MINUTES
FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 5

September 24, 2026

The Board of Directors (the "Board") of Fort Bend County Municipal Utility District No. 5 (the "District") met in regular session, open to the public, on the 24th day of September 2026, at the offices of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, Suite 2400, Houston, Texas, outside the boundaries of the District, and the roll was called of the members of the Board:

Carol Walker	President
LaToya Phillips	Vice President
Trina Johnson	Secretary
Alfredo Garza	Assistant Vice President
Corey Gurney	Assistant Secretary

and all of the above were present, except Director Garza, thus constituting a quorum.

Also attending the meeting were Angel Ruvalcaba of KGA/DeForest LLC ("KGA"); Marco Montes of EHRA Engineering ("EHRA"); Kristy Schoonover of Tax Tech, Inc.; Sarah Valladares of Stormwater Solutions, LLC ("SWS"); Brandon West of Touchstone District Services ("Touchstone"); Greg Dubiel of Municipal Operations & Consulting, Inc. ("MOC"); Veronica Hernandez of McLennan & Associates, L.P.; Justin Wagner of Woodmere Development Co., Ltd.; and Greer Pagan and Aidé Meza of Allen Boone Humphries Robinson LLP ("ABHR").

PUBLIC COMMENT

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 a public comment, the Board moved to the next agenda item.

MINUTES

The Board considered approving the minutes of the August 27, 2026, meeting. Following review and discussion, Director Phillips moved to approve the minutes, as presented. Director Johnson seconded the motion, which passed unanimously.

SECURITY MATTERS

The Board reviewed a copy of the security report, a copy of which is attached. The Board discussed security matters in the District. Director Phillips reported that she was informed by Captain Hansen that the District's proposed law enforcement services contract with the Fort Bend County Constable's Office, Precinct No. 4 ("FBCP4"), had

been removed from consideration by Fort Bend County Commissioners Court. Discussion ensued regarding alternative security service providers available to the District if the contract with FBCP4 is not approved. Following discussion, the Board concurred to defer further consideration of security services until after the next meeting of Fort Bend County Commissioners Court.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Hernandez presented and reviewed the bookkeeper's report and invoices for the Board's review. A copy of the bookkeeper's report, including a list of checks presented for approval, is attached.

Mr. Pagan discussed the issuance of checks for National Night Out expenses and recommended that, going forward, such checks be made payable directly to the applicable homeowners' associations rather than individual Directors. Discussion ensued regarding the District's policies and procedures for payment of event-related expenses. Director Phillips discussed the reasons for the current payment process, including requirements relating to certificates of insurance. Director Walker discussed the certificate of insurance requirements and the availability of obtaining insurance coverage for individual events. The Board noted Mr. Pagan's recommendation.

Following review and discussion, Director Walker moved to approve the bookkeeper's report and payment of the invoices, as presented. Director Phillips seconded the motion, which passed unanimously.

ARBITRAGE REBATE REPORT FOR THE SERIES 2021 BONDS

Mr. Pagan stated that OmniCap Group LLC has completed the Arbitrage Rebate Report on the Series 2021 Bonds (the "Report"). Mr. Pagan added that the Report reflects that no yield reduction payment is due to the Internal Revenue Service. Following review and discussion, there was no action on this matter.

TAX ASSESSMENT AND COLLECTIONS MATTERS

Ms. Schoonover presented the tax assessor/collector's report and invoices for the Board's review. A copy of the tax assessor/collector's report, including a list of checks presented for approval, is attached. She reported that 99.42% of the 2025 taxes have been collected as of August 2026. Following review and discussion, Director Walker moved to approve the tax assessor/collector's report and payment of the invoices, as presented. Director Phillips seconded the motion, which passed unanimously.

