

**OFFICIAL NOTICE OF SALE**

**\$5,145,000**

**PLUM CREEK MANAGEMENT DISTRICT NO. 1A**

(A political subdivision of the State of Texas located in Harris, Liberty, and Montgomery Counties, Texas)

**UNLIMITED TAX ROAD BONDS  
SERIES 2025**

BIDS TO BE SUBMITTED BY:  
10:00 A.M., CENTRAL TIME  
WEDNESDAY, OCTOBER 22, 2025

BIDS TO BE OPENED BY:  
11:30 A.M., CENTRAL TIME  
WEDNESDAY, OCTOBER 22, 2025

This Official Notice of Sale does not alone constitute an invitation for bids, but is merely notice of sale of the Road Bonds described herein. The invitation for such bids is being made by means of this Official Notice of Sale, the Official Bid Form, and the Official Statement (see "OFFICIAL STATEMENT – Final Official Statement" below).

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UNLIMITED TAX ROAD BONDS

SERIES 2025

**ROAD BONDS OFFERED FOR SALE AT COMPETITIVE BID:** The Board of Directors (the "Board") of Plum Creek Management District No. 1A (the "District") is offering for sale at competitive bid \$5,145,000 Unlimited Tax Road Bonds, Series 2025 (the "Road Bonds").

**METHODS FOR SUBMISSION OF BIDS AND BID FORMS:** Bids for the Road Bonds may be submitted by any one of the following methods:

1. Submit bids in writing as described below under "WRITTEN BIDDING PROCEDURE."
2. Submit bids electronically as described below under "ELECTRONIC BIDDING PROCEDURE."
3. Submit bids by telephone as described below under "TELEPHONIC BIDDING PROCEDURE."

All bids must be submitted by 10:00 A.M., Central Time, on Wednesday, October 22, 2025. Any prospective bidder must also submit, by 10:00 A.M., Central Time, on Wednesday, October 22, 2025, signed Official Bid Form(s) to the District's financial advisor, Robert W. Baird & Co. Incorporated (the "Financial Advisor"), as more fully described below. Any bid or bid form submitted after such scheduled time for bid receipt will not be accepted and will be returned unopened. The District will not accept bids by facsimile transmission. See "CONDITIONS OF SALE—REQUIRED DISCLOSURE OF INTERESTED PARTIES" for additional requirements concerning submission of bids.

**WRITTEN BIDDING PROCEDURE:** A prospective bidder that intends to submit its bid in writing must do so in accordance with this paragraph. Two (2) sealed bids, which must be submitted on the Official Bid Form and plainly marked "Bid for Road Bonds," are to be addressed to "President and Board of Directors, Plum Creek Management District No. 1A." The two (2) sealed bids must be submitted on signed Official Bid Forms and delivered, by 10:00 A.M., Central Time, on Wednesday, October 22, 2025, to the office of the Financial Advisor, as follows: Robert W. Baird & Co. Incorporated, Attn: Stephen Eustis, 4801 Woodway Drive, Suite 118-E, Houston, Texas 77056. For purposes of the written bidding procedure, the time as maintained by PARITY (defined below) shall constitute the official time.

**ELECTRONIC BIDDING PROCEDURE:** A prospective bidder that intends to submit an electronic bid must submit its electronic bid through the facilities of PARITY. A prospective bidder that intends to submit an electronic bid must also submit, prior to 10:00 A.M., Central Time, on Wednesday, October 22, 2025, one (1) signed copy of the Official Bid Form that is executed by an authorized representative of the bidder, but otherwise incomplete, to Robert W. Baird & Co. Incorporated, Attn: Stephen Eustis, 4801 Woodway Drive, Suite 118-E, Houston, Texas 77056. Subscription to the PARITY/BIDCOMP Electronic Bid Submission System ("PARITY") is required in order to submit an electronic bid. The District will neither confirm any subscription nor be responsible for the failure of any prospective bidder to subscribe. Electronic bids must be received via PARITY in the manner described below, by 10:00 A.M., Central Time, on Wednesday, October 22, 2025.

Electronic bids must be submitted via PARITY in accordance with this Official Notice of Sale, by 10:00 A.M., Central Time on the date of sale, and no bid will be received after the time for receiving bids specified above. An electronic bid made through the facilities of PARITY shall be deemed an irrevocable offer to purchase the

Road Bonds on the terms provided in this Official Notice of Sale and shall be binding upon the bidder as if made by a signed, sealed bid delivered to the District. The District shall not be responsible for any malfunction or mistake made by, or as a result of the use of the facilities of, PARITY, the use of such facilities being the sole risk of the prospective bidder.

If any provisions of this Official Notice of Sale shall conflict with information provided by PARITY as the approved provider of electronic bidding services, this Official Notice of Sale shall control. Further information about PARITY, including any fee charged, may be obtained from i-Deal, 1359 Broadway, 2nd Floor, New York, New York 10018, (212) 849-5000.

For purposes of the electronic bidding process, the time as maintained by PARITY shall constitute the official time. For information purposes only, bidders are requested to state in their electronic bids the net effective interest rate to the District, as described under "CONDITIONS OF SALE—BASIS OF AWARD" below. All electronic bids shall be deemed to incorporate the provisions of this Official Notice of Sale and the Official Bid Form. See "CONDITIONS OF SALE—REQUIRED DISCLOSURE OF INTERESTED PARTIES" for additional requirements concerning submission of bids.

**TELEPHONIC BIDDING PROCEDURE:** Any prospective bidder that intends to submit its bid by telephone must submit its bid in accordance with this section. Prior to 10:00 A.M., Central Time, on Wednesday, October 22, 2025, bidders must submit two (2) signed Official Bid Forms, executed by an authorized representative of the bidder but otherwise incomplete, to Robert W. Baird & Co. Incorporated, Attn: Stephen Eustis, 4801 Woodway Drive, Suite 118-E, Houston, Texas 77056. Bidders who have provided signed bid forms may thereafter submit bids by telephone on the date of sale by 10:00 A.M., Central Time. For purposes of the telephonic bidding process, the time as maintained by PARITY shall constitute the official time. Inquiries with respect to this procedure may be directed to Stephen Eustis of Robert W. Baird & Co. Incorporated at (713) 230-6131.

Stephen Eustis of Robert W. Baird & Co. Incorporated will call telephone bidders who have submitted signed Official Bid Forms prior to the date of the sale. Contact Stephen Eustis of Robert W. Baird & Co. Incorporated, on the day of the sale to obtain the phone number for submission of telephone bids.

**LATE BIDS AND IRREGULARITIES:** Robert W. Baird & Co. Incorporated is not authorized and will not be responsible for the submission of any bids made after the time prescribed, nor does the District or Robert W. Baird & Co. Incorporated assume any responsibility or liability with respect to any irregularities associated with the submission, delivery, or electronic transmission of any bid. **The District and the Board reserve the right to reject any and all bids and to waive any irregularities, except time of filing.**

**AWARD AND SALE OF THE ROAD BONDS:** The Board of the District will take action to adopt an order authorizing the issuance and awarding sale of the Road Bonds (the "Road Bond Order") or will reject all bids promptly after the opening of bids at 11:30 A.M., Central Time, on Wednesday, October 22, 2025. Please consult the public notice for said meeting for details regarding public access. The District reserves the right to postpone the bond sale if necessary or appropriate. Please note that all bids must comply with the requirements listed in "CONDITIONS OF SALE—REQUIRED DISCLOSURE OF INTERESTED PARTIES."

