

MINUTES OF THE MEETING OF  
THE BOARD OF DIRECTORS OF THE  
FRANKLIN COUNTY WATER DISTRICT  
HELD: March 22, 1973

THE STATE OF TEXAS

FRANKLIN COUNTY WATER DISTRICT:

COUNTY OF FRANKLIN

ON this the 22nd day of March, 1973, the Board of Directors of the Franklin County Water District convened in regular session at their office located at 114 North Houston Street on the east side of the square in Mount Vernon, Texas. The regular session which was to be scheduled for March 19th was postponed until this date due to the inability of having a quorum present: The following members and officers were present:

LANDON RAMSAY	PRESIDENT
BERNIECE E. MEEK	SECRETARY
K. P. LESTER	DIRECTOR
BILLY M. JORDAN	DIRECTOR
ENNIS D. CHRISTENBERRY	DIRECTOR

and with the following absent: A. J. LAWS, VICE PRESIDENT.

Also present were the following: Horris Morris, Lake Superintendent, Woodrow Edwards, Attorney; L. J. Flanagan, Real Estate Broker; Glen Fowler, Developer of Holiday Retreat; and L. J. Wilcox, Surveyor.

The President of the Board called the meeting to order, declared a quorum present, and that the meeting was duly convened and ready to transact business.

NOTICE of this meeting was given, stating the time, place and purpose, all as required by Vernon's Ann. Civ. Statutes, Article 6252-17.

The Directors were in Executive Session from 1:30 to 2:20 P.M., after which time the following transpired:

MOTION was made by K. P. LESTER, and duly seconded by BILLY M. JORDAN, to execute a Contract to Purchase Lease from the District to George Stoeckelmann of Duncanville, Texas, for 35 acres of land, more or less, for the sum of \$1,300 per acre Bonus stipulating \$60.00 per acre annual rental; and the President and Secretary are authorized to execute said Contract to Purchase Lease on behalf of the District, subject to W. B. Swanner and H. W. Swanner leasing the adjoining land of approximately 27 acres. The President put the question and, after fully discussed by all members present, all voted "AYE". NONE voted "NO". A copy of the Contract to Purchase Lease will be attached to these Minutes and made a part thereof.

MOTION was made by K.P. LESTER, and duly SECONDED by ENNIS D. CHRISTENBERRY, to permit and approve the erection of a cyclone or similar fence by the Cypress Creek Country Club for the purpose of keeping public off of their private property, said permit and approval to be subject to the need of ingress and egress by the Franklin

County Water District to District lands. The President put the question and, after full discussion had thereon, all members present voted "AYE". NONE voted "NO".

Mr. Morris stated that Reynaldo Salas, Boat Ramp Engineer from Austin Texas, would have the boat ramp and Parking facilities plans in our office by April 2<sup>nd</sup>, and then Mr. Morris would present the plans and specifications to the Council of Governments in their April 5<sup>th</sup> meeting for approval.

Discussion was had regarding the following: Three day camping limits; selling car stickers to campers; fees to boat ramps; setting building permit fees on square footage basis instead of cost of construction; setting a fee of \$2.50 per month for the installation of a pump on the lake and being payable 12 months in advance and being for ordinary house use; setting the skiing area from the dam to east of SWEPCO highline poles in the main part of the lake; trotline and fishing areas in Panther Creek and coves and west of the SWEPCO highline poles. No action was taken at this time.

Glen Fowler and L. A. Wilcox met with the Board to present Mr. Fowler's Holiday Retreat Plat Plan for approval, whereupon the following action was taken:

MOTION was made by ENNIS D. CHRISTENBERRY, and duly SECONDED by BILLY M. JORDAN, to approve Glen Fowler's Plat Plan for his Holiday Retreat Development, subject to an agreed upon revision. The President put the question and, after full discussion had thereon, all members present voted "AYE". NONE voted "NO".

MOTION was made by BILLY M. JORDAN, and duly SECONDED by ENNIS D. CHRISTENBERRY, to approve the Corrected Lease Agreement from the District to Ruth Barnett to show correct acreage after making adjustment for the Southwestern Electric Power Company right-of-way which crosses her leaseback land; and that the President and Secretary are hereby authorized to execute same of behalf of the District. The President put the question and, after full discussion had thereon, all members present voted "AYE". NONE voted "NO".

