

TALTY SPECIAL UTILITY DISTRICT
12475 WINDY LANE
FORNEY, TEXAS 75126
(972) 552-4422

SPECIAL MEETING OF THE BOARD OF DIRECTORS

DATE: January 23, 2024

TIME: 6:00 p.m.

PLACE: District offices at 12475 Windy Lane, Forney, Kaufman County, Texas

MINUTES

1. **Call to Order.** President, Scot Boisvert called the meeting to order at 6:00 p.m. Board members present: Jerry Rhodes, Tim Stewart, and Matt Goodwin. A quorum was present. Craig Chandler was also present.

Staff present: Corey Trail, General Manager; Madonna Poppa, Office Manager; Tyler Henderickson, Engineer; and Kristen Fancher, Attorney was present via Zoom.
2. **Public Comments:** n/a
3. **Consider and act upon the Minutes of previous meeting(s).** After review, Matt Goodwin made a motion, seconded by Jerry Rhodes, to approve the November 21, 2023, meeting minutes as written. A vote was taken, the motion passed 3-0 with 1 abstained.
4. **Consider and act to accept the November 2023 and December 2023 financials.** After review, Scot Boisvert made a motion, seconded by Tim Stewart, to accept the November 2023 and December 2023 financials as presented. A vote was taken motion passed 4-0.
5. **Engineer Report.**
 - (a) Pump Station #3 – Designing 18” line from Pump Station #3 to las Lomas.
 - (b) Working with TXDOT and Forney on updating the lines on FM-1641 for widening the roadway. Need to update the 10” and 12” to 18” line from Gateway to Helms Trail.
 - (c) Whiteman Land Group is currently contacting customers for easements for FM-1641 update.
 - (d) Working with City of Crandall on pass-through contract.
6. **Attorney Report.**
 - (a) The Crandall Contract Amendment is ready for approval.
 - (b) Contract for TXDOT to purchase 0.2825 acres of District property is ready for approval.
 - (c) Resolution for calling May 4, 2024, General election of Directors is ready for approval.
7. **Discuss and consider Resolution NO. 2024-001 removing Bill Hart as Board Member and appointing a replacement.** After discussion Jerry Rhodes made a motion, seconded by Tim Stewart, to accept Craig Chandler as a new Board Member replacing Bill Hart. A vote was taken motion passed 4-0.

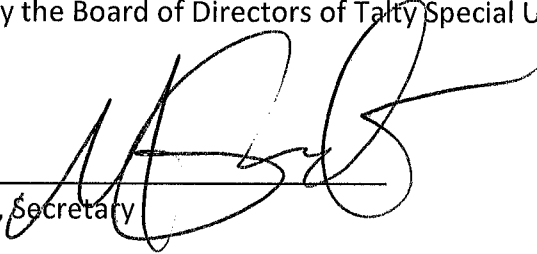
8. **Consider and act on the Second Amendment to Wholesale Water Supply Contract with City of Crandall.** After review Tim Stewart made a motion, seconded by Jerry Rhodes to accept the Second Amendment to Wholesale Water Supply Contract with the City of Crandall. A vote was taken motion passed 5-0.
9. **Discuss, consider, and adopt Resolution Calling May 4, 2024, General Election of Directors - Order of Election. (Discutir, considerar y adoptar la Resolución que convoca a las elecciones generales del 4 de mayo de 2024 de Directores - Orden de Elección.)** After review Scot Boisvert made a motion to Amend the Adopted Date of the Resolution to January 23, 2024, seconded by Matt Goodwin to Adopt the Resolution Calling May 4, 2024, General election with the amended date. A vote was taken motion passed 5-0.
10. **Consider and act on offer and conveyance of 0.2825 acres of District property located at 12475 Windy Lane, Forney, Texas to the Texas Department of Transportation.** After review, Tim Stewart made a motion, seconded by Matt Goodwin to accept the offer for 0.2825 acres of District property located at 12475 Windy Lane, Forney, Texas. The Board also Approved for Scot Boisvert to sign the closing documents to TXDOT on behalf of the District, Talty Special Utility District. A vote was taken, and the motion passed 5-0.
11. **Discuss and consider Pay Request Number Three (3) in the amount of \$342,648.00 to Preload, LLC for work completed on the Pump Station #3 Tank.** After consideration Jerry Rhodes made a motion, seconded by Scot Boisvert, to approve Pay Request Number Three (3) in the amount of \$342,648.00, to Preload, LLC for work completed. A vote was taken, and the motion passed 5-0.
12. **Discuss and consider Pay Request Number Four (4) in the amount of \$71,640.00 to Preload, LLC for work completed on Pump Station #3 tank.** After review Scot Boisvert made a motion, seconded by Tim Stewart to approve Pay Request Number Four (4) in the amount of \$71,640.00 to Preload, LLC for work done on the Pump Station #3 tank. A vote was taken motion passed 5-0.
13. **Discuss and consider approval of Tank change Order #1 – Preload Construction.** After review Matt Goodwin made a motion, seconded by Scot Boisvert to approve Tank change Order #1 – Preload Construction. A vote was taken motion passed 5-0.
14. **Discuss and consider approval of Pump change Order #1 – Felix Construction.** After review Scot Boisvert made a motion, seconded by Tim Stewart to approve Pump change Order #1 - Felix Construction. A vote was taken motion passed 5-0.
15. **Discuss and consider approval for TXDOT Fence relocation.** After review Scot Boisvert made a motion, seconded by Jerry Rhodes to approve the bid from A+ Fence to relocate fence at the District's office on Windy Lane. A vote was taken motion passed 5-0.
16. **Discuss and consider approval for Concrete parking for shop.** After review Scot Boisvert made a motion, seconded by Tim Stewart, to approve the bid from Raymonds Concrete for concrete parking for the shop. A vote was taken motion passed 5-0.
17. **Monthly Operations Reports from General Manager, Field Supervisor and Office Manager.**
 - (a) Two employees left at the end of December. We have hired two new employees as replacements, Brandon Miles, and Anthony Rogers.

- (b) Matt Walters has received his "A" Water License.
- (c) Due to the freezing issues at Pump Station #1 we need to enclose the pumps.
- (d) November, we had 295 work orders and set 20 new meters.
- (e) December, we had 153 work orders and set 8 new meters.
- (f) November water loss was at 9.79%
- (g) Water loss for 2023 was at 7%
- (h) Waiting on parts from Master Meter for external antennas
- (i) In February we will have to start TWDB, Tier II, State Reporting, Water Use Survey, Loss Audit
- (j) February we will start UCMR5 Sampling

18. **Adjourned:** Scot Boisvert adjourned the meeting at 7:05 p.m.

Approved by the Board of Directors of Talty Special Utility District on this 20th day of February 2024.

Matt Goodwin, Secretary

A large, stylized handwritten signature in black ink, appearing to be 'MAG', is written over a horizontal line. The signature is fluid and cursive.