MINUTES OF MEETING
OF THE BOARD OF DIRECTORS

THE STATE OF TEXAS	§
COUNTIES OF HARRIS AND MONTGOMERY	§
EAST LAKE HOUSTON MANAGEMENT DISTRICT	§

The Board of Directors (the "Board") of East Lake Houston Management District (the "District") met in special session, on April 27, 2026, at 340 N. Sam Houston Parkway, Suite 140, Houston, Texas 77060, a designated meeting location outside the District. The roll was called of the members of the Board, to-wit:

William Glen Woodson	Chairman	Position 3
Michael Lacy	Vice Chairman	Position 1
Zach Dehghanpoor	Secretary	Position 2
James Shipman	Assistant Secretary	Position 4
Ryan Allen	Assistant Secretary	Position 5

All members of the Board were present at the commencement of the meeting, thus constituting a quorum. Also present were: Mr. Joe Fogarty, a developer of lands within the District; Mr. Jody Pepitone of ANDCO, LLC ("ANDCO"); Ms. Lynda Fuqua and Ms. Chasity Mazzuca of FdR Consulting, LLC ("Engineer"); Ms. Loren Clark of L&S District Services ("Bookkeeper"); Mr. Tony Bonaventure and Mr. Michael Mittman of Precision Utility, LLC ("Operator"); Ms. Darsey Norton, attorney, of Winstead PC; and Mr. Josh Rambo of McCall Gibson Swedlund Barfoot Ellis PLLC ("Auditor"). The following attended the meeting by telephone conference: Ms. Amy Bieber, paralegal, of Winstead PC; Mr. Matt Challis of Huntington Capital Markets; and Mr. Matt Dustin of Southstate Bank.

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

1. The Board opened the meeting to public communication or comment. Hearing none, Director Woodson moved that the Board close the public comment section of the meeting. Director Allen seconded said motion, which carried unanimously.

2. The Board reviewed the Meeting Minutes for the April 13, 2026, meeting of the Board of Directors. Upon motion by Director Woodson, seconded by Director Allen and unanimously carried, the Board approved the minutes as presented.

3. The Board next recognized Mr. Rambo, who presented to and reviewed with the Board a draft of the audit for the fiscal year ended September 30, 2025, a copy of which is attached hereto as Exhibit "A". Following a discussion, Director Woodson moved that the Board (i) approve the audit as presented; and (ii) authorize the District's auditor to file the same with the Texas Commission on Environmental Quality as required. Director Lacy seconded said motion, which carried unanimously.

4. The Board next considered amended reimbursement agreements by and between the District and developer entities and reimbursement agreements related to pledged revenues for utility and tap fees for water and sewer usage in the District. The Board recognized Ms. Norton, who discussed the amendments with the Board. Following a discussion, Director Woodson moved that the Board authorize the Board President to execute any and all agreements between meetings pursuant to final attorney review and approval of such agreements. Director Lacy seconded said motion, which carried unanimously.

5. The Board next recognized Mr. Mittman, who presented to and reviewed with the Board an operations report dated April 23, 2026, a copy of which is attached hereto as Exhibit "B". Mr. Mittman updated the Board with regard to operations and maintenance within the District, and next noted three proposals from the Operator for the Crosby Terrace development that have been included in the report. Mr. Mittman reviewed the proposals with the Board and requested that the Board approve said proposals. Following a discussion, Director Lacy moved that the Board (i) approve the Operator's proposals for Crosby Terrace as presented; and (ii) approve the Operator's report as presented. Director Woodson seconded said motion, which carried unanimously.

6. The Board deferred action with regard to a developer's report.

7. The Board next recognized Ms. Fuqua, who presented to and reviewed with the Board an engineering report dated April 24, 2026, a copy of which is attached hereto as Exhibit "C". Ms. Fuqua updated the Board with regard to engineering matters within the District and next recommended approval of action items Nos. 1-17 on the Engineer's report. Next, Ms. Fuqua presented to and reviewed with the Board pay applications, presented as action items Nos. 18-29, and invoices, presented as action items No. 30-39, and recommended approval of all pay applications and invoices as listed on the Engineer's report. Following a discussion, Director Woodson moved that the Board (i) approve action items Nos. 1-39 on the Engineer's report as recommended by the Engineer; and (ii) approve the Engineer's report as presented. Director Lacy seconded said motion, which carried unanimously.

8. The Board next recognized Ms. Clark, who presented to and reviewed with the Board a bookkeeping report dated April 27, 2026, a copy of which is attached hereto as Exhibit "D". Following a discussion, Director Woodson moved that the Board (i) approve the bookkeeping report; and (ii) authorize the payment of bills listed thereon. Director Lacy seconded said motion, which carried unanimously.

There being no further business to conduct, Director Shipman moved that the meeting be adjourned at 12:44 p.m. Director Allen seconded said motion, which carried unanimously. The Board adjourned until further call.

[Signature page follows]

APPROVED AND ADOPTED this 15th day of May, 2026.

Zach Dehghanpoor, Secretary
Board of Directors
East Lake Houston Management District

(DISTRICT SEAL)

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