900 Bay Area Boulevard
Houston, Texas 77058
281/488-1164 Fax 281/488-3400

CLEAR LAKE CITY WATER AUTHORITY

October 3, 2025,

To: All Persons Interested in the Meeting of the Clear Lake City Water Authority Board of Directors.

Notice is hereby given that the Board of the Clear Lake City Water Authority (The "Authority") will convene at 7:00 p.m. on October 9, 2025, for a Public Hearing and then Regular Session to follow, open to the public at 900 Bay Area Boulevard within such Authority, such location being the location where a quorum of the Board will be physically present, and by:

Video conference call at: https://meet.goto.com/484078557
Phone conference call at: +1 (408) 650-3123 Access Code:484-078-557

Video conference attendance is authorized by Section 551.127, Texas Government Code. At the meeting the following items will be considered and acted on:

1. Conduct public hearing on the proposed 2025 Ad Valorem tax rate for CLCWA at $0.20 per $100 for debt service tax rate and $0.05 per $100 for maintenance and operation tax rate;

2. Approve or correct the minutes of the September 11, 2025, Regular Board Meeting;

3. Comments from the floor (5-minute limitation);

4. Review and act, if necessary, upon report from Garver, Engineering Consultant, on any matters pertaining to CLCWA WWTP Expansion;

5. Consider and act upon adoption of the proposed 2025 Ad Valorem tax rate for CLCWA at $0.20 per $100 for debt service tax rate and $0.05 per $100 for maintenance and operation tax rate;

6. Consider and act upon Amended Notice to Sellers and Purchasers;

7. Consider and act, if necessary, upon Mr. Larry Dunbar's review of possible detention policy updates;

8. Consider and act upon clarification of detention criteria for the St Clare of Assisi Catholic Church located at 3131 El Dorado Blvd;

9. Consider and act upon the approval of a new TexPool Account for Bond Issue 44, Series 2025A for $24,000,000;

10. Consider and act upon the approval of a new Stellar Account for Bond Issue 44, Series 2025A for $24,000,000;

11. Receive Tax Collector Report ending September 30, 2025;

12. Receive Financial Report ending August 31, 2025;

13. Consider and act upon the Operating Disbursement's Report ending September 30, 2025;

14. Review and approve Pay Application 7 & Final for Water Well No. 7 and Water Plant No. 2 Site Improvements (Generator);

15. Review and approve Pay Application 3 & Final for WWTP Emergency Blower Replacement;

16. Review and approve Pay Application 10 for Lift Station No. 4 Parallel Force Main;

17. Review and approve Pay Application 7 & Final for Water Plant No. 2 and Water Well No. 7 Recoating;

18. Review and approve Pay Application 1 for Lift Station No. 14 Rehabilitation;

19. Review bids and Consider Awarding Construction Contract for Water Plant No. 3 Rehabilitation Phase 1;

20. Review and act, if necessary, upon the Engineer's Report and any matters pertaining to construction contracts;

21. Consider and act upon approval of the Capital Projects Disbursements;

22. Receive and act upon, if necessary, the Attorney's Report;

23. Consider and act upon Settlement and Release with Verizon Regarding Temporary Deployment/Relocation at Clear Lake Water Tank (Lessee Site: Cowabunga / 155835) under the Amended and Restated Water Tower Lease Agreement;

24. Receive and act upon the Investment Summary ending August 31, 2025;

25. Receive and act upon, if necessary, the Exploration Green Conservancy report;

26. Receive and act upon, if necessary, the General Manager's Report;

27. Old and New Business;

28. Consider and act upon adjourning the meeting.

Following the Board's consideration, and action if any, on the above items, the Board will adjourn from Regular Session and reconvene in Closed Session pursuant to §551.071 of the Government Code for the purpose of consulting with its attorney, pursuant to §551.072 of the Government Code to deliberate regarding real property and pursuant to §551.074 of the Government Code to discuss personnel matters. The Board may, if it deems necessary, designate certain directors as "Acting President" or "Acting Secretary" in the absence of necessary officers.

