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**MINUTES**  
of the April 14, 2022  
Regular Board of Directors Meeting

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<b>Directors Present:</b>	Dixon McNair, President; Gary Kramer, Treasurer; Bobby Gilmore, Secretary; Chester Johnson, Director
<b>Directors Absent:</b>	Seth Gunn, Vice President
<b>Others Present:</b>	Bradley Loehr, Engineer; Lori Steffek, Office Manager; Cierra Craig, Inframark; Jonathon King, Inframark

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The meeting was called to order by Mr. Dixon McNair, President, at 4:01 p.m. on April 14, 2022, at the Fayette County WCID - Monument Hill District Office located at 100 Country Club Drive in La Grange, Texas.

Agenda Item #1 Public Comments - No public comments were received.

Agenda Item #2 Approval of Minutes from the March 10, 2022 Budget Adoption Public Hearing and Regular Board of Directors meeting: The Minutes from the March 10, 2022 budget adoption public hearing and regular Board of Directors meeting were presented for approval.

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to approve the Minutes of the March 10, 2022 budget adoption public hearing and regular Board of Directors meeting as presented. The motion passed unanimously with four Directors being present and voting.

Agenda Item #3 Treasurer's Reports and approval of bills: The March Operating Fund available beginning of the month balance was \$383,053.96. Property tax revenue for the month was \$4,416.91. Total cash receipts for the month were \$41,537.29. Total expenses for the month of March were \$31,622.71, leaving the District with a total combined end of the month operating fund bank balance of \$392,968.54.

Mr. Kramer reviewed Operating Fund disbursements for March 11 – April 14, 2022, pending approval, for a total of \$70,323.39. Unusual expenses for the month included payment to Accurate Meter & Supply for a portion of the materials needed in the Park Place sewer line relocation project on Spur 92 (\$4,451.86); and two payments to ChemEquip for multiple repairs to the chlorine system, including the replacing of two regulators for a total of (\$3,615); payment to Fayette County Record for the budget adoption public hearing notices (\$1,223.79); and payment to Electric Motor Service for the replacement of the motor in Water Plant #2's tank mixer (\$920.50).

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to approve the March 2022 Operating Fund Treasurer's Report, and to pay the Operating Fund disbursements as presented for a total of \$70,323.39. The motion passed unanimously with four Directors being present and voting.

Mr. Kramer reviewed the March 2022 Construction Fund Report with the Board. The beginning of the month combined balance was \$469,500.53. Total interest earned was \$76.95 which reflects interest earned at NBT and two months of interest at TexPool. Expenses for the month totaled \$13,866.25 which reflects two payments to BEFCO Engineering for engineering services for the months of January and February, totaling \$13,866.25. The Construction Fund end of the month combined balance was \$455,711.23.

Construction Fund disbursements pending approval, in the amount of \$5,803.75, for the period March 11 – April 14, 2022 includes payments to BEFCO (\$5,803.75) for time spent on the River Lift trunk sewer line replacement project in February and March.

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to approve the March 2022 Construction Fund Treasurer's Report and to pay the Construction Fund disbursements as presented, for the period March 11 – April 14, 2022, for a total of \$5,803.75. The motion passed unanimously with four Directors being present and voting.

Mr. Kramer reviewed the March Debt Service Fund Report. The beginning of the month balance was \$156,142.67. The District received \$5,991.95 in property tax revenue (including penalties and interest) and \$10.65 in interest income from RTSB MM account. The RTSB Money Market Debt Service Fund end of the month balance was \$35,166.41. The RTSB Certificate of Deposit end of the month balance was \$73,815.11. The combined end of the month balance for the money market account and the certificate of deposit was \$108,981.52. There were no Debt Service Fund disbursements, pending approval, for the period March 11 – April 14, 2022.

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to approve the March 2022 Debt Service Fund Report with no disbursements pending approval. The motion passed unanimously with four Directors being present and voting.

Agenda Item #4 President's Report: Mr. McNair informed the board that the MHPOA board of directors had requested that a representative from the water district attend their March 21, 2022 monthly meeting to discuss their request for Mrs. Steffek to attend their monthly meetings. Mr. McNair and Mr. Kramer attended the meeting. Mr. McNair explained to the MHPOA board that Ms. Steffek was happy to attend their meetings via telephone conference but would not be in attendance at the actual meeting. The MHPOA expressed their desire to have her present at their meetings. Before a resolution could be achieved, tornado warnings for Fayette County were issued and the meeting came to an immediate conclusion. No further discussion has been requested or engaged in.

