

# HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 493

## Minutes of Meeting of Board of Directors

March 24, 2026

The Board of Directors (the "Board") of Harris County Municipal Utility District No. 493 (the "District") met in regular session, open to the public, on March 24, 2026, at 1300 Post Oak Boulevard, Suite 2500, Houston, Harris County, Texas, in accordance with the duly posted notice of meeting, and the roll was called of the duly constituted members of said Board of Directors, as follows:

Burt Lazar, President  
Tommy J. Vicknair, Vice President  
Kaci Schlachter, Secretary  
Greg Garner, Jr., Assistant Secretary  
Summer Roundtree, Assistant Secretary

and all of said persons were present, with the exception of Directors Schlachter and Vicknair, thus constituting a quorum. Director Vicknair entered the meeting after it was called to order, as noted herein.

Also present were Miguel Medina of Municipal Accounts & Consulting, L.P. ("MA&C"); Lindsey DeLong of Inframark, LLC ("Inframark"); Rebecca Olvera of Assessments of the Southwest, Inc. ("ASW"); Dan Kolkhorst of Howard Hughes Holdings Inc., on behalf of Bridgeland Development, LP ("Developer"); Will Gutowsky of BGE, Inc. ("BGE"); Barbara Nussa of Republic Services, Inc. ("Republic"); Greg Lentz of Masterson Advisors, LLC ("Masterson"); Jimmy Stewart, a resident of the District; and Joseph M. Schwartz, Chanel J. Holmes, Jessica Chen, Cullen Richardson, Cole Trolinger and Lindsey H. Pittman 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 it.

### **PUBLIC COMMENTS**

The Board opened the meeting for public comment. Mr. Schwartz introduced Ms. Holmes, Ms. Chen, Mr. Richardson, and Mr. Trolinger to the Board. The Board proceeded to the next item of business.

### **APPROVAL OF MINUTES**

The Board considered approval of the minutes of its meeting held on February 24, 2026. Following review and discussion of the minutes presented, it was moved by Director Lazar, seconded by Director Garner, and unanimously carried that the minutes of the Board meeting held on February 24, 2026, be approved, as written.

## **BOOKKEEPER'S REPORT**

Mr. Medina presented to and reviewed with the Board the Bookkeeper's Report dated March 24, 2026, including disbursements presented for payment, a copy of which is attached hereto as **Exhibit A**. Following discussion, it was moved by Director Lazar, seconded by Director Garner, and unanimously carried, that the Bookkeeper's Report, including the disbursements listed therein for payment, be approved, as presented, except for check no. 2874, which was voided.

Director Vicknair entered the meeting at this time.

## **TAX ASSESSOR COLLECTOR'S REPORT**

Ms. Olvera presented to and reviewed with the Board the Tax Assessor-Collector's Report and Delinquent Tax Roll for the month ending February 28, 2026, a copy of which is attached hereto as **Exhibit B**. Following discussion, Director Lazar moved that the Tax Assessor-Collector's Reports be approved, as presented, and the disbursements listed therein be authorized for payment. Director Garner seconded said motion, which unanimously carried.

## **PAYMENT SERVICES AGREEMENT WITH FIRST BILLING SERVICES, LLC ("FIRST BILLING")**

The Board deferred consideration of the Payment Services Agreement with First Billing, as it was noted that the District's consultants are still preparing said agreement.

## **DELINQUENT TAX COLLECTIONS REPORT**

Mr. Schwartz presented to and reviewed with the Board a Delinquent Tax Report prepared by Perdue, Brandon, Fielder, Collins & Mott, L.L.P., delinquent tax attorneys for the District, a copy of which is attached hereto as **Exhibit C**. Following discussion, it was noted that no action was required of the Board at this time in connection with the Delinquent Tax Report.

## **UNCLAIMED PROPERTY REPORT**

The Board considered authorizing the preparation of Unclaimed Property Reports as of March 1, 2026. After discussion on the matter, Director Lazar moved that the District's consultants be authorized to research the District's accounts to determine whether the District has unclaimed property and the District's Bookkeeper and/or Tax Assessor-Collector be authorized to prepare such report for the Board's approval. Director Garner seconded said motion, which unanimously carried.

## **OPERATOR REPORT**

Ms. DeLong presented to and reviewed with the Board an Operations and Maintenance Report dated March 24, 2026, a copy of which is attached hereto as **Exhibit D**. In connection therewith, Ms. DeLong requested the Board's approval to refer six (6) delinquent accounts, totaling \$994.71, to collections. Following discussion, Director Lazar moved that the Operations and

Maintenance Report be approved and that Inframark be authorized to refer the six (6) delinquent accounts, totaling \$994.71, to collections. Director Garner seconded said motion, which unanimously carried.

### **WATER LOSS AUDIT**

The Board deferred consideration of the 2025 Water Loss Audit (the "Audit"), as it was noted that the Audit is still being prepared by the District's consultants.

### **ENGINEER'S REPORT**

Mr. Gutowsky next presented to and reviewed with the Board the Engineer's Report dated March 24, 2026, a copy of which is attached hereto as **Exhibit E**, including the pay estimates and change orders listed therein. Following discussion of the Engineer's Report, Director Lazar moved that the Engineer's Report be accepted, and all action items therein be approved, as recommended by BGE. Director Garner seconded said motion, which unanimously carried.