Jennifer Morrow
General Manager
Clear Lake City Water Authority
(SEAL)

CLEAR LAKE CITY WATER AUTHORITY
Board of Directors'
Regular Meeting Minutes
October 9, 2025

Regular Meeting	The Board of Directors ("Board") of the Clear Lake City Water Authority ("CLCWA") convened in Regular Session open to the public at 7:00 p.m. (CDT), on Thursday, October 9, 2025, at 900 Bay Area Blvd., such location being the location where a quorum of the Board was physically present and by video conference call at: Video conference call at: https://global.gotomeeting.com/join/484078557 Phone conference call at +1(408) 650-3123 Access Code: 484-078-557 Video Conference attendance was authorized by Section 551.127, Texas Government Code.
Roll Call	Roll was called of the members: Mr. W. Thomas Morrow, President; Mr. Robert T. Savely, Vice-President; Ms. Anthea Guest, Director; Mr. Brady Pyle, Director; Mr. John Graf, Secretary; Also present were: Mr. Alex Salgado, Utility Operations Engineer; Mr. Samuel Johnson, Attorney, Coats Rose, (by video conference); Mr. Eddie Streich, Engineer, LAN; Mr. Wade Parks, Engineer, Garver, (by video conference); Mr. Larry Dunbar, Hydrologist, Lawrence G. Dunbar, P.E., (video conference); Mr. David Wood, Financial Advisor, Baird, (by video conference); Mr. Dean McGee, Finance Director; Ms. JoJo Finkeldei, HR Manager; Ms. Diana Espinoza, Senior Accountant, (by video conference); Ms. Heather Frank, Recording Secretary. (A visitor roster copy is on file in the official records of the Authority and identified as Exhibit **A**.)
1. Public Hearing on Proposed 2025 Ad Valorem Tax Rate	The purpose of this Public Hearing is to receive citizens' comments or questions regarding the proposed 2025 Ad Valorem Tax Rate for CLCWA of \$0.20 per \$100 for debt service and \$0.05 per \$100 for maintenance and operation. As the CLCWA has received a recommendation on the necessary tax rate to pay down outstanding debt, approved and authorized the publishing of notification of a public hearing to be conducted at this date and time pending/subject to having a quorum of directors to attend, the publication has run, and now in connection with the annual adoption of the CLCWA tax rate the public hearing is being held. The floor was opened for comments. There were no public comments or questions.

There being no further business to come before the Public Hearing, President Morrow closed the Public Hearing at 7:01pm.

2. Minutes of the September 11, 2025, Regular Meeting Approved	Reading of the minutes of the September 11, 2025, Regular Board Meeting was waived because all Directors had received copies before the meeting. (A copy of which is on file in the official records of the Authority and identified as Exhibit **B**.) Thereupon, by motion duly made by Director Graf and seconded by Director Guest, the Board voted unanimously to approve the minutes of the September 11, 2025, Regular Board Meeting with the correction.
3. Comments from the Floor	Mr. Seth Samuelson of Odyssey Engineering Group, representing the interest of a Retail Development at 502 Bay Area Boulevard, explained that a variance request on the redevelopment project had been submitted in July 2025, requesting consideration on factors including the timing of planning and submittals against the March 2025 revision of the DEV-100 Drainage and Flood Control Policy and the property's existing specific drainage characteristics. As a decision was pending comments from the CLCWA Hydrologist, Larry Dunbar, and the detention policy criteria was being reviewed for possible updates scheduled for Agenda Item 7, Mr. Samuelson wanted to make himself available for discussion. However, he was unsure whether that would be considered during Agenda Item 3 Comments from the Floor or with Mr. Dunbar's discussion during Agenda Item 7. President Morrow recommended that continued discussion be considered during Agenda Item 7, subject to review and clarification of the submitted detention policy update factors. (Please note that during this discussion, the property was referred to as a redevelopment, and the application was submitted as a new development type. Clarification is pending as the development is proposed on a replated section of a previous development.)
4. Report from Garver, Engineering Consultant, on any matters pertaining to CLCWA WWTP Expansion	Postponed until Mr. Wade Parks was available. Returned after Agenda Item 5 Mr. Wade Parks informed the Board of specifics regarding the WWTP Expansion design. As the TCEQ approval was received and will not be affected by the final decision on which odor control measure is chosen, the focus is now on providing a definitive bid packet. The final decision will be reported to the TCEQ on the final submitted record drawings. After consideration of factors including long term maintenance, air quality, odor control, tested low particulate levels, collective impact on the plant, available infrastructure, impacts to the community and operations, protecting against corrosion, short and long-term goals, upfront cost, annual maintenance and update costs, OSHA and EPA compliance and having uniform bids, it was recommended to proceed with the air dispersion stack as the defined bid component and begin the bidding process the week following the Board Meeting. It was requested to provide reference information on tested or projected air quality/particulate levels, and, if available, for contingency awareness to obtain estimated costs and take into consideration site planning if modifications or retrofits are required in the future due to regulatory or plan changes that would affect the plant's layout/infrastructure. Garver

