JL Gray Construction, Inc. for \$3,488,709.85. Mr. Barrett advised holding off awarding the contract with JL Gray Construction until they complete LaSalle Municipal Utility District (“MUD”) 2 pond repairs. After a full discussion with the Board, and upon motion by Director Pogue and seconded by Director Baldwin, the contract with JL Gray Construction was unanimously approved pending completion or satisfactory progress related to said pond repairs in LaSalle MUD 2. Mr. Nguyen reported that construction of CR 158 continues for phase 1 with contractor Lowden Excavating, LLC and Pape Dawson as engineers and is reported at 80% complete from the pay application. Waterstone Unit E is under construction with contractor Lowden Excavating, LLC and Pape Dawson as engineers, reported at 80% complete from the pay application. It was also noted that the fee for the inspection of Unit F was funded last month by the builder, TACK Development, LLC. Lastly, Waterstone Unit F has been issued notice to proceed and start construction with contractor JL Grey Construction, Inc. Upon motion by Director Wunsch, seconded by Director Bales, the Board unanimously approved the Engineer's Report, four pay applications and one change order noted below.

County Road 158, Phase 1:
Pay application No. 14 (\$164,838.51);
Pay application No. 15 (\$126,113.95).

Waterstone Unit E:
Change Order No. (\$82,416.00);
Pay application No. 8 (\$302,424.21);
Pay application No. 9 (\$337,531.66).

6. With regard to any additional water and sewer related agreements, easements, assignments, rights-of-way, related cost sharing agreements, or other related matters, Mr. Barrett noted there was nothing to discuss at such time.

7. Justin Taack with Bott & Douthitt then discussed the Cash Activity Report noting he would need the Board's approval on disbursement of checks related to director and vendor payments. Mr. Taack also the Board for one fund transfer from the TexPool Operating Account to PNC Bookkeeper’s Account in the amount of: \$48,937.41 for expenditures. Lastly, it was noted that the pay roll taxes for the 1st Quarter of 2026 have been paid and 100% of the taxes have been collected. After a brief discussion, and upon motion by Director Baldwin and seconded by Director Wunsch, the Cash Activity Report and the disbursement of funds in accordance therewith was unanimously approved.

8. Mr. Abshire then discussed with the Board an Operations Report dated May 6, 2026. Mr. Abshire reported there were no action items for the Board at this time. It was noted that there have been no major flooding issues but they are monitoring the situation. Lastly, Mr. Abshire reported that the pond levels are improving from the recent rain. After a brief discussion, and upon motion by Director Bales and seconded by Director Baldwin, the Operations Report was unanimously approved.

9. The Board confirmed the next regular meeting date would be June 9, 2026, and there being no further business to conduct, Director Wunsch moved that the meeting be adjourned, which

motion was seconded by Director Bales, and unanimously approved, and the Board adjourned until further call.

APPROVED AND ADOPTED this 9th day of June, 2026.



Brandon Wunsch, Secretary
Board of Directors
LaSalle Municipal Utility District No. 2

(DISTRICT SEAL)

