

**AGENDA**  
**NORTHWEST DENTON COUNTY MUNICIPAL UTILITY DISTRICT NO. 1**

Notice is hereby given pursuant to V.T.C.A. Government Code, Chapter 551, that the Board of Directors of Northwest Denton County Municipal Utility District No. 1 will meet in **special** session, open to the public, at **12:00 p.m.**, on **Monday, August 24, 2026**, at the offices of Coats Rose, P.C., 16000 N. Dallas Parkway, Suite 350, Dallas, Texas 75248, at which meeting the following items will be considered and acted on:

1. Hear from the public;
2. Consider approving minutes of the meeting of March 17, 2026;
3. Hear Developer/Landowner's Report;
4. Hear Engineer's Report and consider taking any action requested by Engineer, including:
  - (a) authorize Engineer to proceed with the design of District facilities;
  - (b) approve plans and specifications of District facilities;
  - (c) authorize Engineer to advertise for bids for District projects;
  - (d) authorize construction contracts and related items;
  - (e) approve report, pay estimates, and change orders for construction projects in progress in the District;
5. Hear Financial Advisor's Report;
6. Hear Attorney's Report and consider taking any action required, including:
  - (a) ratification of an insurance renewal proposal from McDonald & Wessendorff;
  - (b) approval of an Order Designating Investment Officer and Establishing Rules, Policies and Code of Ethics for Investment of District Funds and Review of Investments;
7. Consider engagement of Baker Moran Doggett Ma & Dobbs LLP for eminent domain services;
8. Consider engagement of Whitman Land Group, LLC for land acquisition services related to the District's eminent domain proceedings; and
9. Consider authorizing District consultants to acquire easement interests in, over and through certain tracts of property by purchase or, if necessary, by exercise of the District's eminent domain authority and any items related thereto, including approval of a Resolution Authorizing Acquisition of Easements.

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.

Pursuant to Section 49.062, Texas Water Code, a written request of at least five registered voters may be submitted to the Board of Directors requesting the Board of Directors to designate a meeting place within the District. If no suitable meeting place exists inside the District, the Board may designate a meeting place outside the District that is located not further than 10 miles from the boundary of the District. If the Board of Directors fails to designate a meeting place within the District or not further than 10 miles from the boundary of the District, after the receipt of such petition, five registered voters may petition the Texas Commission on Environmental Quality to designate a meeting location.

EXECUTED this 14th day of August, 2026.



(DISTRICT SEAL)

NORTHWEST DENTON COUNTY  
MUNICIPAL UTILITY DISTRICT NO. 1

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

*Mindy L. Koehne*

Mindy L. Koehne  
Coats Rose, P.C.  
Attorneys for the District