will consult with LAN to ensure the bidding process is consistent with CLCWA's established processes and policies.

Returned to Agenda Item 6

5. Consider and act upon adoption of the proposed 2025 Ad Valorem tax rate for CLCWA at $0.20 per $100 for debt service tax rate and $0.05 per $100 for maintenance and operation tax rate
Approved

President Morrow provided an overview of the proposed 2025 Ad Valorem tax rate for CLCWA at $0.20 per $100 for the debt service tax rate and $0.05 per $100 for the maintenance and operation tax rate. The adoption of the tax rate is an annual legal requirement. A financial analysis of the CLCWA tax base, revenues, bond debt, resident interests, area needs, and the financial advisor's recommendations were considered at the September 11, 2025, Regular Board Meeting, and no additional considerations were brought before the Board during the preceding Public Hearing. Therefore, a motion proceeded.

Thereupon, by motion duly made by Director Savely and seconded by Director Graf, the Board voted unanimously to adopt the proposed 2025 Ad Valorem tax rate for CLCWA: $0.20 per $100 for the debt service tax rate and $0.05 per $100 for the maintenance and operation tax rate.

As such, the Order Setting Debt Service Tax Rate and Levying for 2025 and Order Setting Maintenance and Operating Tax Rate and Levying for 2025 will be published.

As Mr. Wade Parks was now available, the Board returned to consideration of Agenda Item 4.

6. Consider and act upon Amended Notice to Seller and Purchasers
Approved

Mr. Johnson provided an overview of the amended Notice to Sellers and Purchasers, which was presented to the Board for review and approval. (A copy of which is on file in the official records of the Authority and identified as Exhibit **C**.) The Notice to Sellers and Purchasers is a disclosure document required under the Texas Water Code for any person who enters into a purchase agreement for real property within the boundaries of the CLCWA. This document provides information, including the voted authorized bonds, bond amounts, current tax rate, and other statutorily required information. The notice is prepared by Bond Counsel to be amended in accordance with the adoption of the 2025 Ad Valorem Tax Rate for CLCWA of $0.20 per $100 for debt service and $0.05 per $100 for maintenance and operation, and up-to-date bond amounts. (This form will be recorded in the real property records and filed with the TCEQ.)

Thereupon, by motion duly made by Director Graf and seconded by Director Savely, the Board voted unanimously to approve the Amended Notice to Sellers and Purchasers.

7. Consider and act, if necessary, upon Mr. Larry Dunbar's review of possible detention policy updates
Deferred

Mr. Larry Dunbar provided an overview of the recommended detention criteria and classifications of development type. The purpose of the review is to help clarify/define the detention criteria for different development scenarios, responsibilities, and processes for variance requests, in an effort to streamline the review and recommendation process and provide clear guidance on what documentation/information is needed for each request to appropriately assess each occurrence, as developers are doing their best to implement cost saving measures and requesting variances on established detention requirements. Factors of concern considered, along with the CLCWA's overall guiding principle of not causing any increased flooding to our neighbors, included fairness, maintaining oversight and policy adherence, understandability, minimizing delays, providing clear upfront support and guidelines for contractors to reference during planning phases, and possibly establishing guidelines to allow for standard reviews that could be considered in-house vs nonstandard reviews that would be escalated for external review to the CLCWA hydrologist.

