



Disclaimer:

This meeting packet is provided for informational purposes only.

The documents and reports contained herein are subject to revision, correction, supplementation, and board approval and may not represent final official products.

ARMBRUST & BROWN, PLLC

ATTORNEYS AND COUNSELORS

100 CONGRESS AVENUE, SUITE 1300
AUSTIN, TEXAS 78701-2744
(512) 435-2300

TELECOPIER (512) 435-2360

DEBORAH PEDERSON
(512) 435-2352
dpederson@abaustin.com

MEMORANDUM

TO: Brenda Richter
Christopher Capers
R. Lee Hill

Robin Campbell
Felix Amaro, Jr.

FROM: Deborah Pederson, Legal Assistant

DATE: August 16, 2023

RE: Northtown Municipal Utility District
August 22, 2023 Board Meeting

Attached please find the agenda and meeting materials for a meeting of the Board of Directors of Northtown Municipal Utility District scheduled for **Tuesday, August 22, 2023, at 5:45 p.m. at 700 East Wells Branch Parkway, Pflugerville, Texas.**

Please let us know if you will be unable to attend the meeting so that we can determine if a quorum of the Board of Directors will be present.

Carter Dean
Jim Nias *via email**
Scott Foster
Cheryl Allen *via email*
Carol Polumbo *via email**
Ja-Mar Prince *via email**
Jacqueline Hale *via email**
Noel Barfoot *via email**

Robert Anderson *via email*
Crystal Lightfield *via email**
Lupe Serna *via 1st Class US mail**
Allen Douthitt *via email*
Mona Oliver
Richard Fadal *via email**
Carlton Yarborough *via email**

*Agenda Only

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
AGENDA**

August 22, 2023

TO: THE BOARD OF DIRECTORS OF NORTHTOWN MUNICIPAL UTILITY DISTRICT AND ALL OTHER INTERESTED PARTIES:

Notice is hereby given that the Board of Directors of Northtown Municipal Utility District will hold a meeting at **5:45 p.m. on Tuesday, August 22, 2023. This meeting will be held at the District office located at 700 East Wells Branch Parkway, Pflugerville, Texas.** Members of the public are entitled to participate in and to address the Board of Directors during the meeting.

PUBLIC INPUT

1. Resident communications and Board member announcements;

BUDGET/TAX ITEMS

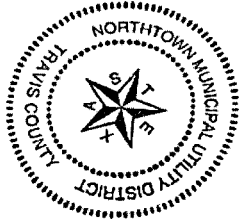
2. 2023-2024 budget and 2023 tax rate, including:
 - (a) 2023 certified taxable values;
 - (b) Financial advisor's recommendation regarding 2023 tax rate;
 - (c) Work session on 2023-2024 budget;
 - (d) Establish and take record vote on proposed tax rate;
 - (e) Schedule public hearing at which adoption of tax rate will be considered;
 - (f) Authorize publication of Notice of Public Hearing on Tax Rate;
 - (g) Tax rate classification under Texas Water Code Sections 49.23601-.23603;

DISCUSSION/ACTION ITEMS

3. Minutes of July 25, 2023 Board meeting;
4. District security and public safety and related action items, including:
 - (a) Report from Travis County Sheriff's Office, including crime statistics;
 - (b) Legal/Security Committee report;
5. District operations manager and utility operator's report and related action items, including:
 - (a) Utility operations and repairs, including any proposals;
 - (b) Billing report and write-offs;
6. Landscape maintenance report and related action items, including any proposals;
7. District manager's report and related action items, including:

- (a) Legal/Security Committee report, including covenant violations and enforcement actions;
 - (b) Monthly expenditure report;
 - (c) Reservation ledger;
 - (d) Solid waste services, including monthly report;
 - (e) Purchase requests and/or proposals;
8. Facilities Committee report and related action items, including:
- (a) Status of construction of office and pavilions; including any proposals or invoices for payment;
 - (b) Approval of pay applications and/or change orders from STR Constructors for construction of office and pavilions and acceptance of project;
 - (c) Repairs, maintenance, and monthly expenditures for parks and recreational facilities;
9. District engineer's report and related action items, including:
- (a) Development matters, including:
 - (i) Village at Northtown Condominiums Water, Wastewater, and Drainage Improvements, including approval of pay applications and/or change orders;
 - (ii) Village at Northtown Multifamily (North Wells Branch/The Parker);
 - (iii) Village at Northtown Multifamily (Edenbrook);
 - (iv) The Lakes Retail Center;
 - (v) Avalon Bay Multifamily;
 - (b) MS4 compliance matters, including:
 - (i) Permitting;
 - (ii) Storm Water Pollution Prevention Plan compliance;
 - (c) Senate Bill 3 / Emergency Preparedness Plan, including status of application requesting waiver of emergency preparedness plan;
10. District bookkeeper's report and related action items, including:
- (a) Payment of bills and invoices;
 - (b) Fund transfers;
 - (c) Investments;
 - (d) Developer escrow report and reconciliation;
11. District website, including hosting, maintenance, and related action items;
12. Wholesale water and wastewater services and related action items, including contract negotiation with City of Austin and related action items;
13. Attorney's report and related action items, including:
- (a) HydroPro Solutions Master Services Agreement;
 - (b) Master Meter End User License Agreement;
 - (c) Legislative Update Memorandum;
14. Future agenda items and meeting schedule.

The Board of Directors is authorized by the Texas Open Meetings Act, Chapter 551, Texas Government Code, to convene in closed or executive session for certain purposes, including receiving legal advice from the District's attorney (Section 551.071); discussing real property matters (Section 551.072); discussing gifts and donations (Section 551.073); discussing personnel matters (Section 551.074); discussing security personnel or devices (Section 551.076); or discussing information technology security practices (Section 551.089). If the Board of Directors determines to go into executive session to discuss any item on this agenda, the presiding officer will announce that an executive session will be held and will identify the item to be discussed and the provision of the Open Meetings Act that authorizes the closed or executive session.



Attorney for the District

Northtown Municipal Utility District is committed to compliance with the Americans With Disabilities Act. Reasonable accommodations and equal access to communications will be provided upon request. Please call Armbrust & Brown, PLLC at (512) 435-2300 for additional information.

TRAVIS CENTRAL APPRAISAL DISTRICT

BOARD OFFICERS
JAMES VALADEZ
CHAIRPERSON
THERESA BASTIAN
VICE CHAIRPERSON
NICOLE CONLEY
SECRETARY/TREASURER



MARYA CRIGLER
CHIEF APPRAISER

BOARD MEMBERS
TOM BUCKLE
DEBORAH CARTWRIGHT
OSEZUA EHIYAMEN
BRUCE ELFANT
VIVEK KULKARNI
ELIZABETH MONTOYA
BLANCA ZAMORA-GARCIA

July 24, 2023

NORTHTOWN MUD

BRENDA RICHTER, PRESIDENT
C/O ARMBRUST & BROWN PLLC
100 CONGRESS AVE STE 1300
AUSTIN, TX 78701

In accordance with Tax Code Section 26.01(a-1) enclosed is the **2023 Certified Estimate** for your taxing unit. The values in the Certified Estimate shall be used to calculate the no-new-revenue tax rate and the voter-approval tax rate, per Tax Code Section 26.04(c-2). The value remaining under protest is reported, pursuant to Tax Code Section 26.01(c), as the owner's opinion of value or the preceding year's value, whichever is lower. Accordingly, it is a conservative estimate.

The information page included with your Certified Value is based on the last available worksheet (Tax Year 2023) and has information to assist you in completing the Truth in Taxation calculations and postings. The calculated tax rates and hearing date information should be posted to the taxing unit portal maintained by the appraisal district, as established in Tax Code Section 26.17(e). For taxing units required to comply with Tax Code Section 26.04(e), the 26.17(e) postings should be completed by August 7, 2023. Please feel free to contact me if you have any questions or need additional information.

| | |
|--------------------------------------|------------------------|
| Approved Freeze Adjusted Taxable | \$1,150,958,059 |
| Certification Percentage | 90% |
| Section 26.01(c) Value Under Protest | \$131,143,321 |
| Net Taxable Value | \$1,282,101,380 |

Sincerely,

A handwritten signature in cursive script, appearing to read "Marya Crigler".

Marya Crigler
Chief Appraiser
mcrigler@tcadcentral.org
(512) 834-9317 ext 337

Tax Rate Worksheet Information (numbering based on form 50-856)

| | | |
|-----|--|-----------------|
| 1 | 2022 total taxable value | \$1,060,444,316 |
| 2 | 2022 tax ceiling | \$ 0 |
| 4 | 2022 total adopted tax rate | 0.5725 |
| 5 | 2022 taxable value lost because of court appeals of ARB decisions reduced 2022 ARB values | |
| 5A | Original 2022 ARB Value | \$71,990,000 |
| 5B | 2022 values resulting from final court decisions | \$66,000,000 |
| 6 | 2022 taxable value subject to an appeal under Chapter 42, as of July 25 | |
| 6A | 2022 ARB certified value | \$115,500,000 |
| 6B | 2022 disputed value | \$11,550,000 |
| 9 | 2022 taxable value of property in territory the taxing unit deannexed after Jan 1, 2022 | |
| 10 | 2022 taxable value lost because a property first qualified for exemption in 2023 | |
| 10A | Absolute exemptions | \$ 0 |
| 10B | Partial exemptions and amount exempt due to an increased exemption | \$2,466,486 |
| 11 | 2022 taxable value lost because a property first qualified for agricultural appraisal in 2023 | |
| 11A | 2022 market value | \$ 0 |
| 11B | 2023 productivity value | \$ 0 |
| 13 | 2022 captured value of property in a TIF/TIRZ | |
| 18 | Total 2023 taxable value on the certified appraisal roll today | |
| 18A | Certified taxable | \$1,150,958,059 |
| 18B | Rolling Stock | |
| 18C | Pollution control and energy storage systems exemptions | |
| 18D | 2023 captured value of property in a TIF/TIRZ | |
| 19 | Total value of properties under protest or not on certified roll | |
| 19A | 2023 taxable value of properties under protest | \$131,143,321 |
| 19B | 2023 value of properties not under protest or included in certified appraisal | |
| 20 | 2023 tax ceiling | \$ 0 |
| 22 | Total 2023 taxable value of properties in territory annexed after Jan 1, 2022 | \$ 0 |
| 23 | Total 2023 taxable value of new improvements and new personal property located in new improvements | \$32,014,862 |

Notice of Public Hearing – Budget/Tax Rate Information

| | |
|---|-----------------|
| 2022 Average appraised value of properties with a homestead exemption | \$397,176 |
| 2022 Total appraised value of all property | \$1,748,915,820 |
| 2022 Total appraised value of all new property | \$15,695,482 |
| 2022 Average taxable value of properties with a homestead exemption | \$254,820 |
| 2022 Total taxable value of all property | \$1,175,944,316 |
| 2022 Total taxable value of all new property | \$14,491,564 |
| | |
| 2023 Average appraised value of properties with a homestead exemption | \$388,883 |
| 2023 Total appraised value of all property | \$1,783,904,617 |
| 2023 Total appraised value of all new property | \$32,020,966 |
| 2023 Average taxable value of properties with a homestead exemption | \$278,357 |
| 2023 Total taxable value of all property | \$1,282,101,380 |
| 2023 Total taxable of all new property | \$32,014,862 |

| | NOT UNDER REVIEW | UNDER REVIEW | TOTAL |
|--------------------------------------|-----------------------|---------------------|-----------------------|
| REAL PROPERTY & MFT HOMES | (Count) (3,065) | (Count) (307) | (Count) (3,372) |
| Land HS Value | 266,346,168 | 23,119,472 | 289,465,640 |
| Land NHS Value | 68,070,633 | 15,940,099 | 84,010,732 |
| Ag Land Market Value | 876,863 | 0 | 876,863 |
| Total Land Value | 335,293,664 | 39,059,571 | 374,353,235 |
| Improvement HS Value | 816,190,558 | 79,567,764 | 895,758,322 |
| Improvement NHS Value | 265,074,348 | 56,070,888 | 321,145,236 |
| Total Improvement | 1,081,264,906 | 135,638,652 | 1,216,903,558 |
| Market Value | 1,416,558,570 | 174,698,223 | 1,591,256,793 |
| BUSINESS PERSONAL PROPERTY | (51) | (7) | (58) |
| Market Value | 227,333,392 | 895,640 | 228,229,032 |
| OIL & GAS / MINERALS | (0) | (0) | (0) |
| Market Value | 0 | 0 | 0 |
| OTHER (Intangibles) | (0) | (0) | (0) |
| Market Value | 0 | 0 | 0 |
| | (Total Count) (3,116) | (Total Count) (314) | (Total Count) (3,430) |
| TOTAL MARKET | 1,643,891,962 | 175,593,863 | 1,819,485,825 |
| Ag Land Market Value | 876,863 | 0 | 876,863 |
| Ag Use | 1,410 | 0 | 1,410 |
| Ag Loss (-) | 875,453 | 0 | 875,453 |
| APPRAISED VALUE | 1,643,016,509 | 175,593,863 | 1,818,610,372 |
| | 90.3% | 9.7% | 100.0% |
| HS CAP Limitation Value (-) | 181,348,918 | 8,092,763 | 189,441,681 |
| NET APPRAISED VALUE | 1,461,667,591 | 167,501,100 | 1,629,168,691 |
| Total Exemption Amount | 310,709,532 | 2,386,467 | 313,095,999 |
| NET TAXABLE | 1,150,958,059 | 165,114,633 | 1,316,072,692 |
| TAX LIMIT/FREEZE ADJUSTMENT | 0 | 0 | 0 |
| LIMIT ADJ TAXABLE (I&S) | 1,150,958,059 | 165,114,633 | 1,316,072,692 |
| CHAPTER 313 ADJUSTMENT | 0 | 0 | 0 |
| LIMIT ADJ TAXABLE (M&O) | 1,150,958,059 | 165,114,633 | 1,316,072,692 |

APPROX TOTAL LEVY = NET TAXABLE * (TAX RATE / 100)
 \$7,534,516.16 = 1,316,072,692 * 0.572500 / 100)

| EXEMPTIONS Exemption | NOT UNDER REVIEW | | UNDER REVIEW | | TOTAL | |
|--|--------------------|--------------|------------------|------------|--------------------|--------------|
| | Total | Count | Total | Count | Total | Count |
| Homestead Exemptions | | | | | | |
| HS-Local | 29,297,970 | 2,007 | 1,957,363 | 115 | 31,255,333 | 2,122 |
| HS-State | 0 | 0 | 0 | 0 | 0 | 0 |
| HS-Prorated | 59,799 | 4 | 30,508 | 2 | 90,307 | 6 |
| OV65-Local | 7,422,297 | 313 | 275,000 | 11 | 7,697,297 | 324 |
| OV65-State | 0 | 0 | 0 | 0 | 0 | 0 |
| OV65-Prorated | 0 | 0 | 0 | 0 | 0 | 0 |
| OV65S-Local | 175,000 | 8 | 0 | 0 | 175,000 | 8 |
| OV65S-State | 0 | 0 | 0 | 0 | 0 | 0 |
| OV65S-Prorated | 0 | 0 | 0 | 0 | 0 | 0 |
| DP-Local | 875,000 | 36 | 12,500 | 1 | 887,500 | 37 |
| DP-State | 0 | 0 | 0 | 0 | 0 | 0 |
| DP-Prorated | 0 | 0 | 0 | 0 | 0 | 0 |
| DVHS | 7,789,729 | 25 | 0 | 0 | 7,789,729 | 25 |
| DVHS-Prorated | 0 | 0 | 0 | 0 | 0 | 0 |
| DVHSS | 920,803 | 4 | 0 | 0 | 920,803 | 4 |
| DVHSS-Prorated | 0 | 0 | 0 | 0 | 0 | 0 |
| Subtotal for Homestead Exemptions | 46,540,598 | 2,397 | 2,275,371 | 129 | 48,815,969 | 2,526 |
| Disabled Veterans Exemptions | | | | | | |
| DV1 | 85,000 | 11 | 10,000 | 2 | 95,000 | 13 |
| DV1S | 5,000 | 1 | 0 | 0 | 5,000 | 1 |
| DV2 | 49,500 | 7 | 0 | 0 | 49,500 | 7 |
| DV2S | 7,500 | 1 | 0 | 0 | 7,500 | 1 |
| DV3 | 112,000 | 12 | 0 | 0 | 112,000 | 12 |
| DV4 | 180,000 | 32 | 24,000 | 2 | 204,000 | 34 |
| Subtotal for Disabled Veterans Exemptions | 439,000 | 64 | 34,000 | 4 | 473,000 | 68 |
| Special Exemptions | | | | | | |
| FR | 218,353,539 | 4 | 0 | 0 | 218,353,539 | 4 |
| GIT | 0 | 0 | 0 | 1 | 0 | 1 |
| SO | 867,746 | 67 | 77,096 | 6 | 944,842 | 73 |
| Subtotal for Special Exemptions | 219,221,285 | 71 | 77,096 | 7 | 219,298,381 | 78 |
| Absolute Exemptions | | | | | | |
| EX-XV | 44,500,651 | 33 | 0 | 0 | 44,500,651 | 33 |
| EX-XV-PRORATED | 0 | 0 | 0 | 0 | 0 | 0 |
| EX366 | 7,998 | 6 | 0 | 0 | 7,998 | 6 |
| Subtotal for Absolute Exemptions | 44,508,649 | 39 | 0 | 0 | 44,508,649 | 39 |
| Total: | 310,709,532 | 2,571 | 2,386,467 | 140 | 313,095,999 | 2,711 |

New Value

Total New Market Value: \$32,020,966
Total New Taxable Value: \$32,014,862

Exemption Loss

New Absolute Exemptions

| Exemption | Description | Count | Last Year Market Value |
|--------------------------------|-------------|-------|------------------------|
| Absolute Exemption Value Loss: | | 0 | 0 |

New Partial Exemptions

| Exemption | Description | Count | Partial Exemption Amt |
|-------------------------------|------------------------------|-------|-----------------------|
| DV4 | Disabled Veterans 70% - 100% | 5 | 48,000 |
| DVHS | Disabled Veteran Homestead | 2 | 539,346 |
| HS | Homestead | 74 | 1,351,394 |
| OV65 | Over 65 | 11 | 275,000 |
| SO | Solar (Special Exemption) | 19 | 252,746 |
| Partial Exemption Value Loss: | | 111 | 2,466,486 |
| Total NEW Exemption Value | | | 2,466,486 |

Increased Exemptions

| Exemption | Description | Count | Increased Exemption Amt |
|---------------------------------|-------------|-------|-------------------------|
| Increased Exemption Value Loss: | | 0 | 0 |
| Total Exemption Value Loss: | | | 2,466,486 |

Average Homestead Value

| Category | Count of HS | Average Market | Average Exemption | Average Taxable |
|----------|-------------|----------------|-------------------|-----------------|
| A Only | 2,122 | 388,883 | 18,160 | 278,357 |
| A & E | 2,122 | 388,883 | 18,160 | 278,357 |

Property Under Review - Lower Value Used

| Count | Market Value | Lower Market Value | Estimated Lower Taxable Value |
|-------|--------------|--------------------|-------------------------------|
| 314 | 175,593,863 | 140,012,655 | 131,143,321 |

Not Under Review

| Code | Description | Count | Acres | New Value | Market Value | Taxable Value |
|----------------|--|-------|--------|-----------|---------------|---------------|
| A | Single-family Residential | 2,961 | | 126,584 | 1,102,310,347 | 874,092,888 |
| B | Multifamily Residential | 43 | | 0 | 213,334,498 | 212,355,695 |
| C1 | Vacant Lots and Tracts | 38 | | 0 | 1,940,654 | 1,940,654 |
| D1 | Qualified Open-Space Land | 5 | 106.19 | 0 | 876,863 | 1,410 |
| E | Rural Land,Not Qualified for Open-Space Land | 10 | | 0 | 10,532,123 | 10,532,123 |
| F1 | Commercial Real Property | 3 | | 0 | 32,548,693 | 32,548,693 |
| J3 | Electric Companies (including Co-ops) | 1 | | 0 | 846,000 | 846,000 |
| J4 | Telephone Companies (including Co-ops) | 2 | | 0 | 103,460 | 103,460 |
| L1 | Commercial Personal Property | 45 | | 0 | 3,994,912 | 3,341,713 |
| L2 | Industrial and Manufacturing Personal Property | 3 | | 0 | 222,389,020 | 4,680,682 |
| O | Residential Inventory | 80 | | 1,575,125 | 10,514,741 | 10,514,741 |
| XV | Other Totally Exempt Properties (including | 33 | | 0 | 44,500,651 | 0 |
| Totals: | | | 106.19 | 1,701,709 | 1,643,891,962 | 1,150,958,059 |

NORTHTOWN MUD
State Category Breakdown

Under Review

| Code | Description | Count | Acres | New Value | Market Value | Taxable Value |
|----------------|--|-------|-------|------------|--------------|---------------|
| A | Single-family Residential | 286 | | 0 | 112,242,895 | 101,763,665 |
| B | Multifamily Residential | 5 | | 0 | 20,569,793 | 20,569,793 |
| C1 | Vacant Lots and Tracts | 4 | | 0 | 1,319,555 | 1,319,555 |
| D1 | Qualified Open-Space Land | 13 | 31.77 | 0 | 0 | 0 |
| E | Rural Land,Not Qualified for Open-Space Land | 15 | | 0 | 5,415,256 | 5,415,256 |
| F1 | Commercial Real Property | 3 | | 30,319,257 | 34,591,058 | 34,591,058 |
| L1 | Commercial Personal Property | 7 | | 0 | 895,640 | 895,640 |
| O | Residential Inventory | 1 | | 0 | 559,666 | 559,666 |
| Totals: | | | 31.77 | 30,319,257 | 175,593,863 | 165,114,633 |

NORTHTOWN MUD
State Category Breakdown

Grand Totals

| Code | Description | Count | Acres | New Value | Market Value | Taxable Value |
|----------------|--|-------|--------|------------|---------------|---------------|
| A | Single-family Residential | 3,247 | | 126,584 | 1,214,553,242 | 975,856,553 |
| B | Multifamily Residential | 48 | | 0 | 233,904,291 | 232,925,488 |
| C1 | Vacant Lots and Tracts | 42 | | 0 | 3,260,209 | 3,260,209 |
| D1 | Qualified Open-Space Land | 18 | 137.96 | 0 | 876,863 | 1,410 |
| E | Rural Land,Not Qualified for Open-Space Land | 25 | | 0 | 15,947,379 | 15,947,379 |
| F1 | Commercial Real Property | 6 | | 30,319,257 | 67,139,751 | 67,139,751 |
| J3 | Electric Companies (including Co-ops) | 1 | | 0 | 846,000 | 846,000 |
| J4 | Telephone Companies (including Co-ops) | 2 | | 0 | 103,460 | 103,460 |
| L1 | Commercial Personal Property | 52 | | 0 | 4,890,552 | 4,237,353 |
| L2 | Industrial and Manufacturing Personal Property | 3 | | 0 | 222,389,020 | 4,680,682 |
| O | Residential Inventory | 81 | | 1,575,125 | 11,074,407 | 11,074,407 |
| XV | Other Totally Exempt Properties (including | 33 | | 0 | 44,500,651 | 0 |
| Totals: | | | 137.96 | 32,020,966 | 1,819,485,825 | 1,316,072,692 |

NORTHTOWN MUD
Top Taxpayers

| Rank | Owner ID | Taxpayer Name | Market Value | Taxable Value |
|--------------|----------|------------------------------------|----------------------|----------------------|
| 1 | 1836252 | MADISON-MF TECH RIDGE TX LLC | \$77,900,000 | \$77,900,000 |
| 2 | 1620110 | BELKORP OAKS LLC | \$59,767,819 | \$59,767,819 |
| 3 | 1830527 | NORTHTOWN PHASE 1 LLC | \$34,767,315 | \$34,767,315 |
| 4 | 1801354 | EDENBROOK RIDGE LLC | \$32,191,248 | \$32,191,248 |
| 5 | 1694006 | LOGISTICS II TECH RIDGE PORTFOLIO | \$29,623,693 | \$29,623,693 |
| 6 | 1720788 | LANTOWER TECHRIDGE AUSTIN LP | \$20,690,323 | \$20,690,323 |
| 7 | 1742944 | MCN LAKEWOOD LLC | \$18,303,473 | \$18,303,473 |
| 8 | 1872857 | KB HOME LONE STAR INC | \$8,887,654 | \$8,887,654 |
| 9 | 244407 | VILLAGE @ NORTHTOWN LTD | \$8,312,173 | \$8,312,173 |
| 10 | 1934326 | NORTHTOWN MULTIFAMILY LP | \$5,861,434 | \$5,861,434 |
| 11 | 1974106 | APPLIED MATERIALS INC | \$222,389,020 | \$4,680,682 |
| 12 | 1830528 | NORTHTOWN PHASE 2A LLC | \$4,237,038 | \$3,361,585 |
| 13 | 180967 | A M PETROLEUM INC | \$2,925,000 | \$2,925,000 |
| 14 | 1613377 | ASPOREA BUSINESS INC | \$2,636,445 | \$2,636,445 |
| 15 | 1287135 | WILLS-ROGERS LISA R | \$1,654,975 | \$1,654,975 |
| 16 | 1436950 | TRANSPAK INC | \$1,571,881 | \$1,571,881 |
| 17 | 1274944 | ROGERS LISA R WILLS & BRIAN KIRVIN | \$1,301,210 | \$1,301,210 |
| 18 | 1512335 | CHOWDHURY AHSAN H | \$1,109,831 | \$1,109,831 |
| 19 | 1371277 | BRAR PARAMJIT K & SARDUL S | \$1,093,027 | \$1,093,027 |
| 20 | 527587 | ROGERS BRIAN KIRVIN & | \$877,132 | \$877,132 |
| Total | | | \$536,100,691 | \$317,516,900 |

**Northtown Municipal Utility District
2023 Tax Rate Analysis**

Historical District Assessed Valuations & Tax Rates

**2023 Certified
Assessed Valuation**

| | Assessed Valuation | D/S | M&O | Total | Annual Tax Rate Increase or (Decrease) | Cumulative Tax Rate Increase or (Decrease) |
|------|--------------------|-----------|-----------|-----------|---|---|
| 2023 | \$ 1,282,101,380 | \$ 0.1890 | \$ 0.3765 | \$ 0.5655 | \$ (0.0495) | \$ (0.2645) |
| 2022 | 1,175,944,316 | 0.2135 | 0.3590 | 0.5725 | (0.0425) | (0.2575) |
| 2021 | 921,668,142 | 0.2650 | 0.3500 | 0.6150 | (0.0100) | (0.2150) |
| 2020 | 827,991,694 | 0.2475 | 0.3775 | 0.6250 | - | (0.2050) |
| 2019 | 804,649,125 | 0.2610 | 0.3640 | 0.6250 | (0.0050) | (0.2050) |
| 2018 | 773,957,339 | 0.2727 | 0.3573 | 0.6300 | (0.0775) | (0.2000) |
| 2017 | 702,615,092 | 0.3130 | 0.3945 | 0.7075 | - | (0.1225) |
| 2016 | 648,319,836 | 0.3346 | 0.3729 | 0.7075 | (0.0145) | (0.1225) |
| 2015 | 579,121,476 | 0.3788 | 0.3432 | 0.7220 | (0.0140) | (0.1080) |
| 2014 | 514,304,255 | 0.4343 | 0.3017 | 0.7360 | (0.0140) | (0.0940) |
| 2013 | 498,109,997 | 0.4451 | 0.3049 | 0.7500 | - | (0.0800) |
| 2012 | 424,237,950 | 0.5271 | 0.2229 | 0.7500 | - | (0.0800) |
| 2011 | 427,743,268 | 0.4618 | 0.2882 | 0.7500 | - | (0.0800) |
| 2010 | 426,534,832 | 0.4711 | 0.2789 | 0.7500 | - | (0.0800) |
| 2009 | 434,241,694 | 0.4468 | 0.3032 | 0.7500 | - | (0.0800) |
| 2008 | 383,023,670 | 0.3467 | 0.4033 | 0.7500 | - | (0.0800) |
| 2007 | 345,301,707 | 0.3025 | 0.4475 | 0.7500 | - | (0.0800) |
| 2006 | 311,580,326 | 0.3540 | 0.3960 | 0.7500 | - | (0.0800) |
| 2005 | 259,326,532 | 0.3000 | 0.4500 | 0.7500 | - | (0.0800) |
| 2004 | 217,556,869 | 0.3200 | 0.4300 | 0.7500 | - | (0.0800) |
| 2003 | 176,444,731 | 0.3455 | 0.4045 | 0.7500 | 0.1000 | (0.0800) |
| 2002 | 136,081,264 | 0.3206 | 0.3294 | 0.6500 | - | (0.1800) |
| 2001 | 106,890,553 | 0.3443 | 0.3057 | 0.6500 | 0.0100 | (0.1800) |
| 2000 | 85,842,088 | 0.3352 | 0.3048 | 0.6400 | - | (0.1900) |
| 1999 | 63,111,800 | 0.3200 | 0.3200 | 0.6400 | 0.0434 | (0.1900) |
| 1998 | 52,600,963 | 0.3107 | 0.2859 | 0.5966 | 0.0009 | (0.2334) |
| 1997 | 39,530,168 | 0.2971 | 0.2986 | 0.5957 | (0.1074) | (0.2343) |
| 1996 | 34,854,036 | 0.1708 | 0.5323 | 0.7031 | 0.0845 | (0.1269) |
| 1995 | 32,003,401 | 0.1870 | 0.4316 | 0.6186 | (0.1314) | (0.2114) |
| 1994 | 29,934,757 | 0.3160 | 0.4340 | 0.7500 | (0.0617) | (0.0800) |
| 1993 | 20,642,257 | - | 0.8117 | 0.8117 | (0.0183) | (0.0183) |
| 1992 | 12,596,639 | - | 0.8300 | 0.8300 | - | - |
| 1991 | 10,657,855 | - | 0.8300 | 0.8300 | - | - |

Classification of Districts included in Senate Bill No. 2

| | Special Taxing Units | Developed Districts | Developing Districts |
|---------------------------------|---|--|--|
| | Special Taxing Units have levied a M&O Tax Rate of \$0.025 or less. | Districts that have financed, completed and <i>issued bonds</i> to reimburse the cost of utility facilities necessary to serve at least 95% of the projected buildout of the District. | Districts which do not fall under Special Taxing Units or <i>Developed Districts</i> . |
| Rollback Rate | 1.080% | 1.035% | 1.08% |
| Calculated Rollback Rate | | | |
| 2022 Tax Rate | | | \$ 0.5725 |
| 2023 Tax Rate | | | 0.5655 |
| Rollback Rate: | | | 1.080% |



**Northtown MUD
Proposed Budget
FY-2024**

| | Budget FY-2023 | Projected FY-2023 | Parity Proposed FY-2024 | Developed Proposed FY-2024 |
|-------------------------------------|---------------------------|------------------------------|--|---|
| Revenues: | | | | |
| OPERATING REVENUE: | | | | |
| Water Services Fees | \$ 1,444,676 | \$ 1,498,155 | \$ 1,504,720 | \$ 1,504,720 |
| Water Tap Fee | 60,000 | 36,600 | 45,000 | 45,000 |
| Wastewater Svc Fees | 1,368,040 | 1,328,648 | 1,338,040 | 1,338,040 |
| Wastewater Tap Fees | 60,000 | 36,000 | 45,000 | 45,000 |
| Basic Services | 1,406,700 | 1,387,751 | 1,464,000 | 1,464,000 |
| Application Fee | 10,000 | 16,521 | 16,000 | 16,000 |
| Service Penalties | 40,000 | 75,053 | 40,000 | 40,000 |
| Water & W/W Inspections | 30,000 | 19,625 | 22,500 | 22,500 |
| | \$ 4,419,416 | \$ 4,398,353 | \$ 4,475,260 | \$ 4,475,260 |
| OTHER OPER. REVENUE: | | | | |
| Property Tax | \$ 3,991,615 | \$ 4,171,805 | \$ 4,417,096 | \$ 4,639,220 |
| Property Tax Penalty | - | 11,553 | - | - |
| | \$ 3,991,615 | \$ 4,183,358 | \$ 4,417,096 | \$ 4,639,220 |
| NON-OPER. REVENUE: | | | | |
| Miscellaneous Revenue | \$ 30,000 | \$ 18,480 | \$ 30,000 | \$ 30,000 |
| Investment Interest | 120,000 | 634,624 | 840,000 | 840,000 |
| | \$ 150,000 | \$ 653,104 | \$ 870,000 | \$ 870,000 |
| TOTAL OPERATING REV: | \$ 8,561,031 | \$ 9,234,815 | \$ 9,762,356 | \$ 9,984,480 |
| OTHER REVENUE: | | | | |
| Park Revenue | \$ 30,000 | \$ 431,000 | \$ 22,500 | \$ 22,500 |
| Park Interest Revenue | 300 | 2,065 | 1,000 | 1,000 |
| | \$ 30,300 | \$ 433,065 | \$ 23,500 | \$ 23,500 |
| Total Revenues | \$ 8,591,331 | \$ 9,667,880 | \$ 9,785,856 | \$ 10,007,980 |
| Expenses: | | | | |
| OFFICE | | | | |
| Office Rent | \$ 46,632 | \$ 48,999 | \$ - | \$ - |
| Employee Benefits | 91,454 | 67,322 | 91,454 | 91,454 |
| Mileage Reimb. | 3,600 | 3,113 | 3,600 | 3,600 |
| Office Utilities | 30,000 | 25,546 | 45,000 | 45,000 |
| Wages | 386,433 | 310,983 | 386,433 | 386,433 |
| Office Expenses | 15,000 | 23,637 | 25,000 | 25,000 |
| | \$ 573,119 | \$ 479,600 | \$ 551,487 | \$ 551,487 |
| WATER: | | | | |
| Bulk Water Purchases | \$ 1,607,215 | \$ 1,069,930 | \$ 1,677,094 | \$ 1,677,094 |
| TCEQ Fee | 8,000 | 7,658 | 8,000 | 8,000 |
| Water System Maint | 100,000 | 85,331 | 118,000 | 118,000 |
| Water Tap Inspection | 15,000 | 7,150 | 7,000 | 7,000 |
| Water Meters | 50,000 | 50,784 | 50,000 | 50,000 |
| | \$ 1,780,215 | \$ 1,220,853 | \$ 1,860,094 | \$ 1,860,094 |
| WASTEWATER: | | | | |
| Bulk WW Purchases | \$ 1,538,318 | \$ 1,211,073 | \$ 1,538,318 | \$ 1,538,318 |
| Wastewater System Maint. | 300,000 | 80,237 | 300,000 | 300,000 |
| Wastewater Tap Inspect. | 15,000 | 20,625 | 15,000 | 15,000 |
| Lift Station/Force Main Maintenance | 180,000 | 193,490 | 200,000 | 200,000 |
| Chemicals | 80,000 | 72,024 | 80,000 | 80,000 |
| | \$ 2,113,318 | \$ 1,577,449 | \$ 2,133,318 | \$ 2,133,318 |
| ADMINISTRATIVE: | | | | |
| Director Fees | \$ 20,000 | \$ 8,650 | \$ 20,000 | \$ 20,000 |
| Payroll Taxes | 41,695 | 30,912 | 41,695 | 41,695 |
| Legal Fees - General | 92,000 | 99,001 | 92,000 | 92,000 |
| Legal Fees - Covenants | 39,000 | 20,218 | 39,000 | 39,000 |
| Management Services | 406,058 | 401,306 | 418,106 | 418,106 |
| Bookkeeping Services | 73,000 | 72,165 | 74,000 | 74,000 |

**Northtown MUD
Proposed Budget
FY-2024**

| | Budget FY-2023 | Projected FY-2023 | Parity Proposed FY-2024 | Developed Proposed FY-2024 |
|---------------------------------|---------------------------|------------------------------|--|---|
| Financial Services | 1,500 | 1,434 | 1,500 | 1,500 |
| Audit Fees | 17,000 | 17,500 | 18,000 | 18,000 |
| Engineering Fees | 21,800 | 21,890 | 21,800 | 21,800 |
| Engineering Fees-Special | 80,000 | 37,061 | 80,000 | 80,000 |
| Professional Fees | 52,000 | 13,554 | 52,000 | 52,000 |
| Tax Assess/Collector Fees | 22,000 | 22,965 | 25,000 | 25,000 |
| Permits/Member Dues/Lic. | 1,000 | - | 1,000 | 1,000 |
| Insurance | 40,000 | 25,000 | 31,250 | 31,250 |
| Credit Card Fees | 92,000 | 100,377 | 105,000 | 105,000 |
| Conference/Training | 6,000 | 4,167 | 6,000 | 6,000 |
| | \$ 1,005,053 | \$ 876,200 | \$ 1,026,351 | \$ 1,026,351 |
| PARKS: | | | | |
| Landscape-Maintenance | \$ 598,740 | \$ 502,215 | \$ 598,740 | \$ 598,740 |
| Landscape-Contingency | 136,000 | 83,615 | 165,000 | 165,000 |
| Park Maintenance | 94,000 | 57,264 | 150,000 | 150,000 |
| Well Maintenance | 75,000 | 57,149 | 75,000 | 75,000 |
| Park Utilities | 18,000 | 12,109 | 24,000 | 24,000 |
| Security | 138,600 | 78,878 | 138,600 | 138,600 |
| Seasonal Landscape | 31,550 | 16,668 | 35,000 | 35,000 |
| Pond Restoration/Maint. (MS4) | 45,000 | 7,500 | 60,000 | 60,000 |
| Park Equipment | 10,000 | 10,000 | 20,000 | 20,000 |
| Trail Maintenance | 1,000 | 1,000 | 5,000 | 5,000 |
| Fence Repair | 25,000 | 25,000 | 25,000 | 25,000 |
| | \$ 1,172,890 | \$ 851,398 | \$ 1,296,340 | \$ 1,296,340 |
| OTHER: | | | | |
| Meeting Expenses | \$ 150 | \$ 28 | \$ 150 | \$ 150 |
| Security Lights | 20,000 | 18,839 | 20,000 | 20,000 |
| Security Equipment | - | - | 5,000 | 5,000 |
| Miscellaneous | 12,000 | 10,016 | 12,000 | 12,000 |
| Garbage Collection | 922,374 | 910,483 | 920,183 | 920,183 |
| Public Notices | 4,000 | 4,000 | 4,000 | 4,000 |
| Newsletters/Mail Outs | 2,500 | 706 | 2,500 | 2,500 |
| Website Maintenance | - | - | 5,000 | 5,000 |
| Signage/Communications | 30,000 | 30,000 | 10,000 | 10,000 |
| Event Supplies | 3,000 | 3,000 | 3,000 | 3,000 |
| Telephone | 4,200 | 9,211 | 10,000 | 10,000 |
| | \$ 998,224 | \$ 986,283 | \$ 991,833 | \$ 991,833 |
| TOTAL EXPENDITURES | \$ 7,642,819 | \$ 5,991,783 | \$ 7,859,422 | \$ 7,859,422 |
| OPERATING REV OVER EXP | \$ 918,212 | \$ 3,243,032 | \$ 1,902,933 | \$ 2,125,057 |
| CAPITAL OUTLAY | | | | |
| Design & Planning | \$ 80,000 | \$ 80,000 | \$ 130,000 | \$ 130,000 |
| Settlers Meadow Park/Admin Bldg | 100,000 | 123,355 | - | - |
| Sidewalk Project | - | - | 30,000 | 30,000 |
| Sound Wall | - | - | 25,000 | 25,000 |
| Electronic Meter Replacement | - | - | 2,000,000 | 2,000,000 |
| Tree Program | 80,000 | 80,000 | 50,000 | 50,000 |
| Trails | 80,000 | 80,000 | 70,000 | 70,000 |
| Fence-Merseyside | 175,000 | 175,000 | - | - |
| | \$ 515,000 | \$ 538,355 | \$ 2,305,000 | \$ 2,305,000 |
| TOT EXP & PARK CIP | \$ 8,157,819 | \$ 6,530,138 | \$ 10,164,422 | \$ 10,164,422 |
| TOTAL EXCESS REV/(EXP) | \$ 433,512 | \$ 3,137,742 | \$ (378,567) | \$ (156,443) |

Assumptions:

- No retail rate changes
- 100 new connections

Assessed Value
\$1,282,101,380

| O&M Tax Rate | D.S. Tax Rate | Total Tax Rate |
|--------------|---------------|----------------|
| 0.3480 | 0.1890 | 0.5370 |
| 0.3655 | 0.1890 | 0.5545 |

Northtown Municipal Utility District
Projection of Income and Expenses - Debt Service Fund

No Growth

prepared by Public Finance Group

| <u>Year</u> | <u>Projected Assessed Valuation</u> | <u>Tax Rate Per \$100 A.V.</u> | <u>Tax Collections @ 99%</u> | <u>Investment Income @ 1.00%</u> | <u>Total Available for Debt</u> | <u>Outstanding Debt</u> | <u>Cumulative Debt Fund Balance</u> | <u>Percentage of Subsequent Year's Debt</u> |
|-------------|-------------------------------------|--------------------------------|------------------------------|----------------------------------|---------------------------------|-------------------------|-------------------------------------|---|
| 2022 | \$ 1,175,944,316 | \$ 0.2135 | | | | | \$ 856,334 (a) | 35.39% |
| 2023 | \$ 1,282,101,380 | \$ 0.1890 | \$ 2,485,535 | \$ 8,563 | \$ 3,350,432 | \$ 2,419,425 | 931,007 | 38.09% |
| 2024 | 1,282,101,380 | 0.1890 | 2,398,940 | 9,310 | 3,339,257 | 2,444,025 | 895,232 | 37.09% |
| 2025 | 1,282,101,380 | 0.1890 | 2,398,940 | 8,952 | 3,303,124 | 2,413,575 | 889,549 | 36.29% |
| 2026 | 1,282,101,380 | 0.1890 | 2,398,940 | 8,895 | 3,297,385 | 2,451,175 | 846,210 | 34.61% |
| 2027 | 1,282,101,380 | 0.1890 | 2,398,940 | 8,462 | 3,253,612 | 2,444,875 | 808,737 | 32.98% |
| 2028 | 1,282,101,380 | 0.1890 | 2,398,940 | 8,087 | 3,215,764 | 2,451,975 | 763,789 | 31.14% |
| 2029 | 1,282,101,380 | 0.1890 | 2,398,940 | 7,638 | 3,170,367 | 2,452,525 | 717,842 | 28.85% |
| 2030 | 1,282,101,380 | 0.1890 | 2,398,940 | 7,178 | 3,123,960 | 2,488,400 | 635,560 | 25.84% |
| 2031 | 1,282,101,380 | 0.1890 | 2,398,940 | 6,356 | 3,040,855 | 2,459,500 | 581,355 | 26.93% |
| 2032 | 1,282,101,380 | 0.1890 | 2,398,940 | 5,814 | 2,986,109 | 2,158,500 | 827,609 | 38.64% |
| 2033 | 1,282,101,380 | 0.1890 | 2,398,940 | 8,276 | 3,234,825 | 2,142,000 | 1,092,825 | |
| | | | \$ 26,474,934 | \$ 87,532 | | \$ 26,325,975 | | |

(a) Audited 9/30/2022 Debt Service Fund balance.

\$ 856,334

**WATER DISTRICT
NOTICE OF PUBLIC HEARING ON TAX RATE**

The Northtown Municipal Utility District will hold a public hearing on a proposed tax rate for the tax year 2023 on Tuesday, September 26, 2023 at 5:45 P.M. The hearing will be conducted in-person at the Northtown MUD Offices, 700 East Wells Branch Parkway, Pflugerville, Texas 78660.

Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the tax rate that is adopted and on the change in the taxable value of your property in relation to the change in taxable value of all other property. The change in the taxable value of your property in relation to the change in taxable value of all other property determines the distribution of the tax burden among all property owners.

Visit [Texas.gov/Property Taxes](https://www.texas.gov/Property-Taxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information about proposed tax rates and scheduled public hearings of each entity that taxes your property.

(Names of all board members and, if a vote was taken, an indication of how each voted on the proposed tax rate and an indication of any absences.)

- FOR** the proposal:
- AGAINST** the proposal:
- PRESENT** and not voting:
- ABSENT:**

The following table compares taxes on an average residence homestead in this taxing unit last year to taxes proposed on the average residence homestead this year.

| | <u>Last Year</u> | <u>This Year</u> |
|--|-----------------------------|------------------------------|
| Total tax rate (per \$100 of value) | \$ 0.5725 /\$100 Adopted | \$ 0.5655 /\$100 Proposed |
| Difference in rates per \$100 of value | | (\$0.0070) /\$100 |
| Percentage increase/decrease in rates (+/-) | | -1.22% |
| Average appraised residence homestead value | \$ 397,176 | \$ 388,883 |
| General exemptions available (excluding 65 years of age or older or disabled person's exemptions) | 5% Max or \$5,000 Min | 5% Max or \$5,000 Min |
| Average residence homestead taxable value | \$ 254,820 | \$ 278,357 |
| Tax on average residence homestead | \$ 1,459 | \$ 1,574 |
| Annual increase/decrease in taxes if proposed tax rate is adopted (+/-) and percentage of increase (+/-) | | \$ 115 7.90% |

If the proposed combined debt service, operation and maintenance, and contract tax rate requires or authorizes an election to approve or reduce the tax rate the Northtown Municipal Utility District Board of Directors proposes to use the tax increase for the purpose of district operations.

NOTICE OF TAXPAYERS' RIGHT TO ELECTION TO REDUCE TAX RATE

If the district adopts a combined debt service, operation and maintenance, and contract tax rate that would result in the taxes on the average residence homestead increasing by more than 8 percent, the qualified voters of the district by petition may require that an election be held to determine whether to reduce the operation and maintenance tax rate to the voter-approval tax rate under Section 49.23603, Water Code.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

**WATER DISTRICT
NOTICE OF PUBLIC HEARING ON TAX RATE**

The Northtown Municipal Utility District will hold a public hearing on a proposed tax rate for the tax year 2023 on Tuesday, September 26, 2023 at 5:45 P.M. The hearing will be conducted in-person at the Northtown MUD Offices, 700 East Wells Branch Parkway, Pflugerville, Texas 78660.

Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the tax rate that is adopted and on the change in the taxable value of your property in relation to the change in taxable value of all other property. The change in the taxable value of your property in relation to the change in taxable value of all other property determines the distribution of the tax burden among all property owners.

Visit [Texas.gov/Property Taxes](https://www.texas.gov/Property-Taxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information about proposed tax rates and scheduled public hearings of each entity that taxes your property.

(Names of all board members and, if a vote was taken, an indication of how each voted on the proposed tax rate and an indication of any absences.)