CONDUCT PUBLIC HEARING REGARDING DISTRICT'S TAX RATE, ADOPT ORDER LEVYING TAXES, AND AUTHORIZE EXECUTION OF AMENDMENT TO INFORMATION FORM

Ms. Schoonover stated that the notice was published of the public hearing to be held at today's meeting regarding adoption of the District's proposed 2026 total tax rate of $1.24. The Board opened the public hearing. There being no comments from the public, the Board then closed the public hearing. The Board reviewed an Order Levying Taxes (the "Order") reflecting the proposed 2026 tax rate. Following review and discussion, Director Walker moved to adopt the Order reflecting a total 2026 tax rate of $1.24, per $100 of assessed valuation, comprised of $0.78, to pay debt service on water, sewer, and drainage bonds, and $0.48, for operations and maintenance and direct that the Order be filed appropriately and retained in the District's official records. Director Phillips seconded the motion, which passed unanimously.

ENGINEERING MATTERS

Mr. Montes presented the engineer's report from EHRA, a copy of which is attached.

Mr. Montes reported that the design of Briarwood Crossing, Sections 19 and 20, is complete and updated the Board regarding the design of the Regional Permanent Wastewater Treatment Plant ("WWTP"), Phase 1. The Board discussed the anticipated timeline for design and construction of the WWTP.

Mr. Montes updated the Board regarding the status of Briarwood Crossing, Section 18 and Courageous Trail Street Extension, Phase 1 Underground Utilities, noting the project is in the one-year maintenance period.

Mr. Montes updated the Board regarding Briarwood Crossing, Section 21, noting that a paving bid has been received and that the water, sewer, and drainage facilities will be rebid.

Mr. Montes updated the Board regarding the status of Courageous Trail Street Extension, Phase 1 Paving Facilities, noting the project is in the one-year maintenance period.

Mr. Montes updated the Board regarding pond maintenance and repair and the WWTP discharge permit renewal.

Following review and discussion, Director Walker moved to: (1) approve the permit renewal for the WWTP expansion, as discussed, and direct that it be filed appropriately and retained in the District's official records; and (2) approve the

engineer's report, as presented. Director Phillips seconded the motion, which passed unanimously.

LANDSCAPE ARCHITECT'S REPORT

Mr. Ruvalcaba reviewed the landscape architect's report from KGA, a copy of which is attached.

Mr. Ruvalcaba updated the Board regarding the Briarwood Crossing Courageous Trail Landscape Improvements, noting that the contractor is working on fountain installation at the detention ponds and that irrigation at the Band Road landscape reserves is nearing completion. He reported that planting, fine grading, and hydromulch will commence following completion of the irrigation work.

Mr. Ruvalcaba reported that the Briarwood Crossing Phase 2, Section 18 Landscape Improvements are complete, and the project has been turned over to the maintenance company.

Mr. Ruvalcaba reported that the Briarwood Crossing Phase 2, Section 21 Monument and Fencing Improvements and Landscape Improvements remain in the design development phase.

Following review and discussion, the Board concurred unanimously to approve the landscape architect's report, as presented.

MAINTENANCE OF DETENTION AND AMENITY PONDS

The Board reviewed a report from Lake Management Servies ("LMS") regarding maintenance of the Fairpark Village and Briarwood Crossing detention and amenity ponds, a copy of which is attached. Following review and discussion, the Board concurred unanimously to accept the report from LMS, as presented.

DISCUSS DISTRICT SIGNAGE RELATING TO DETENTION FACILITY RULES AND REGULATIONS AND AUTHORIZE APPROPRIATE ACTION

The Board discussed signage relating to rules for the District's detention facilities and proposals from SWS for replacement of the existing signs. The Board discussed sharing the cost of the proposed signage equally with the appropriate homeowners' association. The Board noted that SWS is awaiting proposals from vendors for the proposed signage. Following review and discussion, the Board concurred unanimously to defer action on the signs until the next regular Board meeting, pending receipt of vendor proposals and revised renderings for the Board's review and consideration.

OPERATION OF DISTRICT FACILITIES

Mr. Dubiel presented the monthly operations report and reported on repairs and maintenance of the District's facilities. A copy of the operations report is attached.

Mr. Dubiel reported that the District's water accountability for the reporting period was 98% and that the WWTP is operating at approximately 54% of its permitted capacity. He reported that one water leak was repaired during the reporting period and that all bacteriological samples yielded satisfactory results. Mr. Dubiel also reported on operations and maintenance of the District's water plant, WWTP, and water distribution and wastewater collection systems. Mr. Dubiel requested that one uncollectible account in the amount of $94.63, be submitted to collections.

