MINUTES
MAYDE CREEK MUNICIPAL UTILITY DISTRICT

June 22, 2026

The Board of Directors (the "Board") of Mayde Creek Municipal Utility District (the "District") met in regular session, open to the public, on the 22nd day of June 2026, at the Mayde Creek Event Center, 19600 Misty Cove, Katy, Texas, inside the boundaries of the District, and the roll was called of the members of the Board:

Cyrus Dumas	President
Jessica Graham	Vice President
Betty Mancia Alvarenga	Secretary
Lee Crenshaw	Director
Erwin Sanchez	Director

and all the above were present, thus constituting a quorum.

Also present at the meeting were: Kenneth Farrar of Best Trash, LLC; Deputy Kyle San Miguel of Harris County Sheriff's Office; Michael Murr of Murr Incorporated; Shammarie Leon of Bob Leared Interests; Claudia Redden of Claudia Redden & Associates; Justin Ubernosky of INFRAMARK; Kelly Wilkenson of IDS Engineering Group ("IDS"); Tonie Pettit, the Building Manager; and Allison Leatherwood and Arlene Catalan of Allen Boone Humphries Robinson, LLP ("ABHR").

PUBLIC COMMENTS

The Board offered any members of the public attending the meeting the opportunity to make a public comment. There being no members of the public requesting to make public comments, the Board moved to the next agenda item.

The Board reviewed correspondence from One Creek West, Inc., a copy of which is attached.

MINUTES

The Board considered approving the minutes of the May 18, 2026, regular meeting. After review and discussion, Director Alvarenga moved to approve the minutes of the May 18, 2026, regular meeting. Director Crenshaw seconded the motion, which passed unanimously.

DISCUSS GARBAGE AND RECYCLING MATTERS

Mr. Farrar presented and reviewed a 2026 Automatic Adjustment Letter, a copy of which is attached, regarding the annual Consumer Price Index ("CPI") rate increase, which states the District's rate for garbage collection will increase 5.145%, from $26.70 per month per connection to $28.07 per month per connection. The new rates will take effect in the June 2026 billing cycle and will continue through May 2027.

Director Dumas reported that he has observed Best Trash employees mishandling trash containers, resulting in damage, and noted that other residents have reported witnessing similar incidents. Mr. Farrar stated that he would look into the matter.

After review and discussion, the Board concurred to approve the CPI rate adjustment.

2026 DIRECTORS ELECTION

The Board discussed the 2026 Directors Election.

CERTIFICATE OF ELECTION

The Board considered approving a Certificate of Election, reflecting the election of Betty Mancia Alvarenga and Erwin Sanchez to the Board of Directors of the District each for a four-year term. After review and discussion, Director Graham moved to approve the Certificate of Election and the distribution of same to Directors Alvarenga and Sanchez, and direct that the Certificate of Election be filed appropriately and retained in the District's official records. Director Crenshaw seconded the motion, which passed by unanimous vote.

DIRECTORS' SWORN STATEMENTS AND OATHS OF OFFICE

Ms. Leatherwood reviewed the Sworn Statement and Oath of Office for Directors Alvarenga and Sanchez. After review and discussion, Director Graham moved to approve the Sworn Statement and Oath of Office and direct that the documents be filed in the official records of the District, and that the Oath of Office be filed with the Secretary of State, as required by law. Director Crenshaw seconded the motion, which passed by unanimous vote.

REORGANIZE THE Board AND AUTHORIZE EXECUTION OF DISTRICT REGISTRATION FORM

The Board considered reorganizing the Board. After discussion, the Board concurred that all Board members would retain their current positions.

The Board then considered authorizing filing of an updated District Registration Form with the Texas Commission on Environmental Quality ("TCEQ"), reflecting the new Director terms. Following review and discussion, Director Graham moved to authorize filing of the updated District Registration Form with the TCEQ, and direct that the District Registration Form be filed appropriately and retained in the District's official records. Director Crenshaw seconded the motion, which passed by unanimous vote.

CYBER SECURITY AND ARTIFICIAL INTELLIGENCE TRAINING REQUIREMENTS

Ms. Leatherwood reviewed a memorandum regarding annual cybersecurity and artificial intelligence training requirements for local government employees and elected and appointed officials. She stated that the required training should be completed and reported to ABHR prior to the August 31st deadline for reporting compliance to the Texas Department of Information Resources ("DIR"). After review and discussion, the Board directed the required persons to complete their certified training programs and report their completion to ABHR for reporting to DIR by August 31st.