FOR the proposal:

AGAINST the proposal:

PRESENT and not voting:

ABSENT:

D/S: \$0.1890

M/O: 0.3660

Total: \$0.5550

The following table compares taxes on an average residence homestead in this taxing unit last year to taxes proposed on the average residence homestead this year.

| | \$0.01 Decrease from Developing District Rate | |
|--|--|------------------------------|
| | <u>Last Year</u> | <u>This Year</u> |
| Total tax rate (per \$100 of value) | \$ 0.5725 /\$100 Adopted | \$ 0.5550 /\$100 Proposed |
| Difference in rates per \$100 of value | | (\$0.0175) /\$100 |
| Percentage increase/decrease in rates (+/-) | | -3.06% |
| Average appraised residence homestead value | \$ 397,176 | \$ 388,883 |
| General exemptions available (excluding 65 years of age or older or disabled person's exemptions) | 5% Max or \$5,000 Min | 5% Max or \$5,000 Min |
| Average residence homestead taxable value | \$ 254,820 | \$ 278,357 |
| Tax on average residence homestead | \$ 1,459 | \$ 1,545 |
| Annual increase/decrease in taxes if proposed tax rate is adopted (+/-) and percentage of increase (+/-) | | \$ 86 <u>5.90%</u> |

If the proposed combined debt service, operation and maintenance, and contract tax rate requires or authorizes an election to approve or reduce the tax rate the Northtown Municipal Utility District Board of Directors proposes to use the tax increase for the purpose of district operations.

NOTICE OF TAXPAYERS' RIGHT TO ELECTION TO REDUCE TAX RATE

If the district adopts a combined debt service, operation and maintenance, and contract tax rate that would result in the taxes on the average residence homestead increasing by more than 8 percent, the qualified voters of the district by petition may require that an election be held to determine whether to reduce the operation and maintenance tax rate to the voter-approval tax rate under Section 49.23603, Water Code.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

**WATER DISTRICT
NOTICE OF PUBLIC HEARING ON TAX RATE**

The Northtown Municipal Utility District will hold a public hearing on a proposed tax rate for the tax year 2023 on Tuesday, September 26, 2023 at 5:45 P.M. The hearing will be conducted in-person at the Northtown MUD Offices, 700 East Wells Branch Parkway, Pflugerville, Texas 78660.

Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the tax rate that is adopted and on the change in the taxable value of your property in relation to the change in taxable value of all other property. The change in the taxable value of your property in relation to the change in taxable value of all other property determines the distribution of the tax burden among all property owners.

Visit [Texas.gov/Property Taxes](https://www.texas.gov/Property-Taxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information about proposed tax rates and scheduled public hearings of each entity that taxes your property.

(Names of all board members and, if a vote was taken, an indication of how each voted on the proposed tax rate and an indication of any absences.)

| | |
|--------------------------------|-----------------|
| FOR the proposal: | |
| AGAINST the proposal: | D/S: \$0.1890 |
| PRESENT and not voting: | M/O: 0.3687 |
| ABSENT: | Total: \$0.5577 |

The following table compares taxes on an average residence homestead in this taxing unit last year to taxes proposed on the average residence homestead this year.

| | <u>Last Year</u> | <u>Voter-Approval Tax Rate This Year</u> |
|---|--------------------------|--|
| Total tax rate (per \$100 of value) | \$ 0.5725 /\$100 | \$ 0.5577 /\$100 |
| | Adopted | Proposed |
| Difference in rates per \$100 of value | | (\$0.0148) /\$100 |
| Percentage increase/decrease in rates (+/-) | | -2.59% |
| Average appraised residence homestead value | \$ 397,176 | \$ 388,883 |
| General exemptions available (excluding 65 years of age or older or disabled person's exemptions) | 5% Max or \$5,000 Min | 5% Max or \$5,000 Min |
| Average residence homestead taxable value | \$ 254,820 | \$ 278,357 |
| Tax on average residence homestead | \$ 1,459 | \$ 1,552 |
| Annual increase/decrease in taxes if proposed tax rate is adopted (+/-) | | \$ 94 |
| and percentage of increase (+/-) | | 6.41% |

If the proposed combined debt service, operation and maintenance, and contract tax rate requires or authorizes an election to approve or reduce the tax rate the Northtown Municipal Utility District Board of Directors proposes to use the tax increase for the purpose of district operations.

NOTICE OF TAXPAYERS' RIGHT TO ELECTION TO REDUCE TAX RATE

If the district adopts a combined debt service, operation and maintenance, and contract tax rate that would result in the taxes on the average residence homestead increasing by more than 8 percent, the qualified voters of the district by petition may require that an election be held to determine whether to reduce the operation and maintenance tax rate to the voter-approval tax rate under Section 49.23603, Water Code.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

**WATER DISTRICT
NOTICE OF PUBLIC HEARING ON TAX RATE**

The Northtown Municipal Utility District will hold a public hearing on a proposed tax rate for the tax year 2023 on Tuesday, September 26, 2023 at 5:45 P.M. The hearing will be conducted in-person at the Northtown MUD Offices, 700 East Wells Branch Parkway, Pflugerville, Texas 78660.

Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the tax rate that is adopted and on the change in the taxable value of your property in relation to the change in taxable value of all other property. The change in the taxable value of your property in relation to the change in taxable value of all other property determines the distribution of the tax burden among all property owners.

Visit [Texas.gov/Property Taxes](https://www.texas.gov/Property-Taxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information about proposed tax rates and scheduled public hearings of each entity that taxes your property.

(Names of all board members and, if a vote was taken, an indication of how each voted on the proposed tax rate and an indication of any absences.)

FOR the proposal:

AGAINST the proposal:

PRESENT and not voting:

ABSENT:

D/S: \$0.1890

M/O: 0.3590

Total: \$0.5480

The following table compares taxes on an average residence homestead in this taxing unit last year to taxes proposed on the average residence homestead this year.

| | <u>Last Year</u> | | <u>Same M&O Tax Rate as 2022</u> | | <u>This Year</u> |
|--|--------------------------|---------|--------------------------------------|--------------------------|------------------|
| Total tax rate (per \$100 of value) | \$ 0.5725 | / \$100 | | \$ 0.5480 | / \$100 |
| | Adopted | | | Proposed | |
| Difference in rates per \$100 of value | | | (\$0.0245) | | / \$100 |
| Percentage increase/decrease in rates (+/-) | | | -4.28% | | |
| Average appraised residence homestead value | \$ 397,176 | | | \$ 388,883 | |
| General exemptions available | | | | | |
| (excluding 65 years of age or older or disabled person's exemptions) | 5% Max or \$5,000 Min | | | 5% Max or \$5,000 Min | |
| Average residence homestead taxable value | \$ 254,820 | | | \$ 278,357 | |
| Tax on average residence homestead | \$ 1,459 | | | \$ 1,525 | |
| Annual increase/decrease in taxes if | | | | | |
| proposed tax rate is adopted (+/-) | | | \$ 67 | | |
| and percentage of increase (+/-) | | | 4.56% | | |

If the proposed combined debt service, operation and maintenance, and contract tax rate requires or authorizes an election to approve or reduce the tax rate the Northtown Municipal Utility District Board of Directors proposes to use the tax increase for the purpose of district operations.

NOTICE OF TAXPAYERS' RIGHT TO ELECTION TO REDUCE TAX RATE

If the district adopts a combined debt service, operation and maintenance, and contract tax rate that would result in the taxes on the average residence homestead increasing by more than 8 percent, the qualified voters of the district by petition may require that an election be held to determine whether to reduce the operation and maintenance tax rate to the voter-approval tax rate under Section 49.23603, Water Code.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

**WATER DISTRICT
NOTICE OF PUBLIC HEARING ON TAX RATE**

The Northtown Municipal Utility District will hold a public hearing on a proposed tax rate for the tax year 2023 on Tuesday, September 26, 2023 at 5:45 P.M. The hearing will be conducted in-person at the Northtown MUD Offices, 700 East Wells Branch Parkway, Pflugerville, Texas 78660.

Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the tax rate that is adopted and on the change in the taxable value of your property in relation to the change in taxable value of all other property. The change in the taxable value of your property in relation to the change in taxable value of all other property determines the distribution of the tax burden among all property owners.

Visit [Texas.gov/Property Taxes](https://www.texas.gov/Property-Taxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information about proposed tax rates and scheduled public hearings of each entity that taxes your property.

(Names of all board members and, if a vote was taken, an indication of how each voted on the proposed tax rate and an indication of any absences.)

| | |
|--------------------------------|-----------------|
| FOR the proposal: | |
| AGAINST the proposal: | D/S: \$0.1890 |
| PRESENT and not voting: | M/O: 0.3530 |
| ABSENT: | Total: \$0.5420 |

The following table compares taxes on an average residence homestead in this taxing unit last year to taxes proposed on the average residence homestead this year.

| | <u>Last Year</u> | <u>Developed District Rate (3.5% Max Increase)</u> <u>This Year</u> |
|--|--------------------------|--|
| Total tax rate (per \$100 of value) | \$ 0.5725 /\$100 | \$ 0.5420 /\$100 |
| | Adopted | Proposed |
| Difference in rates per \$100 of value | | (\$0.0305) /\$100 |
| Percentage increase/decrease in rates (+/-) | | -5.33% |
| Average appraised residence homestead value | \$ 397,176 | \$ 388,883 |
| General exemptions available (excluding 65 years of age or older or disabled person's exemptions) | 5% Max or \$5,000 Min | 5% Max or \$5,000 Min |
| Average residence homestead taxable value | \$ 254,820 | \$ 278,357 |
| Tax on average residence homestead | \$ 1,459 | \$ 1,509 |
| Annual increase/decrease in taxes if proposed tax rate is adopted (+/-) | | \$ 50 |
| and percentage of increase (+/-) | | 3.42% |

If the proposed combined debt service, operation and maintenance, and contract tax rate requires or authorizes an election to approve or reduce the tax rate the Northtown Municipal Utility District Board of Directors proposes to use the tax increase for the purpose of district operations.

NOTICE OF TAXPAYERS' RIGHT TO ELECTION TO REDUCE TAX RATE

If the district adopts a combined debt service, operation and maintenance, and contract tax rate that would result in the taxes on the average residence homestead increasing by more than 8 percent, the qualified voters of the district by petition may require that an election be held to determine whether to reduce the operation and maintenance tax rate to the voter-approval tax rate under Section 49.23603, Water Code.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

**WATER DISTRICT
NOTICE OF PUBLIC HEARING ON TAX RATE**

The Northtown Municipal Utility District will hold a public hearing on a proposed tax rate for the tax year 2023 on Tuesday, September 26, 2023 at 5:45 P.M. The hearing will be conducted in-person at the Northtown MUD Offices, 700 East Wells Branch Parkway, Pflugerville, Texas 78660.

Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the tax rate that is adopted and on the change in the taxable value of your property in relation to the change in taxable value of all other property. The change in the taxable value of your property in relation to the change in taxable value of all other property determines the distribution of the tax burden among all property owners.

Visit [Texas.gov/Property Taxes](https://www.texas.gov/Property-Taxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information about proposed tax rates and scheduled public hearings of each entity that taxes your property.

(Names of all board members and, if a vote was taken, an indication of how each voted on the proposed tax rate and an indication of any absences.)

FOR the proposal:

AGAINST the proposal:

PRESENT and not voting:

ABSENT:

D/S: \$0.1890

M/O: 0.3360

Total: \$0.5250

The following table compares taxes on an average residence homestead in this taxing unit last year to taxes proposed on the average residence homestead this year.

| | <u>Last Year</u> | | <u>PARITY This Year</u> |
|---|--------------------------|-------------------|-----------------------------|
| Total tax rate (per \$100 of value) | \$ 0.5725 | /\$100 | \$ 0.5250 /\$100 |
| | Adopted | | Proposed |
| Difference in rates per \$100 of value | | (\$0.0475) /\$100 | |
| Percentage increase/decrease in rates (+/-) | | -8.30% | |
| Average appraised residence homestead value | \$ 397,176 | | \$ 388,883 |
| General exemptions available (excluding 65 years of age or older or disabled person's exemptions) | 5% Max or \$5,000 Min | | 5% Max or \$5,000 Min |
| Average residence homestead taxable value | \$ 254,820 | | \$ 278,357 |
| Tax on average residence homestead | \$ 1,459 | | \$ 1,461 |
| Annual increase/decrease in taxes if proposed tax rate is adopted (+/-) | | \$ 3 | |
| and percentage of increase (+/-) | | <u>0.17%</u> | |

If the proposed combined debt service, operation and maintenance, and contract tax rate requires or authorizes an election to approve or reduce the tax rate the Northtown Municipal Utility District Board of Directors proposes to use the tax increase for the purpose of district operations.

NOTICE OF TAXPAYERS' RIGHT TO ELECTION TO REDUCE TAX RATE

If the district adopts a combined debt service, operation and maintenance, and contract tax rate that would result in the taxes on the average residence homestead increasing by more than 8 percent, the qualified voters of the district by petition may require that an election be held to determine whether to reduce the operation and maintenance tax rate to the voter-approval tax rate under Section 49.23603, Water Code.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

MEMORANDUM

To: Board of Directors – Northtown Municipal Utility District

From: Armbrust & Brown, PLLC

Re: Schedule for Establishing District Tax Rate for 2023 ***Please note that this schedule is subject to change based on subsequent information and deadlines provided by the Travis Central Appraisal District***

Date: August 22, 2023

Before the Board adopts a 2023 tax rate, it is required to give notice of “*each meeting at which the adoption of the tax rate will be considered.*” The notice must be published at least once in a newspaper of general circulation in the District *at least seven days* before the date of the hearing or the notice may be mailed to each owner of taxable property within the District, at the address for notice shown on the most recently certified tax roll of the District, *at least ten days* before the date of the hearing.

The District’s 2023-2024 budget must be adopted before the 2023 tax rate is set. However, these can be approved at the same meeting if the Resolution Adopting Budget is approved prior to adoption of the tax rate. A timetable for adopting the District’s tax rate, which will require no special meetings and only one publication, follows:

- July 25 Travis County Chief Appraiser to certify tax rolls.
- August 22** **Board Meeting.** Discuss any proposal to set proposed tax rate, take record vote on proposed tax rate, and announce the date, time, and place of the **September 26, 2023** meeting at which the Board will hold a public hearing, vote on, and adopt the 2023 tax rate.
- September 5 Submit Notice of Public Hearing on Tax Rate to *Austin Chronicle*.
- September 19 Deadline for publication of the Notice of Public Hearing on Tax Rate in the *Austin Chronicle* (publishes on Friday of each week). The District will publish its notice on **Friday, September 8, 2023** (must publish at least 7 days prior to hearing).
- September 26** **Board Meeting.** Adopt the District’s 2023-2024 budget. Hold a public hearing on the District’s tax rate. Take a record vote on the District’s tax rate. Adopt an Order Levying Taxes and authorize filing the Order Levying Taxes with Travis County Tax Assessor-Collector.
- September 30 Deadline to submit District’s tax rate to Travis County Tax Assessor-Collector.

NOTE: *If the District adopts a combined tax rate that would impose more than 1.08 times the amount of tax imposed by the District in the preceding year on a home appraised at the average appraised value of the homes within the District in that year (disregarding disabled and over-65 exemptions), the District’s voters may petition to require that an election be held to determine whether or not to reduce the adopted tax rate to the “voter-approval tax rate,” which is the current year’s debt service and contract tax rate, plus the operation and maintenance tax that would impose 1.08 times the amount of operations and maintenance tax imposed by the District in the preceding year on a home appraised at the average appraised value of the homes within the District that year (disregarding disabled and over-65 exemptions).*

WATER DISTRICT NOTICE OF PUBLIC HEARING ON TAX RATE

Northtown Municipal Utility District will hold a public hearing on a proposed tax rate for the tax year 2023 on September 26, 2023 at 5:45 p.m. The hearing will be conducted in-person at the District's offices at the 700 East Wells Branch Parkway, Pflugerville, Texas.

Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the tax rate that is adopted and on the change in the taxable value of your property in relation to the change in taxable value of all other property. The change in the taxable value of your property in relation to the change in taxable value of all other property determines the distribution of the tax burden among all property owners. Visit [Texas.gov/Property Taxes](https://www.texas.gov/Property-Taxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information about proposed tax rates and scheduled public hearing of each entity that taxes your property.

FOR the proposal:

AGAINST the proposal:

PRESENT and not voting:

ABSENT:

The following table compares taxes on an average residence homestead in this taxing unit last year to taxes proposed on the average residence homestead this year.

| | Last Year | This year |
|---|-----------------------------|-----------------------------|
| Total tax rate (per \$100 of value) | \$0.5725/\$100 Adopted | \$0.5655/\$100 Proposed |
| Difference in rates per \$100 of value | \$(0.0070)/\$100 | |
| Percentage increase/decrease in rates (+/-) | -1.2200%% | |
| Average appraised residence homestead value | \$397,176 | \$388,883 |
| General homestead exemptions available (excluding 65 years of age or older or disabled person's exemptions) | Greater of 5% or \$5,000 | Greater of 5% or \$5,000 |
| Average residence homestead taxable value | \$254,820 | \$278,357 |
| Tax on average residence homestead | \$1,495 | \$1,574 |
| Annual increase/decrease in taxes if proposed tax rate is adopted (+/-) and percentage of increase (+/-) | \$115 7.90% | |

NOTICE OF VOTE ON TAX RATE

If the District adopts a combined debt service, operation and maintenance, and contract tax rate that would result in the taxes on the average residence homestead increasing by more than eight percent, an election must be held to determine whether to approve the operation and maintenance tax rate under Section 49.23601, Water Code.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

MEMORANDUM

To: Board of Directors – Northtown Municipal Utility District
From: Armbrust & Brown, PLLC
Re: District Tax Rate Classifications
Date: August 22, 2023

A summary of the three tax rate classifications for water districts under the Texas Water Code appears below. Because each classification has unique tax rate notice and election procedures, the Board will need to determine the appropriate classification for the District each year before adopting a proposed tax rate.

1. Low Tax Rate District – Tex. Water Code § 49.23601. A district that adopts an operations and maintenance (“O&M”) rate for the current year that is \$0.025 or less per \$100 of taxable value (a “Low Tax Rate District”) will be subject to a mandatory election if the adopted combined tax rate would cause the overall tax bill for the average home (disregarding homestead exemptions only available to persons that are disabled or 65 years of age or older) (the “Average Home”) to increase by more than 8% from the prior year. If the adopted combined rate is not approved in the election, the adopted debt service and contract tax rates will remain the same but the O&M rate will be revised to be the rate that would cause the O&M portion of the overall tax bill for the Average Home to increase by 8% from the prior year.

2. Developed District – Tex. Water Code § 49.23602. A district that is not a Low Tax Rate District and has financed, completed, and issued bonds to pay for all land, works, improvements, facilities, plants, equipment, and appliances necessary to serve at least 95% of the projected build-out of the district in accordance with the purposes for its creation or any other purposes authorized by law (a “Developed District”) will be subject to a mandatory election if the adopted combined tax rate would cause the overall tax bill for the Average Home to increase by more than 3.5% (plus any unused increment rate)¹ from the prior year unless the adopted O&M tax rate is already equal to or less than the rate that would cause the O&M portion of the overall tax bill on the Average Home to increase by 3.5% (plus any unused increment rate) from the prior year (the “Voter-Approval O&M Rate”). If the adopted combined tax rate is not approved in the election, the adopted debt service and contract tax rates will remain the same but the O&M rate will be revised to be the Voter-Approval O&M Rate.

a. Disaster Area Exception – Tex. Water Code § 49.23602(d): A Developed District located within a declared disaster area will continue to be classified as a Developed District but may elect to follow the Low Tax Rate District procedures in the year of the disaster until the earlier of: (i) the second year that the Developed District’s total taxable value exceeds the total taxable value of the year the disaster occurred; or (ii) the third year after the disaster occurred.

3. Developing District – Tex. Water Code § 49.23603. A district that is not a Low Tax Rate District or a Developed District (a “Developing District”) that adopts a combined tax rate that would cause the overall tax bill for the Average Home to increase by more than 8% from the prior year will not be subject to a mandatory election, however, the qualified voters will have the right to petition for an election to reduce the O&M rate to a rate that would cause the O&M portion of the overall tax bill on the Average Home to increase by 8% from the prior year.

¹ “Unused increment rate” is the amount, if any, that the adopted O&M rates for the prior three years were less than the Voter-Approval O&M Rates (without adding any applicable unused increment rates). This allows districts that don’t take advantage of the full 3.5% increase allowance in one year to carry the unused increase allowance forward and utilize it in any of the next three years.

**MINUTES OF MEETING OF THE BOARD OF DIRECTORS OF
NORTHTOWN MUNICIPAL UTILITY DISTRICT**

July 25, 2023

THE STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

A meeting of the Board of Directors of Northtown Municipal Utility District was held on July 25, 2023 at 700 E. Wells Branch Parkway, Pflugerville, Texas. The meeting was open to the public and notice was given as required by the Texas Open Meetings Act. A copy of the Certificates of Posting of the Notice are attached as **Exhibit "A"**.

The roll was called of the members of the Board:

| | | |
|--------------------|---|---------------------|
| Brenda Richter | - | President |
| Robin Campbell | - | Vice President |
| Felix Amaro | - | Treasurer |
| Christopher Capers | - | Secretary |
| Lee Hill | - | Assistant Secretary |

and all of the Directors were present except Director Campbell and Director Amaro, thus constituting a quorum. Also present at times during the meeting were Mona Oliver, the District manager; Allen Douthitt of Bott & Douthitt, PLLC ("**Bott & Douthitt**"); Robert Anderson of Crossroads Utility Services LLC ("**Crossroads**"); Carter Dean of Armbrust & Brown, PLLC ("**A&B**"); Scott Foster of 360 Professional Services, Inc. ("**360 PSF**"); Deputy Williams of the Travis County Sheriff's Office ("**TCSO**"); Ashlee Martin of McCall Gibson Swedlund Barfoot PLLC; Lauren Smith of Public Finance Group LLC ("**PFG**"); and Richard Fadal of TexaScapes.

Director Richter called the meeting to order at 5:45 p.m. and stated that the Board would first receive resident communications and Board member announcements. There being none, Director Richter stated that the Board would consider approval of the consent items on the agenda, including the minutes of the June 27, 2023 Board meeting and the engagement letter from McCall Gibson Swedlund Barfoot PLLC for District's 2022-2023 fiscal year audit attached as **Exhibit "B"**. Ms. Martin reviewed the engagement letter and fraud questionnaire attached as **Exhibit "C"** with the Board. Upon motion by Director Capers and second by Director Hill, the Board voted 3-0 to approve the consent items.

Director Richter next stated that the Board would receive a report from the District's financial advisor and recognized Ms. Smith. Ms. Smith reviewed the Northtown MUD Reimbursement Options attached as **Exhibit "D"** with the Board. She explained that the Finance Committee recommended that the District use all surplus capital project funds and a small amount of surplus operating funds to pay reimbursables associated with the following projects: Villages Water Improvements; Villages Harris Ridge Improvements; John Henry Faulk Water and Wastewater Improvements; Villages John Henry Faulk Street and Drainage Section 3; and KB Homes Lot 5 Single Family (collectively, the "**Surplus Funds Items**"). She added that the Finance Committee also recommended payment of the following through the issuance of bonds: Villages Section 2 Phases 1 & 2 Single Family; Villages Section 2 Residential Condominiums; District water meter replacement; and Senate Bill 3 compliance (collectively, the "**Bond Items**"). Director Hill made a motion to proceed with reimbursement of the Surplus

Funds Items with the District's surplus capital project and operating funds, and to table consideration of the Bond Items until November. Director Capers seconded the motion, which passed 3-0.

Director Richter next recognized Deputy Williams to present the security report attached as **Exhibit "E"**. Deputy Williams referred the Board to the report included in the meeting packet.

Director Richter next stated that the Board would receive the operations manager's report and recognized Mr. Anderson. Mr. Anderson reviewed the operations manager's report attached as **Exhibit "F"** with the Board. He reported that there were 3,081 occupied single family connections as of June, that the water loss for the prior reporting period was 5.35%, and that the June water samples were satisfactory. He next presented the write-offs included in his report for Board consideration. Upon motion by Director Hill and second by Director Capers, the Board voted 3-0 to approve the write-offs. Mr. Anderson then stated that Crossroads and HydroPro Solutions were currently considering locations to place a repeater, which was needed for the electronic meters that the District was going to install.

Director Richter then stated that the Board would consider landscape maintenance matters and recognized Mr. Fadal. Mr. Fadal presented the landscape maintenance report attached as **Exhibit "G"** and reviewed it with the Board. He then presented the "plant of the month," the Leather Leaf Fern, which he stated was a perennial tropical plant. He next stated that TexaScapes was trying to keep the District's landscaping alive due to the extreme heat that summer, and had been adjusting irrigation accordingly.

Director Richter announced that the Board would next receive the District manager's report and recognized Ms. Oliver. Ms. Oliver called the Board's attention to her monthly reports included in the meeting packet attached as **Exhibit "H"**. Ms. Oliver reviewed the Restrictive Covenant Committee report and the monthly expenditure report with the Board. She next reviewed the report from Texas Disposal Systems with the Board. Ms. Oliver reported that she was going to consider whether lawsuits should be filed for any restrictive covenant violations and would be in touch with the Legal/Security Committee to discuss soon. She next reported that Ernest Robles was retiring on August 4th. Director Hill stated that bags of trash had been left on property on John Henry Faulk. Mr. Oliver stated that she would have it removed.

Director Richter next stated that the Board would receive a report from the Facilities Committee. Mr. Foster reported that the office and pavilion construction project was still not finished, but that progress continued to be made. He then stated that he had received a revised punch list from STR Constructors and that they were on the right path. Ms. Oliver stated that significant progress was being made. Mr. Foster then recommended that partial retainage be released to STR so that they could pay their subcontractors. He presented Pay Estimate Nos. 21 and 22 from STR attached collectively as **Exhibit "I"** and recommended approval. Upon motion by Director Hill and second by Director Capers, the Board voted 3-0 to approve Pay Estimate Nos. 21 and 22. Mr. Foster then reviewed the invoices from Fatter and Evans attached collectively as **Exhibit "J"** with the Board and recommended approval. Upon motion by Director Hill and second by Director Capers, the Board voted 3-0 to approve the proposal from Fatter and Evans.

Director Richter stated that the Board would next receive the engineering report. Mr. Foster reviewed his report attached as **Exhibit "K"** with the Board and covered the status of various development projects in the District. He stated that construction of the Village at Northtown Condominiums Water, Wastewater and Drainage Improvements project was under

construction and should be complete by the end of the year. He then stated that 20 units of parkland fees, which equated to \$6,000, needed to be refunded to KB Home since the project had downsized from 63 units to 43 units. Upon motion by Director Capers and second by Director Hill, the Board voted 3-0 to approve the refund. Mr. Foster then stated that the TCEQ informed him that the District would be provided a temporary waiver of the emergency preparedness plan required by SB 3, with the understanding that the District would negotiate a new wholesale water agreement with the City of Austin in a few years, which would incorporate a water pressure requirement.

Director Richter then recognized Mr. Douthitt for purposes of receiving the bookkeeper's report. Mr. Douthitt presented the updated cash activity report attached as **Exhibit "L"** and reviewed it with the Board. Mr. Douthitt next reviewed the checks being presented for approval and recommended approval of the transfers listed on page one of his report. He added that the District's bond payments were due in August and recommended approval. Upon motion by Director Hill and second by Director Capers, the Board voted 3-0 to approve the transfers, the payment of bills and invoices, and the bond payments.

Director Richter then stated that the Board would consider matters related to the District's website. Ms. Oliver stated that she had spoken to a few website vendors, and planned to talk to one more before conferring with the Communications Committee to generate a recommendation for the Board.

Director Richter stated that the Board would consider its wholesale water and wastewater services, including contract negotiations with the City of Austin. Mr. Dean stated that he had no update regarding such matters.

Director Richter stated that the Board would then receive a report from the District's attorney. Mr. Dean reviewed the Amended and Restated Resolution Authorizing and Setting Limits on the Payment of Fees of Office attached as **Exhibit "M"** with the Board. He advised that the resolution effectively increased the amount of the director fees paid to Board members for performing duties of office, noting that the increase was due to recent legislation. Upon motion by Director Capers and second by Director Hill, the Board voted 3-0 to approve the resolution.

Director Capers asked Ms. Oliver to solicit one or more proposals for sound dampeners to be installed in the meeting room.

There being no further business to come before the Board, the meeting was adjourned at 6:25 p.m.



Date: August 22, 2023

Christopher Capers, Secretary
Board of Directors

Crime Stats

| Date | Crime | Location | Notes |
|---------|--------------------|---------------------|---------------|
| 7/2/23 | CRIM MISCHIEF<1500 | 12XX SLEEPYTIME TRL | |
| 7/23/23 | BURGLARY/VEHICLE | 14XX LADY GREY AVE | |
| 7/23/23 | Theft | 3XX LEMON LIGHT LN | Package Theft |



UTILITY MANAGER'S REPORT

**Northtown Municipal Utility District
Board of Directors Meeting**



August 22, 2023

**Northtown Municipal Utility District
Operations Report
For the Month of July 2023**

GENERAL INFORMATION

| | | | |
|------------------------------------|--------------------|-----------------|--|
| Occupied Single Family Connections | <u>3074</u> | x 3 = | <u>9222</u> |
| Vacant Single Family Connections | <u>37</u> | | |
| Multi Family Connections | <u>6</u> | 830 Units x 3 = | <u>2490</u> |
| Commercial | <u>9</u> | | |
| Builder Connections | <u>24</u> | | |
| Builder New Taps | <u>23</u> | | |
| Schools | <u>2</u> | | |
| Non-Profit | <u>0</u> | | |
| Fire Hydrants | <u>3</u> | | |
| District Connections | <u>13</u> | | |
| Irrigation Connections | <u>31</u> | | |
| TOTAL CONNECTIONS | <u><u>3222</u></u> | | <u><u>11712</u></u> Estimated Population |

BACTERIOLOGICAL ANALYSES

| | | | |
|----------|--------------------------|-----------------|--|
| <u>5</u> | Water sample(s) taken on | <u>07/18/23</u> | All bacterial samples were satisfactory. |
| <u>5</u> | Water sample(s) taken on | <u>07/25/23</u> | All bacterial samples were satisfactory. |

WATER ACCOUNTING

| | | | | |
|---------------------------------------|-----------------|----|-----------------|---------------------------|
| Pumped through master meter(s) | | | | |
| from | <u>07/01/23</u> | to | <u>07/31/23</u> | <u>31,554,000</u> Gallons |
| Total Gallons Received/Billing Period | | | | |
| from | <u>05/27/23</u> | to | <u>06/29/23</u> | <u>29,995,000</u> Gallons |
| Total Gallons Billed | | | | |
| from | <u>05/27/23</u> | to | <u>06/29/23</u> | <u>29,631,000</u> Gallons |
| Flushing | <u>05/27/23</u> | to | <u>06/29/23</u> | <u>167,000</u> Gallons |
| Billing Adjustments | | | | |
| from | <u>05/27/23</u> | to | <u>06/29/23</u> | <u>0</u> Gallons |
| Gallons gain/loss | | | | <u>(197,000)</u> Gallons |
| Percentage gain/loss | | | | <u>-0.66%</u> |

CUSTOMER BILLING REPORT
 NORTHTOWN MUNICIPAL UTILITY DISTRICT
 June 11, 2022 Through July 10, 2023

Current Billing

| | | |
|---------------------------|------------------|------------------|
| Basic Service | 122,172.51 | |
| Water | 165,854.76 | |
| Sewer | 117,107.74 | |
| TCEQ | 1,432.75 | |
| Deposit | 9,750.00 | |
| Misc | <u>28,610.00</u> | |
| Total Current Billing | | \$444,927.76 |

Aged Receivables

| | | |
|-------------------------------|------------------|-----------------|
| Thirty (30) Days | 39,306.32 | |
| Sixty (60) Days | 610.26 | |
| Ninety (90) Days | 147.61 | |
| One Hundred Twenty (120) Days | <u>3,255.56</u> | |
| Billed Arrears | 43,319.75 | |
| Credit Bal Fwd | <u>-7,357.20</u> | |
| Total Aged Receivables | | \$35,962.55 |

Accounts Receivables

| | | |
|--------------------------------|------------------|------------------|
| Penalty | 5,727.51 | |
| Basic Service | 117,234.21 | |
| Water | 111,290.40 | |
| Sewer | 99,560.71 | |
| TCEQ | 1,002.70 | |
| Deposit | -\$12,085.00 | |
| Miscellaneous | <u>28,483.05</u> | |
| | 351,213.58 | |
| Total Accounts Receivables | | \$351,213.58 |

Deposit Liability

| | | |
|-------------------|--------------|------------------|
| Balance As Of | 06/11/23 | \$694,403.32 |
| Collections | | 11,785.00 |
| Deposits Applied | | <u>-9,750.00</u> |
| Balance As Of | 07/10/23 | \$696,438.32 |

NORTHTOWN MUNICIPAL UTILITY DISTRICT

Billing Report

July 20023

| Connections | June | July |
|--------------------|-------------|-------------|
| Active | 3190 | 3185 |
| Inactive | 29 | 37 |
| Total | 3219 | 3222 |

| | | |
|---------------------|----------|----------|
| New Connects | 0 | 0 |
|---------------------|----------|----------|

Billing Recap

| | June | July |
|-------------------------|---------------------|---------------------|
| Current Billing | \$398,242.28 | \$444,927.76 |
| Water | \$90,622.23 | \$165,854.76 |
| Sewer | \$95,414.44 | \$117,107.74 |
| State Assessment | \$947.01 | \$1,432.75 |
| Basic Service | \$121,361.69 | \$122,172.51 |
| Miscellaneous | \$80,462.00 | \$28,610.00 |
| Deposit | \$9,434.91 | \$9,750.00 |
| Current Payments | \$441,057.73 | \$444,927.76 |
| | | |
| Arrears | June | July |
| 30 Day | \$55,466.32 | \$39,306.32 |
| 60 Day | \$243.53 | \$610.26 |
| 90 Day | \$276.42 | \$147.61 |
| 120 Day | \$3,916.23 | \$3,255.56 |
| Gross Arrears | \$59,902.50 | \$43,319.75 |

| Month | June | July |
|-----------------|-------------|-------------|
| Total Customers | 3219 | 3222 |
| Letters | 392 | 347 |
| Disconnects | 27 | 26 |

NORTHTOWN MUNICIPAL UTILITY DISTRICT
Water Report
July-23

Total Water Flows

| Month | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 |
|--------------|----------------|----------------|----------------|----------------|----------------|----------------|
| January | 21,876 | 9,926 | 22,272 | 24,544 | 21,970 | 19,561 |
| February | 18,713 | 8,785 | 18,548 | 15,091 | 18,007 | 17,215 |
| March | 22,278 | 21,734 | 21,764 | 22,854 | 22,763 | 20,550 |
| April | 23,185 | 12,957 | 22,182 | 23,806 | 25,955 | 27,151 |
| May | 27,596 | 22,203 | 24,751 | 23,113 | 27,691 | 19,470 |
| June | 26,292 | 22,308 | 27,650 | 24,121 | 31,151 | 25,098 |
| July | 27,286 | 25,733 | 30,449 | 24,990 | 33,802 | 31,554 |
| August | 27,286 | 19,975 | 37,691 | 25,512 | 32,368 | |
| September | 21,624 | 27,539 | 31,636 | 29,383 | 34,355 | |
| October | 12,482 | 26,984 | 31,147 | 25,791 | 29,539 | |
| November | 11,181 | 23,276 | 32,200 | 22,580 | 21,941 | |
| December | 7,783 | 23,114 | 22,754 | 23,551 | 20,209 | |
| TOTAL | 247,582 | 244,534 | 323,044 | 285,336 | 319,751 | 160,599 |

Bacteriological Analyses

Samples: satisfactory taken on 07/18/23, 07/25/23

Chlorine Residual

| | July |
|---------------|------|
| Average | 2.0 |
| Maximum (4.0) | 2.5 |
| Minimum (0.5) | 1.6 |

Total Wastewater Billed

| Month | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 |
|--------------|----------------|----------------|----------------|----------------|----------------|----------------|
| January | 15,158 | 13,169 | 14,553 | 16,930 | 15,630 | 15,525 |
| February | 15,759 | 15,529 | 15,095 | 16,110 | 16,402 | 17,193 |
| March | 14,826 | 14,513 | 14,047 | 15,732 | 17,357 | 15,299 |
| April | 15,060 | 14,881 | 16,608 | 16,685 | 18,421 | 15,282 |
| May | 15,883 | 15,597 | 16,834 | 17,978 | 17,141 | 15,300 |
| June | 16,651 | 15,290 | 17,042 | 16,190 | 16,956 | 13,857 |
| July | 15,933 | 14,310 | 17,187 | 18,157 | 16,565 | 14,449 |
| August | 16,304 | 14,947 | 18,367 | 16,734 | 17,836 | |
| September | 16,386 | 14,979 | 18,735 | 17,557 | 17,071 | |
| October | 14,907 | 14,626 | 22,891 | 18,225 | 16,991 | |
| November | 15,737 | 15,138 | 15,472 | 17,006 | 16,201 | |
| December | 15,003 | 14,068 | 21,766 | 17,640 | 16,796 | |
| TOTAL | 187,607 | 177,047 | 208,597 | 204,944 | 203,366 | 106,905 |

NORTHTOWN M.U.D. - WATER LOSS CHART

| DATE FROM | DATE TO | MASTER METER | CONSUMPTION TOTALS | FLUSHING TOTALS | BILLING ADJUSTMENTS | GALLONS UNACCOUNTED | PERCENT GAIN/LOSS |
|----------------|----------|--------------|--------------------|-----------------|---------------------|---------------------|-------------------|
| 09/30/19 | 10/28/19 | 28,465.4 | 27,596.0 | 51.0 | (46.0) | -864.4 | -3.04% |
| 10/29/19 | 11/25/19 | 28,100.9 | 27,140.0 | 51.0 | (46.0) | -955.9 | -3.40% |
| 11/26/19 | 12/27/19 | 21,268.9 | 20,087.0 | 51.0 | (13.0) | -1143.9 | -5.38% |
| 12/28/19 | 01/30/20 | 21,503.9 | 20,226.0 | 48.0 | (40.0) | -1269.9 | -5.91% |
| 01/31/20 | 02/28/20 | 17,649.7 | 16,888.0 | 48.0 | (59.0) | -772.7 | -4.38% |
| 02/29/20 | 03/30/20 | 19,505.0 | 19,176.0 | 73.5 | (1,070.0) | -1325.5 | -6.80% |
| 03/31/20 | 04/29/20 | 21,932.0 | 20,676.0 | 61.5 | (83.0) | -1277.5 | -5.82% |
| 04/30/20 | 05/29/20 | 23,209.0 | 22,141.0 | 61.5 | (92.0) | -1098.5 | -4.73% |
| 05/30/20 | 06/29/20 | 26,508.0 | 24,962.0 | 48.0 | (89.0) | -1587.0 | -5.99% |
| 06/30/20 | 07/29/20 | 30,654.0 | 30,354.7 | 39.7 | - | -259.6 | -0.85% |
| 07/30/20 | 08/28/20 | 31,232.0 | 29,041.0 | 48.0 | - | -2143.0 | -6.86% |
| 08/29/20 | 09/29/20 | 25,944.0 | 24,413.0 | 43.5 | - | -1487.5 | -5.73% |
| TOTALS | | 295,972.8 | 282,700.7 | 624.7 | (1,538.0) | (14,185.4) | --- |
| AVERAGE | | 24,664.4 | 23,558.4 | 52.1 | (128.2) | (1,182.1) | -4.79% |

| | | | | | | | |
|----------------|----------|-----------|-----------|-------|------------|------------|---------|
| 09/30/20 | 10/28/20 | 29,284.0 | 22,488.0 | 40.5 | - | -1278.5 | -4.37% |
| 10/29/20 | 11/25/20 | 29,696.0 | 21,112.0 | 42.0 | - | -8542.0 | -28.76% |
| 11/26/20 | 12/29/20 | 26,656.0 | 22,031.0 | 72.0 | (4.0) | -4557.0 | -17.10% |
| 12/30/21 | 01/28/21 | 20,569.0 | 18,924.0 | 34.5 | - | -1610.5 | -7.83% |
| 01/28/21 | 02/26/21 | 23,055.0 | 41,919.0 | 63.0 | (20,156.0) | -1229.0 | -5.33% |
| 02/27/21 | 03/25/21 | 19,933.0 | 18,211.0 | 28.5 | - | -1693.5 | -8.50% |
| 03/26/21 | 04/26/21 | 24,803.2 | 23,061.0 | 42.0 | - | -1700.2 | -6.85% |
| 04/27/21 | 05/26/21 | 21,782.4 | 19,985.0 | 58.5 | - | -1738.9 | -7.98% |
| 05/27/21 | 06/26/21 | 24,260.7 | 23,850.0 | 75.0 | - | -335.7 | -1.38% |
| 06/27/21 | 07/26/21 | 23,480.0 | 21,612.0 | 49.5 | - | -1818.5 | -7.74% |
| 07/27/21 | 08/25/21 | 27,510.0 | 25,274.0 | 48.0 | - | -2188.0 | -7.95% |
| TOTALS | | 271,029.3 | 258,467.0 | 553.5 | (20,160.0) | (26,691.8) | --- |
| AVERAGE | | 24,639.0 | 23,497.0 | 50.3 | (1,832.7) | (2,426.5) | -9.85% |

| | | | | | | | |
|----------------|----------|-----------|-----------|-------|---|------------|--------|
| 08/26/21 | 09/28/21 | 29,505.0 | 28,867.0 | 66.0 | - | -572.0 | -1.94% |
| 09/29/21 | 10/28/21 | 23,503.0 | 23,324.0 | 40.5 | - | -138.5 | -0.59% |
| 10/29/21 | 11/28/21 | 22,879.0 | 22,623.0 | 46.8 | - | -209.2 | -0.91% |
| 11/29/21 | 12/27/22 | 20,004.0 | 17,975.0 | 30.0 | - | -1999.0 | -9.99% |
| 12/28/21 | 01/26/22 | 20,131.0 | 18,885.0 | 60.3 | - | -1185.7 | -5.89% |
| 01/27/22 | 02/28/22 | 20,936.0 | 19,859.0 | 67.5 | - | -1009.5 | -4.82% |
| 03/01/22 | 03/28/22 | 19,510.0 | 17,810.0 | 48.0 | - | -1652.0 | -8.47% |
| 03/29/22 | 04/27/22 | 25,975.0 | 23,512.0 | 157.0 | - | -2306.0 | -8.88% |
| 04/28/22 | 05/26/22 | 25,606.0 | 23,075.0 | 107.3 | - | -2423.7 | -9.47% |
| 05/27/22 | 06/23/22 | 28,653.0 | 27,654.0 | 47.3 | - | -951.7 | -3.32% |
| 06/24/22 | 07/27/22 | 37,409.0 | 35,142.0 | 121.3 | - | -2145.7 | -5.74% |
| 07/28/22 | 08/30/22 | 37,270.0 | 36,104.0 | 116.3 | - | -1049.7 | -2.82% |
| 08/31/22 | 09/29/22 | 30,568.0 | 27,773.0 | 60.4 | - | -2734.6 | -8.95% |
| TOTALS | | 341,949.0 | 322,603.0 | 968.7 | - | (18,377.3) | --- |
| AVERAGE | | 26,303.8 | 24,815.6 | 74.5 | - | (1,413.6) | -5.37% |

| | | | | | | | |
|----------------|----------|-----------|-----------|-------|---------|-----------|--------|
| 09/30/22 | 10/27/22 | 28,684.0 | 28,240.0 | 85.6 | - | -358.4 | -1.25% |
| 10/28/22 | 11/29/22 | 26,036.0 | 25,733.0 | 104.6 | - | -198.4 | -0.76% |
| 11/30/22 | 12/28/22 | 18,558.0 | 19,331.0 | 123.7 | - | 896.7 | 4.83% |
| 12/29/22 | 01/30/23 | 23,088.0 | 22,222.0 | 58.7 | - | -807.3 | -3.50% |
| 01/31/23 | 02/28/23 | 18,815.0 | 18,053.0 | 27.4 | - | -734.6 | -3.90% |
| 03/01/23 | 03/27/23 | 19,935.0 | 18,764.0 | 9.5 | - | -1161.5 | -5.83% |
| 03/28/23 | 05/01/23 | 25,800.0 | 24,530.0 | 30.5 | - | -1239.5 | -4.80% |
| 05/02/23 | 05/26/23 | 18,100.0 | 17,075.0 | 56.0 | - | -969.0 | -5.35% |
| 05/27/23 | 06/29/23 | 29,995.0 | 29,631.0 | 167.0 | - | -197.0 | -0.66% |
| TOTALS | | 209,011.0 | 203,579.0 | 662.9 | - | (3,603.1) | --- |
| AVERAGE | | 22,988.0 | 22,410.4 | 62.8 | #DIV/0! | (514.7) | -2.24% |

