

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 284,
OF HARRIS COUNTY, TEXAS

Minutes of the Meeting of the Board of Directors
February 3, 2026

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 284, of Harris County, Texas (the "District"), met in regular session, open to the public on February 3, 2026, in accordance with the duly posted Notice of Public Meeting and the roll was called of the duly constituted officers and members of the Board, as follows:

Jake Stanley, President
Nancy Hanson, Vice President
Sylvia Garza, Secretary
John Smith, Assistant Secretary
Aimee Moffat, Assistant Secretary

and all participated in the meeting, thus constituting a quorum.

Also attending the meeting were: District resident Claudia Ramirez; Detective Javier Urena of the Harris County Sheriff's Office ("HCSO"); Emma Highberger of Wheeler & Associates, Inc. ("Wheeler"); Sean Humble of Sherrington-Humble, LLC ("S-H"); Mike Scott of Si Environmental, LLC ("SiE"); Brandon West of Touchstone District Services, LLC ("Touchstone"); Roman Khoja of Municipal Accounts & Consulting, L.P. ("MAC"); Jackie Kramer of the Park Rangers, LLC ("PR") and Murr Inc. ("MI"); and Christopher Skinner of Schwartz, Page & Harding, L.L.P. ("SPH").

The President called the meeting to order and declared it open for such business as might regularly come before the Board.

PUBLIC COMMENTS

The Board began by opening the meeting for public comments. The Board acknowledged Ms. Ramirez, who offered no public comment.

MINUTES

The Board next considered approval of the draft minutes of its meeting held on January 6, 2026. After review of the draft minutes presented, it was moved by Director Garza, seconded by Director Stanley and unanimously carried, that the minutes of the January 6, 2026, meeting be approved, as written.

SECURITY MATTERS

Detective Urena addressed the Board and delivered a verbal security report. No Board action was required.

CONTINUING DISCLOSURE REPORT

The Board next considered the approval of the Continuing Disclosure Report (the "Disclosure Report") to be prepared and filed in connection with the District's outstanding bonds. Mr. Skinner reported that SPH has not yet received the Disclosure Report, but requested the Board approve the Disclosure Report subject to final review by SPH. After discussion, it was moved by Director Stanley, seconded by Director Garza and unanimously carried, that McCall, Parkhurst & Horton L.L.P., the District's disclosure counsel, be authorized to file the Disclosure Report with the appropriate repositories prior to February 28, 2026, subject to final review of the Disclosure Report by SPH.

BOOKKEEPER'S REPORT AND QUARTERLY INVESTMENT REPORT

Mr. Khoja presented to and reviewed with the Board a written Bookkeeper's Report, dated February 3, 2026, a copy of which report is attached hereto as **Exhibit A**. Mr. Khoja then presented a Quarterly Investment Report for the reporting period ended November 30, 2025. After discussion on the matter, it was moved by Director Garza that (i) said report be approved and the disbursements identified in the Bookkeeper's Report be approved for payment, and (ii) the Quarterly Investment Report for the reporting period ended November 30, 2025, be approved, and the District's Investment Officers be authorized to execute same on behalf of the Board and the District. Director Stanley seconded said motion, which unanimously carried.

TAX ASSESSOR-COLLECTOR REPORT

Ms. Highberger presented to and reviewed with the Board the Tax Assessor-Collector Monthly Report dated January 31, 2026, and the Delinquent Tax Roll dated January 31, 2026, as prepared by Wheeler; copies of the report and roll are attached hereto as **Exhibit B**. After review and discussion, it was duly moved by Director Smith, seconded by Director Stanley and unanimously carried, that the Tax Assessor-Collector Report be approved, and the disbursements identified therein be authorized for payment from the District's tax account.

Ms. Highberger exited the meeting at this time.

ADOPTION OF RESOLUTION CONCERNING DEVELOPED DISTRICT STATUS FOR 2026 TAX YEAR

Mr. Skinner advised the Board that the procedures involved in setting a tax rate each year applicable to a particular district will depend, in part, upon whether it is determined to be a "Developed District" under Texas Water Code Section 49.23602. Mr. Skinner then reviewed with the Board a worksheet completed by S-H to assist the Board in making this determination, along with a Resolution Concerning Developed District Status for the 2026 Tax Year, a copy of which worksheet is attached hereto as **Exhibit C**. He advised the Board that pursuant to said worksheet the District is a "Developing District." Following discussion, upon motion made by Director Garza,

seconded by Director Stanley and unanimously carried, the Board determined that the District shall be considered a Developing District for the 2026 Tax Year and adopted the attached Resolution.

