MINUTES
HARRIS COUNTY IMPROVEMENT DISTRICT NO. 14

March 17, 2026

The Board of Directors of Harris County Improvement District No. 14 (the "Board") met in regular session, open to the public, on the 17th day of March, 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:

John Herzog	President
Emily Lashbrook	Vice President
Carol L. Mather	Secretary
Carla A. Dawson	Assistant Secretary
Debbie Hooper	Assistant Vice President

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

Also present at the meeting were: Greg Meyer, a resident of the District; Ken Farrar of Best Trash LLC ("Best Trash"); Brian Krueger of Forvis Mazars LLP; Debbie Shelton of Masterson Advisors LLC; Cary Dunham and Stephen Pierce of Dunham Pointe Development, LLC ("Dunham Pointe"); Lisha Lupher of Storm Water Solutions, LLC ("SWS"); Fren-Mark Banes of BGE, Inc. ("BGE"); Kayla Crigger of Municipal Accounts & Consulting, L.P.; Becky Brewer of Assessments of the Southwest, Inc.; Adam Thelen of Inframark, LLC ("Inframark"); and Harry H. Thompson, Audrey Briscoe, and Kathryn Mercado of Allen Boone Humphries Robinson LLP ("ABHR").

COMMENTS FROM THE PUBLIC

There were no public comments.

MINUTES

The Board considered approving the minutes of the February 17, 2026, regular meeting. After review and discussion, Director Hooper moved to approve the minutes, as presented. Director Lashbrook seconded the motion, which passed unanimously.

AUDIT FOR FISCAL YEAR END NOVEMBER 30, 2025

Mr. Krueger presented and reviewed the District's audit for fiscal year end November 30, 2025. After review and discussion, Director Dawson moved to approve the audit, subject to final review by the District's consultants, and direct that the audit be filed appropriately and retained in the District's official records. Director Lashbrook seconded the motion, which passed unanimously.

FINANCIAL AND BOOKKEEPING MATTERS

Ms. Crigger reviewed the bookkeeper's report, including the list of checks presented for approval, a copy of which is attached. After review and discussion, and based upon the bookkeeper's recommendation, Director Hooper moved to approve the bookkeeper's report and payment of the bills. Director Lashbrook seconded the motion, which passed unanimously.

TAX ASSESSMENT AND COLLECTION MATTERS

Ms. Brewer distributed and reviewed the monthly tax assessor/collector's report for February, a copy of which is attached. She reported that 94.57% of the District's 2025 taxes have been collected, as of February 28, 2026. Ms. Brewer then reviewed the list of checks presented for payment from the tax account.

After review and discussion, and based upon the tax assessor/collector's recommendation, Director Hooper moved to approve the tax assessor/collector's report and payment of the tax bills listed in the report. Director Dawson seconded the motion, which passed unanimously.

REPORT ON DEVELOPMENT IN THE DISTRICT

Messrs. Dunham and Pierce updated the Board on development in the District and Harris County Improvement District No. 13 ("HCID 13").

GARBAGE AND RECYCLING MATTERS, INCLUDING CONSUMER PRICE INDEX ("CPI") INCREASE

Mr. Farrar reviewed a letter from Best Trash providing notice of the annual CPI adjustment to the District's rate for garbage collection services, a copy of which is attached. He noted the letter reflects a CPI adjustment of 5.00% resulting in an increase in the monthly fee for curbside service to $27.13 per residence, effective for the billing cycle beginning in March 2026.

OPERATIONS MATTERS AND HEARING ON TERMINATION OF WATER AND SEWER SERVICE

Mr. Thelen reviewed the operations report, a copy of which is attached. He stated that water accountability for the previous billing cycle was 102%.

Mr. Thelen stated that all retail public water suppliers are required to submit to the Texas Water Development Board a water loss audit once every five years. The next scheduled audit is for the year 2025 and is due by May 1, 2026. Mr. Thelen reviewed the Water Loss Audit with the Board.

Mr. Thelen reviewed an annual report on the District's Identity Theft Prevention Program, a copy of which is included in the operator's report. He stated that the report indicates there were no significant incidents of identity theft detection. Mr. Thelen recommended continued implementation of the program without changes.

Mr. Thelen requested Board authorization to send one uncollectible account totaling $679.57 to a collection agency.