Agenda Item #5 Operations Report: Mrs. Steffek reported the following during the Operations Report:

1. Water Plants #1 & #2:
  - a. An accidental chlorine gas release occurred on 4/4/2022 while ChemEquip personnel were onsite to make repairs to the chlorine site-glass. LGVFD was dispatched to turn off the chlorine cylinders. No one was injured.
  - b. This event triggered a lower than usual chlorine residual on 4/5-4/6/2022 resulting in some water being discharged from GST #2 and the tank partially refilled. In order to combat the lower than usual residual, the chlorine setting was increased.
  - c. The increased chlorine setting resulted in a higher than normal chlorine level from 4/8-4/11/2022. More water was discharged from GST#2 on 4/11/2022 and the tank partially refilled. One complaint was received, via Facebook, concerning the higher than usual chlorine residual.
  - d. The distribution system was not flushed since the chlorine residual on 4/12/2022 at Monument Hill Nursing Home indicated that it was not needed.
  - e. Water Plant #2 tank mixer kept tripping the breaker the week of 4/4/2022. Electric Motor Service was contacted and reported that the motor was going out (the same thing happened last summer to the tank mixer at WP1). They replaced the motor in the tank mixer, reinstalled it on 4/8/2022, and everything is working well.
2. Johnson Lift Station: Electric Motor Service was dispatched on 4/11/2022 due to a ragged-up pump.
3. Park Place Sewer Line Relocation: Materials have been ordered and received. Locates were submitted on 4/13/2022. Deen's Construction is aware that the TXDot permit expires on 4/30/2022 and will notify me when they plan to begin. Kreische Brewery & Monument Hill Historic Site were notified on 4/14/2022 that the work would commence and be completed before the end of the month.
4. MHPOA: Mr. Mike Wallace, MHPOA Treasurer, has indicated that the MHPOA will become insolvent within two years if deep cuts are not made to their monthly expenses. Streetlights costs the Association

roughly \$12,000 annually, and they may need to discontinue providing this service. Mr. Wallace stated this might be something the water district is interested in assuming. Mrs. Steffek expressed her concern that the district wasn't in a position to assume an additional \$12,000 in expenses considering the scope of projects on the horizon but promised it would be mentioned to the Board.

Ms. Cierra Craig, of Inframark, reported that for the month of March, there were normal operations for the water plants, distribution system, collection system, and lift stations. Inframark billed the District \$3,000 for its contract operations and \$342.58 for lift station and water line maintenance (bac-t sampling), for the month of March. Total water produced for the month was 1.665M gallons, with the average daily production rate being 54,000 gallons. Maximum water production for one day was 79,000 gallons and minimum production was 38,000 gallons. Ms. Craig reported that 1,426,452 gallons of wastewater was sent to the City of La Grange for treatment during the month of March. Maximum wastewater flow in one day was 51,163 gallons and minimum flow was 39,854 gallons, producing an average of 46,015 gallons of wastewater per day being sent to the City for treatment.

Agenda Item #6 Engineer's Report: Mr. Loehr reported the following:

1. Park Place Sewer Line Relocation Project: Mrs. Steffek updated the board previously on the status of the project.
2. 2022 River Lift Trunk Sewer Line Replacement Project: Mr. Loehr reported that the preconstruction meeting with Supak Construction occurred on April 6<sup>th</sup>. The construction foreman was unable to attend so Cindy Supak attended in his absence. They plan to begin moving equipment and materials to the site the week of April 18<sup>th</sup>. Mrs. Steffek asked about a realistic start date so she could give proper notice to the Tiemann's and Ponder's, as well as gain access to the Tiemann gate which is locked. Mr. Loehr will contact Supak's and get the date to Mrs. Steffek.

Agenda Item #7 Consider and take appropriate action on adopting amended FY 2021-2022 Operations / Maintenance & Capital Improvements Budget: Mrs. Steffek presented the proposed amended FY 2021-2022 Operations/Maintenance and Capital Improvements Budget for consideration. She reported combined revenues were decreasing from a budgeted total of \$487,945 to an actual \$487,305.58. The proposed budget amendments for normal operation disbursements were being changed from the budgeted total of \$392,945 to \$388,225; the water system non-bond related capital improvements budget was being amended from \$95,000 to \$191,200. Sewer system non-bond related capital improvements would remain unchanged at \$0. The Bond Capital Improvements budget was being amended from a combined total of \$485,000 to \$30,500. Mrs. Steffek recited all the budget amendments which included decreased water revenues, increased waste-water revenues, expenditures for normal operations, as well as funds spent on capital improvements.

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to adopt the proposed Amended FY 2021-2022 Operating/Capital Improvements Budget as presented. The original, signed AMENDED FY 2021-2022 Operating/Capital Improvements Budget is to be attached to the Minutes of this meeting as part of the District's permanent records. The motion passed unanimously with four Directors being present and voting.

Agenda Item #8 Consider and take appropriate action on approving mutual aid agreement between District and Fayette WSC for the period April 1, 2022 – March 31, 2024: Mrs. Steffek reported that Ms. Patterson has submitted a draft mutual aid agreement to the District, Mr. Loehr and Mr. Rebeck (FWSC) for review, comments and any changes. This item was tabled until the regular board meeting in May. No action was taken on this item.

Agenda Item #9 Consider and take appropriate action on purchasing generator to be shared by Fayette WSC as part of mutual aid agreement: Mrs. Steffek reviewed with the board the estimate prepared by Electric Motor Service for the purchase of a RP 50 towable Winco 47,500 watt generator with switchable voltage and 95 gallon diesel fuel tank at an estimated cost of \$57,125.74. Mrs. Steffek reported that because prices are changing so rapidly, a firm price on the generator wasn't attainable, and that a cost estimate was the best Electric Motor Service could provide. This generator would be used to power all three of the district's lift stations, as well as Fayette Water Supply Corporation's Panarama water plant which would provide water to the District during times of power failure. The purchase of this generator would be the District's contribution to the mutual aid agreement since the realistic

likelihood of FWSC needing to purchase water from the District during times of emergency are slim. The District has reasonable assurances that the expenditures, in part or in total, should satisfy the mandates put forth in Senate Bill 3 and the requirements of the District's Emergency Preparedness Plan.

