

NOTICE OF MEETING

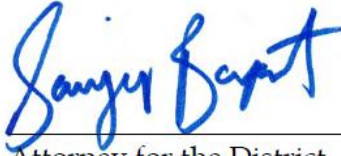
HUNTER RANCH IMPROVEMENT DISTRICT NO. 2 OF DENTON COUNTY, TEXAS

The Board of Directors of Hunter Ranch Improvement District No. 2 of Denton County, Texas will hold a regular meeting on **Tuesday, July 28, 2026, at 1:00 p.m.**, at Quakertown Civic Center, 321 E McKinney Street, Denton, Texas 76201, to discuss and, if appropriate, act upon the following items:

1. Public comment(s) – In accordance with the Open Meetings Act, Directors are prohibited from acting on or discussing any items brought before them at this time. Citizen's comments will be limited to 3 minutes. Comments about any of the agenda items are appreciated by the Board of Directors and may be taken into consideration at this time or during that agenda item. All remarks and questions addressed to the Board shall be addressed to the Board as a whole and not to any individual member thereof.
2. Review and approve minutes of prior meeting.
3. Developer's report.
4. Engineering matters, including authorize design, preparation of plans and specifications, approval of plans and specifications, advertisement for bids, bid review, contract award, approval of Pay Estimates, Change Orders, and Task Orders, acceptance of projects, issuance of notices to the City of Denton and direct engineer to notify insurance company of new facility, if appropriate, for projects.
 - a. Landmark – 2N/2S Pavement Improvements
 - b. Landmark – 2N/2S Mass Grading Improvements
 - c. Landmark – 2N/2S Utility Improvements
 - d. next phase of District facilities;
 - e. approve deeds, easements, consents to encroachment, requests for service or utility commitment letters;
 - f. proposals for engineering services; and
 - g. other engineering matters.
5. Financial and bookkeeping matters, including payment of bills and review of investments.
6. Tax assessment and collection matters.
7. Report from Triton Consulting Group regarding the District's website and authorize appropriate action.
 - a. Consider appropriate upgrades to District website services.
8. Accept Waiver of Special Appraisal for Benefit of Hunter Ranch Improvement District No. 2 of Denton County, Texas.
9. Approve assignment of all or part of certain Phase 1 construction contracts.
10. Approve resolution authorizing application to Texas Parks and Wildlife Local Park Grant Program and authorize any related appropriate action.

11. Adopt Resolution Establishing Depreciation Policy.
12. Discuss items for inclusion on future agendas.





Attorney for the District