**Northtown MUD
Water Usage Analysis**

| Billing Period | Residential (gallons) | Builder (gallons) | School (gallons) | Non-Profit (gallons) | Fire Hydrant (gallons) | Multi-Family (gallons) | Irrigation (gallons) | Commercial (gallons) | District (gallons) | Monthly Totals (gallons) | Number of Residential Connections | Average Usage | Letters | Terminations |
|----------------|-----------------------|-------------------|------------------|----------------------|------------------------|------------------------|----------------------|----------------------|--------------------|--------------------------|-----------------------------------|---------------|---------|--------------|
| October 2020 | 18,976,000 | 155,000 | 44,000 | 21,000 | 39,000 | 3,748,000 | 1,204,000 | 27,000 | 199,000 | 24,413,000 | 3,041 | 6.2 | 527 | 0 |
| November 2020 | 15,283,000 | 128,000 | 48,000 | 16,000 | 32,000 | 4,591,000 | 1,353,000 | 861,000 | 176,000 | 22,488,000 | 3,043 | 5.0 | 500 | 0 |
| December 2020 | 16,535,000 | 208,000 | 18,000 | 26,000 | 30,000 | 2,129,000 | 1,445,000 | 721,000 | - | 21,112,000 | 3,049 | 5.4 | 523 | 0 |
| January 2021 | 13,551,000 | 96,000 | 49,000 | 21,000 | 0 | 5,000,000 | 1,004,000 | 1,309,000 | 1,001,000 | 22,031,000 | 3,053 | 4.4 | 445 | 0 |
| February 2021 | 10,350,000 | 35,000 | 54,000 | 27,000 | 0 | 4,414,000 | 648,000 | 3,093,000 | 303,000 | 18,924,000 | 3,059 | 3.4 | 312 | 0 |
| March 2021 | 14,007,000 | 14,000 | 44,000 | 26,000 | 0 | 4,594,000 | 505,000 | 2,480,000 | 93,000 | 21,763,000 | 3,071 | 4.6 | 357 | 0 |
| April 2021 | 14,196,000 | 17,000 | 40,000 | 17,000 | 0 | 1,293,000 | 1,067,000 | 1,486,000 | 95,000 | 18,211,000 | 3,071 | 4.6 | 416 | 0 |
| May 2021 | 16,955,000 | 36,000 | 97,000 | 23,000 | 0 | 1,886,000 | 1,742,000 | 2,198,000 | 124,000 | 23,061,000 | 3,064 | 5.5 | - | 0 |
| June 2021 | 14,883,000 | 50,000 | 112,000 | 12,000 | 700,000 | 2,273,000 | 1,282,000 | 545,000 | 128,000 | 19,985,000 | 3,072 | 4.8 | 402 | 60 |
| July 2021 | 13,468,000 | 9,000 | 56,000 | 34,000 | 0 | 5,210,000 | 1,079,000 | 3,793,000 | 201,000 | 23,850,000 | 3,076 | 4.4 | 399 | 32 |
| August 2021 | 16,283,000 | 9,000 | 25,000 | 31,000 | 83,000 | 2,141,000 | 1,479,000 | 1,384,000 | 177,000 | 21,612,000 | 3,167 | 5.1 | 384 | 36 |
| September 2021 | 18,447,000 | 25,000 | 100,000 | 37,000 | 62,000 | 2,597,000 | 2,370,000 | 1,338,000 | 298,000 | 25,274,000 | 3,167 | 5.8 | 329 | 37 |
| Total | 182,934,000 | 782,000 | 687,000 | 291,000 | 946,000 | 39,876,000 | 15,178,000 | 19,235,000 | 2,795,000 | 262,724,000 | | | | |

| | | | | | | | | | | | | | | |
|----------------|------------|--------|---------|--------|------------|-----------|-----------|-----------|-----------|------------|-------|-----|-----|----|
| October 2021 | 17,330,000 | 53,000 | 107,000 | 19,000 | 10,000 | 5,415,000 | 2,626,000 | 2,900,000 | 407,000 | 28,867,000 | 3,167 | 5.5 | 420 | 28 |
| November 2021 | 17,692,800 | 18,000 | 121,000 | 13,000 | 8,000 | 1,054,200 | 2,845,000 | 1,382,000 | 190,000 | 23,324,000 | 3,167 | 5.6 | 422 | 31 |
| December 2021 | 17,297,000 | 9,000 | 111,000 | 1,000 | 8,000 | 1,348,000 | 1,241,000 | 2,423,000 | 185,000 | 22,623,000 | 3,167 | 5.5 | 418 | 21 |
| January 2022 | 13,630,000 | 7,000 | 84,000 | 34,000 | 0 | 1,136,000 | 1,340,000 | 1,614,000 | 130,000 | 17,975,000 | 3,163 | 4.3 | 476 | 9 |
| February 2022 | 10,442,000 | 6,000 | 68,000 | 17,000 | 0 | 4,297,000 | 994,000 | 2,899,000 | 162,000 | 18,885,000 | 3,168 | 3.3 | 418 | 26 |
| March 2022 | 11,130,000 | 18,000 | 104,000 | 1,000 | 0 | 4,839,000 | 224,000 | 3,438,000 | 105,000 | 19,859,000 | 3,168 | 3.5 | 368 | 31 |
| April 2022 | 12,743,000 | 6,000 | 95,000 | 1,000 | 74,000 | 1,903,000 | 811,000 | 2,050,000 | 127,000 | 17,810,000 | 3,168 | 4.0 | 368 | 31 |
| May 2022 | 12,025,000 | 6,000 | 149,000 | - | 401,000 | 4,918,000 | 2,307,000 | 3,508,000 | 198,000 | 23,512,000 | 3,169 | 3.8 | 400 | 27 |
| June 2022 | 12,189,000 | 8,000 | 100,000 | 1,000 | 14,601,000 | 5,559,000 | 2,228,000 | 3,407,000 | 210,000 | 38,303,000 | 3,169 | 3.8 | 446 | 40 |
| July 2022 | 13,953,000 | 10,000 | 44,000 | - | 0 | 5,755,000 | 2,064,000 | 3,091,000 | 262,000 | 25,179,000 | 3,168 | 4.4 | 494 | 48 |
| August 2022 | 18,397,015 | 12,000 | 31,000 | - | 0 | 7,068,000 | 3,160,000 | 4,553,000 | 371,000 | 33,592,015 | 3,172 | 5.8 | 498 | 19 |
| September 2022 | 16,623,015 | 13,000 | 80,000 | - | 6,000 | 6,011,000 | 3,015,000 | 3,990,000 | 1,905,000 | 31,643,015 | 3,179 | 5.2 | 463 | 36 |

| | | | | | | | | | | | | | | |
|--------------|--------------------|----------------|------------------|---------------|-------------------|-------------------|-------------------|-------------------|------------------|--------------------|--|--|--|--|
| Total | 173,451,830 | 166,000 | 1,094,000 | 87,000 | 15,108,000 | 49,303,200 | 22,855,000 | 35,255,000 | 4,252,000 | 301,572,030 | | | | |
|--------------|--------------------|----------------|------------------|---------------|-------------------|-------------------|-------------------|-------------------|------------------|--------------------|--|--|--|--|

| | | | | | | | | | | | | | | |
|---------------|------------|---------|---------|---|---------|------------|-----------|-----------|---------|------------|-------|-----|-----|----|
| October 2022 | 13,059,028 | 28,000 | 101,000 | - | 1,000 | 6,900,000 | 3,249,000 | 4,083,000 | 352,000 | 27,773,028 | 3,181 | 4.1 | 568 | 25 |
| November 2022 | 11,794,011 | 10,000 | 144,000 | - | 0 | 10,714,000 | 2,168,000 | 2,972,000 | 438,000 | 28,240,011 | 3,184 | 3.7 | 487 | 21 |
| December 2022 | 15,860,048 | 7,000 | 46,000 | - | 459,000 | 5,730,000 | 2,143,000 | 1,314,000 | 174,000 | 25,733,048 | 3,184 | 5.0 | - | - |
| January 2023 | 13,565,077 | 23,000 | 137,000 | - | 529,000 | 3,407,000 | 1,106,000 | 338,000 | 226,000 | 19,331,077 | 3,181 | 4.3 | 474 | - |
| February 2023 | 10,995,038 | 666,000 | 105,000 | - | 3,000 | 4,851,033 | 1,146,000 | 4,260,000 | 196,000 | 22,222,071 | 3,183 | 3.5 | 398 | - |
| March 2023 | 13,412,066 | 186,000 | 119,000 | - | 2,000 | 3,433,000 | 339,000 | 262,000 | 319,000 | 18,072,066 | 3,185 | 4.2 | 330 | - |
| April 2023 | 13,811,057 | 58,000 | 84,000 | - | 1,000 | 2,546,000 | 1,720,000 | 314,000 | 230,000 | 18,764,057 | 3,189 | 4.3 | 399 | 30 |
| May 2023 | 17,418,082 | 43,000 | 135,000 | - | 2,000 | 4,280,000 | 1,968,000 | 428,000 | 256,000 | 24,530,082 | 3,173 | 5.5 | 358 | 30 |
| June 2023 | 11,790,050 | 40,000 | 97,000 | - | 1,000 | 2,855,000 | 1,776,000 | 280,000 | 237,000 | 17,076,050 | 3,219 | 3.7 | 392 | 27 |
| July 2023 | 19,243,000 | 268,000 | 76,000 | - | 5,000 | 5,265,000 | 3,542,000 | 365,000 | 867,000 | 29,631,000 | 3,222 | 6.0 | 347 | 26 |

| | | | | | | | | | | | | | | |
|--------------|--------------------|------------------|------------------|----------|------------------|-------------------|-------------------|-------------------|------------------|--------------------|--|--|--|--|
| Total | 140,947,457 | 1,329,000 | 1,044,000 | - | 1,003,000 | 49,981,033 | 19,157,000 | 14,616,000 | 3,295,000 | 231,372,490 | | | | |
|--------------|--------------------|------------------|------------------|----------|------------------|-------------------|-------------------|-------------------|------------------|--------------------|--|--|--|--|

| | | | | | | | | | | | |
|---------------|--------------------|----------------|---------------|-------------------|---------------------|---------------------|-------------------|-------------------|-----------------|---------------------|-------------|
| Active | Residential | Builder | School | Non-Profit | Fire Hydrant | Multi-Family | Irrigation | Commercial | District | Builder Taps | 3222 |
| Vacant | 3074 | 24 | 2 | 0 | 3 | 6 | 31 | 9 | 13 | 23 | |

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
WASTEWATER REPAIR LOG > \$500**

July 2023

| DATE | ADDRESS | PROBLEM | COST |
|-----------------------|----------------------|---|--------------------|
| 01/25/22 | 15200 LANTERN DR | CUSTOMER PROBLEM - DISTRICT LINES CLEAR. SEWER DISTRICT SIDE IS BACKED UP. USED JETTER TO PUSH ROOT BLOCKAGE OUT. TELEVIEWED LINE. | \$13,943.13 |
| 01/25/22 | IN DISTRICT | NEW FORCE MAIN - SANITARY SYSTEM WORK COMPLETE. INSTALLED 2" WET TAP FOR CONTRACTOR. SHUT OFF LIFT STATIONS AND ASSISTED CONTRACTOR WITH 5 TIE INS AND TRAFFIC CONTROL. OPENS ALL ARV'S AND PRESSURE TESTED THE REPAIR. | \$13,238.39 |
| 01/25/22 | 15200 LANTERN DR | EXCAVATED AND REPAIRED SANITARY LINE. DUG DOWN AND EXPOSED BROKEN SEWER PIPE. CUT OUT BROKEN PIPE AND REPLACED WITH NEW PARTS. BACKFILLED AND CLEANED SITE. | \$2,905.66 |
| 01/25/22 | 13918 MERSEYSIDE DR | CUSTOMER PROBLEM - DISTRICT LINES CLEAR. NO BACK UPS ON DISTRICT SIDE. JETTED FROM 6" CLEAN OUT TO MAIN. STILL FOUND MET WITH CONTRACTOR WALKTHROUGH PERFORMED WITH PITTS AND DISTRICT ENGINEERS OF NEW UTILITIES. | \$519.16 |
| 02/28/22 | IN DISTRICT | | \$549.91 |
| 03/10/22 | 13802 CAMBOURNE DR | CUSTOMER PROBLEM - DISTRICT LINES CLEAR. FOUND BOTH SERVICES BACKED UP ON ARRIVAL. TRIED TO JET OUT BOTH LINES. THEN USED AUGER TO CUT ROOTS FOUND IN LINE. | \$951.93 |
| 03/30/22 | 13802 CAMBOURNE DR | EXCAVATED & REPAIRED SANITARY LINE. EXCAVATED 12 FTR DEEP ON A 6 IN MAIN THAT WAS CRACKED AT THE WYE. CLEARED OUT ROOTS, BACKFILLED AND CLEANED SITE. | \$10,654.18 |
| 05/25/22 | IN DISTRICT | VACTOR TRUCK WORK-COMLETE. USED VACTOR TO CLEAN LINES BETWEEN MANHOLES. 700 EAST WELLS BRANCH. NEW DISTRICT BLDG. | \$793.46 |
| 05/25/22 | IN DISTRICT | SANITARY SYSTEM WORK COMPLETE. SURVEYED MANHOLES;CHECKED CONDITION OF MANHOLES, CREEKS AND STORM PONDS. NO SIGNS OF I7I. REPLACED MISSING BOLTS AS NEEDED. | \$2,160.93 |
| 06/23/22 | IN DISTRICT | CENTRAL MAINT WORK COMLETED. RELOCATED UNUSED FORCE MAIN. MATERIAL AT THE OFFICE WITH HEAVY MACHINE. 40FT STICKS OF 16" PIPING. | \$2,926.91 |
| 10/05/22 | 13805 MERSEYSIDE DR | EXCAVATED & REPAIRED SANITARY LINE. WE EXPOSED SEWER LINE 5FT DOWN. HAVING TO CUT THE SIDEWALK OUT. MADE AND MADE OUR REPAIR TO THE LINE. | \$6,209.37 |
| 10/26/22 | 13805 MERSEYSIDE DR | CONCRETE WORK COMPLETED. REPALACED A CONCRETE PATCH FROM A PREVIOUS SEWER DIG. 5FT X 4 FT. | \$576.61 |
| 12/16/22 | 15013 HYSON CROSSING | VACTOR TRUCK WORK - COMPLETE. CLEANED OUT DISTRICT LINE. LINE WAS CLEARED. | \$1,305.28 |
| 12/15/22 | 15013 HYSON CROSSING | SEWER COMPLETELY BACKED UP. UESED VACTOR TO JET THE LINE ONCE CLEARED WE TELEVIEWED THE LINE TO INSPECT. LINE WAS CLEAR. | \$1,095.37 |
| 12/15/22 | 14120 CEYLON TEA CIR | EXVAVATED & REPAIRED SANITARY LINE. DUG DOWN 6FT TO REACH WYE WITH FULL OF ROOTS MADE ENOUGH ROOM AND CUT OUT BAD PIPE AND REPAIRED BACKFILLED WITH GRAVEL AND CLEANED SITE. | \$3,153.82 |
| 01/11/23 | 14120 CEYLON TEA CIR | CUTOMER PROBLEM-DISTRICT LINES CLEAR. TELEVIEWED LINE AND FOUND ROOTS, MARKED LOCATIONS OF INFILTRATION, WILL RETURN. | \$585.99 |
| 05/01/23 | 13701 CAMBOURNE DR | JETTED LINE AT CUSTOMER 4" CLEAN OUT AND TELEVIEWED. | \$967.99 |
| 06/15/23 | IN DISTRICT | MANHOLE SURVEY ALONG THE HARRIS BRANCH CREEK FOR MS4 ANNUAL 2023-2024 INSPECTIONS. | \$2,439.00 |
| 06/27/23 | IN DISTRICT | MET WITH CONTRACTIO AND DISTRICT ENGINEER. DID WALK TROUGH ON WARRANTY WORK FOR FORCE MAIN TIE INS. | \$539.50 |
| TOTAL FOR 2023 | | | \$4,532.48 |
| TOTAL FOR 2022 | | | \$60,984.11 |

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
WATER REPAIR LOG > \$500
July 2023**

| DATE | ADDRESS | PROBLEM | COST |
|-----------------------|-----------------------------|--|--------------------|
| 01/11/23 | 14401 HARRIS RIDGE BLVD-2 | HOUSELINE LEAK. WATER WAS SHOOTING OUT OF A PIPE SO WE CLOSED 2 VALVES TO ISOLATE WATER. | \$614.00 |
| 01/11/23 | IN DISTRICT | DUMP TRUCK WORK COMPLETED. SPOLS HAUSLED OFF FOR 2021-2022 | \$3,824.57 |
| 01/04/23 | 13921 CONNER DOWNS DR | REPLACED BROKEN CURBSTOP-DIG UP METER BOX TO MAKE ROOM FOR REPAIR. CRIMPED THE SERVICE LINE TO MAKE REPAIR AND BACKFIL WE NEED MORE TOPSOIL. | \$1,018.26 |
| 01/24/23 | 13800 GREINERT DR | ASPHALT AFTER REPAIR - PATCH NEEDED T BE PREPPED. THEN POUED AND SPREAD ASPHALT BEFORE COMPACTINGWITH ROLLER. CLEANED UP SITE. | \$1,339.93 |
| 02/24/23 | IN DISTRICT | COMPLETE WORK ON FIRE HYDRANT. TOOK HYDRANT APART AND REPLACED THE MAIN VALVE GASKET AND FITTINGS ON THE BOTTOM OF HYDRANT. PUT BACK TOGETHER AND REINSTALLED. | \$1,693.79 |
| 03/01/23 | IN DISTRICT | PUMPED OUT METER VAULT-READ METER AT 502 HOWARD AND LAKES MM | \$605.00 |
| 03/01/23 | IN DISTRICT | PUMPED OUT METER VAULT-READ METER AT HOWARD AND LAKES MM | \$644.00 |
| 04/10/23 | IN DISTRICT | WORK ON WATER DISTRIBUTION SYSTEM ARRIVED TO LOCATEION WHEN AW STATED THEIR WATER SHUT OFF THIS MORNING. THEN LOW WATER PRESSURE WAS BEING CALLED T THE OFFICE PON CHECKING THE FIRE HYDRANTS EVERY WHERE HAD 35/45 PSI. | \$581.88 |
| 04/18/23 | IN DISTRICT | WATER STSTEM WORK COMPLETE. AUSTIN WATER HAD A TEST SHUT OUT AND WE ENDED UP HAVING HIGH PSI AND LOW PSI AND I WAS IN DISTRICT ADDRESSING CUSTOMERS AND WAS TAKING PRESSURE READING. | \$525.00 |
| 05/01/23 | 1913 WHITTARD OF CHELSEA | REPLACED METER BOX & LID AND ADJUSTED THE METER. | \$1,040.84 |
| 05/01/23 | 13815 LOTHIAN DR | EXCAVATED & REPAIRED WATER MAIN. FOUND A PIN HOLE IN POLY CAUSED BY KINK IN LINE. DUG DOWN TO SERVICE LINE AND MADE OUT REPAIR TO LINE. BACKFILLED WITH GRAVEL. | \$3,743.74 |
| 05/08/23 | F/H 700 E WELLS BRANCH PKWY | RELOCATE HYDRANT METER- TOOK TO FMS. | \$724.80 |
| 06/15/23 | NORTHTOWN MUD | PUMPED OUT VAULT AT SAS STATION AT W/HOWARD LN AND MCALLEN PASS. WE CAME BACK OUT TO PUMP OUT VAULT. | \$893.00 |
| TOTAL FOR 2023 | | | \$17,248.81 |

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
GENERAL MANAGER'S REPORT
WRITE-OFF LIST
Jul-23**

| NAME: | Owner / Renter | Date Finaled | Write-Off | Deposit Applied |
|------------------------------|-----------------------|---------------------|------------------|------------------------|
| Juliane Noel Chambers | Renter | 6/8/2023 | \$ 55.23 | \$ 150.00 |
| Martin Kasper | Renter | 5/31/2023 | \$ 32.27 | \$ 150.00 |
| Shaukat Sheikh | Renter | 6/1/2023 | \$ 140.26 | \$ 150.00 |
| | | | | |
| | | | \$ 227.76 | |

Approved by the Board of Directors at the meeting held on August 22, 2023.

_____ Date _____
 _____ Date _____
 _____ Date _____

**NORTHTOWN MUD
WRITE-OFFS
FISCAL YEAR TOTALS**

| | 2019/20 | 2020/21 | 2021/22 | 2022/23 |
|---------------------------|--------------------|---------------------|---------------------|--------------------|
| OCTOBER | | | | |
| WRITE-OFF | \$ 276.53 | \$ 1,681.38 | \$ 1,620.83 | \$ 684.38 |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| NOVEMBER | | | | |
| WRITE-OFF | \$ 684.32 | \$ 1,810.70 | \$ 3,140.46 | \$ 633.24 |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| DECEMBER | | | | |
| WRITE-OFF | \$ 1,400.21 | \$ 577.34 | \$ 80.62 | \$ 294.65 |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| JANUARY | | | | |
| WRITE-OFF | \$ 165.18 | \$ 1,945.60 | \$ - | \$ 374.77 |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| FEBRUARY | | | | |
| WRITE-OFF | \$ 79.55 | \$ 898.79 | \$ 597.86 | \$ 319.31 |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| MARCH | | | | |
| WRITE-OFF | \$ 493.52 | \$ - | \$ - | \$ 1,124.35 |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| APRIL | | | | |
| WRITE-OFF | \$ 347.84 | \$ - | \$ 156.90 | \$ 492.35 |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| MAY | | | | |
| WRITE-OFF | \$ 118.38 | \$ 5,502.46 | \$ 1,070.12 | \$ 866.35 |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| JUNE | | | | |
| WRITE-OFF | \$ - | \$ 1,130.42 | \$ 732.92 | \$ 307.72 |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| JULY | | | | |
| WRITE-OFF | \$ 1,534.99 | \$ 5,413.65 | \$ 294.08 | \$ 227.76 |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| AUGUST | | | | |
| WRITE-OFF | \$ 1,534.99 | \$ 2,420.24 | \$ 1,739.84 | \$ - |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| SEPTEMBER | | | | |
| WRITE-OFF | \$ 837.99 | \$ 226.38 | \$ 613.52 | \$ - |
| COLLECTED | \$ - | \$ - | \$ - | \$ - |
| TOTAL COLLECTIONS: | \$ 7,473.50 | \$ 21,606.96 | \$ 10,047.15 | \$ 5,324.88 |
| TOTAL COLLECTED: | \$ - | \$ - | \$ - | \$ - |



MONTHLY REPORT

Northtown M.U.D.

Report Period: 07/01/2023 - 07/31/2023

Parks & Entrance Grounds Maintenance

The park areas, entrances, medians, and/or easements received regular maintenance (including weed control, litter control, mowing, string-trimming, tree trimming, and shrub pruning) on the following dates:



7/4 – 7/5

7/11 – 7/12

7/18 – 7/19

7/25 – 7/26

Task/Observation/Area Highlights of services performed during regular maintenance

Crews completed the standard maintenance tasks such as mowing & string-trimming of the District’s irrigated turf areas, as well as detailed the District’s beds & tree rings, as well as having added mulch where needed throughout the District. In addition, crews also spot-treated for fire ants in areas where needed throughout the District’s boundaries. Finally, crews began service of the Settlers Meadow and Wildflower Parks as well.

Greenbelt & Drainage Maintenance

Greenbelt & Drainage maintenance occurred during the week(s) of:

07/05/2023

Task/Observation/Area: Additional services/observations pertaining to the greenbelts & drainage

Crews performed the standard maintenance tasks such as mowing & string-trimming of the District’s channels & greenbelts, as well as removed approximately 20-cu. ft. of trash/litter from within these same areas located throughout the District’s properties.



Trail System Maintenance

7/4 – 7/5

7/11 – 7/12

7/18 – 7/19

7/25 – 7/26

Task/Observation/Area Additional services/observations pertaining to the trail system

After completing the standard maintenance tasks such as mowing & string-trimming of the District’s entire trail system, crews also performed weed control in areas where needed within the District’s trails. Finally, crews also raked out any rough areas they observed within the District’s trail system in an effort to achieve a smoother, neater overall appearance to the District’s trails.



Irrigation System Maintenance

7/4 – 7/5

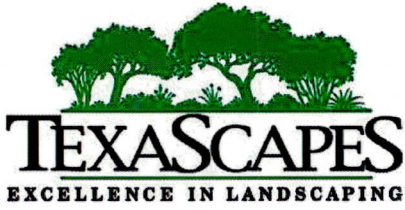
7/11 – 7/12

7/18 – 7/19

7/25 – 7/26

Task/Observation/Area: Additional services/observations pertaining to the irrigation system

The Licensed Irrigator performed a comprehensive irrigation system analysis and he made any subsequent repairs totaling less than the pre-approved \$300 maximum while he was still on District property.



| Status of Proposal Work | |
|--|-----------------------|
| Proposal # 10132 - Landscape/Irrigation: New Office Entry Planters | - Pending/In-progress |
| Proposal # 10228 - Settler Meadow Additional Irrigation Components | - Approved 07/18/2023 |
| | |
| | |
| | |

| Notes / Miscellaneous |
|------------------------------|
| |
| |
| |
| |
| |

Control Number
20230822-6

TEXASCAPES, INC.
13740 Research Blvd Ste J7
Austin, TX 78750

512-472-0207
(fax) 512-472-0229
www.texascapescapes.com

PROPOSAL FOR LANDSCAPE SERVICES

14-Aug-23

TO: NORTHTOWN Municipal Utility District
ATTN: Mona Oliver, District Manager
P.O. Box 2405
Pflugerville TX 78691-

PROPOSAL ID: 10242
HM PHONE:
WK PHONE: 512-716-0759
FAX:

PROJECT: FALL RAGWEED & JOHNSONGRASS CONROL PROGRAM

Excessive Giant/Typical Ragweed & Johnsongrass has emerged within the Grow Zone, Natural, and Non-maintained areas of the District. This proposal includes 5 crew workdays to chop, cut, mow, & shred the overgrown ragweed areas and to treat then mow the Johnsongrass areas. We will take reasonable precautions to leave desirable Grow Zone & Natural Area vegetation as is, although some may get partially cut. Ragweed cuttings will be left on the ground as erosion control, unless in high-use areas. Any materials requiring hauling to an approved disposal facility will be performed at a rate of \$395 per 20 cubic yard load. If the Board desires to have this work scheduled, please return an executed copy of this proposal to our office.

| DESCRIPTION | QT | UM |
|---------------------------|------------------|-------------|
| SUPERVISION & PROJECT MGT | 1 | LT |
| SUPERVISION & PROJECT MGT | 5 | LT |
| WEED TREATMENT | 2 | LT |
| | SUBTOTAL | \$16,300.00 |
| | SALES TAX | \$0.00 |
| | TOTAL | \$16,300.00 |

CONTRACT ADDENDUM

This Contract Addendum ("Addendum") is incorporated into the attached proposal (the "Contract") between TexaScapes, Inc. ("Contractor") and Northtown Municipal Utility District (the "District"). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. Interested Parties. Contractor acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. Contractor confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time the Contractor executes and submits the Contract to the District. Form 1295s are available on the TEC's website at <https://www.ethics.state.tx.us/filinginfo/1295/>. The Contract is not effective until the requirements listed above are satisfied and any approval or award of the Contract by the District is expressly made contingent upon Contractor's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**

2. Conflicts of Interest. Contractor acknowledges that Texas Local Government Code Chapter 176 (as amended, "Chapter 176") requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. Contractor confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return Form CIQ promulgated by the TEC, which is available on the TEC's website at <https://www.ethics.state.tx.us/forms/conflict/>, within seven days of the date of submitting the Contract to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.

3. Verification Under Chapter 2271, Texas Government Code. If required under Chapter 2271 of the Texas Government Code (as amended, "Chapter 2271"), Contractor represents and warrants that, at the time of execution and delivery of the Contract, neither Contractor, nor

any wholly or majority-owned subsidiary, parent company, or affiliate of Contractor that exist to make a profit, boycott Israel or will boycott Israel during the term of the Contract. The foregoing verification is made solely to comply with Chapter 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, "boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Contractor understands "affiliate" to mean an entity that controls, is controlled by, or is under common control with Contractor.

4. **Verification Under Subchapter F, Chapter 2252, Texas Government Code.** For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, "*Subchapter F*"), Contractor represents and warrants that, neither Contractor, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of Contractor that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the "*Comptroller*") described within Subchapter F and posted on the Comptroller's internet website at:

- <https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,
- <https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and
- <https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran, or a foreign terrorist organization. Contractor understands "affiliate" to mean any entity that controls, is controlled by, or is under common control with Contractor.

5. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies.** If required under Chapter 2274 of the Texas Government Code (as amended, "*Chapter 2274*"), Contractor represents and warrants that, at the time of execution and delivery of the Contract, neither Contractor, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Contractor that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, "boycott energy companies" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

6. **Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries.** If required under Chapter 2274 of the Texas Government Code (as amended, "*Chapter 2274*"), Contractor represents and warrants that, at the time of execution and delivery of the Contract, neither Contractor, nor any wholly or majority-owned subsidiary, parent company, or affiliate of Contractor that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms "discriminate against a firearm entity", "firearm entity", and "firearm trade association" have the meanings ascribed to them in Section 2274.001, *Texas Government Code*.

Northtown Municipal Utility District

By: Richard Fadal, President

By: _____
Brenda Richter, President
Date: August 22, 2023

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
TexaScapes, Inc.
Austin, TX United States

Certificate Number:
2023-1060342

Date Filed:
08/16/2023

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.
Northtown Municipal Utility District

Date Acknowledged:

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.
20230822-6
Fall Ragweed & Johnsongrass Control Program - Proposal 10242

| 4 Name of Interested Party | City, State, Country (place of business) | Nature of Interest (check applicable) | |
|----------------------------|--|---------------------------------------|--------------|
| | | Controlling | Intermediary |
| Fadal, Richard | Georgetown, TX United States | X | |
| Fadal, Jennifer | Georgetown, TX United States | X | |
| Grissom, Doug | Leander, TX United States | | X |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |

5 Check only if there is NO Interested Party.

6 UNSWORN DECLARATION

My name is Richard Fadal, and my date of birth is 10/21/1952.

My address is 13740 Research Blvd., Suite J-7, Austin, TX, 78750, USA.
(street) (city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in Williamson County, State of Texas, on the 16th day of August, 2023.
(month) (year)

Richard Fadal

Signature of authorized agent of contracting business entity
(Declarant)

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.

TexaScapes, Inc.
Austin, TX United States

Certificate Number:
2023-1060342

Date Filed:
08/16/2023

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.

Northtown Municipal Utility District

Date Acknowledged:
08/16/2023

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.

20230822-6
Fall Ragweed & Johnsongrass Control Program - Proposal 10242

| 4 | Name of Interested Party | City, State, Country (place of business) | Nature of interest (check applicable) | |
|---|--------------------------|--|---------------------------------------|--------------|
| | | | Controlling | Intermediary |
| | Fadal, Richard | Georgetown, TX United States | X | |
| | Fadal, Jennifer | Georgetown, TX United States | X | |
| | Grissom, Doug | Leander, TX United States | | X |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |
| | | | | |

5 Check only if there is NO Interested Party.

6 UNSWORN DECLARATION

My name is _____, and my date of birth is _____.

My address is _____, _____, _____, _____, _____.
(street) (city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in _____ County, State of _____, on the _____ day of _____, 20____.
(month) (year)

Signature of authorized agent of contracting business entity
(Declarant)

NORTHTOWN MUD

MAINTENANCE MONTHLY REPORT July 16, 2023 – August 13, 2023

- Weekly general cleaning at office, pavilion, parks and ponds.
 - Removed and posted next meeting agenda.
 - Posted next monthly board meeting date on entry signs.
 - Changed out memory cards and replaced batteries as needed in game cameras.
 - Assisted with covenant inspections and general administration.
 - Flushed well valves weekly as preventative maintenance recommended by CTWM.
 - Removed 14 bandit signs throughout the district and flyers posted around district.
 - Cleaned out all water fountains & checked for loose bolts on all picnic benches, tables and playscapes.
 - Cut down and disposed of fallen trees and various limbs throughout park system after wind events.
 - Removed various debris from district creeks and ponds.
 - Cleaned and sharpened all chainsaw chains several times and made required repairs.
 - Performed preventive maintenance on all motorized equipment.
 - Monitored Wildflower well status and entered data in log.
 - Washed all shop rags, Ford F150 and ATV's.
 - Stocked wood pile for free disbursement in 50 Acre Park and WildFlower Park.
 - Made minor granite trail repairs due to rain.
 - Continue raising canopy in various park areas to maintain an open line of sight.
 - Picked up and disposed of dumped debris on various alleys & roadways in the District.
 - Continue cutting down dead trees marked for removal.
 - Closed and opened Dog Park during rainfall.
 - Closed soccer fields at the 50 Acre Park for TexasScapes overseed program. *(open item)*
 - Raising tree canopy in open areas at 50 Acre Park.
 - Cleaned radiator on Kubota #1.
 - Installed 2 water hose reels and hoses at new office.
 - Made a shade for WildFlower well out of sunscreen fabric to keep from overheating.
 - Filled all playscape fall zones with playground mulch.
-
- Working on vendors for web hosting and management of web site. *(open item)*
 - Reported leak at the meter at new office location. *(open item)*
 - Reported irrigation leak on soccer field to TexaScapes. *(closed item)*
 - Wells system need new cable. VFD is overheating *(open item)*
 - Still working with STR for many punch list items. *(open item)*
 - Received entire deposit back from Stream Realty for old office lease.
 - Working with TML representative for upcoming Employee Healthcare Renewal. *(closed item)*
 - Purchased mini split for WildFlower pavilion due to contractor markup.
STR- \$10,000.00 vs NT- \$950.00 NT MUD staff will install. *(closed item)*
 - Alterman identified additional issue with well #1. Well repairs in progress. *(open item)*
 - Working with TCSO Coordinator regarding a parking concern in The Lakes due to resident complaints.
 - Attend new facility construction meetings on site every 1st & 3rd Tuesday of the month.
 - Requested the TCSO deputies hired by NT MUD keep an eye out four wheelers using the parks and trails in the evenings and weekends on 3/22/22. *(ongoing)*
 - Working with New Facility Construction subcommittee and various consultants regarding future office, pavilions, and equipment projects. *(in progress)*

Northtown MUD

| NEW VIOLATIONS SENT A COURTESY CARD | | | | | | |
|-------------------------------------|---------------------|---------------|-------|--------------|----------|--|
| NOTES | ADDRESS | DATE NOTIFIED | PHOTO | 15 DAY CHECK | ATTORNEY | VIOLATION |
| | 1008 Battenburg | 7/25/2023 | N | | | Lawn is overgrown and in need of maintenance |
| | 1209 Battenburg | 7/25/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 13803 Cambourne | 8/2/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 13806 Cambourne | 8/2/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 13907 Cambourne | 8/11/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 13909 Cambourne | 8/11/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 13916 Cambourne | 8/2/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 1621 Darjeeling | 7/25/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 14805 Falling Stone | 7/25/2023 | N | | | Bulky; Various debris must be stored out of view |
| monitor | 14609 Ginseng | 6/19/2023 | N | | | Boat parked in view of street and residents |
| | 13902 Greinert | 8/11/2023 | N | | | 1. Trailer parked in view 2. Bulky debris in view |
| | 13906 Greinert | 8/11/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 13910 Greinert | 8/11/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 913 Grey Castle | 8/2/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 1116 Grey Castle | 8/2/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 13705 Lampting | 7/25/2023 | N | | | Fence/gate is in a state of disrepair |
| | 13709 Lampting | 7/25/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 13729 Lampting | 7/25/2023 | N | Ext. 8/31/23 | | Lawn is overgrown and in need of maintenance |
| | 13810 Lampting | 8/2/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 14621 Lantern | 8/2/2023 | N | | | Lawn is overgrown and in need of maintenance |
| | 13720 Merseyside | 8/11/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 13723 Merseyside | 8/11/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 801 Tapestry | 8/11/2023 | N | | | Camper/trailer parked in view |
| | 1200 Tea :Leaf | 7/25/2023 | N | | | Lawn is overgrown and in need of maintenance |
| white Dodge Ram | 417 Tudor House | 7/13/2023 | N | | | Derelict vehicle w/flat tire parked in view |
| | | | | | | |
| CONTINUING VIOLATIONS SENT A LETTER | | | | | | |
| NOTE | ADDRESS | DATE NOTIFIED | PHOTO | 15 DAY CHECK | ATTORNEY | VIOLATION |
| | 13716 Greinert | 7/13/2023 | Y | | | 1. Bulky; Various debris in view 2. Fence/gate disrepair |
| | 13801 Greinert | 7/13/2023 | Y | | | Various debris must be stored out of view |
| | 14704 Lantern | 7/19/2023 | Y | | | 1. Trailer parked in view of street 2. Debris in view |
| | 14041 Maricella | 6/19/2023 | Y | | | Bulky; Various debris must be stored out of view |
| | 14007 Merseyside | 7/13/2023 | Y | | | Various debris must be stored out of view |

Northtown MUD

| | 15108 Plowshare | 7/6/2023 | Y | | | 1. Bulky; Various debris in view 2. Trash cans in view |
|--|----------------------|---------------|-------|--------------|------------|---|
| | 1003 Tayside | 7/31/2023 | Y | | | Bulky; Various debris must be stored out of view |
| black Hyundai LP# JMH6364 | 1401 Tea Leaf | 6/26/2023 | Y | | | Derelict vehicle on jacks parked in view |
| | 632 Tudor House | 7/19/2023 | Y | | | 1. Bulky; Various debris in view 2. Trash can in view |
| | 15033 Valerian Tea | 7/6/2023 | Y | | | Bulky; Various debris must be stored out of view |
| CONTINUING VIOLATIONS SENT TO LEGAL | | | | | | |
| NOTE | ADDRESS | DATE NOTIFIED | PHOTO | 15 DAY CHECK | ATTORNEY | VIOLATION |
| | 13810 Cambourne | 5/30/2023 | Y | Same | 7/14/2023 | Lawn is overgrown and in need of maintenance |
| | 13926 Conner Downs | 6/6/2023 | Y | Same | 7/24/2023 | Bulky; Various debris must be stored out of view |
| | 802 Dawlish | 4/26/2022 | Y | Same | 6/28/2022 | 1. Fence/gate is in disrepair 2. Debris in view |
| monitor | 13910 Lampting | 6/13/2023 | Y | Same | 7/31/2023 | 1. Trailer parked in view 2. Various debris in view |
| | 15127 Lantern | 5/10/2023 | Y | Ext 8/8/23 | 6/22/2023 | Lawn is overgrown and in need of maintenance |
| black Honda Accord LP# CRC 8741 | 13902 Lothian | 11/19/2020 | Y | Same | 1/22/2021 | 1. Derelict vehicle w/flat tires parked in view 2. Lawn overgrown 3. Debris in view |
| | 14025 Maricella | 1/27/2020 | Y | Repeat CV | 6/12/2020 | Various debris must be stored out of view |
| | 13626 Merseyside | 5/30/2023 | Y | Same | 7/24/2023 | Lawn is overgrown and in need of maintenance |
| monitor | 1324 Peppermint | 11/12/2022 | Y | Same | 12/27/2022 | 1. Trailer parked in view |
| white Ford truck no LP | 909 Rocking Spur | 12/30/2022 | Y | Same | 3/1/2023 | Derelict vehicle on jacks parked in view |
| RESOLVED | | | | | | |
| NOTE | ADDRESS | DATE NOTIFIED | PHOTO | 10 DAY CHECK | ATTORNEY | VIOLATION |
| | 1104 Battenburg | 7/6/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 1108 Battenburg | 7/6/2023 | N | | | Lawn is overgrown and in need of maintenance |
| | 811 Burnsall Gates | 1/23/2021 | Y | Same | 4/20/2021 | Bulky; Various debris must be stored out of view |
| | 13905 Cambourne | 7/19/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 805 Crieff Cross | 6/2/2023 | Y | | | 1. Bulky; Various debris in view 2. Lawn overgrown |
| | 1601 Darjeeling | 6/26/2023 | N | | | Trailer parked in view of street and residents |
| | 13722 Greinert | 7/13/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 13918 Greinert | 7/13/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 14717 Hyson Crossing | 2/14/2023 | Y | Same | 3/20/2023 | 1. Bulky debris in view 2. Fence/gate is in disrepair |
| | 15300 Lady Elizabeth | 7/19/2023 | N | | | Lawn is overgrown and in need of maintenance |
| | 13903 Lampting | 7/19/2023 | N | | | Bulky; Various debris must be stored out of view |
| monitor | 14809 Lantern | 6/6/2023 | N | | | Camper/trailer parked in view of street and residents |

Northtown MUD

| | | | | | | |
|---------|-------------------|-----------|---|------|-----------|--|
| | 13726 Merseyside | 7/29/2021 | Y | Same | 11/2/2021 | Various debris must be stored out of view |
| | 13918 Randalstone | 7/13/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 15009 Saddlegirth | 5/19/2023 | Y | | | Bulky; Various debris must be stored out of view |
| | 303 Segovia | 7/19/2023 | N | | | Trailer parked in view of street and residents |
| | 1101 Sweet Leaf | 6/26/2023 | N | | | Bulky; Various debris must be stored out of view |
| | 1000 Tayside | 7/6/2023 | N | | | Lawn is overgrown and in need of maintenance |
| | 401 Tudor House | 7/6/2023 | N | | | Lawn is overgrown and in need of maintenance |
| monitor | 612 Tudor House | 5/19/2023 | N | | | Trailer parked in view of street and residents |

WildFlower

| VIOLATIONS SENT A COURTESY REMINDER | | | | | | |
|---|---------------------|---------------|-------|--------------|----------|--|
| NOTES | ADDRESS | DATE NOTIFIED | PHOTO | 15 DAY CHECK | ATTORNEY | VIOLATION |
| | 117 Blue Flax | 8/2/2023 | N | | | Front various debris in view |
| | 125 Blue Flax | 8/15/2023 | N | | | Front bulky debris in view |
| | 13908 Golden Flax | 8/9/2023 | N | | | Rear bulky debris in view |
| | 14001 Golden Flax | 7/25/2023 | N | | | Bandit sing in front yard |
| | 14018 Golden Flax | 8/9/2023 | N | | | 1. Rear various debris in view 2. Rear fence/gate disrepair |
| | 14026 Golden Flax | 7/25/2023 | N | | | Rear bulky debris in view |
| | 118 Mist Flower | 8/2/2023 | N | | | Rear fence/gate is in a state of disrepair |
| | 113 Segovia | 8/2/2023 | N | | | Rear bulky debris in view |
| | 116 Segovia | 7/25/2023 | N | | | Rear bulky debris in view |
| | 141 Segovia | 7/18/2023 | N | | | 1. Lawn overgrown 2. Front bulky debris in view |
| | 157 Segovia | 8/2/2023 | N | | | Rear bulky debris in view |
| | 181 Segovia | 8/9/2023 | N | | | Mow back area by parking pad |
| white Ford Ranger | 205 Segovia | 8/15/2023 | N | | | Rear derelict vehicle w/unregistered in view |
| | 209 Segovia | 8/9/2023 | N | | | Rear fence/gate is in a state of disrepair |
| | 13801 Spring Heath | 8/15/2023 | N | | | 1. Rear bulk in view 2. Back area is overgrown |
| | 13806 Spring Heath | 7/25/2023 | N | | | Front fence/gate is in a state of disrepair |
| silver Chevy truck LP# PPM2677 | 13816 Spring Heath | 8/9/2023 | N | | | 1. Front/side fence/gate disrepair 2. Vehicle parked on front lawn |
| | 13819 Spring Heath | 8/15/2023 | N | | | Rear bulky debris in view |
| in progress | 204 Wild Senna | 7/11/2023 | N | Ext 8/11/23 | | House disrepair/plywood over window |
| | 321 Wild Senna | 7/25/2023 | N | | | Rear fence/gate is in a state of disrepair |
| | 110 Wild Senna West | 7/18/2023 | N | | | 1. Rear fence/gate disrepair 2. Rear bulky debris in view |
| | 200 Wild Senna West | 7/18/2023 | N | | | Rear fence/gate is in a state of disrepair |
| | | | | | | |
| VIOLATIONS SENT A LETTER | | | | | | |
| NOTE | ADDRESS | DATE NOTIFIED | PHOTO | 15 DAY CHECK | ATTORNEY | VIOLATION |
| | 121 Blue Flax | 7/14/2023 | Y | | | 1. Front bulky debris in view 2. Front, boat parked in view |
| | 13725 Golden Flax | 7/2/2023 | Y | | | Front bulky debris in view |
| | 115 Mist Flower | 7/14/2023 | Y | | | Rear bulky debris in view |
| | 125 Segovia | 7/11/2023 | N | | | Front various debris in view |
| | 320 Wild Senna | 6/17/2023 | Y | | | 1. Mow back area 2. Rear bulky debris in view |
| | | | | | | |
| CONTINUING VIOLATIONS NOT RESOLVED - SENT TO ATTORNEY | | | | | | |
| NOTE | ADDRESS | DATE NOTIFIED | PHOTO | 15 DAY CHECK | ATTORNEY | VIOLATION |

WildFlower

| | 114 Blue Flax | 2/11/2023 | Y | Same | 3/31/2023 | Rear fence/gate is in a state of disrepair |
|------------------------------|---------------------|---------------|-------|--------------|-----------|---|
| | 14025 Golden Flax | 6/23/2023 | Y | Same | 8/8/2023 | Rear fence/gate is in a state of disrepair |
| | 105 Segovia | 6/8/2020 | Y | Same | 8/7/2020 | 1. Lawn overgrown 2. Mow back area by parking pad 3. Rear fence disrepair |
| | 13801 Spring Heath | 6/17/2023 | Y | Same | 7/27/2023 | 1. Rear bulky debris in view 2. Trash cans in view |
| | 127 Star Flower | 9/18/2020 | Y | Same | 5/13/2021 | Garage / shed disrepair |
| | 317 Wild Senna | 10/6/2022 | Y | Same | 12/2/2022 | 1. Rear bulky debris in view 2, Trash cans in view |
| | 214 Wild Senna West | 8/11/2020 | Y | Same | 10/2/2020 | 1. Front fence/gate disrepair 2. Lawn maintenance |
| blue Dodge Nitro LP# NJX 912 | 214 Wild Senna West | 11/18/2019 | Y | Same | 1/3/2020 | 1. Derelict vehicle w/flat tire parked in view |
| RESOLVED | | | | | | |
| NOTE | ADDRESS | DATE NOTIFIED | PHOTO | 15 DAY CHECK | | VIOLATION |
| | 114 Blue Flax | 6/5/2023 | Y | | | Mow back area by parking pad |
| | 126 Blue Flax | 7/2/2023 | N | | | 1. Front fence/gate is in disrepair 2. Mow back |
| | 13704 Golden Flax | 7/11/2023 | N | | | Rear bulky debris in view |
| | 13712 Golden Flax | 6/5/2023 | Y | Same | 7/21/2023 | Rear boat parked in view |
| Toyota Camry LP# JSK 8875 | 13721 Golden Flax | 7/14/2023 | N | Ext 8/31/23 | | Derelict vehicle w/unregistered parked in view |
| | 13805 Golden Flax | 6/12/2023 | Y | | | Front bulky debris in view |
| | 13813 Golden Flax | 7/2/2023 | N | | | Front bulky debris in view |
| | 13908 Golden Flax | 5/26/2023 | Y | Same | 7/10/2023 | Rear fence/gate is in a state of disrepair |
| silver Toyota Camry | 14038 Golden Flax | 7/14/2023 | N | | | Vehicle parked on front lawn |
| | 101 Segovia | 7/18/2023 | N | | | Rear bulky debris in view |
| | 165 Segovia | 7/18/2023 | N | | | Lawn overgrown and in need of maintenance |
| | 13801 Spring Heath | 7/18/2023 | N | | | Lawn overgrown and in need of maintenance |
| | 13804 Spring Heath | 7/18/2023 | N | | | Lawn overgrown and in need of maintenance |
| | 13809 Spring Heath | 6/23/2023 | Y | | | Front various debris in view |
| | 13812 Spring Heath | 7/2/2023 | N | | | Front bulky debris in view |
| | 13815 Spring Heath | 7/18/2023 | N | | | Front fence/gate is in a state of disrepair |
| | 13828 Spring Heath | 7/18/2023 | N | | | Lawn overgrown and in need of maintenance |
| | 129 Wild Senna | 7/2/2023 | N | | | Rear bulky debris in view |
| | 228 Wild Senna | 7/11/2023 | N | | | Mow back area by parking pad |
| | 302 Wild Senna West | 7/18/2023 | N | | | Rear trailer parked in view |

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
RESTRICTIVE COVENANT VIOLATIONS – AUGUST 2023**

| Address | Violation | NT First Notice Letter | A & B Final Notice | Notice of Impending Litigation | A & B Special Final Notice | Suit Filed | Status |
|----------------------|---|-------------------------------|-------------------------------|---------------------------------------|---------------------------------------|-------------------|---|
| 14025 Maricella Lane | Debris in view | 3/6/2020 | 6/23/2020 | 1/20/2021 | | | Deadline for NOIL compliance is as of 02/04/2021 |
| 13902 Lothian Drive | Derelict vehicle, lawn in need of maintenance | 12/14/2020 | 2/25/2021 | 3/23/2021 | 5/20/2021 | | Deadline for compliance of Special Final Notice is 06/04/2021 |

