HARRIS COUNTY MUNICIPAL UTILITY DISTRICT NO. 286

Minutes of Board of Directors Meeting
June 1, 2026

ACTIONS TAKEN

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1. The Board approved the minutes of the May 4, 2026, meeting.

2. The Board accepted the Oaths and Statements for Directors Garner and Theriot and declared them re-elected for a four-year term.

3. The Board approved the Tax Assessor-Collector's Report as presented by Utility Tax Service L.L.C., including the checks presented for payment.

4. The Board authorized the Delinquent Tax Collections Attorney to pursue the collection of delinquent taxes for 2025 and prior years.

5. The Board approved a quote in the amount of $2,898 to install three (3) bollards around the fire hydrant that was damaged.

6. The Board authorized WDM to paint sixty-seven (67) fire hydrants in the District at a cost of $72 per hydrant.

7. The Board approved the Operations and Maintenance Report presented by WDM.

8. The Board approved the Engineering Report presented by Eby Engineers, Inc.

9. The Board approved payment of the checks presented by Claudia Redden & Associates, L.L.C.

10. The Board authorized the completion, execution and filing of the Voting System Annual Filing Form.

The Board of Harris County Municipal Utility District No. 286 ("District") met in regular session at 13850 Cutten Road, Houston, Harris County, Texas 77069 on June 1, 2026, in accordance with the duly posted notice of meeting, and the roll was called of the officers and members of said Board of Directors, as follows:

David Geaslen, President
Michael Rhodes, Vice President
Steve Garner, Secretary
Rosalind Theriot, Assistant Secretary
Becky Campbell, Assistant Secretary

All of said persons were present, thereby constituting a quorum.

Also present were Claudia Redden of Claudia Redden & Associates L.L.C.; Dennis Eby of Eby Engineers, Inc. ("Eby"); Dennis Wright of Water District Management Co., Inc. ("WDM"); Lita Artemus of Utility Tax Service, L.L.C. ("UTS"); Deputy Doucet of Harris County Sheriff's Office ("HCSO"); Nick Castilla of GenCap Partners; and Kara Richardson of Marks Richardson PC ("MRPC").

The President called the meeting to order.

APPROVAL OF MINUTES

As the first order of business, the Board considered approval of the minutes of the Board of Directors meeting held on May 4, 2026. After discussion, Director Rhodes made a motion to approve the minutes of the May 4, 2026, Board of Directors meeting, as presented. Director Garner seconded the motion, which carried unanimously.

STATUS OF SECURITY SERVICES WITH HARRIS COUNTY SHERIFF'S OFFICE

The Board next considered status of security services with the HCSO. Deputy Doucet reviewed the contract statistics with the Board for the month of May. Director Theriot asked whether HCSO added the District area to the vacation watch map. Deputy Doucet stated that he will research the matter.

The Board next considered the status of security monitoring services. Mr. Eby stated that the security cameras are now working.

ACCEPT QUALIFICATION STATEMENTS AND OATHS OF OFFICE

The Board next considered the acceptance of the Oaths of Office ("Oaths") and Statements of Elected Officer ("Statements") for Directors Garner and Theriot. Directors Garner and Theriot took their Oaths and executed their Statements. Ms. Richardson advised that the Oaths will be filed with the Secretary of State in a timely manner. Director Rhodes made a motion to accept the Oaths and Statements for Directors Garner and Theriot and to declare them re-elected for a four-year term. Director Campbell seconded the motion, which carried unanimously.

The Board next considered the election of officers of the Board of Directors. After discussion, Director Theriot made a motion to re-elect all current officers of the Board to the position each currently holds. Director Garner seconded the motion, which carried unanimously.