DELINQUENT TAX COLLECTION ATTORNEYS' REPORT

The Board deferred consideration of the Delinquent Tax Collection Attorneys' Report. Mr. Skinner informed the Board that the report is completed quarterly, and the next report is scheduled for March 2026.

OPERATIONS AND MAINTENANCE REPORT

Mr. Scott presented to and reviewed with the Board a written Operations and Maintenance Report, dated February 3, 2026, a copy of which report is attached hereto as **Exhibit D**, relative to the status of utility systems operations within the District. Mr. Scott noted that there were no action items presented, and no action was necessary by the Board regarding the matters discussed in the report at this time.

Mr. Scott next presented to and reviewed with the Board a Service Order prepared by Accurate Meter & Supply ("Accurate") for the evaluation of the interconnect vault located at Windy Mark Drive and Keith Harrow Boulevard. Mr. Scott noted that Accurate included two proposals in the Service Order for wire replacement, the purchase of an external battery pack to be installed in a new waterproof enclosure for an estimated cost of \$4,250.00, and the replacement of the vault lid with a concrete lid with an aluminum hatch in the amount of \$7,950.00. A copy of the Service Order is attached to the Operations and Maintenance Report. Mr. Humble requested the Board defer the matter until the March Board meeting to allow S-H to review the proposal. After discussion, the Board concurred to defer the Accurate proposal until the March Board meeting.

AMENDED AND RESTATED EMERGENCY WATER SUPPLY AGREEMENT BETWEEN THE DISTRICT AND HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 167 ("MUD NO. 167")

Mr. Skinner reported that SPH is working with the District's engineer and operator to evaluate the viability and necessity of the Amended and Restated Emergency Water Supply Agreement (the "Agreement"). In connection therewith, Mr. Skinner reviewed with the Board an interconnect inspection report and proposal for repairs of the interconnect from Accurate, a copy of which proposal is included with Exhibit D. After discussion, Mr. Humble recommended deferring this item until S-H has further evaluated the need for the interconnect.

AUTHORIZE OPERATOR TO PROVIDE INFORMATION TO DISTRICTS WHICH RECEIVED WATER FROM THE DISTRICT RELATIVE TO THE ANNUAL CONSUMER CONFIDENCE REPORT AND PREPARE THE DISTRICT'S CONSUMER CONFIDENCE REPORT FOR APPROVAL

The Board next discussed certain regulations promulgated by the United States Environmental Protection Agency and the Texas Commission on Environmental Quality relative

to the annual Consumer Confidence Report (“CCR”). Mr. Skinner explained that, pursuant to such CCR regulations, the District is required (i) to provide various information regarding the District's water supply to any district which received water from the District during the prior calendar year by April 1, 2026, and (ii) to prepare and provide a copy of the District's CCR to all District customers by July 1, 2026. After discussion on the matter, it was moved by Director Garza, seconded by Director Stanley and unanimously carried, that SiE be authorized and directed to provide certain required information to districts which received water from the District during 2026, the prior calendar year relative to the annual CCR, and to prepare a draft of the District's CCR for the Board's approval.

STORM WATER MANAGEMENT REPORT

Mr. Skinner presented to the Board the Storm Water Management Report for January 2026, as prepared by Storm Water Solutions ("SWS"), a copy of which report is attached hereto as **Exhibit E** and noted that there were no action items presented.

ENGINEER'S REPORT

Mr. Humble presented to and reviewed with the Board a written Engineer's Report dated February 3, 2026, a copy of which report is attached hereto as **Exhibit F**, relative to the status of projects within the District. After discussion, it was moved by Director Garza, seconded by Director Stanley and unanimously carried, that the Engineer's Report and all action items listed therein be approved, as recommended by S-H, including the approval or concurrence, as applicable, of all pay estimates, contract quantity adjustments, and change orders as may be listed therein (including the acceptance of any related TEC Form 1295).

