

**AMENDMENT NO. 1
TO THE AGREEMENT FOR LIMITATION ON APPRAISED VALUE OF PROPERTY
FOR SCHOOL DISTRICT MAINTENANCE AND OPERATIONS TAXES
BETWEEN BARBERS HILL INDEPENDENT SCHOOL DISTRICT AND
ENTERPRISE PRODUCTS OPERATING LLC
(Comptroller Application No. 1909)**

This **AMENDMENT No. 1 TO THE AGREEMENT FOR LIMITATION ON APPRAISED VALUE OF PROPERTY FOR BARBERS HILL DISTRICT MAINTENANCE AND OPERATIONS TAXES** (this “Amendment No. 1”) is entered into by and between **BARBERS HILL INDEPENDENT SCHOOL DISTRICT** (the “**District**”), a lawfully created independent school district of the State of Texas operating under and subject to the Texas Education Code, and **ENTERPRISE PRODUCTS OPERATING LLC**, Texas Taxpayer Identification Number **12604305396** (“**Applicant**”). The Applicant and the District may hereafter be referred together as the “**Parties**” and individually as a “**Party**.” Undefined capitalized terms herein shall have the meaning given to them in the Agreement (as defined below).

WHEREAS, on or about December 12, 2022, pursuant to former Chapter 313 of the Texas Tax Code, after conducting a public hearing on the matter, the District made factual findings (the “**Findings of Fact**”), and passed, approved, and executed that certain Agreement for Limitation on Appraised Value of Property for School District Maintenance and Operations Taxes dated December 12, 2022, by and between the District and Applicant (the “**Agreement**”);

WHEREAS, the Parties seek to clarify certain sections of the Agreement to better conform with the intentions of the Parties and avoid any future confusion in interpreting the Agreement;

WHEREAS, the Parties notified the Texas Comptroller of Public Accounts (the “**Comptroller**”) of the request for this Amendment No. 1, and the Comptroller issued its notice and approved the form of this Amendment No. 1 on March 30, 2026 and

WHEREAS, on April 27, 2026, the Board of Trustees determined that this Amendment No. 1 is in the best interest of the District and the State of Texas and is consistent with and authorized by former Chapter 313 of the Texas Tax Code, and hereby approves this Amendment No. 1 and authorizes the Board President and Secretary or in the event the Board President and Secretary are unavailable or have disclosed a conflict of interest, the Board of Trustees has authorized the Board Vice President, to execute and deliver such Agreement to the Applicant.

NOW, THEREFORE, in consideration of the foregoing recitals, the mutual benefits to be derived by the Parties and other good and valuable considerations, the receipt and adequacy of which are hereby acknowledged, and in compliance with Section 3.1 of the Agreement, the undersigned Parties agree to amend the Agreement as follows:

Exhibits 1, 3 and 4 of the Agreement shall be superseded by the following:

EXHIBIT 1
DESCRIPTION AND LOCATION OF ENTERPRISE OR REINVESTMENT
ZONE

**RESOLUTION OF THE BOARD OF TRUSTEES OF THE
BARBERS HILL INDEPENDENT SCHOOL DISTRICT REGARDING THE
ENTERPRISE PRODUCTS OPERATING LLC
PROJECT REINVESTMENT ZONE**

A Resolution designating a certain area as a reinvestment zone in connection with an existing economic development agreement under former Chapter 313 of the Texas Tax Code, such reinvestment zone located within the geographic boundaries of the Barbers Hill Independent School District, in Chambers County, Texas, to be known as the “Enterprise Products Operating LLC Reinvestment Zone”; establishing the boundaries thereof in connection with an existing economic development agreement for value limitation for school district maintenance and operations taxes under former Chapter 313 of the Texas Tax Code submitted by Enterprise Products Operating LLC (Taxpayer ID 12604305396); and

WHEREAS, the Property Redevelopment and Tax Abatement Act, as amended (TEXAS TAX CODE § 312.0025) permits a school district to designate a reinvestment zone if that designation is reasonably likely to contribute to the expansion of primary employment in the reinvestment zone, or attract major investment in the reinvestment zone that would be a benefit to property in the reinvestment zone and to the school district and contribute to the economic development of the region of the state in which the school district is located; and

WHEREAS, the Barbers Hill Independent School District (the “District”) desires to promote the development of primary employment and to attract major investment in the District, and contribute to the economic development of the region in which the school district is located; and,

WHEREAS, the District wishes to designate a reinvestment zone within the boundaries of the school district in Chambers County, Texas to be known as the “Enterprise Products Operating LLC Project Reinvestment Zone” as shown in the attached Exhibit A and B.