As this matter is of great importance to the protection of the community and factors in the letters and engineering notes require future clarification and definition, the Drainage Committee will facilitate further discussion to allow appropriate time for in-depth review. Final recommendations will be brought to the Board. Concise language must be used in all documentation to make clear that any guidance, engineering notes, support documentation, or information provided is intended as assistance and will not ultimately define how the assessment will be considered; CLCWA will make all decisions in accordance with policy.

8. Consider and act upon clarification of detention criteria for the St Clare of Assisi Catholic Church located at 3131 El Dorado Blvd
Deferred

Mr. Larry Dunbar provided an overview of the requested clarification of the detention criteria for St. Clare of Assisi Catholic Church, located at 3131 El Dorado Blvd. The project's engineer requested approval for a reduced detention rate comparable to that of the City of Houston. As this property has had several separate developments, consisting of portions developed prior to established detention requirements and another developed when the adopted detention criteria was one acre-foot per acre, it was unclear in this scenario what guidance to provide or how to proceed with the detention variance request review. Mr. Dunbar explained that after the discussion during Agenda Item 7, he had a clearer understanding of how to guide the project's engineer on what they need to do and/or follow to proceed with a proposed design and variance request.

It was determined that the Board would take no action at this time. The matter would move forward in the current standard variance request process. Mr. Dunbar will communicate directly with the individuals representing the interests of St. Clare of Assisi Catholic Church to provide additional guidance on preparing a variance request, with clearly defined rationales demonstrating that if approved, the surrounding residents would be protected from any additional flooding. President Morrow requested that the representatives of St. Clare of Assisi Catholic Church be informed that the matter is of importance to the CLCWA, and that this additional time for review and clarification is intended to ensure that the matter is considered thoroughly and fairly in pursuit of the best possible solution.

9. Consider and act upon the approval of a new TexPool Account for Bond Issue 44, Series 2025A for $24,000,000
Approved

As the TCEQ has authorized the approval of the issuance of Bond Issue 44, Series 2025A for $24,000,000, accounts are needed to hold and manage bond funds.

Thereupon, by motion duly made by Director Savely and seconded by Director Graf, the Board voted unanimously to approve the creation of a new TexPool Account for Bond Issue 44, Series 2025A for $24,000,000.

10. Consider and act upon the approval of a new Stellar Account for Bond Issue 44, Series 2025A for $24,000,000 Approved

Thereupon, by motion duly made by Director Savely and seconded by Director Pyle, the Board voted unanimously to approve the creation of a new Stellar Account for Bond Issue 44, Series 2025A for $24,000,000.

11. Tax Collector's Report Ending 09/30/2025

The Tax Collector's Report ending September 30, 2025, was presented for the Board's review. (A copy of which is on file in the official records of the Authority and identified as Exhibit **D**.) It was noted that the difference in Percent Collected in 2024 vs the previous year is affected by the updated calculation method that now considers adjustments.

12. Financial Report Ending 08/31/2025

The Financial Report for the period ending August 31, 2025, was presented to the Board for review. (A copy of which is on file in the official records of the Authority and identified as Exhibit **E**.) It was noted that the trending excess revenue for the 2024-2025 budget will be affected by lower than projected usage in the final months of the fiscal year, based initially on expectations of excess heat, and the negative value currently reported on payroll expenses, mainly due to the transition of key personnel and the hiring of three new Full-Time Employees (FTE) not projected in the budget. However, it is projected to continue to reflect a positive balance, primarily from utility sales and savings in expenditures. A reconciliation of the 2024-2025 Fiscal year is in process and is tentatively scheduled to be presented to the Board at the November 13, 2025, Regular Board Meeting.