Mrs. Steffek also presented costs estimates to make each of the District's lift station's generator compatible. The cost estimate to make the River Lift Station generator ready is approximately \$4,349.73; the Johnson Lift Station would cost approximately \$3,655.64 and the View Lift Station would cost approximately \$4,161.10. Series 2017 bond sale funds, in the amount of \$155,000, earmarked specifically for lift station generator(s) are available to be used.

Mr. Gary Kramer made a motion, seconded by Mr. Chester Johnson, to proceed with the purchase of a RP 50 towable Winco 47,500 watt generator with switchable voltage and 95 gallon diesel fuel tank at an estimated cost of \$57,125.74; to update all three of the district's lift stations to be generator ready; to use Series 2017 bond sale funds, earmarked for lift station generators, to pay for both the generator and updates to three lift stations. The motion passed unanimously with four directors being present and voting.

Agenda Item #10 Consider and take appropriate action on renewing La Grange Utilities waste water contract: Ms. Lisa Patterson, the District's attorney, has reviewed the contract previously executed by the City of La Grange in January 2022 and made some suggested revisions, however, in an email to Mrs. Steffek, dated March 23, 2022, Ms. Patterson stated she would be inclined to accept the agreement as forwarded by the City (of La Grange). She went on to say that "it covers what needs to be covered and has worked reasonably well for the past 10+ years – why seek out a potential headache that could be easily avoided?" Mrs. Steffek recommended to the Board that they execute the La Grange Utilities waste water contract as approved and executed by the City of La Grange on January 25, 2022.

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to approve the La Grange Utilities waste water contract, dated January 25, 2022, as presented. The motion passed unanimously with four directors being present and voting.

Agenda Item #11 Consider and take appropriate action on reviewing and renewing District's Investment Policy (dated March 14, 2013): Mrs. Steffek informed the Board that she and Mr. Kramer had reviewed the District's Investment Policy dated March 14, 2013 and to the best of their knowledge no changes were needed to be made to the policy at this time; however, it is required that the policy be reviewed every year and the board pass a resolution to re-adopt the existing policy, if no changes are made. Mrs. Steffek also reported that Mr. Kramer would be attending Public Funds Investment Act training in May and, if changes were discovered after attending training, the policy could be amended and adopted at that time.

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to re-adopt the District's existing Investment Policy, dated March 14, 2013, with no changes, and to sign the Resolution Reviewing, Amending & Supplementing Investment Policy. The motion passed unanimously with four Directors being present and voting.

Agenda Item #12 Consider and take appropriate action on renewing Debt Service CD at RTSB: Mrs. Steffek reported that the current Debt Service Fund CD at Round Top State Bank would be expiring on July 10, 2022, not May 10, 2022 as she had recorded in her notes. The current CD has a 14-month, not a 12-month term, and is earning 0.70%. No action was taken on this item at this time. This matter will be placed on the June 2022 regular meeting agenda.

Agenda Item #13 Consider and take appropriate action on matters related to the 2022 River Lift Station Trunk Replacement Line Project: Mr. Loehr discussed with the board the benefit to having the manholes that will be replaced as a part of the project, coated with a protective lining that will increase longevity of the manholes due to the amount of flow and turbulence that will be experienced through the manholes and the problematic terrain where the manholes reside. Flow and turbulence create hydrogen sulfide gas which is corrosive to concrete. He presented the Board with three options to coat the interior of the manholes that will be replaced as a part of the project:

64.4 VF	500 MILS Sewpercoat new manholes	\$200.00/VF	\$12,880.00
64.4 VF	FE-100 Thane Coat new manholes	\$147.50/VF	\$ 9,499.00
64.4 VF	XYPEX Concrete Admixture Protectant for new manholes	\$124.50/VF	\$ 8,017.80

It was BEFCO Engineering’s recommendation to the board to go with Sewpercoat, as it appeared to be the best long term product, based upon their experience to date (6-7 years), and the references they’ve consulted. The \$12,880.00 add-on brings the total anticipated cost of the project to \$354,663.50.


Mr. Chester Johnson made a motion, seconded by Mr. Gary Kramer, to Sewpercoat the project manholes at a cost of \$200 per vertical foot, for a total of 64.4 vertical feet, and a total cost of \$12,880.00. The motion passed unanimously with four directors being present and voting.

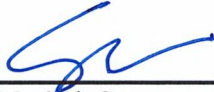
Agenda Item #14 Consider and take appropriate action on matters related to the Series 2017 Bond projects and all other associated projects: No business to be discussed at this time.

Agenda Item #15 Consider and take appropriate action on items to be placed on the next agenda: Items were identified and placed on the agenda for the next regular Board of Directors on Thursday, May 12, 2022 at 4 p.m. at the District office, located at 100 Country Club Drive, La Grange, Texas. Mr. McNair reminded the Board that he would not be present for the May meeting and that Mr. Gunn would need to preside over the meeting.