#### THE ROAD BONDS

**DESCRIPTION OF CERTAIN TERMS OF THE ROAD BONDS:** The Road Bonds will be dated November 1, 2025 (the "Dated Date"), and will accrue interest from the date of delivery, which is expected to be on November 20, 2025 (the "Date of Delivery"), with interest payable on March 1, 2026, and on each September 1 and March 1 thereafter (each an "Interest Payment Date") until the earlier of maturity or prior redemption. The Road Bonds will be issued only in fully registered form. Principal is payable to the registered owner(s) of the Road Bonds (the "Bondholder(s)") upon presentation and surrender at the principal corporate trust office of the paying agent/registrar, initially, BOKF, NA, Dallas, Texas, (the "Paying Agent/Registrar"). Interest on the Road Bonds will be payable by check of the Paying Agent/Registrar, dated as of the Interest Payment Date, and mailed by the Paying Agent/Registrar to the Bondholders, as shown on the records of the Paying Agent/Registrar at the close of business on the 15<sup>th</sup> day of the calendar month next preceding each Interest Payment Date (the "Record Date"). The Road Bonds will be registered in the name of Cede & Co. as nominee for The Depository Trust Company, New York, New York ("DTC"), which will act as securities depository for the Road Bonds. Beneficial owners of the Road Bonds will not receive physical certificates representing the Road Bonds, but will receive a

credit balance on the books of the nominees of such beneficial owners. So long as Cede & Co. is the registered owner of the Road Bonds, the principal of and interest on the Road Bonds will be paid by the Paying Agent/Registrar directly to DTC, which will, in turn, remit such principal and interest to its participants for subsequent disbursement to the beneficial owners of the Road Bonds as described herein. See “THE ROAD BONDS—Book-Entry-Only System” in the Preliminary Official Statement. The Road Bonds will mature serially on September 1 in each of the following years in the following amounts:

Maturity (September 1)	Principal Amount	Maturity (September 1)	Principal Amount
2027	\$ 110,000	2039	\$ 205,000
2028	120,000	2040	220,000
2029	125,000	2041	230,000
2030	130,000	2042	240,000
2031	140,000	2043	255,000
2032	145,000	2044	265,000
2033	150,000	2045	280,000
2034	160,000	2046	295,000
2035	170,000	2047	310,000
2036	175,000	2048	330,000
2037	185,000	2049	345,000
2038	195,000	2050	365,000

**SERIAL ROAD BONDS AND UTILITY TERM BONDS:** Bidders may provide that all the Road Bonds be issued as serial Road Bonds or may provide that any two or more consecutive annual principal amounts may be combined into one or more term Road Bonds.

**REDEMPTION PROVISIONS:** The Road Bonds maturing on and after September 1, 2031, are subject to redemption and payment, at the option of the District, in whole or, from time to time, in part, on September 1, 2030, or on any date thereafter, at a price equal to the principal amount thereof, plus accrued interest thereon to the date fixed for redemption. If less than all the Road Bonds are redeemed at any time, the District shall determine the maturity or maturities and the amounts thereof to be redeemed, in integral multiples of \$5,000 in principal amount, and if less than all of the Road Bonds within a maturity are to be redeemed, the Paying Agent/Registrar shall select by lot or other customary method of random selection the Road Bonds within such maturity to be redeemed. The holder of any Road Bond, all or a portion of which has been called for redemption, will be required to present such Road Bond to the Paying Agent/Registrar for payment of the redemption price on the portion of such Road Bond called for redemption and for the issuance of an exchange Road Bond in a principal amount equal to the portion of the Road Bond not so redeemed.

**SECURITY FOR PAYMENT:** The Road Bonds, when issued, will constitute valid and binding obligations of the District, payable as to principal and interest from the proceeds of a continuing, direct annual ad valorem tax, without legal limitation as to rate or amount, levied against taxable property within the District.

**OTHER TERMS AND COVENANTS:** Other terms of the Road Bonds and the various covenants of the District contained in the Road Bond Order are described in the Preliminary Official Statement, to which reference is made for all purposes.

**MUNICIPAL BOND INSURANCE AND RATING:** The District has made an application to Assured Guaranty Inc. and Build America Mutual Assurance Company for a commitment for municipal bond guaranty insurance on the Utility Bonds. The purchase of such insurance, if available, and payment of all associated costs, including the premium charged by the insurer, and fees charged by any rating company, if applicable, will be at the option and expense of the Road Bond Initial Purchaser (herein defined). The Road Bond Initial Purchaser understands, by submission of its bid, that the Road Bond Initial Purchaser is solely responsible for the selection of any insurer and for all negotiations with (i) the insurer as to the premium to be paid and (ii) the insurer and any and all rating companies as to selection of such rating companies, the ratings to be assigned to the Road Bonds as a consequence of the issuance of the municipal bond insurance policy, and the payment of fees in connection with such rating. No application has been made for a municipal bond rating on the Road Bonds. Furthermore,

it is not expected that the District would have been successful in obtaining an investment grade rating on the Road Bonds had such application been made.

#### CONDITIONS OF SALE

**TYPES OF BIDS AND INTEREST RATES:** The Road Bonds will be sold in one block on an “all or none” basis at a price of not less than 97% of the principal amount thereof. Bidders are to name the rates of interest to be borne by the Road Bonds, provided that each interest rate bid must be a multiple of 1/8th or 1/20th of 1%. All Road Bonds maturing within a single year must bear the same rate of interest. The net effective interest rate on the Road Bonds, as calculated pursuant to Chapter 1204 of the Texas Government Code, as amended, may not exceed 2% above the Daily Bond Buyer’s weekly “20 Bond Index” published over the one-month period preceding the sale date of the Road Bonds. No limitation will be imposed upon bidders as to the number of rates which may be used, but the highest rate bid may not exceed the lowest rate bid by more than 2-1/2% in interest rate. Each bid shall indicate the total and net interest costs in dollars and the net effective interest rate determined therefrom, which shall be considered informative only and not as a part of the bid. No bid generating a cash premium greater than \$5,000 will be accepted.

**CLOSING PROCEDURES:** The District anticipates use of BaseFund’s “Secured Closing” platform (the “Platform”) to facilitate the Closing. The Platform, on the District’s behalf and upon input by the various transaction parties, assembles and helps verify the accuracy of the participants and their respective payment instructions associated with the Closing (the “Information”), which Information is then memorialized in a “closing memorandum.” At least three days prior to the Closing, the District will cause delivery to the Road Bond Initial Purchaser, via email, a URL to the Platform (otherwise, generally accessible at <https://basefund.com/>) that the Road Bond Initial Purchaser shall, prior to the Closing, use to access transaction participants’ Information that is necessary to facilitate the Closing. By accessing the Information, the Road Bond Initial Purchaser assumes no liability or responsibility for the accuracy of the Information.

**BASIS OF AWARD:** For the purpose of awarding sale of the Road Bonds, the interest cost of each bid will be computed by determining, at the rates specified therein, the total dollar value of all interest on the Road Bonds from the date thereof to their respective maturities and adding thereto the discount bid, if any. Subject to the District’s right to reject any or all bids, sale of the Road Bonds will be awarded to the bidder (the “Road Bond Initial Purchaser”) whose bid, under the above computation, produces the lowest net interest cost to the District. The Board reserves the right to reject any or all bids. In the event of mathematical discrepancies between the interest rate(s) bid and the interest cost determined therefrom, as both appear on the Official Bid Form, the bid will be governed solely by the interest rate(s) bid.

