

FORT BEND COUNTY LEVEE IMPROVEMENT DISTRICT NO. 7

Minutes of Special Meeting of Board of Directors July 15, 2025

The Board of Directors (the "Board") of Fort Bend County Levee Improvement District No. 7 (the "District") met in special session at 445 Commerce Green Blvd, Sugar Land, Fort Bend County, Texas 77478, an official meeting place of the Board, on July 15, 2025, in accordance with the duly posted Notice of Special Public Meeting, and the roll was called of the duly constituted officers and members of the Board, as follows:

Cindy Picazo, Chairman
Gerald Kazmierczak, Vice-Chairman
Nathan Bedee, Secretary
Susheem Mehta, Assistant Secretary
James R. Grotte, Director

and all of said persons were present, thus constituting a quorum.

Also present were: Phil Martin and Caitlin Cox of Mike Stone & Associates, Inc. ("MSA"); Kane Mudd of LJA Engineering, Inc. ("LJA"); Danae Dehoyos, Calep Estes and Daenon Russell of Touchstone District Services, LLC ("Touchstone"); Mike Wingard, Maintenance Manager of the New Territory Residential Community Association, Inc. ("NTRCA"); Denise Allen Zwicker, resident;; Tony Heath of Hellas Construction, Inc. ("Hellas"); and Christopher Skinner of Schwartz, Page & Harding, L.L.P. ("SPH").

The Chairman called the meeting to order and declared it open for such business as might regularly come before the Board.

PUBLIC COMMENTS

The Board began by opening the meeting for public comments. No public comments were offered.

FINANCIAL MANAGEMENT PLAN

It was noted this matter would be discussed under Capital Improvements Projects later in the meeting.

FORT BEND LEVEE COALITION

Mr. Martin provided the Board with an update regarding activities of the Fort Bend Levee Coalition.

INTERLOCAL AGREEMENT REGARDING LAND USE AND FLOODPLAIN ADMINISTRATION AUTHORITY

Mr. Skinner provided an update on the status of the Interlocal Agreement between the City of Sugar Land and the District Regarding Land Use and Floodplain Administration Authority.

AMENDMENT OF EMERGENCY ACTION PLAN; AMENDMENT OF OPERATING AND MAINTENANCE MANUAL

The Board deferred consideration of amending the District's (i) Emergency Action Plan and (ii) Operating and Maintenance Manual relative to the completion of the new Stormwater Pump Station.

CAPITAL IMPROVEMENT PROJECTS

Mr. Martin presented to and reviewed with the Board the Project Manager's Activity Report dated July 15, 2025, prepared by MSA, attached hereto as **Exhibit A**. Regarding the Brazos River Bank Erosion Control Project (the "River Erosion Project"), following discussion, Director Kazmierczak moved to approve Change Order No. 7 as a reduction in the amount of the contract of \$47,010.13 from Texas Dewatering, LLC, as recommended by MSA and AECOM. Director Bedee seconded said motion, which unanimously carried.

Regarding the New Territory Sports Field Renovations project (the "Sports Fields Renovations Project"), Mr. Martin presented to and reviewed with the Board a proposed Agreement between the District and Hellas, a copy of which agreement is attached hereto as **Exhibit B**. Following discussion, Director Kazmierczak moved to approve the Hellas Agreement, as recommended by MSA. Director Bedee seconded said motion, which unanimously carried.

Mr. Heath exited the meeting at this time.

Mr. Martin next reported that the District received a request from a member of Scouting America regarding installation of emergency first aid stations along the bike trails on District property. Following discussion, the Board approved the installation of said emergency first aid stations, subject to controlled access.

Mr. Mudd provided the Board with an update on the status of various capital improvement projects within the District.

ATTORNEY'S REPORT

The Board next considered the Attorney's Report. In connection therewith, Mr. Skinner advised that he has no additional items that had not previously been discussed.

WEBSITE AND COMMUNICATION MATTERS

The Board authorized Touchstone to prepare and post on the District's website an update on construction of drainage and detention improvements and facilities within the District.

CLOSED SESSION

The Chairman announced at 6:30 p.m. that the Board would convene in Closed Session pursuant to Texas Government Code Section 551.071. Those in attendance, with the exception of the Board, Mr. Martin and Mr. Skinner exited at this time.

The Board reconvened in Regular Session at 6:54 p.m. No action was taken by the Board with respect to the matters discussed in Closed Session.

FUTURE AGENDA ITEMS

The Board considered items for placement on future agendas.

ADJOURNMENT

There being no further business to come before the Board, on motion made by Director Kazmierczak, seconded by Director Bedee and carried unanimously, the meeting was adjourned.

/s/ Nathan Bedee

Secretary, Board of Directors

(SEAL)

LIST OF ATTACHMENTS TO MINUTES

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| EXHIBIT A | MSA Activity Report |
| EXHIBIT B | Agreement with Hellas Construction, Inc. |