

**WEST TRAVIS COUNTY PUBLIC UTILITY AGENCY
NOTICE OF MEETING**

TO: THE BOARD OF DIRECTORS OF THE WEST TRAVIS COUNTY PUBLIC UTILITY AGENCY AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that the Board of Directors of the West Travis County Public Utility Agency (“WTCPUA”) will hold its regular meeting at 10:00 a.m. on Thursday, October 18, 2018 at City of Bee Cave City Hall, 4000 Galleria Parkway, Bee Cave, Texas. The following matters will be considered and may be acted upon at the meeting.

The Consent Agenda allows the Board of Directors to approve all routine, non-controversial items with a single motion, without the need for discussion by the full Board. Any item may be removed from the Consent Agenda and considered individually upon request of a Board member.

Public comments will be accepted only during designated portions of the Board meeting. Citizens wishing to address the Board should complete the citizens’ communication form provided at the entrance to the meeting room so they may be recognized to speak. Speakers will be limited to three minutes to facilitate the opportunity to comment by all those so interested and to support the orderly flow of the meeting.

I. CALL TO ORDER

II. ESTABLISH QUORUM

III. PUBLIC COMMENT

IV. CONSENT AGENDA (R. Pugh)

- A. Approve minutes of September 20, 2018 regular Board Meeting and October 2, 2018 Special Board Meeting.**
- B. Approve payment of outstanding invoices and other related bookkeeping matters including:**
 - 1. Tenant Improvement Construction Allowance payment in the amount of \$84,010.20 per Lease Agreement with Hill Country Texas Galleria, LLC and WTCPUA.**
- C. Approve Contractor Pay Requests including:**
 - 1. Austin Underground, Inc. Final Pay Request, \$6811.50, Lakepointe Manhole Rehabilitation Project.**
 - 2. SJ Louis Construction of Texas., Ltd. Pay Request No. 3, \$142,239.42, 1340 Transmission Main Project.**

3. **CFG Industries, LLC, Pay Request No. 8, \$63,840, Water Tank and Pump Stations Improvements Project.**
4. **Landmark Structures I, LP, Pay Request No. 6, \$205,147.75, 1340 Elevated Storage Tank Project.**
5. **PrimeSpec Construction LLC, Pay Request No. 6, \$25,652.24 Lakepointe WWTP Rehabilitation Project.**

D. Approve Contractor Change Orders including:

1. **CFG Industries LLC, Change Order No. 4, 55 weather days, Water Tank Painting and Pump Station Rehabilitation Project.**

E. Approve audited 70% Developer Reimbursement in the amount of \$653,544.00 for CCNG Development Company, L.P., for Spanish Oaks-East Village.

F. Approve Non-Standard Service Agreements (NSSAs) (System) (Location Map) for:

1. **Mantra Medical, 11 LUEs, 290 System.**
2. **Key Ranch Section 3, 64 LUEs, 290 System.**

V. STAFF REPORTS

- A. **General Manager's Report (R. Pugh).**
- B. **Controller's Report (J. Smith).**
- C. **Engineer's Report (D. Lozano/J. Coker) including:**
 1. **Capital Improvements Plan Update.**
- D. **Operations Report (T. Cantu).**

VI. OLD BUSINESS

- A. **Discuss, consider and take action regarding pending and/or anticipated litigation, including:**
 1. *William R. Holms v. West Travis County Public Utility Agency; in Travis County Court of Law #2; C-1-CV-17-003601 (S. Albright).*
 2. *John Hatchett, Sandra Hatchett and JPH Capital, LLP v. West Travis County Public Utility Agency; in the 201st Judicial District Court, Travis County, Texas; Cause No. D-1-GN-18-001654 (S. Albright).*
 3. *Cause No. D-1-GN-16-0005368; Travis County Municipal Utility District No. 12 vs. Public Utility Commission of Texas in the 250th District Court of Travis County, Texas.*

(These items under VI.A may be taken into Executive Session under the consultation with attorney exception).

