

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 493

Minutes of Meeting of Board of Directors

August 25, 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 August 25, 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
Greg Garner, Jr., Secretary
Summer Roundtree, Assistant Secretary
Jimmy Stewart, Assistant Secretary

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

Also present were Danielle Harleston of Assessments of the Southwest, Inc. ("ASW"); Brian Gates of Howard Hughes Holdings Inc., on behalf of Bridgeland Development, LP ("Developer"); Lindsey DeLong of Inframark, LLC ("Inframark"); Miguel Medina of Municipal Accounts & Consulting, L.P. ("MA&C"); Will Gutowsky of BGE, Inc. ("BGE"); Barbara Nussa of Republic Services, Inc. ("Republic"); Greg Lentz of Masterson Advisors, LLC ("Masterson"); and Mitchell G. Page 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. No comments were offered and the Board proceeded to the next item of business.

APPROVAL OF MINUTES

The Board considered approval of the minutes of its meeting held on July 28, 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 July 28, 2026, be approved, as written.

Director Vicknair entered the meeting at this time.

BOOKKEEPER'S REPORT

Mr. Medina presented to and reviewed with the Board the Bookkeeper's Report dated August 25, 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.

TAX ASSESSOR COLLECTOR'S REPORT

Ms. Harleston presented to and reviewed with the Board the Tax Assessor-Collector's Report and Delinquent Tax Roll for the month ending July 31, 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.

DELINQUENT TAX COLLECTIONS REPORT

The Board deferred consideration of the Delinquent Tax Report prepared by Perdue, Brandon, Fielder, Collins & Mott, L.L.P., delinquent tax attorneys for the District, as it was noted that no report was received, nor due at this time.

2026 TAX RATE RECOMMENDATION

The Board deferred consideration of the 2026 tax rate recommendation, as it was noted that said recommendation is still being prepared by the District's financial advisor.

OPERATOR REPORT

Ms. DeLong presented to and reviewed with the Board an Operations and Maintenance Report dated August 25, 2026, a copy of which is attached hereto as **Exhibit C**. In connection therewith, Ms. DeLong requested the Board's authorization to complete the annual testing of four (4) non-residential meters, at a total cost of \$800. She also noted that other districts within the Bridgeland community have purchased custom valve markers for district assets, and inquired if the Board has interest in doing the same. Following discussion, Director Vicknair moved that (i) the Operations and Maintenance Report be approved, and (ii) Inframark be authorized to complete testing of four (4) non-residential meters, as recommended by Inframark. Director Garner seconded said motion, which unanimously carried. The Board requested that Ms. DeLong bring a proposal for custom valve markers for District assets to a future Board meeting.

Ms. DeLong next discussed the necessity of extending water service lines for seventy-two (72) lots due to the placement of landscaping reserves adjacent to the lots. She explained that each service line will need to be extended by about 50 feet. The total cost for the work will be approximately \$95,000. Following detailed discussion on the matter, Director Lazar moved that Inframark be authorized to extend said service lines, as recommended. Director Garner seconded said motion, which unanimously carried.

ENGINEER'S REPORT

Mr. Gutowsky next presented to and reviewed with the Board the Engineer's Report August 25, 2026, a copy of which is attached hereto as **Exhibit D**, including the pay estimates and change orders listed therein. In connection therewith, Mr. Gutowsky requested the Board's concurrence in award of the construction contracts for: (i) Prairieland Village, Section 89 Water, Sanitary Sewer, Drainage and Paving Facilities to Unitas Construction, Inc.; (ii) Prairieland Village, Section 93 Water, Sanitary Sewer, Drainage and Paving Facilities to Unitas Construction, Inc.; (iii) Prairieland Village, Section 90 Water, Sanitary Sewer, Drainage and Paving Facilities to Unitas Construction, Inc.; (iv) Prairieland Village, Section 91 Water, Sanitary Sewer, Drainage and Paving Facilities to Unitas Construction, Inc.; (v) Prairieland Crossing, Section 3 Water, Sanitary Sewer, Drainage and Paving Facilities to Unitas Construction, Inc.; and (vi) Prairieland Village, Section 53 Water, Sanitary Sewer, Drainage and Paving Facilities to Unitas Construction, Inc. He also requested the Board's ratification of its prior approval of: (i) Letter of Intent to Record Easements – Peek Road, Sec. 13; (ii) Letter of Intent to Record Easements – Prairieland Village, Sec. 88; (iii) Letter of Intent to Record Easements – Prairieland Village, Sec. 89; (iv) Letter of Intent to Record Easements – Prairieland Village, Sec. 90; (v) Letter of Intent to Record Easements – Prairieland Village, Sec. 91; (vi) Letter of Intent to Record Easements – Prairieland Village, Sec. 92; and (vii) Letter of Intent to Record Easements – Prairieland Village, Sec. 93. Further, he requested the Board's approval for: (i) Water Line Easement (Prairieland Village, Section 89 – 0.0166 acre); (ii) a Water Line Easement (Prairieland Village, Section 89 – 0.2699 acre); (iii) Sanitary Sewer Easement (Prairieland Village, Section 89 – 0.0023 acre); (iv) Water Line Easement (Prairieland Village, Section 90 – 0.0109 acre); (v) (Prairieland Village, Section 90 – 0.1401 acre); and (vi) an Auto-Flusher Agreement to serve Prairieland Crossing, Section 3, a copy of which is included with the Engineer's Report. 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, including the contract awards, conveyance of facilities, and acceptance of easements, as discussed. Director Garner seconded said motion, which unanimously carried.