COMMENTS FROM THE PUBLIC

The Board next considered comments from the public. Mr. Castilla introduced himself to the Board and stated that GenCap Partners ("GenCap") is requesting an extension of the utility commitment letter which was assigned to GenCap by Price Partners. He noted that the current commitment expires on June 2 and that GenCap would like to renew the commitment for an additional twelve (12) months. Mr. Castilla stated that GenCap has reengaged the same design team used by Price Partners and is working on moving forward with the planned apartment project. The Board discussed renewing the commitment for a one (1) year term and requested that an item be added to the agenda to consider same at next month's meeting.

PRESENTATION FROM FLOCK SAFETY

The Board next considered the installation of Flock Safety cameras in the District. The Board discussed the installation of seven (7) cameras in the District. Mr. Eby then reviewed a map of the proposed locations of the cameras in the District. Director Geaslen stated that he was able to get Flock Safety to reduce the cost to $21,000 by removing the installation fee. The Board discussed whether installation of Flock cameras would be beneficial for the District. The Board agreed to defer action on the matter until after the Association of Water Board Directors summer conference.

TAX ASSESSOR-COLLECTOR REPORT

The Board next considered the Tax Assessor-Collector Report. Ms. Artemus presented the attached Tax Assessor-Collector Report (**Exhibit A**) dated May 31, 2026. She reviewed the total receivables, the cash balance, disbursements, and checks as reflected in the report. Ms. Artermus stated that the preliminary taxable value for 2026 is $297,161,334. The Board requested a list of the delinquent accounts for 2025. After discussion of the report, Director Rhodes made a motion to approve the Tax Assessor-Collector Report as presented, and to approve the checks identified in the report for payment. Director Theriot seconded the motion, which carried unanimously.

Ms. Richardson next presented the attached list of delinquent accounts, dated June 1, 2026, as prepared by the District's delinquent tax attorney, Perdue, Brandon, Fielder, Collins & Mott, L.L.P. ("Perdue") (**Exhibit B**).

COLLECTION OF DELINQUENT TAXES

The Board next considered authorizing Perdue to pursue the collection of delinquent taxes for 2025 and prior years, including the filing of lawsuits. After discussion, Director Theriot made a motion to authorize Perdue to proceed with the collection of the District's 2025 and prior years' delinquent taxes, as set out above. Director Rhodes seconded the motion, which carried unanimously.

OPERATIONS REPORT

The Board next considered the attached report on the District's water, sanitary sewer, and storm sewer systems for the month of April (**Exhibit C**).

Mr. Wright reported that water accountability for the month was 94.48%. He reported that the District's facilities operated in compliance with its respective permits during the month.

Mr. Wright reported on the fire hydrant that was damaged by the 18-wheeler near Lone Star College. He stated that Lone Star College Police did not have any information regarding the vehicle that struck the fire hydrant. He also stated that none of the security cameras were pointed in the direction of the subject area. Mr. Wright next stated that the cost to install three (3) bollards around the fire hydrant is $2,898. After discussion, Director Theriot made a motion to approve the quote in the amount of $2,898 to install three (3) bollards around the fire hydrant. Director Campbell seconded the motion, which unanimously carried.

Mr. Wright next discussed painting the fire hydrants in the District. He stated that there are sixty-seven (67) hydrants needing to be painted. He also stated that there are options, including solid color for $65, or two (2) colors for $72 or $75 depending on what part is painted. After discussion, Director Rhodes made a motion to authorize WDM to paint sixty-seven (67) fire hydrants in the District at a cost of $72 per hydrant. Director Theriot seconded the motion, which unanimously carried.

Mr. Wright next presented the Daily Usage Report and Usage Summary for the permit period and reviewed same with the Board.

The Board next reviewed the review of monthly service billing and collections.

Mr. Wright next reviewed the consumption report with the Board.

After discussion, Director Campbell made a motion to accept the operator's report as presented. Director Theriot seconded the motion, which carried unanimously.