### **SUBMISSION OF CRITICAL LOAD STATUS INFORMATION TO ELECTRICITY PROVIDERS**

Mr. Schwartz reported that Section 13.1396 of the Texas Water Code, requires that a District must annually submit to each electric distribution utility and each retail electric utility provider a list of its facilities which may qualify for critical load status and various emergency contact information for a determination that the facilities qualify for critical load status. After discussion on the matter, Director Lazar moved that the District's Engineer be authorized to make such annual filings on behalf of the District. Director Garner seconded the motion, which carried unanimously.

### **STATUS OF PROPOSED ISSUANCE OF THE DISTRICT'S \$14,500,000 UNLIMITED TAX BONDS, SERIES 2026 (THE "SERIES 2026 BONDS")**

The Board next considered the status of the proposed issuance of the District's Series 2026 Bonds. In connection therewith, Mr. Schwartz reported that the District's Engineers are preparing a draft Bond Application Report to be filed with the Texas Commission on Environmental Quality. Following discussion, it was noted that no action was required of the Board at this time.

### **SUBMERGED STORM SEWER AGREEMENTS**

The Board deferred consideration of Submerged Storm Sewer Agreements, as it was noted that none were presented.

### **STREET LIGHT LETTER AGREEMENTS**

The Board deferred consideration of Street Light Letter Agreements, as it was noted that none were presented.

## **GARBAGE AND RECYCLING COLLECTION SERVICES**

Ms. Nussa next provided the Board with a general update regarding the District's garbage and recycling collections. In connection therewith, she reported that there were no service issues. She noted that the District's document shred event is scheduled for March 28, 2026. Following discussion, it was noted that no action was requested of the Board at this time.

## **UTILITY COMMITMENTS**

Mr. Schwartz advised that there were no new requests for commitments received.

## **BRIDGELAND WATER AGENCY (THE "AGENCY")**

The Board next considered the status of matters related to the Agency. In connection therewith, Mr. Schwartz reported that the Agency sponsored a barbeque and car show event, which took place on March 20 and 21. He further noted that the Agency has scheduled the 2026 hazardous waste event for October 24, 2026. Following discussion, it was noted that no action was required of the Board at this time in connection with Agency matters.

## **WEBSITE UPDATES**

Mr. Schwartz presented to and reviewed with the Board the Communications Report dated March 24, 2026, prepared by Touchstone, a copy of which is attached hereto as **Exhibit F**. It was noted that no action was required by the Board in connection with the Communications Report at this time.

## **DEVELOPER'S REPORT**

Mr. Kolkhorst presented to and reviewed with the Board the home inventory report through February 2026, as prepared by the Developer, a copy of which is attached hereto as **Exhibit G**. It was noted that no action was required by the Board in connection with such report.

## **PROPOSED ANNEXATION**

The Board next considered a proposed annexation of 186.026 acres as requested by Bridgeland Development, LP and Cypress Christian School, Inc. (collectively, the "Landowners"). In connection therewith, Mr. Schwartz advised the Board that SPH has provided the Petitions for Addition of Certain Land to the District to the WHCRWA and has requested WHCRWA's consent to the annexation. SPH is currently waiting to receive said consent. Following discussion, it was noted that no action was required of the Board at this time in connection with the proposed annexation.

## **SUPPLEMENTAL AGENDA**

The Board considered cancellation of the Directors Election called for May 2, 2026. Mr. Schwartz advised that, in accordance with Subchapter C, Chapter 2 of the Texas Election Code,

the District may cancel the Directors Election if each candidate whose name is to appear on the ballot and/or has registered as a write-in candidate is unopposed as of 5:00 p.m. on February 17, 2026. In such case, the Board may declare the unopposed candidates to be elected. In that regard, there was presented to the Board a certificate of the Secretary declaring all candidates unopposed. Mr. Schwartz then presented and reviewed the Order Declaring Candidates Elected, attached hereto as **Exhibit H**. After discussion, Director Lazar moved that the Order be adopted by the Board declaring Burt M. Lazar and Jimmy Stewart elected Directors of the District, each to serve a term of four years or until a successor is duly elected or appointed, that the President be authorized to execute and the Assistant Secretary to attest same on behalf of the Board and the District, and that the Directors Election called for May 2, 2026, be cancelled. Director Garner seconded said motion, which unanimously carried.

**ATTORNEY'S REPORT**


The Board next considered the attorney's report. In connection therewith, Mr. Schwartz reported that he had no further items of a legal nature to discuss, which had not already been discussed.

**FUTURE AGENDA ITEMS**

The Board considered items for placement on future agendas. No other specific agenda items other than routine and ongoing matters, or those discussed above, were requested.

**ADJOURNMENT**

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

  
Asst. Secretary



**HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 493**

**LIST OF ATTACHMENTS TO MINUTES**

**March 24, 2026**

---

Exhibit A	Bookkeeper's Report and Quarterly Investment Report
Exhibit B	Tax Assessor-Collector Report
Exhibit C	Delinquent Tax Report
Exhibit D	Operations and Maintenance Report
Exhibit E	Engineer's Report
Exhibit F	Communications Report
Exhibit G	Developer's Home Inventory Report
Exhibit H	Developer's Home Inventory Report