

**AGENDA**  
**NORTHLAKE MUNICIPAL MANAGEMENT DISTRICT NO. 1 OF DENTON COUNTY**

Notice is hereby given pursuant to V.T.C.A. Government Code, Chapter 551 that the Board of Directors of Northlake Municipal Management District No. 1 of Denton County will meet in **special** session, open to the public, at **12:00 p.m., on Wednesday, April 29, 2026, at 2701 North Market Square, Northlake, Texas 76247**, a designated location inside the boundaries of the District, at which meeting the following items will be considered and acted on:

1. Hear from the public;
2. Consider approving minutes of meeting held on January 24, 2026;
3. Hear Bookkeeper's Report and consider taking action requested, including approval of payment of bills;
4. Hear Developer's Report;
5. Hear Operator's Report and consider taking any action requested, including authorizing maintenance and repairs to District facilities;
6. Hear Engineer's Report and consider taking any action requested, including:
  - (a) status of construction projects within the District;
  - (b) authorize Engineer to proceed with the design of District facilities;
  - (c) approve plans and specifications of District facilities;
  - (d) authorize Engineer to advertise for bids for District projects;
  - (e) authorize construction contracts and related items;
  - (f) approve report, pay estimates, and change orders for construction projects in progress in the District;
  - (g) consider acceptance of certificates of completion and authorize final acceptance of projects;
  - (h) consider authorizing any necessary action related to the maintenance, operation, and repair of District facilities;
7. Consider terminating Municipal Advisory Services Agreement by and between the District and Robert W. Baird and Co. Incorporated;
8. Consider approving engagement letter with Cedar Creek Municipal Advisors, LLC;
9. Hear Financial Advisor's Report and consider taking any action requested;
10. Hear Attorney's Report and consider taking any action requested:
  - (a) approval of a Resolution Implementing 20% Penalty on 2025 Delinquent Taxes; and
  - (b) approval of a Resolution Concerning Tax Exemptions for 2026.

Pursuant to V.T.C.A. Government Code, Chapter 551, as amended, the Board of Directors may convene in closed session to receive advice from legal counsel and discuss matters relating to pending or contemplated litigation, personnel matters, gifts and donations, real estate transactions, security devices and/or economic development negotiations. Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact the District's attorney at (972) 788-1600 at least three business days prior to the meeting so that appropriate arrangements can be made.

EXECUTED this 20<sup>th</sup> day of April, 2026.

NORTHLAKE MUNICIPAL MANAGEMENT DISTRICT NO. 1  
OF DENTON COUNTY



By: \_\_\_\_\_

*Mindy L. Koehne*  
Mindy L. Koehne  
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Attorneys for the District