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**MINUTES**  
of the February 9, 2023  
Regular Board of Directors Meeting

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|---------------------------|--|
| <b>Directors Present:</b> | Dixon McNair, President; Seth Gunn, Vice President; Bobby Gilmore, Secretary; Gary Kramer, Treasurer;      |
| <b>Directors Absent:</b>  | Chester Johnson, Director  |
| <b>Others Present:</b>    | Bradley Loehr, BEFCO Engineering; Fred Alexander, and Tootie Curl, Inframark; Lori Steffek, Office Manager |

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The meeting was called to order by Mr. Dixon McNair, President, at 4:01 p.m. on February 9, 2023, 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 comments were received.

Agenda Item #2 Approval of Minutes from January 12, 2023 Regular Board of Directors meeting and January 18, 2023 emergency Board of Directors meeting: The Minutes from the January 12, 2023 regular Board of Directors meeting and the January 18, 2023 emergency board of directors meeting were presented for approval.

Mr. Bobby Gilmore made a motion, seconded by Mr. Seth Gunn, to approve the Minutes of the January 12, 2023 regular Board of Directors meeting and the January 18, 2023 emergency board of directors meeting as presented. The motion passed unanimously with four Directors being present and voting.

Agenda Item #3 January’s Treasurer’s Reports and approval of bills: Mr. Gary Kramer, Treasurer, presented the January Treasurer’s Reports. He reported the following:

The January Operating Fund available beginning of the month balance was \$469,301.99. Total cash receipts for the month were \$59,189.53. Total expenses for the month were \$36,524.55, leaving the district with a total combined end of the month operating fund bank balance of \$491,966.97. Operating Fund disbursements for the period January 13 – February 9, 2023, pending approval, totaled \$39,867.43.

Mr. Kramer informed the board the District needed to move the Round Top State Bank MM funds to a higher interest bearing account. He mentioned TexPool was currently averaging around 4% and 12-month CD’s at a rate of 2.7%. The board discussed the matter briefly and agreed that higher interest-bearing alternatives, to a money market account, should be pursued.

Mr. Bobby Gilmore made a motion, seconded by Mr. Seth Gunn, to approve both the January 2023 Operating Fund Treasurer’s Reports, and to pay the Operating Fund disbursements, as presented, for the period January 13 – February 9, 2023, in the amount of \$39,867.43. The motion passed unanimously with four Directors being present and voting.

The January 2023 Construction Fund beginning of the month combined balance was \$94,089.49. Total interest earned was \$227.42 which reflects interest earned at both TexPool and NBT. Expenses for the month totaled \$525.00. The Construction Fund end of the month combined balance was \$93,791.91. Construction Fund disbursements pending approval for the period January 13 – February 9, 2023, pending approval, totaled \$1,275.00 which reflects payments



to BEFCO Engineering (\$525.00 and \$750.00) for engineering performed in conjunction with the 2022 River Lift Station Trunk Line Replacement Project change order 1.

Mr. Bobby Gilmore made a motion, seconded by Mr. Seth Gunn, to approve both the January 2023 Construction Fund Treasurer's Reports and to pay the Construction Fund disbursements, as presented, for January 13 – February 9, 2023 in the amount of \$1,275.00. The motion passed unanimously with four Directors being present and voting.

The January Debt Service Fund beginning of the month combined balance was \$121,413.49. Interest earned during the month was \$210.40. Property tax revenue received totaled \$29,894.31. There were no expenses during the month of January. The RTSB Debt Service Fund end of the month balance was \$77,072.07. The RTSB Certificate of Deposit end of the month balance was \$74,446.13. The combined end of the month balance for the money market account and the certificate of deposit was \$151,518.20. There were no Debt Service Fund disbursements, pending approval, for the period January 13 – February 9, 2023.

Mr. Bobby Gilmore made a motion, seconded by Mr. Seth Gunn, to approve the January 2023 Debt Service Fund Reports, with no disbursements pending approval for January 13 – February 9, 2023. The motion passed unanimously with four Directors being present and voting.

Agenda Item #4 President's Report: Mr. McNair reviewed with the board a letter the district received from a customer concerning the notification process to its customers when a line has been damaged and an interruption in service occurs. Mr. McNair stated that he'd been present when the letter was delivered. The letter was acknowledged, at this time, no action was taken.

