

NOTICE OF MEETING

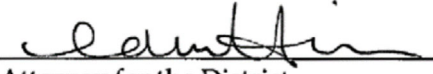
FORT BEND COUNTY MUNICIPAL UTILITY DISTRICT NO. 163

The Board of Directors of Fort Bend County Municipal Utility District No. 163 will hold a regular meeting on **Tuesday, November 25, 2025**, at **9:30 a.m.**, at the offices of Allen Boone Humphries Robinson LLP, 3200 Southwest Freeway, **Suite 2400, San Bernard Room**, Houston, Texas, to discuss and, if appropriate, act upon the following items:

1. Comments from the public.
2. Approve minutes.
3. Financial and bookkeeping matters, including payment of the bills and review of investments.
4. Travel Reimbursement Guidelines and Director Expenses for the Association of Water Board Directors winter conference.
5. Tax collection matters.
6. Engineering matters, including authorize design of new projects, award contracts, if any, report on District facilities, mowing and maintenance and related proposals, approve deeds, easements, or consents to encroachment, and use of surplus funds.
7. Update on 46-acre annexation and related matters, and authorize appropriate action, including:
 - a. approve feasibility study;
 - b. accept Petition for Addition of Certain Land;
 - c. authorize execution of Development Financing Agreement, if appropriate; and
 - d. authorize execution of maintenance agreement with homeowner association for detention pond.
8. Amended and Restated Development Financing Agreement with Pelican Katy Boardwalk, LLC.
9. Update on 24-acre annexation and related matters, and authorize appropriate action, including:
 - a. adopt Order Adding Land and authorize execution of Amendment to Information Form;
 - b. accept Waiver of Special Appraisal; and
 - c. Phase II Small MS4 General Permit and Storm Water Management Plan implementation for annexation tract.
10. Attorney's report, including:
 - a. historical bond and tax report to Comptroller; and
 - b. review and update Eminent Domain Report to the Texas Comptroller.

11. Website matters.
12. Reports from directors and consultants on District matters.
13. Meeting schedule.





Attorney for the District

Fort Bend County Municipal Utility District No. 163 reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by the Texas Open Meetings Act, Texas Government Code §§ 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberation about Security Devices), and any other provision under Texas law that permits a governmental body to discuss a matter in a closed executive session.

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact the District's attorney at (713) 860-6400 at least three business days prior to the meeting so that appropriate arrangements can be made.