RESOLUTION AUTHORIZING USE OF SURPLUS CONSTRUCTION FUNDS AND INTEREST EARNED ON CONSTRUCTION FUNDS TO FUND THE ADMINISTRATION BUILDING AND RECREATIONAL CENTER PROJECT

The Board deferred consideration of the approval of a proposed Resolution Authorizing Use of Surplus Construction Funds and Interest Earned on Construction Funds in connection with costs associated with completion of the Administration Building and Recreational Center Project until the next Board meeting.

ANNUAL REVIEW OF SURVEY OF WAGE RATE SCALES

Mr. Skinner reported that the United States Department of Labor ("DOL") wage rate scales for construction projects has not yet been released and asked the Board to defer the matter to the next Board meeting. After discussion, the Board concurred to defer the consideration of the DOL wage rate scales until the next Board meeting.

ISSUANCE OF UTILITY COMMITMENTS

Mr. Humble noted that there were no utility commitments requested for Board consideration at this time.

PARK AND ADMINISTRATION BUILDING MAINTENANCE REPORT

Ms. Kramer presented to and reviewed with the Board the February 3, 2026, Park and Administration Building Maintenance Parks and Trail Design Report (the Park Report") and responded to questions from the Board. A copy of the Park Report is attached hereto as **Exhibit G**. After discussion, Ms. Kramer noted that there was no action required by the Board on this matter at this time.

COMMUNICATIONS REPORT

Mr. West presented to and reviewed with the Board the February 3, 2026, Communications Report, a copy of which report is attached hereto as **Exhibit H**. After discussion, Mr. West noted that there was no action required by the Board on this matter at this time.

RENEWAL OF INSURANCE POLICIES

The Board next considered the renewal of the District's various insurance policies scheduled to expire on March 31, 2026. In that regard, the Board discussed the proposal received from the District's current insurance provider Arthur J. Gallagher & Co. ("AJG"). After discussion, Director Stanley moved that the proposal from AJG be accepted, and that the President be authorized to execute the accepted proposal on behalf of the Board and the District. Director Garza seconded the motion, which carried unanimously. A copy of the accepted proposals is attached hereto as **Exhibit I**.

MATTERS RELATED TO MAY 2, 2026, DIRECTORS ELECTION

Mr. Skinner presented to and discussed with the Board a memorandum prepared by SPH, a copy of which is attached hereto as **Exhibit J**, regarding participation in the joint election with Harris County (the "County"). In connection therewith, Mr. Skinner advised that the County will not administer the Election and the District will need to administer its own election if required.

ATTORNEY'S REPORT

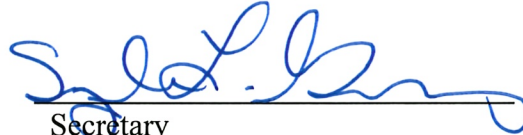
The Board next considered the Attorney's Report. In connection therewith, Mr. Skinner advised the Board that he had nothing additional to discuss with the Board of a legal nature which was not covered under specific agenda items.

FUTURE AGENDA ITEMS

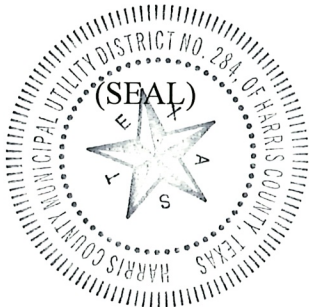
The Board considered matters to be placed on future agendas and noted that there were no additional items other than the items set forth hereinabove.

ADJOURNMENT

There being no further business to come before the Board, on motion made by Director Smith, seconded by Director Garza and unanimously carried, the meeting was adjourned.



Secretary
Board of Directors



LIST OF EXHIBITS

- Exhibit A Bookkeeper's Report and Quarterly Investment Report
- Exhibit B Tax Assessor-Collector Report
- Exhibit C Resolution Concerning Developed District Status for 2026 Tax Year
- Exhibit D Operations and Maintenance Report
- Exhibit E Storm Water Management Report
- Exhibit F Engineer's Report
- Exhibit G Park and Administration Building Maintenance Parks and Trail Design Report
- Exhibit H Communications Report
- Exhibit I 2026 Insurance Proposal from Arthur J. Gallagher & Co.
- Exhibit J Memorandum regarding Independent Elections