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
RESTRICTIVE COVENANT VIOLATIONS – AUGUST 2023**

| Address | Violation | NT First Notice Letter | A & B Final Notice | Notice of Impending Litigation | A & B Special Final Notice | Suit Filed | Contempt Letter | Status |
|---------------------------|---|-------------------------------|-------------------------------|---------------------------------------|---------------------------------------|-------------------|------------------------|--|
| 214 Wild Senna | Derelict vehicle – unregistered, flat tire | 12/11/2019 | 1/3/2020 | 2/5/2020 | 3/18/2020 | | | Deadline for Special Final Notice is as of 04/02/2020 |
| 214 Wild Senna Drive West | Fence in disrepair, lawn in need of maintenance | 9/15/2020 | 10/26/2020 | | | | | Deadline for compliance is as of 11/10/2020 |
| 802 Dawlish Drive | Debris in view; fence/ gate in disrepair | 5/26/2022 | 6/28/2022 | 7/28/2022 8/30/2022 | 9/27/2022 | | | Deadline for compliance for Special Final Notice is as of 10/11/2022 |
| 317 Wild Senna Drive | Debris in view, garbage cans in view | 11/9/202 | 12/7/2022 | 1/23/2023 | 2/21/2023 | | | Deadline for compliance for Special Final Notice is as of 3/8/2023 |
| 1324 Peppermint Trail | Trailer in view | 12/1/2022 | 12/28/2022 | 1/24/2023 | 2/27/2023 4/6/2023 | | | Deadline for compliance for SECOND Special Final Notice is as of 4/20/2023 |
| 909 Rocking Spur Cove | Derelict and unregistered vehicle | 1/23/2023 | 3/2/2023 | 4/6/2023 | 5/5/2023 | | | Deadline for compliance for Special Final Notice is as of 5/19/2023 |

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
RESTRICTIVE COVENANT VIOLATIONS – AUGUST 2023**

| Address | Violation | NT First Notice Letter | A & B Final Notice | Notice of Impending Litigation | A & B Special Final Notice | Suit Filed | Contempt Letter | Status |
|--------------------------|------------------------------------|-------------------------------|-------------------------------|---------------------------------------|---------------------------------------|-------------------|------------------------|---|
| 114 Blue Flax Lane | Fence in disrepair | 3/6/2023 | 4/3/2023 | 5/1/2023 | 6/2/2023 | | | Deadline for compliance for Special Final Notice is as of 6/16/2023 |
| 15127 Lantern Drive | Lawn in need of maintenance | 6/2/2023 | 6/23/2023 | | | | | Deadline for compliance is as of 8/8/2023 |
| 13908 Golden Flax Trail | Fence in disrepair | 6/14/2023 | 7/11/2023 | | | | | Deadline for compliance is as of 7/26/2023 |
| 13626 Merseyside Drive | Lawn in need of maintenance | 6/30/2023 | 7/25/2023 | | | | | Deadline for compliance is as of 8/9/2023 |
| 13926 Conner Downs Drive | Debris in view | 6/30/2023 | 7/25/2023 | | | | | Deadline for compliance is as of 8/9/2023 |
| 13801 Spring Heath Road | Debris in view, trash cans in view | 6/10/2023 | 7/28/2023 | | | | | Deadline for compliance is as of 8/12/2023 |
| 13910 Lampting Drive | Trailer in view, debris in view | 6/10/2023 | 8/1/2023 | | | | | Deadline for compliance is as of 8/16/2023 |
| 14025 Golden Flax Trail | Fence in disrepair | 7/13/2023 | 8/9/2023 | | | | | Deadline for compliance is as of 8/24/2023 |

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
RESTRICTIVE COVENANT VIOLATIONS LAWSUITS – AUGUST 2023**

| Address | Violation | NT First Notice Letter | A & B Final Notice | Notice of Impending Litigation | A & B Special Final Notice | Suit Filed | Status |
|---------------------|---|-------------------------------|-------------------------------|---------------------------------------|---------------------------------------|-------------------|--|
| 127 Star Flower Way | Exterior Maintenance – Garage in Disrepair | 4/5/2021 | 5/20/2021 | 6/16/2021 | 7/14/2021 | 1/20/2022 | Law Suit approved by subcommittee on 01/18/2022. Suit filed on 01/20/2022. |
| 105 Segovia Way | Lawn in need of maintenance, fence in disrepair | 7/16/2020 | 8/26/2020 | 10/28/2020 | 12/10/2020 | 1/20/2022 | Law Suit approved by subcommittee on 01/18/2022. Suit filed on 01/20/2022. |

District Manager Monthly Expense Approvals

\$2000.00 per month - Approval by BOD 2-23-16

Emergency \$2000.00 per month w/1 director notified - Approved by BOD 4-28-15

| <i>OFFICE PURCHASES</i> | | | |
|--|---|-------------------------------|------------------------|
| DATE | ITEM | PURPOSE | AMOUNT |
| 7/12/23 | Appreciation plaque & card | Robles retirement | \$194.59 |
| | | | |
| | | | |
| | Subtotal | | <u>\$194.59</u> |
| <i>PARKS & MAINTENANCE PURCHASES</i> | | | |
| DATE | ITEM | PURPOSE | AMOUNT |
| 7/10/23 | Double sided tape (2), zip ties | Restock | \$59.34 |
| 7/12/23 | HEB Gift card | Fuel | \$50.00 |
| 7/12/23 | Label tape (4), HP Ink (3), Mutt mitts (6400), | Restock | \$199.98 |
| 7/12/23 | Commercial broom (2), trash bags (4bxs), gloves (2), scrub brush (2), plunger, hand soap, wall hanger (6), gas can, insulation, (4), cleaner, hose, nozzle, hooks (2) | Stock new pavilions & restock | \$346.38 |
| | | | |
| | | | |
| | Subtotal | | <u>\$655.70</u> |
| | | | |
| | Grand Total for the Month | | <u>\$850.29</u> |

District Manager

Monthly Expense Approvals

\$2000.00 per month - Approval by BOD 2-23-16

Emergency \$2000.00 per month w/1 director notified - Approved by BOD 4-28-15

| <i>OFFICE PURCHASES</i> | | | |
|--|----------------------------------|--------------------|------------------------|
| DATE | ITEM | PURPOSE | AMOUNT |
| 8/7/23 | Business cards | Update new address | \$136.46 |
| | | | |
| | | | |
| | Subtotal | | <u>\$136.46</u> |
| <i>PARKS & MAINTENANCE PURCHASES</i> | | | |
| DATE | ITEM | PURPOSE | AMOUNT |
| 8/3/23 | Diesel fuel | ATV's | \$100.00 |
| 8/10/23 | Chainsaw chain sharpener | Replace broken | \$34.99 |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |
| | Subtotal | | <u>\$134.99</u> |
| | | | |
| | | | |
| | Grand Total for the Month | | <u>\$271.45</u> |



P.O. Box 17126
 Austin, TX 78760
 (800) 375-8375 Toll Free
 (512) 421-1340 Office

texasdisposal.com

**Northtown MUD
 2023 - Quarterly Operations Reports**

| First Quarter 2023 | | | | | | |
|---------------------------|-----------------------|---------------|---------------------------|-----------------|-------------------|-------------------|
| Month | Bulky Pick Ups | Misses | Courtesy Clean Ups | Cart DEL | Cart Swaps | Cart TERMS |
| January | 61 | 10 | 42 | 10 | 37 | 8 |
| February | 96 | 5 | 7 | 34 | 29 | 10 |
| March | 60 | 23 | 12 | 20 | 11 | 3 |
| Totals | 217 | 38 | 61 | 64 | 77 | 21 |

| Second Quarter 2023 | | | | | | |
|----------------------------|-----------------------|---------------|---------------------------|-----------------|-------------------|-------------------|
| Month | Bulky Pick Ups | Misses | Courtesy Clean Ups | Cart DEL | Cart Swaps | Cart TERMS |
| April | 64 | 4 | 7 | 21 | 25 | 29 |
| May | 51 | 8 | 4 | 20 | 26 | 8 |
| June | 65 | 17 | 17 | 29 | 19 | 7 |
| Totals | 180 | 29 | 28 | 70 | 70 | 44 |

| Third Quarter 2023 | | | | | | |
|---------------------------|-----------------------|---------------|---------------------------|-----------------|-------------------|-------------------|
| Month | Bulky Pick Ups | Misses | Courtesy Clean Ups | Cart DEL | Cart Swaps | Cart TERMS |
| July | 57 | 5 | 11 | 24 | 30 | 1 |
| August | | | | | | |
| September | | | | | | |
| Totals | 57 | 5 | 11 | 24 | 30 | 1 |

| Fourth Quarter 2023 | | | | | | |
|----------------------------|-----------------------|---------------|---------------------------|-----------------|-------------------|-------------------|
| Month | Bulky Pick Ups | Misses | Courtesy Clean Ups | Cart DEL | Cart Swaps | Cart TERMS |
| October | | | | | | |
| November | | | | | | |
| December | | | | | | |
| Totals | 0 | 0 | 0 | 0 | 0 | 0 |

| | | | | | | |
|--------------------|------------|-----------|------------|------------|------------|-----------|
| 2023 TOTALS | 454 | 72 | 100 | 158 | 177 | 66 |
|--------------------|------------|-----------|------------|------------|------------|-----------|

Northtown- 2023 Operations Report
July

Courtesy Pick-ups

| CUST # | CUST NAME | ADDRESS | | DATE | ACTION | W/O# |
|--------|------------|---------|--------------|-----------|-------------------|---------|
| 61837 | ERVEY | 13713 | CAMBOURNE | 7/28/2023 | 96G TRASH CLEANUP | 7377736 |
| 70619 | HARRIS | 901 | FLATTERS | 7/21/2023 | 96G RECY CLEANUP | 7360745 |
| 70679 | BAUTISTA | 13903 | GREINERT | 7/14/2023 | 96G TRASH CLEANUP | 7361497 |
| 71844 | HARRISON | 308 | WILD SENNA | 7/28/2023 | 96G TRASH CLEANUP | 7396303 |
| 72067 | MOODY | 803 | CRIEFF CROSS | 7/7/2023 | 96G TRASH CLEANUP | 7347815 |
| 72117 | BAUTISTA | 13901 | GREINERT | 7/14/2023 | 96G TRASH CLEANUP | 7361499 |
| 73034 | CHURCH | 807 | DAWLISH | 7/7/2023 | 96G TRASH CLEANUP | 7348538 |
| 76026 | ADVERSARIO | 624 | TUDOR HOUSE | 7/21/2023 | 96G TRASH CLEANUP | 7370341 |
| 94530 | SANCHEZ | 15228 | ROSEHIP | 7/14/2023 | 96G TRASH CLEANUP | 7361990 |
| 100393 | BOSKOVIC | 13913 | HARRIS RIDGE | 7/7/2023 | 96G RECY CLEANUP | 7327913 |
| 129127 | JONES | 917 | SEBASTIAN | 7/7/2023 | 96G RECY CLEANUP | 7328476 |
| | | | | | | |

Bulky Waste

| CUST # | CUST NAME | ADDRESS | | DATE | ACTION | W/O# |
|--------|---------------|---------|------------------|-----------|----------------------|---------|
| 61785 | VILLADA | 106 | BLUE FLAX | 7/28/2023 | BULKY WASTE SRVC | 7383677 |
| 68781 | SCHINDLER | 1209 | BATTENBURG | 7/21/2023 | BULKY WASTE SRVC | 7371748 |
| 69874 | ERNEST | 13900 | CAMBOURNE | 7/21/2023 | BULKY WASTE SRVC 6CY | 7369597 |
| 69962 | SERVANTES | 1009 | GREY CASTLE | 7/7/2023 | BULKY WASTE SRVC | 7348152 |
| 69986 | HINTZ | 913 | GREY CASTLE | 7/28/2023 | BULKY WASTE SRVC | 7375821 |
| 70528 | EBOTUKA | 1116 | GREY CASTLE | 7/28/2023 | BULKY WASTE SRVC | 7378501 |
| 70640 | MENDEZ | 928 | FRIENDSHIP QUILT | 7/14/2023 | BULKY WASTE SRVC | 7365230 |
| 70678 | TEMPLIN | 13902 | GREINERT | 7/7/2023 | BULKY WASTE SRVC | 7358537 |
| 70679 | BAUTISTA | 13903 | GREINERT | 7/14/2023 | BULKY WASTE SRVC | 7364424 |
| 70694 | TASBY | 13918 | GREINERT | 7/14/2023 | BULKY WASTE SRVC | 7362944 |
| 70753 | RODRIGUEZ | 13810 | LAMPTING | 7/21/2023 | BULKY WASTE SRVC | 7369859 |
| 70877 | BOYD | 15000 | LANTERN | 7/28/2023 | BULKY WASTE SRVC | 7384525 |
| 70879 | SURY | 15005 | LANTERN | 7/28/2023 | BULKY WASTE SRVC | 7380262 |
| 70906 | NGUYEN | 15208 | LANTERN | 7/21/2023 | BULKY WASTE SRVC | 7373282 |
| 71057 | TEETER | 13701 | LETTI | 7/14/2023 | BULKY WASTE SRVC | 7362651 |
| 71057 | TEETER | 13701 | LETTI | 7/21/2023 | BULKY WASTE SRVC | 7372809 |
| 71335 | LOPEZ | 115 | MIST FLOWER | 7/21/2023 | BULKY WASTE SRVC | 7373129 |
| 71405 | SHELBE | 911 | POLISHED STONE | 7/21/2023 | BULKY WASTE SRVC | 7372862 |
| 71440 | PARTIDA | 13918 | RANDALSTONE | 7/21/2023 | BULKY WASTE SRVC | 7367817 |
| 71446 | POSADAS | 900 | ROCKING SPUR | 7/21/2023 | BULKY WASTE SRVC | 7372002 |
| 71526 | BURLESON | 1204 | SLEEPYTIME | 7/7/2023 | BULKY WASTE SRVC | 7358523 |
| 71536 | LUNA | 1228 | SLEEPYTIME | 7/21/2023 | BULKY WASTE SRVC | 7375919 |
| 71573 | RODRIGUEZ | 1524 | SLEEPYTIME | 7/14/2023 | BULKY WASTE SRVC | 7358816 |
| 71611 | THOMAS | 13812 | SPRING HEATH | 7/14/2023 | BULKY WASTE SRVC | 7361012 |
| 71760 | PATEL | 925 | TWISTED FENCE | 7/28/2023 | BULKY WASTE SRVC | 7379811 |
| 71778 | SCOTT | 110 | WILD SENNA | 7/7/2023 | BULKY WASTE SRVC | 7358158 |
| 72561 | VILLAVICENCIO | 14608 | DREAMTIME | 7/21/2023 | BULKY WASTE SRVC | 7373074 |

| | | | | | | |
|--------|-------------|-------|--------------------|-----------|------------------------|---------|
| 72651 | SPENCER | 14916 | SASSAFRAS | 7/28/2023 | BULKY WASTE SRVC | 7380609 |
| 73650 | RUIZ | 1921 | WHITTARD OF CHELSE | 7/21/2023 | BULKY WASTE SRVC | 7375357 |
| 73781 | BENNETT | 14917 | SASSAFRAS | 7/7/2023 | BULKY WASTE SRVC | 7349762 |
| 83789 | JOHNOSON | 1213 | SWEET LEAF | 7/14/2023 | BULKY WASTE SRVC | 7363225 |
| 86926 | BENAVIDES | 1717 | LADY GREY | 7/14/2023 | BULKY WASTE SRVC | 7365051 |
| 89696 | GILBREATH | 14620 | LIPTON | 7/7/2023 | BULKY WASTE SRVC | 7357894 |
| 89696 | GILBREATH | 14620 | LIPTON | 7/21/2023 | BULKY WASTE SRVC | 7369683 |
| 95681 | THOMPSON | 13708 | HARRIS RIDGE | 7/21/2023 | BULKY WASTE SRVC | 7375338 |
| 96128 | GARZA | 13712 | HARRIS RIDGE | 7/28/2023 | BULKY WASTE SRVC | 7384346 |
| 99508 | AHMAD | 14805 | LIPTON | 7/14/2023 | BULKY WASTE SRVC | 7365086 |
| 100948 | MERCY | 813 | FLATTERS | 7/21/2023 | BULKY WASTE SRVC | 7375226 |
| 106442 | ELLISON | 1901 | GOLDEN SUNRISE | 7/7/2023 | BULKY WASTE SRVC | 7348764 |
| 107176 | NGUYEN | 1413 | TEA LEAF | 7/14/2023 | BULKY WASTE SRVC | 7366483 |
| 109887 | TORRE | 14900 | EVENING MIST | 7/28/2023 | BULKY WASTE SRVC | 7379829 |
| 117266 | OCHIAGHA | 1017 | GREY CASTLE | 7/7/2023 | BULKY WASTE SRVC | 7347785 |
| 118779 | DEVOS | 14317 | NARUNA | 7/7/2023 | BULKY WASTE SRVC | 7353257 |
| 118779 | DEVOS | 14317 | NARUNA | 7/21/2023 | BULKY WASTE SRVC **COU | 7372190 |
| 121459 | WILLIAMS | 14117 | NARUNA | 7/14/2023 | BULKY WASTE SRVC | 7362474 |
| 121459 | WILLIAMS | 14117 | NARUNA | 7/21/2023 | BULKY WASTE SRVC | 7374537 |
| 122812 | DE LA GARZA | 14612 | HYSON | 7/14/2023 | BULKY WASTE SRVC | 7366704 |
| 122955 | TUAN | 1412 | MORNING MIST | 7/21/2023 | BULKY WASTE SRVC 6CY | 7370134 |
| 122955 | TUAN | 1412 | MORNING MIST | 7/28/2023 | BULKY WASTE SRVC 6CY | 7379732 |
| 123608 | ELIZONDO | 14512 | CHARLES DICKENS | 7/7/2023 | BULKY WASTE SRVC | 7352845 |
| 124579 | BROBERG | 14512 | CHARLES DICKENS | 7/7/2023 | BULKY WASTE SRVC | 7348788 |
| 127621 | JONES | 14208 | SUMATRA | 7/28/2023 | BULKY WASTE SRVC | 7379721 |
| 130749 | PECKENPAUGH | 14212 | LAKE VICTOR | 7/28/2023 | BULKY WASTE SRVC | 7384291 |
| 142783 | DEMPS | 908 | OATMEAL | 7/7/2023 | BULKY WASTE SRVC | 7347856 |
| 142991 | SATTAR | 828 | OATMEAL | 7/21/2023 | BULKY WASTE SRVC | 7373372 |
| 269458 | CARTER | 14303 | HONEY GEM | 7/28/2023 | BULKY WASTE SRVC | 7384203 |
| 14470 | NORTHTOWN M | | VARIOUS LOCATIONS | 7/28/2023 | BULKY WASTE SRVC | 7384148 |
| | | | | | | |

Missed Pick-ups

| CUST # | CUST NAME | ADDRESS | DATE | ACTION | W/O# | |
|--------|--------------|---------|------------------|-----------|----------------|---------|
| 61872 | TORRES LOPEZ | 13925 | CAMBOURNE | 7/11/2023 | 96G RECY MISS | 7361737 |
| 76026 | ADVERSARIO | 624 | TUDOR HOUSE | 7/18/2023 | 96G TRASH MISS | 7370325 |
| 85282 | BELTRAN | 1605 | DARJEELING | 7/18/2023 | 96G TRASH MISS | 7370713 |
| 302158 | CHONG | 14507 | JEFFERSON CRAIG | 7/11/2023 | 96G RECY MISS | 7361664 |
| 302713 | HO | 14504 | JACKSON BROWNING | 7/11/2023 | 96G RECY MISS | 7361764 |
| | | | | | | |

Cart Deliveries

| CUST # | CUST NAME | ADDRESS | DATE | ACTION | W/O# | |
|--------|-----------|---------|-------------|-----------|-------------------------|---------|
| 68434 | GARCIA | 14016 | MERSEYSIDE | 7/19/2023 | 96G RES TRASH CART DLVR | 7372167 |
| 69870 | HUYSMANS | 13813 | CAMBOURNE | 7/25/2023 | 96G RES TRASH CART DLVR | 7379867 |
| 70544 | HOANG | 14020 | MERSEYSIDE | 7/31/2023 | 96G RES TRASH CART DLVR | 7397724 |
| 70647 | IBARRA | 13721 | GOLDEN FLAX | 7/13/2023 | 96G RES TRASH CART DLVR | 7365079 |

| | | | | | | |
|--------|--------------|-------|--------------------|-----------|-------------------------|---------|
| 70679 | BAUTISTA | 13903 | GREINERT | 7/5/2023 | 96G RES TRASH CART DLVR | 7349164 |
| 70686 | ZARATE | 13910 | GREINERT | 7/25/2023 | 96G RES RECY CART DLVR | 7378412 |
| 71057 | TEETER | 13701 | LETTI | 7/31/2023 | 96G RES TRASH CART DLVR | 7398473 |
| 71332 | SCHANDRA SAH | 111 | MIST FLOWER | 7/11/2023 | 96G RES TRASH CART DLVR | 7362058 |
| 71442 | HUMPHREY | 13920 | RANDALSTONE | 7/13/2023 | 96G RES TRASH CART DLVR | 7364403 |
| 71443 | WHALEN | 13921 | RANDALSTONE | 7/25/2023 | 96G RES TRASH CART DLVR | 7378727 |
| 71606 | PETTAWAY | 13804 | SPRING HEATH | 7/11/2023 | 96G RES TRASH CART DLVR | 7362179 |
| 71819 | ARIAS | 201 | WILD SENNA | 7/11/2023 | 96G RES TRASH CART DLVR | 7362200 |
| 71827 | RICE | 213 | WILD SENNA | 7/17/2023 | 96G RES TRASH CART DLVR | 7370094 |
| 71844 | HARRISON | 308 | WILD SENNA | 7/28/2023 | 96G RES TRASH CART DLVR | 7382128 |
| 75633 | VILLARREAL | 13602 | LETTI | 7/25/2023 | 96G RES TRASH CART DLVR | 7378791 |
| 75633 | VILLARREAL | 13602 | LETTI | 7/28/2023 | 96G RES TRASH CART DLVR | 7380291 |
| 78230 | ZAPPA | 14928 | SASSAFRAS | 7/5/2023 | 96G RES RECY CART DLVR | 7349162 |
| 88512 | ROSS | 1504 | WHITTARD OF CHELSE | 7/31/2023 | 96G RES RECY CART DLVR | 7397617 |
| 96390 | RIVAS | 1200 | PEPPERMINT | 7/7/2023 | 96G RES RECY CART DLVR | 7351383 |
| 97009 | HERNANDEZ | 14012 | HARRIS RIDGE | 7/7/2023 | 96G RES TRASH CART DLVR | 7358357 |
| 120517 | PARSONS | 14413 | CHARLES DICKENS | 7/28/2023 | 96G RES TRASH CART DLVR | 7384366 |
| 123839 | RANGEL | 14609 | NARUNA | 7/19/2023 | 96G RES RECY CART DLVR | 7372299 |
| 303685 | SAHIL | 14501 | JEFFERSON CRAIG | 7/14/2023 | 96G RES TRASH CART DLVR | 7367637 |
| 303685 | SAHIL | 14501 | JEFFERSON CRAIG | 7/14/2023 | 96G RES RECY CART DLVR | 7367637 |
| | | | | | | |

Cart Swaps

| CUST # | CUST NAME | ADDRESS | DATE | ACTION | W/O# | |
|--------|-------------|---------|-------------------|-----------|-----------------------|---------|
| 61203 | TURK | 14308 | ALDERMINSTER | 7/28/2023 | SWAP 9Y CART FOR SAME | 7384387 |
| 61764 | LOPEZ-MATA | 908 | ANTIQUER HERITAGE | 7/14/2023 | SWAP 9T CART FOR SAME | 7362622 |
| 70195 | HERNANDEZ | 14041 | GOLDEN FLAX | 7/14/2023 | SWAP 9T CART FOR SAME | 7360765 |
| 70197 | SCANDARIATO | 14046 | GOLDEN FLAX | 7/7/2023 | SWAP 9T CART FOR SAME | 7359194 |
| 70651 | SOLIS | 13801 | GOLDEN FLAX | 7/28/2023 | SWAP 9T CART FOR SAME | 7377995 |
| 70651 | SOLIS | 13801 | GOLDEN FLAX | 7/28/2023 | SWAP 9Y CART FOR SAME | 7377995 |
| 70682 | PACE | 13906 | GREINERT | 7/28/2023 | SWAP 9T CART FOR SAME | 7378763 |
| 71102 | WIDIGER | 13801 | LOTHIAN | 7/28/2023 | SWAP 9T CART FOR SAME | 7377861 |
| 71141 | MORA | 13901 | MARICELLA | 7/28/2023 | SWAP 9T CART FOR SAME | 7378023 |
| 71818 | CORONADO | 200 | WILD SENNA | 7/7/2023 | SWAP 9T CART FOR SAME | 7351793 |
| 71818 | CORONADO | 200 | WILD SENNA | 7/14/2023 | SWAP 9T CART FOR SAME | 7359543 |
| 72064 | HELMERS | 14013 | CONNER DOWNS | 7/20/2023 | SWAP 9Y CART FOR SAME | 7364955 |
| 72064 | HELMERS | 14013 | CONNER DOWNS | 7/21/2023 | SWAP 9Y CART FOR SAME | 7375221 |
| 74199 | GIOSTRA | 15204 | HYSON | 7/14/2023 | SWAP 9T CART FOR SAME | 7360808 |
| 74399 | RAYMOND-WAT | 13704 | MERSEYSIDE | 7/7/2023 | SWAP 9T CART FOR SAME | 7348413 |
| 75027 | XIAO | 1609 | VANILLA BEAN | 7/7/2023 | SWAP 9T CART FOR SAME | 7346852 |
| 88208 | RICHARD | 1408 | ORANGE SPICE | 7/7/2023 | SWAP 9T CART FOR SAME | 7347966 |
| 95479 | DEJESUS | 14113 | MERSEYSIDE | 7/14/2023 | SWAP 9T CART FOR SAME | 7361491 |
| 97578 | GARCIA | 15200 | ROSEHIP | 7/14/2023 | SWAP 9T CART FOR SAME | 7361726 |
| 99901 | OLOGBAN | 15209 | ROSEHIP | 7/21/2023 | SWAP 9T CART FOR SAME | 7370836 |
| 117245 | PICKENS | 824 | MAHOMET | 7/21/2023 | SWAP 9T CART FOR SAME | 7375229 |
| 117245 | PICKENS | 824 | MAHOMET | 7/21/2023 | SWAP 9Y CART FOR SAME | 7375231 |
| 117663 | CRUEL | 14305 | NARUNA | 7/28/2023 | SWAP 9T CART FOR SAME | 7382391 |

| | | | | | | |
|--------|---------|-------|-----------------|-----------|-----------------------|---------|
| 118779 | DEVOS | 14317 | NARUNA | 7/7/2023 | SWAP 9T CART FOR SAME | 7353195 |
| 121186 | BILLIOT | 14221 | NARUNA | 7/28/2023 | SWAP 9T CART FOR SAME | 7383384 |
| 122183 | SANCHEZ | 1909 | GOLDEN SUNRISE | 7/7/2023 | SWAP 9T CART FOR SAME | 7358254 |
| 123839 | RANGEL | 14609 | NARUNA | 7/21/2023 | SWAP 9T CART FOR SAME | 7372301 |
| 157018 | ROSS | 824 | STRICKLING | 7/7/2023 | SWAP 9T CART FOR SAME | 7349793 |
| 260189 | OLIVAS | 110 | PEARL BUTTERFLY | 7/21/2023 | SWAP 9T CART FOR SAME | 7371086 |
| 263033 | HOANG | 106 | PEARL BUTTERFLY | 7/21/2023 | SWAP 9T CART FOR SAME | 7368055 |
| | | | | | | |

Cart Terms

| CUST # | CUST NAME | ADDRESS | DATE | ACTION | W/O# | |
|--------|-----------|---------|----------|-----------|--------------|---------|
| 70679 | BAUTISTA | 13903 | GREINERT | 7/21/2023 | CART 9T TERM | 7362037 |
| | | | | | | |



P.O. Box 17126
 Austin, TX 78760
 (800) 375-8375 Toll Free
 (512) 421-1340 Office

texasdisposal.com

Northtown MUD Trash and Recycle Weight Report 2023

1st Quarter 2023

| Month | Estimated Trash Tonnage | Estimated Recycle Tonnage |
|----------|-------------------------|---------------------------|
| January | 217.00 | 35.17 |
| February | 186.27 | 26.49 |
| March | 295.20 | 45.55 |

Total Tonnage for 1st Qtr 698.47 107.21

2nd Quarter 2023

| Month | Estimated Trash Tonnage | Estimated Recycle Tonnage |
|-------|-------------------------|---------------------------|
| April | 263.97 | 32.05 |
| May | 252.45 | 27.39 |
| June | 322.50 | 42.21 |

Total Tonnage for 2nd Qtr 838.92 101.65

3rd Quarter 2023

| Month | Estimated Trash Tonnage | Estimated Recycle Tonnage |
|-----------|-------------------------|---------------------------|
| July | 225.21 | 49.92 |
| August | | |
| September | | |

Total Tonnage for 3rd Qtr 225.21 49.92

4th Quarter 2023

| Month | Estimated Trash Tonnage | Estimated Recycle Tonnage |
|----------|-------------------------|---------------------------|
| October | | |
| November | | |
| December | | |

Total Tonnage for 4th Qtr 0.00 0.00

| | | |
|----------------------------------|----------------|---------------|
| Total Yearly Tonnage 2023 | 1762.60 | 258.78 |
|----------------------------------|----------------|---------------|

Estimated Recycle Weights

| Date | Truck # | Route | Ticket # | Tonnage on Route |
|------------------------------|---------|-------|----------|------------------|
| 7/7/2023 | 44064 | A514 | 298806 | 6.63 |
| 7/7/2023 | 60128 | A101 | 471979 | 11.32 |
| 7/7/2023 | 41125 | A429 | 3131100 | 11.66 |
| 7/7/2023 | 41130 | A431 | 3131124 | 13.93 |
| 7/7/2023 | 41131 | A430 | 3131235 | 14.05 |
| 7/7/2023 | 60128 | A101 | 3131271 | 8.96 |
| 7/7/2023 | 41128 | A428 | 3131277 | 11.49 |
| 7/7/2023 | 41130 | A431 | 3131418 | 10.05 |
| | | | | |
| Total Recycle Tonnage | | | | 58.48 |

| | |
|--|---------------------|
| Total Northtown Containers | 3264 |
| <u>/Total containers on all routes</u> | <u>3824</u> |
| % of Northtown containers in routes | 85.36% |
| | |
| Total Tonnage | 58.48 |
| X % of Northtown containers in routes | 85.36% |
| Estimated recycle tonnage | <u>49.92</u> |

Northtown Municipal Utility District

Accounting Report

August 22, 2023

- Review Cash Activity Report, including Receipts and Expenditures.
 - ☑ Action Items:
 - Approval of director and vendor payments.
 - Approval of fund transfers.
- Review July 31, 2023 Financial Statements.

Cash Activity Reports

Northtown Municipal Utility District
Cash Activity Report - ABC Bank Operating Account
July 31, 2023 - August 22, 2023

| | | General Fund Operating Account |
|--|---------------------------------------|-----------------------------------|
| Cash Balance - July 31, 2023 | | 35,514.03 |
| Subsequent Activity | | 176,700.00 |
| Cash Receipts | Northtown Phase 2 Parkland Fees | 176,400.00 |
| Cash Receipts | Facility Rental | <u>300.00</u> |
| | Total Subsequent Activity | <u>176,700.00</u> |
| Subtotal | | 212,214.03 |
| Transfers to be approved at August 22, 2023 Meeting | | (200,000.00) |
| Northtown M.U.D. | Transfer to TexPool Operating Account | <u>(200,000.00)</u> |
| | | <u>(200,000.00)</u> |
| Projected Balance as of August 22, 2023 | | \$ 12,214.03 |

Northtown Municipal Utility District
Cash Activity Report - ABC Bank Manager's Account
June 30, 2023 - August 22, 2023

| | General Fund Manager's Account |
|---|---|
| Cash Balance - June 30, 2023 | \$ 280,867.93 |
| Subsequent Activity | (8,377.70) |
| Transfers approved at the July 25, 2023 Meeting | 830,190.38 |
| Expenditures Approved at the July 25, 2023 Meeting | (781,891.67) |
| Payroll Expenses | (33,535.82) |
| Alterman, Inc. | (7,413.00) |
| AT&T Mobility | (92.56) |
| Austin Landscape Supplies | (12,748.03) |
| City of Austin | (39.24) |
| City of Round Rock Environmental Services | (275.00) |
| Fatter & Evans Architects, Inc. | (137.08) |
| Optimum | (655.29) |
| TXU Energy | (1,780.39) |
| | (8,377.70) |
| Total Subsequent Activity | (8,377.70) |
| Cash Balance - July 31, 2023 | \$ 272,490.23 |
| Subsequent Expenditures | (51,643.70) |
| Payroll Expenses | (42,916.69) |
| Ramona Oliver | (1,840.88) |
| City of Austin | (2,300.96) |
| AT&T | (996.78) |
| Charter Communications | (145.12) |
| City of Austin | (2,956.58) |
| Ramona Oliver | (338.38) |
| Shalonda Thomas | (100.00) |
| Verizon | (48.31) |
| | (51,643.70) |
| Total Subsequent Activity | (51,643.70) |
| Expenditures to be Approved at August 22, 2023 Meeting | (475,439.87) |
| 360 Professional Services, Inc. | (14,218.80) |
| Alterman, Inc. | (6,424.81) |
| Armbrust & Brown, P.L.L.C. | (13,525.45) |
| Bott & Douthitt, P.L.L.C. | (6,202.70) |
| Brenntag Southwest | (6,822.80) |
| City of Austin | (189,604.32) |
| City of Round Rock Environmental Services | (250.00) |
| Crossroads Utility Services | (46,626.92) |
| Employee Incentive Plans, Inc. | (740.37) |
| Hitchcock Design, Inc. | (34.58) |
| Ramona Oliver | (326.38) |
| Roadrunner Inspection Services | (1,650.00) |
| TCB Construction, Inc. | (54,300.00) |
| Texas Disposal Systems, Inc. | (75,739.16) |
| TexaScapes | (55,733.58) |
| Travis County Sheriff's Department | (2,440.00) |
| Williams Mapping & Consulting | (800.00) |
| | (475,439.87) |
| Subtotal | (254,593.34) |
| Transfers to be approved | 554,439.87 |
| Transfer for expenditures approved 8/22/2023 | 475,439.87 |
| Transfer Funds | 79,000.00 |
| Projected Balance as of August 22, 2023 | \$ 299,846.53 |

Northtown Municipal Utility District
Cash Activity Report - ABC Bank Customer Refund Account
July 31, 2023 - August 22, 2023

| | | <u>General Fund</u> <u>Customer Refund</u> <u>Account</u> |
|--|---------------------------|---|
| Cash Balance - July 31, 2023 | | \$ 3,910.09 |
| Expenditures to be Approved at August 22, 2023 Meeting | | (3,521.77) |
| 1836 Realty Property Management | Customer Refund | (107.95) |
| Ahuja, Gagan | Customer Refund | (114.02) |
| Cooley, Edward | Customer Refund | (21.07) |
| Deleon, Alicia | Customer Refund | (247.53) |
| Feick, Josh | Customer Refund | (33.74) |
| Garcia, Tomas | Customer Refund | (48.85) |
| Gonzales, Becky | Customer Refund | (667.23) |
| Gonzalez, Sonya | Customer Refund | (76.61) |
| Havens, Tyler Allen | Customer Refund | (37.75) |
| Iles, Roman | Customer Refund | (31.01) |
| KB Homes | Customer Refund | (406.59) |
| Koshy, Justin | Customer Refund | (42.46) |
| Man, Chanasna | Customer Refund | (2.28) |
| Merit Properties | Customer Refund | (112.07) |
| Miri, Seyed | Customer Refund | (109.30) |
| Morris Green Properties | Customer Refund | (111.14) |
| Neighborhood Reality | Customer Refund | (130.26) |
| Nguyen, Kim-Ngan | Customer Refund | (106.83) |
| Orchard Property III, LLC | Customer Refund | (77.15) |
| Perez, Fabiola | Customer Refund | (43.92) |
| Resendiz, Maria D. | Customer Refund | (69.83) |
| Richardson, Clarita | Customer Refund | (38.38) |
| Salihi, Jordan Al | Customer Refund | (91.71) |
| Sean, Fallon | Customer Refund | (26.02) |
| Simpson, Reese | Customer Refund | (94.80) |
| Stevens, Jeffery | Customer Refund | (67.67) |
| Tran, Nam | Customer Refund | (82.91) |
| Tree Realty | Customer Refund | (137.67) |
| Ucar, Melek | Customer Refund | (115.47) |
| Wilson, Destinee | Customer Refund | (207.74) |
| Zhang, Helen | Customer Refund | (61.81) |
| | Total Expenditures | (3,521.77) |
| Subtotal | | 388.32 |
| Transfers to be approved - from TexPool Operating Account | | 5,000.00 |
| Projected Balance as of August 22, 2023 | | \$ 5,388.32 |

Northtown Municipal Utility District
Cash Activity Report - ABC Bank Park Fund Account
July 31, 2023 - August 22, 2023

| | <u>ABC Bank</u> <u>Park</u> <u>Account</u> |
|--|--|
| Cash Balance - July 31, 2023 | \$ 49,950.00 |
| Projected Balance as of August 22, 2023 | \$ 49,950.00 |

**Northtown Municipal Utility District
Cash/Investment Activity Report
July 31, 2023 - August 22, 2023**

| | Interest Rate | Maturity Date | Balance 7/31/2023 | Subsequent Receipts | Subsequent Disbursements | Subtotal | Transfers to be 8/22/2023 | Projected Balance 8/22/2023 |
|--------------------------------------|------------------|------------------|-------------------------|------------------------|-----------------------------|-------------------------|------------------------------|-----------------------------------|
| General Fund - | | | | | | | | |
| ABC Bank - Operating Account | 0.0000% | N/A | \$ 35,514.03 | \$ 176,700.00 | \$ - | \$ 212,214.03 | \$ (200,000.00) (4) | \$ 12,214.03 |
| ABC Bank - Manager's Account | 0.0000% | N/A | 272,490.23 | - | (527,083.57) | (254,593.34) | 554,439.87 (1)(2) | 299,846.53 |
| ABC Bank - Customer Refunds | 0.0000% | N/A | 3,910.09 | - | (3,521.77) | 388.32 | 5,000.00 (3) | 5,388.32 |
| PNC Bank Lockbox | 0.0000% | N/A | 26,541.83 | 20,894.70 | - | 47,436.53 | - | 47,436.53 |
| Logic Operating - 01 | 5.4726% | N/A | 16,346,498.69 | - | - | 16,346,498.69 | (554,439.87) (1)(2) | 15,792,058.82 |
| TexPool Operating | 5.3049% | N/A | 1,073,109.35 | - | - | 1,073,109.35 | 195,000.00 (3)(4) | 1,268,109.35 |
| TexPool Fiscal Surety Trail Easement | 5.3049% | N/A | 108,247.23 | - | - | 108,247.23 | - | 108,247.23 |
| Total - General Fund | | | 17,866,311.45 | 197,594.70 | (530,605.34) | 17,533,300.81 | - | 17,533,300.81 |
| Park Fund - | | | | | | | | |
| ABC Bank - Park Account | 0.0000% | N/A | 49,950.00 | - | - | 49,950.00 | - | 49,950.00 |
| Logic - Park Fund - 02 | 5.4726% | N/A | 48,962.21 | - | - | 48,962.21 | - | 48,962.21 |
| TexPool Park | 5.3049% | N/A | 4,754.09 | - | - | 4,754.09 | - | 4,754.09 |
| Total - Park Fund | | | 103,666.30 | - | - | 103,666.30 | - | 103,666.30 |
| Debt Service Fund - | | | | | | | | |
| Logic - Tax Account | 5.4726% | N/A | 14,977.84 | - | - | 14,977.84 | - | 14,977.84 |
| Logic - Debt Service | 5.4726% | N/A | 3,013,954.15 | - | - | 3,013,954.15 | - | 3,013,954.15 |
| TexPool - SR 2020 Cap Int | 5.3049% | N/A | 167,173.68 | - | - | 167,173.68 | - | 167,173.68 |
| Total - Debt Service Fund | | | 3,196,105.67 | - | - | 3,196,105.67 | - | 3,196,105.67 |
| Capital Project Fund - | | | | | | | | |
| Logic - SR 2011 CPF | 5.4726% | N/A | 2,597.20 | - | - | 2,597.20 | - | 2,597.20 |
| TexPool - SR 2020 CPF | 5.3049% | N/A | 4,618,308.89 | - | - | 4,618,308.89 | - | 4,618,308.89 |
| Total - Capital Project Fund | | | 4,620,906.09 | - | - | 4,620,906.09 | - | 4,620,906.09 |
| Total - All Funds | | | \$ 25,786,989.51 | \$ 197,594.70 | \$ (530,605.34) | \$ 25,453,978.87 | \$ - | \$ 25,453,978.87 |

- (1) To transfer funds from Logic Operating Account to ABC Bank Manager's Account: \$475,439.87
(2) To transfer funds from Logic Operating Account to ABC Bank Manager's Account: \$79,000.00
(3) To transfer funds from TexPool Operating Account to ABC Bank Customer Refund Account: \$5,000.00
(4) To transfer funds from ABC Bank Operating to TexPool General Operating Account: \$200,000.00

| |
|---|
| Northtown M.U.D. Collateral Analysis Schedule - ABC Bank 7/31/2023 |
|---|

| | <u>Funds</u> | <u>Collateral</u> | <u>Over/(Under)</u> <u>Collateralized</u> |
|--|----------------------|------------------------|--|
| ABC Bank - | | | |
| Operating Account (General Fund) | \$ 35,514.03 | | |
| Manager's Account (General Fund) | 493,898.60 | | |
| Customer Deposit Account (General Fund) | 23,976.29 | | |
| Parks Account (Park Fund) | 49,950.00 | | |
| Total ABC Bank | 603,338.92 | | |
| FDIC Coverage | | 250,000.00 | |
| Pledged Collateral ABC Bank (Market Value) | | 1,936,388.25 | |
| Total Collateral - ABC Bank | | | |
| Total Collateral/Funds ABC Bank | \$ 603,338.92 | \$ 2,186,388.25 | \$ 1,583,049.33 |

Pledges By Pledgee And Maturity



Pledged To: NORTHTOWN MUD

American Bank of Commerce - Lubbock, TX

As Of 7/31/2023

Page 28 of 44

| Receipt# Safekeeping Location | CUSIP | ASC 320 | Description Maturity Prerefund | Pool/Type Coupon | Moody S&P | Original Face Pledged Percent | Pledged | | | |
|---|-----------|---------|-----------------------------------|---------------------|--------------|----------------------------------|---------------------|---------------------|---------------------|---------------------|
| | | | | | | | Original Face | Par | Book Value | Market Value |
| FROS: FROST NATL BK - SAN ANTI | 3130AAHE1 | AFS | FHLB AGENCY 12/08/23 | 2.50 | Aaa AA+ | 3,000,000.00 11.67% | 350,000.00 | 350,000.00 | 350,248.14 | 346,232.97 |
| FROS: FROST NATL BK - SAN ANTI | 9128282A7 | AFS | US TREASURY N/B 08/15/26 | 1.50 | Aaa | 5,000,000.00 3.00% | 150,000.00 | 150,000.00 | 147,934.40 | 137,953.13 |
| FROS: FROST NATL BK - SAN ANTI | 9128282A7 | AFS | US TREASURY N/B 08/15/26 | 1.50 | Aaa | 5,000,000.00 25.00% | 1,250,000.00 | 1,250,000.00 | 1,232,786.65 | 1,149,609.38 |
| FROS: FROST NATL BK - SAN ANTI | 912828U24 | AFS | US TREASURY N/B 11/15/26 | 2.00 | Aaa | 5,000,000.00 1.50% | 75,000.00 | 75,000.00 | 74,415.57 | 69,829.10 |
| FROS: FROST NATL BK - SAN ANTI | 912828U24 | AFS | US TREASURY N/B 11/15/26 | 2.00 | Aaa | 5,000,000.00 5.00% | 250,000.00 | 250,000.00 | 248,051.91 | 232,763.67 |
| 5 Securities Pledged To: NORTH - NORTHTOWN MUD | | | | | | | 2,075,000.00 | 2,075,000.00 | 2,053,436.67 | 1,936,388.25 |

Although the information in this report has been obtained from sources believed to be reliable, its accuracy cannot be guaranteed.