NOW THEREFORE, BE IT RESOLVED BY THE BARBERS HILL INDEPENDENT SCHOOL DISTRICT:

SECTION 1. That the facts and recitations contained in the preamble of this Resolution are hereby found and declared to be true and correct and are incorporated into this Resolution as findings of fact.

SECTION 2. That the Board of Trustees of the District has made the following findings and determinations based on the evidence and testimony presented to it:

- (a) That the boundaries of the “Enterprise Products Operating LLC Project Reinvestment Zone” be and, by the adoption of this Resolution, are declared and certified to be, the area as described in the legal description attached hereto as Exhibit A;
- (b) That creation of the boundaries as described in Exhibit A will result in economic benefits to the District and to land included in the zone, and that the improvements sought are feasible and practical; and,

- (c) That the “Enterprise Products Operating LLC Project Reinvestment Zone” described in Exhibit A meets the criteria set forth in TEXAS TAX CODE §312.0025 for the creation of a reinvestment zone as set forth in the Property Redevelopment and Tax Abatement Act, as amended, in that it is reasonably likely that the designation will contribute to the retention or expansion of primary employment, and will attract major investment in the zone that will be a benefit to the property to be included in the reinvestment zone and would contribute to the economic development of the District.

SECTION 3. That pursuant to the Property Redevelopment and Tax Abatement Act, as amended, the District hereby designates a reinvestment zone under the provisions of TEXAS TAX CODE §312.0025, encompassing the area described by the descriptions in Exhibit A, and such reinvestment zone is hereby designated and shall hereafter be referred to as the “Enterprise Products Operating LLC Project Reinvestment Zone.”

SECTION 4. That the “Enterprise Products Operating LLC Project Reinvestment Zone” shall take effect upon adoption of this Resolution by the District Board of Trustees and shall remain designated as a commercial- Barbers Hill reinvestment zone for a period of five (5) years from such date of such designation.

SECTION 5. That it is hereby found, determined, and declared that a sufficient notice of the date, hour, place, and subject of the meeting of the District’s Board of Trustees, at which this Resolution was adopted, was posted at a place convenient and readily accessible at all times, as required by the Texas Open Government Act, TEXAS GOVERNMENT CODE, Chapter 551, as amended; and that a public hearing was held prior to the designation of such reinvestment zone.

PASSED, APPROVED, AND ADOPTED on this 26th day of January 2026.

BARBERS HILL INDEPENDENT SCHOOL DISTRICT

By:



President
Board of Trustees

ATTEST:



Secretary
Board of Trustees

EXHIBIT A

**LEGAL DESCRIPTION OF THE
“ENTERPRISE PRODUCTS OPERATING LLC PROJECT REINVESTMENT ZONE”**

ENTERPRISE PRODUCTS OPERATING LLC 2013 PROPERTY DESCRIPTION

88.077 ACRES

All that certain tract or parcel of land containing 88.077 acres of land, more or less, being a part of and out of the residue of a called 2,214-acre tract conveyed to Albert N. Nelson, Jr., et al by deed dated August 23, 1950 and recorded in Volume 126, Page 225, Deed Records of the Chambers County (C.C.D.R.), situated in the HANNAH NASH SURVEY, Abstract No. 20, Chambers County, Texas; said 88.077 acre tract being the same property conveyed to Gary R. Nelson by deed dated July 10, 2000 and recorded in Volume 00-464, Page 384, Official Public Records of the Chambers County, Texas (O.P.R.C.C.T).

