

**MINUTES OF REGULAR MEETING OF
FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 25
OF FORT BEND COUNTY, TEXAS**

March 19, 2026

The Board of Directors (the "Board") of Fort Bend County Municipal Utility District No. 25, of Fort Bend County, Texas (the "District"), met in regular session, open to the public, on the 19th day of March, 2026, at a regular meeting place thereof, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Jeffery Williams	President
Syed Wasim	Vice President
Mustafa Asif	Assistant Vice President
Brian Addicks	Secretary/Investment Officer
Jabirul Quadir	Assistant Secretary

and all of said persons were present, except Director Quadir, thus constituting a quorum.

Also present during all or a portion of the meeting were: Leonela Ruvalcaba, Executive General Manager; Dominique Reddick, Director of Financial Services; José Cabrera, Project Manager/Regulatory Compliance; David Nguyen, Director of Information Technology; Hector Pena with Ardurra Group Inc. ("Ardurra"), engineer for the District; Deputy Rodney Rodriguez with the Fort Bend County Sheriff's Office; Terrie Sechrist of Wallace & Philbin, L.L.P., attorneys for the District; and David Patterson with Assessments of the Southwest ("ASW"), tax assessor/collector for the District (via Zoom).

MINUTES

The Board first considered approval of the minutes of its regular meeting held on February 19, 2026. After discussion, Director Williams made a motion to approve the minutes of the February 19, 2026, Board meeting, as presented. Director Addicks seconded the motion and it carried unanimously.

PUBLIC COMMENTS

There were no public comments.

DEVELOPER'S REPORT

Mr. Pena stated that he had no information to report on this agenda item.

TAX ASSESSOR/COLLECTOR'S REPORT

Mr. Patterson then presented the Tax Assessor/Collector's Report for February, 2026 (the "Tax Report"), a copy of which is attached hereto as Exhibit "A". He reported that 94.49% of the District's 2025 tax levy and 99.20% of the District's 2024 tax levy had been collected as of February 28, 2026. Mr. Patterson next reviewed transfers to and disbursements from the tax account. He also reviewed the delinquent tax roll, a copy of which is included in Exhibit "A".

Mr. Patterson next reviewed three (3) requests for waiver of penalties and interest with the Board. After discussion, the Board concurred to deny these requests as they did not meet the statutory criteria which would allow granting the requests.

After further discussion, Director Asif made a motion to accept the Tax Report and authorize payment of all disbursements listed thereon or otherwise presented at the meeting. Director Wasim seconded the motion, and it carried unanimously.

DELINQUENT TAX ATTORNEY'S REPORT

Ms. Ruvalcaba next presented the Delinquent Tax Attorney's Report (the "Delinquent Tax Report"), a copy of which is attached hereto as **Exhibit "C"**. She stated that no Board action was required on this agenda item.

ENGINEER'S REPORT

Mr. Pena then presented the Engineer's Report prepared by Ardurra (the "Engineer's Report"), a copy of which is attached hereto as **Exhibit "D"**.

Mr. Pena next presented: (i) Pay Estimate No. 9 and Final from the Brandt Companies, LLC for the Water Plant No. 3 Electrical Equipment Replacement Project (the "WP No. 3 Electrical Project") in the amount of \$48,607.70; (ii) Pay Estimate No. 1 from Lopez Utilities Contractor, LLC for the Sanitary Sewer Rehabilitation Annual Service (the "SS Rehabilitation Annual Service") in the amount of \$127,907.50; and (iii) Pay Estimate No. 2 from AR Turnkey for the Sanitary Sewer Lift Stations 6 & 11 Improvements and 12" Sanitary Force Main Project (the "Lift Stations 6 & 11 and Force Main Improvements Project") in the amount of \$1,481,130.90. Mr. Pena stated that Ardurra recommends approval of these Pay Applications.

Mr. Pena then presented Task Order No. E-76 for On-Call Sanitary Sewer and Manhole Rehabilitation Engineering Support (the "Task Order E-76") in an amount not to exceed \$22,000 in engineering fees. After discussion, the Board concurred to table this item for further review.

A. Permit Amendments and renewals

Mr. Pena stated that he had no information to report on this agenda item.

B. Capacity analysis

Mr. Pena informed the Board that the modeling had been completed for the Alternative Capacity Request. He stated a submission for approval would be sent to the Texas Commission on Environmental Quality next week.

C. Authorize and/or approve Bond application reports

Mr. Pena stated that he had no information to report on this agenda item.

D. Construction of non-capital projects

Mr. Pena stated that he had no information to report on this agenda item.