SECURITY REPORT

Deputy San Miguel reviewed a report on security matters in the District. A copy of the security report is attached. Discussion ensued regarding activities around the District. After review and discussion, Director Graham moved to accept the security report. Director Crenshaw seconded the motion, which passed unanimously.

REPORT ON LANDSCAPE MAINTENANCE

There was no report under this agenda item.

PARK AND TRAIL REPORT, INCLUDING PARK AND BUILDING MAINTENANCE; EXERCISE EQUIPMENT

Mr. Murr presented and reviewed the Park Maintenance Report, a copy of which is attached.

Mr. Murr presented and reviewed proposals for parking lot striping in the amount of $3,544.00, parking lot cleaning in the amount of $3,550.00, and painting of the iron fence surrounding the District building in the amount of $4,338.00.

Mr. Murr reported that additional cat houses have been placed within the District and stated that they will be removed.

Mr. Murr updated the Board regarding the installation of LED lighting at the District parks and reported that the previously approved lighting improvements are nearly complete. He inquired whether the Board would like to increase the lumen output of the new park lights.

Mr. Murr followed up on the two previously presented playground concepts and reviewed updated proposals for the Board's consideration. Discussion ensued.

After review and discussion, Director Graham moved to (1) approve the Park Maintenance Report; (2) approve the proposal for parking lot striping in the amount of $3,544.00; (3) approve the proposal for parking lot cleaning in the amount of $3,550.00; and (4) approve the proposal for painting the iron fence surrounding the District building in the amount of $4,338.00. Director Crenshaw seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTION

Ms. Leon reviewed the tax assessor/collector's report, including a list of bills submitted for payment and a list of delinquent taxpayers, a copy of which is attached. After review and discussion, Director Graham moved to approve the tax assessor/ collector's report and authorize payment of the bills submitted and deny termination of the delinquent tax account over the age of 65. Director Crenshaw seconded the motion, which passed unanimously.

DELINQUENT TAX MATTERS

The Board then considered authorizing the delinquent tax attorney to proceed with the collection of delinquent taxes. After discussion, Director Graham moved to authorize Perdue Brandon to proceed with the collection of delinquent taxes. Director Crenshaw seconded the motion, which passed by unanimous vote.

REGIONAL WASTEWATER TREATMENT PLANT ("WWTP") FINANCIAL AND BOOKKEEPING MATTERS, AND PAYMENT OF THE BILLS AND REVIEW OF INVESTMENTS

The Board reviewed the regional WWTP bookkeeper's report, a copy of which is attached, and the bills submitted for payment. After review and discussion, Director Crenshaw moved to accept the regional WWTP bookkeeper's report, and the bills submitted for payment. Director Alvarenga seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING

Ms. Redden presented and reviewed the District's bookkeeper's report, a copy of which is attached, and the bills submitted for payment. After review and discussion, Director Graham moved to approve the bookkeeper's report and the checks presented for payment. Director Alvarenga seconded the motion, which passed unanimously.

DISCUSS ASSOCIATION OF WATER BOARD DIRECTORS ("AWBD") SUMMER CONFERENCE, APPROVE REIMBURSEMENT OF ELIGIBLE EXPENSES, AND AUTHORIZE ATTENDANCE AT WINTER CONFERENCE

The Board discussed the AWBD summer conference. After discussion, Director Graham moved to approve reimbursement of all eligible expenses for Directors who attended the summer conference, which the District's bookkeeper confirmed are in compliance with the District's Travel Reimbursement Guidelines, and authorize attendance at the AWBD winter conference in Austin, Texas. Director Alvarenga seconded the motion, which carried by unanimous vote.

OPERATION OF DISTRICT FACILITIES

Mr. Ubernosky presented and reviewed the Operator's Report, a copy of which is attached, including system repairs and maintenance. He reported on pending and completed repairs and improvements to the District's water and sanitary sewer systems.

Mr. Ubernosky reported that Clarifier No. 1 at the wastewater treatment plant remains offline pending repairs. He presented and reviewed a proposal from Alvin Contracting in the amount of $107,350.00 for the repair of Clarifier No. 1. Mr. Ubernosky stated that IDS will submit an emergency repair notification to the Texas Commission on Environmental Quality ("TCEQ") in order to proceed with the repairs and reported that Inframark will continue to seek additional proposals to satisfy procurement requirements.