TRAVIS COUNTY TAX OFFICE

TXDIST1A

OVERALL COLL/DIST REPORT

DATE 08/01/2023

PAGE 170

RECEIVABLE BALANCE 'R' REPORT

FROM 10/01/2022 TO 07/31/2023

YEAR FROM 0000 TO 2022

ALL OTHERS

U84 -- NORTH TOWN MUD

| YEAR | BEGINNING TAX BALANCE | TAX ADJ | BASE TAX COLLECTED | NET BASE TAX REVERSALS | NET BASE TAX COLLECTED | PERCENT COLLECTED | ENDING TAX BALANCE | P & I COLLECTED | P & I REVERSALS | LRP COLLECTED | OTHER PENALTY COLLECTED | TOTAL DISTRIBUTED |
|--------|-----------------------|-----------|--------------------|------------------------|------------------------|-------------------|--------------------|-----------------|-----------------|---------------|-------------------------|-------------------|
| 1995 | .00 | .00 | .00 | .00 | .00 | .00 % | .00 | .00 | .00 | .00 | .00 | .00 |
| 1996 | .00 | .00 | .00 | .00 | .00 | .00 % | .00 | .00 | .00 | .00 | .00 | .00 |
| 1997 | 306.58 | .00 | .00 | .00 | .00 | .00 % | 306.58 | .00 | .00 | .00 | .00 | .00 |
| 1998 | 590.15 | .00 | .00 | .00 | .00 | .00 % | 590.15 | .00 | .00 | .00 | .00 | .00 |
| 1999 | 634.04 | .00 | .00 | .00 | .00 | .00 % | 634.04 | .00 | .00 | .00 | .00 | .00 |
| 2000 | 697.43 | .00 | .00 | .00 | .00 | .00 % | 697.43 | .00 | .00 | .00 | .00 | .00 |
| 2001 | 752.13 | .00 | .00 | .00 | .00 | .00 % | 752.13 | .00 | .00 | .00 | .00 | .00 |
| 2002 | 773.70 | .00 | .00 | .00 | .00 | .00 % | 773.70 | .00 | .00 | .00 | .00 | .00 |
| 2003 | 959.09 | .00 | .00 | .00 | .00 | .00 % | 959.09 | .00 | .00 | .00 | .00 | .00 |
| 2004 | 965.24 | .00 | .00 | .00 | .00 | .00 % | 965.24 | .00 | .00 | .00 | .00 | .00 |
| 2005 | 916.16 | .00 | .00 | .00 | .00 | .00 % | 916.16 | .00 | .00 | .00 | .00 | .00 |
| 2006 | 895.94 | .00 | .00 | .00 | .00 | .00 % | 895.94 | .00 | .00 | .00 | .00 | .00 |
| 2007 | 968.27 | .00 | .00 | .00 | .00 | .00 % | 968.27 | .00 | .00 | .00 | .00 | .00 |
| 2008 | 925.73 | .00 | .00 | .00 | .00 | .00 % | 925.73 | .00 | .00 | .00 | .00 | .00 |
| 2009 | 937.74 | .00 | .00 | .00 | .00 | .00 % | 937.74 | .00 | .00 | .00 | .00 | .00 |
| 2010 | 2281.97 | .00 | .00 | .00 | .00 | .00 % | 2281.97 | .00 | .00 | .00 | .00 | .00 |
| 2011 | 2092.47 | .00 | .00 | .00 | .00 | .00 % | 2092.47 | .00 | .00 | .00 | .00 | .00 |
| 2012 | 2073.36 | .00 | .00 | .00 | .00 | .00 % | 2073.36 | .00 | .00 | .00 | .00 | .00 |
| 2013 | 2009.86 | .00 | .00 | .00 | .00 | .00 % | 2009.86 | .00 | .00 | .00 | .00 | .00 |
| 2014 | 2169.57 | .00 | .00 | .00 | .00 | .00 % | 2169.57 | .00 | .00 | .00 | .00 | .00 |
| 2015 | 2362.07 | .00 | .00 | .00 | .00 | .00 % | 2362.07 | .00 | .00 | .00 | .00 | .00 |
| 2016 | 2683.57 | .00 | .00 | .00 | .00 | .00 % | 2683.57 | .00 | .00 | .00 | .00 | .00 |
| 2017 | 4198.72 | .00 | .00 | .00 | .00 | .00 % | 4198.72 | .00 | .00 | .00 | .00 | .00 |
| 2018 | 7070.93 | .00 | 1697.65 | .00 | 1697.65 | 24.01 % | 5373.28 | 1032.29 | .00 | .00 | .00 | 2729.94 |
| 2019 | 10687.73 | 29.80- | 4779.79 | 29.80 | 4749.99 | 44.57 % | 5907.94 | 1879.91 | .00 | .00 | .00 | 6629.90 |
| 2020 | 9786.81 | 881.44- | 4589.28 | 881.44 | 3707.84 | 41.64 % | 5197.53 | 1346.83 | .00 | .00 | .00 | 5054.67 |
| 2021 | 30213.11 | 7029.80- | 19196.21 | 7015.85 | 12180.36 | 52.54 % | 11002.95 | 4703.30 | .00 | .00 | .00 | 16883.66 |
| TOTL | 87952.37 | 7941.04- | 30262.93 | 7927.09 | 22335.84 | 27.92 % | 57675.49 | 8962.33 | .00 | .00 | .00 | 31298.17 |
| 2022 | 6803090.01 | 70808.63- | 6744069.73 | 46537.66 | 6697532.07 | 99.48 % | 34749.31 | 10277.53 | 11.74- | 12.37 | .00 | 6707810.23 |
| ENTITY | | | | | | | | | | | | |
| TOTL | 6891042.38 | 78749.67- | 6774332.66 | 54464.75 | 6719867.91 | 98.64 % | 92424.80 | 19239.86 | 11.74- | 12.37 | .00 | 6739108.40 |

Northtown M.U.D.
Analysis of Taxes Collected FY 2022-2023

| TAX YEAR | 2022 | | | 1997-2021 | | | TOTAL | | |
|---------------------|----------------|-------------------|----------------|--------------|-------------------|-------------|----------------|-------------------|----------------|
| | General Fund | Debt Service Fund | Total | General Fund | Debt Service Fund | Total | General Fund | Debt Service Fund | Total |
| PERCENTAGE | \$ 0.3555 | \$ 0.2170 | \$ 0.5725 | | | \$ - | | | |
| | 62.10% | 37.90% | 100.00% | | | | | | |
| COLLECTIONS: | | | | | | | | | |
| OCT | | | | | | | | | |
| TAX ADJUSTMENTS | 0.00 | 0.00 | 0.00 | (101.15) | (76.58) | (177.73) | (101.15) | (76.58) | (177.73) |
| BASE TAX REV | 0.00 | 0.00 | 0.00 | (101.15) | (76.58) | (177.73) | (101.15) | (76.58) | (177.73) |
| TAXES | 0.00 | 0.00 | 0.00 | 1,145.95 | 867.64 | 2,013.59 | 1,145.95 | 867.64 | 2,013.59 |
| PENALTY | 0.00 | 0.00 | 0.00 | 225.38 | 170.65 | 396.03 | 225.38 | 170.65 | 396.03 |
| NOV | | | | | | | | | |
| TAX ADJUSTMENTS | (8,280.10) | (5,054.24) | (13,334.34) | (1,218.45) | (903.81) | (2,122.26) | (9,498.55) | (5,958.05) | (15,456.60) |
| BASE TAX REV | 0.00 | 0.00 | 0.00 | (1,241.40) | (921.19) | (2,162.59) | (1,241.40) | (921.19) | (2,162.59) |
| TAXES | 67,801.26 | 41,386.42 | 109,187.68 | 669.73 | 486.21 | 1,155.94 | 68,470.99 | 41,872.63 | 110,343.62 |
| PENALTY | 0.00 | 0.00 | 0.00 | 38.64 | 29.26 | 67.90 | 38.64 | 29.26 | 67.90 |
| DEC | | | | | | | | | |
| TAX ADJUSTMENTS | (6,490.03) | (3,961.56) | (10,451.59) | (350.41) | (259.63) | (610.04) | (6,840.44) | (4,221.19) | (11,061.63) |
| BASE TAX REV | 0.00 | 0.00 | 0.00 | (350.41) | (259.63) | (610.04) | (350.41) | (259.63) | (610.04) |
| TAXES | 2,461,491.53 | 1,502,513.81 | 3,964,005.34 | 2,907.39 | 2,076.32 | 4,983.71 | 2,464,398.92 | 1,504,590.13 | 3,968,989.05 |
| PENALTY | 7.68 | 4.69 | 12.37 | 938.16 | 664.73 | 1,602.89 | 945.85 | 669.41 | 1,615.26 |
| JAN | | | | | | | | | |
| TAX ADJUSTMENTS | (2,141.95) | (1,307.47) | (3,449.42) | (421.04) | (305.92) | (726.96) | (2,562.99) | (1,613.39) | (4,176.38) |
| BASE TAX REV | (738.74) | (450.94) | (1,189.68) | (421.04) | (305.92) | (726.96) | (1,159.78) | (756.86) | (1,916.64) |
| TAXES | 1,387,593.23 | 846,997.84 | 2,234,591.07 | 486.25 | 354.58 | 840.83 | 1,388,079.48 | 847,352.42 | 2,235,431.90 |
| PENALTY | 0.00 | 0.00 | 0.00 | (85.10) | (50.86) | (135.96) | (85.10) | (50.86) | (135.96) |
| FEB | | | | | | | | | |
| TAX ADJUSTMENTS | (4,410.97) | (2,692.49) | (7,103.46) | (650.92) | (478.74) | (1,129.66) | (5,061.89) | (3,171.23) | (8,233.12) |
| BASE TAX REV | (5,383.55) | (3,286.16) | (8,669.71) | (650.92) | (478.74) | (1,129.66) | (6,034.47) | (3,764.90) | (9,799.37) |
| TAXES | 217,015.85 | 132,468.19 | 349,484.04 | 3,218.66 | 2,327.28 | 5,545.94 | 220,234.52 | 134,795.46 | 355,029.98 |
| PENALTY | 1,352.64 | 825.66 | 2,178.30 | 1,330.40 | 965.12 | 2,295.52 | 2,683.04 | 1,790.78 | 4,473.82 |
| MAR | | | | | | | | | |
| TAX ADJUSTMENTS | 1,099.07 | 670.88 | 1,769.95 | (233.96) | (173.76) | (407.72) | 865.11 | 497.12 | 1,362.23 |
| BASE TAX REV | (944.87) | (576.76) | (1,521.63) | (249.70) | (185.69) | (435.39) | (1,194.57) | (762.45) | (1,957.02) |
| TAXES | 28,720.95 | 17,531.50 | 46,252.45 | 4,512.77 | 3,306.48 | 7,819.25 | 33,233.73 | 20,837.97 | 54,071.70 |
| PENALTY | 2,320.96 | 1,416.73 | 3,737.69 | 1,403.58 | 1,017.89 | 2,421.47 | 3,724.54 | 2,434.62 | 6,159.16 |
| APR | | | | | | | | | |
| TAX ADJUSTMENTS | (4,813.05) | (2,937.92) | (7,750.97) | (271.91) | (205.87) | (477.78) | (5,084.96) | (3,143.79) | (8,228.75) |
| BASE TAX REV | (4,893.03) | (2,986.75) | (7,879.78) | (271.91) | (205.87) | (477.78) | (5,164.94) | (3,192.62) | (8,357.56) |
| TAXES | 7,837.85 | 4,784.28 | 12,622.13 | 556.75 | 421.54 | 978.29 | 8,394.60 | 5,205.82 | 13,600.42 |
| PENALTY | 717.45 | 437.94 | 1,155.39 | 150.32 | 113.82 | 264.14 | 867.78 | 551.75 | 1,419.53 |
| MAY | | | | | | | | | |
| TAX ADJUSTMENTS | (6,110.47) | (3,729.88) | (9,840.35) | (395.28) | (299.29) | (694.57) | (6,505.75) | (4,029.17) | (10,534.92) |
| BASE TAX REV | (6,110.47) | (3,729.88) | (9,840.35) | (395.28) | (299.29) | (694.57) | (6,505.75) | (4,029.17) | (10,534.92) |
| TAXES | 7,265.89 | 4,435.16 | 11,701.05 | 1,162.73 | 873.71 | 2,036.44 | 8,428.62 | 5,308.87 | 13,737.49 |
| PENALTY | 715.63 | 436.82 | 1,152.45 | 378.81 | 283.38 | 662.19 | 1,094.43 | 720.21 | 1,814.64 |
| JUN | | | | | | | | | |
| TAX ADJUSTMENTS | (6,312.88) | (3,853.43) | (10,166.31) | (470.28) | (356.07) | (826.35) | (6,783.16) | (4,209.50) | (10,992.66) |
| BASE TAX REV | (5,876.77) | (3,587.23) | (9,464.00) | (423.64) | (320.76) | (744.40) | (6,300.41) | (3,907.99) | (10,208.40) |
| TAXES | 4,241.12 | 2,588.82 | 6,829.94 | 1,427.56 | 1,080.87 | 2,508.43 | 5,668.69 | 3,669.68 | 9,338.37 |
| PENALTY | 417.16 | 254.64 | 671.80 | 418.39 | 316.78 | 735.17 | 835.55 | 571.42 | 1,406.97 |
| JUL | | | | | | | | | |
| TAX ADJUSTMENTS | (6,509.00) | (3,973.14) | (10,482.14) | (437.06) | (330.91) | (767.97) | (6,946.05) | (4,304.06) | (11,250.11) |
| BASE TAX REV | (4,950.62) | (3,021.89) | (7,972.51) | (437.06) | (330.91) | (767.97) | (5,387.67) | (3,352.81) | (8,740.48) |
| TAXES | 5,834.57 | 3,561.46 | 9,396.03 | 1,355.37 | 1,025.14 | 2,380.51 | 7,189.93 | 4,586.61 | 11,776.54 |
| PENALTY | 850.82 | 519.34 | 1,370.16 | 371.89 | 281.09 | 652.98 | 1,222.71 | 800.43 | 2,023.14 |
| AUG | | | | | | | | | |
| TAX ADJUSTMENTS | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| BASE TAX REV | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| TAXES | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| PENALTY | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| SEP | | | | | | | | | |
| TAX ADJUSTMENTS | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| BASE TAX REV | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| TAXES | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| PENALTY | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| TOTAL | | | | | | | | | |
| BASE TAX REV | (28,898.06) | (17,639.60) | (46,537.66) | (4,542.51) | (3,384.58) | (7,927.09) | (33,440.56) | (21,024.19) | (54,464.75) |
| TAXES | 4,187,802.25 | 2,556,267.48 | 6,744,069.73 | 17,443.16 | 12,819.77 | 30,262.93 | 4,205,245.41 | 2,569,087.25 | 6,774,332.66 |
| PENALTY | 6,382.33 | 3,895.83 | 10,278.16 | 5,170.48 | 3,791.85 | 8,962.33 | 11,552.81 | 7,687.68 | 19,240.49 |
| TOTAL DISTRIBUTION | 4,165,286.53 | 2,542,523.70 | 6,707,810.23 | 18,071.13 | 13,227.04 | 31,298.17 | 4,183,357.65 | 2,555,750.75 | 6,739,108.40 |
| BEGINNING | | | | | | | | | |
| TAXES RECEIVABLE | 4,224,451.53 | 2,578,638.48 | 6,803,090.01 | 47,460.68 | 40,491.69 | 87,952.37 | 4,271,912.20 | 2,619,130.18 | 6,891,042.38 |
| TAX ADJUSTMENTS | (43,969.38) | (26,839.25) | (70,808.63) | (4,550.44) | (3,390.60) | (7,941.04) | (48,519.82) | (30,229.85) | (78,749.67) |
| BASE TAX REV | 28,898.06 | 17,639.60 | 46,537.66 | 4,542.51 | 3,384.58 | 7,927.09 | 33,440.56 | 21,024.19 | 54,464.75 |
| LESS: COLLECTIONS | (4,187,802.25) | (2,556,267.48) | (6,744,069.73) | (17,443.16) | (12,819.77) | (30,262.93) | (4,205,245.41) | (2,569,087.25) | (6,774,332.66) |
| TAX | | | | | | | | | |
| REC @ END OF PERIOD | 21,577.96 | 13,171.35 | 34,749.31 | 30,009.58 | 27,665.91 | 57,675.49 | 51,587.54 | 40,837.26 | 92,424.80 |
| | 62.10% | 37.90% | 100.00% | | | | | | |

Financial Statements

Northtown M.U.D.

Accountant's Compilation Report

July 31, 2023

The District is responsible for the accompanying financial statements of the governmental activities of Northtown M.U.D., as of and for the ten months ended July 31, 2023, which collectively comprise the District's basic financial statements – governmental funds in accordance with the accounting principles generally accepted in the United States of America. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

The District has omitted the management's discussion and analysis, the Statement of Net Assets, and Statement of Activities that the Governmental Accounting Standards Board required to be presented to supplement the basic financial statements. Such missing information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historic context.

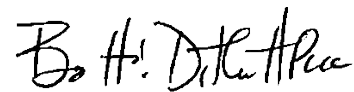
In addition, the District has elected to omit substantially all of the disclosures and the statement of cash flows required by accounting principles generally accepted in the United States of America. If the omitted disclosures and the statement of cash flows and the components required by GASB 34 were included in the financial statements, they might influence the user's conclusions about the District's financial position, results of operations, and cash flows. Accordingly, these financial statements are not designed for those who are not informed about such matters.

Accounting principles generally accepted in the United States of America require that budgetary comparison information be presented to supplement the basic financial statements. Such information is presented for purposes of additional analysis and, although not a required part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting and for placing the basic financial statements in an appropriate operational, economic, or historical context. Such information is the responsibility of management. The required supplementary information was subject to our compilation engagement. We have not audited or reviewed the required supplementary information and do not express an opinion, a conclusion, nor provide any assurance on such information.

Supplementary Information

The supplementary information contained in the schedules described in the Supplementary Information Index is presented for purposes of additional analysis and is not a required part of the basic financial statements. This information is the representation of management. The information was subject to our compilation engagement; however, we have not audited or reviewed the supplementary information and, accordingly, do not express an opinion, a conclusion, nor provide any form of assurance on such supplementary information.

We are not independent with respect to Northtown M.U.D.



BOTT & DOUTHITT, P.L.L.C.

August 16, 2023
Round Rock, TX

**Northtown Municipal Utility District
Governmental Funds Balance Sheet
July 31, 2023**

| | Governmental Funds | | | | Governmental Funds Total |
|---|---------------------------|----------------------|------------------------------|----------------------------------|---|
| | General Fund | Park Fund | Debt Service Fund | Capital Projects Fund | |
| Assets | | | | | |
| Cash and Cash Equivalents | | | | | |
| Cash on Deposit | \$ 338,456.18 | \$ 49,950.00 | \$ - | \$ - | \$ 388,406.18 |
| Petty Cash | 500.00 | - | - | - | 500.00 |
| Cash Equivalents | 17,527,855.27 | 53,716.30 | 3,196,105.67 | 4,620,906.09 | 25,398,583.33 |
| Receivables | | | | | |
| Service Accounts, net of allowance for doubtful accounts of \$27,500.00 | 322,376.08 | - | - | - | 322,376.08 |
| Accrued Service Revenue | 393,044.00 | - | - | - | 393,044.00 |
| Property Taxes | 51,587.50 | - | 40,837.30 | - | 92,424.80 |
| Other | 629,860.15 | - | - | - | 629,860.15 |
| Interfund | 3,228.80 | 701,692.00 | - | 40,374.32 | 745,295.12 |
| Total Assets | \$ 19,266,907.98 | \$ 805,358.30 | \$ 3,236,942.97 | \$ 4,661,280.41 | \$ 27,970,489.66 |
| Liabilities | | | | | |
| Accounts Payable | \$ 402,149.37 | \$ - | \$ - | \$ - | \$ 402,149.37 |
| Accrued Expenses | 39,737.80 | - | - | - | 39,737.80 |
| Retainage Payable | 200,000.01 | - | - | - | 200,000.01 |
| Payroll Taxes Payable | 4.40 | - | - | - | 4.40 |
| TCEQ Assessment | 7,842.80 | - | - | - | 7,842.80 |
| Customer Meter Deposits | 696,438.32 | - | - | - | 696,438.32 |
| Builder Deposits | 17,800.00 | - | - | - | 17,800.00 |
| Other Deposits | 67,181.97 | - | - | - | 67,181.97 |
| Capital Recovery Fees Payable | 115,200.00 | - | - | - | 115,200.00 |
| Unclaimed Property | 10,930.25 | - | - | - | 10,930.25 |
| Fiscal Surety Village Park Improvements | 108,247.23 | - | - | - | 108,247.23 |
| Interfund | 742,066.32 | - | 3,228.80 | - | 745,295.12 |
| Total Liabilities | 2,407,598.47 | - | 3,228.80 | - | 2,410,827.27 |
| Deferred Inflows of Resources | | | | | |
| Deferred Revenue - Property Taxes | 51,587.50 | - | 40,837.30 | - | 92,424.80 |
| Total Deferred Inflows of Resources | 51,587.50 | - | 40,837.30 | - | 92,424.80 |
| Fund Balance | | | | | |
| Fund Balances: | | | | | |
| Restricted for | | | | | |
| Debt Service | - | - | 3,192,876.87 | - | 3,192,876.87 |
| Capital Projects | - | - | - | 4,661,280.41 | 4,661,280.41 |
| Unassigned | 16,807,722.01 | 805,358.30 | - | - | 17,613,080.31 |
| Total Fund Balances | 16,807,722.01 | 805,358.30 | 3,192,876.87 | 4,661,280.41 | 25,467,237.59 |
| Total Liabilities, Deferred Inflows of Resources and Fund Balances | \$ 19,266,907.98 | \$ 805,358.30 | \$ 3,236,942.97 | \$ 4,661,280.41 | \$ 27,970,489.66 |

See Accountants' Report.

**Northtown Municipal Utility District
Statement of Revenues,
Expenditures & Changes in Fund Balance-Governmental Funds
October 1, 2022 - July 31, 2023**

| | Governmental Funds | | | | Governmental Funds Total |
|--|-------------------------|----------------------|------------------------|--------------------------|--------------------------------|
| | General Fund | Park Fund | Debt Service Fund | Capital Projects Fund | |
| Revenues: | | | | | |
| Property Taxes, including penalties | \$ 4,183,357.70 | \$ - | \$ 2,555,750.70 | \$ - | \$ 6,739,108.40 |
| Service Accounts, including penalties | 3,628,547.64 | - | - | - | 3,628,547.64 |
| Park Facility Rental | - | 426,000.00 | - | - | 426,000.00 |
| Other Income | 13,479.70 | - | - | - | 13,479.70 |
| Interest Income | 614,624.39 | 2,015.00 | 118,795.79 | 165,372.94 | 900,808.12 |
| Total Revenues | 8,440,009.43 | 428,015.00 | 2,674,546.49 | 165,372.94 | 11,707,943.86 |
| Expenditures: | | | | | |
| Current- | | | | | |
| WATER | | | | | |
| Bulk Water Purchase | 764,206.96 | - | - | - | 764,206.96 |
| TCEQ Fees | 7,658.25 | - | - | - | 7,658.25 |
| Water System Maintenance | 68,665.07 | - | - | - | 68,665.07 |
| Meter Purchases | 784.00 | - | - | - | 784.00 |
| Water Tap Inspections | 22,975.00 | - | - | - | 22,975.00 |
| WASTEWATER | | | | | |
| Bulk Wastewater Purchases | 954,685.14 | - | - | - | 954,685.14 |
| Wastewater System Maintenance | 30,237.04 | - | - | - | 30,237.04 |
| Lift Station Maintenance | 143,489.76 | - | - | - | 143,489.76 |
| Chemicals | 58,694.06 | - | - | - | 58,694.06 |
| ADMINISTRATIVE | | | | | |
| Director Fees | 4,500.00 | - | - | - | 4,500.00 |
| Payroll Taxes | 23,967.18 | - | - | - | 23,967.18 |
| Legal Fees - General | 83,671.18 | - | - | - | 83,671.18 |
| Legal Fees - Covenants | 13,718.00 | - | - | - | 13,718.00 |
| Management Services | 333,628.08 | - | - | - | 333,628.08 |
| Accounting Fees | 60,125.00 | - | - | - | 60,125.00 |
| Financial Advisor Fees | 1,434.42 | - | 1,125.58 | - | 2,560.00 |
| Audit Fees | 17,500.00 | - | - | - | 17,500.00 |
| Engineering Fees - General | 18,260.00 | - | - | - | 18,260.00 |
| Engineering Fees - Special | 23,731.44 | - | - | - | 23,731.44 |
| Professional Fees | 4,884.38 | - | - | - | 4,884.38 |
| Tax Collector/Appraisal Fees | 17,965.24 | - | 10,966.13 | - | 28,931.37 |
| Insurance | 2,664.56 | - | - | - | 2,664.56 |
| Credit Card Fees | 85,046.61 | - | - | - | 85,046.61 |
| Bank Service Charges | 7,253.96 | - | - | - | 7,253.96 |
| Conference/Training | 4,167.05 | - | - | - | 4,167.05 |
| PARKS | | | | | |
| Park Landscape Maintenance | 402,425.00 | - | - | - | 402,425.00 |
| Landscape Contingency | 60,944.68 | - | - | - | 60,944.68 |
| Park Facility Maintenance | 41,594.25 | - | - | - | 41,594.25 |
| Security | 55,777.50 | - | - | - | 55,777.50 |
| Well Repairs | 44,649.47 | - | - | - | 44,649.47 |
| Irrigation Repairs | 11,408.14 | - | - | - | 11,408.14 |
| Park Utilities | 9,109.22 | - | - | - | 9,109.22 |
| OTHER | | | | | |
| Nightwatchman Lights | 15,508.53 | - | - | - | 15,508.53 |
| Garbage Collection | 756,758.76 | - | - | - | 756,758.76 |
| Office Staff Expenses | 301,170.16 | - | - | - | 301,170.16 |
| Office Expenses | 90,682.16 | - | - | - | 90,682.16 |
| Public Notices | 286.00 | - | - | - | 286.00 |
| Telephone | 8,510.61 | - | - | - | 8,510.61 |
| Miscellaneous | 761.64 | - | - | - | 761.64 |
| Debt Service - | | | | | |
| Bond Interest Expense | - | - | 324,712.50 | - | 324,712.50 |
| Paying Agent Fees | - | - | 1,200.00 | - | 1,200.00 |
| Capital Outlay | 142,854.49 | - | - | - | 142,854.49 |
| Total Expenditures | 4,696,352.99 | - | 338,004.21 | - | 5,034,357.20 |
| Excess/(Deficiency) of Revenues over Expenditures | 3,743,656.44 | 428,015.00 | 2,336,542.28 | 165,372.94 | 6,673,586.66 |
| Fund Balance, October 1, 2022 | 13,064,065.57 | 377,343.30 | 856,334.59 | 4,495,907.47 | 18,793,650.93 |
| Fund Balance, July 31, 2023 | \$ 16,807,722.01 | \$ 805,358.30 | \$ 3,192,876.87 | \$ 4,661,280.41 | \$ 25,467,237.59 |

Supplementary Information Index

General Fund

- Budgetary Comparison Schedule
- Projection of Revenues & Expenditures
- A/P Aging Summary
- Other Deposits Summary
- Write Off Summary
- Payroll Summary – Directors
- Payroll Summary - Security

General Fund

Northtown Municipal Utility District
Budget Comparison Schedule
July 31, 2023

| | Current Month | | | Year-to-Date | | |
|----------------------------------|----------------|----------------|----------------|------------------|------------------|------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance |
| Revenues: | | | | | | |
| OPERATING | | | | | | |
| Water Service Fees | \$ 166,587 | \$ 136,053 | \$ 30,534 | \$ 1,223,350 | \$ 1,169,871 | \$ 53,479 |
| Water Tap Fees | 1,800 | 4,800 | (3,000) | 27,000 | 50,400 | (23,400) |
| Wastewater Service Fees | 116,975 | 114,003 | 2,972 | 1,100,638 | 1,140,030 | (39,392) |
| Wastewater Tap Fees | 1,800 | 4,800 | (3,000) | 26,400 | 50,400 | (24,000) |
| Basic Services | 122,018 | 117,225 | 4,793 | 1,153,301 | 1,172,250 | (18,949) |
| Application Fees | 2,240 | 833 | 1,407 | 14,851 | 8,330 | 6,521 |
| Service Penalties | 5,778 | 3,333 | 2,445 | 68,383 | 33,330 | 35,053 |
| Water and W/W Inspections | 900 | 2,500 | (1,600) | 14,625 | 25,000 | (10,375) |
| Total Operating | 418,098 | 383,547 | 34,551 | 3,628,548 | 3,649,611 | (21,063) |
| OTHER OPERATING | | | | | | |
| Property Tax | 1,802 | - | 1,802 | 4,171,805 | 3,991,615 | 180,190 |
| Property Tax Penalty | 1,223 | - | 1,223 | 11,553 | - | 11,553 |
| Total Other Operating | 3,025 | - | 3,025 | 4,183,358 | 3,991,615 | 191,743 |
| NON-OPERATING | | | | | | |
| Miscellaneous Revenue | (11) | 2,500 | (2,511) | 13,480 | 25,000 | (11,520) |
| Investment Interest | 79,482 | 10,000 | 69,482 | 614,624 | 100,000 | 514,624 |
| Total Non-Operating | 79,471 | 12,500 | 66,971 | 628,104 | 125,000 | 503,104 |
| Total Operating Revenues | 500,593 | 396,047 | 104,546 | 8,440,009 | 7,766,226 | 673,783 |
| OTHER | | | | | | |
| Park Fees | 249,600 | 2,500 | 247,100 | 426,000 | 25,000 | 401,000 |
| Park Interest Revenue | 240 | 25 | 215 | 2,015 | 250 | 1,765 |
| Total Other | 249,840 | 2,525 | 247,315 | 428,015 | 25,250 | 402,765 |
| Total Revenues | 750,433 | 398,572 | 351,861 | 8,868,024 | 7,791,476 | 1,076,548 |
| Expenditures: | | | | | | |
| OFFICE | | | | | | |
| Office Rent | - | - | - | 48,999 | 46,632 | (2,367) |
| Employee Benefits | 5,851 | 7,621 | 1,770 | 52,080 | 76,212 | 24,132 |
| Mileage Reimbursement | 238 | 300 | 62 | 2,513 | 3,000 | 487 |
| Office Utilities | 2,051 | 2,500 | 449 | 20,546 | 25,000 | 4,454 |
| Wages | 26,861 | 32,203 | 5,342 | 246,577 | 322,027 | 75,450 |
| Office Expenses | 647 | 1,250 | 603 | 21,137 | 12,500 | (8,637) |
| Total Office Expenditures | 35,649 | 43,874 | 8,225 | 391,852 | 485,371 | 93,519 |

**Northtown Municipal Utility District
Budget Comparison Schedule
July 31, 2023**

| | Current Month | | | Year-to-Date | | |
|------------------------------|----------------|----------------|---------------|------------------|------------------|----------------|
| | Actual | Budget | Variance | Actual | Budget | Variance |
| WATER | | | | | | |
| Bulk Water Purchases (Var) | 91,642 | 151,360 | 59,718 | 764,207 | 1,301,492 | 537,285 |
| Bulk Water Purchases (Fixed) | - | - | - | - | - | - |
| TCEQ System Fee | - | - | - | 7,658 | 8,000 | 342 |
| Water System Maintenance | 3,263 | 8,333 | 5,070 | 68,665 | 83,334 | 14,669 |
| Water Meters | - | - | - | 784 | - | (784) |
| Total Water | 94,904 | 160,893 | 65,989 | 846,064 | 1,405,426 | 559,362 |
| WASTEWATER | | | | | | |
| Bulk W/W Purchases | 97,963 | 128,193 | 30,230 | 954,685 | 1,281,930 | 327,245 |
| W/W System Maintenance | 525 | 25,000 | 24,475 | 30,237 | 250,000 | 219,763 |
| Lift Station Maintenance | 11,838 | 10,000 | (1,838) | 143,490 | 130,000 | (13,490) |
| Chemicals | 12,852 | 6,667 | (6,185) | 58,694 | 66,670 | 7,976 |
| Total Wastewater | 123,527 | 171,060 | 47,533 | 1,205,331 | 1,741,200 | 535,869 |
| ADMINISTRATIVE | | | | | | |
| Director Fees | 300 | 2,700 | 2,400 | 4,500 | 15,850 | 11,350 |
| Payroll Taxes | 2,422 | 3,475 | 1,053 | 23,967 | 34,750 | 10,783 |
| Legal Fees-General | 9,772 | 7,667 | (2,105) | 83,671 | 76,670 | (7,001) |
| Legal Fees-Special | - | - | - | - | - | - |
| Legal Fees-Covenants | 1,651 | 3,250 | 1,599 | 13,718 | 32,500 | 18,782 |
| Management Services | 33,184 | 33,838 | 654 | 333,628 | 338,380 | 4,752 |
| Bookkeeping Services | 6,000 | 6,020 | 20 | 60,125 | 60,960 | 835 |
| Financial Advisor Services | - | - | - | 1,434 | 1,500 | 66 |
| Audit Fees | - | - | - | 17,500 | 17,000 | (500) |
| Engineering Fees | 1,734 | 1,817 | 83 | 18,260 | 18,170 | (90) |
| Engineering Fees-Special | 275 | 6,667 | 6,392 | 23,731 | 66,670 | 42,939 |
| Professional Fees | 800 | 4,333 | 3,533 | 4,884 | 43,330 | 38,446 |
| Tax Assess/Collector Fees | - | - | - | 17,965 | 17,000 | (965) |
| Permits/MemberDues/Lic. | - | - | - | - | 1,000 | 1,000 |
| Insurance | - | - | - | 2,665 | - | (2,665) |
| Credit Card Fees | 8,500 | 7,667 | (833) | 85,047 | 76,670 | (8,377) |
| Conference/Training | - | - | - | 4,167 | 6,000 | 1,833 |
| Total Administrative | 64,639 | 77,434 | 12,795 | 695,263 | 806,450 | 111,187 |

**Northtown Municipal Utility District
Budget Comparison Schedule
July 31, 2023**

| | Current Month | | | Year-to-Date | | |
|---------------------------------------|-------------------|---------------------|-------------------|---------------------|---------------------|---------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance |
| PARKS | | | | | | |
| Landscape-Parks | 49,895 | 49,895 | - | 402,425 | 498,950 | 96,525 |
| Landscape-Contingency | - | 11,333 | 11,333 | 60,945 | 113,330 | 52,385 |
| Park Maintenance | 2,677 | 7,833 | 5,156 | 41,594 | 78,330 | 36,736 |
| Well Maintenance | 35,108 | 6,250 | (28,858) | 44,649 | 62,500 | 17,851 |
| Park Utilities | 1,574 | 1,500 | (74) | 9,109 | 15,000 | 5,891 |
| Security | 8,790 | 11,550 | 2,760 | 55,778 | 115,500 | 59,723 |
| Irrigation Repairs | 5,333 | 2,629 | (2,704) | 11,408 | 26,290 | 14,882 |
| Pond Restoration | - | 3,750 | 3,750 | - | 37,500 | 37,500 |
| Trail Maintenance | - | - | - | - | - | - |
| Fence Repair | - | - | - | - | - | - |
| Total Parks | 103,377 | 94,740 | (8,637) | 625,908 | 947,400 | 321,492 |
| OTHER | | | | | | |
| Meefing Expenses | - | 14 | 14 | - | 122 | 122 |
| Nightwatchman | 1,626 | 1,667 | 41 | 15,509 | 16,670 | 1,161 |
| Miscellaneous | 937 | 1,000 | 63 | 8,016 | 10,000 | 1,984 |
| Garbage Collection | 75,739 | 76,865 | 1,126 | 756,759 | 768,650 | 11,891 |
| Public Notices | - | - | - | - | - | - |
| Newsletter/Mail Outs | - | 208 | 208 | 286 | 2,080 | 1,794 |
| Signage | - | - | - | - | - | - |
| Telephone | 994 | 350 | (644) | 8,511 | 3,500 | (5,011) |
| Total Other | 79,296 | 80,104 | 808 | 789,080 | 801,022 | 11,943 |
| Total Expenditures | 501,391 | 628,105 | 126,714 | 4,553,498 | 6,186,869 | 1,633,371 |
| Operating Excess/(Deficiency) | (798) | (232,058) | 231,260 | 3,886,511 | 1,579,357 | 2,307,154 |
| CAPITAL OUTLAY | | | | | | |
| Design & Planning (SM & Wildflower Pc | - | - | - | - | - | - |
| Settlers Meadow Park/Admin Bldg (50 | 6,598 | - | (6,598) | 123,354 | 100,000 | (23,355) |
| Tree Program | - | - | - | - | - | - |
| Trail Conversion | 19,500 | 19,500 | - | 19,500 | 19,500 | - |
| Fence-Merseyside | - | - | - | - | - | - |
| Total Capital Outlay | 26,098 | 19,500 | (6,598) | 142,854 | 119,500 | (23,355) |
| Total Expenses & Park CIP | 527,489 | 647,605 | 120,116 | 4,696,353 | 6,306,369 | 1,610,016 |
| Total Excess/(Deficiency) | \$ 222,944 | \$ (249,033) | \$ 471,977 | \$ 4,171,671 | \$ 1,485,107 | \$ 2,686,564 |

Northtown Municipal Utility District
Actual/Budget Analysis - General Fund/Park Fund
Fiscal Year 2022-2023

| | FY 2023 Budget | Actual Oct-22 | Actual Nov-22 | Actual Dec-22 | Actual Jan-23 | Actual Feb-23 | Actual Mar-23 | Actual Apr-23 | Actual May-23 | Actual Jun-23 | Actual Jul-23 | Budget Aug-23 | Budget Sep-23 | FY-2023 Actual + Budget | Variance |
|---------------------------------|-------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|----------------------------|------------------|
| Revenues: | | | | | | | | | | | | | | | |
| OPERATING | | | | | | | | | | | | | | | |
| Water Service Fees | \$ 1,444,676 | \$ 137,129 | \$ 111,795 | \$ 183,462 | \$ 104,381 | \$ 117,796 | \$ 92,511 | \$ 88,798 | \$ 132,693 | \$ 88,197 | \$ 166,587 | \$ 137,396 | \$ 137,409 | \$ 1,498,155 | \$ 53,479 |
| Water Tap Fees | 60,000 | 0 | 4,800 | 600 | 0 | 2,400 | 3,600 | 6,000 | 2,400 | 5,400 | 1,800 | 4,800 | 4,800 | 36,600 | (23,400) |
| Wastewater Service Fees | 1,368,040 | 116,972 | 111,576 | 115,684 | 106,941 | 118,463 | 105,415 | 95,314 | 117,935 | 95,364 | 116,975 | 114,003 | 114,007 | 1,328,648 | (39,392) |
| Wastewater Tap Fees | 60,000 | 0 | 4,800 | 600 | 0 | 2,400 | 3,000 | 6,000 | 2,400 | 5,400 | 1,800 | 4,800 | 4,800 | 36,000 | (24,000) |
| Basic Services | 1,406,700 | 105,587 | 105,726 | 106,744 | 106,176 | 121,700 | 121,462 | 121,165 | 121,496 | 121,227 | 122,018 | 117,225 | 117,225 | 1,387,751 | (18,949) |
| Application Fees | 10,000 | 1,932 | 1,114 | 1,152 | 1,111 | 936 | 1,620 | 1,621 | 1,613 | 1,512 | 2,240 | 833 | 837 | 16,521 | 6,521 |
| Service Penalties | 40,000 | 8,412 | 6,259 | 915 | 15,146 | 4,873 | 5,846 | 5,544 | 6,027 | 9,581 | 5,778 | 3,333 | 3,337 | 75,053 | 35,053 |
| Water and W/W Inspections | 30,000 | 0 | 2,400 | 300 | 0 | 1,200 | 2,400 | 3,000 | 1,200 | 3,225 | 900 | 2,500 | 2,500 | 19,625 | (10,375) |
| Total Operating | 4,419,416 | 370,032 | 348,471 | 409,456 | 333,754 | 369,768 | 335,855 | 327,442 | 385,764 | 329,906 | 418,098 | 384,890 | 384,915 | 4,398,353 | (21,063) |
| OTHER OPERATING | | | | | | | | | | | | | | | |
| Property Tax | 3,991,615 | 1,045 | 67,230 | 2,464,049 | 1,386,920 | 214,200 | 32,039 | 3,230 | 1,923 | (632) | 1,802 | - | - | 4,171,805 | 180,190 |
| Property Tax Penalty | 0 | 225 | 39 | 946 | (85) | 2,683 | 3,725 | 868 | 1,094 | 836 | 1,223 | - | - | 11,553 | 11,553 |
| Total Other Operating | 3,991,615 | 1,270 | 67,268 | 2,464,994 | 1,386,835 | 216,883 | 35,764 | 4,097 | 3,017 | 204 | 3,025 | - | - | 4,183,358 | 191,743 |
| NON-OPERATING | | | | | | | | | | | | | | | |
| Miscellaneous Revenue | 30,000 | 400 | (800) | (200) | - | 38 | 193 | 13,485 | 125 | 250 | (11) | 2,500 | 2,500 | 18,480 | (11,520) |
| Investment Interest | 120,000 | 36,164 | 43,046 | 49,615 | 51,165 | 57,670 | 71,433 | 72,448 | 77,661 | 75,941 | 79,482 | 10,000 | 10,000 | 634,624 | 514,624 |
| Total Non-Operating | 150,000 | 36,564 | 42,246 | 49,415 | 51,165 | 57,707 | 71,626 | 85,933 | 77,786 | 76,191 | 79,471 | 12,500 | 12,500 | 653,104 | 503,104 |
| Total Operating Revenues | 8,561,031 | 407,866 | 457,986 | 2,923,866 | 1,771,754 | 644,359 | 443,245 | 417,473 | 466,568 | 406,301 | 500,593 | 397,390 | 397,415 | 9,234,814 | 673,783 |
| OTHER | | | | | | | | | | | | | | | |
| Park Fees | 30,000 | - | - | - | - | - | - | - | 176,400 | - | 249,600 | 2,500 | 2,500 | 431,000 | 401,000 |
| Park Interest Revenue | 300 | 136 | 166 | 190 | 201 | 190 | 214 | 216 | 233 | 229 | 240 | 25 | 25 | 2,065 | 1,765 |
| Total Other | 30,300 | 136 | 166 | 190 | 201 | 190 | 214 | 216 | 176,633 | 229 | 249,840 | 2,525 | 2,525 | 433,065 | 402,765 |
| Total Revenues | 8,591,331 | 408,002 | 458,152 | 2,924,056 | 1,771,954 | 644,548 | 443,459 | 417,689 | 643,201 | 406,530 | 750,433 | 399,915 | 399,940 | 9,667,879 | 1,076,548 |
| Expenditures: | | | | | | | | | | | | | | | |
| Office Rent | 46,632 | 5,081 | 5,081 | 5,081 | 5,116 | 5,340 | 5,340 | 5,340 | 7,280 | 5,340 | - | - | - | 48,999 | (2,367) |
| Employee Benefits | 91,454 | 4,924 | 4,940 | 4,297 | 4,942 | 5,585 | 4,990 | 4,987 | 5,067 | 6,496 | 5,851 | 7,621 | 7,621 | 67,322 | 24,132 |
| Mileage Reimb. | 3,600 | 275 | 238 | - | 214 | 517 | - | 449 | 292 | 290 | 238 | 300 | 300 | 3,113 | 487 |
| Office Utilities | 30,000 | 1,889 | 1,996 | 2,040 | 2,044 | 2,139 | 1,849 | 2,195 | 967 | 3,377 | 2,051 | 2,500 | 2,500 | 25,546 | 4,454 |
| Wages | 386,433 | 21,366 | 22,372 | 22,372 | 22,551 | 23,254 | 27,621 | 24,032 | 28,547 | 27,601 | 26,861 | 32,203 | 32,203 | 310,983 | 75,450 |
| Office Expenses | 15,000 | 140 | 677 | 297 | 587 | 1,147 | 3,372 | 1,603 | 8,932 | 3,735 | 647 | 1,250 | 1,250 | 23,637 | (8,637) |
| Total Water | 573,119 | 33,675 | 35,304 | 34,087 | 35,454 | 37,982 | 43,173 | 38,607 | 51,085 | 46,839 | 35,649 | 43,874 | 43,874 | 479,600 | 93,519 |

Northtown Municipal Utility District
Actual/Budget Analysis - General Fund/Park Fund
Fiscal Year 2022-2023

| FY 2023 Budget | Actual Oct-22 | Actual Nov-22 | Actual Dec-22 | Actual Jan-23 | Actual Feb-23 | Actual Mar-23 | Actual Apr-23 | Actual May-23 | Actual Jun-23 | Actual Jul-23 | Budget Aug-23 | Budget Sep-23 | FY-2023 Actual + Budget | Variance | |
|-----------------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|----------------------------|------------------|----------------|
| WATER | | | | | | | | | | | | | | | |
| Bulk Water Purchases (Var) | 1,607,215 | 109,181 | 69,472 | 73,232 | 68,640 | 58,028 | 76,932 | 66,498 | 60,514 | 90,068 | 91,642 | 152,854 | 152,869 | 1,069,930 | 537,285 |
| TCEQ System Fee | 8,000 | - | 7,558 | 100 | - | - | - | - | - | - | - | - | - | 7,658 | 342 |
| Water System Maintenance | 100,000 | 4,294 | 12,516 | 5,809 | 9,851 | 5,075 | 4,297 | 5,978 | 12,129 | 5,454 | 3,263 | 8,333 | 8,333 | 85,331 | 14,669 |
| Water Tap Inspection | 15,000 | - | - | 400 | - | - | 1,650 | 2,350 | 350 | - | - | 1,200 | 1,200 | 7,150 | 7,850 |
| Water Meters | 50,000 | - | 679 | - | - | 105 | - | - | - | - | - | - | 50,000 | 50,784 | (784) |
| Total Water | 1,780,215 | 113,475 | 90,225 | 79,541 | 78,491 | 63,208 | 82,879 | 74,826 | 72,993 | 95,521 | 94,904 | 162,387 | 212,402 | 1,220,853 | 559,362 |
| WASTEWATER | | | | | | | | | | | | | | | |
| Bulk W/W Purchases | 1,538,318 | 99,227 | 99,227 | 99,227 | 99,227 | 81,445 | 97,963 | 96,441 | 85,847 | 98,120 | 97,963 | 128,193 | 128,195 | 1,211,073 | 327,245 |
| W/W System Maintenance | 300,000 | 7,038 | 1,236 | 10,403 | 678 | 610 | 355 | 895 | 2,505 | 5,993 | 525 | 25,000 | 25,000 | 80,237 | 219,763 |
| W/W Tap Inspections | 15,000 | - | 3,150 | 2,700 | 800 | 3,025 | 1,575 | 250 | 2,950 | 3,425 | 350 | 1,200 | 1,200 | 20,625 | (5,625) |
| Lift Station Maintenance | 180,000 | 6,766 | 12,250 | 11,797 | 15,285 | 14,932 | 16,624 | 13,666 | 24,450 | 15,883 | 11,838 | 10,000 | 40,000 | 193,490 | (13,490) |
| Chemicals | 80,000 | 6,550 | 13,086 | - | 10,591 | - | - | 15,616 | - | - | 12,852 | 6,667 | 6,663 | 72,024 | 7,976 |
| Total Wastewater | 2,113,318 | 119,580 | 128,948 | 124,127 | 126,581 | 100,012 | 116,516 | 126,867 | 115,752 | 123,422 | 123,527 | 171,060 | 201,058 | 1,577,449 | 535,869 |
| ADMINISTRATIVE | | | | | | | | | | | | | | | |
| Director Fees | 20,000 | 300 | 300 | 450 | 900 | - | 600 | 300 | 300 | 1,050 | 300 | 2,000 | 2,150 | 8,650 | 11,350 |
| Payroll Taxes | 41,695 | 2,118 | 2,546 | 2,502 | 2,593 | 2,137 | 2,451 | 2,208 | 2,525 | 2,466 | 2,422 | 3,475 | 3,470 | 30,912 | 10,783 |
| Legal Fees-General | 92,000 | 9,729 | 8,083 | 8,000 | 6,078 | 7,041 | 7,500 | 10,669 | 8,818 | 7,981 | 9,772 | 7,667 | 7,663 | 99,001 | (7,001) |
| Legal Fees-Covenants | 39,000 | 878 | 472 | 500 | 2,952 | 1,361 | 3,000 | 276 | 1,566 | 1,061 | 1,651 | 3,250 | 3,250 | 20,218 | 18,782 |
| Management Services | 406,058 | 30,848 | 32,995 | 36,813 | 33,340 | 33,062 | 33,356 | 33,561 | 33,271 | 33,200 | 33,184 | 33,838 | 33,840 | 401,306 | 4,752 |
| Bookkeeping Services | 73,000 | 5,750 | 5,875 | 5,750 | 7,000 | 6,000 | 6,000 | 5,875 | 5,875 | 6,000 | 6,000 | 6,020 | 6,020 | 72,165 | 835 |
| Financial Advisor Services | 1,500 | 1,434 | - | - | - | - | - | - | - | - | - | - | - | 1,434 | 66 |
| Audit Fees | 17,000 | - | - | 14,000 | - | 3,500 | - | - | - | - | - | - | - | 17,500 | (500) |
| Engineering Fees | 21,800 | 1,734 | 1,734 | 1,734 | 2,654 | 1,734 | 1,734 | 1,734 | 1,734 | 1,734 | 1,734 | 1,817 | 1,813 | 21,890 | (90) |
| Engineering Fees-Special | 80,000 | 270 | 4,590 | 515 | 826 | 5,897 | 5,722 | 5,635 | - | - | 275 | 6,667 | 6,663 | 37,061 | 42,939 |
| Professional Fees | 52,000 | - | - | - | - | 800 | 800 | 800 | 84 | 1,600 | 800 | 4,333 | 4,337 | 13,554 | 38,446 |
| Tax Assess/Collector Fees | 22,000 | - | - | 8,936 | - | 4,515 | - | - | - | 4,515 | - | - | 5,000 | 22,965 | (965) |
| Permits/MemberDues/Lic. | 1,000 | - | - | - | - | - | - | - | - | - | - | - | - | - | 1,000 |
| Insurance | 40,000 | 995 | - | - | - | (1,831) | - | - | 3,501 | - | - | - | 40,000 | 42,665 | (2,665) |
| Credit Card Fees | 92,000 | 8,500 | 7,278 | 10,128 | 11,368 | 7,214 | 5,000 | 10,120 | 8,381 | 8,558 | 8,500 | 7,667 | 7,663 | 100,377 | (8,377) |
| Conference/Training | 6,000 | - | - | - | 915 | - | - | - | - | 3,252 | - | - | - | 4,167 | 1,833 |
| Total Administrative | 1,005,053 | 62,556 | 63,872 | 89,328 | 68,625 | 71,430 | 66,163 | 71,179 | 66,056 | 71,415 | 64,639 | 76,734 | 121,869 | 893,866 | 111,187 |