STATUS OF DAMAGE TO WATER PLANT NO. 2

The Board next considered the status of the damage to Water Plant No. 2. Mr. Eby presented a proposal from Resco Electric Co. in the amount of $61,000 relative to the new electric service at Water Plant No. 2. He stated that it is lower than the proposal from Neil Technical Services ("NTS") which is in the amount of $92,350.00. Mr. Eby stated that he is working on obtaining additional quotes for review. He also stated that he spoke with representatives of CenterPoint Energy who advised him that Lone Star College needs to execute the easement documents conveying the easement to CenterPoint. Mr. Eby then stated that he sent email correspondence to Lone Star College explaining the situation requesting approval and execution of the easement. Mr. Eby stated that he will follow up with Lone Star College on the matter.

ENGINEERING REPORT

The Board next considered the Engineering Report (**Exhibit D**).

Mr. Eby reported on the status of preparation of a Geographic Information System ("GIS") for the District. He stated that the GIS is substantially complete. He also stated that RG Miller is fine tuning the monthly maintenance contract with RG Miller.

Mr. Eby reported on the capacity analysis for the Omniva, the tenant of Mexcor that is constructing the data center. He stated that Omniva has revised its capacity needs and is now requesting a total of 481,768 GPD of water capacity and 161,255 GPD of sanitary sewer capacity for Phase I of is project. He stated that, after analyzing the data, he has determined that the District has sufficient water capacity to serve Phase I of the project. He further stated that the District does not have sufficient sanitary sewer capacity to serve the amount requested by Omniva for Phase I, but that the District can offer Omniva a total of 148,000 GPD of sanitary sewer capacity for Phase I. He stated that he will advise Mexcor of same.

Mr. Eby reviewed the Water Plant No. 1 monthly checklist for the month of May from TYEG along with the related invoice and recommended payment of same.

Mr. Eby presented an invoice from Parkscapes Texas in the amount of $3,543.90 for the installation of springriders and recommended payment of same.

Mr. Eby reported that the tank inspections were completed at the Water Plant. He stated that the hydropneumatics tanks looks good. Mr. Eby stated that the ground storage tanks have some delamination of paint at the top of the interior but that he is not recommending action be taken now. He stated that he recommends coating the tanks in a year or two.

Mr. Eby reported that the Emergency Preparedness Plan for the District is currently under review by the Texas Commission on Environmental Quality.

The Board next re-visited a discussion regarding the Mexcor/Omniva water and sanitary sewer extensions. Mr. Eby discussed the potential sanitary sewer connections for Mexcor and recommended that the District install a flow meter to measure Omniva's flows. He also noted that he might recommend reinstalling the screen at the WWTP since there will be increased flows. He noted that Mexcor will be responsible for all costs related to same.

After discussion, Director Rhodes made a motion to approve the Engineering Report. Director Garner seconded the motion, which carried unanimously.

BOOKKEEPING REPORT

The Board next considered the Bookkeeper's Report. Ms. Redden reviewed the Bookkeeping Reports (**Exhibit E**) from May, including the checks presented for payment. After discussion, Director Rhodes made a motion to approve the Bookkeeper's Report, including the checks presented for payment. Director Campbell seconded the motion, which carried unanimously.

VOTING SYSTEM ANNUAL FILING FORM

Ms. Richardson next discussed a Voting System Annual Filing Form ("Form") from the Secretary of State's Office. She advised that pursuant to Section 123.061 of the Texas Election Code, each political subdivision in the State of Texas is required to complete and file the Form with the Secretary of State's Office. After discussion, Director Theriot made a motion to approve the Form and authorize MRPC to file same with the Secretary of State's Office. Director Rhodes seconded the motion, which carried unanimously.

ITEMS FOR FUTURE AGENDAS

The Board next considered matters for possible placement on future agendas.

ADJOURNMENT OF BOARD MEETING

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

Secretary, Board of Directors

LIST OF EXHIBITS

June 1, 2026

Exhibit A	Tax Assessor Collector's Report
Exhibit B	Delinquent Tax Report
Exhibit C	Operator's Report
Exhibit D	Engineering Report and related handouts
Exhibit E	Bookkeeping Reports