Mr. Ubernosky updated the Board regarding a reimbursement request from a resident related to a sanitary sewer backup reported on November 7, 2025, at 19319 Bristlestar. He stated that Inframark has followed up with the resident and is awaiting receipts and supporting documentation for the requested reimbursement.

Mr. Ubernosky presented and reviewed a proposal from Neil Technical Services LLC ("NTS") for the repair of Booster Pump No. 2 at the wastewater treatment plant in the amount of $4,170.00.

After review and discussion, Director Crenshaw moved to: (1) approve the Operator's Report; and (2) approve the proposal from Neil Technical Services LLC for the repair of Booster Pump No. 2. Director Graham seconded the motion, which passed unanimously.

HEARING ON TERMINATION OF WATER AND SEWER SERVICE TO DELINQUENT CUSTOMERS AND AUTHORIZE TERMINATION OF SERVICE

The Board reviewed the list of delinquent accounts. Mr. Ubernosky informed the Board that the residents on the termination list were delinquent in payment of their utility bills and had been given written notification prior to the meeting of the opportunity to appear before the Board to explain, contest, or correct the utility service bill and show reason why utility services should not be terminated for reason of nonpayment. The Board conducted a hearing regarding water and sewer service termination. Following review and discussion, Director Crenshaw moved that, because the customers on the list were not present at the meeting, nor had presented any written statement on the matter, all utility services should be terminated, if their utility bills are not paid in accordance with the District's Amended Rate Order. The motion was seconded by Director Graham, which passed unanimously.

ENGINEERING MATTERS

Mr. Wilkinson reviewed the engineering report, a copy of which is attached.

Ms. Wilkinson stated that the construction contract for the Water Plant Improvements Project is ready for Board execution.

SITE DEVELOPMENT REQUESTS AND UTILITY COMMITMENT LETTERS

There was no discussion on this matter.

REGIONAL WASTEWATER TREATMENT PLANT ADVISORY COMMITTEE

Ms. Wilkinson stated that the next Advisory Committee meeting is scheduled for August 6, 2026.

DEEDS AND EASEMENTS

There were no deeds or easements presented to the Board.

ASSET MANAGEMENT PLAN

There was no discussion on this matter.

Ms. Wilkinson updated the Board regarding Harris County Precinct No. 4's drainage study.

Ms. Wilkinson updated the Board regarding the North Park Slope Paving Improvements project. She reported that recent rainfall caused the newly installed sod to wash away and stated that the contractor has reinstalled the sod.

Ms. Wilkinson reported on the District's Risk and Resilience Assessment and reported that IDS will recertify the assessment and submit the required certification.

Ms. Wilkinson updated the Board regarding the District's Geographic Information System ("GIS").

Ms. Wilkinson updated the Board regarding the District's Emergency Preparedness Plan.

After review and discussion, Director Crenshaw moved to approve the engineer's report. Director Graham seconded the motion, which passed unanimously.

BUILDING MANAGER'S REPORT AND BUILDING MATTERS

Ms. Pettit presented and reviewed the Building Manager's Report, a copy of which is attached.

Ms. Pettit updated the Board regarding National Night Out. Discussion ensued, and the Board requested additional information, including a comparison of the estimated costs for the proposed options.

After discussion, Director Graham moved to approve the Building Manager's Report. Director Crenshaw seconded the motion, which passed unanimously.

REPORTS FROM DIRECTORS

There was no discussion under this agenda item.

INTERLOCAL AGREEMENT WITH HARRIS-GALVESTON SUBSIDENCE DISTRICT FOR WATER WISE PROGRAM

Ms. Leatherwood reviewed an Interlocal Agreement with the Harris-Galveston Subsidence District for the District's sponsorship of certain students attending Mayde Creek Elementary and Polly McRoberts Elementary schools in the Learning to be Water Wise Program for the 2026-2027 school year in the amount of $40.00 per student. After review and discussion, Director Alvarenga moved to approve the Interlocal Agreement and direct that the Agreement be filed appropriately and maintained in the District's files. Director Crenshaw seconded the motion, which passed by unanimous vote.

AGENDA ITEMS FOR NEXT BOARD MEETING

The Board noted that the next Committee meeting will be held on August 6, 2026, and the next regular meeting will be held on July 27, 2026.

There being no further business to come before the Board, Director Graham moved to adjourn the meeting. Director Crenshaw seconded the motion, which passed unanimously.

MAYDE CREEK MUNICIPAL UTILITY DISTRICT
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(SEAL)

Secretary, Board of Directors

ATTACHMENTS TO MINUTES

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