

MINUTES OF MEETING
OF THE BOARD OF DIRECTORS

THE STATE OF TEXAS §

COUNTY OF WEBB §

LEGACY MUNICIPAL MANAGEMENT DISTRICT §

The Board of Directors (the "Board" or the "Board of Directors") of Legacy Municipal Management District (also sometimes referred to herein as the "District") met in regular session, open to the public, at 1826 North Loop 1604 West, Suite 125, San Antonio, 78248, at a designated office outside the District on July 20, 2026, and the roll was called of the members of the Board to-wit:

Melissa Johnson	President
Kathleen "Kandy" Walker	Vice President
William "Bill" Raney	Secretary
James Patrick Walker, Jr.	Director
Brett Barnes	Director

1. All members of the Board were present at the commencement of the meeting. All directors present at the time the vote was taken voted on all items that came before the Board. Also present were Ross Martin and Eliza Martinez, paralegal, of Winstead PC ("Winstead"), administrative and bond counsel for the District; Johnathan L. Earl and David L. Earl of Earl & Associates, P.C., general counsel for the District, Zach Little of MuniCap, Inc., District administrator, and Jordan Wise of SE Legacy Development, LLC, representing the developer of lands within the District.

2. The Board called for public communications and comments however, none being heard, the Board moved on to the next item of business.

3. It was noted that there were no public hearings for today's meeting.

4. The Board confirmed receipt of the Minutes from the Board's July 9, 2026 Board meeting. Following a review of such Minutes and motion by Director Walker, seconded by Director Raney and unanimously carried, said Minutes were approved as written.

5a. Director Johnson then asked the Board if anyone needed to add any additional meeting dates, other than the current July 28, 2026, board meeting that was tentatively set. After a brief discussion amongst the board, and upon motion by Director Raney, seconded by Director Walker and unanimously carried, said tentative meeting date was approved.

5b. With regard to a Resolution Designating Additional Meeting Place(s) of the Board of Directors, Director Johnson presented to the Board that she would like to amend this document to reflect a new address that lays within the district and is considered permanent housing. Mr. Johnathan Earl then noted to the Board that Winstead prepared the Resolution for the Board's

signatures, if approved. Upon motion by Director Raney, seconded by Director Walker and unanimously carried, said Resolution was approved.

5c. Next, Mr. Johnathan Earl presented the Signatory Authority Delegation Form (TWDB 0201D) and Infrastructure Grant (WSIG) and noted that they are seeking to apply for the HB500 grant, designed to provide funding for water supply and infrastructure projects. Director Johnson noted that said form provides authority for motion to execute. After a full discussion, and upon motion by Director Walker, seconded by Director Raney and unanimously carried, the Board gave authorization for said form and grant.

5d. Director Johnson then disclosed to the Board that she received the Financial Audit Report from Haynie & Company this morning, about 11:10a.m. She noted that she had a concern with postponing this item to the next Board meeting, as the entire cash flow this year is based on an exception to the budget. The Board had a full discussion regarding said Financial Audit, and upon motion by Director Walker Jr., seconded by Director Walker and unanimously carried, the Board approved the Financial Audit Report pending General Counsel's review of disclosures.

5e. With regard to the Regional Economic Development Infrastructure Cooperation Agreement (REDICA), Mr. David Earl explained to the Board that they are coming to closure on the agreements, but they are still waiting for the City and County to vote and take action. It was also noted that the City is set to hold a hearing on July 27th, and that the County is likely to do the same at the Commissioner's Court, set for the same morning. He then recommended to table agenda items 5e through 5h until the next board meeting and once the City and County have both been finalized. Director Johnson asked if anyone had any direct questions, comments or concerns, but hearing none, and upon motion by Director Walker, seconded by Director Raney, and unanimously carried, agenda items 5e through 5h were approved to be postponed until the next scheduled board meeting.

5i. Mr. David Earl presented the Common-Interest/Joint Representation Agreement between the District and other members of the Area Groundwater Utility Agency (AGUA) to the Board for consideration and possible execution. He gave a full overview, noting that this agreement is completed when parties are aligned in action and need said agreement to extend client/attorney privileges to all collective parties. It was also noted that the City and County have authorized litigation on the matter of water supply in Webb County. Director Johnson inquired on the last step that would be required prior to the District entering into the litigation. Mr. David Earl confirmed that a Board Meeting would need to be set for the Board's final approval, before entering into litigation; he also recommended approving the standard agreement. After a full discussion, and upon motion by Director Walker, seconded by Director Johnson, and unanimously carried, the Common-Interest/Joint Representation Agreement was approved.

5j. No engineer being present, the Board moved on to the next item.

5k. Next, Mr. Wise provided the Board with an update on the development within the District. He noted that Township is paving streets this coming Friday, and the following Tuesday, and Thursday, with an estimated completion date for Township in October 2026. It was also noted that the major construction has been complete and site cleanup has begun. Director Walker then inquired about TX Dot update and completion progress. Mr. Wise informed the Board that there was some paving one and a half weeks ago, they will be back on site today, and it is about 40%

completed. He also noted that as of last week, Chris was finalizing a proposal and contract to TSG. Lastly, Mr. David Earl noted the importance of reviewing the warranty of the contract with TSG to verify whether there should be a contract with a local tech to be on call to install meters as needed. Mr. Wise will review warranty and provide an update at the next Board meeting.

5l. Regarding the update on the NewGen rate study and analysis, Mr. Wise noted that the initial revenues document has been provided.

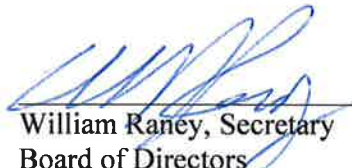
5m. Mr. Martin noted to the Board that there is nothing to report at this time.

5n. Mr. Little then informed the Board that MuniCap is currently working on an SAP update and will have it at the next Board meeting for consideration and approval.

5o. With regard to new business, Mr. Johnathan Earl noted that Earl & Associates, P.C. is working with Winstead on a Resolution to change the location of posting notices. Mr. David Earl recommended a possible purchase of a glass door board for better visibility of postings of notices in the District.

8. The Board confirmed the next meeting date would be July 28, 2026, and there being no further business to conduct, Director Raney moved that the meeting be adjourned, which motion was seconded by Director Walker, and unanimously approved, the Board adjourned until further call.

APPROVED AND ADOPTED this 28^h day of July, 2026.



William Raney, Secretary
Board of Directors
Legacy Municipal Management District

(DISTRICT SEAL)

