HAYS COUNTY ESD #4 BOARD OF COMMISSIONERS
AUGUST 18, 2026 MEETING MINUTES

1. **Call meeting to order and verify quorum;**
    - Mr. Joe Pendleton called the meeting to order at 5:30pm.
    - Commissioners present: Mr. Joe Pendleton, Mr. Travis Brown, Mr. Justin Transeau, Mr. Manuel Grafia, and Mr. Joe Malone. A quorum was present.
    - Also present: Christopher Robbins, Fire Chief and Sydney Johnson, Executive Assistant.

2. **Public comment;**
    - No public sign-in. No public comment.

3. **Approval of minutes from the meeting held on July 30, 2026;**
    - The meeting minutes from July 30, 2026 were distributed prior to the meeting.
    - Mr. Pendleton asked for corrections. Hearing none, the minutes were approved by unanimous consent.

4. **Receive monthly Treasurer's Summary & District Investment Reports; consider approving issued payments and financial reports prepared by the District's bookkeeper;**
    - A motion to approve issued payments and financial reports for July 2026 was made by Mr. Brown and seconded by Mr. Grafia.
    - Motion passed (5-0).

5. **Discuss and consider action on monthly report from Chief Robbins regarding emergency and administrative operations, contract issues, tax and budgeting issues, and legislative efforts;**
    - Chief Robbins reported 1,564 calls from January 1 – August 18, 2026.
    - Chief Robbins discussed the need to establish a separate bank account for administration of the District's Difference Card employee medical benefit program.
    - A motion to authorize establishment of a separate bank account for funding the District's obligations under the Difference Card employee medical benefit program and authorize Chief Robbins to execute any necessary banking documents consistent with prior Board authorizations was made by Mr. Transeau and seconded by Mr. Brown.
    - Motion passed (5-0).
    - Chief Robbins discussed the potential availability of two fire engines through Metro Fire.
    - A motion to authorize Chief Robbins to notify Metro Fire of the District's interest in reserving two available engines, pending future Board consideration and approval of any purchase terms, was made by Mr. Brown and seconded by Mr. Transeau.
    - Motion passed (5-0).

6. **Discuss and consider action on monthly report from District's Attorney regarding pending litigation matters, contract issues, tax and budgeting issues, and legislative efforts;**
    - No report from District's Attorney. No action taken.

7. **Discuss and consider action regarding Station 42 Development;**
    - Ryan Rosborough of Rosborough Project Management attended to provide information and answer questions from the Board.
    - Discussion occurred. No action taken.

8. **Discuss and consider action regarding termination of legal services provided by The Carlton Law Firm, P.L.L.C.;**
    - A motion to terminate legal services provided by The Carlton Law Firm P.L.L.C., effective upon delivery of written notice, was made by Mr. Brown and seconded by Mr. Transeau.
    - Motion passed (5-0).

9. **Discuss and consider entering into an agreement with Coveler & Peeler, P.C., for legal services to the District and authorizing the Fire Chief to execute the agreement;**
    - A motion to authorize Chief Robbins to execute the engagement letter from Coveler & Peeler, P.C., to become the Districts legal counsel was made by Mr. Malone and seconded by Mr. Grafia.
    - Motion passed (5-0).

10. **Discuss and consider action regarding budget for fiscal year October 1, 2026 to September 30, 2027;**
    - A motion to adopt the budget for FY 2026-2027 as presented and execute a Resolution for same was made by Mr. Transeau and seconded by Mr. Grafia.
    - Motion passed (5-0).

11. **Conduct a public hearing on the proposal to increase property taxes;**
    - A public hearing was held. No public comment.

12. **Take a record vote on the District's 2026 tax rate, adopt an Order Levying Taxes, authorize filing the Order with the County Tax Assessor/Collector, and acknowledge and approve posting of statement regarding adopted tax rate to home page of District website;**
    - Mr. Justin Transeau made the following motion: "I move that the property tax rate be increased by the adoption of a tax rate of $0.089965, which is effectively a 6.09 percent increase in the tax rate." Mr. Brown seconded the motion.
    - Mr. Pendleton voted FOR, Mr. Brown voted FOR, Mr. Transeau voted FOR, Mr. Grafia voted FOR, and Mr. Malone voted FOR. Motion passed (5-0).

- A motion to adopt the Order Levying Taxes, authorize filing the Order with the Hays County Tax Assessor-Collector, and acknowledge and approve posting of the statement regarding the adopted tax rate on the District website homepage." was made by Mr. Brown and seconded by Mr. Grafia.
- Motion passed (5-0).

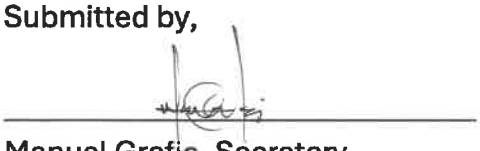
13. Discuss date, time, location, and agenda items for the next meeting;

- The next meeting will be held on September 29, 2026, at 5:30pm. All meetings are held at 111 Green Acres Drive in Wimberley, Texas.

14. Adjourn;

- Mr. Pendleton adjourned the meeting at 6:55pm.

Submitted by,



Manuel Grafia, Secretary
Hays County ESD #4 Board of Commissioners