8.437 ACRES

Being a tract or parcel of land containing 8.437 acres of land situated in the HANNAH NASH SURVEY, Abstract Number 20, Chambers County, Texas; being all of a called 6.854-acre tract, all of a called 1.262 acre tract, and all of a called 0.3214 acre tract described as "Tracts 1, 2 and 3" conveyed to Missouri Pacific Railroad Company (now known as Union Pacific Railroad Company) as described in deed recorded in Volume 95-279, Page 567 of the Official Public Record of Chambers County, Texas (O.P.R.C.C.T).

431.0 ACRES

A 431.0-acre tract of land situated in the HANNAH NASH LEAGUE, Abstract No.20, Chambers County, Texas, being out of and a part of the residue of 2,214 acres conveyed to Albert N. Nelson, Jr., by Albert N. Nelson, et ux, by deed dated December 31, 1959, and recorded in Volume 218 at Page 248 of the Deed Records of Chambers County, Texas, and a 13.354 acre tract of land conveyed to Albert N. Nelson, Jr., et al, by Chambers County, Texas, by deed dated September 1, 1995, and recorded in Volume 276 at Page 338 of the Official Public Records of Chambers County, Texas.

EXHIBIT B

SURVEY MAP OF THE “ENTERPRISE PRODUCTS OPERATING LLC PROJECT REINVESTMENT ZONE”

Qualified Investment / Qualified Property Map



Qualified Investment / Qualified Property Map



EXHIBIT 3
PROPOSED PROJECT DESCRIPTION

Tab #4: Detailed Project Description

1. Project Overview

Enterprise Products Operating LLC (“Enterprise”) currently operates the Mont Belvieu Manufacturing Complex in Mont Belvieu, Texas. As part of a strategic expansion of its midstream capabilities, Enterprise proposes the construction and operation of a new NGL Manufacturing Fractionator Unit, designated as **Fractionator #XV (Frac XV)**.

2. Process Definition: NGL Fractionation

Natural Gas Liquid (NGL) fractionation is the industrial process of separating a raw NGL "y-grade" mix—produced by upstream natural gas processing plants—into discrete, high-purity components. These components include ethane, propane, normal butane, iso-butane, and natural gasoline.

The fractionation process utilizes precise applications of heat and pressure to exploit the different boiling points of each hydrocarbon component, allowing for sequential separation within a series of distillation columns.

3. Detailed Process Description

3.1 Feed Pre-Treatment and Conditioning

The raw NGL pipeline feed first undergoes rigorous conditioning to remove impurities that could damage equipment or contaminate the final products. The feed is processed through:

- **Feed Filters and Coalescers:** To remove particulates and entrained water.
- **Amine Contactors:** To "sweeten" the feed by removing hydrogen sulfide and carbon dioxide.
- **Dehydration Units:** To remove remaining moisture before the feed enters the cryogenic stages of the plant.

3.2 Deethanizer Column

The sweetened, dehydrated feed is routed to the Deethanizer column. This unit separates the feed into two primary fractions:

- **Overhead Vapor:** Consists of ethane and lighter components. This fraction is condensed via heat exchange against a propylene refrigerant loop.

- 1) *Refrigeration Logic:* Propylene vapor is compressed in a two-stage machine, condensed in a Wet-Surface Air Cooler (WSAC), and sub-cooled against low-temperature ethane before returning to the Deethanizer condenser.
 - 2) *Product Routing:* A portion of the condensed ethane is pumped to existing storage facilities as high-purity product, while the remainder is returned to the column as reflux.
- **Bottoms Fraction:** Consists of propane and heavier hydrocarbons, which are routed to the Depropanizer.

3.3 Depropanizer Column

The Depropanizer receives the Deethanizer bottoms and separates them into:

- **Overhead Fraction:** High-purity propane. Condensing is achieved through a heat pump circuit and a WSAC. The propane heat pump circuit integrates with the Depropanizer side reboiler and two Deethanizer reboilers to maximize thermal efficiency.
- **Bottoms Fraction:** Butanes and heavier components, which are routed to the Debutanizer.
- **Heating:** Primary thermal energy for the column is provided by a hot oil reboiler at the base.

