

MINUTES OF THE MEETING OF  
THE BOARD OF DIRECTORS OF THE  
FRANKLIN COUNTY WATER DISTRICT  
HELD: NOVEMBER 18, 2014

THE STATE OF TEXAS  
COUNTY OF FRANKLIN

FRANKLIN COUNTY WATER DISTRICT

On this the 18th day of November 2014, the Board of Directors of the Franklin County Water District convened in REGULAR SESSION at the District office located at 112 North Houston Street on the East side of the square in Mount Vernon, Texas, with the following members present:

RODNEY NEWSOM	PRESIDENT
GARY CUNNINGHAM	VICE PRESIDENT
BILLY JORDAN	SECRETARY
DWAYNE BOLIN	DIRECTOR
TIM PHILHOWER	DIRECTOR

and with the following members absent: NONE.

Also present were J.R. Alphin, Jenny Dennis, Matt Dicanio, Jeff Howell, Don Jancosek, Adam Mapes, Leon Pless, Cristi Ryan, George Theilen, Jan Theilen, Everett Walter, David Weidman and Sheila Donica.

The President 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 Chapter 551 of the Government Code.

Dwayne Bolin gave the invocation.

MOTION was made by Tim Philhower, and SECONDED by Gary Cunningham, to approve the consent agenda as presented. Motion carried unanimously. The Consent Agenda was as follows:

- A. Approval and Ratification of Minutes from the October 21, 2014 Regular Meeting
- B. Ratification of Paid Bills
- C. Investment Report
- D. Rescind Termination of Leasehold for John Christian Brewton, 6.217 Acres, Waterways
- E. New Lease Agreement for Bryan Cochran, Lots 27 and 28, Block 37, Section 4, Kings Country
- F. Amended and Restated Lease Agreement for Kurt and Stephanie Hagen, Lots 45 and 56, Block 36, Section 4, Kings Country
- G. Approval of Destruction of Records in Accordance with Records Control Schedule

Copies of the Bills, Investment Report, New Lease Agreement, Amended and Restated Lease Agreement, and Destruction of Records List are attached.

Adam Mapes and Matt Dicanio addressed the Board on behalf of John Carlyle to appeal the General Manager's denial of a request for a variance to Article 14.16 (f.g) of the Rules and Regulations regarding the length of Mr. Carlyle's boathouse. MOTION was made by Gary Cunningham, and SECONDED by Billy Jordan, to deny the appeal and uphold the General Manager's decision. Motion carried unanimously. A copy of the appeal correspondence is attached.

Cristi Ryan addressed the Board with a request to lease approximately 1350 square feet of property in front of their Lot L166, Section 2 in Kings Country. MOTION was made by Tim Philhower, and SECONDED by Dwayne Bolin to accept a bonus payment of \$5.00 per square foot. Motion carried unanimously. A copy of the request is attached.

George and Jan Theilen addressed the Board with a request to lease approximately 827 square feet of property in front of their Lots 48 and 49, Block 13, Section 3 in Tall Tree. MOTION was made by Tim Philhower, and SECONDED by

Dwayne Bolin to accept a bonus payment of \$4.00 per square foot. Motion carried unanimously. A copy of the request is attached.

MOTION was made by Dwayne Bolin, and SECONDED by Tim Philhower, to approve the 2015 Budget as presented. Motion carried unanimously. A copy of the Budget is attached.

MOTION was made by Gary Cunningham, and SECONDED by Dwayne Bolin, to amend the 2014 Budget as presented. Motion carried unanimously. A copy of the amended Budget is attached.

The Board discussed the amending Article 10.3 and creating Article 12.8 of the Rules and Regulations regarding the regulation of personal neon / lighted signage on District property. No action was taken and the item was tabled until the January meeting.

MOTION was made by Gary Cunningham, and SECONDED by Billy Jordan, to reclassify the Operations and Administration Managers positions from hourly to salaried and approve the amended Job Descriptions. Motion carried unanimously. Copies of the amended Job Descriptions are attached.

The Board discussed the process of how the District re-leases unleased platted District lots. MOTION was made by Tim Philhower, and SECONDED by Gary Cunningham, to adopt a policy regarding the leasing of unleased platted District lots. Motion carried unanimously. A copy of the policy is attached.

Jeff Howell, Winnsboro City Administrator, spoke with the Board regarding the City of Winnsboro's water purchase contract. MOTION was made by Gary Cunningham, and SECONDED by Billy Jordan, to authorize the General Manager to negotiate with the City of Winnsboro regarding their water purchase contract. Motion carried unanimously.

MOTION was made by Billy Jordan, and SECONDED by Dwayne Bolin, to authorize the General Manager to execute a mutual termination of leasehold on a partial roadway easement in El Dorado subdivision. Motion carried unanimously. A copy of the mutual termination is attached.

MOTION was made by Tim Philhower, and SECONDED by Dwayne Bolin, to cancel the December Board meeting. Motion carried unanimously.

The General Manager reported on the Morning Glory Spillway renovation and the status of the new RV pad construction in Walleye Park.

There being no further business, the meeting was adjourned.

Minutes approved this the 20th day of January 2015.

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Rodney Newsom, President

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Gary Cunningham, Vice President

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Billy Jordan, Secretary

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Dwayne Bolin, Director

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Tim Philhower, Director