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Mr. Edwards reported that he had discussed with George Preston, State Representative from our District, the filing time in the Water District election.

MOTION was made by BILLY M. JORDAN, and duly SECONDED by ENNIS D. CHRISTENBERRY, to lease to W. B. SWANNER and H. W. SWANNER 26.419 acres, being the remaining portion of the land acquired by the District from the Swanners that has not been leased back to the Swanners, for the sum of \$1,400 per acre Bonus, and \$60.00 per acre annual rental, with payments to be reminder payable in two equal installments, the first installment to become due on or before March 26, 1976. The unpaid portion of the said bonus payments shall draw interest at the rate of six percent. (6%) per annum. The said annual rental payment shall become due and payable in advance for the first time on the effective date of said lease; and further, that the President and Secretary are authorized to execute said Lease Agreement on behalf of the District. The President put the question, and after full consideration had thereon, all members present voted

“AYE”. NONE voted “NO”. A copy of the Lease Agreement is attached to these Minutes and made a part thereof.

The Board requested that a letter be written to Bill Cullen of Stephens Development Corporation stating that it is the policy of the District that a charge for a private marina on Lake Cypress Springs will be 5% of the gross income.

MOTION was made by K. P. LESTER, and duly seconded by BILLY M. JORDAN, to approve a Release of Vendor’s Lien on property which is described as WF31 on plat of Swannerland, Inc., Phase 1, of record in Vol. D, Page 137, Surveyor’s Records of Franklin County, Texas; and that the President and Secretary are authorized to execute said instrument on behalf of the District. The President put the question and, after full discussion had thereon, all members present voted “AYE”. NONE voted “NO”.

MOTION was made to approve and make payment of all the bills due, of any withholding, social security taxes and salaries that might become due before the next Board Meeting. The President called for the question and, after discussion had thereon, all members present voted “AYE. NONE voted “NO”. The bills are as follows:

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MAINTENANCE & OPERATING FUND

1053 Gulf Oil Corp.- Gasoline	20.92
1054 Elliott Office Equipment, Inc. - Office Supplies	18.00
1055 Skelly Oil Company - Gasoline	8.57
1056 John Cowan & Associates, Inc. - Surveying	1,093.96
1057 Robertson Concrete Products - Tile for Park	122.45
1058 Max Wayne Morris - Salary	60.63
1059 Greagory Keigh Justiss – Salary	52.72
1060 Terininix Service - Monthly Service	6.00
1061 Void	
1062 Mt. Vernon Insurance Agency - Boat Insurance	130.00
1063 L. E. Bryant, County Clerk - Recording Fee	3.50
1064 General Telephone Co. - Monthly Service	66.28
1065 American Petrofina - Gasoline	4.23
1066 Texaco, Inc. - Gasoline	9.98
1067 Southwestern Electric Power Co-- Monthly Service	59.93
1068 Landon Ramsay - Director's Pay, Jan. Feb., Mar.	150.00
1069 A. J. Laws - “ “	150.00
1070 K. P. Lester “ “	150.00
1071 Billy M. Jordan “ “	150.00
1072 Ennis D. Christenberry “	125.00
1073 Landon Ramsay - Travel Expense	19.20
1074 A. J. Laws - Travel Expense	18.00
1075 K. P. Lester - Travel Expense	25.20
1076 Billy M. Jordan – Travel Expense	5.20
1077 Ennis D. Christenberry – Travel Expense	12.00
1078 S & S Construction - Dozer Work	360.00
1079 L. E. Bryant, County Clerk – Filing Fees	12.00
1080 Winkle Grocery – Rescue Expense	16.65
1081 Mount Vernon FHA. – Construction of Park Tables	40.00

1082 Glen Fowler – Erecting & Moving Boathouse	602.00
1083 Horris A. Morris – Salary	53.13
1084 Berniece E. Meek – Salary	398.95
1085 Shirley Lykins – Salary	<u>377.38</u>
TOTAL DISBURSEMENTS	4,322.40
E E A FUND	
88 Horris A. Morris	486.18

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There being no further business, the meeting was adjourned.

MINUTES APPROVED this 21<sup>st</sup> day of May, 1973.

Landon Ramsay, President  
 K. P. Lester, Director  
 Billy M. Jordan, Director  
 Ennis D. Christenberry, Director