3.4 Debutanizer Column

The Debutanizer processes the stream from the Depropanizer bottoms, separating it into mixed butanes and natural gasoline.

- **Overhead Stream (Mixed Butanes):** Contains normal butane and isobutane.
 - 1) *Condensing:* Vapor is condensed in the Deethanizer Upper Side Reboiler.
 - 2) *Accumulation and Reflux:* Condensed liquid is collected in the Debutanizer Reflux Accumulator. Reflux pumps (including one redundant spare) return a portion of the liquid to the column.
 - 3) *Product Routing:* The remaining butane is cooled via a Pre-Cooler and WSAC, metered, and sent to storage or commercial distribution based on market demand.
- **Bottoms Stream (Natural Gasoline):** Contains pentanes and heavier hydrocarbons.
 - 1) *Reboiling:* The stream enters a kettle-style reboiler. Vapors are returned to the column, while the liquid gasoline exits to the Debutanizer Bottoms Pumps.
 - 2) *Product Routing:* The gasoline is cooled in a Gasoline Pre-Cooler and WSAC before being routed to existing gasoline treating facilities and storage.

4. Control and Instrumentation Summary

The unit utilizes advanced process control to maintain product purity:

- **Inventory Control:** Level transmitter manages the Debutanizer Reflux Accumulator by adjusting the set point of flow controller at the butane metering skid.
- **Sump Management:** Level transmitter maintains the Debutanizer Reboiler level by adjusting flow controller on the gasoline output line to storage.

5. Deisobutanizer Unit

The deisobutanizer (DIB) unit is used to manufacture isobutene and normal butane from mixed butane streams.

The Butane mixtures arrive at the Mont Belvieu Complex via pipeline and enter the DIB unit from the butamer units, or from the Mont Belvieu Complex storage facility, as commercial butane mixtures. The mixed butanes are routed to the deisobutanizer distillation column, where the manufacturing of isobutene and normal butane occurs. The overhead vapor stream from the column is isobutene, which is compressed into liquid phase isobutene. The liquefied isobutene product is split into two streams, one providing reflux for the column, and the remaining stream sent to the storage area or delivered to other Enterprise units as feed material.

6. Major Equipment List

The Fractionator XV project includes, but is not limited to, the following primary components:

Category	Component Description
Columns	Deethanizer, Depropanizer, Debutanizer, Deisobutanizer, Stabilizer, Scrubber
Thermal Units	Gas-fired Hot Oil Heaters, Fired Charge Heaters, Fired Reboilers, Gas-fired Regenerant Heaters
Heat Exchange	Wet Surface Air Coolers (WSAC), Shell & Tube Heat Exchangers, Kettle Reboilers
Mechanical	Propylene Compression Equipment, Multi-stage Product Pumps (with redundancy)
Vessels	Reactor, Feed Filters, Coalescers, Amine Contactors, Ancillary Storage Tanks

EXHIBIT 4
DESCRIPTION AND LOCATION OF QUALIFIED
PROPERTY

Tab #7: Description of Qualified Investment

1. Project Overview

Enterprise Products Operating LLC (“Enterprise”) currently operates the Mont Belvieu Manufacturing Complex in Mont Belvieu, Texas. As part of a strategic expansion of its midstream capabilities, Enterprise proposes the construction and operation of a new NGL Manufacturing Fractionator Unit, designated as **Fractionator #XV (Frac XV)**.

2. Process Definition: NGL Fractionation

Natural Gas Liquid (NGL) fractionation is the industrial process of separating a raw NGL "y-grade" mix—produced by upstream natural gas processing plants—into discrete, high-purity components. These components include ethane, propane, normal butane, iso-butane, and natural gasoline.

The fractionation process utilizes precise applications of heat and pressure to exploit the different boiling points of each hydrocarbon component, allowing for sequential separation within a series of distillation columns.

