

## NOTICE OF MEETING

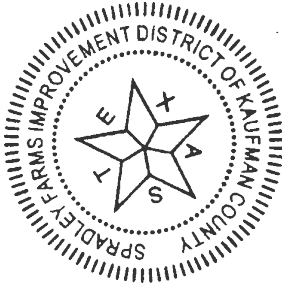
### SPRADLEY FARMS IMPROVEMENT DISTRICT OF KAUFMAN COUNTY

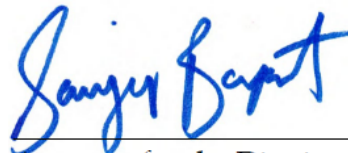
The Board of Directors of Spradley Farms Improvement District of Kaufman County will hold a regular meeting on **Tuesday, May 19, 2026, at 3:00 p.m.**, at the City Manager's Conference Room, George A. Venner, Sr. Municipal Center, 1515 N. Galloway Ave., Mesquite, Texas, to discuss and, if appropriate, act upon the following items:

1. Public comments.
2. Approve Minutes of Board meeting held April 21, 2026.
3. Status of application for Bond Issue No. 1, including:
  - a. approve Preliminary Official Statement and Official Notice of Sale;
  - b. appoint Paying Agent/Registrar;
  - c. authorize advertisement for sale of the Series 2026 Bonds and schedule bond sale;
  - d. engage auditor to prepare developer reimbursement report;
  - e. consider matters regarding entering into a contract for disclosure counsel legal services with McCall Parkhurst and Horton, LLP, and adopt Resolution Regarding Approval of Legal Services Contract;
  - f. adopt Resolution Requesting Appraisal of Property and Certificate of Estimated Appraised Value; and
  - g. authorize District engineer to request Texas Commission on Environmental Quality inspection of facilities.
4. Developer's report and authorize any related action.
5. Engineering matters, including authorize design, preparation of plans and specifications, approval of plans and specifications, advertisement for bids, bid review, contract award, approval of Pay Estimates, Change Orders, and Task Orders, acceptance of projects, issuance of notices to the City of Denton and direct engineer to notify insurance company of new facility, if appropriate, for projects, including:
  - a. Talia, Phase 1B park furnishings;
  - b. Superior Halo Custom Disc Shade Structure;
  - c. erosion control measures;
  - d. Schedule III - utility improvements, retaining walls;
  - e. Schedule II - Paving Improvements;
  - f. Phase 1 utility improvements;
  - g. Phases 1A and 1B public landscaping construction;
  - h. Phase 1 turn lane expansion;
  - i. Phase 1B SWPPP Control;

Persons with disabilities who plan to attend this meeting and would like to request auxiliary aids or services are requested to contact the District's attorney at (972) 823-0800 at least three business days prior to the meeting so that appropriate arrangements can be made.

- j. Talia street sweeping;
  - k. Deeds and easements; and
  - l. other engineering matters.
6. Bookkeeper's report, including payment of bills and the taking of any other action necessary or appropriate in connection therewith.
  7. Tax assessment and collections matters.
  8. District Website and Communications Report.
  9. Consider matters for future agendas.
  10. Adjourn.



  
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Attorney for the District

*Spradley Farms Improvement District of Kaufman County 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 Texas Government Code, Section 551.071 (Consultation with Attorney), Section 551.072 (Deliberations Regarding Real Property), Section 551.073 (Deliberations Regarding Gifts and Donations), Section 551.074 (Personnel Matters), Section 551.076 (Deliberations Regarding Security matters), and Section 551.087 (Economic Development).*