There being no further business to come before the Board, Mr. Chester Johnson made a motion, seconded by Mr. Gary Kramer, to adjourn the meeting. The motion passed unanimously with four Directors being present and voting.

The meeting was adjourned at 5:21p.m.

  
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 Mr. Bobby Gilmore  
 Secretary

  
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 Mr. Seth Gunn  
 Vice President

**Fayette County WCID-Monument Hill  
Operating Fund Report  
Mar-22**

**Operating Fund Report**

Receipts:		Annual	To Date	To Date	Monthly	This Month
		Budget	Budget	Actual	Budget	Actual
4100	Water	240,000.00	240,000.00	223,020.58	20,000.00	17,443.61
4200	Sewer	180,000.00	180,000.00	191,822.43	15,000.00	17,702.71
4320	Property Tax	54,490.00	49,230.00	58,354.17	0.00	4,416.91
4300	MHPOA (clerical services)	13,200.00	13,200.00	13,200.00	1,100.00	1,100.00
5391	Interest on Deposits	255.00	255.00	986.95	21.25	91.43
<b>Total Receipts:</b>		<b>\$487,945.00</b>	<b>\$482,685.00</b>	<b>\$487,384.13</b>	<b>\$36,121.25</b>	<b>\$40,754.66</b>
4101	Bulk Water Sales			0.00		0.00
4110	Taps-Water			0.00		0.00
4111	Customer Svc Inspection-Water			125.00		0.00
4120	Reconnection Fees			50.00		0.00
4210	Taps-Sewer			1,000.00		0.00
4330	Pen & Int. Service			1,839.77		223.68
4331	Pen. & Int. Standby			0.00		0.00
4322	Pen. & Int. Maint Tax			1,016.21		325.93
2114	Utility Tax			2,025.85		173.02
3951	Trans from Savings			0.00		0.00
3953	Trans from Capital			0.00		0.00
2151	Renters Deposit			0.00		0.00
3957	Bank Loan			153,000.00		0.00
5380	Miscellaneous (R Horky MHPOA dues paid in error)			202.00		60.00
<b>Total Receipts:</b>				<b>\$646,642.96</b>		<b>\$41,537.29</b>

Operating Fund Beginning of Month Balance

\$383,053.96

Available Operating Funds:

1-Mar-22

\$424,591.25

Disbursements:

		Annual	To Date	To Date	Monthly	This Month
		Budget	Budget	Actual	Budget	Actual
<b>Water Expenses</b>						
6100	Bulk Water Purchased	40,000.00	40,000.00	25,198.15	3,333.33	0.00
6134	Contract Labor Water	24,000.00	24,000.00	24,010.30	2,000.00	2,000.00
6135	Maint & Repair Water	30,000.00	30,000.00	21,180.27	2,500.00	880.00
6136	Meter Installation Water	-	0.00	0.00	0.00	0.00
6137	Meter Reading	-	0.00	0.00	0.00	0.00
6141	Electric Utility Water	24,000.00	24,000.00	17,955.86	2,000.00	1,733.77
6142	Chemicals Water	6,000.00	6,000.00	3,190.66	500.00	120.00
6143	Small Tools	120.00	120.00	681.48	10.00	0.00
6144	Repair Materials Water	12,000.00	12,000.00	9,007.81	1,000.00	395.87
6145	Meter Expense	1,500.00	1,500.00	120.00	125.00	0.00
6151	Telephone Water	2,500.00	2,500.00	2,534.81	208.33	120.00
6175	Inspection Expense Water	2,000.00	2,000.00	500.00	166.67	0.00
<b>Sewer Expenses</b>						
6201	Sewage Treatment	100,000.00	100,000.00	119,440.85	8,333.33	10,415.15
6234	Contract Labor Sewer	12,000.00	12,000.00	12,000.00	1,000.00	1,000.00
6235	Maint & Repair Sewer	10,000.00	10,000.00	6,592.63	833.33	947.89
6241	Electric Utility Sewer	2,800.00	2,800.00	2,721.82	233.33	283.98
6242	Chemicals Sewer	-	0.00	402.13	0.00	0.00
6244	Repair Materials Sewer	7,500.00	7,500.00	5,418.03	625.00	4,617.32
6251	Telephone Sewer	2,200.00	2,200.00	1,764.00	183.33	0.00
<b>General Expenses</b>						
1317	Furniture & Fixtures	-	0.00	0.00	0.00	0.00
6310	Director's Fees	7,000.00	7,000.00	4,800.00	583.33	500.00
6311	Salaries & Wages	45,475.00	45,475.00	47,745.05	3,789.58	5,509.04
6313	Group Insurance Premiums	8,300.00	8,300.00	8,642.19	691.67	565.38
6314	Employers Tax Expense	4,000.00	4,000.00	4,395.19	333.33	(23.96)