3. Detailed Process Description

3.1 Feed Pre-Treatment and Conditioning

The raw NGL pipeline feed first undergoes rigorous conditioning to remove impurities that could damage equipment or contaminate the final products. The feed is processed through:

- **Feed Filters and Coalescers:** To remove particulates and entrained water.
- **Amine Contactors:** To "sweeten" the feed by removing hydrogen sulfide and carbon dioxide.
- **Dehydration Units:** To remove remaining moisture before the feed enters the cryogenic stages of the plant.

3.2 Deethanizer Column

The sweetened, dehydrated feed is routed to the Deethanizer column. This unit separates the feed into two primary fractions:

- **Overhead Vapor:** Consists of ethane and lighter components. This fraction is condensed via heat exchange against a propylene refrigerant loop.

- 1) *Refrigeration Logic*: Propylene vapor is compressed in a two-stage machine, condensed in a Wet-Surface Air Cooler (WSAC), and sub-cooled against low-temperature ethane before returning to the Deethanizer condenser.
 - 2) *Product Routing*: A portion of the condensed ethane is pumped to existing storage facilities as high-purity product, while the remainder is returned to the column as reflux.
- **Bottoms Fraction**: Consists of propane and heavier hydrocarbons, which are routed to the Depropanizer.

3.3 Depropanizer Column

The Depropanizer receives the Deethanizer bottoms and separates them into:

- **Overhead Fraction**: High-purity propane. Condensing is achieved through a heat pump circuit and a WSAC. The propane heat pump circuit integrates with the Depropanizer side reboiler and two Deethanizer reboilers to maximize thermal efficiency.
- **Bottoms Fraction**: Butanes and heavier components, which are routed to the Debutanizer.
- **Heating**: Primary thermal energy for the column is provided by a hot oil reboiler at the base.

3.4 Debutanizer Column

The Debutanizer processes the stream from the Depropanizer bottoms, separating it into mixed butanes and natural gasoline.

- **Overhead Stream (Mixed Butanes)**: Contains normal butane and isobutane.
 - 1) *Condensing*: Vapor is condensed in the Deethanizer Upper Side Reboiler.
 - 2) *Accumulation and Reflux*: Condensed liquid is collected in the Debutanizer Reflux Accumulator. Reflux pumps (including one redundant spare) return a portion of the liquid to the column.
 - 3) *Product Routing*: The remaining butane is cooled via a Pre-Cooler and WSAC, metered, and sent to storage or commercial distribution based on market demand.
- **Bottoms Stream (Natural Gasoline)**: Contains pentanes and heavier hydrocarbons.
 - 1) *Reboiling*: The stream enters a kettle-style reboiler. Vapors are returned to the column, while the liquid gasoline exits to the Debutanizer Bottoms Pumps.
 - 2) *Product Routing*: The gasoline is cooled in a Gasoline Pre-Cooler and WSAC before being routed to existing gasoline treating facilities and storage.

4. Control and Instrumentation Summary

The unit utilizes advanced process control to maintain product purity:

- **Inventory Control:** Level transmitter manages the Debutanizer Reflux Accumulator by adjusting the set point of flow controller at the butane metering skid.
- **Sump Management:** Level transmitter maintains the Debutanizer Reboiler level by adjusting flow controller on the gasoline output line to storage.

5. Deisobutanizer Unit

The deisobutanizer (DIB) unit is used to manufacture isobutene and normal butane from mixed butane streams.

The Butane mixtures arrive at the Mont Belvieu Complex via pipeline and enter the DIB unit from the butamer units, or from the Mont Belvieu Complex storage facility, as commercial butane mixtures. The mixed butanes are routed to the deisobutanizer distillation column, where the manufacturing of isobutene and normal butane occurs. The overhead vapor stream from the column is isobutene, which is compressed into liquid phase isobutene. The liquefied isobutene product is split into two streams, one providing reflux for the column, and the remaining stream sent to the storage area or delivered to other Enterprise units as feed material.