SUBMERGED STORM SEWER AGREEMENTS

The Board next considered proposed Storm Sewer Agreements. In connection therewith, Mr. Gutowsky presented to and reviewed with the Board a Storm Sewer Agreement, to serve Nature Preserve Way Street Dedication, Section 4, a copy of which is attached hereto as **Exhibit E**. Following discussion, Director Lazar moved to approve said Storm Sewer Agreement, as recommended by BGE. Director Garner seconded said motion, which unanimously carried.

STREET LIGHT LETTER AGREEMENTS

The Board next considered proposed Street Light Letter Agreements. In connection therewith, Mr. Page presented to and reviewed with the Board Street Light Letter Agreements to serve Prairieland Village, Sections 88, 89, 90, 92, 93, 94, and 95, copies of which are attached hereto as **Exhibit F**. Following discussion, Director Lazar moved that the Street Light Letter Agreements be approved, as recommended. Director Garner seconded said motion, which

unanimously carried.

ISSUANCE OF THE DISTRICT'S UNLIMITED TAX BONDS, SERIES 2026 (THE "SERIES 2026 BONDS")

The Board considered the proposed issuance of the District's Series 2026 Bonds. In connection therewith, Mr. Lentz presented to and reviewed with the Board the draft Preliminary Official Statement and Notice of Sale, copies of which are attached hereto as **Exhibit G**. After discussion, it was moved by Director Lazar that (i) the Preliminary Official Statement and Official Notice of Sale be approved; (ii) Masterson be authorized to advertise for the sale of the Series 2026 Bonds, subject to receipt of the final Order and staff memorandum of the Texas Commission on Environmental Quality approving same; (iii) The Bank of New York Mellon Trust Company, N.A. be designated as the Paying Agent/Registrar in connection with the Series 2026 Bonds; (iv) the District's Bookkeeper be authorized to issue payment for the Attorney General's transcript review fees; and (v) the use of BaseFund portal for closing and transaction wire fraud insurance be approved. Director Garner seconded said motion, which carried unanimously.

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 noted that she had no service issues to report. After discussion, it was noted that no action was requested of the Board at this time.

UTILITY COMMITMENTS

Mr. Page 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. Page provided a brief update on Agency matters. He noted that the patrol contract with the Harris County Constable's Office are currently up for renewal, and that the Agency will be contracting two additional deputies, for a total of 26 deputies. He also noted that National Night Out is October 18, and the Agency's hazardous waste event is scheduled for October 24. Following discussion, it was noted that no action was required at this time in connection with Agency matters.

WEBSITE UPDATES

Mr. Page presented to and reviewed with the Board the Communications Report dated August 25, 2026, prepared by Touchstone, a copy of which is attached hereto as **Exhibit H**. It was noted that no action was required by the Board in connection with the Communications Report at this time.

DEVELOPER'S REPORT

Mr. Gates presented to and reviewed with the Board the home inventory report through July 2026, as prepared by the Developer, a copy of which is attached hereto as **Exhibit I**. 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. Page advised the Board that Petition for Addition of Certain Land to the District was filed with the City of Houston on April 27, 2026. Following discussion, it was noted that no action was required of the Board at this time in connection with the proposed annexation.

CYBERSECURITY TRAINING

Mr. Page reminded the Board that each director is required to complete cybersecurity training prior to August 31 each year. The Board noted that Directors Lazar, Garner, Stewart, and Vicknair have completed a certified cybersecurity training program for the 2026 compliance year.

ATTORNEY'S REPORT

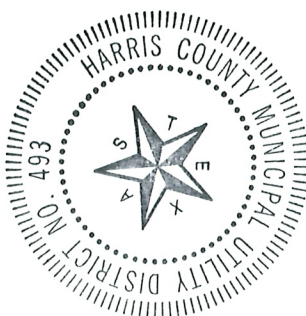
The Board next considered the attorney's report. In connection therewith, Mr. Page reported that he had no further items of a legal nature to discuss, which had not already been discussed.

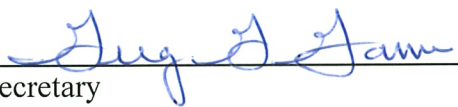
FUTURE AGENDA ITEMS

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.




Secretary

HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 493

LIST OF ATTACHMENTS TO MINUTES

August 25, 2026

Exhibit A	Bookkeeper's Report
Exhibit B	Tax Assessor-Collector Report
Exhibit C	Operations and Maintenance Report
Exhibit D	Engineer's Report
Exhibit E	Submerged Storm Sewer Agreement (Nature Preserve Way Street Dedication, Section 4)
Exhibit F	Street Light Letter Agreements (Prairieland Village, Sections 88, 89, 90, 92, 93, 94, and 95)
Exhibit G	Draft Notice of Sale and Preliminary Official Statement (Series 2026 Bonds)
Exhibit H	Communications Report
Exhibit I	Developer's Home Inventory Report