**GOOD FAITH DEPOSIT:** Each bid must be accompanied by a bank cashier’s check payable to the order of “Plum Creek Management District No. 1A” in the amount of \$102,900 which is 2.00% of the par value of the Road Bonds (the “Good Faith Deposit”). “Official Checks” will not be accepted. The check of the Road Bond Initial Purchaser will be considered as the Good Faith Deposit and will be retained uncashed by the District pending the Road Bond Initial Purchaser’s compliance with the terms of the bid. In the event the Road Bond Initial Purchaser should fail or refuse to take up and pay for the Road Bonds in accordance with such terms, or if it is determined after acceptance of its bid by the District that the Initial Purchaser was found not to satisfy the standing letter requirement, then the Good Faith Deposit will be cashed and the proceeds accepted by the District as liquidated damages. Subject to “CONDITIONS OF SALE—COMPLIANCE WITH STATE CONTRACTING REQUIREMENTS.” See also “CONDITIONS OF SALE—STANDING LETTER REQUIREMENT.” The Good Faith Deposit may accompany the bid or it may be submitted separately; if submitted separately, it shall be made available to the District prior to the opening of the bids and shall be accompanied by instructions from the bank on which it is drawn which authorize its use as the Good Faith Deposit of bidders named in such instructions. THE GOOD FAITH DEPOSIT OF THE ROAD BOND INITIAL PURCHASER WILL BE RETURNED TO THE ROAD BOND INITIAL PURCHASER UNCASHED ON THE DATE OF DELIVERY OF THE ROAD BONDS. No interest will be credited on the Good Faith Deposit. The checks accompanying all other bids will be returned immediately after the bids are opened and the award of the sale of the Road Bonds has been made.

**STANDING LETTER REQUIREMENT:** In submitting a bid, bidder represents to the District that it and each syndicate member listed on the Official Bid Form, if any, (i) has filed a standing letter with the Attorney General and the Municipal Advisory Council of Texas that conforms to the requirements set forth in the All Bond Counsel Letters of the Attorney General dated November 1, 2023, as supplemented on November 16, 2023, and

December 29, 2023, and any All Bond Counsel Letter issued hereafter (the “All Bond Counsel Letters”), (ii) has no reason to believe that the District may not be entitled to rely on such standing letters, and (iii) neither bidder, any syndicate member listed on the Official Bid Form, nor any parent company, subsidiaries, or affiliates of the same, have received a letter from the Texas Comptroller of Public Accounts related to its inclusion on any list of financial companies boycotting energy companies. Bidder agrees that it will not rescind its standing letter at any time before the delivery of the Road Bonds unless same is immediately replaced with a standing letter that meets the requirements of the Attorney General. The District reserves the right, in its sole discretion, to reject any bid from a bidder that does not have such standing letter on file as of the deadline for bids for the Road Bonds. By submitting a bid, each bidder agrees, should it be the winning bidder, to cooperate with the District and take any action necessary to further verify and confirm compliance with state law by the bidder and each syndicate member listed on the Official Bid Form.

The District reserves the right, in its sole discretion, to reject any bid from a bidder that does not have such standing letter on file as of the deadline for bids for the Road Bonds. In the event that a bidder does not have such standing letter on file at the time of submission of a bid, the bidder agrees to file such standing letter with the Municipal Advisory Council of Texas and the Texas Attorney General’s Office by the earlier of: (a) two (2) hours after submitting its bid, and (b) the deadline for bids for the Road Bonds. If requested by the District, the Road Bond Initial Purchaser agrees to provide such further representations, certifications or assurances regarding the matters described under the heading “Compliance with Laws Prohibiting Contracts with Certain Companies,” as applicable, as of the Date of Delivery of the Road Bonds or such other date requested by the District.

A bidder who is currently under review by the Texas Attorney General for being a potential discriminator or boycotter under (i) Section 2271.002 of the Texas Government Code, (ii) Section 2252.151 of the Texas Government Code, (iii) Section 2276.002 of the Texas Government Code, or (iv) Section 2274.002 of the Texas Government Code, agrees to provide, prior to the Date of Delivery of the Road Bonds, a bring-down certification that the Texas Attorney General can continue to rely on the bidder’s standing letter and the statutory representations and covenants, in accordance with the requirements set forth in the All Bond Counsel Letters.

Notwithstanding anything contained herein, the representations and covenants contained in “Compliance with State Contracting Requirements,” and “Standing Letter Requirement” shall survive termination of the agreement until the statute of limitations has run, and liability for breach of any verification in such sections during such period shall not be liquidated or otherwise limited by any provision herein, notwithstanding anything in herein to the contrary.

**COMPETITIVE BIDDING AND CERTIFICATE OF ROAD BOND INITIAL PURCHASER:** In the event that the District does not receive sufficient qualified bids to satisfy the competitive sale requirements of Treasury Regulation § 1.148-1(f)(3)(i), the “hold-the-offering-price rule” shall apply, which will allow the District to treat the initial offering price to the public of each maturity as of the sale date as the issue price of that maturity (the “hold-the-offering-price rule”). So long as the hold-the-offering-price rule applies to any maturity of the Road Bonds, the Road Bond Initial Purchaser will neither offer nor sell that maturity to any person at a price that is higher than the initial offering price to the public during the period starting on the sale date and ending on the earlier of the following: (a) the date on which the Road Bond Initial Purchaser has sold at least 10 percent of that maturity of the Road Bonds to the public at a price that is no higher than the initial offering price to the public or (b) the close of the fifth business day after the sale date.

The Road Bond Initial Purchaser agrees to promptly report to the District’s Financial Advisor when it has sold 10 percent of a maturity of the Road Bonds to the public at a price that is no higher than the initial offering price to the public if that occurs prior to the close of the fifth business day after the sale date. Alternative Certificates of Road Bond Initial Purchaser are attached for use (I) when the competitive sale requirements of Treasury Regulation § 1.148-1(f)(3)(i) are met and (II) when such requirements are not met.

A bidder who is currently under review by the Texas Attorney General for being a potential discriminator or boycotter under (i) Section 2271.002 of the Texas Government Code, (ii) Section 2252.151 of the Texas Government Code, (iii) Section 2276.002 of the Texas Government Code, or (iv) Section 2274.002 of the Texas Government Code, agrees to provide, prior to the Date of Delivery of the Road Bonds, a bring-down certification

that the Texas Attorney General can continue to rely on the bidder's standing letter and the statutory representations and covenants, in accordance with the requirements set forth in the All Bond Counsel Letters.

**REQUIRED DISCLOSURE OF INTERESTED PARTIES:** Bidders, including any syndicate member listed on the Official Bid Form, who are not publicly traded business entities, or wholly owned subsidiaries of a publicly traded business entity, must submit to the District a completed and signed Texas Ethics Commission Form 1295 ("TEC Form 1295") in accordance with Texas Government Code Section § 2252.908. If required, the TEC Form 1295 may accompany the Official Bid Form or may be submitted separately, but must be provided to the District prior to the time prescribed for the award of the Road Bonds. If required the TEC Form 1295 may be provided to the District via facsimile or electronically; however, the original signed TEC Form 1295, including the certificate number, must be physically delivered to the District within two business days of the award. The District reserves the right to reject any bid that does not comply with the requirements prescribed herein, if applicable, or to waive any such requirements. For purposes of completing the TEC Form 1295, box two is "Plum Creek Management District No. 1A" and box 3 is "PLUMMD 1A— S2025RD—B." Neither the District nor its consultants have the ability to verify the information included in a TEC Form 1295, and neither have an obligation nor undertake responsibility for advising any bidder with respect to the proper completion of the TEC Form 1295. Consequently, any entity which is not a publicly traded business entity, or a wholly owned subsidiary of a publicly traded business entity, should consult its own advisors to the extent it deems necessary and be prepared to submit the completed form promptly upon notification from the District that its bid is the apparent winning bid.

