WHITEWATER SPRINGS WATER SUPPLY CORPORATION
NOTICE OF DIRECTOR MEETING
December 19, 2024, Thursday 6:00 pm
Bertram Public Library, Bertram, TX
Call in Number: +1 346 248 7799 Zoom Meeting ID: Passcode:

TO: THE WSWSC BOARD OF DIRECTORS AND ALL OTHER INTERESTED PERSONS

Notice is hereby given pursuant to Chapter 551 of the Texas Government Code, that the WSWSC Board of Directors will hold a regular meeting, open to the public, for the following purposes.

Regular Agenda

1. Pledge of Allegiance

2. Call Meeting to Order and Establish a Quorum
   Notes:
   Directors Thompson, Caramanica, Kovach, Spehar and Giles present. Quorum established

3. Review and approve minutes from previous Board meeting (Thompson)
   Notes:
   ~~Table | No Action~~ | Vote**: Move to approve the minutes from the 10/11/2024 regular board meeting.**
   Move Carmanica Second Spehar Yea 5 Nay 0

4. Receive member communication on items not on the Agenda. 30 min max – Limited to 3 minutes per person.
   Notes:
   Mike Callahan – homeowners near well #4 project unanimously request to keep storage tank as low as possible and paint dark green top and bottom. Place as far west as possible on the lot. Would like to move tank to lot 625 if possible. Giles responded that the sides of the tank can have coloring but the thinks the top cannot. Tank cannot be across the street or buried. Needs to be in fenced area and near chlorine. Needs to be above ground for accessibility. Functionally, it will need to be between the pumphouse and well. Thompson mentioned that this will need to go back to engineering once financing is resolved with TWDB. Callahan needs to submit paperwork for eventual re-approval by TCEQ and TWDB.
   Joe Davis – wanted to know the exact date we were notified that we were not compliant with the permit. Why did it take 323 days to turn the well off? Thompson explained that the well was shut off immediately once we received notice we were out of compliance. Davis said that Mitchell Sodek claimed we did not shut off the well immediately. Thompson suggested that Davis forward any emails from Sodek making this claim.

5. Treasurer's Report and Payment of Bills (Giles)
   Notes:
   Giles – Went thru account summary and payments summary from Chase. $511,000 in the bank. All bills current.
   Mary Hayes – Asked question about payments. Since Giles pays some of the bills online how can we determine that the money is going to an invoice vs somewhere else. Giles explained that either he or PGMS pays all the bills. All invoice backup is imaged on Dropbox for all directors to see. Gina reconciles invoices monthly and moves them to an archive folder. Thompson commented that the reason

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Giles pays the larger bills directly is to avoid management fee of 15% added by PGMS to all payments they make for us.
Joe Davis – Do we get three bids for all projects? Thompson answered that we do for anything over the threshold amount of $25,000. Typically managed by either Rauschuber or BBA.
~~Table | No Action~~ | Vote: **Move to pay bills from 10/11/2024 through 12/19/2024** Move Giles Second Caramanica Yea 5 Nay 0

6. Operation's Report and Review of End of Month Reports (Thompson)
   Notes:
   Appears we have a leak. Thompson working with Labounty to find and repair.

7. Ongoing and Deferred Maintenance Items (Thompson)
   Notes:
   Not a lot going on with small projects. Spehar has been labeling risers. No need for more budget.

8. Aquifer Status Report (Caramanica)
   Notes:
   Looking to add another monitoring well. Since we are surrounded by refuge the monitoring wells can show how we are doing within our area. Lot at community entrance has an old well that might be a good candidate. Unclear if the well is on private property or not. Also may be in easement. Also a monitoring well in section V that would be good. Same issue as to whether it's on private property or not. Caramanica attempting to get into contact with property owner.