Northtown Municipal Utility District
Actual/Budget Analysis - General Fund/Park Fund
Fiscal Year 2022-2023

| | FY 2023 Budget | Actual Oct-22 | Actual Nov-22 | Actual Dec-22 | Actual Jan-23 | Actual Feb-23 | Actual Mar-23 | Actual Apr-23 | Actual May-23 | Actual Jun-23 | Actual Jul-23 | Budget Aug-23 | Budget Sep-23 | FY-2023 Actual + Budget | Variance |
|--------------------------------------|-------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|----------------------------|------------------|
| PARKS | | | | | | | | | | | | | | | |
| Landscape-Parks | 598,740 | 39,170 | 39,170 | 39,170 | 39,170 | 39,170 | 39,170 | 39,170 | 39,170 | 39,170 | 49,895 | 49,895 | 49,895 | 502,215 | 96,525 |
| Landscape-Contingency | 136,000 | 14,400 | 14,110 | 9,100 | - | - | 3,017 | - | 8,223 | 12,094 | - | 11,333 | 11,337 | 83,615 | 52,385 |
| Park Maintenance | 94,000 | 1,037 | 2,094 | 10,134 | 727 | 2,948 | 2,697 | 818 | 3,865 | 14,598 | 2,677 | 7,833 | 7,837 | 57,264 | 36,736 |
| Well Maintenance | 75,000 | 1,035 | - | 1,087 | - | 1,086 | 2,930 | - | 2,878 | 526 | 35,108 | 6,250 | 6,250 | 57,149 | 17,851 |
| Park Utilities | 18,000 | 747 | 653 | 614 | 640 | 518 | 781 | 1,150 | 1,145 | 1,286 | 1,574 | 1,500 | 1,500 | 12,109 | 5,891 |
| Security | 138,600 | 6,743 | 7,785 | 4,270 | 3,540 | 5,580 | 4,560 | 5,870 | 4,590 | 4,050 | 8,790 | 11,550 | 11,550 | 78,878 | 59,723 |
| Irrigation Repairs | 31,550 | 4,094 | - | 150 | - | - | 155 | 203 | 667 | 807 | 5,333 | 2,629 | 2,631 | 16,668 | 14,882 |
| Pond Restoration | 45,000 | - | - | - | - | - | - | - | - | - | - | 3,750 | 3,750 | 7,500 | 37,500 |
| Trail Maintenance | 1,000 | - | - | - | - | - | - | - | - | - | - | - | 1,000 | 1,000 | - |
| Fence Repair | 25,000 | - | - | - | - | - | - | - | - | - | - | - | 25,000 | 25,000 | - |
| Total Parks | 1,172,890 | 67,225 | 63,812 | 64,524 | 44,077 | 49,302 | 53,311 | 47,210 | 60,539 | 72,531 | 103,377 | 94,740 | 130,750 | 851,398 | 321,492 |
| OTHER | | | | | | | | | | | | | | | |
| Meeting Expenses | 150 | - | - | - | - | - | - | - | - | - | - | 14 | 14 | 28 | 122 |
| Nightwatchman | 20,000 | 1,430 | 1,430 | 1,429 | 1,430 | 1,624 | 1,622 | 1,667 | 1,627 | 1,625 | 1,626 | 1,667 | 1,663 | 18,839 | 1,161 |
| Miscellaneous | 12,000 | 771 | 882 | 1,046 | 384 | 808 | 804 | 786 | 801 | 796 | 937 | 1,000 | 1,000 | 10,016 | 1,984 |
| Garbage Collection | 922,374 | 75,693 | 75,693 | 75,000 | 75,687 | 76,362 | 75,623 | 75,623 | 75,623 | 75,716 | 75,739 | 76,865 | 76,859 | 910,483 | 11,891 |
| Public Notices | 4,000 | - | - | - | - | - | - | - | - | - | - | - | 4,000 | 4,000 | - |
| Newsletter/Mail Outs | 2,500 | - | - | - | 286 | - | - | - | - | - | - | 208 | 212 | 706 | 1,794 |
| Signage | 30,000 | - | - | - | - | - | - | - | - | - | - | - | 30,000 | 30,000 | - |
| Event Supplies | 3,000 | - | - | - | - | - | - | - | - | - | - | - | 3,000 | 3,000 | - |
| Telephone | 4,200 | 675 | 823 | 784 | 854 | 859 | 800 | 797 | 798 | 1,127 | 994 | 350 | 350 | 9,211 | (5,011) |
| Total Other | 998,224 | 78,568 | 78,827 | 78,259 | 78,640 | 79,653 | 78,849 | 78,874 | 78,849 | 79,264 | 79,296 | 80,104 | 117,098 | 986,282 | 11,943 |
| Total Expenditures | 7,642,819 | 475,080 | 460,988 | 469,866 | 431,868 | 401,587 | 440,891 | 437,563 | 445,274 | 488,992 | 501,391 | 628,899 | 827,051 | 6,009,448 | 1,633,371 |
| Operating Excess/(Deficiency) | 948,512 | (67,214) | (3,002) | 2,454,000 | 1,339,886 | 242,771 | 2,355 | (20,090) | 21,294 | (82,691) | (798) | (231,509) | (429,636) | 3,658,431 | 2,709,919 |
| CAPITAL OUTLAY | | | | | | | | | | | | | | | |
| Design & Planning (SM & Wildflower) | 80,000 | - | - | - | - | - | - | - | - | - | - | - | 80,000 | 80,000 | - |
| Settlers Meadow Park/Admin Bldg | 100,000 | 19,081 | 5,229 | 1,377 | 3,618 | 3,619 | 11,304 | 9,031 | 4,915 | 58,584 | 6,598 | - | 0 | 123,355 | (23,355) |
| Tree Program | 80,000 | - | - | - | - | - | - | - | - | - | - | - | 80,000 | 80,000 | - |
| Trail Conversion | 80,000 | - | - | - | - | - | - | - | - | - | 19,500 | - | 60,500 | 80,000 | - |
| Fence-Merseyside | 175,000 | - | - | - | - | - | - | - | - | - | - | - | 175,000 | 175,000 | - |
| Total Capital Outlay | 515,000 | 19,081 | 5,229 | 1,377 | 3,618 | 3,619 | 11,304 | 9,031 | 4,915 | 58,584 | 26,098 | - | 395,500 | 538,355 | (23,355) |
| Total Expenses & Park CIP | 8,157,819 | 494,161 | 466,217 | 471,243 | 435,486 | 405,206 | 452,194 | 446,594 | 450,188 | 547,576 | 527,489 | 628,899 | 1,222,551 | 6,547,803 | 1,610,016 |
| Net Revenues/(Deficit) | 433,512 | (86,159) | (8,065) | 2,452,813 | 1,336,468 | 239,342 | (8,735) | (28,905) | 193,013 | (141,045) | 222,944 | (228,984) | (822,611) | 3,120,076 | 2,686,564 |

Northtown M.U.D.
A/P Aging Summary
As of July 31, 2023

| | Current | 1 - 30 | 31 - 60 | 61 - 90 | > 90 | TOTAL |
|---|-------------------|------------------|-------------|-------------|-------------|-------------------|
| 1836 Realty Property Management | 0.00 | 107.95 | 0.00 | 0.00 | 0.00 | 107.95 |
| 360 Professional Services, Inc. | 14,218.80 | 0.00 | 0.00 | 0.00 | 0.00 | 14,218.80 |
| Ahuja, Gagan | 0.00 | 114.02 | 0.00 | 0.00 | 0.00 | 114.02 |
| Alterman, Inc. | 6,424.81 | 0.00 | 0.00 | 0.00 | 0.00 | 6,424.81 |
| Armbrust & Brown, P.L.L.C. | 13,525.45 | 0.00 | 0.00 | 0.00 | 0.00 | 13,525.45 |
| AT&T | 945.33 | 51.45 | 0.00 | 0.00 | 0.00 | 996.78 |
| Bott & Douthitt, P.L.L.C. | 6,202.70 | 0.00 | 0.00 | 0.00 | 0.00 | 6,202.70 |
| Brenntag Southwest | 6,822.80 | 0.00 | 0.00 | 0.00 | 0.00 | 6,822.80 |
| Charter Communications | 145.12 | 0.00 | 0.00 | 0.00 | 0.00 | 145.12 |
| City of Austin | 194,861.86 | 0.00 | 0.00 | 0.00 | 0.00 | 194,861.86 |
| City of Round Rock Environmental Services | 250.00 | 0.00 | 0.00 | 0.00 | 0.00 | 250.00 |
| Cooley, Edward | 0.00 | 21.07 | 0.00 | 0.00 | 0.00 | 21.07 |
| Crossroads Utility Services | 46,626.92 | 0.00 | 0.00 | 0.00 | 0.00 | 46,626.92 |
| Deleon, Alicia | 0.00 | 247.53 | 0.00 | 0.00 | 0.00 | 247.53 |
| Employee Incentive Plans, Inc. | 740.37 | 0.00 | 0.00 | 0.00 | 0.00 | 740.37 |
| Feick, Josh | 0.00 | 33.74 | 0.00 | 0.00 | 0.00 | 33.74 |
| Garcia, Tomas | 0.00 | 48.85 | 0.00 | 0.00 | 0.00 | 48.85 |
| Gonzales, Becky | 0.00 | 667.23 | 0.00 | 0.00 | 0.00 | 667.23 |
| Gonzalez, Sonya | 0.00 | 76.61 | 0.00 | 0.00 | 0.00 | 76.61 |
| Havens, Tyler Allen | 0.00 | 37.75 | 0.00 | 0.00 | 0.00 | 37.75 |
| Hitchcock Design, Inc. | 34.58 | 0.00 | 0.00 | 0.00 | 0.00 | 34.58 |
| Iles, Roman | 0.00 | 31.01 | 0.00 | 0.00 | 0.00 | 31.01 |
| KB Homes | 0.00 | 406.59 | 0.00 | 0.00 | 0.00 | 406.59 |
| Koshy, Justin | 0.00 | 42.46 | 0.00 | 0.00 | 0.00 | 42.46 |
| Man, Chanasna | 0.00 | 2.28 | 0.00 | 0.00 | 0.00 | 2.28 |
| Merit Properties | 0.00 | 112.07 | 0.00 | 0.00 | 0.00 | 112.07 |
| Miri, Seyed | 0.00 | 109.30 | 0.00 | 0.00 | 0.00 | 109.30 |
| Morris Green Properties | 0.00 | 111.14 | 0.00 | 0.00 | 0.00 | 111.14 |
| Neighborhood Reality | 0.00 | 130.26 | 0.00 | 0.00 | 0.00 | 130.26 |
| Nguyen, Kim-Ngan | 0.00 | 106.83 | 0.00 | 0.00 | 0.00 | 106.83 |
| Orchard Property III, LLC | 0.00 | 77.15 | 0.00 | 0.00 | 0.00 | 77.15 |
| Perez, Fabiola | 0.00 | 43.92 | 0.00 | 0.00 | 0.00 | 43.92 |
| Ramona Oliver | 2,167.26 | 0.00 | 0.00 | 0.00 | 0.00 | 2,167.26 |
| Resendiz, Maria D. | 0.00 | 69.83 | 0.00 | 0.00 | 0.00 | 69.83 |
| Richardson, Clarita | 0.00 | 38.38 | 0.00 | 0.00 | 0.00 | 38.38 |
| Roadrunner Inspection Services | 0.00 | 1,650.00 | 0.00 | 0.00 | 0.00 | 1,650.00 |
| Salihi, Jordan Al | 0.00 | 91.71 | 0.00 | 0.00 | 0.00 | 91.71 |
| Sean, Fallon | 0.00 | 26.02 | 0.00 | 0.00 | 0.00 | 26.02 |
| Shalonda Thomas | 100.00 | 0.00 | 0.00 | 0.00 | 0.00 | 100.00 |
| Simpson, Reese | 0.00 | 94.80 | 0.00 | 0.00 | 0.00 | 94.80 |
| Stevens, Jeffery | 0.00 | 67.67 | 0.00 | 0.00 | 0.00 | 67.67 |
| TCB Construction, Inc. | 0.00 | 19,500.00 | 0.00 | 0.00 | 0.00 | 19,500.00 |
| Texas Disposal Systems, Inc. | 75,739.16 | 0.00 | 0.00 | 0.00 | 0.00 | 75,739.16 |
| TexaScapes | 732.68 | 4,600.00 | 0.00 | 0.00 | 0.00 | 5,332.68 |
| Tran, Nam | 0.00 | 82.91 | 0.00 | 0.00 | 0.00 | 82.91 |
| Travis County Sheriff's Department | 2,440.00 | 0.00 | 0.00 | 0.00 | 0.00 | 2,440.00 |
| Tree Realty | 0.00 | 137.67 | 0.00 | 0.00 | 0.00 | 137.67 |
| Ucar, Melek | 0.00 | 115.47 | 0.00 | 0.00 | 0.00 | 115.47 |
| Verizon | 48.31 | 0.00 | 0.00 | 0.00 | 0.00 | 48.31 |
| Williams Mapping & Consulting | 800.00 | 0.00 | 0.00 | 0.00 | 0.00 | 800.00 |
| Wilson, Destinee | 0.00 | 207.74 | 0.00 | 0.00 | 0.00 | 207.74 |
| Zhang, Helen | 0.00 | 61.81 | 0.00 | 0.00 | 0.00 | 61.81 |
| TOTAL | 372,826.15 | 29,323.22 | 0.00 | 0.00 | 0.00 | 402,149.37 |

See Accountants' Report.

Northtown Municipal Utility District
OTHER DEPOSITS SUMMARY
July 31, 2023

| Description | Amount |
|----------------------------------|---------------------|
| VILLAGE AT NORTHTOWN | \$ 7,815.36 |
| RIVERSIDE RESOURCES | 1,980.00 |
| PISD REVIEW | 749.10 |
| FAUST DRAINAGE ON HOWARD LN. | 760.00 |
| LAKES AT TECH RIDGE | 1,757.50 |
| HARRIS RIDGE CONDOS | 2,287.00 |
| DESSAU RETAIL DEPOSIT | 2,875.06 |
| TECH RIDGE APARTMENT PROJECT | 3,383.66 |
| VILLAS AT TECH RIDGE | 3,408.80 |
| EDENBROOK RIDGE | 3,286.40 |
| HEATHERWILDE RETAIL CENTER | 750.90 |
| HPI REAL ESTATE PLAN REVIEW | 1,300.00 |
| DESSAU FOUNTAIN ESTATES | 3,881.00 |
| THE LAKES BLVD - ST. CROIX | 1,352.50 |
| PACT VENTURES - LAKES/GAS | 1,862.60 |
| KB HOMES - VILLAGES AT NORTHTOWN | 5,000.00 |
| VILLAGES AT NORTHTOWN - YENTAI | 765.60 |
| DESSAU RETAIL - ACR | 2,500.00 |
| VILLAGES - MULTI-FAMILY WB PKWY | 1,927.60 |
| VILLAGE AT NT - KIOSK | 10,000.00 |
| HEATHERWILDE MULTI FAMILY | 403.37 |
| VILLAGES - AVALONBAY MF | 5,000.00 |
| LAKES RETAIL - SPLENDID | 1,689.10 |
| JDs SUPERMARKET - DESSAU | 4,000.00 |
| Total Other Deposits | <u>\$ 68,735.55</u> |

Northtown Municipal Utility District
VILLAGE AT NORTHTOWN / TX PROTAX DEPOSITS
July 31, 2023

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|---|-----------------|--------------------|
| | | INITIAL DEPOSIT | \$ 1,000.00 |
| 10/31/19 | 360 Professional Services, Inc. - #2288 | VILLAGE AT NTWN | (249.90) |
| 10/31/19 | Armbrust & Brown, PLLC - #158546 | VILLAGE AT NTWN | (1,731.50) |
| 11/30/19 | Armbrust & Brown, PLLC - #159482 | VILLAGE AT NTWN | (412.00) |
| 12/31/19 | Armbrust & Brown, PLLC - #160252 | VILLAGE AT NTWN | (2,203.48) |
| 01/31/20 | 360 Professional Services, Inc. - #2381 | VILLAGE AT NTWN | (6,171.21) |
| 01/31/20 | Armbrust & Brown, PLLC - #161287 | VILLAGE AT NTWN | (329.00) |
| 02/29/20 | Invoice #1281 | | 16,010.02 |
| 02/29/20 | 360 Professional Services, Inc. - #2411 | VILLAGE AT NTWN | (765.00) |
| 02/29/20 | Armbrust & Brown, PLLC - #161983 | VILLAGE AT NTWN | (141.00) |
| 03/31/20 | 360 Professional Services, Inc. - #2439 | VILLAGE AT NTWN | (1,020.00) |
| 03/31/20 | Armbrust & Brown, PLLC - #162525 | VILLAGE AT NTWN | (1,038.50) |
| 04/30/20 | 360 Professional Services, Inc. - #2461 | VILLAGE AT NTWN | (255.00) |
| 04/30/20 | Armbrust & Brown, PLLC - #163383 | VILLAGE AT NTWN | (1,849.50) |
| 05/31/20 | 360 Professional Services, Inc. - #2478 | VILLAGE AT NTWN | (1,020.00) |
| 05/31/20 | Armbrust & Brown, PLLC - #164168 | VILLAGE AT NTWN | (70.00) |
| 06/30/20 | Armbrust & Brown, PLLC - #164763 | VILLAGE AT NTWN | (446.50) |
| 07/31/20 | Armbrust & Brown, PLLC - #165344 | VILLAGE AT NTWN | (493.50) |
| 07/31/20 | 360 Professional Services, Inc. - #2523 | VILLAGE AT NTWN | (2,677.19) |
| 09/30/20 | Armbrust & Brown, PLLC - #166375 | VILLAGE AT NTWN | (70.50) |
| 10/31/20 | 360 Professional Services, Inc. - #2606 | VILLAGE AT NTWN | (510.00) |
| 11/30/20 | 360 Professional Services, Inc. - #2632 | VILLAGE AT NTWN | (1,079.63) |
| 11/30/20 | Armbrust & Brown, PLLC - #168699 | VILLAGE AT NTWN | (752.00) |
| 12/31/20 | Armbrust & Brown, PLLC - #169305 | VILLAGE AT NTWN | (1,527.50) |
| 01/31/21 | Armbrust & Brown, PLLC - #170375 | VILLAGE AT NTWN | (600.00) |
| 02/28/21 | 360 Professional Services, Inc. - #2696 | VILLAGE AT NTWN | (260.10) |
| 02/28/21 | Armbrust & Brown, PLLC - #170765 | VILLAGE AT NTWN | (500.00) |
| 03/31/21 | Armbrust & Brown, PLLC - #171742 | VILLAGE AT NTWN | (1,975.00) |
| 04/30/21 | 360 Professional Services, Inc. - #2747 | VILLAGE AT NTWN | (260.10) |
| 05/31/21 | Armbrust & Brown, PLLC - #172662 | VILLAGE AT NTWN | (755.58) |
| 05/31/21 | Invoice #1304 | VILLAGE AT NTWN | 17,050.92 |
| 05/31/21 | 360 Professional Services, Inc. - #2772 | VILLAGE AT NTWN | (260.10) |
| 06/30/21 | Armbrust & Brown, PLLC - #172662 | VILLAGE AT NTWN | (781.96) |
| 07/31/21 | Armbrust & Brown, PLLC - #174856 | VILLAGE AT NTWN | (600.00) |
| 08/31/21 | Armbrust & Brown, PLLC - #175723 | VILLAGE AT NTWN | (725.00) |
| 09/30/21 | 360 Professional Services, Inc. - #2883 | VILLAGE AT NTWN | (260.10) |
| 09/30/21 | Armbrust & Brown, PLLC - #176465 | VILLAGE AT NTWN | (50.00) |
| 10/31/21 | Armbrust & Brown, PLLC - #177441 | VILLAGE AT NTWN | (625.00) |
| 11/30/21 | Armbrust & Brown, PLLC - #178434 | VILLAGE AT NTWN | (100.00) |
| 01/31/22 | Armbrust & Brown, PLLC - #179739 | VILLAGE AT NTWN | (627.00) |
| 08/31/22 | 360 Professional Services, Inc. - #3242 | VILLAGE AT NTWN | (270.30) |
| 12/31/22 | Armbrust & Brown, PLLC - #188943 | VILLAGE AT NTWN | (747.50) |
| 01/31/23 | Armbrust & Brown, PLLC - #189778 | VILLAGE AT NTWN | (198.00) |
| 02/28/23 | Armbrust & Brown, PLLC - #190598 | VILLAGE AT NTWN | (132.00) |
| 03/31/23 | Armbrust & Brown, PLLC - #191488 | VILLAGE AT NTWN | (792.00) |
| | | Escrow Balance | <u>\$ 7,815.36</u> |

**Northtown Municipal Utility District
Riverside Resources Deposit
July 31, 2023**

| DATE | VENDOR/INVOICE # | DESCRIPTION | AMOUNT |
|----------|--------------------|---------------------------|--------------------|
| 12/16/05 | | ADDITIONAL DEPOSIT REC'D | 2,500.00 |
| 03/06/08 | SAM JONES / 2230 | 02/08 RIVERSIDE RESOURCES | (80.00) |
| 10/31/09 | JONES-HEROY / 3091 | 10/09 RIVERSIDE RESOURCES | (160.00) |
| 11/30/09 | JONES-HEROY / 3126 | 11/09 RIVERSIDE RESOURCES | (280.00) |
| | | TOTAL DEPOSIT | <u>\$ 1,980.00</u> |

See Accountants' Report.

**Northtown Municipal Utility District
PISD REVIEW DEPOSIT
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|---------------|---|------------------------------|------------------|
| 04/19/06 | | INITIAL DEPOSIT | \$ 2,500.00 |
| 04/18/06 | SAM JONES / 1213 | 04/06 BROOKFIELD ELEM SCHOOL | (703.75) |
| 05/31/06 | SAM JONES / 1292 | 05/06 BROOKFIELD ELEM SCHOOL | (560.00) |
| 06/01/06 | SAM JONES / 1344 | 06/06 BROOKFIELD ELEM SCHOOL | (80.00) |
| 08/07/06 | SAM JONES / 1432 | 08/06 BROOKFIELD ELEM SCHOOL | (120.00) |
| 09/26/07 | PAYMENT / CHECK # 22565 - BAIRD/WILLIAMS CONSTRUCTION | | 1,463.75 |
| 11/09/07 | ARMBRUST & BROWN / 66755 | 10/07 INDUSTRIAL WASTE | (199.00) |
| 01/09/08 | ARMBRUST & BROWN / 68201 | 12/07 INDUSTRIAL WASTE | (68.00) |
| 08/05/11 | PAYMENT | | 2,767.00 |
| 09/30/11 | Kimley-Horn & Associates, Inc./68534011-0911 | Pflugerville ISD | (460.00) |
| 02/29/12 | Kimley-Horn & Associates, Inc./68534016-0212 | Pflugerville ISD | (430.00) |
| 06/30/12 | 360 Professional Services / 90 | Pflugerville ISD | (418.20) |
| 07/31/12 | 360 Professional Services / 105 | Pflugerville ISD | (418.20) |
| 09/30/12 | 360 Professional Services / 143 | Pflugerville ISD | (1,254.60) |
| 05/31/19 | 360 Professional Services / 2143 | Pflugerville ISD | (499.80) |
| 07/31/19 | 360 Professional Services / 2206 | Pflugerville ISD | (249.90) |
| 04/30/21 | 360 Professional Services / 2745 | Pflugerville ISD | (260.10) |
| 05/31/21 | 360 Professional Services / 2770 | Pflugerville ISD | (260.10) |
| TOTAL DEPOSIT | | | <u>\$ 749.10</u> |

See Accountants' Report.

**Northtown Municipal Utility District
 FAUST DRAINAGE ON HOWARD LN DEPOSITS
 July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|--------------------|---------------------------------|------------------|
| 03/14/08 | | INITIAL DEPOSIT | \$ 1,000.00 |
| 03/06/08 | SAM JONES / 2202 | 02/08 B FAUST DRAINAGE EASEMENT | (240.00) |
| | | TOTAL DEPOSIT | <u>\$ 760.00</u> |

**Northtown Municipal Utility District
LAKES AT TECH RIDGE
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|--------------------------|------------------------------------|--------------------|
| 11/21/06 | | INITIAL DEPOSIT | \$ 2,500.00 |
| 10/31/09 | ARMBRUST & BROWN / 82169 | 10/09 SPEC PROJ-LAKE AT TECH RIDGE | (82.50) |
| 11/30/09 | ARMBRUST & BROWN / 82627 | 11/09 SPEC PROJ-LAKE AT TECH RIDGE | (660.00) |
| | | TOTAL DEPOSIT | <u>\$ 1,757.50</u> |

See Accountants' Report.

**Northtown Municipal Utility District
Harris Ridge Condos Deposit
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|---------------------------|-------------------------|--------------------|
| 12/10/08 | MB HARRIS RIDGE - DEPOSIT | | 2,500.00 |
| 10/31/09 | ARMBRUST / 82052 | HARRIS RIDGE COMMERCIAL | (71.00) |
| 12/31/09 | ARMBRUST / 83347 | HARRIS RIDGE COMMERCIAL | (142.00) |
| | | TOTAL DEPOSIT | <u>\$ 2,287.00</u> |

**Northtown Municipal Utility District
Dessau Retail Deposit
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|-----------------------------------|-------------------------|--------------------|
| 03/05/09 | DEPOSIT | | 2,500.00 |
| 04/30/09 | DEPOSIT - INDUSTRIAL WASTE PERMIT | | 1,500.00 |
| 04/30/09 | SAM JONES / 2846 | DESSAU RETAIL | (480.00) |
| 08/31/09 | CITY OF AUSTIN | INDUSTRIAL WASTE PERMIT | (64.94) |
| 10/31/09 | JONES - HERROY / 3095 | DESSAU RETAIL | (100.00) |
| 11/30/09 | JONES - HERROY / 3129 | DESSAU RETAIL | (480.00) |
| | | TOTAL DEPOSIT | <u>\$ 2,875.06</u> |

**Northtown Municipal Utility District
Tech Ridge Multifamily
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|---------------|---|--|--------------------|
| 03/04/11 | Deposit | Escrow | 5,000.00 |
| 09/30/11 | Kimley-Horn & Associates / 68534011-0911 | 9/11 Engineering Fees - Tech Ridge Apartments | (460.00) |
| 10/31/11 | Kimley-Horn & Associates / 68534011-1011 | 10/11 Engineering Fees - Tech Ridge Apartments | (230.00) |
| 10/31/11 | Bank Fees associated with international check | | (225.00) |
| 11/30/11 | ARMBRUST & BROWN / 98978 | 11/11 Legal Fees - Tech Ridge Apartments | (1,029.50) |
| 11/30/11 | Kimley-Horn & Associates / 68534011-1111 | 11/11 Engineering Fees - Tech Ridge Apartments | (460.00) |
| 12/31/11 | ARMBRUST & BROWN / 99596 | 12/11 Legal Fees - Tech Ridge Apartments | (2,201.00) |
| 12/31/11 | Kimley-Horn & Associates / 68534011-1211 | 12/11 Engineering Fees - Tech Ridge Apartments | (690.00) |
| 01/31/12 | ARMBRUST & BROWN / 100048 | 01/12 Legal Fees - Tech Ridge Apartments | (1,228.50) |
| 02/29/12 | ARMBRUST & BROWN / 100618 | 02/12 Legal Fees - Tech Ridge Apartments | (895.50) |
| 02/29/12 | Invoiced #1082 - Paid | | 5,295.50 |
| 03/31/12 | ARMBRUST & BROWN / 101078 | 03/12 Legal Fees - Tech Ridge Apartments | (842.00) |
| 03/31/12 | ARMBRUST & BROWN / 101195 | 03/12 Legal Fees - Tech Ridge Apartments | (759.57) |
| 04/30/12 | 360 Professional Services / 58 | 4/12 Engineering Fees - Tech Ridge Apartments | (418.20) |
| 04/30/12 | Arnbrust & Brown, P.L.L.C. / 101562 | 4/12 Legal Fees - Tech Ridge Apartments | (205.25) |
| 04/30/12 | Arnbrust & Brown, P.L.L.C. / 101570 | 4/12 Legal Fees - Tech Ridge Apartments | (1,015.00) |
| 05/31/12 | Invoiced #1096 | | 5,364.02 |
| 05/31/12 | Arnbrust & Brown, P.L.L.C. / 102125 | 5/12 Legal Fees - Tech Ridge Apartments | (840.00) |
| 05/31/12 | Arnbrust & Brown, P.L.L.C. / 102118 | 5/12 Legal Fees - Tech Ridge Apartments | (287.00) |
| 05/31/12 | 360 Professional Services / 74 | 5/12 Engineering Fees - Tech Ridge Apartments | (638.50) |
| 06/30/12 | Arnbrust & Brown, P.L.L.C. / 102709 | 6/12 Legal Fees - Tech Ridge Apartments | (287.00) |
| 06/30/12 | Arnbrust & Brown, P.L.L.C. / 102716 | 6/12 Legal Fees - Tech Ridge Apartments | (52.50) |
| 07/31/12 | 360 Professional Services / 106 | 7/12 Engineering Fees - Tech Ridge Apartments | (836.40) |
| 07/31/12 | Arnbrust & Brown, P.L.L.C. / 103169 | 7/12 Legal Fees - Tech Ridge Apartments | (1,055.00) |
| 07/31/12 | Arnbrust & Brown, P.L.L.C. / 103161 | 7/12 Legal Fees - Tech Ridge Apartments | (300.73) |
| 08/31/12 | Arnbrust & Brown, P.L.L.C. / 103602 | 8/12 Legal Fees - Tech Ridge Apartments | (233.54) |
| 08/31/12 | Arnbrust & Brown, P.L.L.C. / 103729 | 8/12 Legal Fees - Tech Ridge Apartments | (1,937.50) |
| 08/31/12 | Invoiced #1103 | | 6,468.17 |
| 09/30/12 | 360 Professional Services / 142 | 9/12 Engineering Fees - Tech Ridge Apartments | (209.10) |
| 09/30/12 | 360 Professional Services / 144 | 9/12 Engineering Fees - Tech Ridge Apartments | (209.10) |
| 09/30/12 | Arnbrust & Brown, P.L.L.C. / 104097 | 9/12 Legal Fees - Tech Ridge Apartments | (300.00) |
| 09/30/12 | Arnbrust & Brown, P.L.L.C. / 104228 | 9/12 Legal Fees - Tech Ridge Apartments | (562.50) |
| 09/30/12 | Arnbrust & Brown, P.L.L.C. / 104231 | 9/12 Legal Fees - Tech Ridge Apartments | (717.50) |
| 10/31/12 | 360 Professional Services / 164 | 10/12 Engineering Fees - Tech Ridge Apartments | (836.40) |
| 10/31/12 | Arnbrust & Brown, P.L.L.C. / 104722 | 10/12 Legal Fees - Tech Ridge Apartments | (1,564.12) |
| 10/31/12 | Arnbrust & Brown, P.L.L.C. / 104724 | 10/12 Legal Fees - Tech Ridge Apartments | (1,925.00) |
| 11/19/12 | Invoiced #1108 | | 6,323.72 |
| 11/30/12 | 360 Professional Services / 188 | 11/12 Engineering Fees - Tech Ridge Apartments | (836.40) |
| 11/30/12 | Arnbrust & Brown, P.L.L.C. / 105303 | 11/12 Legal Fees - Tech Ridge Apartments | (1,924.28) |
| 11/30/12 | Arnbrust & Brown, P.L.L.C. / 105304 | 11/12 Legal Fees - Tech Ridge Apartments | (63.39) |
| 12/31/12 | 360 Professional Services / 208 | 12/12 Engineering Fees - Tech Ridge Apartments | (836.40) |
| 12/31/12 | Arnbrust & Brown, P.L.L.C. / 105795 | 12/12 Legal Fees - Tech Ridge Apartments | (1,312.50) |
| 01/31/13 | 360 Professional Services / 232 | 1/13 Engineering Fees - Tech Ridge Apartments | (140.00) |
| 01/31/13 | Arnbrust & Brown, P.L.L.C. / 106344 | 1/13 Legal Fees - Tech Ridge Apartments | (219.30) |
| 02/18/13 | Invoiced #1120 | | 5,332.27 |
| 02/28/13 | 360 Professional Services / 257 | 2/13 Engineering Fees - Tech Ridge Apartments | (438.60) |
| 02/28/13 | Arnbrust & Brown, P.L.L.C. / 106865 | 2/13 Legal Fees - Tech Ridge Apartments | (122.50) |
| 03/31/13 | 360 Professional Services / 281 | 3/13 Engineering Fees - Tech Ridge Apartments | (438.60) |
| 03/31/13 | 360 Professional Services / 282 | 3/13 Engineering Fees - Tech Ridge Apartments | (877.20) |
| 03/31/13 | Arnbrust & Brown, P.L.L.C. / 107423 | 3/13 Legal Fees - Tech Ridge Apartments | (700.00) |
| 04/30/13 | 360 Professional Services / 297 | 4/13 Engineering Fees - Tech Ridge Apartments | (657.90) |
| 04/30/13 | Arnbrust & Brown, P.L.L.C. / 108033 | 4/13 Legal Fees - Tech Ridge Apartments | (70.00) |
| 05/31/13 | Arnbrust & Brown, P.L.L.C. / 108696 | 5/13 Legal Fees - Tech Ridge Apartments | (122.50) |
| 07/31/13 | Arnbrust & Brown, P.L.L.C. / 109827 | 7/13 Legal Fees - Tech Ridge Apartments | (290.50) |
| 02/28/14 | 360 Professional Services / 487 | 2/14 Engineering Fees - Tech Ridge Apts/The Oaks | (448.80) |
| 06/30/14 | 360 Professional Services / 605 | 6/14 Engineering Fees - Tech Ridge Apts/The Oaks | (897.60) |
| 07/31/14 | Invoiced #1159 | | 5,064.20 |
| 09/30/14 | 360 Professional Services / 695 | 9/14 Engineering Fees - Tech Ridge Apts/The Oaks | (239.34) |
| 03/31/12 | 360 Professional Services / 824 | Engineering Fees - Tech Ridge Apts/The Oaks | (459.00) |
| 04/30/15 | 360 Professional Services / 848 | Engineering Fees - Tech Ridge Apts/The Oaks | (459.00) |
| 08/31/15 | 360 Professional Services / 958 | Engineering Fees - Tech Ridge Apts/The Oaks | (459.00) |
| TOTAL DEPOSIT | | | <u>\$ 3,383.66</u> |

**Northtown Municipal Utility District
Villas at Tech Ridge
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|----------------------------------|--|--------------------|
| 05/30/13 | Deposit | | 5,000.00 |
| 05/31/13 | 360 Professional Services / 314 | 5/13 Engineering Fees - Villas at Tech Ridge | (219.30) |
| 02/28/14 | 360 Professional Services / 489 | 2/14 Engineering Fees - Villas at Tech Ridge | (897.60) |
| 06/30/16 | 360 Professional Services / 1208 | 6/16 Engineering Fees - Villas at Tech Ridge | (234.60) |
| 05/31/17 | 360 Professional Services / 1539 | 5/17 Engineering Fees - Villas at Tech Ridge | (239.70) |
| | | TOTAL DEPOSIT | <u>\$ 3,408.80</u> |

**Northtown Municipal Utility District
Edenbrook Ridge
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|---------------|---------------------------------|-----------------|--------------------|
| 07/21/14 | Invoiced #1158 | | 5,000.00 |
| 07/31/14 | 360 Professional Services #639 | Edenbrook Ridge | (673.20) |
| 01/31/15 | 360 Professional Services #777 | Edenbrook Ridge | (2,334.98) |
| 03/31/15 | 360 Professional Services #822 | Edenbrook Ridge | (1,219.20) |
| 11/15/18 | Invoice #1256 | | 4,227.38 |
| 12/31/18 | 360 Professional Services #2010 | Edenbrook Ridge | (489.60) |
| 02/28/19 | 360 Professional Services #2058 | Edenbrook Ridge | (834.47) |
| 08/31/19 | 360 Professional Services #2232 | Edenbrook Ridge | (499.80) |
| 10/31/19 | 360 Professional Services #2287 | Edenbrook Ridge | (331.17) |
| 11/30/19 | 360 Professional Services #2317 | Edenbrook Ridge | (999.60) |
| 05/08/20 | Invoice #1286 | | 3,154.64 |
| 05/31/20 | 360 Professional Services #2476 | Edenbrook Ridge | (510.00) |
| 07/31/20 | 360 Professional Services #2520 | Edenbrook Ridge | (1,166.18) |
| 10/31/20 | 360 Professional Services #2605 | Edenbrook Ridge | (1,275.00) |
| 12/31/20 | 360 Professional Services #2653 | Edenbrook Ridge | (765.00) |
| 01/31/21 | 360 Professional Services #2675 | Edenbrook Ridge | (540.52) |
| 03/31/21 | 360 Professional Services #2720 | Edenbrook Ridge | (1,820.70) |
| 04/30/21 | 360 Professional Services #2744 | Edenbrook Ridge | (260.10) |
| 05/03/21 | Invoice #1305 | Edenbrook Ridge | 6,077.40 |
| 09/30/21 | 360 Professional Services #2882 | Edenbrook Ridge | (520.20) |
| 10/31/21 | 360 Professional Services #2920 | Edenbrook Ridge | (260.10) |
| 02/28/22 | 360 Professional Services #3040 | Edenbrook Ridge | (1,351.50) |
| 03/31/22 | 360 Professional Services #3079 | Edenbrook Ridge | (270.30) |
| 04/30/22 | 360 Professional Services #3151 | Edenbrook Ridge | (1,081.20) |
| 06/30/22 | 360 Professional Services #3174 | Edenbrook Ridge | (1,351.50) |
| 07/31/22 | 360 Professional Services #3207 | Edenbrook Ridge | (270.30) |
| 08/31/22 | 360 Professional Services #3239 | Edenbrook Ridge | (1,351.50) |
| 09/30/22 | 360 Professional Services #3278 | Edenbrook Ridge | (270.30) |
| 10/31/22 | Invoice #1325 | Edenbrook Ridge | 6,987.00 |
| 11/30/22 | 360 Professional Services #3353 | Edenbrook Ridge | (617.10) |
| 12/31/22 | 360 Professional Services #3402 | Edenbrook Ridge | (270.30) |
| 01/31/23 | 360 Professional Services #3419 | Edenbrook Ridge | (275.40) |
| 02/28/23 | 360 Professional Services #3451 | Edenbrook Ridge | (275.40) |
| 06/30/23 | 360 Professional Services #3566 | Edenbrook Ridge | (275.40) |
| TOTAL DEPOSIT | | | <u>\$ 3,286.40</u> |

**Northtown Municipal Utility District
Heatherwilde Retail Center
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|---------------------------------|----------------------------|------------------|
| 12/30/14 | Invoiced #1170 | | 2,500.00 |
| 12/31/14 | 360 Professional Services #755 | Heatherwilde Retail Center | (224.40) |
| 01/31/15 | 360 Professional Services #778 | Heatherwilde Retail Center | (459.00) |
| 03/31/15 | 360 Professional Services #801 | Heatherwilde Retail Center | (918.00) |
| 03/31/15 | 360 Professional Services #823 | Heatherwilde Retail Center | (688.50) |
| 03/31/15 | Invoiced #1178 | Heatherwilde Retail Center | 1,601.40 |
| 06/30/16 | 360 Professional Services #823 | Heatherwilde Retail Center | (469.20) |
| 08/31/16 | 360 Professional Services #1264 | Heatherwilde Retail Center | (234.60) |
| 09/30/16 | Received payment | Heatherwilde Retail Center | 2,500.00 |
| 09/30/16 | 360 Professional Services #1295 | Heatherwilde Retail Center | (703.80) |
| 09/30/16 | Armbrust & Brown #132421 | Heatherwilde Retail Center | (793.00) |
| 10/31/16 | 360 Professional Services #1319 | Heatherwilde Retail Center | (703.80) |
| 10/31/17 | 360 Professional Services #1669 | Heatherwilde Retail Center | (239.70) |
| 03/31/18 | 360 Professional Services #1780 | Heatherwilde Retail Center | (244.80) |
| 08/31/17 | Cash Receipts | | 1,500.00 |
| 08/31/17 | 360 Professional Services | 2800 Heatherwilde | (239.70) |
| 08/31/17 | Armbrust & Brown, PLLC | 2800 Heatherwilde | (154.50) |
| 04/30/18 | 360 Professional Services #1806 | Heatherwilde Retail Center | (1,224.00) |
| 08/31/18 | 360 Professional Services #1914 | Heatherwilde Retail Center | (489.60) |
| 02/28/19 | 360 Professional Services #2059 | Heatherwilde Retail Center | (249.90) |
| 03/31/19 | Cash Receipts | | 2,935.10 |
| 04/30/19 | 360 Professional Services #2105 | Heatherwilde Retail Center | (1,249.50) |
| 05/31/19 | 360 Professional Services #2140 | Heatherwilde Retail Center | (999.60) |
| | | Total Invoice | <u>\$ 750.90</u> |

**Northtown Municipal Utility District
HPI Real Estate
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|---------------------------------|-----------------------------|--------------------|
| 06/13/16 | Invoiced #1197 | | 2,500.00 |
| 06/30/16 | 360 Professional Services #1206 | HPI Real Estate Plan Review | (1,200.00) |
| | | TOTAL DEPOSIT | <u>\$ 1,300.00</u> |

**Northtown Municipal Utility District
Dessau Fountain Estates
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|-------------------------|-------------------------|--------------------|
| 07/05/16 | Invoiced #1199 | | 5,000.00 |
| 07/31/16 | Armbrust & Brown/131190 | Dessau Fountain Estates | (694.00) |
| 08/31/16 | Armbrust & Brown/131844 | Dessau Fountain Estates | (425.00) |
| | | TOTAL DEPOSIT | <u>\$ 3,881.00</u> |

**Northtown Municipal Utility District
The Lakes Blvd - St. Croix
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|-------------------------|-----------------------------|--------------------|
| 01/19/17 | Invoiced | | 2,500.00 |
| 01/31/17 | Armbrust & Brown/134800 | The Lakes Blvd. - St. Croix | (467.50) |
| 02/28/17 | Armbrust & Brown/135446 | The Lakes Blvd. - St. Croix | (510.00) |
| 03/31/17 | Armbrust & Brown/136079 | The Lakes Blvd. - St. Croix | (170.00) |
| | | TOTAL DEPOSIT | <u>\$ 1,352.50</u> |

**Northtown Municipal Utility District
Pact Ventures - Lake/Ntown Blvd.
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|---------------|---------------------------------|----------------------------------|--------------------|
| 04/20/17 | Cash Receipts | | 2,500.00 |
| 04/30/17 | 360 Professional Services/#1510 | Pact Ventures - Lake/Ntown Blvd. | (479.40) |
| 05/31/17 | Armbrust & Brown/137505 | Pact Ventures - Lake/Ntown Blvd. | (70.00) |
| 04/20/18 | Cash Receipts | | 2,500.00 |
| 05/31/19 | 360 Professional Services/#2142 | Pact Ventures - Lake/Ntown Blvd. | (499.80) |
| 01/31/20 | 360 Professional Services/#2380 | Pact Ventures - Lake/Ntown Blvd. | (1,068.20) |
| 03/31/20 | 360 Professional Services/#2438 | Pact Ventures - Lake/Ntown Blvd. | (510.00) |
| 07/31/20 | 360 Professional Services/#2521 | Pact Ventures - Lake/Ntown Blvd. | (510.00) |
| TOTAL DEPOSIT | | | <u>\$ 1,862.60</u> |