**COMPLIANCE WITH LAWS PROHIBITING CONTRACTS WITH CERTAIN COMPANIES:** The District will not award the Road Bonds to a bidder unless the bidder and any syndicate member listed on the Official Bid Form and any parent company, wholly owned subsidiary, majority-owned subsidiary, and affiliate represents, and if the bid is accepted, covenants that, for the purposes of sections 2252.152, 2271.002, 2274.002, and 2276.002, Texas Government Code, as amended, the bidder, any syndicate member listed on the Official Bid Form, any parent company, wholly owned subsidiary, majority-owned subsidiary, and affiliate:

- a. Do not boycott energy companies and will not boycott energy companies during the term of such contracts. "Boycott energy company" has the meaning provided in section 809.001 of the Texas Government Code.
- b. Do not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association will not discriminate against a firearm entity or firearm trade association during the term of such contracts. "Discriminate against a firearm entity or firearm trade association" has the meaning provided in section 2274.001(3) of the Texas Government Code. "Firearm entity" and "firearm trade association" have the meanings provided in section 2274.001(6) and (7) of the Texas Government Code.
- c. Do not boycott Israel and will not boycott Israel during the term of such contracts. "Boycott Israel" has the meaning provided in section 808.001 of the Texas Government Code.
- d. Unless affirmatively declared by the United States government to be excluded from its federal sanctions regime relating to Sudan, its federal sanctions regime relating to Iran, or any federal sanctions regime relating to a foreign terrorist organization, are not identified on a list prepared and maintained by the Texas Comptroller of Public Accounts under section 2252.153 or section 2270.0201 of the Texas Government Code.

For the purposes of this section, "Affiliate" means any entity that controls, is controlled by, or is under common control with the Purchaser within the meaning of SEC Rule 405, 17. C.F.R. § 230.405 and exists to make a profit.

By submitting a bid, a bidder makes and certifies to the representations necessary and convenient for compliance with the aforementioned laws and agrees to execute further written certificates as may be necessary or convenient for the District to establish compliance with the aforementioned laws.

**CONTRACTING INFORMATION:** The District will not award the Road Bonds to a bidder unless the bidder verifies on behalf of itself and each syndicate member listed on the Official Bid Form that pursuant to Section 552.371 of the Texas Government Code, as amended, the bidder and each syndicate member listed on the Official Bid Form will (i) preserve all contracting information related to the bid as provided by the records

retention requirements applicable to the District through the delivery date of the Road Bonds, (ii) promptly provide to the District any contracting information related to the bid that is in the custody or possession of the bidder or any syndicate member on request of the District, and (iii) upon delivery of the Road Bonds to the bidder, either (a) provide at no cost to the District all contracting information related to the bid that is in the custody or possession of the bidder or any syndicate member or (b) preserve the contracting information related to the bid as provided by the records retention requirements applicable to the District. The term “contracting information” as used in this paragraph has the meaning assigned to such term in Section 552.003 of the Texas Government Code.

By submitting a bid, a bidder makes and certifies to the representations necessary and convenient for compliance with the aforementioned laws and agrees to execute further written certificates as may be necessary or convenient for the District to establish compliance with the aforementioned laws.

#### OFFICIAL STATEMENT

To assist the Road Bond Initial Purchaser in complying with Rule 15c2-12 (the “Rule”) of the Securities Exchange Act of the United States Securities and Exchange Commission (“SEC”), the District and the Road Bond Initial Purchaser contract and agree, by the submission and acceptance of the winning bid, as follows:

**FINAL OFFICIAL STATEMENT:** The District has approved and authorized distribution of the accompanying Preliminary Official Statement for dissemination to potential purchasers of the Road Bonds, but does not presently intend to prepare any other document or version thereof for such purpose, except as described below. Accordingly, the District intends the Preliminary Official Statement to be final as of its date, within the meaning of the Rule (b)(1), except for information relating to the offering prices, interest rates, final debt service schedule, selling compensation, identity of the Road Bond Initial Purchaser and other similar information, terms and provisions to be specified in the competitive bidding process. The Road Bond Initial Purchaser shall be responsible for promptly informing the District of the initial offering yields of the Road Bonds. Thereafter, the District will complete and authorize distribution of the Official Statement identifying the Road Bond Initial Purchaser and containing such omitted information. The District does not otherwise intend to amend or supplement the Official Statement, except to take into account certain subsequent events, if any, as described below. By delivering the final Official Statement or any amendment or supplement thereto in the requested quantity to the Road Bond Initial Purchaser on or after the sale date, the District intends the same to be final as of such date, within the meaning of the Rule. Notwithstanding the foregoing, the only representations concerning the absence of material misstatements or omissions from the Official Statement which are being or which will be made by the District are those described and contained in the Official Statement under the caption “OFFICIAL STATEMENT—Certification as to Official Statement.”

**CHANGES TO OFFICIAL STATEMENT:** If, subsequent to the date of the Official Statement, the District learns, through the ordinary course of business and without undertaking any investigation or examination for such purposes, or is notified by the Road Bond Initial Purchaser of any adverse event which causes the Official Statement to be materially misleading, and unless the Road Bond Initial Purchaser elects to terminate its obligation to purchase the Road Bonds, as described below under “DELIVERY AND ACCOMPANYING DOCUMENTS—CONDITIONS TO DELIVERY,” the District will promptly prepare and supply to the Road Bond Initial Purchaser an appropriate amendment or supplement to the Official Statement satisfactory to the Road Bond Initial Purchaser; provided, however, that the obligation of the District to do so will terminate when the District delivers the Road Bonds to the Road Bond Initial Purchaser, unless the Road Bond Initial Purchaser notifies the District on or before such date that less than all of the Road Bonds have been sold to ultimate customers, in which case the District’s obligations hereunder will extend for an additional period of time (but not more than 90 days after the date the District delivers the Road Bonds) until all of the Road Bonds have been sold to ultimate customers.

**DELIVERY OF OFFICIAL STATEMENTS:** The District shall furnish to the Road Bond Initial Purchaser (and to each participating underwriter of the Road Bonds, within the meaning of the Rule, designated by the Road Bond Initial Purchaser), within seven (7) business days after the sale date, the aggregate number of Official Statements specified in the winning bid. The District also shall furnish to the Road Bond Initial Purchaser a like number of any supplements or amendments approved and authorized for distribution by the District for dissemination to potential purchasers of the Road Bonds, as well as such additional copies of the Official Statement or any such supplements or amendments as the Road Bond Initial Purchaser may request prior to



the 90th day after the end of the underwriting period described in the Rule (e)(2). The District shall pay the expense of preparing the number of copies of the Official Statement specified in the winning bid and an equal number of any supplements or amendments issued on or before the delivery date, but the Road Bond Initial Purchaser shall pay for all other copies of the Official Statement or any supplement or amendment thereto.

#### DELIVERY AND ACCOMPANYING DOCUMENTS

**DELIVERY OF INITIAL ROAD BONDS:** Initial delivery of the Road Bonds (“Initial Delivery”) will be as set forth below. Unless otherwise agreed to by the Road Bond Initial Purchaser, delivery will be at the corporate trust office of the Paying Agent/Registrar in Houston, Texas. Payment for the Road Bonds must be made in immediately available funds for unconditional credit to the District, or as otherwise directed by the District. If, at the time of closing, the Road Bond Initial Purchaser has provided the Paying Agent/Registrar five (5) business days’ written notice of its registration instructions, the Road Bond Initial Purchaser shall not be required to pay for the initial Road Bonds until the Paying Agent/Registrar is able to deliver to the Road Bond Initial Purchaser definitive, registered Road Bonds conforming to such registration instructions. The Road Bond Initial Purchaser will be given six (6) business days’ notice of the time fixed for delivery of the Road Bonds.

It is anticipated that Initial Delivery can be made on or about November 20, 2025, and subject to the aforesaid notice, it is understood and agreed that the Road Bond Initial Purchaser will accept delivery and make payment for the initial Road Bonds by 10:00 A.M., Central Time, on November 20, 2025, or thereafter on the date the initial Road Bonds are tendered for delivery, up to and including December 22, 2025. If for any reason the District is unable to make delivery on or before December 22, 2025, then the District immediately shall contact the Road Bond Initial Purchaser and offer to allow the Road Bond Initial Purchaser to extend its offer for an additional thirty (30) days. If the Road Bond Initial Purchaser does not elect to extend its offer within six (6) days thereafter, then the Good Faith Deposit will be returned, and both the District and the Road Bond Initial Purchaser shall be relieved of any further obligation.