- B. Discuss, consider and take action on Non-Standard Service Agreement with LTISD Middle School No. 3, 20 Wastewater LUEs (S. Albright/R. Pugh).**
(This item under may be taken into Executive Session under the consultation with attorney exception).
- C. Discuss, consider and take action on employee annual reviews and compensation (R. Pugh).**
(This item may be taken into Executive Session under the personnel or consultation with attorney exception).
- D. Discuss, consider and take action on annual review and compensation of General Manager (R. Pugh).**
(This item may be taken into Executive Session under the personnel or consultation with attorney exception).

VII. NEW BUSINESS

- A. Discuss, consider and take action on Wholesale Water Agreement between WTCPUA and SJWTX, Inc., d/b/a Canyon Lake Water Service Company (R. Pugh/S. Albright)** *(This item may be taken into Executive Session under the consultation with attorney exception).*
- B. Discuss, consider and take action on Conveyance Agreements to convey facilities to the WTCPUA from the following (S. Albright):**
 - 1. Sweetwater Crossing Phase 1.**
 - 2. Blue Blazes Development.**
 - 3. Lennar Homes of Texas, Land and Construction, Ltd., for Spanish Oaks- East Village.**
 - 4. Falconhead Office Park.**
 - 5. Key Ranch Section 3.**
- C. Discuss, consider and take action on Tariff Revisions including (R. Pugh):**
 - 1. Irrigation meter size and LUE allocations.**
 - 2. Requests for modification of WTCPUA facilities not related to new service requests.**
- D. Discuss, consider and take action on Murfee Engineering Company engineering services proposals including (D. Lozano):**
 - 1. WTCPUA 1280 Tank Warranty Repairs, \$13,205.**
 - 2. WTCPUA Zebra Mussels Control System, \$75,820.**

- E. Discuss, consider and take action on Murfee Engineering Company additional fee requests including (D. Lozano):**
- 1. 1340 Water Line: Additional Services, \$50,000.**
 - 2. 1080 Transmission Main Easement Identification and Acquisition, Design, Approval and Construction Administration, \$77,050.**
 - 3. RWI Expansion and Upgrade Project, Design Services, \$6,610.**
- F. Discuss, consider and take action on authorizing General Manager to execute Conservation Credit Purchase Agreement closing between Hickory Pass, LP, and West Travis County Public Utility Agency including: (R. Pugh/D. Lozano).**
- 1. Purchase of 28 GCWA Conservation Credits at \$7500 per credit in the amount of \$210,000.**
- G. Discuss, consider and take action on Amendments to WTCPUA Personnel Policy Manual regarding discretionary bonuses (R. Pugh/S. Albright)**
(This item may be taken into Executive Session under the personnel or consultation with attorney exception).
- H. Discuss, consider and take action on Consent to Assignment to Falconhead Offices LLC from St. Croix Capital Advisors, LLC for Falconhead Office Park (J. Coker/S Albright).**
- I. Discuss, consider and take action on Wholesale Water Service Agreement between Lazy 9 MUD and WTCPUA (D. Walden).**
(This item may be taken into Executive Session under consultation with attorney exception).
- J. Discuss, consider and take action regarding water supply and capacity issues in Hays County, including wholesale water contracts and service (S. Roberts).**
(This item may be taken into Executive Session under the consultation with attorney exception).
- K. Discuss, consider and take action on draft Agreement for Emergency Water Service between the City of Austin, and WTCPUA (R. Pugh/D. Klein).**
(This item may be taken into Executive Session under consultation with attorney exception).

VIII. ADJOURNMENT

Dated: October 11, 2018



Robert Pugh
WTCPUA General Manager

The Board of Directors may go into Executive Session, if necessary, pursuant to the applicable section of Subchapter D, Chapter 551, Texas Government Code, of the Texas Open Meetings Act, on any of the above matters under the following sections: Texas Government Code Ann. 551.071 – Consultation with Attorney; Texas Government Code Ann. 551.072 – Real and Personal Property; Texas Government Code Ann. 551.074 – Personnel Matters. No final action, decision, or vote will be taken on any subject or matter in Executive Session.

The West Travis County Public Utility Agency is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call Robert Pugh, General Manager at (512) 263-0100 for information.