Agenda Item #5 Operations Report: Due to all relevant items being addressed under separate agenda items, and in an effort of saving time, Mrs. Steffek informed the Board she would not be presenting a separate report at the meeting.

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

1. 2022 River Lift Trunk Sewer Line Replacement Project: Due to all the recent rains, it's too wet for Supak Construction to bring in their equipment. Work on the additional sewer line section behind the Corker's house on Lookout Drive, with the Tiemann property, will begin once the area has dried out.

Agenda Item #7 Consider and take appropriate action on receiving and awarding bid and any other actions for Water Plant 2 New Ground Storage Tank Project: Mr. Loehr reported that one bid, from Superior Tank Company, Inc., was received. The breakdown on the items bid were as follows:

| <u>Item</u> | <u>Description</u>   | <u>Amount</u> |
|-------------|--|---------------|
| 1           | Demo and disposal of existing ground storage tank                            | \$ 19,500.00  |
| 2           | 163,900-gallon coated, bolted ground storage tank                            | \$175,500.00  |
| A2          | Alternate 151,300-gallon coated, bolted ground storage tank                  | \$182,960.00  |
| AA3         | Addition to base bid item 2 for external roof rafters and two 12" vents      | \$ 15,250.00  |
| AA4         | Addition to base bid item 2 for interior ladder & safety climb system        | \$ 4,500.00   |
| AA5         | Addition to base bid item 2 for liquid level indicator and target board      | \$ 2,500.00   |
| AA6         | Addition to base bid item 2 to move up tank production/completion by 30 days | \$ 30,000.00  |

It was BEFCO's recommendation to award the contract to Superior Tank Company, Inc. of Rosenberg, Texas for the 163,900-gallon ground storage tank, external roof rafters (with two 12" vents), and liquid level indicator for Base Bid Items 1-2 and Additive Alternate Bid Items AA3 and AA5 for a cost of \$212,750.00. The contract includes a construction completion time frame of 165 consecutive calendar days from the Notice to Proceed.

Mr. Gary Kramer made a motion, seconded by Mr. Bobby Gilmore, to award the contract to Superior Tank Company, Inc. of Rosenberg, Texas for the 163,900-gallon ground storage tank, external roof rafters (with two 12" vents), and liquid level indicator for Base Bid Items 1-2 and Additive Alternate Bid Items AA3 and AA5 for a cost of \$212,750.00. The contract includes a construction completion time frame of 165 consecutive calendar days from the Notice to



Proceed. The motion passed unanimously with four directors being present and voting. Copies of BEFCO’s Bid Award Recommendation letter and BEFCO’s certified bid award breakdown results are to be attached to the board meeting minutes as a permanent record.

Agenda Item #8 Discuss, consider, and take appropriate action on proposed water & sewer rates for FY 2023-2024:

Mrs. Steffek reviewed the proposed water and sewer rates for FY 2023-2024 with the board. Proposed was an unchanged base water rate of \$45.00 per month and a small increase to each of the staggered water rate tiers, ranging from \$0.05 in the first tier of 0-10,000 gallons and a \$0.10 increase to all other tiers. Such changes would yield an annual increase of approximately \$4,400.00. Residential sewer rates charged to the district by La Grange Utilities have increased 5% over 2022 rates and those increased rates will be passed through to the customers. The residential sewer base rate will increase from \$43.79 to \$45.97 per month. The commercial sewer base rate will increase from \$50.58 to \$53.10 per month. The out of district sewer base sewer rate will increase from \$101.16 to \$106.20 per month.

Mr. Bobby Gilmore made a motion, seconded by Mr. Gary Kramer, to approve and adopt a base water rate of \$45.00 for a single ¾” x 5/8” water meter connection, \$112.50 for a single 1” meter, \$360.00 for a single 2” meter and \$720.00 for a single 3” meter; to increase the current residential base sewer rate to \$45.97; to increase the base commercial sewer rate to \$53.10; increase the “special connection” base sewer rate for the nursing home to \$1,247.02; to increase the out of district base sewer rate to \$106.20; to increase the per 1,000 gallons in excess of allotment sewer rate to \$6.77 for residential customers and \$7.38 for commercial and institutional customers; to increase tier 1 (0-10,000 gallons) of the staggered water rate structure by \$0.05 and increase all other tiers by \$0.10; all new rates will be effective as of April 1, 2023. The motion passed unanimously with four directors being present and voting.