Disbursements:			To Date	To Date	Monthly	This Month	
			Budget	Actual	Budget	Actual	
6315	Workers Comp Premiums	200.00	200.00	205.60	16.67	0.00	
6320	Legal Fees	3,500.00	3,500.00	0.00	291.67	0.00	
6321	Audit	6,500.00	6,500.00	6,500.00	541.67	0.00	
6322	Engineering Fees	10,000.00	10,000.00	12,491.25	833.33	1,155.00	
6324	Laboratory Expense	2,500.00	2,500.00	3,096.12	208.33	123.60	
6325	Election Expense	-	0.00	0.00	0.00	0.00	
6326	Permit Fees	750.00	750.00	619.85	62.50	0.00	
6330	Appraisal District Fees	3,500.00	3,500.00	3,210.46	291.67	15.00	
6332	Service Acct Collection (ACH)	200.00	200.00	135.00	16.67	0.00	
6334	Contract Labor/Temp. Expense	1,000.00	1,000.00	60.00	83.33	60.00	
6335	Maint. & Repairs Office Bldg	1,200.00	1,200.00	385.97	100.00	0.00	
6338	Legal Notices	500.00	500.00	1,937.07	41.67	407.93	
6340	Printing & Office Supplies	3,200.00	3,200.00	3,652.94	266.67	442.30	
6350	Postage	2,000.00	2,000.00	629.52	166.67	98.85	
6351	Phone/Internet Office	2,000.00	2,000.00	1,747.08	166.67	145.59	
6353	Insurance & Bond Premiums	7,300.00	7,300.00	6,853.50	608.33	50.00	
6354	Travel & Per Diem	2,000.00	2,000.00	103.51	166.67	0.00	
6358	Rent Office & Storage	-	0.00	0.00	0.00	0.00	
6362	Dues & Subscriptions	3,200.00	3,200.00	3,273.36	266.67	0.00	
7362	Interest on Notes	-	0.00	0.00	0.00	0.00	
7395	Miscellaneous (MHPOA-Horky dues)	2,000.00	2,000.00	5,845.30	166.67	60.00	
3957	Payments on Notes	-	0.00	100.00	0.00	0.00	
<b>Total Budgeted Disbursements</b>			<b>392,945.00</b>	<b>\$392,945.00</b>	<b>\$369,147.76</b>	<b>\$32,745.42</b>	<b>\$31,622.71</b>
6171	Tap Connection-Water			0.00		0.00	
6271	Tap Connection-Sewer			575.00		0.00	
7306.01	Capital Outlay - Johnson Lift Station	0.00		0.00		0.00	
7306.02	Capital Outlay - Storage Bldg Chlorine	0.00		0.00		0.00	
7306.03	Capital Outlay - WP Facility Imprvmnts	0.00		3,599.39		0.00	
7306.04	Capital Outlay - AMR System	0.00		0.00		0.00	
7306.05	Capital Outlay - LS Facility Improvmnts	0.00		0.00		0.00	
7306.07	Capital Outlay-Pumphouse Repairs	0.00		0.00		0.00	
7306.08	Capital Outlay-Painting Pressure Tanks	10,000.00		0.00		0.00	
7306.09	Capital Outlay-Fire Hydrants	0.00		0.00		0.00	
7306.10	Capital Outlay-GST rehab/replacement	80,000.00		183,619.60		0.00	
7306.12	Capital Outlay-Sewer pump rebuild	0.00		0.00		0.00	
7306.19	Capital Outlay-Water Lines	5,000.00		0.00		0.00	
7306.20	Capital Outlay-Well #3	0.00		3,947.92		0.00	
7306.21	Capital Outlay-New GST	62,000.00		0.00		0.00	
7306	Capital Outlay-Total		191,166.91				
3915	Renters Deposit Return			0.00		0.00	
8000	Base Water Rate CR (Winter Strm 2021)			3,142.24		0.00	
4400	Utility Tax Payment			1,962.99		0.00	
4311	Returned Checks			102.00		0.00	
<b>Total Disbursements:</b>				<b>\$566,096.90</b>		<b>\$31,622.71</b>	
<b>Operating Fund Cash Balance</b>							
			<b>31-Mar-22</b>			<b>\$392,968.54</b>	

### Account Balances And Locations

#### Operating Accounts

	Nat'l Bank & Trust	Round Top State Bank	End of Month Balances
(a) Nat'l Bank & Trust Now	113,420.46		113,420.46
(b) Round Top State Bank Money Market		279,548.08	279,548.08
<b>Totals</b>	<b>\$113,420.46</b>	<b>\$279,548.08</b>	<b>\$392,968.54</b>

The above account balances reflect the balance at the maturity day during the month or the end of the month balance

#### Account Information

- (a) Nat'l Bank & Trust of La Grange, Now Account, earning .15% apr
- (b) Round Top State Bank Money Market

