

NOTICE OF MEETING

MADERA MUNICIPAL MANAGEMENT DISTRICT NO. 1

Notice is hereby given that the Board of Directors of Madera Municipal Management District No. 1 (the "District") will hold a regular meeting on **Tuesday, February 3, 2026, at 10:00 a.m.**, at **4514 Cole Avenue, Suite 1450, Dallas, TX 75205**, to discuss and, if appropriate, act upon the following items:

1. Report on development in the District.
2. Public Comments.
3. Approve minutes of organizational meeting.
4. Approve engineer's report.
5. Adopt Order Adopting Section 49.2731 Electronic Bidding Rules.
6. Adopt Order Adopting Electronic Signature Rules for Construction Contracts.
7. Determine general prevailing rate of wages for engineering construction projects in locality of the District and adopt Resolution Adopting Prevailing Wage Rate Scale for Engineering Construction.
8. Adopt Resolution Establishing Criteria for Sureties Issuing Payment and Performance Bonds.
9. Adopt Resolution Adopting Fiscal Year End for the District.
10. Authorize posting of District name signs.
11. Adopt Order Establishing Records Management Program and Designating a Records Management Officer.
12. Adopt Resolution Establishing Addresses and methods for Texas Public Information Act Requests.
13. Adopt Resolution Adopting Covered Applications Policy.
14. Adopt Code of Ethics and Travel, Professional Services, and Management Policies, and appoint Audit Committee and adopt Travel Reimbursement Guidelines.
15. Adopt Resolution Adopting Investment Policy.
16. Adopt Resolution Appointing Investment Officer.
17. Accept annual disclosure statements for bookkeeper and Investment Officer.
18. Adopt Resolution Establishing the Authorized Depository Institutions and Adopting List of Qualified Broker/Dealers With Whom the District May Engage in Investment Transactions.
19. Approve Depository Pledge Agreements.
20. Adopt Resolution Designating Agent for Issuance of Notice to Purchasers.
21. Adopt Resolution Authorizing Request to Denton Central Appraisal District to Activate District for 2026 tax year.

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 (713) 860-6400 at least three business days prior to the meeting so that appropriate arrangements can be made. Texas Water Code Section 49.062(c) provides a process for qualified voters residing in the District to request the designation of a meeting place within the District. Please see Section 49.062(c) for specific information.

22. Adopt Resolution Establishing Policy on Public Comment and Public Testimony at Open Meetings.
23. Conduct hearing on exclusion of land from Madera Municipal Management District No. 1.
24. Enter findings of fact regarding exclusion hearing and adopt Order Excluding Certain Land.
25. Authorize execution of Amendment to Information Form.
26. Adopt Resolution Establishing Depreciation Policy.
27. Approve Petition for Bond Election.
28. Approve Bond Engineering Report.
29. 2026 Directors Election, Bond Elections, and Operation and Maintenance Tax Elections.
 - a. adopt Resolution Designating an Agent of the Secretary of the Board of Directors During the 2026 Directors Election, Bond Elections, and Operation and Maintenance Tax Elections Period;
 - b. approve contracting for election services and any associated agreements if necessary with Denton County;
 - c. adopt Resolution Adopting Voting System;
 - d. adopt Order Calling Director Elections, Bond Elections; and Operation and Maintenance Tax Elections;
 - e. authorize Notice of Election; and
 - f. authorize posting of early voting and election day roster.

AVISO DE REUNIÓN

DISTRITO DE GESTIÓN MUNICIPAL DE MADERA No. 1

Por medio del presente se notifica que la Junta Directiva del Distrito de Gestión Municipal de Madera No. 1 (el "Distrito") celebrará una reunión ordinaria el martes 3 de febrero de 2026, a las 10:00 a. m., en 4514 Cole Avenue, Suite 1450, Dallas, TX 75205, para discutir y, si procede, tomar decisiones sobre los siguientes puntos:

27. Aprobar el petición de Elección de Bonos.
29. Elección de Directores, Elecciones de Bonos, y Elecciones de Impuestos de Operación y Mantenimiento, incluido:

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- a. adoptar una Resolución Designando un Agente del Secretario de la Junta Directiva Durante el Elección de Directores, Elecciones de Bonos, y Elecciones de Impuestos de Operación y Mantenimiento;
- b. aprobar la contratación de servicios electorales y cualquier convenio relacionado necesario con el Condado de Denton;
- c. adoptar una resolución para adoptar un sistema de votación;
- d. adoptar una Orden Para Convocar una Elección de Directores, Elecciones de Bonos, y Elecciones de Impuestos de Operación y Mantenimiento;
- e. autorizar el Aviso de Elección; y
- f. autorizar la publicación de la lista de votación anticipada y del día de elección.

/s/ *Saxjay Bapat*

Acting Attorney for the District



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