Other Business

9. Well 1A status (Giles)
   Notes:
   Giles: We need to plug well 1 before we can operate well 1A. Working through engineering and state agency approval to do this.
   ~~Table |~~ No Action | ~~Vote: Move _____ Second _____ Yea _____ Nay _____~~

~~10.~~ CTGCD Permit Update and Conclusion. No action. (Th ompson)
   Notes:
   Thompson: Permit is complete with acre-foot reduction from 114 to 42 acre feet. We are currently disputing the reduction with an additional study done by BBA. Awaiting response from CTGCD on a way forward.
   ~~Table |~~ No Action ~~| Vote: Move _____ Second _____ Yea _____ Nay _____~~

11. Engineering Study – Theiss model versus reality. No action. (Giles)
   Craig Bennett: Spoke to study methodology that CTGCD required for updating the permit. They also did a validation study against the estimate produced by the methodology of the required study. It found that the original study overestimated drawdown by 240%.
   ~~Table |~~ No Action ~~| Vote: Move _____ Second _____ Yea _____ Nay _____~~

12. Should we Increase Connection Fee to Match Rainwater Collection Cost? Discussion only. (Giles)
   Notes:

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Giles: we are likely to be living under a limited permit in the future. Should we consider increasing the cost of a meter to match how much a rainwater collection system would cost. We should consider how this dovetails with the rainwater backup meter concept.
Wilburn: Anything we do needs to have a financial basis to justify to the PUC.
~~Table |~~ No Action ~~| Vote: Move _____ Second _____ Yea _____ Nay _____~~

13. Next Steps on TWDB loans for Well 4 (Giles / Ripperger – Suhler)
Notes:
Giles: Years back Oscar and Bill obtained a loan from TWDB with forgiveness money to develop new wells. The amount of administration to obtain this money far exceeds the forgiveness money in the contract with TWDB. We think we should work with TWDB to give the money back. We are currently paying interest on this money even though we do not have access to it.
~~Table | No Action~~ | Vote: **Turn over TWDB Loan to legal counsel to work with TWDB to either terminate the loan contract or use the funds elsewhere** Move Thompson Second Caramanica Yea 5 Nay 0
~~Table | No Action~~ | Vote: **Pursue Well #4 project with internal water company funds** Move Giles Second Spehar Yea 5 Nay 0
14. Motion to move legal representation to Randy Wilburn, Carlton Law Firm
~~Table | No Action~~ | Vote: **Move to keep legal representation with Randall Wilburn and move it to the Carlton Law Firm** Move Thompson Second Giles Yea 5 Nay 0
15. Update on Transfer Switch project and EPP (Kovach / Thompson)
Notes:
Thompson: Working with TCEQ and PGMS to determine if the transfer switch complies with the TCEQ EPP requirements or if we'll need to acquire a permanently installed generator.
Kovach: Under either option we will only be able to draw from one well. Will require rationing no matter what we do.
Giles: Transfer switch gives another option if we need to bring in a diesel generator for an extended outage even if we install a permanent propane generator.
~~Table |~~ No Action ~~| Vote: Move _____ Second _____ Yea _____ Nay _____~~

~~16.~~ Potential installation of well monitors at lot 370-A and in Section 5 off Crestway Drive (Caramanica)
Notes: Covered earlier.
~~Table |~~ No Action ~~| Vote: Move _____ Second _____ Yea _____ Nay _____~~

~~17.~~ Annual Election Kick-off
Notes:
Thompson: Three positions open. Especially need engineering and project management talents.
~~Table |~~ No Action ~~| Vote: Move _____ Second _____ Yea _____ Nay _____~~

Executive Session

The Board of Directors may go into Executive Session on any item above, including the specific items listed below, if necessary, pursuant to the applicable section of Subchapter D, Chapter 551, Texas Government Code, of the Texas Open Meetings Act, on any of the above matters under the following sections: Texas Government Code Ann. Sec. 551.071-Consultation with Attorney; Texas Government Code Ann. Sec. 551.072 - Real Property; Texas Government Code Ann. Sec. 551.074 - Personnel Matters; or Texas Government Code Ann. Sec. 551.076

- Deliberation Regarding Security Devices or Personnel:
- Corporation property;
- Montvale Agreement;
- TCEQ, TWDB, CTGCD Issues
- Operational Contract;
- Billing and Membership Issues;
- Catastrophic Events;
- District Creation

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~~18.~~ Discuss, consider, and take action as necessary regarding items discussed during Executive Session
Notes:
Thompson: No action necessary on items discussed in executive session. We discussed CTGCD and TWDB strategies.
~~Table |~~ No Action ~~| Vote: Move _____ Second _____ Yea _____ Nay _____~~

19. Set date for next meeting
Notes:
Next meeting set for February 6 at 6 pm

20. Adjournment
Vote: Move Gregg Second Caramanica Yea 5 Nay 0

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