E. Coordination of projects with Project Management Engineer

Mr. Pena stated that he had no information to report on this agenda item.

F. Developer projects, new development, and requests for service

Mr. Pena stated that he had no additional information to report on this agenda item.

G. Authorize and/or concur with the design, advertisement for bids and/or award of contracts for the construction of water, sanitary sewer and drainage or other facilities within the District

Mr. Pena then presented and reviewed the bid tabulation for the upgrades to Water Well Nos. 1 and 2, a copy of which is included in Exhibit "D". He stated the low bid was submitted by Elite Texas Industrial Services, LLC ("Elite Texas") in the amount of \$355,500, and that Ardurra recommends awarding the contract to Elite Texas.

H. Approve and/or concur in the approval of pay estimates and change orders on current construction projects within the District

Mr. Pena stated that he had no information to report on this agenda item.

I. Grant or accept site and/or easement conveyances for facilities constructed or to be constructed for or on behalf of the District.

Mr. Pena stated that he had no information to report on this agenda item.

J. Grant or consent to easements over District property

Mr. Pena stated that he had no information to report on this agenda item.

K. Review status of the developments within the District

Mr. Pena stated that he had no information to report on this agenda item.

L. Review summary of pending projects, including the status thereof

Mr. Pena stated that he had no information to report on this agenda item.

M. Procedures planned for remediation and recovery

Mr. Pena stated that he had no information to report on this agenda item.

N. Evaluation planned to determine status of storm drainage systems

Mr. Pena stated that he had no information to report on this agenda item.

O. Reimbursement and payment options

Mr. Pena stated that he had no information to report under this agenda item.

After discussion, Director Wasim made a motion to: (i) accept the Engineer's Report; (ii) approve Pay Estimate No. 9 and Final for the WP No. 3 Electrical Project; (iii) approve Pay Estimate No. 1 for the SS Rehabilitation Annual Service; (iv) approve Pay Estimate No. 2 for the Lift Stations 6 & 11 and Force Main Improvements Project; and (v) to award the construction contract for upgrades to Water Well Nos. 1 and 2 to Elite Texas, subject to review of the contract, bonds and insurance. Director Addicks seconded the motion, which carried by unanimous vote.

ATTORNEY'S REPORT

A. Consider requests for annexation of land into the District and authorize all appropriate action, including acceptance of annexation petitions from landowners, execution of petitions to the City of Houston for consent to annexation, adoption of Order(s) Adding Land into the District and approval of Amendment to District Information Form

Ms. Sechrist stated that she had no information to report on this agenda item.

B. Approval of utility commitment letters

Ms. Sechrist stated that she had no information to report on this agenda item.

C. Approval of developer reimbursement agreements

Ms. Sechrist stated that she had no information to report on this agenda item.

D. Approval of resolutions to the Texas Commission on Environmental Quality (the "TCEQ") regarding the release of escrowed funds, the use of surplus funds or a change in use of funds

Ms. Sechrist stated that she had no information to report on this agenda item.

E. Approval of the audit of reimbursements to be made to a developer from the proceeds of the sale of the District's Bonds

Ms. Sechrist stated that she had no information to report on this agenda item.

F. Adopt amendments to the District's Rate Order

Ms. Sechrist stated that she had no information to report on this agenda item.

G. AWBD Summer Conference Matters

Ms. Sechrist then discussed the upcoming AWBD Summer Conference to be held in June in Grapevine, Texas. After discussion, Director Wasim made a motion to authorize all interested Directors to attend the June AWBD Summer Conference. Director Williams seconded the motion and it carried unanimously.

H. Annual Review of Wage Rates

Ms. Sechrist next discussed the annual review of wage rates and requested Board authorization to conduct a survey of wage rates. After discussion, Director Wasim made a motion to authorize the survey of wage rates. Director Williams seconded the motion and it carried unanimously.

Ms. Sechrist and the Board then discussed Phase II of the Park Improvement Project. She informed the Board that the District's Series 2017A Park Bonds had a line item for this project, so a surplus funds resolution was not needed. After discussion, upon a motion made by Director Wasim and seconded by Director Addicks, the Board voted unanimously to accept the Attorney's Report.

GENERAL MANAGER'S REPORT

A. Operations and Projects Reports, including:

- (i) Overall Field Operations Report;**
- (ii) Illegal Hookups and/or violations of the District's Rate Order;**
- (iii) Construction, Engineering, and project updates;**
- (iv) Other Operations issues;**
- (v) General Operations issues;**
- (vi) General construction issues;**
- (vii) Detention and outfall updates; and**
- (viii) QLIP items.**

Mr. Cabrera next presented the monthly Field Operations Report, and the Construction and Projects Summary Report, copies of which are attached hereto as part of **Exhibit "E"**. He reported that water accountability in the District was 100% for February.