**EXCHANGE ON DELIVERY DATE:** Upon written request of the Road Bond Initial Purchaser, delivered to the Paying Agent/Registrar not less than five (5) business days prior to the date fixed for delivery, the Paying Agent/Registrar will, on the delivery date, exchange the Road Bonds to be delivered by the District for Road Bonds registered in accordance with instructions contained in such request, in integral multiples of \$5,000, maturing as set out in this Official Notice of Sale and bearing interest in accordance with the terms of the Road Bond Initial Purchaser’s bid.

**CUSIP NUMBERS:** It is anticipated that CUSIP identification numbers will be printed on the Road Bonds, but neither the failure to print such number on any Bond nor any error with respect thereto shall constitute cause for a failure or refusal by the Road Bond Initial Purchaser to accept delivery of and pay for the Road Bonds in accordance with the terms of this Official Notice of Sale. All expenses relating to the printing of CUSIP numbers on the Road Bonds shall be paid for by the District; however, payment of the CUSIP Global Services charge for the assignment of the numbers shall be the responsibility of the Road Bond Initial Purchaser.

**CONDITIONS TO DELIVERY:** The obligation to take up and pay for the Road Bonds is subject to the following conditions: the issuance of an approving opinion of the Attorney General of Texas; the Road Bond Initial Purchaser’s receipt of the initial Road Bonds (or definitive Road Bonds if the Road Bond Initial Purchaser has provided the Paying Agent/Registrar with registration instructions as provided above); the Road Bond Initial Purchaser’s receipt of the legal opinion of Sanford Kuhl Hagan Kugle Parker Kahn LLP, Houston, Texas, Bond Counsel; the no-litigation certificate; and the non-occurrence of the events described below under “NO MATERIAL ADVERSE CHANGE,” all as described below. Further, the Road Bond Initial Purchaser is not obligated to take up and pay for the Road Bonds at Initial Delivery if at any time after the award of the Road Bonds and at or prior to Initial Delivery, the President or Congress of the United States, as applicable, shall have declared war or a national emergency. In addition, if the District fails to comply with its obligations described under “OFFICIAL STATEMENT” above, the Road Bond Initial Purchaser may terminate its contract to purchase the Road Bonds by delivering written notice to the District within five (5) days thereafter.

**ROAD BOND INITIAL PURCHASER’S CERTIFICATION OF ISSUE PRICE:** In order to provide the District with information required to enable it to comply with certain conditions of the Internal Revenue Code of 1986, as amended (the “Code”), relating to the exclusion of interest on the Road Bonds from gross income for federal income tax purposes, and subject to the section entitled “CONDITIONS OF SALE—COMPETITIVE BIDDING AND

CERTIFICATE OF ROAD BOND INITIAL PURCHASER” herein, the Road Bond Initial Purchaser will be required to complete, execute and deliver to the District (on or before the date of delivery of the Road Bonds) a certification regarding the “issue price” of the Road Bonds substantially in one of the forms accompanying this Official Notice of Sale. In the event the Road Bond Initial Purchaser will not reoffer the Road Bonds for sale or is unable to sell a substantial amount of the Road Bonds of any maturity by the date of delivery, such certificate may be modified in a manner acceptable to the District. Each bidder, by submitting its bid, agrees to complete, execute, and deliver such a certificate by the date of delivery of the Road Bonds, if its bid is accepted by the District. It will be the responsibility of the Road Bond Initial Purchaser to institute such syndicate reporting requirements, to make such investigation, or otherwise to ascertain the facts necessary to enable it to make such certification with reasonable certainty. Any questions concerning such certification should be directed to Bond Counsel. See “TAX MATTERS” in the Preliminary Official Statement.

**LEGAL OPINIONS:** The District will furnish to the Road Bond Initial Purchaser a transcript of certain certified proceedings incident to the issuance and authorization of the Road Bonds, including a certified copy of the approving legal opinion of the Attorney General of Texas, as recorded in the Bond Register of the Comptroller of Public Accounts of the State of Texas, to the effect that the Attorney General of Texas has examined a transcript of proceedings authorizing the issuance of the Road Bonds, and that based upon such examination, the Road Bonds are valid and binding obligations of the District payable from the proceeds of an annual ad valorem tax, levied without legal limitation as to rate or amount upon all taxable property in the District. The District will also furnish the approving legal opinion of Bond Counsel, to the effect that, based upon an examination of such transcript, the Road Bonds are valid and binding obligations of the District under the Constitution and laws of the State of Texas, except to the extent that enforcement of the rights and remedies of the registered owners of the Road Bonds may be limited by laws relating to bankruptcy, reorganization, or other similar laws of general application affecting the rights of creditors of political subdivisions such as the District. The legal opinion of Bond Counsel will further state that the Road Bonds are payable, both as to principal and interest, from the levy of ad valorem taxes without legal limitation as to rate or amount, upon all taxable property within the District, and that the interest on the Road Bonds is excludable from gross income for federal income tax purposes under existing law and interest on the Road Bonds is not subject to the alternative minimum tax. See “LEGAL MATTERS” in the Preliminary Official Statement. Such opinions express no opinion with respect to the sufficiency of the security for or marketability of the Road Bonds.

**DTC DEFINITIVE ROAD BONDS:** After delivery, the Road Bonds will be issued in book-entry-only form. Cede & Co. is the nominee for DTC. All references herein to the registered owners of the Road Bonds shall mean Cede & Co. and not the beneficial owners of the Road Bonds. Purchase of beneficial interests in the Road Bonds will be made in book-entry-only form (without registered Road Bonds) in the denomination of \$5,000 principal amount or any integral multiple thereof. Under certain limited circumstances described herein, the District may determine to forego immobilization of the Road Bonds at DTC, or another securities depository, in which case such beneficial interests would become exchangeable for one or more fully registered Road Bonds of like principal amount for the Road Bonds. See “THE ROAD BONDS— Book-Entry-Only System” in the Preliminary Official Statement.

**QUALIFIED TAX-EXEMPT OBLIGATIONS:** The District will designate the Road Bonds as “qualified tax-exempt obligations” within the meaning of Section 265 (b) of the Code.

**NO-LITIGATION CERTIFICATE:** With the delivery of the Road Bonds, the President and Secretary of the Board will, on behalf of the District, execute and furnish to the Road Bond Initial Purchaser a certificate to the effect that no litigation of any nature has been filed or is then pending against the District, of which the District has notice, to restrain the issuance or delivery of the Road Bonds, or which would affect the provisions made for their payment or security, or in any manner questioning the validity of the Road Bonds.

**NO MATERIAL ADVERSE CHANGE:** The obligations of the Road Bond Initial Purchaser to take up and pay for the Road Bonds, and of the District to deliver the Road Bonds, are subject to the condition that, up to the time of delivery of and receipt of payment for the Road Bonds, there shall have been no material adverse change in the condition of the District (financial or otherwise) subsequent to the date of sale from that set forth in the Preliminary Official Statement, as it may have been finalized, supplemented or amended through the date of delivery.

#### GENERAL CONSIDERATIONS

**RISK FACTORS:** The Road Bonds are subject to investment risks as set forth in the accompanying Preliminary Official Statement. Prospective purchasers should review the entire Preliminary Official Statement before making an investment decision. See “RISK FACTORS” in the Preliminary Official Statement.

**RESERVATION OF RIGHTS:** The District reserves the right to reject all bids or any bid not conforming with the terms hereof and the right to waive any and all irregularities, except time of filing.

