

MINUTES OF MEETING
OF THE
BOARD OF DIRECTORS

October 2, 2023

STATE OF TEXAS §
COUNTY OF LIBERTY §
LIBERTY COUNTY MUNICIPAL UTILITY DISTRICT NO. 1 §

The Board of Directors (the “Board”) of Liberty County Municipal Utility District No. 1 (the “District”) met in special session, open to the public, at 12:00 p.m. on Monday, October 2, 2023, at 1680 County Road 3549, Cleveland, Texas 77327, a designated meeting place outside the boundaries of the District; whereupon, roll was called of the members of the Board of Directors, to-wit:

Ryan Crihfield	-	President
Patrick Thiel	-	Vice President
Donald Burton	-	Secretary
Ernesto Garcia	-	Assistant Secretary
Cory Anderson	-	Assistant Secretary

All members of the Board of Directors were present, thus constituting a quorum.

Also present at the meeting were: Trey Harris, Heath Marek, Damaris Watson and Clifton C. Cadle of Colony Ridge Development, LLC, a developer of land in the District; Savannah Crihfield of CH&P Management, LLC; Loren Clark of L&S District Services, the District’s Bookkeeper; and Krystal Ann Joseph, attorney, of Coats Rose, P.C. (“Coats Rose”), legal counsel for the District (“Attorney”).

Whereupon, the meeting was called to order at 12:05 p.m. A copy of the notice of the meeting is attached hereto as Exhibit “A”.

HEAR FROM THE PUBLIC

No members of the public were present.

CONDUCT HEARING ON 2023 TAX RATE

The Board opened the meeting to a public hearing on the proposed 2023 tax rate and confirmed that such notice of such hearing was published according to applicable law. It was noted that no members of the public were in attendance to address the matter of the tax rate. The public hearing was closed, and the Board meeting resumed.

ADOPT ORDER SETTING TAX RATE

Having conducted a hearing on the tax rate and following discussion, Director Anderson made a motion to levy a 2023 tax rate of \$0.35 per \$100 of assessed valuation for maintenance and operations, and to adopt an Order Setting Tax Rate and Levying Tax for 2023 (the "Order") evidencing the same. The motion was seconded by Director Thiel and passed unanimously by the Board. A copy of the Order is attached hereto as Exhibit "B".

AMENDED NOTICE TO SELLERS AND PURCHASERS

The Board next considered approving an Amended Notice to Sellers and Purchasers of Real Estate Situated in the District (the "Notice"). Ms. Joseph stated that the Notice needs to be updated to reflect the adoption of the 2023 tax rate. Ms. Joseph continued that the Notice will be filed in the Liberty County Real Property Records and with the Texas Commission on Environmental Quality (the "TCEQ"). Upon a motion made by Director Crihfield, seconded by Director Thiel, the Board by unanimous vote approved the Notice and authorized the District's attorney to file the Notice in the Liberty County Real Property Records and with the TCEQ. A copy of said Notice is attached hereto as Exhibit "C" and shall be considered a part of these minutes.

APPROVE MINUTES OF MEETING

Proposed minutes of the meeting of the Board held on September 11, 2023, previously distributed to the Board, were considered for approval. Upon a motion duly made by Director Crihfield, seconded by Director Thiel, the Board voted unanimously to approve such minutes.

HEAR BOOKKEEPER'S REPORT

The Board recognized Ms. Clark, who reviewed the Bookkeeper's Report and the bills listed therein, a copy of which is attached hereto as Exhibit "D".

Review Investment Report

Ms. Clark next reviewed the investment report, a copy of which is included in the Bookkeeper's Report.

After consideration, upon a motion duly made by Director Anderson, seconded by Director Garcia, the Board voted unanimously to approve the Bookkeeper's report and the payment of the District's bills as presented.

HEAR DEVELOPER'S REPORT

The Board recognized Mr. Cadle, who reviewed with the Board the status of development within the District. The Board noted that no action was needed in conjunction with the Developer's Report.

HEAR ATTORNEY'S REPORT

Ms. Joseph noted she had no further business to address. No action was taken. There being no other business to come before the Board, upon a motion duly made and seconded, the meeting was adjourned.

PASSED, APPROVED AND ADOPTED, this 13th day of November, 2023.



(DISTRICT SEAL)

Secretary, Board of Directors
VICE PRESIDENT.