Prepared By:  , Treasurer Date: 04/14/2022

# Fayette County Water Control and Improvement District Monument Hill

## Board Approval of Disbursements March 11 - April 12, 2022

Operating Fund Disbursements		Check		Veri-		Not
Account	Vendor	Number	Amount	fied	Paid	Paid
6332	NBT - Account collection	ACH	15.00	X	X	
6310	Bobby Gilmore - directors fees	13161	92.35	X	X	
6310	Seth Gunn - directors fees	13174	92.35	X	X	
6310	Chester Johnson - directors fees	13175	92.35	X	X	
6310	Gary Kramer - directors fees	13176	92.35	X	X	
6310	Dixon McNair - directors fees	13177	92.35	X	X	
6135	Tatonka - tree trimming/clear foliage from WP1 & 2	13178	500.00	X	X	
6142	DXI Industries - cylinder rental	13179	120.00	X	X	
6311	L Steffek - paycheck	DD	1,257.53	X	X	
6244	Accurate Meter - Spur 92 sewer line proj materials	13180	4,541.86	X	X	
6353	CNA Surety - Seth Gunn Bond Renewal	13181	50.00	X	X	
6135	ChemEquip - chlorine sys repair	13182	265.00	X	X	
6144	ChemEquip - repair materials	13182	175.00	X	X	
6322	BEFCO Eng - PE fees / EPP plan	13183	1,155.00	X	X	
6311	L Steffek - paycheck	DD	1,257.52	X	X	
3957	Citizens 1st Bank - loan payment #1 (Govt Capital)	13184	32,696.13	X	X	
6313	TML Health Benefits Pool - Emp & Dep Ins Premium	13185	1,272.36	X	X	
6340	Schulenburg Printing - Spring newsletter	13186	175.28	X	X	
6134	Inframark - contract water operations	13187	2,000.00	X	X	
6234	Inframark - contract sewer operations	13187	1,000.00	X	X	
7395	MHPOA - Horky dues paid to FCWCID via Heartland	13188	60.00	X	X	
6335	National Bugmobile - office exterminating	13189	60.00	X	X	
6141	FEC-Well# 4	13190	1,120.78	X	X	
6241	FEC-River lift pump	13190	83.33	X	X	
6141	FEC- WP2 (boosters & PT tank)	13190	350.08	X	X	
6241	FEC-Johnson Lift Station pump	13190	104.05	X	X	
6141	FEC-Well# 3	13190	63.42	X	X	
6201	LG Utilities - sewer treatment	13191	8,292.38	X	X	
6201	LG Utilities - overage charges	13191	2,684.99	X	X	
6241	LG Utilities - The View lift station electricity	13192	25.18	X	X	
6351	Sparklight Business - office phone / internet	13193	145.59	X	X	
6144	Farmers Lumber - water repair materials	13194	117.99	X	X	
6338	Fayette Co Record - budget adoption PH notices	13195	1,223.79	X	X	
6314	IRS - employer/employee 941 taxes	EFT	1,527.45	X	X	
6135	Inframark - water labor	13196	83.95	X	X	
6235	Inframark - sewer labor	13196	100.03	X	X	
6244	Inframark - sewer materials	13196	35.00	X	X	
6324	Inframark - bacT samples/ boil water rescind samples	13196	123.60	X	X	
2113	TX TWC - TX unemployment taxes	EFT	10.50	X	X	
6135	Deen's Const - March water repairs	13197	920.00	X	X	
6142	DXI Industries - chlorine	13198	283.34	X	X	
6322	BEFCO Eng - Mar PE Fees	13199	27.50	X	X	
6322	BEFCO Eng - EPP plan	13200	130.00	X	X	
6151	Lori Steffek - reimb cell phone/tablet expense	13201	120.00	X	X	
6311	L Steffek - paycheck	DD	1,257.51	X	X	
			<b>65,892.89</b>			
	<b>Total for Paid</b>					
6135	Hess Landscape - water plant mowing	13202	215.00	X		X
6235	Hess Landscape - sewer plant mowing	13202	120.00	X		X
6135	ChemEquip - labor to repair WP1 chlorine sys	13207	200.00	X		X
6244	ChemEquip - new regulators, PM parts etc	13207	2,975.00	X		X
6135	Elec Mtr Svc - labor to repair WP2 tank mixer	13208	250.00	X		X
6244	Elec Mtr Svc - new motor for WP2 tank mixer	13208	670.50	X		X
	<b>Total for Unpaid</b>		<b>4,430.50</b>			
	<b>Total Operating Fund Disbursements</b>		<b>\$70,323.39</b>			

Disbursements listed above are approved for payment by the action of the Board of Directors

Director's Signature Bobby Gilmore

Date: 4.14.22



# Fayette County WCID - Monument Hill Construction Fund Report Mar-22

## Construction Fund Report

Receipts:	To Date Actual	This Month Actual
5391.1 Construction Fund Interest	193.41	76.95
<b>Total Receipts:</b>	<b>193.41</b>	<b>\$76.95</b>

### Construction Fund Beginning of Month Balances

1112 National Bank & Trust Acct	66,954.92
1113 TexPool Acct	\$402,545.61
<b>Total Fund Deposits</b>	<b>469,500.53</b>

**Available Construction Funds: Mar-22 \$469,577.48**

Disbursements:	Annual Budget	To Date Actual	This Month Actual
6332.1 Construction Fund Bank Charges		0.00	0.00
7201 Bond Issue Expense		0.00	0.00
7305 Capital Outlay-Interest Expense		0.00	0.00
7306.06 Capital Outlay-SCADA	-	0.00	0.00
7306.11 Capital Outlay-SSES & Improvements	330,000.00	19,151.25	13,866.25
7306.13 Capital Outlay-Generator	155,000.00	9,000.00	0.00
7306.14 Capital Outlay-Well #3 VFD	-	0.00	0.00
7306.16 Capital Outlay-Water Well #4	-	2,227.38	0.00
7306.17 Capital Outlay-Tank Mixers	-	0.00	0.00
7306.18 Capital Outlay-Aerator Rework	-	0.00	0.00
<b>Total Fund Disbursements</b>	<b>485,000.00</b>	<b>30,378.63</b>	<b>13,866.25</b>

