

MINUTES OF THE MEETING OF
THE BOARD OF DIRECTORS OF THE
FRANKLIN COUNTY WATER DISTRICT
HELD: October 7, 1974

THE STATE OF TEXAS

FRANKLIN COUNTY WATER DISTRICT:

COUNTY OF FRANKLIN

ON THIS the 7th day of October 1974, 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, with the following present:

LANDON RAMSAY	PRESIDENT
K. P. LESTER	VICE PRESIDENT
BILLY M. JORDAN	DIRECTOR
ENNIS D. CHRISTENBERRY	DIRECTOR
JEARL COOPER	DIRECTOR

and with the following absent: NONE.

Also present were: Bob Hyder with Chester R. Reed, Inc.; L. J. Flanagan, Real Estate Broker; Horris Morris, Lake Superintendent; Woodrow Edwards, Attorney; Shirley Lykins, Office Manager; and Jean Slaughter, Secretary.

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.

Bob Hyder discussed a wide variety of matters concerning the proposed plan of Chester R. Reed, Inc., whereupon the following action was taken:

MOTION was made by ENNIS CHRISTENBERRY, and duly SECONDED by JEARL COOPER, to approve the Chester R. Reed, Inc. Lease Agreement. The President put the question and, after full discussion and deliberation had thereon, all present voted "AYE" NONE voted "NO". A copy of said Lease Agreement, when executed, shall be attached hereto these Minutes and made a part thereof.

MOTION was made by BILLY JORDAN, and duly SECONDED by ENNIS CHRISTENBERRY, to approve the preliminary plan of Chester R. Reed, Inc. The President put the question and, after full discussion had thereon, all present voted "AYE". NONE voted "NO".

MOTION was made by K. P. LESTER, and duly SECONDED by BILLY JORDAN, to approve a Partial Release of Vendor's Lien to John P. Travis III on Lot #13. The President put the question and, after full discussion had thereon, all present voted "AYE". NONE voted "NO". A copy of said Partial Release of Vendor's Lien shall be attached hereto these Minutes and made a part thereof.

MOTION was made by K. P. LESTER, and duly SECONDED by ENNIS CHRISTENBERRY, that in view of the fact that the Rental on the 2.776 acres of leaseback land held by Jim Long had not been paid to date; that formal notice of said non-payment had been given to Mr. Long by Certified mail, return receipt requested; that he had received said notice of cancellation and stated that same should be cancelled in view that he no longer desired to lease said land; it is therefore moved that said leaseback contract be cancelled and that it be of no further force and effect. The President put the question and, after full discussion and deliberation had thereon, all present voted "AYE". NONE voted "NO". A copy of said MOTION shall be certified by the Secretary, acknowledged by the President of the Board and filed by record in the County Clerk's office.

Jimmy White, Attorney for Swannerland, Inc. appeared before the Board to discuss various legal aspects of his client. Of primary concern was the possibility of an agreement between Swannerland, Inc. and Franklin County Water District voiding the lease on 26.419 acres of land and the relieving of Swannerland, Inc. of indebtedness in regards to said lease. Tentative settlement between Swannerland, Inc. and Franklin County Water District was worked out as follows:

"That District will not foreclose or attempt to foreclose its Vendor's Lien because of non-payment of bonus and rentals on 26.419 acres of land which is subject of previous lease between the parties; that no other leased land of Swannerland, Inc. is affected; that remainder of bonus and rentals due shall be forgiven by District; that Swanner family will execute easement 50 feet wide from FM 3007 directly to lease property in exchange for consideration advanced by District; that this agreement shall last until October 21, 1974, when final agreement is to be reached. At such time, if agreement can not be reached, then the District can proceed with all legal avenues left open."

L. J. Flanagan discussed various aspects of the 26.419 acre tract of the Swannerland area previously mentioned. A price of \$1500.00 per acre was agreed upon as an asking price.

Discussion was had concerning the North Franklin Water Supply Corporation waterline, whereupon the following action was taken:

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MOTION was made by ENNIS CHRISTENBERRY, and duly SECONDED by JEARL COOPER, that an inline pump be purchased as part of the North Franklin Water Supply Corporation waterline system. The President put the question and, after full discussion and deliberation was had thereon, all present voted "AYE". NONE voted "NO".