**NOT AN OFFER TO SELL:** This Official Notice of Sale does not alone constitute an offer to sell the Road Bonds but is merely notice of sale of the Road Bonds. The invitation for bids on the Road Bonds is being made by means of this Official Notice of Sale, the Preliminary Official Statement, and the Official Bid Form.

**SECURITIES REGISTRATION AND QUALIFICATION:** No registration statement relating to the Road Bonds has been filed with the SEC under the Securities Act of 1933, as amended, in reliance upon exemptions provided thereunder. The Road Bonds have not been registered or qualified under the Securities Act of Texas in reliance upon various exemptions contained therein; nor have the Road Bonds been registered or qualified under the securities laws or regulations of any other jurisdiction. The District assumes no responsibility for registration or qualification of the Road Bonds under the securities laws or regulations of any other jurisdiction in which the Road Bonds may be offered, sold or otherwise transferred. This disclaimer of responsibility for registration or qualification for sale or other disposition of the Road Bonds shall not be construed as an interpretation of any kind with regard to the availability of any exemption from securities registration or qualification provisions in such other jurisdictions.

By submission of a bid, the Road Bond Initial Purchaser represents that the sale of the Road Bonds in states other than Texas will be made only pursuant to exemptions from registration or qualification or, where necessary, the Road Bond Initial Purchaser will register or qualify the Road Bonds in accordance with the securities laws or regulations of any jurisdiction which so requires. The District agrees to cooperate, at the Road Bond Initial Purchaser’s written request and expense, in registering or qualifying the Road Bonds, or in obtaining an exemption from registration or qualification, in any jurisdiction where such action is necessary.

**CONTINUING DISCLOSURE AGREEMENT:** The District will agree in the Road Bond Order to provide certain periodic information and notices of material events in accordance with the Rule, as described in the Preliminary Official Statement under “CONTINUING DISCLOSURE OF INFORMATION.” The Road Bond Initial Purchaser’s obligation to accept and pay for the Road Bonds is conditioned upon delivery to the Road Bond Initial Purchaser or its agent of a certified copy of the Road Bond Order containing the agreement described under such heading.

**ADDITIONAL COPIES:** Additional copies of this Official Notice of Sale, the Official Bid Form, and the Preliminary Official Statement may be obtained from Robert W. Baird & Co. Incorporated, 4801 Woodway Drive, Suite 118-E, Houston, Texas 77056.

/s/ Kayla Rolling  
President, Board of Directors  
Plum Creek Management District No. 1A

ATTEST:

/s/ Gwenevere Mackler Matti  
Secretary, Board of Directors  
Plum Creek Management District No. 1A

September 24, 2025

**CERTIFICATE OF ROAD BOND INITIAL PURCHASER – FEDERAL TAX COMPETITIVE BIDDING  
REQUIREMENTS MET**

The undersigned hereby certifies as follows with respect to the sale of \$5,145,000 Plum Creek Management District No. 1A Unlimited Tax Road Bonds, Series 2025 (the “Road Bonds”).

1. The undersigned is the Road Bond Initial Purchaser or the manager of the syndicate of underwriters (“Road Bond Initial Purchaser”) which has purchased the Road Bonds from Plum Creek Management District No. 1A (the “District”), at competitive sale.

2. The Road Bond Initial Purchaser was not given the opportunity to review other bids prior to submitting its bid, and the bid submitted by the Road Bond Initial Purchaser constituted a firm bid to purchase the Road Bonds.

3. As of the Sale Date (defined below), the reasonably expected initial offering prices of the Road Bonds to the public by the Road Bond Initial Purchaser (expressed as a percentage of principal amount and exclusive of accrued interest) is as set forth below:

Maturity (September 1)	Principal Amount at Maturity	Price/Yield	Maturity (September 1)	Principal Amount at Maturity	Price/Yield
2027	\$110,000	_____%	2039	\$205,000	_____%
2028	120,000	_____%	2040	220,000	_____%
2029	125,000	_____%	2041	230,000	_____%
2030	130,000	_____%	2042	240,000	_____%
2031	140,000	_____%	2043	255,000	_____%
2032	145,000	_____%	2044	265,000	_____%
2033	150,000	_____%	2045	280,000	_____%
2034	160,000	_____%	2046	295,000	_____%
2035	170,000	_____%	2047	310,000	_____%
2036	175,000	_____%	2048	330,000	_____%
2037	185,000	_____%	2049	345,000	_____%
2038	195,000	_____%	2050	365,000	_____%

4. The term “public” means any person (including an individual, trust, estate, partnership, association, company, or corporation) other than an underwriter or a related party to an underwriter. A related party generally means two or more persons with greater than 50 percent common ownership, directly or indirectly.

5. The term “Sale Date” means the first date on which there is a binding contract in writing for the sale of the Road Bonds. The Sale Date of the Road Bonds is October 22, 2025.

6. The undersigned understands that the statements made herein will be relied upon by the District and Sanford Kuhl Hagan Kugle Parker Kahn LLP in complying with the conditions imposed by the Internal Revenue Code of 1986, as amended, on the exclusion of interest on the Road Bonds from the gross income of their owners for federal income tax purposes.

EXECUTED AND DELIVERED this \_\_\_\_\_ day of \_\_\_\_\_ 2025.

\_\_\_\_\_  
(Name of Road Bond Initial Purchaser or Manager)

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

Title: \_\_\_\_\_

**CERTIFICATE OF ROAD BOND INITIAL PURCHASER – FEDERAL TAX COMPETITIVE BIDDING  
REQUIREMENTS NOT MET**

The undersigned hereby certifies as follows with respect to the sale of \$5,145,000 Plum Creek Management District No. 1A Unlimited Tax Road Bonds, Series 2025 (the “Road Bonds”).

1. The undersigned is the Road Bond Initial Purchaser or the manager of the syndicate of underwriters (“Road Bond Initial Purchaser”) which has purchased the Road Bonds from Plum Creek Management District No. 1A (the “District”) at competitive sale.

2. As of the date of this certificate, for each of the following maturities (the “Sold Maturities”), the first price at which a substantial amount (at least ten percent) of such maturity was sold to the public (expressed as a percentage of principal amount and exclusive of accrued interest) is set forth below:

Maturity (September 1)	Principal Amount at Maturity	Price/Yield	Maturity (September 1)	Principal Amount at Maturity	Price/Yield
2027	\$110,000	_____%	2039	\$205,000	_____%
2028	120,000	_____%	2040	220,000	_____%
2029	125,000	_____%	2041	230,000	_____%
2030	130,000	_____%	2042	240,000	_____%
2031	140,000	_____%	2043	255,000	_____%
2032	145,000	_____%	2044	265,000	_____%
2033	150,000	_____%	2045	280,000	_____%
2034	160,000	_____%	2046	295,000	_____%
2035	170,000	_____%	2047	310,000	_____%
2036	175,000	_____%	2048	330,000	_____%
2037	185,000	_____%	2049	345,000	_____%
2038	195,000	_____%	2050	365,000	_____%

3. As of the Sale Date (defined below), each of the following maturities (the “Unsold Maturities”) was offered to the public for purchase at the price (expressed as a percentage of principal amount and exclusive of accrued interest) set forth below:

Maturity (September 1)	Principal Amount at Maturity	Price/Yield	Maturity (September 1)	Principal Amount at Maturity	Price/Yield
2027	\$110,000	_____%	2039	\$205,000	_____%
2028	120,000	_____%	2040	220,000	_____%
2029	125,000	_____%	2041	230,000	_____%
2030	130,000	_____%	2042	240,000	_____%
2031	140,000	_____%	2043	255,000	_____%
2032	145,000	_____%	2044	265,000	_____%
2033	150,000	_____%	2045	280,000	_____%
2034	160,000	_____%	2046	295,000	_____%
2035	170,000	_____%	2047	310,000	_____%
2036	175,000	_____%	2048	330,000	_____%
2037	185,000	_____%	2049	345,000	_____%
2038	195,000	_____%	2050	365,000	_____%

4. As set forth in the Official Notice of Sale, the Road Bond Initial Purchaser has agreed in writing that, for each of the Unsold Maturities, the Road Bond Initial Purchaser would neither offer nor sell any of the Road Bonds of such maturity to any person at a price that is higher than the initial offering price for each maturity, as set forth in the pricing wire or equivalent communication for the Road Bonds attached to this certificate, during the Offering Period (defined below) for such maturity, nor would the Road Bond Initial Purchaser permit a related party to do so. Pursuant to such agreement, the Road Bond Initial Purchaser has neither offered nor

sold any of the Unsold Maturities at a price higher than the respective initial offering price for that maturity of the Road Bonds during the Offering Period.

