WORK SESSION AND REGULAR MEETING MINUTES
TROPHY CLUB MUNICIPAL UTILITY DISTRICT NO. 1
BOARD OF DIRECTORS
August 19, 2026, at 6:00 p.m.

Trophy Club Municipal Utility District No. 1 Board of Directors, of Denton and Tarrant Counties, met in a work session and regular meeting on August 19, 2026, at 6:00 p.m., in the Boardroom of the Administration Building, 100 Municipal Drive, Trophy Club, Texas 76262. The meeting was held within the boundaries of the District and was open to the public.

STATE OF TEXAS §
COUNTIES OF DENTON AND TARRANT §

BOARD MEMBERS PRESENT:

Kevin R. Carr	President
Neil Twomey	Vice President (via Zoom)
Bert Cooper	Secretary/Treasurer
William C. Rose	Director
Jim Thomas	Director

STAFF PRESENT:

Alan Fourmentin	General Manager
Laurie Slaght	District Secretary
Mike McMahon	Operations Manager
Regina Van Dyke	Finance Manager
Pam Liston	General Legal Counsel

GUESTS PRESENT:

Chris Ekrut	NewGen Strategies & Solutions
Jeanette Tiffany	Town Mayor
Brandon Wright	Town Manager
Chief Jason Wise	Fire Chief
Ken Rawlingson	Deputy Fire Chief
Michael Moore	M3 Networks
Travis Tittering	M3 Networks

CALL WORK SESSION TO ORDER AND ANNOUNCE A QUORUM

President Carr announced the date of August 19, 2026, called the work session to order and announced a quorum present at 6:00 p.m.

1. Discussion and review of FY 2027 draft budget.

   Staff reviewed the FY2027 draft budget with the Board of Directors and answered questions related thereto.

ADJOURN WORK SESSION

President Carr called the work session adjourned at 7:06 p.m.

REGULAR BOARD MEETING

CALL TO ORDER AND ANNOUNCE A QUORUM
President Carr announced the date of August 19, 2026, called the regular meeting to order and announced a quorum present at 7:18 p.m.

CITIZEN COMMENTS
There were no citizen comments

REPORTS & UPDATES
1. Monthly Staff Reports
   a. Monthly Capital Improvement Projects
   b. Monthly Operations Reports
   c. Monthly Finance Reports

   General Manager Alan Fourmentin reviewed the monthly staff reports and answered questions related thereto.

CONSENT AGENDA
2. Consider and act to approve the Consent Agenda.
   a. July 15, 2026, Meeting Minutes

Motion made by Director Cooper and seconded by Director Thomas to approve the July 15, 2026, meeting minutes.

Motion carried unanimously.

REGULAR SESSION
3. Discussion and possible action regarding rate assumptions and projections for FY2027 budget.

   District rate consultant Chris Ekrut with NewGen Strategies presented the Board the rate assumptions and projections for the FY2027 Budget and answered questions related thereto.

4. Consider and act regarding tax rates for 2026 tax year:
   a. Approve proposed tax rate for 2026 tax year; and
   b. Schedule date and authorize publication of notice for hearing regarding adoption of final tax rates for 2026 tax year.

Motion made by Director Rose and seconded by Director Carr to adopt the proposed tax rate of $0.07803/$100 of assessed valuation for the 2026 tax year and to authorize staff to proceed with the publication of a notice of a public hearing regarding the adoption of final tax rates for the 2026 tax year to be conducted on September 16, 2026.

Motion carried unanimously

5. Consider and act regarding banking and depository matters: Depository Pledge Agreement with Prosperity Bank.

Motion by Director Cooper and seconded by Director Rose to approve the Depository Pledge Agreement with Prosperity Bank for a term of two (2) years, effective October 1, 2026, through September 30, 2028, with the option to extend two (2) additional one (1) year terms.

Motion carried unanimously

6. Discussion regarding proposed data center in the Town of Westlake.

   Discussion only

7. Discussion and possible action regarding District real property located at 1501 Junction Way.
   a. Transfer of property (JT/NT)
   b. Commercial Lease Agreement
   c. Property Improvements

   Director Thomas read a prepared statement regarding item a.

   Director Carr requested to move discussion regarding 7. a. to Executive Session.

   Director Rose would like to move Item 7. a. b. and c. into Executive Session. With no opposition, the item is so moved.

The Board of Directors convened into Executive Session at 8:17 p.m. and reconvened into Regular Session at 10:00 p.m.

EXECUTIVE SESSION

8. Pursuant to Section 551.071 of the Texas Open Meetings Act, the Board will convene in executive (closed) session to consult with its attorney on a matter in which the duty of the attorney to the Governmental Body under the Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Open Meetings Act or to seek advice of counsel on legal matters involving pending or contemplated litigation or settlement offers: Determination of District and Water System Assets.

9. Pursuant to Section 551.072 of the Texas Open Meetings Act, the Board will convene in executive (closed) session regarding the purchase, exchange, lease, or value of real property when deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person: District and Water System Assets.

10. Pursuant to Section 551.074 of the Texas Government Code (Personnel), the Board will convene into executive (closed) session to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee: General Manager.

11. Pursuant to Section 551.089 of the Texas Government Code, the Board may deliberate regarding the deployment, or specific occasions for implementation, of security personnel, critical infrastructure, or security devices.

REGULAR SESSION

12. Consider and act to take any necessary actions as a result of executive session items.

    No action was taken regarding items discussed in Executive Session.

    Director Rose thanked General Manager Alan Fourmentin for his exemplary performance.

FUTURE AGENDA ITEMS

13. Items for future agendas:

14. Set next meeting date: September 16, 2026, at 6:30 p.m.

ADJOURN

President Carr called the meeting adjourned at 10:04 p.m.

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Kevin R. Carr, President

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Bert Cooper, Secretary/Treasurer

(SEAL)

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Laurie Slaght, District Secretary