

# Seis Lagos Utility District

## Minutes

Monday, June 20, 2016, 7:30 p.m.

### Board of Directors Meeting & Executive Session

The Seis Lagos Utility District held a regular meeting at the Seis Lagos Clubhouse, 222 Seis Lagos Trail on Monday, June 20, 2016. The following board members were present: Brett Faucett, Brian Holmes, Nick Calautti, Keith Weinman and Tom Siewert. Also present was: Carla Jones. There were 9 people in the audience.

1 Brett Faucett called the meeting to order at 7:32 p.m. and determined a quorum was present and all legal requirements had been met for posting of the meeting notice. He asked that all cell phones be turned off or to vibrate.

2 Public Input: There was no public input.

3 Consent Agenda:

- Red Flag Identity Theft
- April 2016 corrected Financials
- May 2016 Financial Reports
- July Newsletter

B. Faucett explained that there was no correction to be made to the April 2016 financials since the audited amount was exactly the same for two line items 712 and 713, when divided by 12 months the line items came to exactly the same calculation. B. Faucett made a motion to approve the consent agenda. B. Holmes seconded the motion. The motion passed unanimously.

4 Operator's report: D. Clark was not in attendance.

5 Office report: C. Jones

- Water usage – NTMWD reported water usage at 6,048,000 gallons for the month of May 2016. This is a decrease from May 2015 by 1,571,000 gallons. The current annual percentage used is 47.94%.

#### District Business:

6 **Discuss, consider and act** on V-08 drainage issue presented by Mary Boyd. After some discussion this item was tabled for the July board meeting, to allow time for the Operations Manager (Dewane Clark) to look at the issue and report back to the board.

7 **Discuss** Lago Grande Dam report prepared by Freeman Millican.

Larry Freeman and Michael Stacy presented the findings for the Lago Grande Dam that Freeman Millican is generating the information for the report that will be submitted to the TCEQ after the Seis Lagos Community Services Association reviews the findings. Bruce Wolfe in attendance for the HOA stated that SLUD would be provided a copy of the report. For specifics please refer to the full audio on our website at [www.slud.us](http://www.slud.us).

8 **Discuss** the wastewater treatment plant update with Kyle Kruppa consultant for Seis Lagos Utility District.

Kyle reported the board the results of the North Texas Municipal Water District meeting that he and Dewane Clark had attended. Kyle explained that with the current permit with the TCEQ for renewal of the Seis Lagos Utility District wastewater plant, when the permit is renewed that will start the five (5)

year time frame for a future plan to be underway. Kyle was directed by the board to compile information for the present plant expansion and the Muddy Creek expansion that will include timelines and costs for each scenario, to be presented in a report at a future date. For full report please refer to the full audio on our website at [www.slud.us](http://www.slud.us).

**9 Discuss** future natural gas availability to be presented by Tom Siewert with Andrew Baxter of CoServ in attendance to answer questions.

T. Siewert reported that Andrew Baxter could not attend the meeting. He reported that natural gas would depend on the number of participants and there would be costs to each house that tied in once the access was there. The present natural gas line is in Lewis Park, which would be the tie in location for CoServ to extend service. Ultimately CoServ would have to have a majority of residents to sign up before it would be cost effective for them to consider. B. Faucett advised that this service would have to be provided to all whom we serve (Equestrian Center, Seis Lagos, Commons of Camden), with Brockdale having natural gas since the developer elected to install it.

B. Faucett reported that after speaking to the District's attorney that there are specifics related to legislation and the water code that would allow SLUD to spend money on natural gas line project. B. Faucett asked Julie Fort that was in attendance to explain the legalities of SLUD providing any services other than what is stated in the MUD water code. J. Fort explained that she believes that SLUD does not have the authority to provide this service. B. Holmes referred back to Rolando Ramon mentioned that he had started the natural gas process. B. Faucett stated that, that particular company was going to pay for all of the infrastructure. B. Holmes said that Rolando Ramon has started the process for SLUD to resale the gas utility. B. Faucett stated that anyone sign up to be a distributor for natural gas. B. Holmes stated that J. Fort is stating that SLUD does not have the authority to sell natural gas. J. Fort also stated that plats would have to be reviewed to find out if there is an easement for natural gas. J. Fort suggested that it might be best to have the presentation at the next meeting so that it can be publicized more. With that direction you might have more in attendance that are interested. B. Faucett explained that most of the time a separate meeting for specific topic works best. T. Siewert suggested that the natural gas presentation be postponed until the fall to allow time for information to be collected, with the natural gas option being a part of the survey that will go out.

**10 Discuss, consider and act** on resident survey.

B. Faucett explained that the survey would to get feedback from residents. The survey would include topics such as the roads, sewer, taxes, natural gas and other topics they may be relevant. B. Faucett and B. Holmes will create the survey and bring it back to the board at the July meeting.

**11 Discuss, consider and act to set** the Public Hearing for September 19, 2016 (Public Hearing 6:30 p.m. and Regular Meeting to follow at 7:30 p.m.).

B. Faucett made a motion to schedule the Public Hearing to set the tax rate for September 19, 2016 at 6:30 p.m. and the regular meeting to follow at 7:30 p.m. B. Holmes seconded the motion. The motion passed unanimously with K. Weinman had been excused at 9:00 p.m. and was not present for this motion.

**12 Motion to convene into executive session** pursuant to Chapter 551.071, Consultation with Attorney, Texas Government Code to receive legal advice on LGD Properties v. SLUD lawsuit (state and federal).

B. Faucett made a motion to convene into executive session at 9:27 p.m. pursuant to Chapter 551.071, Consultation with Attorney, Texas Government Code to receive legal advice on LGD Properties v. SLUD lawsuit (state and federal).

B. Holmes seconded the motion. The motion passed unanimously.

**13 Reconvene into regular session** of the Board of Directors meeting.

B. Faucett made a motion to reconvene into regular session of the Board of Directors meeting at 10:04 p.m. from executive session. B. Holmes seconded the motion. The motion passed unanimously.

14 Adjournment.

B. Faucett made a motion to adjourn the Monday, June 20, 2016 board meeting at 10:05 p.m.  
T. Siewert seconded the motion. The motion passed unanimously.



Nick Calautti



Date