**Northtown Municipal Utility District
KB Homes - Villages at Northtown
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------------------|----------------------------------|---------------------------|--------------------|
| 07/31/17 | Cash Receipts | | 5,000.00 |
| 08/31/17 | 360 Professional Services | KB Homes - Villages at NT | (239.70) |
| 12/31/17 | 360 Professional Services | KB Homes - Villages at NT | (318.58) |
| 01/31/18 | 360 Professional Services | KB Homes - Villages at NT | (734.40) |
| 02/28/18 | 360 Professional Services | KB Homes - Villages at NT | (244.80) |
| 06/30/18 | 360 Professional Services | KB Homes - Villages at NT | (848.69) |
| 07/31/18 | 360 Professional Services | KB Homes - Villages at NT | (1,591.20) |
| 08/31/18 | 360 Professional Services | KB Homes - Villages at NT | (1,468.80) |
| 09/30/18 | Invoiced #1253 | | 5,446.17 |
| 10/31/18 | 360 Professional Services - 1964 | KB Homes - Villages at NT | (979.20) |
| 10/31/18 | Armbrust & Brown, PLLC-149369 | KB Homes - Villages at NT | (291.00) |
| 11/30/18 | 360 Professional Services - 1990 | KB Homes - Villages at NT | (244.80) |
| 12/31/18 | Armbrust & Brown, PLLC-150320 | KB Homes - Villages at NT | (141.83) |
| 12/31/18 | 360 Professional Services - 2011 | KB Homes - Villages at NT | (489.60) |
| 12/31/18 | Armbrust & Brown, PLLC-151063 | KB Homes - Villages at NT | (274.50) |
| 02/28/19 | 360 Professional Services - 2060 | KB Homes - Villages at NT | (999.60) |
| 03/31/19 | Armbrust & Brown, PLLC-153310 | KB Homes - Villages at NT | (49.50) |
| 04/30/19 | 360 Professional Services - 2106 | KB Homes - Villages at NT | (749.70) |
| 05/31/19 | 360 Professional Services - 2141 | KB Homes - Villages at NT | (999.60) |
| 07/31/19 | 360 Professional Services - 2205 | KB Homes - Villages at NT | (2,499.00) |
| 07/31/19 | Armbrust & Brown, PLLC-156409 | KB Homes - Villages at NT | (142.50) |
| 08/31/19 | 360 Professional Services - 2233 | KB Homes - Villages at NT | (1,999.20) |
| 08/31/19 | Armbrust & Brown, PLLC-157171 | KB Homes - Villages at NT | (66.00) |
| 08/31/19 | Invoice #1274 | | 7,426.03 |
| 09/30/19 | 360 Professional Services - 2262 | KB Homes - Villages at NT | (499.80) |
| 11/30/19 | Armbrust & Brown, PLLC-159481 | KB Homes - Villages at NT | (683.00) |
| 01/31/20 | Armbrust & Brown, PLLC-161286 | KB Homes - Villages at NT | (94.00) |
| 10/14/21 | Invoice #1312 | | 3,776.80 |
| 10/31/21 | 360 Professional Services - 2921 | KB Homes - Villages at NT | (780.30) |
| 10/31/21 | Armbrust & Brown, PLLC-177440 | KB Homes - Villages at NT | (725.00) |
| 11/30/21 | 360 Professional Services - 2945 | KB Homes - Villages at NT | (780.30) |
| 11/30/21 | Armbrust & Brown, PLLC-178433 | KB Homes - Villages at NT | (1,600.00) |
| 12/31/21 | 360 Professional Services - 2970 | KB Homes - Villages at NT | (260.10) |
| 02/28/22 | 360 Professional Services - 3041 | KB Homes - Villages at NT | (540.60) |
| 03/31/22 | 360 Professional Services - 3080 | KB Homes - Villages at NT | (1,946.04) |
| 03/31/22 | Armbrust & Brown, PLLC-181180 | KB Homes - Villages at NT | (655.50) |
| 04/30/22 | 360 Professional Services - 3117 | KB Homes - Villages at NT | (540.60) |
| 04/30/22 | Armbrust & Brown, PLLC-182320 | KB Homes - Villages at NT | (969.00) |
| 05/31/22 | 360 Professional Services - 3152 | KB Homes - Villages at NT | (810.90) |
| 06/30/22 | Armbrust & Brown, PLLC-183767 | KB Homes - Villages at NT | (598.50) |
| 06/30/22 | 360 Professional Services - 3175 | KB Homes - Villages at NT | (1,892.10) |
| 07/26/22 | Invoice #1324 | | 12,098.94 |
| 07/31/22 | Armbrust & Brown, PLLC-184513 | KB Homes - Villages at NT | (1,072.50) |
| 07/31/22 | 360 Professional Services - 3208 | KB Homes - Villages at NT | (1,351.50) |
| 08/31/22 | 360 Professional Services - 3240 | KB Homes - Villages at NT | (1,621.80) |
| 09/30/22 | 360 Professional Services - 3279 | KB Homes - Villages at NT | (1,081.20) |
| 09/30/22 | Armbrust & Brown, PLLC-186359 | KB Homes - Villages at NT | (784.50) |
| 10/31/22 | 360 Professional Services - 3318 | KB Homes - Villages at NT | (810.90) |
| 10/31/22 | Invoice #1326 | | 6,722.40 |
| 11/30/22 | 360 Professional Services - 3354 | KB Homes - Villages at NT | (887.40) |
| 11/30/22 | Armbrust & Brown, PLLC-187877 | KB Homes - Villages at NT | (650.00) |
| 12/31/22 | 360 Professional Services - 3403 | KB Homes - Villages at NT | (270.30) |
| 01/31/23 | Armbrust & Brown, PLLC-189777 | KB Homes - Villages at NT | (275.40) |
| 01/31/23 | 360 Professional Services - 3420 | KB Homes - Villages at NT | (924.00) |
| 02/28/23 | 360 Professional Services - 3452 | KB Homes - Villages at NT | (826.20) |
| 03/31/23 | 360 Professional Services - 3485 | KB Homes - Villages at NT | (826.20) |
| 03/31/23 | Armbrust & Brown, PLLC-191487 | KB Homes - Villages at NT | (528.00) |
| 04/30/23 | 360 Professional Services - 3515 | KB Homes - Villages at NT | (275.40) |
| 04/30/23 | Armbrust & Brown, PLLC-192395 | KB Homes - Villages at NT | (132.00) |
| 05/31/23 | 360 Professional Services - 3542 | KB Homes - Villages at NT | (2,203.20) |
| 05/31/23 | Armbrust & Brown, PLLC-193130 | KB Homes - Villages at NT | (1,287.00) |
| 06/30/23 | 360 Professional Services - 3567 | KB Homes - Villages at NT | (275.40) |
| 07/31/23 | 360 Professional Services - 3594 | KB Homes - Villages at NT | (1,927.80) |
| 07/31/23 | Invoice #1336 | | 11,288.30 |
| TOTAL DEPOSIT | | | \$ 5,000.00 |

**Northtown Municipal Utility District
Villages at Northtown - Yentai
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|---------------|---------------------------|-------------------------|------------------|
| 05/29/18 | Cash Receipts | | 1,500.00 |
| 05/31/18 | 360 Professional Services | Villages at NT - Yentai | (489.60) |
| 06/30/18 | 360 Professional Services | Villages at NT - Yentai | (244.80) |
| TOTAL DEPOSIT | | | <u>\$ 765.60</u> |

**Northtown Municipal Utility District
Dessau Retail - ACR
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|----------------------------------|---------------------|--------------------|
| 10/23/18 | Invoice #1255 | | 2,500.00 |
| 10/31/18 | 360 Professional Services - 1963 | Dessau Retail - ACR | (489.60) |
| 02/28/19 | 360 Professional Services - 2056 | Dessau Retail - ACR | (840.10) |
| 02/28/23 | 360 Professional Services - 3450 | Dessau Retail - ACR | (550.80) |
| 03/31/23 | 360 Professional Services - 3484 | Dessau Retail - ACR | (275.40) |
| 04/30/23 | 360 Professional Services - 3514 | Dessau Retail - ACR | (275.40) |
| 07/31/23 | 360 Professional Services - 3593 | Dessau Retail - ACR | (1,377.00) |
| 07/31/23 | Invoice #1337 | | 3,808.30 |
| | | TOTAL DEPOSIT | <u>\$ 2,500.00</u> |

**Northtown Municipal Utility District
Villages - Multi-Family WB Pkwy.
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|---------------|----------------------------------|-------------|--------------------|
| 02/28/19 | Check #138329 | | 5,000.00 |
| 04/30/19 | 360 Professional Services - 2108 | | (499.80) |
| 05/31/19 | 360 Professional Services - 2145 | | (749.70) |
| 06/30/19 | 360 Professional Services - 2177 | | (499.80) |
| 07/31/19 | 360 Professional Services - 2177 | | (2,855.56) |
| 08/31/19 | 360 Professional Services - 2234 | | (1,249.50) |
| 08/31/19 | Invoice #1273 | | 5,854.36 |
| 11/30/19 | 360 Professional Services - 2318 | | (818.77) |
| 12/31/19 | 360 Professional Services - 2346 | | (1,249.50) |
| 01/31/20 | 360 Professional Services - 2382 | | (2,618.59) |
| 01/31/20 | Armbrust & Brown - 161289 | | (1,281.50) |
| 02/29/20 | Invoice #1282 | | 3,468.36 |
| 02/29/20 | 360 Professional Services - 2412 | | (355.38) |
| 02/29/20 | Armbrust & Brown - 161985 | | (235.00) |
| 03/31/20 | 360 Professional Services - 2440 | | (2,040.00) |
| 03/31/20 | Armbrust & Brown - 162527 | | (564.00) |
| 05/08/20 | Invoice #1285 | | 3,194.38 |
| 05/31/20 | Armbrust & Brown - 164169 | | (47.00) |
| 06/30/20 | 360 Professional Services - 2498 | | (1,430.71) |
| 06/30/20 | Armbrust & Brown - 164764 | | (70.50) |
| 07/31/20 | Armbrust & Brown - 165345 | | (376.00) |
| 07/31/20 | 360 Professional Services - 2524 | | (1,076.17) |
| 09/30/20 | Armbrust & Brown - 166376 | | (2,491.00) |
| 09/30/20 | 360 Professional Services - 2577 | | (2,116.49) |
| 10/31/20 | Armbrust & Brown - 166376 | | (1,386.50) |
| 10/31/20 | 360 Professional Services - 2577 | | (714.36) |
| 11/30/20 | 360 Professional Services - 2633 | | (765.00) |
| 11/30/20 | Invoice #1295 | | 9,708.73 |
| 11/30/20 | Armbrust & Brown - 168700 | | (760.98) |
| 12/31/20 | 360 Professional Services - 2654 | | (448.80) |
| 12/31/20 | Armbrust & Brown - 169306 | | (67.33) |
| 01/31/21 | 360 Professional Services - 2676 | | (1,300.50) |
| 01/31/21 | Armbrust & Brown - 170376 | | (375.00) |
| 02/28/21 | 360 Professional Services - 2697 | | (520.20) |
| 03/31/21 | 360 Professional Services - 2722 | | (780.30) |
| 05/03/21 | Invoice #1306 | | 5,018.11 |
| 06/30/21 | 360 Professional Services - 2797 | | (260.10) |
| 08/31/21 | 360 Professional Services - 2857 | | (260.10) |
| 10/31/21 | 360 Professional Services - 2922 | | (260.10) |
| 03/31/22 | 360 Professional Services - 3082 | | (810.90) |
| 04/30/22 | 360 Professional Services - 3120 | | (1,081.20) |
| 07/31/22 | 360 Professional Services - 3210 | | (270.30) |
| 08/31/22 | 360 Professional Services - 3243 | | (540.60) |
| 09/30/22 | 360 Professional Services - 3283 | | (1,892.10) |
| 10/31/22 | 360 Professional Services - 3321 | | (810.90) |
| 10/31/22 | Invoice #1327 | | 6,186.30 |
| 11/30/22 | 360 Professional Services - 3355 | | (1,157.70) |
| 12/31/22 | 360 Professional Services - 3405 | | (1,621.80) |
| 01/25/23 | Invoice #1330 | | 2,779.50 |
| 01/31/23 | 360 Professional Services - 3422 | | (826.20) |
| 02/28/23 | 360 Professional Services - 3422 | | (1,652.40) |
| 03/31/23 | 360 Professional Services - 3487 | | (275.40) |
| 04/30/23 | 360 Professional Services - 3517 | | (1,101.60) |
| 04/30/23 | Armbrust & Brown - 192396 | | (2,211.00) |
| 05/23/23 | Invoice #1333 | | 6,066.60 |
| 05/31/23 | 360 Professional Services 35344 | | (275.40) |
| 05/31/23 | Armbrust & Brown - 193131 | | (165.00) |
| 06/30/23 | Armbrust & Brown - 194054 | | (132.00) |
| TOTAL DEPOSIT | | | <u>\$ 1,927.60</u> |

**Northtown Municipal Utility District
Village at Northtown - Kiosk
July 31, 2023**

| <u>DATE</u> | <u>VENDOR / INVOICE #</u> | <u>DESCRIPTION</u> | <u>AMOUNT</u> |
|-------------|---------------------------|--------------------|---------------------|
| 12/12/19 | Deposit | | 10,000.00 |
| | | TOTAL DEPOSIT | <u>\$ 10,000.00</u> |

**Northtown Municipal Utility District
Heatherwilde Multi-Family
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|----------------------------------|-----------------|------------------|
| 04/23/21 | Deposit | | 3,500.00 |
| 05/31/21 | 360 Professional Services - 2773 | Heatherwilde MF | (2,698.83) |
| 06/30/21 | 360 Professional Services - 2795 | Heatherwilde MF | (397.80) |
| | | TOTAL DEPOSIT | <u>\$ 403.37</u> |

**Northtown Municipal Utility District
Villages - AvalonBay MF
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|----------------------------------|-------------------------|--------------------|
| 12/20/21 | Deposit | | 5,000.00 |
| 12/31/21 | 360 Professional Services - 2971 | Villages - AvalonBay MF | (260.10) |
| 02/28/22 | 360 Professional Services - 3043 | Villages - AvalonBay MF | (270.30) |
| 06/30/22 | 360 Professional Services - 3177 | Villages - AvalonBay MF | (270.30) |
| 08/31/22 | 360 Professional Services - 3241 | Villages - AvalonBay MF | (1,081.20) |
| 10/31/22 | 360 Professional Services - 3320 | Villages - AvalonBay MF | (270.30) |
| 12/31/22 | 360 Professional Services - 3404 | Villages - AvalonBay MF | (1,621.80) |
| 04/30/23 | 360 Professional Services - 3516 | Villages - AvalonBay MF | (2,203.20) |
| 05/31/23 | 360 Professional Services - 3543 | Villages - AvalonBay MF | (1,101.60) |
| 06/30/23 | 360 Professional Services - 3568 | Villages - AvalonBay MF | (826.20) |
| 07/31/23 | 360 Professional Services - 3597 | Villages - AvalonBay MF | (1,377.00) |
| 07/31/23 | Armbrust & Brown, PLLC - 194810 | Villages - AvalonBay MF | (1,650.00) |
| 07/31/23 | Invoice #1338 | | 10,932.00 |
| | | TOTAL DEPOSIT | <u>\$ 5,000.00</u> |

**Northtown Municipal Utility District
Lakes Retail - Splendid
July 31, 2023**

| DATE | VENDOR / INVOICE # | DESCRIPTION | AMOUNT |
|----------|----------------------------------|-------------------------|--------------------|
| 04/30/22 | Deposit | | 2,500.00 |
| 04/30/22 | 360 Professional Services - 3118 | Villages - AvalonBay MF | (540.60) |
| 09/30/22 | 360 Professional Services - 3280 | Villages - AvalonBay MF | (270.30) |
| | | TOTAL DEPOSIT | <u>\$ 1,689.10</u> |

**Northtown Municipal Utility District
JDs Supermarket - Dessau
July 31, 2023**

| <u>DATE</u> | <u>VENDOR / INVOICE #</u> | <u>DESCRIPTION</u> | <u>AMOUNT</u> |
|-------------|---------------------------|--------------------|--------------------|
| 02/16/23 | Deposit | Invoice #1331 | 4,000.00 |
| | | TOTAL DEPOSIT | <u>\$ 4,000.00</u> |

**Northtown M.U.D.
Write Off Summary
7/31/2023**

| | Write Offs | Collections |
|--------------|----------------------|--------------------|
| FYE 9/2010 | 13,834.45 | 473.84 |
| FYE 9/2011 | 13,463.25 | 81.44 |
| FYE 9/2012 | 11,700.83 | 336.33 |
| FYE 9/2013 | 13,647.71 | 412.86 |
| FYE 9/2014 | 12,852.94 | 961.95 |
| FYE 9/2015 | 16,873.05 | 1,676.53 |
| FYE 9/2016 | 9,253.23 | 913.40 |
| FYE 9/2017 | 9,161.23 | 38.91 |
| FYE 9/2018 | 11,977.36 | 993.96 |
| 10/31/2018 | 1,519.24 | - |
| 11/30/2018 | 1,126.33 | 66.18 |
| 12/31/2018 | 1,485.30 | 28.93 |
| 1/31/2019 | 739.81 | 101.42 |
| 2/28/2019 | 462.99 | 92.54 |
| 3/31/2019 | 1,233.07 | - |
| 4/30/2019 | 91.48 | - |
| 5/31/2019 | - | 138.08 |
| 6/30/2019 | - | - |
| 7/31/2019 | 61.20 | - |
| 8/31/2019 | 353.47 | 65.37 |
| 9/30/2019 | 970.21 | 214.04 |
| 10/31/2019 | 276.53 | - |
| 11/30/2019 | 684.32 | - |
| 12/31/2019 | 1,400.21 | 104.02 |
| 1/31/2020 | 165.18 | - |
| 2/29/2020 | 79.55 | 78.53 |
| 3/31/2020 | 493.52 | - |
| 4/30/2020 | 347.84 | - |
| 5/31/2020 | 118.38 | 330.15 |
| 6/30/2020 | 567.92 | 434.94 |
| 7/31/2020 | - | - |
| 8/31/2020 | 1,534.99 | - |
| 9/30/2020 | 837.99 | - |
| 10/31/2020 | 1,681.38 | 262.72 |
| 11/30/2020 | 1,810.70 | 74.56 |
| 12/31/2020 | 577.34 | - |
| 1/31/2021 | 1,945.60 | 21.00 |
| 2/28/2021 | 898.79 | 266.15 |
| 3/31/2021 | - | 217.22 |
| 4/30/2021 | - | 358.51 |
| 5/31/2021 | 5,502.46 | 89.85 |
| 6/30/2021 | 1,130.42 | - |
| 7/31/2021 | 5,413.65 | 23.06 |
| 8/31/2021 | 2,420.24 | 167.91 |
| 9/30/2021 | 226.38 | 23.06 |
| 10/31/2021 | 1,620.83 | 23.06 |
| 11/30/2021 | 3,140.46 | 23.06 |
| 12/31/2021 | 80.62 | 23.06 |
| 1/31/2022 | - | - |
| 2/28/2022 | 597.86 | 96.47 |
| 3/31/2022 | - | 23.06 |
| 4/30/2022 | 156.90 | - |
| 5/31/2022 | 1,070.12 | - |
| 6/30/2022 | 732.92 | 78.09 |
| 7/31/2022 | 327.98 | 54.33 |
| 8/31/2022 | 1,773.74 | - |
| 9/30/2022 | 613.52 | - |
| 10/31/2022 | - | - |
| 11/30/2022 | - | - |
| 12/31/2022 | 294.65 | - |
| 1/31/2023 | 374.77 | - |
| 2/28/2023 | 319.31 | - |
| 3/31/2023 | 1,124.35 | - |
| 4/30/2023 | 492.35 | - |
| 5/31/2023 | 866.35 | - |
| 6/30/2023 | 307.72 | - |
| 7/31/2023 | 227.76 | - |
| Total | \$ 163,042.75 | \$ 9,368.59 |

**Northtown M.U.D.
ChargePoint Revenue Summary
7/31/2023**

| <i>Month</i> | <i>Gross Revenue</i> | <i>Service Fee</i> | <i>Net Revenue</i> |
|--------------|----------------------|--------------------|--------------------|
| Nov-22 | \$ 0.41 | \$ 0.04 | 0.37 |
| Dec-22 | 21.44 | 2.15 | 19.29 |
| Jan-23 | 0.22 | 0.02 | 0.20 |
| Feb-23 | 53.56 | 5.36 | 48.20 |
| Mar-23 | 93.02 | 9.30 | 83.72 |
| Apr-23 | 9.92 | 0.98 | 8.94 |
| May-23 | 24.45 | 2.43 | 22.02 |
| Jun-23 | 67.96 | 6.78 | 61.18 |
| Jul-23 | 24.14 | 2.41 | 21.73 |
| Total | \$ 295.12 | \$ 29.47 | \$ 265.65 |

See Accountants' Report.

**Northtown Municipal Utility District
Credit Card Transaction History
June 30, 2023**

| Month | No. of Sales | Total Credit Card Sales | Credit Card Fees |
|--------------|--------------|----------------------------|------------------|
| October-19 | 2172 | 255,679.20 | 8,167.17 |
| November-19 | 1805 | 198,054.42 | 6,342.12 |
| December-19 | 1918 | 227,725.38 | 7,304.88 |
| January-20 | 2130 | 230,098.83 | 7,490.36 |
| February-20 | 1879 | 191,546.96 | 6,395.79 |
| March-20 | 1956 | 199,342.81 | 6,630.32 |
| April-20 | 1863 | 162,509.88 | 5,439.62 |
| May-20 | 1946 | 216,305.15 | 7,151.51 |
| June-20 | 1949 | 234,373.42 | 7,761.40 |
| July-20 | 1781 | 177,844.17 | 5,862.33 |
| August-20 | 1548 | 173,618.74 | 5,225.96 |
| September-20 | 1614 | 217,261.56 | 6,552.02 |
| October-20 | 1792 | 224,220.07 | 6,795.35 |
| November-20 | 1731 | 204,338.19 | 6,252.41 |
| December-20 | 1854 | 211,276.61 | 6,414.87 |
| January-21 | 1933 | 191,406.94 | 5,819.86 |
| February-21 | 1723 | 193,913.20 | 5,893.22 |
| March-21 | 1911 | 188,784.36 | 5,736.28 |
| April-21 | 1825 | 197,494.26 | 6,190.66 |
| May-21 | 1924 | 219,960.64 | 6,677.13 |
| June-21 | 2041 | 264,783.80 | 8,037.30 |
| July-21 | 2074 | 236,922.93 | 7,186.65 |
| August-21 | 2050 | 212,399.16 | 6,446.36 |
| September-21 | 2052 | 284,206.69 | 8,613.59 |
| October-21 | 2030 | 245,580.48 | 7,462.82 |
| November-21 | 2031 | 263,673.19 | 7,936.72 |
| December-21 | 2114 | 243,030.44 | 7,365.43 |
| January-22 | 2211 | 254,963.89 | 7,736.01 |
| February-22 | 1919 | 202,322.81 | 6,162.29 |
| March-22 | 2368 | 260,510.59 | 7,911.56 |
| April-22 | 2309 | 262,529.96 | 7,996.97 |
| May-22 | 2088 | 224,188.26 | 6,822.89 |
| June-22 | 2389 | 287,765.47 | 8,719.45 |
| July-22 | 2356 | 276,851.21 | 8,403.24 |
| August-22 | 2232 | 242,125.09 | 7,367.09 |
| September-22 | 2233 | 289,687.36 | 8,808.81 |
| October-22 | 2243 | 254,039.80 | 7,777.92 |
| November-22 | 2552 | 334,011.98 | 10,128.02 |
| December-22 | 2178 | 257,935.29 | 7,903.56 |
| January-23 | 2310 | 359,106.37 | 10,896.98 |
| February-23 | 2183 | 234,362.99 | 7,213.60 |
| March-23 | 2323 | 262,134.40 | 8,002.08 |
| April-23 | 2318 | 234,327.80 | 7,118.02 |
| May-23 | 2391 | 275,487.58 | 8,381.42 |
| June-23 | 2373 | 280,689.83 | 8,557.61 |

Northtown M.U.D.
Payroll Summary - Directors
 October 1, 2022 through August 22, 2023

| | Amaro, Felix T | Campbell, Robin | Capers, Christopher B. | TOTAL |
|--|----------------|-----------------|------------------------|----------|
| Employee Wages, Taxes and Adjustm... | | | | |
| Gross Pay | | | | |
| Director Fees | 2,100.00 | 450.00 | 1,950.00 | 4,500.00 |
| Total Gross Pay | 2,100.00 | 450.00 | 1,950.00 | 4,500.00 |
| Adjusted Gross Pay | 2,100.00 | 450.00 | 1,950.00 | 4,500.00 |
| Taxes Withheld | | | | |
| Medicare Employee | (30.45) | (6.53) | (28.27) | (65.25) |
| Social Security Employee | (130.20) | (27.90) | (120.90) | (279.00) |
| Total Taxes Withheld | (160.65) | (34.43) | (149.17) | (344.25) |
| Additions to Net Pay | | | | |
| Reimbursement - CASE Convention | 0.00 | 0.00 | 1,510.63 | 1,510.63 |
| Total Additions to Net Pay | 0.00 | 0.00 | 1,510.63 | 1,510.63 |
| Net Pay | 1,939.35 | 415.57 | 3,311.46 | 5,666.38 |
| Employer Taxes and Contributions | | | | |
| Medicare Company | 30.45 | 6.53 | 28.27 | 65.25 |
| Social Security Company | 130.20 | 27.90 | 120.90 | 279.00 |
| Total Employer Taxes and Contributions | 160.65 | 34.43 | 149.17 | 344.25 |

See Accountants' Report.

Northtown M.U.D.
Payroll Summary - Security
 October 2022 through September 2023

| | Gonzalez, Oscar Z | Heard, Brad L | Hoang, Long T | Pyle, Walter F | Reilly, Neil | Ribsam, John J | Segovia III, Jose P. | Williams, Christoph... | Yarborough, Colton L | TOTAL |
|--------------------------------------|-------------------|---------------|---------------|----------------|--------------|----------------|----------------------|------------------------|----------------------|------------|
| Employee Wages, Taxes and Adjust... | | | | | | | | | | |
| Gross Pay | | | | | | | | | | |
| Security Coordinator | 1,400.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 1,600.00 | 3,000.00 |
| Security Holiday | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 780.00 | 0.00 | 0.00 | 390.00 | 1,170.00 |
| Security Hourly | 800.00 | 3,250.00 | 1,987.50 | 900.00 | 600.00 | 7,355.00 | 3,300.00 | 9,125.00 | 10,540.00 | 37,857.50 |
| Total Gross Pay | 2,200.00 | 3,250.00 | 1,987.50 | 900.00 | 600.00 | 8,135.00 | 3,300.00 | 9,125.00 | 12,530.00 | 42,027.50 |
| Adjusted Gross Pay | 2,200.00 | 3,250.00 | 1,987.50 | 900.00 | 600.00 | 8,135.00 | 3,300.00 | 9,125.00 | 12,530.00 | 42,027.50 |
| Taxes Withheld | | | | | | | | | | |
| Federal Withholding | (45.00) | (194.00) | 0.00 | 0.00 | 0.00 | (508.00) | (27.00) | 0.00 | (263.00) | (1,037.00) |
| Medicare Employee | (31.90) | (47.12) | (28.82) | (13.05) | (8.70) | (117.96) | (47.85) | (132.31) | (181.69) | (609.40) |
| Social Security Employee | (136.40) | (201.50) | (123.23) | (55.80) | (37.20) | (504.37) | (204.60) | (565.75) | (776.86) | (2,605.71) |
| Total Taxes Withheld | (213.30) | (442.62) | (152.05) | (68.85) | (45.90) | (1,130.33) | (279.45) | (698.06) | (1,221.55) | (4,252.11) |
| Net Pay | 1,986.70 | 2,807.38 | 1,835.45 | 831.15 | 554.10 | 7,004.67 | 3,020.55 | 8,426.94 | 11,308.45 | 37,775.39 |
| Employer Taxes and Contributions | | | | | | | | | | |
| Medicare Company | 31.90 | 47.12 | 28.82 | 13.05 | 8.70 | 117.96 | 47.85 | 132.31 | 181.69 | 609.40 |
| Social Security Company | 136.40 | 201.50 | 123.23 | 55.80 | 37.20 | 504.37 | 204.60 | 565.75 | 776.86 | 2,605.71 |
| TX - Unemployment | 1.20 | 0.80 | 1.99 | 0.00 | 0.60 | 6.68 | 1.50 | 6.73 | 9.00 | 28.50 |
| Total Employer Taxes and Contribu... | 169.50 | 249.42 | 154.04 | 68.85 | 46.50 | 629.01 | 253.95 | 704.79 | 967.55 | 3,243.61 |

See Accountants' Report.



P.O. Box 3639
Cedar Park, Texas 78630

DATE: August 14, 2023
TO: Northtown Municipal Utility District
Board of Directors
FROM: Scott J. Foster, P.E.
RE: Northtown MUD – Engineer’s Report for the August 2023 Board Meeting

Report from District Engineer, including:

a) Development Updates;

i) Village at Northtown Section 2 (Condominiums);

Revised plans were submitted to the District which reduced the density of the project from 63 units to 43 units. Due to the reduction in density, a portion of the previously paid parkland fees were refunded at the July 2023 meeting.

The Board approved the award of the contract at the May 2023 meeting. Construction started in July 2023 and is expected to be completed by early 2024. There are no pay estimates or change orders provided for the District’s consideration.

ii) Village at Northtown Multifamily (North Wells Branch/The Parker), including easements and construction agreements;

Phase 2 of the project is expected to start construction mid-2023. The developer and District required additional easements and agreements to permit the project which have been executed and recorded. The plans have been technically approved by the District. Final approval is pending receipt of administrative items including payment of parkland fees. The restrictive covenant review is pending final approval. A variance request to reduce the building setback (Section 10c – 30 feet required) from District parkland was approved at the March 1, 2023 Board Meeting.

iii) Village at Northtown Multifamily (Edenbrook), including easements and restrictive covenants;

Construction has started and is expected to last into 2024.

iv) The Lakes Retail Center;

The project started construction in May 2022 and is expected to be completed in the fall of 2023.

v) Avalon Bay Multifamily;

Construction plans have been submitted and reviewed for the first phase of the project, and construction is expected start in late 2023. The plans are still pending technical approval including the recordation of easements and the restrictive covenant submittal which are pending execution.

At the April Board meeting, it was discussed that a portion of the project was anticipated to have increased parkland fees. Upon further discussion with the developer, it appears that there was an omission in their original plans which should have identified the correct number of units.

vi) JD's Supermarket Dessau;

Construction plans have been submitted and the review is on hold pending the receipt of updated documents from the applicant. Construction of the project is anticipated to start in early 2024.

b) MS4 Compliance Matters;

TCEQ has published the requirements and guidance for the MS4 renewal. The renewal was due by July 23, 2019, and 360 PSI submitted on May 22, 2019. TCEQ technically approved the Stormwater Management Plan on September 23, 2021. TCEQ provide the final steps for approval on April 19, 2022, which required the publication of a public notice and the ability for the public to review the Stormwater Management Plan. The public notice was published on April 28, 2022, and the plan was made available at the District office on April 26, 2022. All required documents have been filed with the TCEQ and are pending final approval.

The TCEQ requires an annual report be filed which summarizes the District's MS4 related activities. The 2022 annual report was filed with the TCEQ on March 24, 2023.

A summary of compliance matters has been provided. The TCEQ accepted the District's response to their Notice of Violation. A copy of the letter is provided for informational purposes.

c) SB3 Emergency Preparation Plan;

The financial waiver for the EPP was submitted to the TCEQ on May 30, 2022 and prior to the June 1, 2022 deadline. The TCEQ requested supplemental information which was provided on July 21, 2022. As requested, 360 PSI contacted TCEQ in July 2023. TCEQ is still processing applications, but it appears that NTMUD will receive a temporary waiver to allow for additional future discussion with the City of Austin. The supplemental modeling study has been completed. The updated report was discussed and accepted by the District at the April 2023 meeting.

Jon Niermann, *Chairman*
Emily Lindley, *Commissioner*
Bobby Janecka, *Commissioner*
Kelly Keel, *Interim Executive Director*



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

July 20, 2023

Scott Foster, P.E., District Engineer
360 Professional Services, Inc.
P.O. Box 3639
Cedar Park, Texas 78630

Re: Notice of Compliance with Notice of Violation dated November 30, 2022:
Northtown MUD MS4, Area within the ETJ of the City of Austin North of Howard
Lane, East of IH 35, and West of Dessau Road, Travis County, Texas,
Regulated Entity No.: RN105597785, CN601178726, TXR040347, Investigation
No's. 1852650 & 1908873

Dear Mr. Foster,

This letter is to inform you that the Texas Commission on Environmental Quality (TCEQ) Austin Regional Office has received adequate compliance documentation on June 8, 2023, to resolve the alleged violations documented during the investigation of the above-referenced regulated entity conducted on November 17, 2022. Based on the information submitted, no further action is required concerning this investigation.

The Texas Commission on Environmental Quality appreciates your assistance in this matter and your compliance efforts to ensure protection of the State's environment. If you or members of your staff have any questions, please feel free to contact Mrs. Isabel Pacheco in the Austin Region Office at (512) 239-7028.

Sincerely,

A handwritten signature in black ink that reads "Shawn Stewart".

Shawn Stewart, Water Section Manager
Austin Region Office
Texas Commission on Environmental Quality

SS/ip

MASTER SERVICES AGREEMENT

Northtown Municipal Utility District
c/o Armbrust & Brown, PLLC
100 Congress Ave., Suite 1300
Austin, Texas 78701

&



HydroPro Solutions, LLC
907 Rockmoor Dr.
Georgetown, TX 78628

MASTER SERVICES AGREEMENT

This Master Services Agreement (the “**Agreement**”) is made and entered into by and between **HydroPro Solutions, LLC**, a Texas limited liability company, for itself and its affiliates (collectively “**Company**”), having a place of business at 907 Rockmoor Dr. Georgetown, TX 78628, and Northtown Municipal Utility District, a political subdivision of the State of Texas (“**Client**”), c/o Armbrust & Brown, PLLC, 100 Congress Ave., Suite 1300, Austin, TX 78701. Company and Client are referred to herein individually as a “**Party**” and collectively as the “**Parties**”.

RECITALS

A. Client owns and operates a water utility system and provides retail water service to residents and customers of Client. As part of Client’s provision of retail water service, Client meters water usage for billing and other purposes.

B. In order to more effectively meter water usage, Client desires to engage Company to install an advanced metering infrastructure system and provide certain related services.

NOW, THEREFORE, in consideration of the mutual promises and covenants herein contained in this Agreement and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Parties agree as follows:

1. Work. Company will provide to Client the equipment, goods, materials, and services (the “**Work**”) as more specifically described in Task Order No. I and Task Order No. II, attached collectively as Exhibit “A”, and incorporated into this Agreement for all purposes, for the amounts specified therein (each, a “**Task Order**”). This Agreement controls and governs all Work provided by Company for Client from and after the Effective Date and until such time as the Work is completed in accordance with this Agreement. Any modification, supplement, or amendment of this Agreement must be in writing and signed by an authorized representative of each of the Parties.

2. Additional Task Orders. In addition to the Work provided in Section 1 above, Company will, from time to time upon Client’s request, provide certain services to Client and/or supply certain equipment, goods, or materials to Client (“**Additional Work**”) as more specifically described in one or more task orders in the form attached hereto as Exhibit “B” (each, an “**Additional Task Order**”), or in another mutually agreeable form, which will describe the Additional Work and the corresponding cost for such Additional Work. An Additional Task Order executed by authorized representatives of each Party will be deemed part of this Agreement for all purposes.

3. Term. The effective date of this Agreement is the later of the dates shown on the signature lines of the Parties below (“**Effective Date**”). The term of this Agreement commences on the Effective Date and expires when the Work has been completed. Notwithstanding the foregoing, Company may terminate this Agreement by giving Client 30 days’ prior written notice of such termination, and Client may terminate this Agreement by giving Company 30 days’ prior written notice of such termination. Further, Client may terminate this Agreement immediately upon the provision of notice to Company if Client determines that Company has acted negligently or recklessly in the course of this Agreement.

4. Client Responsibilities. Client hereby acknowledges and agrees that in order for Company to complete the Work as set forth in this Agreement, Client will use good faith efforts to cooperate with Company, promptly provide accurate information as reasonably requested by Company in connection with the Work and make timely payments in accordance with the terms of this Agreement. Client will designate a representative who will have the authority to make decisions on behalf of Client; provided, however,

Company understands that certain decisions of Client may only be made upon a vote by Client's Board of Directors at a meeting of the Board. Client is responsible for providing Company with all information, requested in writing by Company, regarding utility locations and other information pertinent to this Agreement and the Work. Client agrees to deliver prompt written notice to Company should it become aware of any default, or event which with the passage of time would be a default, as well as any other information which could impair Company's ability to complete the Work in accordance with this Agreement; however, Client does not waive its rights with respect to any default in the event it does not promptly provide written notice of default to Company.

5. Amount and Time of Payment. Each Task Order sets forth the compensation due Company. Client agrees to pay all compensation due to Company consistent with Section 2251.02 of the Texas Government Code regarding Time for Payment by a Governmental Entity. All payments by Client hereunder are payable to HydroPro Solutions, P.O. Box 612957, Dallas TX 75261-2957, or at such other place as Company from time to time may designate in writing. Notwithstanding the above, should a payment dispute arise, Client is not obligated to pay Company the disputed portion of the subject bill or invoice until the Parties have resolved the dispute to the reasonable satisfaction of both Parties.

6. Taxes, Licenses, and Fees. Client is a governmental entity and is therefore tax exempt. Client shall be responsible for all permits and related fees associated with the Work that Company is not otherwise required to itself obtain under Section 7. Client will secure, at its sole cost and expense, any other necessary approvals, easements, assessments, or required zoning changes.

7. Compliance with the Law. In performance of transactions hereunder, Company will obtain and hold all necessary permits and licenses and otherwise comply with all laws, rules, regulations and orders, federal, state or municipal, which are now or may hereafter become applicable to Company's business and the Work it has contracted to do under this Agreement. If any of the terms of this Agreement conflict with any applicable federal, state or municipal rule, regulation, order or law, the applicable state, federal, or municipal regulation, order or law will control.

8. Safety. Client will assure that the sites controlled by it at which Company is expected to perform Work are in compliance with OSHA safety standards. The preceding sentence in no way abrogates Company's duties with respect to worker safety, including its compliance with all applicable safety standards, laws, and regulations.

9. Insurance. During the term of this Agreement, Company will secure and maintain, at its sole cost and expense, insurance as follows: (a) comprehensive general liability insurance, \$1,000,000 per occurrence and \$2,000,000 aggregate; (b) workers' compensation insurance in accordance with applicable law; (c) employer's liability insurance providing \$1,000,000 per occurrence for bodily injury, illness, or death by accident of any employee of the primary insured; (d) motor vehicle liability insurance, \$1,000,000 per accident; and (e) excess/umbrella liability insurance, \$3,000,000 per occurrence and \$3,000,000 aggregate. Such policies must be payable on an "occurrence" rather than a "claims made" basis, and must name Client as an additional insured. Company must provide evidence of such insurance prior to beginning the Work. Company will require that its insurance provider waive any rights of subrogation against Client arising from payments made by such insurer under Company's commercial general liability and umbrella liability. Company's Commercial General Liability policy must: (1) be on a current edition of ISO form CG 00 01 12 07 or equivalent; (2) include, but not be limited to, the following coverages: premises/operations, products/completed operations, independent contractors, personal injury, contractual liability, including contractual indemnity, and explosion, collapse, underground property damage; and (3) not include the following endorsements and exclusions or equivalent: CG 22 94 or CG 22 95 (Damage to Work Performed by Subcontracts Exclusion), CG 21 39 (Contractual Limitation Endorsement), CG 24 26 (Amendment of Insured Contract Definition), and CG 21 37 (Employees as Insureds Exclusion). All of the above-listed insurance must be maintained in force throughout the term of this Agreement and must be written by insurance

companies authorized to sell insurance where work is being performed and have an A.M. Best's rating of B++ VII or better. All insurance policies must provide that they may not be cancelled or modified without 30 days' prior written notice to Client and that they are primary and noncontributory over any insurance that may be carried by the Client. None of the requirements of this Agreement with regard to insurance will limit, qualify, or quantify the obligations and liabilities of Company under this Agreement or with respect to the services provided by Company pursuant to this Agreement.

10. INDEMNIFICATION. AS A MATERIAL PART OF THE CONSIDERATION FOR THIS AGREEMENT, COMPANY AGREES TO WHOLLY INDEMNIFY, DEFEND, AND HOLD HARMLESS CLIENT AND ITS DIRECTORS, OFFICERS, AND AGENTS FROM ALL CLAIMS, LOSSES, EXPENSES, AND LIABILITIES, INCLUDING COSTS, LITIGATION EXPENSES, AND ATTORNEYS' FEES (COLLECTIVELY, "LOSSES"), ARISING FROM OR RELATING TO THE WORK TO BE PERFORMED BY COMPANY UNDER THIS AGREEMENT, INCLUDING LOSSES ARISING OUT OF OR RELATING TO DAMAGE TO PROPERTY, INJURY TO OR DEATH OF PERSONS (INCLUDING THE PROPERTY AND PERSONS OF THE PARTIES AND THEIR AGENTS, SERVANTS, CONTRACTORS AND EMPLOYEES), LOSS OF USE OF PROPERTY, LOSS OF REVENUE, ECONOMIC OR OTHER LOSSES, AND ANY NON-COMPETITION, EMPLOYMENT, OR OTHER SIMILAR AGREEMENT AFFECTING COMPANY'S PERSONNEL. THE OBLIGATIONS IN THIS PARAGRAPH APPLY WHETHER ALLEGED OR ACTUAL NEGLIGENT OR GROSS NEGLIGENT ACTS OR OMISSIONS OR OTHER FAULT OF CLIENT CAUSED THE LOSS IN WHOLE OR IN PART. THESE OBLIGATIONS INCLUDE WITHOUT LIMITATION, CLAIMS BY COMPANY'S EMPLOYEES AGAINST CLIENT.

11. Client Events of Default. The following events will be considered events of default of Client: (a) the failure of Client to make payments in accordance with this Agreement and the applicable Task Order; or (b) failure of Client to comply with any of the terms of this Agreement or any Task Order. If Client fails to cure any monetary event of default within ten days of written notice of such default, or any non-monetary default within thirty business days of written notice of such default, Company may exercise any and all remedies available to it under applicable law and this Agreement, including, but not limited to, immediately terminating this Agreement upon the provision of written notice to Client.

12. Company Events of Default. The following events will be considered events of default of Company: failure of Company to comply with any of the terms of this Agreement or any Task Order. If Company fails to cure any event of default within thirty business days of written notice of such default, Client may exercise any and all remedies available to it under applicable law and this Agreement, including, but not limited to, immediately terminating this Agreement.

13. Insolvency. In the event that either Party becomes insolvent or makes an assignment for the benefit of creditors or is adjudicated bankrupt or admits in writing that it is unable to pay its debts, or should any proceedings be instituted under any state or federal law for relief of debtors or for the appointment of a receiver, trustee, or liquidator of either Party, or should voluntary petition in bankruptcy or a reorganization or any adjudication of either party as an insolvent or a bankrupt entity be filed, or should an attachment be levied upon either party's equipment and not removed within five days therefrom, the other party will have the right to cancel this Agreement and to terminate immediately all work hereunder without further obligation.

14. Force Majeure. Any delay in or failure to perform by a Party, other than payment of money, will not constitute a default that exposes it to liability for breach if and only to the extent the delay or failure to perform is caused by an occurrence beyond the reasonable control of the Party, including, but not limited to, an act of God or the public enemy; expropriation or confiscation of facilities; compliance with any order or requirement or any governmental authority; act of war, rebellion or sabotage or damage resulting therefrom; fire, flood, hurricane, tornado, or explosion; riots or strikes or other concerted acts of workmen, whether direct or indirect. For avoidance of doubt, Force Majeure will not include any of the following unless otherwise

caused by Force Majeure: (a) economic hardship, (b) changes in market conditions, (c) late delivery or failure to receive materials, (d) nonperformance of subcontractors, or (e) rain, snow, ice or other adverse weather events unless unusual in nature or involving a named storm event. In the event of force majeure, the Party claiming force majeure will furnish the other Party with written notice setting forth the full particulars of the force majeure claimed, as soon as reasonably possible after the occurrence of the force majeure, and the obligations of that Party, so far as they are affected by such force majeure, will be suspended during the continuance of any inability so caused and for the minimum time thereafter reasonably necessary to commence or resume Work, but for no longer. The Party relying upon such force majeure must use due diligence and all reasonable efforts (including reasonable expenditure of money) to mitigate the effects of, and overcome, the cause of force majeure. If a force majeure event exceeds sixty days, either Party may cancel this Agreement.

15. Hazardous Materials. The Work expressly excludes any Work of any nature associated or connected with the identification, abatement, cleanup, control, removal, or disposal of any materials, substances, chemicals or wastes recognized as hazardous or toxic under applicable laws, regulations, rules, ordinances or by any governmental body (“**Hazardous Materials**”). Client warrants and represents, to the best of Client’s knowledge, that there is no asbestos or other Hazardous Materials in areas that Company will be required to provide the Work or will in any way affect the Work. If the Company is made aware of or suspects the presence of Hazardous Materials, Company reserves the right to stop the Work until the condition is corrected.

16. Customer Data. The Parties agree that all of Client’s retail customer billing information, personally identifiable information, and other related data or information (“**Customer Data**”) is and will remain the sole and exclusive property of Client. Company will disclose Customer Data only to the extent necessary to provide service to Client and Client’s retail customers under this Agreement, or as otherwise authorized by Client in writing.

17. Choice of Law. The law governing this Agreement will be that of the State of Texas. Company and Client agree that exclusive venue for any lawsuit arising from or in connection with the terms of this Agreement or the Work will be in the courts of competent jurisdiction located in Williamson County, Texas.

18. Waiver. No waiver of any provision or condition of this Agreement is implied or imputed by reason of a Party’s failure to complain or to seek remedies on account of any previous breach or violation.

19. Separability. If any provision of this Agreement is found to be invalid or unenforceable, that provision will be disregarded by the Parties and the balance of this Agreement will be enforced as the integrated written agreement of the Parties.

20. Attorneys’ Fees. Any Party who substantially prevails (giving due consideration to all relevant circumstances and not merely to which Party obtains a judgment or recovery in its favor) in asserting or defending a claim or suit arising out of this Agreement, or Work provided hereunder, is entitled to, in addition to all other damages allowed under law, its costs, fees and expenses, including reasonable attorneys’ fees and costs but only to the extent allowed under Chapter 271.153 of the Local Government Code.

21. Notice. The service of all notices or other communications required or permitted under this Agreement will be sufficient if mailed to Company or Client at the appropriate address set forth above, or at such addresses as each Party may subsequently provide in writing with specific reference to this Agreement. Any such notices mailed to such address will be effective when deposited in the United States mail, duly addressed and with postage prepaid. Notices or other communications may also be delivered in electronic form, and if so delivered will satisfy the notice requirements set forth herein or arising under law, provided any notice in electronic form will be confirmed promptly by U.S. mail.

22. Change in Law. This Agreement is based on laws existing at the time of its execution. Any

changes, including changes in governmental enforcement practices, revisions or new laws, including, without limitation, those related to taxes, permits, fees and duties, that have the effect of increasing Company's burden, including, but not limited to, cost, time-consumption and risk exposure, will entitle Company to fair and equitable Agreement modifications, which modifications the Parties agree to work toward in good faith and in a timely fashion.

23. Relationship of the Parties. Company is an independent contractor, and neither Company nor anyone employed by Company will be deemed for any purpose to be an employee, agent, partner, servant or representative of Client. It is expressly agreed that this Agreement will not create a partnership, joint venture, association, joint enterprise or any other relationship giving rise to joint and several liability between the Parties. This Agreement will not impose on Company any fiduciary duty, or any greater standard of care beyond that imposed on each party to an arms-length commercial agreement between parties having no special relationship with one another. All matters pertaining to the employment, supervision, compensation, promotion and discharge of any employees of any Party hereto are the responsibility of that Party, alone, each Party is in all respects the employer of such Party's employees, and all employment arrangements are solely the concern of the relevant employer and the other Parties will have no liability with respect thereto.

24. Entire Agreement. This Agreement constitutes the entire agreement between the Parties relating to the performance of Work hereunder, and supersedes any previous written agreement and/or any previous or subsequent oral understandings or agreements between the Parties with respect to any such Work.

25. Counterparts; Electronic Transmission and Storage. This Agreement may be executed in counterparts (and by the Parties hereto on different counterparts), each of which will constitute an original, but all of which when taken together will constitute a single contract. Delivery of an executed counterpart of a signature page of this Agreement by telecopy or other electronic means will be effective as delivery of a manually executed counterpart of the same, and an electronically stored, executed version of this Agreement will be deemed an original.

26. Assignment. The Parties, respectively, bind themselves, their agents, successors, assigns and legal representatives to this Agreement. The Company will not assign this Agreement, nor any monies due or to become due to it hereunder, without the prior written consent of the Client. Client may, without Company's consent, assign this Agreement.

27. Standard of Care. All Work will be of good quality and will be performed in a professional manner. The standard of care for all Work and any other services under this Agreement, will be the care and skill ordinarily provided by competent individuals practicing under similar circumstances and as expeditiously as is prudent considering the ordinary skill and care of a competent individual in similar circumstances.