The Board reviewed and considered a request from a District resident for waiver of accumulated late fees on the resident's water and sewer account. A copy of the resident's correspondence is attached. The Board reviewed the resident's account history and discussed with Mr. Dubiel the circumstances resulting in the account becoming delinquent and the late fees subsequently assessed. The Board also inquired regarding certain delinquent accounts reflected in the operations report, and Mr. Dubiel stated that he will investigate the accounts and report back to the Board.

Following review and discussion, Director Walker moved to: (1) authorize MOC to submit one uncollectible account in the amount of $94.63, to collections; (2) approve the resident's request and authorize MOC to waive the accumulated late fees on the resident's account, as discussed; and (3) approve the operations report, as presented. Director Phillips seconded the motion, which passed unanimously.

TERMINATION OF WATER AND SEWER SERVICE TO DELINQUENT CUSTOMERS

The Board conducted a hearing on termination of utility service. Mr. Dubiel informed the Board that the customers included on the termination list were delinquent in payment of their water and sewer bills and were given written notification, in accordance with the District's Rate Order, prior to this meeting of the opportunity to appear before the Board to explain, contest, or correct their utility service bill and to show reason for nonpayment. Following review and discussion, Director Walker moved to terminate utility service to all customers included on the termination list in accordance with the District's Rate Order if their utility bills are not paid because said customers were neither present at the meeting nor had presented any written statement on the matter and direct that the delinquent customer list be filed appropriately and retained in the District's official records. Director Phillips seconded the motion, which passed unanimously.

REPORT FROM SWS

Ms. Valladares reviewed a report from SWS, a copy of which is attached. She reported on mowing, weed-eating, litter pickup, pilot channel cleaning, and other routine maintenance performed throughout the District.

Ms. Valladares discussed a void beneath the concrete overflow structure at the Fairpark Amenity Pond and presented and reviewed a proposal from SWS in the amount of $15,450.00, for repairs to the concrete overflow structure, including filling the existing void and restoring the disturbed area. A copy of the proposal is attached to the report from SWS.

Following review and discussion, Director Walker moved to: (1) approve the proposal from SWS in the amount of $15,450.00, for repairs to the concrete overflow structure at the Fairpark Amenity Pond, as presented, and direct that it be filed appropriately and retained in the District's official records; and (2) approve the report from SWS, as presented. Director Phillips seconded the motion, which passed unanimously.

TOUCHSTONE DISTRICT SERVICES

Mr. West presented and reviewed a report from Touchstone on the District's website, a copy of which is attached. Mr. West reviewed recent website updates, news posts, and website activity and reported that there were no resident inquiries during the reporting period. Mr. West discussed the possibility of distributing text notifications to District residents regarding the upcoming National Night Out events. The Board discussed the proposed notifications and inquired regarding the associated cost. Mr. West stated that he will determine the cost and coordinate with Director Phillips regarding final approval of the text notifications. Following review and discussion, the Board concurred unanimously to approve the report from Touchstone, as presented.

DEVELOPER'S REPORT

Mr. Wagner discussed home sales and development in the District. Following discussion, there was no action on this matter.

GARBAGE AND RECYCLING MATTERS

The Board briefly discussed garbage cart matters in the District. Following discussion, there was no action on this matter.

ADOPT BOARD AGENDA PREPARATION AND MEETING PACKET PROCEDURES

Director Walker discussed a proposed Resolution for Board Agenda Preparation and Meeting Packet Procedures. She discussed the proposed procedures and their

application to the preparation of future Board meeting agendas and meeting materials. Discussion ensued. Following discussion, the Board concurred unanimously to defer action until the next regular Board meeting.

MEETING SCHEDULE

The Board concurred to conduct the next regular meeting on Thursday, October 22, 2026, at 11:00 a.m. at ABHR.

There being no further business to come before the Board, the meeting was adjourned.

Tina Johnson
Secretary, Board of Directors

(SEAL)

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