MINUTES OF THE MEETING
OF THE
BOARD OF DIRECTORS

THE STATE OF TEXAS §

COUNTY OF DENTON §

DENTON COUNTY MUNICIPAL UTILITY DISTRICT NO. 11 §

The Board of Directors (the "Board") of Denton County Municipal Utility District No. 11 (the "District") met in regular session, open to the public, at 13455 Noel Road, Two Galleria Office Tower, Dallas, Texas 75240 (1st Floor Conference Room), a designated office of the District outside the boundaries of the District, on July 8, 2026, and the roll was called of the members of the Board to-wit:

Randy Edwards	President
Carlos Ojeda	Vice President
Kathleen Rains	Secretary
Erin Owens	Assistant Secretary
Anna Cross	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. Amy Bieber, paralegal, each of Winstead PC; Ms. April Little of Dye & Tovery, LLC ("Bookkeeper"); Mr. Aaron Guthrie of Green Brick Partners, a developer of lands in the District; Ms. Stephanie White of Kimley-Horn and Associates, Inc. ("Engineer"); and Mr. Luisenrique Aranda Beyer of Cedar Creek Municipal Advisors ("Financial Advisor").

The meeting was called to order at 1:00 p.m.

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

2. The Board next acknowledged receipt of the Minutes from the June 10, 2026, meeting of the Board of Directors. Following a discussion, Director Cross moved that the Board approve the Minutes as presented. Director Ojeda seconded said motion, which carried unanimously.

3. The Board next considered an Agreement for the Construction of Improvements and Reimbursement of Advances by and between the District, Taylor Morrison of Texas, Inc., and GRBK Edgewood, LLC, a copy of which is attached hereto as Exhibit "A", and an Agreement for the Construction of Improvements and Reimbursement of Advances by and between the District, TSHH, LLC, and GRBK Edgewood, LLC, a copy of which is attached hereto as Exhibit "B". Following a discussion, Director Ojeda moved that the Board approve the agreements as presented. Director Rains seconded said motion, which carried unanimously.

4. The Board next recognized Mr. Guthrie, who updated the Board with regard to development within the District, reporting that installation of the District's batch plant is underway as well as paving in Phases 1A and 1B, and construction of an elevated storage tank will begin shortly. No formal action was taken by the Board.

5. The Board next recognized Ms. White, who presented to and reviewed with the Board an Engineer's Report dated July 8, 2026, a copy of which is attached hereto as Exhibit "C", and updated the Board with regard to engineering matters within the District. Ms. White next requested that the Board authorize the Engineer to prepare construction plans and specifications for Rosebrook Phase 2B, and then recommended approval of the following pay application and change orders:

- Change Order No. 3 in the amount of $16,369.00 from FCS Construction, LP, under the clearing and mass grading improvements contract for Rosebrook Phase 1.
- Pay Application No. 7 in the amount of $199,167.03 from Blue Star Utilities, LLC ("Blue Star"), under the water, wastewater, and storm drainage improvements contract for Rosebrook Phase 1.
- Change Order No. 2 in the amount of $34,065.00 from Blue Star under the water, wastewater, and storm drainage improvements contract for Rosebrook Phase 1.

Following a discussion, Director Cross moved that the Board (i) authorize the Engineer to prepare construction plans and specifications for Rosebrook Phase 2B; (ii) approve the pay application and change orders as recommended by the District's Engineer; and (iii) approve the Engineer's Report as presented. Director Owens seconded said motion, which carried unanimously.

6. The Board next recognized Ms. Little, who presented to and reviewed with the Board a Bookkeeper's Report dated July 8, 2026, a copy of which is attached hereto as Exhibit "D". Following a discussion, Director Edwards moved that the Board (i) approve the Bookkeeper's Report; and (ii) authorize the payment of bills listed thereon. Director Rains seconded said motion, which carried unanimously.

There being no further business to conduct, Director Cross moved that the meeting be adjourned at 1:04 p.m. Director Edwards seconded said motion, which carried unanimously. The Board adjourned until further call.

[Signature page follows]

APPROVED AND ADOPTED this 12th day of August, 2026.

Kathleen Rains, Secretary
Board of Directors
Denton County Municipal Utility District No. 11

(DISTRICT SEAL)