

MINUTES OF THE MEETING OF
THE BOARD OF DIRECTORS OF THE
FRANKLIN COUNTY WATER DISTRICT
HELD: OCTOBER 20, 2020

THE STATE OF TEXAS
COUNTY OF FRANKLIN

FRANKLIN COUNTY WATER DISTRICT

On this the 20th day of October 2020, the Board of Directors of the Franklin County Water District convened in a REGULAR CALLED MEETING at the District office located at 112 North Houston Street on the East side of the square in Mount Vernon, Texas and by Teleconference with the following members present:

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|-----------------|----------------|
| GARY CUNNINGHAM | PRESIDENT |
| BILLY JORDAN | VICE PRESIDENT |
| RODNEY NEWSOM | SECRETARY |
| JENNY DENNIS | DIRECTOR |
| CARMEN SPARKS | DIRECTOR |

and with the following members absent: NONE.

Also present were J.R. Alphin, Steve Boorman, Jason Craven, Jesus Gallegos, Greg Monson, Mike Rambin, 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.

A moment of silence was recognized.

No one spoke during Public Comment.

Jason Craven, new owner of The Marina, introduced himself to the Board.

MOTION was made by Rodney Newsom, 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 September 15, 2020 regular meeting
- B. Approval of paid bills
- C. Mutual Termination of Leasehold for Steve Mitas, Lot 49, Block 5, Section 2 and Lot 10, Block 18, Section 3, Tall Tree Subdivision

Copies of the bills and Affidavit of Termination are attached.

Action item A was removed from the agenda.

MOTION was made by Carmen Sparks, and SECONDED by Rodney Newsom, to amend the District's Record Retention Schedule as presented. Motion carried unanimously. A copy of the Amended Schedule is attached.

MOTION was made by Billy Jordan, and SECONDED by Carmen Sparks, to accept the offer by Jesus Gallegos to lease Lot 24, Phase 1, Panther Creek Pass Subdivision as presented. Motion carried unanimously. A copy of the offer is attached.

MOTION was made by Billy Jordan, and SECONDED by Carmen Sparks, to delegate the authority concerning amending employee job descriptions to the General Manager. Motion carried unanimously.

MOTION was made by Carmen Sparks, and SECONDED by Rodney Newsom, to accept the Supplemental Engagement Letter for Lloyd Gosselink to amend the District's enabling legislation in the 2021 legislative session. Motion carried unanimously. A copy of the letter is attached.

The Board discussed the presentation of the 2020 proposed Budget Amendments and the 2021 proposed Budget. No action was taken.

The Board also discussed the staffing issues and potential salary changes in the Operations Department for maintenance and the lake patrol for the 2021 fiscal year. No action was taken.

The General Manager reported on the following items:

- A. New Lease Agreement for:
 - 1. Sarah and Chad Marsden, Lot 9, South Park Addition;
 - 2. James S. and Julie Roberts, Lot 4, Phase 3, Eagle Point Subdivision;
 - 3. Jason and Stephanie McLaughlin, Lot 24R, East Park Subdivision;
 - 4. Raul Villarreal Jr. and Cecile Elvire Villarreal, Lot 157, Block 13, Section 3, Tall Tree Subdivision;
 - 5. Dwight and Carolyn Bolin, Lot 3, Barker Creek Development;
 - 6. Lisa Helen Barouh, Lot L 506R-2, Section 2, Kings Country Subdivision;
 - 7. Garry Stevens and Jan Jerger-Stevens, Lot 11, Block 60, Section 4, Kings Country Subdivision;
 - and
 - 8. Philip and Janet Artt, Lot L 522-R, Section 2, Kings Country Subdivision
- B. Amended and Restated Lease Agreement for:
 - 1. John and Sandra Holcomb, Lots 16, 17, 32, 33, 44 and 45, Phase 1, Snug Harbor Estates;
 - 2. Robert J. Carroll (Replat), Lot 5%, Cypress Cove Addition;
 - 3. Ariagno Revocable Trust (Replat), Lot 3R, Cypress Cove Addition; and
 - 4. Robert Aaron and Ann Streff Anderson, Lots 300, 314 and 315, Phase 3, Snug Harbor Estates
- C. Replat Amendment for:
 - 1. William Keith Newton, Agent for WKN TR Cypress, LLC, Lot WF 1, Phase 2, Twin Cove Estates; and
 - 2. Lisa Ott Smith and Lakefront Development, LLC, Lots WF 8, WF 9 and WF 10, Phase 1, Swannerland Subdivision
- D. Texas Parks and Wildlife rules and buoys submission
- E. Assignment of Marina Operating Agreement

There being no further business, the meeting was adjourned.

Minutes approved this the 17th day of November 2020.

Gary Cunningham, President

Billy Jordan, Vice President

Rodney Newsom, Secretary

Jenny Dennis, Director

Carmen Sparks, Director