

MINUTES OF THE MEETING OF
THE BOARD OF DIRECTORS OF THE
FRANKLIN COUNTY WATER DISTRICT
HELD: JANUARY 20, 2015

THE STATE OF TEXAS

FRANKLIN COUNTY WATER DISTRICT

COUNTY OF FRANKLIN

On this the 20th day of January 2015, 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, Ken Gomez, Lorinda Gomez, Don Jancosek, David Weidman and Trish Kuhl.

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.

Gary Cunningham gave the invocation.

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

- A. Approval and Ratification of Minutes from the November 18, 2014 Regular Meeting.
- B. Ratification of Paid Bills.
- C. Investment Report.
- D. New Lease Agreement for:
 - 1. Michael & Carolyn White, Lot 54R-A, Block 36, Section 4, Kings Country;
 - 2. James Kober, Lots 16 and 16A, Phase 1, Eagle Point;
 - 3. Merritt & Janice Tucker, Lot 3, Unit 2, Pelican Bay;
 - 4. Von & Roseanne Best, Lot 13A, Phase 1, Hickory Hills; and
 - 5. W. Douglas & Mary Findley, Lot 1, Block 61, Section 4, Kings Country.
- E. Replat Amendment for:
 - 1. David & Janis Philips, Lot L41R-2, Section 2, Kings Country;
 - 2. Federal National Mortgage Association, Lot 11B-R-2, Lost Creek; and
 - 3. Lost Creek Association, Common Area-R, Lost Creek.
- F. Amended and Restated Lease Agreement for Christopher Jon & Kimberly Lindley Bourdon, Lots 28 and 29, Unit 1 and Lot 46, Unit 2, El Dorado Beach;
- G. Termination of Leasehold for:
 - 1. Tuyet Bune, Lot 7, Block 18, Section 3, Tall Tree;
 - 2. F.A. Lummus, Lot 112, Block 13, Section 3, Tall Tree;
 - 3. Terry & Nancy Jones, Lot 45, Block 22, Section 3, Tall Tree;
 - 4. Tina Lewis, Lot 153, Block 13, Section 3, Tall Tree;
 - 5. Richard & Carolyn McGown, Lot 2, Block 20, Section 3, Tall Tree;
 - 6. Heinz & Martha Schwemmer, Lot 8, Block 4, Section 2, Tall Tree;
 - 7. Miranda Shay Worden, Lot 117B, Phase 1, Snug Harbor; and
 - 8. Ernest Yarborough, Lot 2, Block 17, Section 3 and Lot 43, Block 1, Section 1, Tall Tree.

Copies of the Bills, Investment Report, New Lease Agreements, Replat Amendments, Amended and Restated Lease Agreement, and Terminations are attached.

Ken Gomez addressed the Board with a request to lease approximately 3831 square feet of property in front of their Lots 19R & 20R in South Park. After discussing methods on how to determine what bonus payment to charge, MOTION was made by Billy Jordan, and SECONDED by Tim Philhower, to waive a bonus payment on 403 square feet of non-waterfront and accept a bonus payment of \$9,640.89 for 3428 square feet. Motion carried unanimously. A copy of the request is attached.

MOTION was made by Dwayne Bolin, and SECONDED by Gary Cunningham, to authorize the General Manager to execute the Amended and Restated Water Supply Contract with the City of Winnsboro. Motion carried unanimously. A copy of the amended contract is attached.

Don Jancosek and Jenny Dennis addressed the Board regarding the lighted / neon signs that are on Lake Cypress Springs. MOTION was made by Dwayne Bolin, and SECONDED by Tim Philhower, to accept the proposed revision to the District's Rules and Regulations as presented. Motion carried unanimously. A copy of the Rules and Regulations amendments are attached.

MOTION was made by Gary Cunningham, and SECONDED by Billy Jordan, to reschedule the February Board meeting from February 17th to February 10th. Motion carried unanimously.

The General Manager reported on the City of Mt. Pleasant water release, 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 10th day of February 2015.

Rodney Newsom, President

Gary Cunningham, Vice President

Billy Jordan, Secretary

Dwayne Bolin, Director

Tim Philhower, Director