6. Major Equipment List

The Fractionator XV project includes, but is not limited to, the following primary components:

Category	Component Description
Columns	Deethanizer, Depropanizer, Debutanizer, Deisobutanizer, Stabilizer, Scrubber
Thermal Units	Gas-fired Hot Oil Heaters, Fired Charge Heaters, Fired Reboilers, Gas-fired Regenerant Heaters
Heat Exchange	Wet Surface Air Coolers (WSAC), Shell & Tube Heat Exchangers, Kettle Reboilers
Mechanical	Propylene Compression Equipment, Multi-stage Product Pumps (with redundancy)
Vessels	Reactor, Feed Filters, Coalescers, Amine Contactors, Ancillary Storage Tanks

Tab #8: Description of Qualified Property

1. Project Overview

Enterprise Products Operating LLC (“Enterprise”) currently operates the Mont Belvieu Manufacturing Complex in Mont Belvieu, Texas. As part of a strategic expansion of its midstream capabilities, Enterprise proposes the construction and operation of a new NGL Manufacturing Fractionator Unit, designated as **Fractionator #XV (Frac XV)**.

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 - 2) *Accumulation and Reflux:* Condensed liquid is collected in the Debutanizer Reflux Accumulator. Reflux pumps (including one redundant spare) return a portion of the liquid to the column.
 - 3) *Product Routing:* The remaining butane is cooled via a Pre-Cooler and WSAC, metered, and sent to storage or commercial distribution based on market demand.
- **Bottoms Stream (Natural Gasoline):** Contains pentanes and heavier hydrocarbons.
 - 1) *Reboiling:* The stream enters a kettle-style reboiler. Vapors are returned to the column, while the liquid gasoline exits to the Debutanizer Bottoms Pumps.
 - 2) *Product Routing:* The gasoline is cooled in a Gasoline Pre-Cooler and WSAC before being routed to existing gasoline treating facilities and storage.

4. Control and Instrumentation Summary

The unit utilizes advanced process control to maintain product purity:

- **Inventory Control:** Level transmitter manages the Debutanizer Reflux Accumulator by adjusting the set point of flow controller at the butane metering skid.
- **Sump Management:** Level transmitter maintains the Debutanizer Reboiler level by adjusting flow controller on the gasoline output line to storage.

5. Deisobutanizer Unit

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Mechanical	Propylene Compression Equipment, Multi-stage Product Pumps (with redundancy)
Vessels	Reactor, Feed Filters, Coalescers, Amine Contactors, Ancillary Storage Tanks

1. **Effect.** Except as modified and amended by the terms of this Amendment No. 1, all of the terms, conditions, provisions and covenants of the Findings of Fact and Agreement are ratified and shall remain in full force and effect, and the Agreement and this Amendment No. 1 shall be deemed to constitute a single instrument or document and the Findings of Fact and this Amendment No. 1 shall be deemed to constitute a single instrument or document. Should there be any inconsistency between the terms of this Amendment No. 1 and the Agreement and the Findings of Fact; the terms of this Amendment No. 1 shall prevail. A copy of this Amendment No. 1 shall be delivered to the Texas Comptroller to be posted to the Texas Comptroller's internet website. A copy of this Amendment No. 1 shall be recorded with the official Minutes of the meeting at which it has been approved on April 27, 2026.

2. **Binding on Successors and Assigns.** The Agreement, as amended by this Amendment No. 1, shall be binding upon and inure to the benefit of the Parties and each other person and entity having any interest therein during their ownership thereof, and their respective successors and assigns.

3. **Counterparts.** This Amendment No. 1 may be executed in counterparts, each of which shall be deemed an original and all of which when taken together shall constitute one and the same document.

IN WITNESS WHEREOF, the District and Applicant have caused this Amendment No. 1 to be executed and delivered by their duly authorized representatives on this 27th day of April, 2026.

ENTERPRISE PRODUCTS OPERATING LLC

By: **Enterprise Products OLPGP, Inc.**
Its Sole Manager

By: 
Penny R. Houy
Senior Vice President

By: 
Curt Tate
Vice President- Property and Indirect Tax

**BARBERS HILL INDEPENDENT
SCHOOL DISTRICT**

By: 
PRESIDENT, BOARD OF TRUSTEES

ATTEST:

By: 
SECRETARY, BOARD OF TRUSTEES