**Construction Fund Cash Balance 31-Mar-22 \$455,711.23**

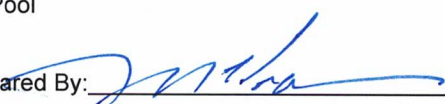
### Account Balances And Locations

Construction Fund Accounts	Nat'l Bank & Trust	TexPool	End of Month Balances
(a) Nat'l Bank & Trust Now	53,093.59		53,093.59
(b) TexPool		\$402,565.10	402,565.10
<b>Totals</b>	<b>\$53,093.59</b>	<b>\$402,617.64</b>	<b>\$455,711.23</b>

The above account balances reflect the balance at the maturity day during the month or the end of the month balance

### Account Information

- (a) Nat'l Bank & Trust Now
- (b) TexPool

Prepared By:  , Treasurer Date: 04/14/2022

**Fayette County WCID - Monument Hill  
Construction Fund  
Board Approval of Disbursements March 11 - April 14, 2022**

**Construction Fund Disbursements**

Account	Vendor	Check	Amount	Veri- fied	Paid	Not Paid
7306.11	BEFCO Eng - Feb Eng RLS line project	<u>190</u>	4,833.75	X	X	
		<u>          </u>				
		<u>          </u>				
		<u>          </u>				
	<b>Total for Paid</b>		<b>4,833.75</b>			
7306.11	BEFCO Eng - Mar Eng RLS line project	<u>191</u>	970.00			
		<u>          </u>				
		<u>          </u>				
		<u>          </u>				
	<b>Total for Unpaid</b>		<b>970.00</b>			
	<b>Total Construction Fund Disbursements</b>		<b>\$5,803.75</b>			

Disbursements listed above are approved for payment by the action of the Board of Directors.

Director's Signature Bobby Gibson Date: 4.14.22

**Fayette County WCID - Monument Hill  
Debt Service Fund Report  
Mar-22**

**Debt Service Fund Report**

Receipts:	To Date Actual	This Month Actual
4325 Property Tax Revenue (I&S)	74,595.42	5,577.80
4326 Property Tax - Interest & Penalty	1,374.16	414.15
5391.2 Debt Service Fund Interest	865.31	10.65
<b>Total Receipts:</b>	<b>76,834.89</b>	<b>\$6,002.60</b>

**Debt Service Fund Beginning of Month Balance**

1134 Round Top State Bank MM	82,327.56
1135 Round Top State Bank CD	73,815.11
<b>Total Fund Deposits</b>	<b>156,142.67</b>

**Available Debt Service Funds: Mar-22 \$162,145.27**

Disbursements:	To Date Actual	This Month Actual
6332.2 Debt Svc Fund Bank Charges	0.00	0.00
6340.2 Debt Svc Fund Printing Charges	0.00	0.00
3956 Series 2017 Bond Sale Debt Service	75,827.50	52,913.75
7363 Bond Administration Fees	500.00	250.00
<b>Total Fund Disbursements</b>	<b>76,327.50</b>	<b>53,163.75</b>

**Debt Service Fund End of Month Balance 31-Mar-22 \$108,981.52**

**Account Balances And Locations**

Debt Service Fund Account	Round Top State Bank MM	Round Top State Bank CD	End of Month Balance
(a) Round Top State Bank MM Debt Svc	35,166.41		35,166.41
(b) Round Top State Bank CD		73,815.11	73,815.11
<b>Totals</b>			<b>\$108,981.52</b>

The above account balances reflect the balance at the maturity day during the month or the end of the month balance

Prepared By:  , Treasurer Date: 04/14/2022

**Fayette County WCID, Monument Hill**  
**Amended FY 2021/2022 Operating/Capital Improvements Budget**  
**Amended April 14, 2022**

