

THE WOODLANDS ROAD UTILITY DISTRICT NO. 1

Minutes of Meeting of Board of Directors

April 21, 2025

The Board of Directors (the "Board") of The Woodlands Road Utility District No. 1 (the "District") met in regular session, open to the public, on the 21st day of April, 2025, at 10:00 a.m., at the regular meeting place of the Board at 2455 Lake Robbins Drive, The Woodlands, Montgomery County, Texas, outside the boundaries of the District, and the roll was called of the duly constituted officers and members of the Board, to-wit:

Nelda Blair	Chairman
Alexander Sutton	Vice Chairman
Gil Staley	Secretary
Daniel T. Hannon	Assistant Secretary
Randolph V. Schulze	Assistant Secretary
Mark Keough	Director
Ann K. Snyder	Director

with all of said persons being present, thus constituting a quorum.

Also present were Miguel Medina of Municipal Accounts & Consulting, L.P. ("MA&C"); Michael Keck of LJA Engineering, Inc. ("LJA"); Kelly Dietrich of The Howard Hughes Corporation ("Howard Hughes"); Jonathan McMillan and Patricia Uribe of LANDology, LLC ("LANDology"); Todd Stephens of The Woodlands Township;; and Bryan Yeates of Schwartz, Page & Harding, L.L.P. ("SPH").

The meeting was called to order and it was announced that a quorum was present, declaring the meeting open for such business as might regularly come before the Board.

PUBLIC COMMENT

The Board considered public comments. There being no members of the public in attendance, the Board continued to the next item of business.

MINUTES OF MEETING

The Board reviewed the minutes of its meeting held on March 17, 2025. Following review and discussion of the draft minutes presented, it was moved by Director Snyder, seconded by Director Schulze and unanimously carried, that the minutes of the March 17, 2025, meeting be approved, as written.

ENGINEER'S REPORT

The Board considered the Engineer's Report. Ms. Uribe and Mr. McMillan provided the Board with an update regarding the intersection at Grogan's Mill & Woodlands Parkway project.

Following discussion, it was moved by Director Staley, seconded by Director Snyder and unanimously carried that the engineer's report be approved, including (i) Pay Application No. 1 to Millis Development & Construction in the amount of \$82,635.90, (ii) the creation of a committee to consider and approve change orders not to exceed 10% of construction contract amount in total and (iii) the appointment of Directors Blair, Sutton and Schulze to sit on said committee. The engineer report is attached hereto as **Exhibit A**.

DEVELOPER'S REPORT

The Board considered the Developer's Report. In connection therewith, Ms. Dietrich advised that she had nothing new to report to the Board at this time.

ANNEXATION OF LANDS TO AND/OR EXCLUSION OF LANDS FROM THE BOUNDARIES OF THE DISTRICT

Mr. Yeates provided the Board with an update relative to the status of the proposed exclusion of property from the boundaries of the District and the simultaneous annexation of property into the boundaries of the District. It was noted that no action was required by the Board at this time.

TAX ASSESSOR/COLLECTOR REPORT

The Board reviewed a written report prepared by Ms. Tammy McRae, the District's Tax Assessor/Collector, concerning the accounting for and disbursement of tax collections for the month of March 2025. During such review, it was noted that after adjustments, 99.10% of the District's 2024 taxes have been collected as of March 31, 2025. A copy of such report is attached hereto as **Exhibit B**.

BOOKKEEPER'S REPORT

Mr. Medina presented to and reviewed with the Board a Bookkeeper's Report dated April 21, 2025, as presented by MA&C, including a list of bills and charges to be paid by the District. Following review and discussion of the report presented, it was moved by Director Keough, seconded by Director Snyder and unanimously carried, that the Bookkeeper's Report be approved and the checks identified therein be approved for payment. A copy of the Bookkeeper's Report thus approved is attached hereto as **Exhibit C**.

CLOSED SESSION

The Chairman announced that a closed session would not be necessary.

ADJOURNMENT

There being no further matters to come before the Board, upon motion made by Director Keough, seconded by Director Snyder and unanimously carried, the meeting was adjourned.



(SEAL)

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Secretary, Board of Directors

THE WOODLANDS ROAD UTILITY DISTRICT NO. 1

LIST OF ATTACHMENTS TO MINUTES

April 21, 2025

- Exhibit A –** Engineer's Report
- Exhibit B –** Tax Assessor-Collector Report dated March 31, 2024
- Exhibit C –** Bookkeepers Report dated April 21, 2025