5. The term “public” means any person (including an individual, trust, estate, partnership, association, company, or corporation) other than an underwriter or a related party to an underwriter. A related party generally means two or more persons with greater than 50 percent common ownership, directly or indirectly.

6. The term “Sale Date” means the first date on which there is a binding contract in writing for the sale of the Road Bonds. The Sale Date of the Road Bonds is October 22, 2025.

7. The term “Offering Period” means, with respect to an Unsold Maturity, the period beginning on the Sale Date and ending on the earlier of (a) the close of the fifth business day after the Sale Date or (b) the date on which the Road Bond Initial Purchaser has sold at least 10 percent of such Unsold Maturity to the public at a price that is no higher than the initial offering price for such Unsold Maturity.

8. The undersigned understands that the statements made herein will be relied upon by the District and Sanford Kuhl Hagan Kugle Parker Kahn LLP in complying with the conditions imposed by the Internal Revenue Code of 1986, as amended, on the exclusion of interest on the Road Bonds from the gross income of their owners for federal income tax purposes.

EXECUTED AND DELIVERED this \_\_\_\_\_ day of \_\_\_\_\_ 2025.

\_\_\_\_\_  
(Name of Road Bond Initial Purchaser or Manager)

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

Title: \_\_\_\_\_

## OFFICIAL BID FORM

October 22, 2025

President and Board of Directors  
Plum Creek Management District No. 1A  
c/o Sanford Kuhl Hagan Kugle Parker Kahn LLP  
1330 Post Oak Boulevard, Suite 2650  
Houston, Texas 77056

Board Members:

We have read in detail the Official Notice of Sale and Preliminary Official Statement, which are hereby made a part hereof, of Plum Creek Management District No. 1A (the "District") relating to its \$5,145,000 Unlimited Tax Road Bonds, Series 2025 (the "Road Bonds"). We realize that the Road Bonds involve certain investment risks and that the ability of the District to service the Road Bonds depends, in part, on the risk factors set forth in the Preliminary Official Statement dated September 24, 2025. We have made such inspections and investigations as we deem necessary relating to the investment quality of the Road Bonds. Accordingly, we offer to purchase the Road Bonds for a cash price of \$\_\_\_\_\_ (which represents \_\_\_\_\_% of the principal amount thereof), provided such Road Bonds mature in each of the years shown and bear interest at the following rates:

<u>Maturity</u> <u>(September 1)</u>	<u>Principal</u> <u>Amount at</u> <u>Maturity</u>	<u>Interest Rate</u>	<u>Maturity</u> <u>(September 1)</u>	<u>Principal</u> <u>Amount at</u> <u>Maturity</u>	<u>Interest Rate</u>
2027	\$ 110,000	_____%	2039 (a)	\$ 205,000	_____%
2028	120,000	_____%	2040 (a)	220,000	_____%
2029	125,000	_____%	2041 (a)	230,000	_____%
2030	130,000	_____%	2042 (a)	240,000	_____%
2031 (a)	140,000	_____%	2043 (a)	255,000	_____%
2032 (a)	145,000	_____%	2044 (a)	265,000	_____%
2033 (a)	150,000	_____%	2045 (a)	280,000	_____%
2034 (a)	160,000	_____%	2046 (a)	295,000	_____%
2035 (a)	170,000	_____%	2047 (a)	310,000	_____%
2036 (a)	175,000	_____%	2048 (a)	330,000	_____%
2037 (a)	185,000	_____%	2049 (a)	345,000	_____%
2038 (a)	195,000	_____%	2050 (a)	365,000	_____%

- (a) The District reserves the right to redeem prior to maturity those Road Bonds maturing on and after September 1, 2031, in whole or, from time to time, in part on September 1, 2030, or on any date thereafter at a price of par plus accrued interest from the most recent interest payment date to the date fixed for redemption.

We hereby designate the following as Road Term Bonds ("Road Term Bonds") with mandatory sinking redemptions in the principal amounts and maturing on the years as follows:

Term Bond Maturity Date (September 1)	Year of First Mandatory Redemption	Principal Amount of Utility Term Bonds	Interest Rate
_____	_____	\$ _____	_____ %
_____	_____	_____	_____ %
_____	_____	_____	_____ %
_____	_____	_____	_____ %
_____	_____	_____	_____ %
_____	_____	_____	_____ %
_____	_____	_____	_____ %
_____	_____	_____	_____ %

Our calculation (which is not a part of this bid) of the interest cost from the above is:

Total Interest Cost from: Date of Delivery ..... \$ \_\_\_\_\_

Plus: Dollar Amount of Discount OR Less: Dollar Amount of Premium..... \$ \_\_\_\_\_

NET INTEREST COST ..... \$ \_\_\_\_\_

NET EFFECTIVE INTEREST RATE ..... \_\_\_\_\_ %

As part of our bid, we [agree] [disagree] to pay the premium in the amount of \$\_\_\_\_\_ for the municipal bond guaranty insurance issued by \_\_\_\_\_ and the rating agency fee(s) of \_\_\_\_\_ in the amount of \$\_\_\_\_\_ for the insured rating(s) associated with such municipal bond guaranty insurance.

We will require \_\_\_\_ copies of the final Official Statement for dissemination to bidders of the Road Bonds (not to exceed 250 copies). By our submission of this bid, we agree to provide such copies of the final Official Statement and of any amendments or supplements thereto in accordance with the Official Notice of Sale, and to undertake the obligations of the Road Bond Initial Purchaser described therein, as contemplated by United States Securities and Exchange Commission Rule 15c2-12 of the Securities Exchange Act (the "Rule").

If the bidder is not a publicly traded business entity, or a wholly owned subsidiary of a publicly traded business entity, the District may not accept this bid until it has received from the bidder a completed and signed Texas Ethics Commission Form 1295 and Certification of Filing pursuant to Texas Government Code Section 2252.908 and the rules promulgated thereunder by the Texas Ethics Commission. The undersigned understands that failure to provide said form and Certification of Filing will result in a non-confirming bid and will prohibit the District from considering this bid for acceptance. See "CONDITIONS OF SALE—REQUIRED DISCLOSURE OF INTERESTED PARTIES" in the accompanying Official Notice of Sale.

By executing this Official Bid Form, the bidder and any syndicate member listed on the Official Bid Form represents, and if the bid is accepted, covenants that, for the purposes of sections 2252.152, 2271.002, 2274.002, and 2276.002, Texas Government Code, as amended, bidder, any syndicate member listed on the Official Bid Form, any parent company, wholly owned subsidiary, majority-owned subsidiary, and affiliate:

- a. Do not boycott energy companies and will not boycott energy companies during the term of such contracts. "Boycott energy company" has the meaning provided in section 809.001 of the Texas Government Code.
- b. Do not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association will not discriminate against a firearm entity or firearm trade association during the term of such contracts. "Discriminate against a firearm entity or firearm trade association" has the meaning provided in section 2274.001(3) of the Texas Government Code. "Firearm entity" and "firearm trade association" have the meanings provided in section 2274.001(6) and (7) of the Texas Government Code.
- c. Do not boycott Israel and will not boycott Israel during the term of such contracts. "Boycott Israel" has the meaning provided in section 808.001 of the Texas Government Code.