	FY 21/22 Budget	FY 21/22 Budget as Amended
<b>Operation And Maintenance</b>		
<b>Receipts:</b>		
4100 Water	240,000.00	223,023.75
4200 Sewer	180,000.00	191,822.43
4300 MHPOA (clerical Services)	13,200.00	13,200.00
4320 Maintenance Property Tax	54,490.00	58,354.17
5391 Interest on Temporary Investments	255.00	905.23
<b>Total Budgeted Receipts:</b>	<b>487,945.00</b>	<b>487,305.58</b>
<b>Disbursements:</b>		
<b>Water Expenses</b>		
6100 Bulk Water Purchased	40,000.00	23,200.00
6134 Contract Labor Water	24,000.00	24,000.00
6135 Maint & Repair Water	30,000.00	23,500.00
6136 Meter Installation Water	-	-
6137 Meter Reading	-	-
6141 Electric Utility Water	24,000.00	20,000.00
6142 Chemicals Water	6,000.00	4,000.00
6143 Small Tools	120.00	-
6144 Repair Materials Water	12,000.00	9,200.00
6145 Meter Expense	1,500.00	-
6151 Telephone Water	2,500.00	2,800.00
6175 Inspection Expense Water	2,000.00	500.00
<b>Sewer Expenses</b>		
6201 Sewage Treatment	100,000.00	131,000.00
6234 Contract Labor Sewer	12,000.00	12,000.00
6235 Maint & Repair Sewer	10,000.00	6,800.00
6252 Electric Utility Sewer	2,800.00	3,000.00
6242 Chemicals Sewer	-	-
6244 Repair Materials Sewer	7,500.00	6,000.00
6251 Telephone Sewer	2,200.00	1,800.00
<b>General Expenses</b>		
1317 Furniture & Fixtures	-	-
6310 Director's Fees	7,000.00	4,800.00
6311 Salaries & Wages	45,475.00	48,000.00
6313 Group Ins. Premiums	8,300.00	8,400.00
6314 Employers Tax Expense	4,000.00	4,200.00
6315 Workers Comp Premium	200.00	250.00
6320 Legal Fees	3,500.00	-
6321 Audit	6,500.00	6,500.00
6322 Engineering Fees	10,000.00	14,500.00
6324 Laboratory Expense	2,500.00	3,300.00
6325 Election Expense	-	-
6326 Permit Fees (Annual)	750.00	625.00
6330 Appraisal District Fees	3,500.00	3,250.00
6332 Service Acct Collection (ACH)	200.00	150.00
6334 Contract/Temp Labor	1,000.00	-
6335 Maintenance & Repairs Bldg	1,200.00	500.00
6338 Legal Notices	500.00	3,200.00
6340 Printing & Office Supplies	3,200.00	3,200.00
6350 Postage	2,000.00	1,200.00
6351 Office Phone/Internet	2,000.00	2,000.00
6353 Insurance & Bond Premiums	7,300.00	6,900.00
6354 Travel & Per Diem	2,000.00	150.00
6358 Rent-Office & Storage	-	-
6362 Dues & Subscriptions	3,200.00	3,300.00
7362 Interest on Notes	-	-
7395 Miscellaneous Expense	2,000.00	6,000.00
3917 Payments on Notes	-	-
<b>Total Budgeted Disbursements</b>	<b>\$ 392,945.00</b>	<b>\$ 388,225.00</b>
<b>Capital Improvements</b>		
Water System Capital Improvements	95,000.00	191,200.00
Sewer System Capital Improvements	0.00	-
	<b>\$ 95,000.00</b>	<b>\$ 191,200.00</b>
Water System - Bond Capital Improvements	-	2,300.00
Sewer System - Bond Capital Improvements	485,000.00	28,200.00
	<b>\$ 485,000.00</b>	<b>\$ 30,500.00</b>

This amended budget was adopted during a regular Board of Directors meeting, by action of the Board of Directors, on April 14, 2022.

Date 4/14/22 Directors Signature 

**Fayette County WCID - Monument Hill  
 FY 2021/2022 Capital Improvements Budget Detail  
 AMENDED April 14, 2022**

	FY 21/22 Budgeted	FY 21/22 As Amended	FY 21/22 Bond CIP Budgeted	FY 21/22 Bond CIP As Amended
<b><u>DRINKING WATER SYSTEM</u></b>				
<b><u>Source &amp; Production</u></b>				
Well 3 - 1991				
Well 4 - 2017				\$2,227
Maintenance - Water Plant facilities				
Booster Pumps (maintenance one in next 5 yr)				
SCADA System				
Radio System / Omni-Site				
<b><u>Distribution</u></b>				
Pressure Tank - Painting (2 PT + 1 wk purchase water)	\$10,000	\$0		
Ground Storage Tank - Cleaning (ea. 4 yrs from FY16)				
Ground Storage Tank - Painting (3-5 yr from FY16)	\$80,000	\$183,620		
Tank mixer / TTHM pilot study				
Aerator Rework				
VFDs - Well #3 / WP 1 & 2	\$0	\$3,948		
Fire Hydrant - (70+) Repair & replacement				
Meters (All new 2018, begin replacements 2024-28)				
AMR software phases out Jan 2017				
Water Lines	\$5,000	\$0		
WP Facility Improvements (Air Compressor)	\$0	\$3,599		
<b>SUBTOTAL</b>	<b>\$95,000</b>	<b>\$191,167</b>	<b>\$0</b>	<b>\$2,227</b>
<b><u>WASTEWATER SYSTEM</u></b>				
Sewer System Evaluation / Smoke Testing				
Sewer System Updates / Manhole repairs (80-90 total)				
PVC Sewer collection lines / Bluff Manor line relocation			\$330,000	\$19,151
<b><u>Lift Stations</u></b>				
Johnson L/S. Rebuilt '85. 2 pumps replaced 2013. OK				
River L/S. Rebuilt 80-82. Pumps old. OK				
Small L/S - New subdivision. NEW				
Rebuild one pump motor per year, estimated				
Generator			\$155,000	\$9,000
<b>SUBTOTAL</b>	<b>\$0</b>	<b>\$0</b>	<b>\$485,000</b>	<b>\$28,151</b>
<b>TOTAL</b>	<b>\$95,000</b>	<b>\$191,167</b>	<b>\$485,000</b>	<b>\$30,379</b>

This amended capital improvements budget adopted by action of the Board of Directors on April 14, 2022.

Date 04/14/22 Directors Signature 