MINUTES OF MEETING OF BOARD OF DIRECTORS

October 9, 2025

THE STATE OF TEXAS	§
COUNTY OF HARRIS	§
BRIDGESTONE MUNICIPAL UTILITY DISTRICT	8

The Board of Directors (the "Board") of Bridgestone Municipal Utility District (the "District") met in special session, open to the public, at the Operations and Water Education Center, 19720 Kuykendahl Road, Spring, Texas, its regular meeting place within the boundaries of the District, on Thursday, October 9, 2025, at 6:00 p.m.; whereupon, the roll was called of the members of the Board, to-wit:

Johnny Pack President
Joe Marks Vice President
Nancy Woollard Treasurer
Jeff Gebhart Secretary

Michael Crayton Assistant Secretary

All Directors were present, thus constituting a quorum. Also attending the meeting were: Ms. Megan Bradley, Executive Vice President of the District; Mr. Jon Polley, attorney, and Ms. Alison Miller, paralegal, of Polley Garza PLLC ("PG"), General Counsel to the District; Mr. David Rowe of Water District Management Company, Inc. ("WDM"), operators for the District; Mr. Ryan Schilhab, P.E., of Quiddity Engineering LLC ("Quiddity"), engineers for the District; and Mr. Simon VanDyk of Touchstone District Services ("Touchstone"), communications consultant for the District. Members of the public and/or residents of the District were also present at the meeting. A copy of the public sign-in sheet is attached as an exhibit hereto.

WHEREUPON, the meeting was called to order and evidence was presented that public notice of the meeting had been given in compliance with the law. The posted notices of the meeting are attached hereto.

PUBLIC COMMENT

No public comments were given.

WATER AND SEWER RATE ANALYSIS

Director Gebhart first thanked the team that worked on the rate analysis and stated the purpose behind the analysis is to ensure the District is collecting enough revenue to cover the expenses related to providing District services.

Mr. Schilhab then reviewed the water and sewer rate analysis with the Board, a copy of which is attached hereto. Mr. Schilhab reviewed various rate scenarios and the impacts of each scenario on the District's budget. Extensive discussion ensued regarding the District's water and sewer rates, security fees and garbage service fees.

Director Gebhart made a motion to approve option A of the rate analysis and include the garbage service fee in the base sewer rate. The motion failed due to lack of a second.

Director Pack asked the Board if they would be ready to further discuss the rate analysis and potential rate changes at the October Board meeting or if it should wait until the November Board meeting. Directors Marks and Woollard stated they would like more time to review and understand the analysis. Mr. Polley stated he would include the item on the October agenda to allow for further discussion.

AMENDMENT OF CONSULTANT CONTRACTS REGARDING FEES FOR GENERAL SERVICES

Ms. Bradley reminded the Board they had asked her to research a flat fee billing model for general services provided by PG, Quiddity and Touchstone. Ms. Bradley stated PG, Quiddity and Touchstone have each prepared a proposed flat fee structure for general services for the Board's review.

Mr. VanDyk reviewed Touchstone's proposed flat fee billing agreement and stated he has suggested billing the District \$1,250.00 per month for general services and any special projects will be billed separately. Mr. VanDyk noted any special projects will be approved by the Board or Ms. Bradley prior to work being started.

Mr. Polley reviewed PG's proposed flat fee billing agreement and stated he sent an email to the Board on Tuesday outlining how he calculated the fee. Mr. Polley noted he has also included an annual increase to the flat fee amount based on the Consumer Price Index.

Mr. Schilhab reviewed Quiddity's proposed flat fee billing agreement and stated he is proposing a fee of \$17,500.00 per month for general projects, which is subject to an annual increase with Board approval.

The Board concurred to review the proposed agreements and include an item on the October 21st regular agenda for further discussion and action.

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

PASSED, APPROVED AND ADOPTED this 18th day of November 2025.

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Secretary, Board of Directors