

**FLYING L PUBLIC UTILITY DISTRICT
REGULAR MEETING – JANUARY 8, 2024
MINUTES**

CALL TO ORDER: The January 8, 2024 regular meeting of the Flying L Public Utility District; is called to order by President Judd Ryan at 6:31 PM. Additional Board Members in attendance are Steve Childers, Leslie Rector, Larry Marsh, and Will Dietrich. **A quorum was established.** Also in attendance is MOC Representative John Montgomery, Office Manager Nicole Lawlis, and Field Manager Gary Geldart.

Guests(s) in Attendance: None

PUBLIC COMMENTS: None

APPROVE MINUTES FROM PREVIOUS MEETING: After a review of the December 11, 2023 Regular Meeting Minutes, **a motion** was made by Childers, 2nd by Marsh to approve the minutes as written. **Unanimous**

FINANCIAL REVIEW & PAY MONTHLY BILLS: The regular financial reports were unavailable this month. Nicole stated that total income was up 33% and expenses were down 14% and net income was \$31,000 compared to last year of \$14,000. The expenses for this month is almost \$26,000. After discussion **a motion** was made by Childers, 2nd by Marsh to accept the verbal figures and pay the monthly bills totaling \$25,800 and authorize a transfer \$36,000 (of which \$5,000 has already been transferred) leaving the remaining amount of \$31,000 to pay the bills totaling \$25,800 from Deposit Account #288 to Deposit Account #816 at Bandera Bank. **Unanimous**

A motion was made by Rector, 2nd by Marsh to give Nicole Lawlis viewing authority at Bandera Bank. **Unanimous**

A debit card will be issued to Steve Childers for office supplies and small purchases.

Leslie asked about an address on the water usage report that didn't have a name connected to it. Gary will investigate that account. She also mentioned high water usage on Knollwood this month and last. Gary will investigate that situation as well.

REVIEW AND DISCUSS OPERATIONS

MOC: John from MOC went over his monthly Operations Report noting total revenue collected from water & sewer services, two water tests taken – one routine and one special, both were good. He will ask his office to check on the 90 and 120-day delinquent figures. He went over the procedures regarding delinquent Accounts and the pre-determined water turn-off dates. John will bring with him any updates to the delinquent list on the day of our meetings and will work with Gary to get that system up and going. When a door tag is hung a photo should be taken of the house with the tag. John also gave us information on a collection agency to aid in collecting unpaid final bills. **A motion** was made by Childers, 2nd by Dietrich to use the cut-off plan for current customers coordinating with Gary and John and sign up for the collection agency for residents that have moved with a closed account. **Unanimous** We went over rules and regulations for commercial grease traps. Commercial grease traps will be inspected and approved by a licensed engineer with a set of plans, if not; a 1,500-gallon grease trap is required. Also, sand traps where necessary. If requirements are not followed, service will be

discontinued. A periodic inspection of existing grease traps will be done routinely. A new sewer and water line with meter will be required for the new building the Resort is constructing and not tied into the original 19th Hole Building. This Thursday a crew will be out to complete the repairs for the last 4 hydrants. The hydrant road reflectors have been installed. One water tap will be installed at 318 Tawny Oak. John didn't have time to create the Irrigation & Back-flow draft for this meeting. Leslie asked what type of revenue is classified as Misc on the MOC form? Answer: Special Assessments on Water Fees, the TCEQ Fee, and over payments. The TCEQ Fee will be removed and stand as a separate heading. **PUD OPERATIONS:** Gary reported there were no leaks or reports of cloudy water requiring extra flushing. Still waiting on consecutive days of good weather to start the parking lot project. Gary will keep the Board apprised on the parking lot progress. The locksmith will be on-site Wednesday to install the electronic lock on the outside door. The Well levels have improved slightly.

OLD BUSINESS: (Discuss and Take Action)

Revise Our Water Conservation Plan: Leslie went over the changes made since the last meeting. Mainly deleting the River Authority wording in Stage 1 and 2 since they didn't apply to our community. Stage 1 just to be mindful of the drought level, Stage 2 suggestions on how to conserve water usage, Stage 3 added enforcement wording - the enforcement to be determined on a case-by-case basis. Stage 4 added the excessive usage fee of \$5 per 1,000 gallons over 10,000 gallons and in Stage 5 the \$10 excessive usage fee per 1,000 gallons over 10,000 used. The Board was okay with the updates.

Comprehensive Irrigation & Back Flow Policy: The Board decided to require CSI on new construction and as well as when the property changes ownership. This will change our connection deposit from \$200 to \$200 plus the cost of the CSI cost. The complete Policy is **Tabled**

NEW BUSINESS (Discuss and Take Action)

Approve Amended Budget (for Parking Lot [\$20k] and Community Valves [\$30k]): Tabled

Minimum Requirements for Commercial New Building to Include Grease Traps: Discussed in MOC Report on Operations

Collection Policy on Delinquent Accounts: Discussed in MOC Report on Operations

Questions/Follow-up - Discussion Only (Leslie):

Tax Rate Procedures: Reba is uncomfortable answering all my questions because some of it is the interpretation of the law and she doesn't want to give legal advice. I am still waiting for the number of voters at the 2020 election. If it's under 250 then we can hold our voting process at the PUD building and not have to pay for an election with the city.

By-Laws: After some discussion it was decided to have all our policies as Appendices to our By-Laws. Leslie will incorporate them as they are finalized.

Texas Water Development Board: Leslie contacted the TWDB and found out the annual training for Board Members only applies to them. They currently are not offering Grants but still do loans if we are looking to help finance digital meters or any part of the new water well. Not stated in the meeting: *The mission of the TWDB is to lead the state's efforts in ensuring a secure water future for TX. Their main responsibilities are threefold: collecting and disseminating water-related data; assisting with regional water supply, flood planning that contributes to preparing the state water plan and flood plan; and*

administering cost-effective financial programs for constructing water supply, wastewater treatment, flood control, and agricultural water conservation projects.

How to Handle MOC Administration Charges by Residents: MOC has implemented a procedure to alert us of when and by whom has created an administrative charge and our Field Operator is informing residents if they want our operator look at a plumbing issue and it's not PUD problem they will be charged the Administration Charge.

Next Meeting: The next month's regular meeting date for the Flying L PUD is scheduled for Monday February 12, 2024 at 6:30 PM at the PUD Building

Adjourn: Having no further business the meeting was adjourned at 7:41 PM.

Presented for review and approval,
Leslie L. Rector, Secretary/Treasurer
for the Flying L Public Utility District