28. Ownership of Documents. All documents, including original drawings, estimates, specifications, designs, periodic construction progress notes, computer files, and data (collectively, the "Documents") will be the property of the Client. All materials and information that are the property of Client and all copies or duplications thereof will be delivered to Client by Company as no cost to Client within 14 days of termination of this Agreement.

29. Amendments. No alteration, amendment, change, deletion, or addition to this Agreement will be binding upon Client or Company unless it is in writing and signed by both Parties.

30. Authority. Each person executing this instrument on behalf of a Party represents that he or she is an authorized representative of and has the authority to sign this document on behalf the respective Party.

31. Addendum to Agreement. Attached hereto as **Exhibit "C"** is an addendum to the Agreement which is hereby incorporated into the Agreement for all purposes.

IN WITNESS WHEREOF, the Parties have caused this Master Services Agreement to be duly executed by an authorized person, as set forth below.

COMPANY:

HydroPro Solutions, LLC

By: _____

Name: _____

Title: _____

Date: _____

CLIENT:

Northtown Municipal Utility District

By: _____

Name: _____

Title: _____

Date: _____

EXHIBIT "A"

**TASK ORDER NO. I
Material Supply Services**

The work and/or equipment, goods, or materials (s) described below will be provided by Company in accordance with the Master Services Agreement to which this Task Order is attached.

SCOPE OF SERVICES:

Supply of Master Meter Radio Read Water Meters and Fixed Network Infrastructure/Software/Training. This will be based on known and discovered quantities of needed units to complete the project. Any updated number of units needed based on field discovery during the deployment process may be used to increase and/or decrease actual number of needed units following mutual written authorization (which may be by email) between HydroPro Solutions and Northtown Municipal Utility District.

| Item | Quantity | Per Unit Price | Extended Total |
|---|-----------------|-----------------------|-----------------------|
| 5/8x3/4 Master Meter Radio Read Water Meter | 3143 | \$295.00 | \$927,185.00 |
| DFW 18" Round Meter Box Lids | 2515 | \$73.00 | \$183,595.00 |
| DFW Meter Box Sized for Single Meter Set (Blue or Black Lid) | 628 | \$25.00 | \$15,700.00 |
| | | | |
| | | | |
| Master Meter Allegro Fixed Network – Base Station Installed on Utility Site | 1 | \$70,000.00 | \$70,000.00 |
| Master Meter Allegro Fixed Network-Repeater Installed on Utility Site | 1 | \$16,000.00 | \$16,000.00 |
| 80 Ft. Rohm Tower to be constructed for base station | 1 | \$80,000.00 | \$80,000.00 |
| Master Meter Allegro Software/Training/Field Equipment | 1 | \$40,000.00 | \$40,000.00 |
| Master Meter Provided Customer Portal | 1 | \$10,000.00 | \$10,000.00 |

**All quantities are based on meter counts provided by Crossroads c/o NORTHTOWN MUD. These are subject to change based on the discovery of unknown meter units.*

**Any needed fittings for large meter applications will be identified in a field audit and treated separate of the Master Services Agreement Scope of Service Material Provision Task Order No. I*

**Base Station install will be on existing structure*

CLIENT RESPONSIBILITIES

Adhere to the terms and conditions of the Master Services Agreement. Following the execution of the Master Services Agreement NORTHTOWN MUD will make all reasonable efforts to begin ordering material (Task Order No. I) by an initial target date of August 15, 2023. NORTHTOWN MUD will provide prior notice for any orders and maintain ongoing updated information relating to past, present, and future material orders related to these services.

PERIOD OF PERFORMANCE

This pricing will be held in effect through the end of October 31, 2023 and through the duration of the services execution process assuming the services have begun prior to October 31, 2023. Following October 31, 2023 pricing may be adjusted to reflect market conditions, but will in no event increase more than 5% in any calendar year without prior written approval by the District. NORTHTOWN MUD may elect to receive additional Work from HydroPro Solutions at a mutually agreed upon price/rate in the best interest of the Parties throughout the life of the Agreement.

WARRANTY

All materials and equipment will be warranted as per the manufacturer's supplied warranty, which warranty will pass to NORTHTOWN MUD upon installation. HydroPro Solutions will further provide ongoing support and services as needed to NORTHTOWN MUD.

COST

See SCOPE OF SERVICES above.

REMIT PAYMENT TO:

HydroPro Solutions

P.O. Box 612957

Dallas, TX 75261-2957

Company:

HydroPro Solutions, LLC

By: _____

Name: _____

Title: _____

Dated this ____ day of _____, 2023

Client:

Northtown Municipal Utility District

By: _____

Name: _____

Title: _____

Dated this ____ day of _____, 2023

TASK ORDER NO. II
Water Meter Installation and Project Management Services

The work and/or equipment, goods or materials described below will be provided by Company in accordance with the Master Services Agreement to which this Task Order is attached.

SCOPE OF SERVICES:

HydroPro Solutions will provide project management for all services it is providing. HydroPro Solutions will provide NORTHTOWN MUD Installation Services for Master Meter Radio Read Water Meters on a like-for-like basis and for Master Meter Allegro Fixed Network Infrastructure. This includes the labor to change out a meter from the existing meter nut to meter nut. This will also include the labor to install all Fixed Network Infrastructure. HydroPro Solutions does not provide any services requiring a licensed electrician that may arise. HydroPro Solutions will work with NORTHTOWN MUD to address this item in the event such a need arises. All services are based on known and discovered quantities of needed units to complete the project.

Any abnormal installation requiring a wide variance from this Scope of Services may be subject to pricing adjustment and/or HydroPro Solutions reserves the right to skip such abnormal installation site(s). Difficult access applications (such as in locked back yards) are subject to a \$25.00 fee. At the time of change-out, all new meter data will be captured, GPS coordinates will be captured, two Installation Pictures will be taken, and the data will be managed for a paperless input process (it is the responsibility of NORTHTOWN MUD to contact its Billing/CIS Software Provider and make arrangements for the permanent software interface to Master Meter Software). HydroPro Solutions will provide assistance with regard to coordinating software companies.

HydroPro Solutions will take great care when executing a meter installation. HydroPro Solutions will be responsible for any damage resulting from the meter change out. Any existing meter applications that show signs of damage, failure, abnormal application, and/or existing improper meter/meter pit installation will be addressed individually with NORTHTOWN MUD. Such existing meter applications that show signs of damage, failure, abnormal application, and/or existing improper meter/meter pit installation may be the responsibility of NORTHTOWN MUD and HydroPro Solutions reserves the right to skip these installation(s). HydroPro Solutions is your partner to develop any additional repair and/or replacement options for abnormal, damaged, and/or failure prone existing meter applications. HydroPro Solutions is not responsible for any existing problems for any meter applications that are present prior to the services or experienced following the close of the services not as a result of mis-installation.

HydroPro Solutions will take great care when installing Fixed Network Infrastructure. Any installations assumed on existing NORTHTOWN MUD assets should not have a need for structural modifications. Coordination with NORTHTOWN MUD will take place regarding any infrastructure that HydroPro Solutions is building to support the Fixed Network Infrastructure. Industry best practices will be applied for all Radio Equipment installations.

| <u>Item</u> | <u>Quantity</u> | <u>Per Unit Price</u> | <u>Extended Total</u> |
|--|-----------------|-----------------------|-----------------------|
| 5/8x3/4, 3/4" and 1" Master Meter Radio Read Water Meter Install | 3143 | \$85.00 | \$267,155.00 |
| Meter Box Lid Replacement 18" Metal to Plastic | 2515 | \$10.00 | \$25,150.00 |
| Meter Box Replacement Single or Dual Boxes | 628 | \$150.00 | \$94,200.00 |
| HydroPro Solutions Project Management | 1 | \$25,000.00 | \$25,000.00 |
| Storage and Disposal (monthly) | 1 | \$5,000.00 | |
| Curb Stop Replacement Meters 1" and Smaller | | \$150.00 | |
| Valve Replacement for 2" Meter | | \$450.00 | |
| Re-Piping Per Hour | | \$183.50 | |

**All quantities are based on meter counts provided by NORTHTOWN MUD. These are subject to change based on any field discovery of unknown meter units.*

**Any abnormal installation requirements for large meter applications will be identified in a field audit and treated separate of the Master Services Agreement Scope of Service for Meter Installation Services Task Order No. II*

**Pricing for meter box and meter box installation are subject to change based on meter box type, material, and setting of box location. Any meter boxes in driveways, sidewalk, concrete, or asphalt will be priced accordingly to the work performed. This work will not take place until written notice is given to HydroPro Solutions.*

CLIENT RESPONSIBILITIES

Adhere to the terms and conditions of the Master Services Agreement. Following the execution of the Master Services Agreement by the NORTHTOWN MUD and delivery of material(s), HydroPro Solutions will make all reasonable efforts to begin installation services (Task Order No. II) based on the meter reading cycle taking place in NORTHTOWN MUD. The NORTHTOWN MUD will provide prior notice for any orders, meter reading cycle changes and maintain ongoing updated information relating to past, present, and future material orders and meter change out scheduling items related to these services.

PERIOD OF PERFORMANCE

This pricing will be held in effect through the duration of the services execution process. NORTHTOWN MUD may elect to receive additional Work from HydroPro Solutions at a mutually agreed upon price/rate in the best interest of the Parties throughout the life of the Agreement.

WARRANTY

All installation work is warranted for 1 year from the time of completion.

COST

See SCOPE OF SERVICES above.

REMIT PAYMENT TO:

HydroPro Solutions
P.O. Box 612957
Dallas, TX 75261-2957

Company:

HydroPro Solutions, LLC

By: _____

Name: _____

Title: _____

Dated this ____ day of _____, 2023

Client:

Northtown Municipal Utility District

By: _____

Name: _____

Title: _____

Dated this ____ day of _____, 2023

EXHIBIT "B"

TASK ORDER NO. _____

The work and/or equipment, goods or materials (s) described below will be provided by Company in accordance with the Master Services Agreement dated effective _____.

SCOPE OF SERVICES:

| Item | Quantity | Per Unit Price |
|-------------|-----------------|-----------------------|
| | | |

CLIENT RESPONSIBILITIES:

Adhere to the terms and conditions of the Master Services Agreement. Northtown MUD will provide prior notice for any orders and maintain ongoing updated information relating to past, present, and future material orders related to these services.

PERIOD OF PERFORMANCE:

WARRANTY:

All work will be warranted as per manufacturers supplied warranty. HydroPro Solutions will further provide ongoing support and services to Client as needed.

COST:

See SCOPE OF SERVICES above.

BILLING ADDRESS:

HydroPro Solutions
P.O. Box 612957
Dallas, TX 75261-2957

Company:

HydroPro Solutions, LLC

By: _____

Name: _____

Title: _____

Dated this ____ day of _____, ____

Client:

Northtown Municipal Utility District

By: _____

Name: _____

Title: _____

Dated this ____ day of _____, ____

EXHIBIT "C"

CONTRACT ADDENDUM

Control Number: NTHYDRO062723

This Contract Addendum ("Addendum") is incorporated into the attached Master Services Agreement (the "Contract") between HydroPro Solutions, LLC, ("Contractor") and Northtown Municipal Utility District (the "District"). If there is any conflict between the terms of the attached Contract and this Addendum, the terms of this Addendum will control.

1. Interested Parties. The Contractor acknowledges that Texas Government Code Section 2252.908 (as amended, "Section 2252.908") requires disclosure of certain matters by contractors entering into a contract with a local government entity such as the District. The Contractor confirms that it has reviewed Section 2252.908 and, if required to do so, will (1) complete a Form 1295, using the unique identification number specified on page 1 of the Contract, and electronically file it with the Texas Ethics Commission ("TEC"); and (2) submit the signed Form 1295, including the certification of filing number of the Form 1295 with the TEC, to the District at the same time the Contractor executes and submits this Agreement to the District. Form 1295s are available on the TEC's website at <https://www.ethics.state.tx.us/filinginfo/1295/>. This Agreement is not effective until the requirements listed above are satisfied and any approval or award of this Agreement by the District is expressly made contingent upon the Contractor's compliance with these requirements. **The signed Form 1295 may be submitted to the District in an electronic format.**
2. Conflicts of Interest. The Contractor acknowledges that Texas Local Government Code Chapter 176 (as amended, "Chapter 176") requires the disclosure of certain matters by contractors doing business with or proposing to do business with local government entities such as the District. The Contractor confirms that it has reviewed Chapter 176 and, if required to do so, will complete and return Form CIQ promulgated by the TEC, which is available on the TEC's website at <https://www.ethics.state.tx.us/forms/conflict/>, within seven days of the date of submitting this Agreement to the District or within seven days of becoming aware of a matter that requires disclosure under Chapter 176, whichever is applicable.
3. Verification Under Ch. 2271, Texas Government Code. If required under Chapter 2271 of the Texas Government Code (as amended, "Chapter 2271"), the Contractor represents and warrants that, at the time of execution and delivery of this Agreement, neither the Contractor, nor any wholly or majority-owned subsidiary, parent company, or affiliate of the Contractor that exist to make a profit, boycott Israel or will boycott Israel during the term of this Agreement. The foregoing verification is made solely to comply with Chapter 2271, to the extent such Chapter does not contravene applicable Federal law. As used in the foregoing verification, "boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. Contractor understands "affiliate" to mean an entity that controls, is controlled by, or is under common control with Contractor.
4. Verification Under Ch. 2252, Texas Government Code. For purposes of Subchapter F of Chapter 2252 of the Texas Government Code (as amended, "Subchapter F"), the Contractor represents and warrants that, neither the Contractor, nor any wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of the Contractor that exist to make a profit, are companies identified on a list prepared and maintained by the Texas Comptroller of Public Accounts (the "Comptroller") described within Subchapter F and posted on the Comptroller's internet website at:

<https://comptroller.texas.gov/purchasing/docs/sudan-list.pdf>,
<https://comptroller.texas.gov/purchasing/docs/iran-list.pdf>, and
<https://comptroller.texas.gov/purchasing/docs/fto-list.pdf>.

The foregoing representation is made solely to comply with Subchapter F, to the extent such subchapter does not contravene applicable Federal law, and excludes companies that the United States government has affirmatively declared to be excluded from its federal sanctions regime relating to Sudan, Iran, or a foreign terrorist organization. The Contractor understands “affiliate” to mean any entity that controls, is controlled by, or is under common control with the Contractor.

5. Verification Under Chapter 2274, Texas Government Code, Relating to Contracts With Companies Boycotting Certain Energy Companies. If required under Chapter 2274 of the Texas Government Code (as amended, “*Chapter 2274*”), the Contractor represents and warrants that, at the time of execution and delivery of the Contract, neither the Contractor, nor any wholly or majority-owned subsidiary, parent company, or affiliate of the Contractor that exists to make a profit, boycott energy companies or will boycott energy companies during the term of the contract. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, “boycott energy companies” means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (1) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law or (2) does business with a company described in the preceding section (1).

6. Verification Under Chapter 2274, Texas Government Code, Relating to Contracts with Companies that Discriminate Against the Firearm and Ammunition Industries. If required under Chapter 2274 of the Texas Government Code (as amended, “*Chapter 2274*”), the Contractor represents and warrants that, at the time of execution and delivery of this Agreement, neither the Contractor, nor any wholly or majority-owned subsidiary, parent company, or affiliate of the Contractor that exists to make a profit, have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association or will discriminate during the term of the contract against a firearm entity or firearm trade association. The foregoing verification is made solely to comply with Chapter 2274. As used in the foregoing verification, the terms “discriminate against a firearm entity”, “firearm entity”, and “firearm trade association” have the meanings ascribed to them in Section 2274.001, *Texas Government Code*.



harmony™

End User License Agreement (EULA)

101 Regency Parkway • Mansfield, Texas 76063

800-765-6518 – Toll Free

817-842-8000 – Local Number

817-842-8100 – FAX

IN WITNESS WHEREOF, the parties have reviewed this End User License Agreement ("Agreement") to be executed by their duly authorized representatives as of the day and year written below. The date of the last party to sign is the "Execution Date."

This Agreement shall commence on the Execution Date with extended warranty coverage becoming effective upon the expiration of the one-year standard warranty ("Effective Date").

Master Meter, Inc. ("Master Meter")

City of _____ ("Customer")

By: _____

By: _____

Name: _____

Name: _____

Title: _____

Title: _____

Date: _____

Date: _____

SOFTWARE LICENSE

License

Subject to all the terms and conditions of this Agreement that are applicable to Harmony Software (whether used by Customer in either an AMI or AMR System) and otherwise, and subject to the terms and conditions in Exhibit A, so long as Customer pays for use of certain Harmony Software, Master Meter hereby grants to Customer for the Ongoing Fees, a nonexclusive, non-transferable license under Master Meter's intellectual property rights (the "Harmony Software License") to use the Harmony Software solely for the Permitted Use. This Harmony Software License is personal to Customer and is non-sub-licensable to Affiliates or other third parties. Customer shall have no rights to the Harmony Software other than those expressly granted herein. This Harmony Software License contains no implied licenses. Customer expressly agrees to the terms and conditions set forth in Exhibit A – Tech Support. For clarity, this subsection shall only apply so long as both pricing for that specific item of Harmony Software has been provided to the Customer and the Customer is current in its payments for that specific item of Harmony Software.

Except as expressly authorized in accordance with the Permitted Use, Customer shall not (and shall not attempt to): (1) use, copy, adapt, translate, publish, display, sublicense, rent, lease, lend, transfer or distribute the Software, related documentation, or any copy thereof; (2) improve, enhance, revise, modify or make any other derivatives of the Software, related documentation or any copy or part thereof. Customer shall not reverse assemble, reverse compile, reverse engineer or otherwise translate or decode the Software or any part thereof, or any copy thereof. Master Meter's suppliers of software and documentation (or any part thereof) are beneficiaries of this provision. Customer shall not destroy, remove or otherwise alter any proprietary notices (including, but not limited to, copyright notices) on the Software or related documentation, or any copy thereof, and agrees to reproduce any such notice(s) on any copy thereof it makes pursuant to this Software License. All software licenses provided hereunder shall commence on the Effective Date and shall terminate immediately when this Agreement expires or is earlier terminated for any reason or if Customer uses the software provided hereunder other than for the Permitted Use.

Access to Software

Customer shall ensure that only Customer employees and Customer independent contractors who need access to the Software for Customer to obtain the benefits of this Agreement may access it. Customer is liable for ensuring that its employees and independent contractors abide by the terms of this Agreement.

Support and Maintenance

For so long as the Customer pays the Ongoing Fees, Master Meter shall provide Customer with ongoing software Patches, Updates, ongoing software maintenance and remote telephone support of the Software according to the terms set forth in Exhibit A.

Effect of Termination

Upon the termination of the Software License, all rights of the Customer to use the Software shall immediately cease and Customer shall promptly remove and return to Master Meter all copies of the Software documentation and shall instruct all its employees that further use of the Software is prohibited.

UCITA

To the maximum extent permitted by law, the Parties agree that the Uniform Computer Information Transaction Act as enacted by any state shall not apply, in whole or in part, to this Agreement.

Customer Data

In performing the Services, Master Meter will comply with its Online Services Privacy Policy which is incorporated herein by reference. The Master Meter Online Services Privacy Policy is subject to change at Master Meter's discretion; however, Master Meter policy changes will not result in a material reduction in the level of protection provided for your data during the term of this Agreement. Master Meter reserves the right to provide the Services from locations, and/or through the use of authorized sub-contractors, worldwide. Customer agrees to and acknowledges that Master Meter and its Affiliates may access and use Customer Data for the purposes of providing software support, customer support, and technical support as contemplated by this agreement.

Neither Master Meter nor its Affiliates will disclose personal data or identification data of Customer or Customer's End-Users to any third parties unless specifically authorized by Customer. Customer acknowledges, accepts, and agrees that Services are provided and supplied in the form of a so-called "Cloud Service" provided by Master Meter's technology partners and, as a consequence, End-User data may be stored outside of the United States or the EU/EEA. Customer consents to the transfer and/or storage of End-User personal data outside the United States or the EU/EEA. Customer agrees to provide any notices, and obtain any End-User consents required by law, statute, or ordinance, related to Customer's use of the Services, including those related to the collection, storage, use, processing, transfer, destruction, and disclosure of End-User personal information.

Master Meter Data

Master Meter Data includes any resultant data and any information, data, or other content derived from Master Meter's monitoring of Customer or Customer's End-Users access to, or use of, the Harmony Software, but does not include Customer's data or End-User data. Confidentiality and Master Meter's use of aggregated data: The confidentiality obligations set forth in this License Agreement are subject to the following: Customer hereby gives its permission to Master Meter, Inc.

and any of its affiliated companies, to use and disclose on an anonymous and/or aggregated basis (excluding any personally identifiable information) and data pertaining to the Utility end customers and their water consumption, including without limitations, derivative data and data combined with the data of other utilities, for purposes of project evaluation and research, product development, or other legitimate business purpose. This section shall survive any termination or expiration of this license agreement.

General Terms and Conditions

- A. **Effective Date.** The term of this Support Agreement will commence on the Effective Date and continue for a period of 1 (one) year “**Initial Support Term.**” If Customer does not renew, or terminates for convenience, and later requests Support Services, Customer must (prior to receiving Support Services) pay prior unpaid Renewal Support Term years in full.
- B. **Renewal** Upon expiration of the Initial Support Term, this Agreement shall automatically renew for one (1) additional one-year term unless Customer provides written notice of nonrenewal at least 60 days prior to the end of the current term (each a “**Renewal Term**” and together with the Initial Term, the “**Term**”), or unless sooner terminated as provided in accordance with this Agreement. If the Term is renewed for any Renewal Term pursuant to this Section, the terms and conditions of this Agreement during such Renewal Term shall be the same as the terms and conditions in effect immediately prior to such renewal, subject to any change in the fees payable hereunder by Customer during the applicable Renewal Term. If either Party provides timely notice of its intent not to renew this Agreement, then, unless otherwise sooner terminated in accordance with its terms, this Agreement shall terminate on the expiration of the then-current Term.
- C. **Limitation of Liability. Maximum Liability.** EXCEPT AS OTHERWISE PROVIDED IN NO EVENT SHALL MASTER METER’S AGGREGATE LIABILITY ARISING OUT OF OR RELATED TO THIS AGREEMENT, WHETHER ARISING OUT OF OR RELATED TO BREACH OF CONTRACT, TORT (INCLUDING NEGLIGENCE) OR OTHERWISE, EXCEED THE TOTAL AMOUNT PAID TO MASTER METER PURSUANT TO THIS AGREEMENT. THE FOREGOING LIMITATIONS SHALL APPLY EVEN IF THE CUSTOMER’S REMEDIES UNDER THIS AGREEMENT FAIL OF THEIR ESSENTIAL PURPOSE. THIS LIMITATION OF LIABILITY SETS FORTH MASTER METER’S SOLE LIABILITY AND ENTIRE OBLIGATION AND THE CUSTOMER’S EXCLUSIVE REMEDY FOR ANY ACTION THAT IS BROUGHT AGAINST MASTER METER.

No Consequential or Indirect Damages. EXCEPT AS OTHERWISE PROVIDED, IN NO EVENT SHALL MASTER METER OR ANY OF ITS BUSINESS PARTNERS BE LIABLE TO THE CUSTOMER OR ANY THIRD PARTY FOR ANY CONSEQUENTIAL, INCIDENTAL, INDIRECT, EXEMPLARY, SPECIAL OR PUNITIVE DAMAGES, INCLUDING ANY DAMAGES FOR BUSINESS INTERRUPTION, LOSS OF USE, DATA, REVENUE OR PROFIT, COST OF CAPITAL, COST OF SUBSTITUTE EQUIPMENT, DOWNTIME COSTS, ANY IN/OUT COSTS, MANUAL METER READ COSTS AND EXPENSES, WHETHER ARISING

OUT OF BREACH OF CONTRACT, TORT (INCLUDING NEGLIGENCE) OR OTHERWISE, REGARDLESS OF WHETHER SUCH DAMAGES WERE FORESEEABLE AND WHETHER OR NOT MASTER METER WAS ADVISED OF THE POSSIBILITY OF SUCH DAMAGES.

- D. **Infringement Indemnity.** Master Meter shall defend, indemnify and hold harmless Customer from and against any judgment by a court of competent jurisdiction or settlement reached from any litigation instituted against Customer by a third party which alleges that the AMI / AMR System provided hereunder infringes upon the patents or copyrights of such third party, provided that Master Meter shall have the right to select counsel in such proceedings and control such proceedings. Notwithstanding the foregoing, Master Meter shall have no liability under this indemnity unless Customer cooperates with and assists Master Meter in any such proceedings and gives Master Meter written notice of any claim hereunder within seven (7) days of receiving it. Further, Master Meter shall have no liability hereunder if such claim is related to; (i) any change, modification or alteration made to the AMI / AMR System by Customer or a third party, though this does not include any change, modification or alteration made by a Master Meter Authorized Distributor, (ii) use of the AMI / AMR System in combination with any goods or services not provided by Master Meter hereunder, (iii) Customer's failure to use a supported version of the Software or to otherwise take any corrective action as reasonably directed by Master Meter, (iv) compliance by Master Meter with any designs, specifications or instructions provided by Customer, or (v) any use of the AMI / AMR System other than for the Permitted Use. In the event the AMI / AMR System is adjudicated to infringe a patent or copyright of a third party and its use is enjoined, or, if in the reasonable opinion of Master Meter, the AMI / AMR System is likely to become the subject of an infringement claim, Master Meter, at its sole discretion and expense, may; (i) procure for Customer the right to continue using the AMI / AMR System or (ii) modify or replace the AMI / AMR System so that it becomes non-infringing. THIS SECTION STATES CUSTOMER'S SOLE AND EXCLUSIVE REMEDY AND MASTER METER'S ENTIRE LIABILITY FOR ANY CLAIM OF INFRINGEMENT.
- E. **Termination.** Either party may terminate this Agreement prior to the expiration of the Term if the other party commits a material breach of this Agreement and such material breach is not cured within sixty (60) days of written notice by the other party. Upon any expiration or termination of this Agreement, Master Meter's and Customer's obligations hereunder shall cease and the software license shall immediately cease. If Customer terminates they may, within 120 days of termination request a flat file export of prior 12 month's reads thereby releasing Master Meter of any and all further obligations and liability for the AMI / AMR System.

In the event of the termination of agreement by either party, customer agrees that Master Meter has the right to retain all customer data for a period of not less than 5 years.

- F. **Force Majeure.** No party shall be liable or responsible to the other party, nor be deemed to have defaulted under or breached this Agreement, for any failure or delay in fulfilling or performing any term of this Agreement (except for any obligations to make payments to the other party hereunder), when and to the extent such failure or delay is caused by or results from acts beyond the affected party's reasonable control, including, without limitation: (a) acts of God; (b) flood, fire, earthquake,

explosion, or any other natural or manmade disaster or catastrophe; (c) war, invasion, hostilities (whether war is declared or not), terrorist threats or acts, riot or other civil unrest; (d) enactment, issuance, or operation of any municipal, county, state, or federal law, ordinance or executive, administrative, or judicial regulation, order or decree; (e) actions, embargoes or blockades in effect on or after the date of this Agreement; (f) action by any governmental authority; (g) national or regional emergency. The party suffering a Force Majeure Event shall give notice to the other party, stating the period of time the occurrence is expected to continue and shall use diligent efforts to end the failure or delay and ensure the effects of such Force Majeure Event are minimized.

- G. **Intellectual Property**. No Intellectual Property is assigned to Customer hereunder. Master Meter shall own or continue to own all Intellectual Property used, created, and/or derived by Master Meter in the course of performing this Agreement. To the extent, if any, that any ownership interest in and to such Intellectual Property created and/or derived by Master Meter or the Master Meter Software does not automatically vest in Master Meter by virtue of this Agreement or otherwise, and instead vests in Customer, Customer agrees to grant and assign and hereby does grant and assign to Master Meter all right, title, and interest that Customer may have in and to such Intellectual Property. Customer agrees not to reverse engineer any Equipment or Software purchased or provided hereunder. Notwithstanding anything contained in this section to the contrary, the following shall not constitute, or be considered part of, the Intellectual Property, and Master Meter shall share all rights to the same: Customer's End Users' data and other data, procedures, or techniques generated by Customer's use of the Master Meter Software.
- H. **Confidentiality**. Both parties shall (and shall cause their employees and contractors to) keep all Confidential Information strictly confidential and shall not disclose it to any third party, except to the extent reasonably required to perform and enforce this Agreement or as required under applicable law, court order or regulation. The Confidential Information may be transmitted orally, in writing, electronically or otherwise observed by either party. Notwithstanding the foregoing, "Confidential Information" shall not include; (i) any information that is in the public domain other than due to Recipient's breach of this Agreement; (ii) any information in the possession of the Recipient without restriction prior to disclosure by the Discloser; or (iii) any information independently developed by the Recipient without reliance on the information disclosed hereunder by the Discloser. "Discloser" means either party that discloses Confidential Information, and "Recipient" means either party that receives it.
- I. **Non-Waiver of Rights**. No waiver by any party of any of the provisions hereof shall be effective unless explicitly set forth in writing and signed by the party so waiving. No waiver by any party shall operate or be construed as a waiver in respect of any failure, breach or default not expressly identified by such written waiver, whether of a similar or different character, and whether occurring before or after that waiver. No failure to exercise, or delay in exercising, any right, remedy, power or privilege arising from this Agreement shall operate or be construed as a waiver thereof; nor shall any single or partial exercise of any right, remedy, power or privilege hereunder preclude any other or further exercise thereof or the exercise of any other right, remedy, power or privilege.

- J. **Assignment and Sub-contracting.** Either party may assign, transfer or delegate this Agreement without requiring the other party's consent; (i) to an Affiliate; (ii) as part of a merger; or (iii) to a purchaser of all or substantially all of its assets. Apart from the foregoing, neither party may assign, transfer or delegate this Agreement without the prior written consent of the other, which consent shall not be unreasonably withheld. Furthermore, Customer acknowledges Master Meter may use subcontractors to perform RF Field Equipment installation, the systems integration work (if applicable), or project management (if applicable), without requiring Customer's consent.
- K. **Amendments.** No alteration, amendment, or other modification shall be binding unless in writing and signed by both Customer and by a vice president (or higher) of Master Meter.
- L. **Governing Law and Dispute Resolution.**

Governing Law and Venue. ALL DISPUTES ARISING OUT OF OR RELATING TO THIS AGREEMENT SHALL BE GOVERNED BY TEXAS LAW, EXCLUDING ITS CHOICE OF LAW RULES.

Any dispute arising out of or in connection with the Agreement, including any question regarding its existence, validity or termination, will be resolved in accordance with this Section and will be settled, if possible, by negotiation of the Parties. Either Party may, by giving written notice, refer the dispute to a meeting of appropriate representatives of each Party, to be held within twenty (20) business days after giving notice. If the dispute is not resolved within thirty (30) business days after the date of the meeting of the Parties, or any later date to which the Parties may agree, either Party may submit the dispute to any mutually agreed mediation service for mediation by providing to the mediation service a joint, written request for mediation, setting forth the subject of the dispute and the relief requested. The parties shall cooperate with the mediation service and with one another in selecting a neutral mediator and in scheduling the mediation proceedings. The parties covenant that they will use commercially reasonable efforts in participating in the mediation. The parties agree that the mediator's fees and expenses and the costs incidental to the mediation will be shared equally between the parties.

These dispute resolution procedures are not intended to be used for disputes concerning actual, alleged or threatened breaches of a Party's confidentiality obligations or infringement of a Party's Intellectual Property Rights where the remedy being sought is injunctive or other equitable relief, and the Parties may immediately bring an action therefore seeking injunctive or other equitable relief. Any claims seeking monetary damages shall be resolved by arbitration as provided below, provided that such arbitration shall not preclude a Party's right to bring an action for injunctive or other equitable relief for breach of the confidentiality obligations or infringement of intellectual property rights, whether brought contemporaneously or otherwise.

M. **Survival.** The provisions of this Agreement that are applicable to circumstances arising after its termination or expiration shall survive such termination or expiration.

N. **Severability.** If any term or provision of this Agreement is invalid, illegal or unenforceable in any jurisdiction, such invalidity, illegality or unenforceability shall not affect any other term or provision of this Agreement or invalidate or render unenforceable such term or provision in any other jurisdiction. Upon such determination that any term or other provision is invalid, illegal or unenforceable, the parties hereto shall negotiate in good faith to modify this Agreement so as to effect the original intent of the parties as closely as possible in a mutually acceptable manner in order that the transactions contemplated hereby be consummated as originally contemplated to the greatest extent possible.

O. **Warranties/Disclaimers**

DISCLAIMER OF WARRANTIES.

EXCEPT FOR THE EXPRESS WARRANTIES SET FORTH IN THIS AGREEMENT, ALL SERVICES AND PROVIDER MATERIALS ARE PROVIDED "AS IS" AND MASTER METER HEREBY DISCLAIMS ALL WARRANTIES, WHETHER EXPRESS, IMPLIED, STATUTORY OR OTHER, AND PROVIDER SPECIFICALLY DISCLAIMS ALL IMPLIED WARRANTIES OF MERCHANTABILITY, FITNESS FOR A PARTICULAR PURPOSE, TITLE AND NON-INFRINGEMENT, AND ALL WARRANTIES ARISING FROM COURSE OF DEALING, USAGE OR TRADE PRACTICE. WITHOUT LIMITING THE FOREGOING, MASTER METER MAKES NO WARRANTY OF ANY KIND THAT THE SERVICES OR MASTER METER MATERIALS, OR ANY PRODUCTS OR RESULTS OF THE USE THEREOF, WILL MEET CUSTOMER'S OR ANY OTHER PERSON'S REQUIREMENTS, OPERATE WITHOUT INTERRUPTION, ACHIEVE ANY INTENDED RESULT, BE COMPATIBLE OR WORK WITH ANY SOFTWARE, SYSTEM OR OTHER SERVICES, EXCEPT IF AND TO THE EXTENT EXPRESSLY SET FORTH IN THE SPECIFICATIONS, OR BE SECURE, ACCURATE, COMPLETE, FREE OF HARMFUL CODE OR ERROR FREE. ALL THIRD-PARTY MATERIALS ARE PROVIDED "AS IS" AND ANY REPRESENTATION OR WARRANTY OF OR CONCERNING ANY THIRD PARTY MATERIALS IS STRICTLY BETWEEN CUSTOMER AND THE THIRD-PARTY OWNER OR DISTRIBUTOR OF THE THIRD-PARTY MATERIALS.

Master Meter does not guarantee, and Customer acknowledges that the Services provided may be subject to limitations, delays, and other problems inherent in the use of the internet or other communications facilities. Master Meter is not responsible for any delays, delivery failures, or other damages resulting from such problems.

Any description of product, whether in writing or made orally by Master Meter, Inc. or its agents, specifications, samples, literature, models, bulletins, drawings, diagrams, data sheets or similar materials used in connection with any customer's order are for the sole purpose of identifying product and shall not be construed as an express or implied warranty. Any suggestions by Master Meter, Inc. or its agents regarding use, application, or suitability of product shall not be construed as an express or implied warranty unless confirmed to be such in writing by Master Meter, Inc.

Definitions

- A. **“Affiliate”** of a party means any other entity controlling, controlled by, or under common control with such party, where “control” of an entity means the ownership, directly or indirectly, of 50% or more of either; (1) the shares or other equity in such entity; or (2) the voting rights in such entity.

- B. **“Allegro Base Station”** identifies the Master Meter manufactured device consisting of one transceiver, to be located on a tower that receives readings from the Allegro RF Endpoints (either directly or via an Allegro Repeater) by radio frequency and passes those readings to the Head End Communication Server by TCP/IP backhaul communication.

- C. **“Allegro RF Endpoints”** identifies the Master Meter transmission devices installed on devices such as meters, distribution automation equipment and demand/response devices located at Customer’s End Users’ premises that take the readings of the meters and transmit those readings by radio frequency to the relevant Allegro Base Station or Allegro Repeater.

- D. **“Allegro Repeater”** identifies the Master Meter manufactured device consisting of one transceiver, located on utility poles which relay a single transmission between the Allegro RF Endpoints and the Allegro Base Station.

- E. **“AMI System”** identifies the Master Meter Allegro Advanced Meter Infrastructure (AMI) System comprised of the Allegro RF Endpoints, the RF Field Equipment, software licenses, FCC licenses, and other equipment provided to Customer hereunder. The AMI System only includes the foregoing, as provided by Master Meter. The AMI System does not include goods, equipment, software, licenses or rights provided by a third party or parties to this Agreement.

- F. **“AMR System”** identifies Master Meter’s technology of automating the collection of consumption, diagnostic, and status data from metering devices using a handheld, tablets, touch-read, and/or mobile “Drive-By” reading systems and transferring that data to a Meter Data Management (MDM) central database for billing, troubleshooting, and analyzing applicable metering data..

- G. **“CRM”** means the Customer Relationship Management software used to track and document issues reported to the Systems Technical Support team.

- H. **“Confidential Information”** means any and all non-public information of either party, including the terms of this agreement, all technical information about either party’s products or services, pricing information, marketing and marketing plans, Customer’s End Users’ data, AMI / AMR System performance, AMI / AMR System architecture and design, AMI / AMR System software, other business and financial information of either party, and all trade secrets of either party.

- I. **“Covered Equipment”** includes installed base stations and repeaters.
- J. **“End User”** means any end user of water that pays Customer for the consumption of water.
- K. **“Equipment”** means the Allegro RF Endpoints, and RF Field Equipment.
- L. **“Field Devices”** means the meters, Endpoint Register Modules, and all other RF Endpoint transceivers.
- M. **“Head End Communication Server”** identifies the communication server consisting of software used to gather, store, and report data collected by the Allegro Base Stations from the Allegro RF Endpoints.
- N. **“Intellectual Property”** means patents and patent applications, inventions (whether patentable or not), trademarks, service marks, trade dress, copyrights, trade secrets, know-how, data rights, specifications, drawings, designs, moral rights, author’s rights, and other intellectual property rights, including any derivations and/or derivative works, as may exist now or hereafter come into existence, and all renewals and extensions thereof, regardless of whether any of such rights arise under the laws of the United States or of any other state, country or jurisdiction, any registrations or applications thereof, and all goodwill pertinent thereto.
- O. **“Ongoing Fee”** means the monthly and/or annual fees, as applicable, to be paid by Customer during the Term of this Agreement.
- P. **“Patches”** means patches or other maintenance releases of the Software that correct processing errors and other faults and defects found previous versions of the Software.
- Q. **“Permitted Use”** refers to use of the software only for reading Customer’s meters in the Service Territory. The Permitted Use does not include reading third party meters or reading meters outside the Service Territory.
- R. **“Release”** includes Patches, Updates and Upgrades.

- S. **“RF Field Equipment”** means, collectively, Allegro Base Stations and Allegro Repeaters.

- T. **“Service Territory”** identifies the geographic area where Customer provides water services to End Users as of the Effective Date.

- U. **“Software”** means all the Master Meter proprietary software provided pursuant to this Agreement, and any Patches, Updates, and Upgrades that are provided to Customer pursuant to the terms of this Agreement.

- V. **“Updates”** means releases of the Software that constitute a minor improvement in functionality.

- W. **“Upgrades”** means releases of the Software which constitute a significant improvement in functionality or architecture of the Software.

EXHIBIT A

Technical Support

Master Meter Technical Services provides utility customers with Tier 1 support of technical issues as well as any coordination of additional resources required to resolve the issue. Requests that require specialized skills will be forwarded through the Systems Technical Support team for further analysis. If Systems Technical Support has exhausted their level of support for the product type, they will escalate to the next level of support. Occasionally, on-site troubleshooting / analysis may be required. The preferred order of on-site support is:

- A. The Customer (for assistance with the easiest and lowest time-consuming activities such as power on / power off).
- B. The local distributor (where applicable).
- C. Master Meter Inc., Systems Technical Support or contracted personnel, where required to fulfill a contract commitment.

1. Support Categories

- 1.1. General questions regarding functionality, use of product, how-to, and requests for assistance on Master Meter AMR/AMI Network Equipment, and Metering Products.
- 1.2. Proactive reporting and resolution of problems.
- 1.3. Reactive reporting to isolate, document, and solve reported hardware/software defects.
- 1.4. Responding to service requests and product changes.
- 1.5. Addressing customer inquiries with printed or electronic documentation, examples, or additional explanation/clarification.

2. Support Hours

Standard Support Hours: Toll-free telephone support 1-800-928-6388 is available Monday thru Friday from 7:00AM CST to 5:00PM CST.

3. Support Procedures

- 3.1. Customer identifies an issue or potential problem and calls System Technical Support at **1-800-928-6388**. The Systems Technical Support Associate will work to resolve the issue making notes in the Customer Relationship Management Software (CRM).
- 3.2. Systems Technical Support will identify the caller by requesting their name, utility name and state. The nature of the problem and severity will be agreed upon by both parties (either at the time the issue is managed or prior to upgrading or downgrading an existing issue) using the definitions below as a guideline. The issue is then captured into the CRM Software for resolution tracking.

D. Severity Levels Description:

Severity 1 - Customer's system is down. The system is unusable resulting in total disruption of work. No workaround is available and requires immediate attention. (Example: Network mass outage, all reading collection devices inoperable, inoperable head end software (e.g., Master Meter MDM)).

Severity 2 - Major system feature/function failure. Operations are severely restricted; there is a major disruption of work, no acceptable work-around is available, and failure requires immediate attention. (Examples: Network equipment failure, head end software application has important functionality not working and cannot create export file for billing system operations.)

Severity 3 - The system is usable and the issue doesn't affect critical overall operation. (Example: Minor network equipment failure; head end software application operable but reports are not running properly, modification of view or some non-critical function of the software is not running.)

Severity 4 - Minor system issues, questions, new features, or enhancement requests to be corrected in future versions. (Examples: Minor system issues, general questions, and "How-To" questions.)

- 3.3. Systems Technical Support identifies whether or not the customer is on support. If the customer is not on support, the customer is advised of the service options and passed to accounting who will advise of any applicable charges that are required prior to continued support.
- 3.4. Calls are managed through Systems Technical Support on a first-come-first-serve basis. Level 1 Systems Technical Support will initially assist the customer and will typically respond/resolve the majority of calls based on their product knowledge and experience. A call history for the particular account is researched to note any existing pattern or if the call is a new instance. This research provides the representative a basis and understanding of the account as well as any associated problems and/or resolutions that have been communicated.
 - a. Systems Technical Support may confirm that there is an issue or problem that needs further analysis to determine its cause. The following information is collected: a detailed description of the issue's symptoms, details on the software/hardware product and version, a description of the environment in which the issue arises, and a list of any corrective action already taken.
 - b. Systems Technical Support may then check the CRM, to see if reports of a similar problem exist, and if any working solutions were provided. If an existing resolution is found that will address the reported issue, it shall be communicated to the customer. If confirmed that the issue has been resolved, the event is closed.
 - c. If there is no known defect or support that defines the behavior, Systems Technical Support will work with the customer to reproduce the issue. If the issue can be reproduced, Systems Technical Support will escalate the issue for further investigation / resolution.

If the issue involves units that are considered to be defective with no known reason, Systems Technical Support or AMR/AMI will direct the customer to the RMA team, or they may request an

RMA directly. If it is determined that a sample is required for further analysis, the customer will be provided with instructions that detail where to send the RMA sample(s) for further investigation. Once it is determined that the issue cannot be resolved by Tier 1 resources, the event will be escalated to Tier 2 support for confirmation/workarounds to resolve immediate issue. The RMA team will keep the customer and the Systems Technical Support advised should escalation be required. The response and escalation times are listed in Section 5.

4. Response and Resolution Targets

| Severity Level | Response Time | Target Resolution and Effort Level | Escalation Path |
|----------------|---|--|---|
| 1 | <p>During regular business hours Master Meter will begin the service request process during the initial call.</p> | <p>Master Meter will immediately assign trained and qualified team members to correct the error on an expedited basis and provide ongoing communication and status updates of a correction.</p> <p>Appropriate Resolutions:</p> <ul style="list-style-type: none"> o Satisfactory workaround is provided. o Program patch is provided o Fix incorporated into future release o Fix or workaround incorporated into the CRM or Support Knowledge Base | <p>Master Meter will make diligent efforts during normal business hours. The Service Request will be raised to Systems Technical Support Management within 4 hrs, and to the next management level after 24 hours if the request is not resolved before then.</p> |
| 2 | <p>Master Meter will respond to the customer within 1 business day and will update the request at least once a day.</p> | <p>Master Meter will assign trained and qualified team members to correct the error. Provide communication as updates occur.</p> <p>Appropriate Resolutions:</p> <ul style="list-style-type: none"> o Satisfactory workaround is provided. o Program patch is provided o Fix incorporated into future release o Fix or workaround incorporated into the Support Knowledge Base | <p>Master Meter will make diligent efforts during normal business hours. The Service Request will be raised to Systems Technical Support Management after 3 business days if the request is not resolved before then.</p> |

| | | | |
|---|---|------------------|---|
| 3 | Master Meter will respond to the customer within 2 business days. | 90 Business Days | Master Meter will make planned efforts during normal business hours. |
| 4 | Master Meter will respond to the customer within 3-5 business days. | 12 months | Master Meter will make commercially reasonable efforts to support the request during normal business hours. |

Master Meter Support will make every reasonable effort to meet the following response and resolution targets: Severity, Standard Target Response, Standard Target Resolution, (one or more of the following):

5. Problem Escalation Process

- 5.1. If the normal support process does not produce the desired results, or if the severity has changed, the issue may be escalated as follows to a higher level.
- 5.2. Severity 1 issues are escalated by Sales or Systems Technical Support to a Support Coordinator if not resolved within 4 hours; to the next management level if not resolved within 24 hours.
- 5.3. A customer may escalate an issue by calling 1-800-928-6388. Please specify the details and Systems Technical Support representative worked with and the reason why the issue is being escalated.
- 5.4. In the event that a customer is not satisfied with the level of support or continual problem with their products, they may escalate a given issue to the Systems Technical Support Coordinator at 1-800-928-6388.

6. General Support Provisions and Exclusions

Specialized support from Master Meter is available on a fee basis to address support issues outside the scope of this support plan or if not covered under another specific maintenance contract. For example, specialized systems integration services or out of warranty network equipment repair that is not covered under a separate maintenance contract.

Northtown Municipal Utility District Committee List

Budget, Finance & Rates

Directors – Robin Campbell, Felix Amaro

Budget/Finance/Investments
Rate Order
Trustee for Employee Retirement Plan
Compensation & Employee Retirement

Communications

Directors – Robin Campbell, Lee Hill

Communications
Signage/Sign
Website

Utilities & Services

Directors – Brenda Richter, Lee Hill

Crossroads Contract renewal
Solid Waste
Drought Contingency
Infrastructure

Facilities

Directors – Brenda Richter, Lee Hill

New Facility Construction
Median & ROW Maintenance
Office Lease
Park
Vehicle Lifecycle
UPS - (All technology)

Legal \ Security

Directors – Felix Amaro, Chris Capers

Restrictive Covenant
Security and Public Safety
Wholesale Rate Challenge

Development

Directors – Brenda Richter, Chris Capers

Village @ Northtown
Village @ Northtown multi-family
Multifamily Project