- d. Unless affirmatively declared by the United States government to be excluded from its federal sanctions regime relating to Sudan, its federal sanctions regime relating to Iran, or any federal sanctions regime relating to a foreign terrorist organization, are not identified on a list prepared and maintained by the Texas Comptroller of Public Accounts under section 2252.153 or section 2270.0201 of the Texas Government Code.

For the purposes of this section, "Affiliate" means any entity that controls, is controlled by, or is under common control with the Purchaser within the meaning of SEC Rule 405, 17. C.F.R. § 230.405 and exists to make a profit.

Additionally, by executing this Official Bid Form, the bidder also verifies on behalf of itself and each syndicate member listed on the Official Bid Form that, pursuant to Section 552.371 of the Texas Government Code, as amended, the bidder and each syndicate member listed on the Official Bid Form will (i) preserve all contracting information related to the bid as provided by the records retention requirements applicable to the District through the delivery date of the Road Bonds, (ii) promptly provide to the District any contracting information related to the bid that is in the custody or possession of the bidder or any syndicate member on request of the District, and (iii) upon delivery of the Road Bonds to the bidder, either (a) provide at no cost to the District all contracting information related to the bid that is in the custody or possession of the bidder or any syndicate member or (b) preserve the contracting information related to the bid as provided by the records retention requirements applicable to the District. The term "contracting information" as used in this paragraph has the meaning assigned to such term in Section 552.003 of the Texas Government Code.

Additionally, by submitting this Official Bid Form, the bidder represents to the District that it and each syndicate member listed on the Official Bid Form, if any, (i) has filed a standing letter with the Attorney General and the Municipal Advisory Counsel of Texas that conforms to the requirements set forth in the All Bond Counsel Letters, (ii) has no reason to believe that the District may not be entitled to rely on such standing letters, and (iii) neither bidder, any syndicate member listed on the Official Bid Form, nor any parent company, any wholly- or majority-owned subsidiaries, or affiliates of the same, have received a letter from the Texas Comptroller of Public Accounts or the Attorney General related to its inclusion on any list of financial companies boycotting energy companies or companies that have been found to have a practice, policy, guidance or direction that discriminates against a firearm entity or firearm trade association. Bidder agrees that it will not rescind its standing letter at any time before the delivery of the Road Bonds unless same is immediately replaced with a standing letter that meets the requirements of the Attorney General.

The undersigned verifies on behalf of itself and each syndicate member listed on the Official Bid Form that the bidder and each syndicate member listed on the Official Bid Form will (i) preserve all contracting information related to the bid as provided by the records retention requirements applicable to the District through the delivery date of the Road Bonds, (ii) promptly provide to the District any contracting information related to the bid that is in the custody or possession of the bidder or any syndicate member on request of the District, and (iii) upon delivery of the Road Bonds to the bidder, either (a) provide at no cost to the District all contracting information related to the bid that is in the custody or possession of the bidder or any syndicate member or (b) preserve the contracting information related to the bid as provided by the records retention requirements applicable to the District. The term "contracting information" as used in this paragraph has the meaning assigned to such term in Section 552.003 of the Texas Government Code.

The initial Road Bonds shall be registered in the name of Cede & Co. We will advise DTC of registration instructions at least five business days prior to the date for initial delivery.

Cashier's Check No. \_\_\_\_\_, issued by \_\_\_\_\_, and payable to your order in the amount of \$102,900 (is attached hereto) (has been made available to you prior to the opening of this bid) as a Good Faith Deposit for disposition in accordance with the terms and conditions set forth in the Official Notice of Sale. Should we fail or refuse to make payment for the Road Bonds in accordance with the terms and conditions stated in the Official Notice of Sale, this check shall be cashed and the proceeds retained by the District as liquidated damages against the Road Bond Initial Purchaser, except as described in this Official Notice of Sale and below. The Good Faith Deposit will be returned to the Road Bond Initial Purchaser uncashed on the date of delivery of the Road Bonds. Liability for breach of the standing letter requirements and the statutory representations and covenants required by Chapters 2252, 2271, 2274, and 2276 of the Texas Government Code shall survive until barred by the applicable statute of limitations and are not be liquidated or otherwise limited by any provision of this Official Notice of Sale and Official Bid Form, notwithstanding anything in this Official Notice of Sale or Official Bid Form to the contrary.

We agree to accept delivery of and make payment for the initial Road Bonds in immediately available funds at the corporate trust office of BOKF, NA, Dallas, Texas, not later than 10:00 A.M., Central Time, on October 22, 2025, or thereafter on the date the Road Bonds are tendered for delivery pursuant to the terms set forth in the Official Notice of Sale.

The undersigned agrees to complete, execute and deliver to the District, by the date of delivery of the Road Bonds, a certificate relating to the "issue price" of the Road Bonds in the applicable form accompanying the Official Notice of Sale, with such changes thereto as may be acceptable to the District.

We hereby represent that sale of the Road Bonds in jurisdictions other than Texas will be made only pursuant to exemptions from registration or qualification and that, where necessary, we will register or qualify the Road Bonds in accordance with the securities laws and regulations of the jurisdictions in which the Road Bonds are offered or sold.

Respectfully submitted,

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

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Firm: \_\_\_\_\_

**ACCEPTANCE CLAUSE**

The above and foregoing bid is hereby in all things accepted by Plum Creek Management District No. 1A on this 22<sup>nd</sup> day of October 2025.

ATTEST:

\_\_\_\_\_  
Secretary, Board of Directors

\_\_\_\_\_  
President, Board of Directors

Return of \$102,900 Good Faith Deposit is hereby acknowledged:

Firm: \_\_\_\_\_

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

Date: \_\_\_\_\_

(For your information you will find attached a list of the group of Road Bond Initial Purchasers associated with us in this proposal.)

**\$5,145,000**  
**PLUM CREEK MANAGEMENT DISTRICT NO. 1A**  
**UNLIMITED TAX ROAD BONDS**  
**SERIES 2025**

**BOND YEARS**

Dated Date: November 1, 2025

Due: September 1 as shown below

Year	Amount	Bond Years	Accumulated Bond Years
2027	\$110,000	195.8611	195.8611
2028	120,000	333.6667	529.5278
2029	125,000	472.5694	1,002.0972
2030	130,000	621.4722	1,623.5694
2031	140,000	809.2778	2,432.8472
2032	145,000	983.1806	3,416.0278
2033	150,000	1,167.0833	4,583.1111
2034	160,000	1,404.8889	5,988.0000
2035	170,000	1,662.6944	7,650.6944
2036	175,000	1,886.5972	9,537.2917
2037	185,000	2,179.4028	11,716.6944
2038	195,000	2,492.2083	14,208.9028
2039	205,000	2,825.0139	17,033.9167
2040	220,000	3,251.7222	20,285.6389
2041	230,000	3,629.5278	23,915.1667
2042	240,000	4,027.3333	27,942.5000
2043	255,000	4,534.0417	32,476.5417
2044	265,000	4,976.8472	37,453.3889
2045	280,000	5,538.5556	42,991.9444
2046	295,000	6,130.2639	49,122.2083
2047	310,000	6,751.9722	55,874.1806
2048	330,000	7,517.5833	63,391.7639
2049	345,000	8,204.2917	71,596.0556
2050	365,000	9,044.9028	80,640.9583

Total Bond Years: 80,640.9583

Average Maturity: 15.6737 years