B. Building Maintenance and Landscaping/Grounds Maintenance Items, including:

- (i) General building items; and**
- (ii) General landscape and grounds items.**

Mr. Cabrera next presented the Building Maintenance Report, a copy of which is attached hereto as part of **Exhibit "F"**. He informed the Board that the preliminary work at Water Well No. 4 should be completed by the end of the month.

After discussion, a motion was made by Director Asif to accept the Field Operations Report, the Construction and Projects Summary Report, and the Building and Maintenance Report. The motion was seconded by Director Wasim and carried by unanimous vote.

C. Billing & Collections Report, including:

- (i) Conduct hearing and authorize termination of water service to delinquent accounts;**
- (ii) Review of customer communications regarding billing issues;**
- (iii) Consider Rate Order issues; and**
- (iv) Consider other actions or issues associated with billing.**

Ms. Ruvalcaba next presented the Billing and Collections Report. The Board then conducted a hearing regarding water and sewer service terminations. Ms. Ruvalcaba informed the Board that the customers on the Termination List were delinquent in the payment of their utility bills and were given written notification at least seven (7) days prior to the meeting of the opportunity to appear before the Board to explain, contest or correct their utility bills and to show reason why utility service should not be terminated for reason of non-payment.

After discussion, a motion was made by Director Asif to accept the Billing and Collections Report and to authorize termination of delinquent accounts that have not paid in accordance with the District's Rate Order or an approved payment plan. The motion was seconded by Director Addicks and carried by unanimous vote.

D. Information Technology Report and other information to include:

- (i) **Fixed Network Update (meter reads and analytics); and**
- (ii) **Other Information Technology related items.**

Mr. Nguyen next presented the Information Technology Report. Director Williams then requested the creation of an electronic shared calendar listing meetings and deadlines. Mr. Reddick and Ms. Ruvalcaba stated that they would create a list of items for the proposed calendar, and provide same to Mr. Nguyen for creation of a draft shared calendar.

E. Financial Services Report, including:

- (i) **Approve the District Bookkeeper's Report, the Investment Report and other Financial Reports and payment of bills.**

Mr. Reddick then presented the bookkeeper's report, a list of bills presented for payment, a summary of the District's budget and expenditures, and an investment report prepared in accordance with the Public Funds Investment Act (collectively, the "Bookkeeper's Report"), a copy of which is attached hereto as **Exhibit "G"**.

After discussion, a motion was made by Director Wasim to accept the Bookkeeper's Report. The motion was seconded by Director Williams and carried by unanimous vote.

F. Human Resources, Operations Group Goals, Policies and General Policy matters, including:

- (i) **Update, review, and approve, if appropriate, Policy Manuals, SOPs, etc.; and**
- (ii) **Any other matters deemed appropriate and related to overall Administrative items, Human Resources, etc.**

Ms. Ruvalcaba informed the Board that Brenda Tamez would be handling the agendas and Board packets going forward.

G. Risk Management Policies, Regulatory Compliance Matters, Standard Operations Procedures (SOPs), Red Flag Policies, Safety Reports, Group Goals, and other related administrative items, including:

- (i) **Approve SOPs presented;**
- (ii) **Approve any policy changes and/or amendments;**
- (iii) **Ongoing training items;**
- (iv) **Community Projects and Communication;**
- (v) **Risk Management items;**
- (vi) **Review and approve first quarter results of Group Goals for fiscal year 2025-2026;**

Ms. Ruvalcaba stated that she had no information to report under these agenda items.

- (vii) **Status of GRP subsidence report; and**
- (viii) **Approve Annual Drought Contingency Plan.**

Mr. Cabrera stated that he had no information to report under these agenda items.

H. Executive Management Reports to include Financial/Budget, Group Goals, Strategic, Legal, Engineering, Project, and Future Strategic Planning updates, including:

- (i) **General legal items;**
- (ii) **General engineering items;**
- (iii) **General project items; and**
- (iv) **Future/Strategic Planning Issues (overall).**

Ms. Ruvalcaba stated that she had no information to report under these agenda items.

After further discussion, a motion was made by Director Williams to adjourn the meeting. The motion was seconded by Director Addicks and carried unanimously.

PASSED, APPROVED, and ADOPTED this 16th day of April, 2026.


Secretary, Board of Directors

(DISTRICT SEAL)