Interjection

As the identity of a caller was requested, Mr. Michael Mazzola of CobbFendley identified himself as an online participant representing the interests of St. Clare of Assisi Catholic Church as their engineer. Mr. Mazzola stated he had called in to participate in the discussion of Agenda Item 8, but when he attempted to speak, he could not be heard by the Board members. He had to disconnect and reconnect, but by then the meeting had moved past Agenda Item 8. Mr. Mazzola was informed that, as further clarification of the detention criteria was needed, the Drainage Committee would hold an in-depth review; as such, Board consideration of Agenda Item 8 was deferred, and Mr. Dunbar or other in-house staff would follow up with additional guidance accordingly.

13. Operating Disbursements Report Ending 09/30/2025 Approved

The Operating Disbursements Report, covering the period ending September 30, 2025, was presented for the Board's review and approval. (A copy of which is on file in the official records of the Authority and identified as Exhibit **F**.)

Thereupon, by motion duly made by Director Graf and seconded by Director Savely, the Board voted unanimously to approve the Operating Disbursements Report for the period ending September 30, 2025.

14. Pay Application 7 & Final for Water Well No. 7 and

Pay Application 7 & Final for Water Well No. 7 and Water Plant No. 2 Site Improvements (Generator) was presented to the Board for review and approval. (A copy of which is on file in the official records of the Authority

Water Plant No. 2 Site Improvements (Generator) Approved

and identified as Exhibit **G**.) It was noted that the 1-year warranty period has started, and an inspection will be carried out in 10 months.

Thereupon, by motion duly made by Director Savely and seconded by Director Guest, the Board voted unanimously to approve Pay Application 7 & Final for Water Well No. 7 and Water Plant No. 2 Site Improvements (Generator) by Texan Municipal & Industrial, for $83,433.90.

15. Review and approve Pay Application 3 & Final for WWTP Emergency Blower Replacement Approved

Pay Application 3 & Final for WWTP Emergency Blower Replacement was presented to the Board for review and approval. (A copy of which is on file in the official records of the Authority and identified as Exhibit **H**.) It was noted that the 1-year warranty period started at full substantial completion on August 28, 2025, and an inspection will be carried out 10 months thereafter.

Thereupon, by motion duly made by Director Pyle and seconded by Director Graf, the Board voted unanimously to approve Pay Application 3 & Final for WWTP Emergency Blower Replacement by Lone Star Blower, Inc., for $193,172.30.

16. Pay Application 10 for Lift Station No. 4 Parallel Force Main Approved

Pay Application 10 for Lift Station No. 4 Parallel Force Main was presented to the Board for review and approval. (A copy of which is on file in the official records of the Authority and identified as Exhibit **I**.) It was noted that the wet connection was completed on the Armand Bayou Nature Center property. The incorrect type of guide rails were installed at the wet well and will be replaced when the correct type is available.

Thereupon, by motion duly made by Director Graf and seconded by Director Guest, the Board voted unanimously to approve Pay Application 10 for Lift Station No. 4 Parallel Force Main to Alcott, Inc., dba TCH, for $105,534.00.

17. Pay Application 7 & Final for Water Plant No. 2 and Water Well No. 7 Recoating Approved

Pay Application 7 & Final for Water Plant No. 2 and Water Well No. 7 Recoating was presented to the Board for review and approval. (A copy of which is on file in the official records of the Authority and identified as Exhibit **J**.) It was noted that the 1-year warranty period has started, and an inspection will be carried out in 10 months.

Thereupon, by motion duly made by Director Savely and seconded by Director Pyle, the Board voted unanimously to approve Pay Application 7 & Final for Water Plant No. 2 and Water Well No. 7 Recoating to D&M Tank, LLC for $65,180.00.

18. Pay Application 1 for Lift Station No. 14 Rehabilitation Approved

Pay Application 1 for Lift Station No. 14 Rehabilitation was presented to the Board for review and approval. (A copy of which is on file in the official records of the Authority and identified as Exhibit **K**.) It was noted that the calendar dates have been paused until the new hatch with safety grate is delivered and the lift station is substantially complete and online.

