



Port O' Connor Improvement District

P.O. Box 375 * Port O' Connor, Texas 77982

Minutes

July 8, 2021 1:00 pm

Regular Board Meeting

The Board of Directors of the Port O'Connor Improvement District held a Regular Board Meeting on **Thursday, July 8, 2021 at 1:00 p.m.** at the District Office, 39 Denman Drive, Port O'Connor, Texas.

A. CALL TO ORDER

President Danny McGuire called the meeting to order at 1:00 p.m. and established that a quorum was present and welcomed everyone.

DIRECTORS PRESENT: Danny McGuire, David Randolph, John Childers, Mike Clifton and Nathan O'Neill

DIRECTORS ABSENT: None

ALSO PRESENT: Oscar Pena, Kim Stafford, Phillip Givens, Donald Goldman & John D Mercer

PRESENT BY ZOOM: Donna Grafe Tucker, Wendy Duncan, Matt Froehlich, Phil Mulian & Avik Bonnerjee

PRESENT BY PHONE: Andre Ayala

MEMBERS OF THE PUBLIC PRESENT: None

B. PUBLIC COMMENT WELCOME

C. ITEMS FOR CONSIDERATION AND TAKE APPROPRIATE ACTION IF NEEDED:

1. Updates from Touchstone on Community Outreach
Discussion, no action
2. Sales Tax Updates – B&A Municipal – Avik
Discussion, no action
3. AMI Meter Updates
Discussion, no action

4. Office building updates
Discussion, no action
5. LaSalle Consolidation & Merger status
Discussion, no action
6. Update on 2021 Water & Sewer Improvement Project
Discussion, no action
7. TWDB bond funding timeline
Discussion, no action
8. Approval for President to sign the LaSalle consolidation agreement once approved by the Districts
Legal Counsel
Table
9. Job posting for In House Engineer
Discussion, no action
10. Rules & regulations regarding outdoor showers & fishing tables
Motion: John Childers
Second: David Randolph
To approve the proposed rules & regulations regarding outdoor shower & fishing tables
Motion Approved: 5-0
11. Tax/Rate Study
Discussion, no action
12. Authorize bidding for smoke testing of sewer system.
Motion: John Childers
Second: David Randolph
To authorize bidding for smoke testing of sewer system.
Motion Approved: 5-0
13. New service agreement for customers with multiple properties & fees
Table
14. Task orders for contracts with John D Mercer & Associates dated June 21, 2021
Motion: John Childers
Second: David Randolph
To accept recommendation of the District Engineer to approve Task orders 1 – 3 for John D Mercer & Associates
Motion Approved: 5-0
15. District Manager Evaluation
Motion: John Childers
Second: David Randolph
To approve the proposed raise for the District Manager.
Motion Approved: 5-0

D. CONSENT AGENDA: *The following items are anticipated to require little or no individualized discussion due to their nature being clerical, ministerial, mundane or routine. In an effort to enhance the efficiency of POCID Board meetings, it is intended that these items will be acted upon by the POCID Board with a single motion because no public hearing or determination is necessary. However, a POCID Board Member or citizen may request separate deliberation for a specific item, in which event those items will be removed from the consent agenda prior to the POCID Board voting on the consent agenda as a collective, singular item. Prior to voting on the consent agenda, the POCID Board may add additional items that are listed elsewhere on the same agenda.*

1. APPROVAL OF MINUTES

- A. June 10, 2021, Regular Board Meeting
- B. June 21, 2021, Special Board Meeting
- C. July 1, 2021, Special Board Meeting

2. APPROVAL OF PAYABLES

- A. Port O'Connor Improvement District – Payables
- B. Defined Area – Payables

Motion: David Randolph

Second: John Childers

To approve all minutes & payables on the consent agenda.

Motion Approved: 5-0

E. Goldman, Hunt & Notz, Donald Goldman

- A. Financial Reports
- B. Prosperity Bank Investment Report
- C. CCAD Ad Valorem Tax Report
- D. Defined Area Financial Report
- E. Due from/Due to Report

F. Report from BGE, Matthew Froelich

- A. System Survey
- B. Geographic Information System (GIS)
- C. Utility Map Update
- D. Valve & Hydrant Placement Evaluation
- E. Water System Model
- F. Engineering Study Update

G. Report of General Manager, Phillip Givens via video conference

- A. Business Case Analysis (BCA)
- B. TWDB DWSRF Application
- C. Strategic Management Plan
- D. Operating Policy Review

- E. Proposal for both AMI Implementation (Smart Water System) & leak Detection Survey
- F. District Master Plan
- G. Invoice Review
- H. Tax Collection Reports

H. Report of District Manager, Oscar Pena

- A. District Status
- B. Work in Progress
- C. Water Production Report
- D. Administrative
- E. Purchases

I. **EXECUTIVE SESSION******

Went in to executive session at 3:32 p.m.

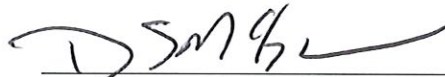
The Port O'Connor Improvement District may consider in Executive Session any of the identified items posted on the agenda pursuant to the following exceptions:

- Texas Government Code Ann. § 551.071: Consultation with Attorney
- Texas Government Code Ann. § 551.072: Real Property
- Texas Government Code Ann. § 551.074: Personnel Matters

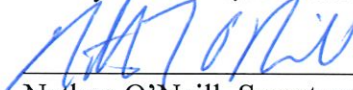
Came out of executive session at 4:02 p.m.

The meeting adjourned at 4:09 p.m.

Respectfully submitted,



Danny McGuire, President



Nathan O'Neill, Secretary

Signed this 12 day of August, 2021.

These minutes were approved on August 12, 2021.