

**MOFFAT WATER SUPPLY CORPORATION**  
**5460 LAKEAIRE BLVD., TEMPLE, TEXAS 76502**  
**TEL: 254.986.2457 FAX: 254.986.2530**  
**www.moffatwatersupply.com**

Moffat Water Supply Corporation (MWSC) held a Regular Board Meeting on **Monday, October 18, 2021**, located at Moffat Community Center, 13410 Kuykendall Mountain Road, Temple, Texas, 76502.

**Board Members Present:**

Lafonda Wilsey, President  
Margaret Young, Sec./Treas.  
Dewitt Mayfield, Director  
Jeff Haugh, Director

**Board Members Absent:**

Russell Coufal, Vice President

**Staff Members:**

Damon Boniface  
Rebecca Miller

**Guests:**

Gil Gregory  
Kyle Schulze  
Otto Wiederhold  
Kyle Stanislav  
JC Wall II  
JC Wall III  
Justin Fuller

**1. Call to order.**

President Wilsey called the meeting to order at 5:30 pm.

**2. Presiding Officer determine if a quorum is established.**

President Wilsey determined that a quorum was established.

**3. Invocation.**

Invocation led by General Manager Boniface.

**4. Pledge of Allegiance to the Flag.**

Pledge of Allegiance led by President Wilsey.

**5. Discussion and possible action to adopt the order of the day.**

Motion to approve by Director Haugh, seconded by Sec./Treas. Young.

**Motion carried 4-0.**

**6. Public Comments.**

No public comments.

**7. Discussion and possible action to approve the Minutes from August 16, 2021, Regular Meeting.**

Motion to approve by Director Mayfield. seconded by Director Haugh.

**Motion carried 4-0.**

**8. Discussion and possible action to approve the Financial Report for August and September 2021, and disbursements to date, subject to audit.**

Motion to approve by Director Haugh, seconded by Sec./Treas. Young.

**Motion carried 4-0.**

**9. Discussion and possible action to approve non-standard service agreement with Wall Development, LLC (Deer Grove) and Madhu Gumma, SVVigilant3 Ventures, LLC.**

General Manager Boniface explained that Wall has agreed to revising their plans and specs to comply with MWSC's requirements, to include installing an 8-inch line along HWY 36 to loop the system, and deletion of all dead-end lines. Provided Wall complies with the said, GM Boniface recommend that MWSC agree to abandon the 6-inch located in the middle of their (Wall) property.

General Manager Boniface explained a developer inquired about water availability for development on FM 2406, by SVVigilant3 Ventures. He explained it they would have to make significant improvements to the system for adequate delivery of water to their proposed subdivision and it looks hopeful they will move forward with a non-standard service agreement in the coming future.

General Manager Boniface recommended the Board authorize him and President Wilsey to work through the non-standard service process with both developers and notify the Board before signing any agreements.

Motion to authorize General Manager Boniface and President Wilsey to work through non-standard service agreement details with Wall Development and SVVigilant3 Ventures by Sec./Treas. Young, seconded by Director Haugh.

**Motion carried 4-0.**

**10. Discussion and possible action to approve proposal from Walker Partners, LLC in the amount of \$7,500.00 for professional services with assisting staff in developing a system Emergency Response Plan, due December 31, 2021, per United States EPA.**

General Manger Boniface said he signed the agreement with Walker Partners prior to the meeting, per discussion with Lafonda. Being the Board did not meet in September, Walker need to start work before the October meeting to complete this task on-time for delivery to U.S. EPA.

Boniface recommended to approve proposal and agreement that is included in packet. Motion to approve by Director Mayfield, seconded by Director Haugh.

**Motion carried 4-0.**

## **11. Discussion and possible action to approve draft Master Plan Update from Walker Partners, LLC.**

Walker Partners, LLC presented the draft master plan to Board for their review and comments. Annual review of Master Plan after January annual meeting each year. Request more GPM permitting from CWUCD. Motion to approve Master Plan Update from Walker Partners by Sec./Treas. Young, seconded by Director Mayfield.

**Motion carried 4-0.**

## **12. Discussion and possible action to approve rate change.**

General Manager Boniface stated he met a couple of times with the Finance Committee regarding the budget and presented a spreadsheet showing how MWSC finished the fiscal year in the black with \$9,494 of uncommitted funds, despite a wet summer and increase in cost of goods because of the arctic freeze. He stated Bluebonnet WSC is proposing 5% rate increase next year. GM Boniface presented two rate increase options as a recommendation from the Finance Committee. Option 1 would be to increase the monthly base rate by \$4.00/meter. Option 2 would be to increase monthly base rate by \$2.00/meter this fiscal year and increase again by \$2.00 next fiscal year. Boniface explained that this is based off of the current 1,623 active meters. Motion to approve rate change by increasing monthly base rate by \$4.00 by Sec./Treas. Young, seconded by Director Haugh.

## **13. Discussion and possible action on adopting 2022 election procedures.**

Motion to adopt 2022 election procedures by Director Haugh, seconded Director Mayfield.

**Motion carried 4-0.**

## **14. General Manager's Report**

General Manager Boniface informed board that we had our employee team lunch. He stated he has spent time truck shopping at Temple and Waco dealerships. Ford is saying 4-6 weeks delivery time for a new ¾ ton, 4-wheel drive p/u.

### **a. Engineer's Report**

Gil Gregory said Clearwater Permitting may be less strict than he thought. Service Request for Aycock Ranch (proposed SVVigilant3 Ventures, LLC subdivision on FM 2409) has been submitted. They will need to upgrade line to an 8". The new Elevated Water Storage Tank plans are at Texas Water Development Board and as soon as MRB gets them back, they will move forward with advertising and bidding. Gil stated he and Damon recommend full time inspection during construction of Wall Development (Deer Grove Estates).

## 15. Director's Comments.

Sec./Treas. Young appreciates staff's hard work. President Wilsey appreciates everyone's hard work and said we will be meeting again next month, so have an idea on what they want to provide staff for their Christmas bonus so make sure that's on the agenda for next meeting.

## 16. Adjourn.

Motion to adjourn made by Director Haugh, seconded by Director Mayfield.

**Motion carried 4-0.**

*Meeting adjourned at 7:28 pm.*

Subject to approval by the Board of Directors at the next regular Board Meeting on October 19, 2020.

Signed by: Presiding Officer *Rafonda Wilsey*

ATTEST: Secretary/Treasurer *Margaret Young*

NOTE: A USB memory stick or Compact disk of this meeting is available upon request.

<sup>1</sup> Agenda items may be considered, deliberated and/or acted upon in a different order than set forth above.

<sup>2</sup> The Moffat Water Supply Corporation is committed to compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations and equal opportunity for effective communications will be provided upon request. Please contact the office at 254-986-2457 at least 24 hours in advance if accommodation is needed.

<sup>3</sup> Citizens who desire to address the Board on any matter may sign up to do so prior to the beginning of this meeting. Public comments will be received during this portion of the meeting. Please limit comments to 3 minutes. No discussion or final action will be taken by the Board at this meeting.

<sup>4</sup> During the meeting, the Board reserves the right to go into executive session for any of the purposes authorized under V.T.C.A., Government Code, Chapter 551, for any item on the above agenda or as otherwise authorized by law.