Thereupon, by motion duly made by Director Pyle and seconded by Director Savely, the Board voted unanimously to approve Pay Application 1 for Lift Station No. 14 Rehabilitation to McDonald Municipal and Industrial for $128,178.90.

19. Awarding Construction Contract for Water Plant No. 3 Rehabilitation Phase 1 Approved	Two bids for the Water Plant No. 3 Rehabilitation Phase 1 construction contract were presented to the Board for review and discussion to consider options and accept or reject any or all of the bids. (A copy of which is on file in the official records of the Authority and identified as Exhibit **L**.) M.K. Painting, Inc. was recommended based on a review of their work history, experience, financial standing, and references. (GST # 1 Recoating) Thereupon, by motion duly made by Director Savely and seconded by Director Pyle, the Board voted unanimously to accept M.K. Painting, Inc.'s bid of $1,207,000.00.
20. Engineer's Report	For the Sanitary Sewer Phase 99 Rehabilitation, pricing was received from CenterPoint. Pending final approval from the City of Houston, the project will be rebid. The Fall bi-annual Impact Fee Advisory Committee meeting was postponed until October, due to participant availability. Two meetings are required each year, per the TCEQ, to discuss any potential development and infrastructure needs. The America's Water Infrastructure Act, the Risk and Resilience Assessment 5-year review is in process, and the draft will be provided to the Board for review before submittal.
21. Capital Projects Disbursement Report Approved	The Capital Projects Disbursements Report was presented for the Board's review and approval. (A copy of which is on file in the official records of the Authority and identified as Exhibit **M**.) Thereupon, by motion duly made by Director Savely and seconded by Director Pyle, the Board voted unanimously to accept and approve the updated Capital Project Report in the amount of $1,158,294.51.
22. Attorney's Report	Mr. Johnson informed the Board that Prop 9 will be on the ballot in November. This proposition proposes changing the exemptions for business personal property from $2,500 to $125,000. If approved, there will be an impact on CLCWA's maintenance tax revenue; however, the impact is expected to be minimal.
23. Consider and act upon Settlement and Release with Verizon Regarding Temporary Deployment/Relocation at Clear Lake Water Tank (Lessee Site: Cowabunga / 155835) under the Amended and Restated Water	The Board expressed their gratitude to Mr. Johnson for his foresight in the original contract terms in protection of the Authority and his diligence and detail in communicating with Verizon on the matter. Thereupon, by motion duly made by Director Savely and seconded by Director Guest, the Board voted unanimously to accept the Settlement and Release with Verizon Regarding Temporary Deployment/Relocation at Clear Lake Water Tank (Lessee Site: Cowabunga / 155835) under the Amended and Restated Water Tower Lease Agreement.

Tower Lease Agreement Approved

24. Investment Summary Ending August 31, 2025 Approved

The Investment Summary for the period ending August 31, 2025, was presented to the Board for review and approval. (A copy of which is on file in the official records of the Authority and identified as Exhibit **N**.)

Thereupon, by motion duly made by Director Guest and seconded by Director Savely, the Board voted unanimously to approve the Investment Summary for the period ending August 31, 2025.

25. Exploration Green Conservancy Report

Director Guest informed the Board of the topics discussed at the Exploration Green Conservancy (EGC) Meeting. The conservancy continues to focus on community outreach and public relations. Benefits have included the opportunity to assist with a Texas A&M class research project on EG, taking part in a panel on PBS called Chasing the Tides, working with the Port of Houston and Galveston Bay for additional wetland plants, increasing resident interactions at events such as the completed "Squawk Walk" and upcoming "Glow the Green". A presentation on the various topics under consideration for the Strategic Plan is scheduled for the end of the month. Additionally, the EGC will consider any benefits in possibly updating the By-Laws or the Board's composition.

26. General Manager's Report

Mr. Salgado highlighted the following matters with the Board:

AVR is forcing an immediate software update and a change to the credit card processor.

Inventory counts have been completed and verified by the auditors.

Bollards were replaced, and the striping in the Bluebird Pond parking lot was repainted at Exploration Green.