MOTION was made by BILLY JORDAN, and duly SECONDED by ENNIS CHRISTENBERRY, to approve and make payment of the bills and any salaries, withholding and social security taxes that might come due before the next Board Meeting. The President put the question and, after full discussion and deliberation had thereon, all present voted "AYE". NONE voted "NO".

Social Security Fund:

535 State Department of Public Welfare - Administrative Fee	2.75
536 State Department of Public Welfare - Social Security Taxes for 3 rd Quarter	<u>1,291.46</u>
Totals	\$1,294.21

Maintenance & Operating Fund:

2161 Elaine Adams, County Clerk - Bond: J. Slaughter & Posting Notice	6.50
2162 Big State Office Equipment Co.- Copy Paper	120.00
2163 Dennis & Jones Welding - Trailer Supplies	145.72
2164 Snug Harbor Estates - Monthly Service	28.80
2165 Wood County Elec. Co-Op. Inc. Mnthly Srvc: Flw Mtr	4.00
2166 Wood County Elc. Co-Op, Inc. Monthly Service	23.27
2167 City of Mt. Vernon - Monthly Service	56.75
2168 Cypress Lumber Co. - Lumber for Bridge	175.84
2169 Woodrow Edwards - Legal Fees	425.00
2170 Northeast Texas Oxygen Co. - Shop Supplies	67.60
2171 Jeanette O'Neal - Insurance	136.83
2172 Peoples Telephone Co-Op, Inc. - Monthly Service	8.13
2173 Tom Scott Lumber Yard - Lake & Trailer Supplies & Shop Supplies	97.00
2174 Stinson Brothers - Air Filter	4.87
2175 Skelly Oil Company – gasoline	8.33
2176 Swepeco - Monthly Service, shop, Boat Hse, Walleye Pk	19.27
2177 Home Town Food - Park Supplies	40.71
2178 Ray Maples - 20 Ballast & Labor	328.40

2179 Void	
2180 Miller Blue Print Co. – Xerox copies	2.60
2181 Teague Chevrolet Co. – 73 Chev Maintenance	7.85
2182 Void	
2184 Exxon Co. – Gasoline	25.46
2185 Thrasher Ranch & Construction Co. – 77.33 tons Rock	463.98
2186 First National Bank – Deposit of Taxes	312.90

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2187 L. J. Flanagan - Chester Reed 1/3 of 5 ½% Broker Fee	2,001.52
2188 Melvin Munn - Salary	133.52
2189 H. C. Rhoades - Salary	161.50
2190 General Telephone - Monthly Service	64.19
2191 M. L. Edwards & Co. - Lake, Shop & Office Supplies	38.62
2192 Void	
2193 Void	
2194 L. J. Flanagan - Broker Fees	8,208.52
2195 K. P. Lester - Expenses incurred: NFWSC Waterline	1,307.20
2196 M & W Recreation Facility - Monthly Dues	15.00
2197 Terminix Service - Monthly Service	6.00
2198 Miscellaneous Fund - Transfer of Funds	123.93
2199 Gulf Oil Corporation - Gasoline	<u>14.43</u>
2200 Void	
Totals	\$14,584.24

Shirley Lykins discussed State & Federal holidays upcoming: October 14 and October 28, 1974; Auditor for 1974 books; and finally, stated Artell Ross had paid for her lot in full and requested a release, whereupon the following action was taken:

MOTION was made by K. P. Lester, and duly SECONDED by BILLY JORDAN, to grant approval of a release of Vendor's Lien to Artell Ross. The President put the question and, after full discussion and deliberation was had thereon, all present voted "AYE". NONE voted "NO".

Horris Morris discussed the following: (1) Telephone message from Martin Harris, in re: Postel case- Texas Water Development Board are now out of the suite due to a Motion for Summary Judgement; (2) Buoy and marker program approved by Texas Parks and Wildlife Department should be beneficial to our Lake; (3) Approval by said state department of additions to Overlook Park Boat Ramp; (4) Past plumbing problems in said park; (5) Proposal of rest room facilities for Dogwood Park in which case dirt work would be needed for location of said facility, whereupon the Board authorized dirt to be moved for said area. Mr. Morris further reported on Fm 3007 highway progress and of instrument put in meeting device of Parshall Flume by Porter-Fischer representative.

There being no further business, the Meeting adjourned.

MINUTES APPROVED this the 21st day of October 1974.

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