

CROSS TIMBERS WATER SUPPLY CORPORATION
MINUTES of the BOARD OF DIRECTORS MEETING
2032 E HICKORY HILL RD, ARGYLE, TX 76226
MONDAY, FEBRUARY 18, 2019

1. Call to Order

Mr. McDonald called the meeting of the Board of Directors of Cross Timbers Water Supply Corporation to order at 7:00 p.m. on Monday, February 18, 2019, at the Cross Timbers Water Supply Corporation offices, 2032 E Hickory Hill Rd, Argyle, TX 76226.

Directors in Attendance:

Patrick McDonald, President
Larry Kaufman, Vice President
Michael Paulson, Secretary-Treasurer
Garry Granger

Staff in Attendance:

Lloyd Hanson, General Manager
Rocky Hatfield, Water Superintendent

Consultants in Attendance:

None

Others in Attendance

Brandon Barth – Flower Mound Fire
Scott Whisenhunt – Double Oak Fire

Board Members Not in Attendance

Susan Crawford
Sherry Price
Andre Nicholas

- 2. Public Forum for Non-Agenda Items** – Mr. Barth and Mr. Whisenhunt discussed the addition of emergency warning sirens and asked the Board about installation of one of them at the site of the Shiloh Well Station. Although the Board did not have this on the Agenda, they asked for information to be sent to the General Manager for further review and action. After making their presentation, Mr. Barth and Mr. Whisenhunt left the meeting.

Consent Agenda – Motion by Michael Paulson and second by Larry Kaufman to approve the Consent Agenda. Motion approved unanimously.

- 3. Discussion and Action to Approve the Minutes of the January 14, 2019 Board Meeting**
4. Discussion and Action to Approve the January 2019 Financial Reports
5. Discussion and Action on Sewer Service for the Vickery Park Development

Copper Canyon and the Town of Flower Mound have an agreement wherein Flower Mound is providing sewer capacity to the Town of Copper Canyon for the Vickery Park development. Copper Canyon has submitted a draft Billing and Collection Agreement asking Cross Timbers WSC to provide billing, collection and other services with term and conditions related thereto. After discussion, the Board took no action and requested Staff to obtain additional information related to the proposal. The Board also expressed some concern that this might conflict with plans the Corporation has for obtaining a Sewer CCN.

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6. Discussion and Action to Approve Water Service for the Estates of Pepperport

The developers of the Estates of Pepperport have submitted preliminary and final plans for a six-unit development at the end of Pepperport Drive in Double Oak. Fees were paid and plans have been received, reviewed and approved by Kerry Maroney, Engineer and the Staff. There will be no fire hydrants installed although infrastructure will be put in place for future use. Motion by Michael Paulson and second by Garry Granger to approve Water Service for the Estates of Pepperport. Motion approved unanimously.

7. Discussion and Action on the Drainage on Office Property

Sometime in the next few months the Staff believes we will need to add a detention pond at the front of the property to handle water drainage coming from the south portion of our property and from the properties to the south and west. More details will be available when we determine that action can be taken to resolve the issue. No action taken.

8. Discussion and Action on Consulting Engineer's Report

No report and no action taken.

9. All Matters Concerning the General Manager's Report

Highland Village Staff met with Staff and Engineer Maroney to discuss the Brooks Court subdivision (originally Lakewood Development) and the Pilot Knoll Park. Highland Village is working to expand their CCN Territory to include that area in anticipation of extending a water and sewer line to the locations. No firm dates were discussed. Cross Timbers WSC has provided water service to the area since inception and will continue to do so pending changes. This is an area that is outside our CCN, is in the City of Highland Village, but is in no one's CCN territory at present. The Town of Bartonville is working on a new equestrian center off Rockgate Road that is looking to add both water and fire hydrants. Discussions with the developer are scheduled for later in the month. The Annual Audit for 2018 will be completed in time for the March Board meeting. No action taken.

The Water Superintendent provided an update on operations, leaks, and other activities for the month. Fifteen hundred Neptune water meters have been ordered and installation has begun. Completion is expected by mid to late March. The Stonewood Well repair has been completed and is being flushed in preparation for bacteriological testing. Copper Hill's well is back in service, is being flushed and prepared for bacteriological testing. Staff have been exercising valves at the rate of about 10 per week. No action taken.

10. Executive Session: Mr. McDonald announced that the Board would go into Executive Session at 7:47 p.m. and came out of Executive Session at 8:30 p.m.

11. Discussion and Action on All Matters Concerning the Construction of an Elevated Water Tank at the Stargate Site – No action taken.

12. Discussion and Action on All Matters Concerning Litigation

a) **Discussion and Action on All Matters Concerning Cause No. 2012-30982-211 – No action taken**

b) **Discussion and Action on All Matters Concerning Cause CV-2017-00840, Condemnation Action Against Saddlebrook Estates HOA, et al – A trial will be held on February 19, 2019 regarding the Condemnation and the amounts awarded to various parties. No action taken;**

13. Discussion and Action on All Matters Concerning Real Property – No action taken.

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14. Discussion and Action on All Matters Concerning Personnel – An offer of employment was made to and accepted by Chad Wolf for the Assistant General Manager’s position. Mr. Wolf will begin work in early March. No action taken.

15. Discussion and Action on Annual Meeting Items

Motion by Larry Kaufman and second by Michael Paulson to approve the Annual Meeting items related to the upcoming Annual Meeting – Application for Board Director, Application Signature Document, Ballot Form, and Letter to the Membership. Motion approved unanimously. If multiple candidates apply for the two positions up for re-election, an Election Auditor will be appointed in March.

16. Discussion and Action on Future Agenda Items, Meeting Date, Activities, and Announcements

The next meeting of the Board will be March 18, 2019. Items may include litigation, financials, operational reports, updates on projects within the area, Annual Meeting items, Approval of the Annual Audit, and other matters.

17. Adjournment

Motion to adjourn by Larry Kaufman, second by Garry Granger and approved unanimously. The meeting adjourned at 8:40 p.m.

TRANSCRIBED BY LLOYD HANSON

CERTIFIED BY MICHAEL PAULSON, SECRETARY-TREASURER