The Harris County Commissioner approved the conveyance of Beacon Rd. The proposed timeline for road repair includes patches starting in November and resurfacing in early 2026.

The CLCWA and the city of Pasadena are working on two joint projects in Kirby Bend and El Carey Estates. For Kirby Bend, an older, degrading meter will be replaced. Pasadena will supply a new Mach10 meter, and the CLCWA will perform the installation. To consolidate cost, minimize downtime, and perform needed maintenance, the CLCWA will also consecutively replace three 6" gate valves in the area. For El Carey Estates, the cost to replace and/or add piping, valves, and fittings will be split evenly.

President Morrow commended Jennifer Morrow for her diligence and consideration in working to collaborate with our neighboring cities, water utility, and area developers to help address concerns voiced at a recent BAHEP (Bay Area Houston Economic Partnership) meeting. Concerns regarding maintaining appropriate pressure, water supply needs, and additional capacity for development and redevelopment projects prompted Ms. Morrow to research means to assist. After sitting down with Mayor

Keeney (City of Taylor Lake Village), (Mayor Schoenbein) City of Pasadena, an area developer, and WCID#50; factors to a preliminary solution being researched include the CLCWA increasing the amount of water supplied to WCID#50, WCID#50 annexing property in the area of most concern around Kirby Blvd and E NASA Pkwy, the CLCWA tying into the City of Pasadena's current infrastructure at the end of Kirby Blvd at E NASA Pkwy. By thinking strategically and being willing to begin researching whether we could help without going outside our bounds and guidelines, not only do we work in a positive way to maintain good cooperative relationships with the people around us, but the proposed solution would also provide the benefit of an additional connection for water supply to the CLCWA.

Water samples have been sent for the sampling and compilation services previously discussed at the September 11, 2025, Regular Board meeting to help establish a more comprehensive baseline of determined PFAS in the CLCWA water supply.

The leak at Space Port was determined to be on the private service line; the City of Houston Airport System was notified and has completed a repair.

The report shows that as of October 6, 2025, 21 water leaks were repaired. In the last 5 days, an additional 15 leaks have been reported; the sewer crew is assisting the water crews with repairs.

One hydrant required replacement after being struck by a vehicle, and a claim was filed with the Insurance Company. Routine maintenance and painting of the hydrants is completed in University Park and is now in progress in Bay Forest.

Lift station updates and rehabilitation projects are progressing efficiently.

At the water operations building, two new fuel tanks were installed to replace the current out-of-compliance tanks, groundwork is complete to provide a reliable driving surface, and a light pole was added for safety.

At Water Plant #2, 70% of the fence work is complete.

Director Savely inquired about what security measures have been implemented at the Operations Building property. Currently in use are property security lights, security cameras, code gate property entry, and identification RFID badge building entry. The installation of additional lights, cameras, remote gate entry/visitor verification, and other security measures are ongoing.

27. Old and New Business

Director Pyle thanked staff for their quick response to show the Board's appreciation for the exceptional year of hard work and cost savings by processing the "Shared Contribution Award" to all employees.

Director Savely informed the Board that a City Town Hall will be held on October 14th with Council Member Flickinger and other elected officials. These events provide the CLCWA with the opportunity to keep the district spotlighted and maintain good relationships.

President Morrow informed the Board that BAHEP is hosting a meeting to discuss the topic "Harris County's Priorities and Regional Impact" by

Commissioner Garcia on October 21st. These events provide an opportunity for direct, beneficial discussions, real-time insight into area concerns, and upfront opportunities to be part of initial discussions that have in the past resulted in positive outcomes for the Authority. As such, the Authority will continue to maintain the membership as long as positive benefits for our residents are received.

28. Meeting Adjourned

President Morrow declared the open meeting adjourned at 9:25 p.m.

President, Board of Directors
CLEAR LAKE CITY WATER AUTHORITY

Secretary, Board of Directors
CLEAR LAKE CITY WATER AUTHORITY

DATE APPROVED: November 13, 2025

(SEAL)

CLEAR LAKE CITY WATER AUTHORITY
TEXAS