The Board conducted a hearing on the termination of utility service. Mr. Thelen presented to the Board a list of delinquent customers and reported the residents 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 the meeting of the opportunity to appear before the Board to explain, contest, or correct their bills and to show why utility services should not be terminated for reason of non-payment, all as required by the District's Rate Order. The Board noted that the customers on the termination list did not attend the meeting or present a written statement on the matter.

After review and discussion, and based upon the operator's recommendation, Director Dawson moved to: (1) approve the operator's report; (2) authorize preparation of and approve the Water Loss Audit, direct that the audit be filed appropriately and retained in the District's official records; (3) authorize the District's Operator to submit the water loss audit to the appropriate government agencies; (4) authorize Inframark to send one uncollectible account totaling $679.57 to a collection agency; and (5) terminate utility service to all of the accounts included on the termination list, in accordance with the District's Rate Order, and direct that the delinquent list be retained in the District's official records. Director Lashbrook seconded the motion, which passed unanimously.

The Board considered amending the District Rate Order to better reflect current operating costs and encompass the CPI increase from Best Trash. After review and discussion, and based upon the operator's recommendation, Director Dawson moved to amend the District Rate Order, as discussed. Director Lashbrook seconded the motion, which passed unanimously.

REVIEW EMERGENCY PREPAREDNESS PLAN AND AUTHORIZE FILING OF UPDATES, IF NECESSARY

Mr. Thompson reported that the District is required to review the District's Emergency Preparedness Plan annually. Mr. Banes noted that no changes need to be made at this time.

CONDUCT ANNUAL REVIEW OF DROUGHT CONTINGENCY PLAN

Mr. Thelen reported that the District is required to review the District's Drought Contingency Plan annually. He noted that no changes need to be made at this time.

REVIEW CRITICAL LOAD SPREADSHEET FOR DISTRICT'S FACILITIES AND AUTHORIZE ANNUAL FILING

The Board reviewed the Critical Load Spreadsheet for the District's facilities. Mr. Thompson stated that the Critical Load Spreadsheet was reviewed by the District's consultants and will be filed with the appropriate governmental agencies as required by state law. After review and discussion, Director Lashbrook moved to approve the Critical Load Spreadsheet and direct that it be filed appropriately and retained in the District's official records. Director Hooper seconded the motion, which passed unanimously.

STORM WATER POLLUTION PREVENTION REPORT

Ms. Lupher reviewed a stormwater management program report, a copy of which is attached. She then reviewed builder audit program results from February 16, 2026, through March 9, 2026, a copy of which is attached to the report.

ENGINEERING MATTERS

The Board reviewed the engineer's report, a copy of which is attached. Mr. Banes discussed the items which required Board action. All projects are included in the written report.

Mr. Banes reported on bids received for Mason Road at Dunham Pointe, Section 1 and Dunham Pointe, Section 25 water, sanitary sewer, and drainage. He recommended award of the contract to the lowest bidder, Unitas Construction, Inc. ("Unitas") for the contract amount of $1,397,000.00. The Board concurred that, in its judgment, Unitas was a responsible bidder who would be most advantageous to the District and would result in the best and most economical completion of the project.

Mr. Banes updated the Board on Dunham Pointe, Section 22 paving. He presented and recommended approval of Pay Estimate No. 2 in the amount of $76,870.49, payable Unitas.

After review and discussion, and based on the engineer's recommendation, Director Lashbrook moved to:

(1) approve the engineer's report;

(2) award the contract for Mason Road at Dunham Pointe, Section 1 and Dunham Pointe, Section 25 water, sanitary sewer, and drainage to Unitas, in the amount of $1,397,000.00, subject to receipt of the payment and performance bonds, and the certificate(s) of insurance and endorsements, if any, provided by the contractor; and

(3) approve Pay Estimate No. 2 in the amount of $76,870.49, payable to Unitas for Dunham Pointe, Section 22 paving.

Director Dawson seconded the motion, which passed unanimously.

WEST HARRIS COUNTY REGIONAL WATER AUTHORITY MATTERS

There was no discussion on this agenda item.

REGIONAL FACILITES UPDATE

There was no discussion on this agenda item.

WEBSITE MATTERS

The Board discussed updating information on the District homepage.

DISTRICT SECURITY MATTERS

There was no discussion on this agenda item.

CYBERSECURITY AND ARTIFICAL INTELLIGENCE TRAINING

There was no discussion on this agenda item.

MEETING SCHEDULE

The Board concurred to schedule the next meeting for April 21, 2026, at 1:00 p.m., at ABHR, subject to confirming a quorum.

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

(SEAL)

Secretary, Board of Directors

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