The FY 2023-2024 water / sewer rates and fees adopted were as follows:

**WATER RATES**

| <b>Monthly Service</b>                 | <b>Base Water Rate</b> |
|--|------------------------|
| Residential/Commercial ¾” x 5/8” meter | \$ 45.00               |
| Residential/Commercial 1” meter        | \$112.50               |
| Residential/Commercial 2” meter        | \$360.00               |
| Residential/Commercial 3” meter        | \$720.00               |

| <b>Water Usage (\$/1000 Gals.)</b> | <b>From</b> | <b>To</b> | <b>Rate</b> |
|------------------------------------|-------------|-----------|-------------|
|                                    | 0           | 10,000    | \$2.55      |
|                                    | 10,001      | 20,000    | \$3.25      |
|                                    | 20,001      | 30,000    | \$3.55      |
|                                    | 30,001      | 40,000    | \$3.95      |
|                                    | 40,001      | 50,000    | \$4.25      |
|                                    | 50,001      | And up    | \$4.95      |

**SEWER RATES**

| <b>Monthly Service (per connection)</b>                  | <b>Base Sewer Rate</b>                                 |
|--|--|
| Residential (3,000 gallon allotment)                     | \$ 45.97   |
| Commercial (3,000 gallon allotment)                      | \$ 53.10   |
| Special – Nursing Home (250,000 gallon allotment)        | \$1,247.02   |
| Out of District (3,000 gallon allotment)                 | \$ 106.20  |
| <b>Sewer Rate Overage Charges in Excess of Allotment</b> | <b>Charge per 1,000 gallons in excess of allotment</b> |



|   |        |
|---|--------|
| <b>Residential</b> – Customers whose Winter Water Use Average exceeds 3,000 gallons per month will be charged an additional \$6.77 per 1,000 gallons in excess of their City of La Grange allotment   | \$6.77 |
| <b>Commercial</b> – Customers whose Winter Water Use Average exceeds 3,000 gallons per month will be charged an additional \$7.38 per 1,000 gallons in excess of their City of La Grange allotment  | \$7.38 |
| <b>Special (Nursing Home)</b> – The specified base rate of \$1,247.02 will be charged for monthly water use below the 250,000 allotted gallons. Water use in excess of the sewer allotment will be charged \$7.38 for every 1,000 gallons above the allotment | \$7.38 |

The District’s other fees remain unchanged and are as follows:

| <b>Connection &amp; Reconnection Fees</b> |          | <b>Water</b> | <b>Sewer</b> |
|---|----------|--------------|--------------|
| Connection (Tap)                          |          | \$500.00 min | \$500.00 min |
| Reconnection                              | <30 days | \$ 50.00     |              |
|   | >30 days | \$125.00     |              |

| <b>Other Fees &amp; Charges</b>     |  |                   |
|-------------------------------------|--|-------------------|
| Vacant House charge per month       |  | \$ 45.00          |
| Renter’s Deposit                    |  | \$250.00          |
| Customer Service Inspection Fee     |  | \$125.00          |
| Meter Tampering & Diversion Penalty |  | \$100.00          |
| Returned Check Fee                  |  | \$ 25.00          |
| Late Fees                           |  | 10%, \$10 minimum |

Agenda Item #9 Review, consider and take appropriate action on accepting the proposed Draft Budget for FY 2023-2024 prior to the budget adoption public hearing scheduled for March 9, 2023: Based on the new water rate and sewer rates approved in Agenda Item #8, Mrs. Steffek reviewed with the Board the proposed Draft Budget for FY 2023-2024. Total annual revenues are forecasted to be approximately \$525,900 annually, or \$43,825 monthly, and include water (\$265,000), sewer (\$186,000) and ad valorem taxes (\$61,000), fees paid by the MHPOA for clerical services (\$13,200) and minimal interest income (\$700). Total expenses are projected to be approximately \$462,900 annually, or \$38,575 monthly. Non-bond related total Capital Improvements of \$363,000 are budgeted, with \$355,000 of the funds being allocated toward water improvements, specifically towards the purchase of a new ground storage tank for water plant 2 (\$350,000), and water line replacement (\$5,000); and \$8,000 being allocated towards wastewater improvements, specifically lift station pump rebuilding and/or replacement (\$8,000).

The FY 2023-2024 Bond Capital Improvements Budget shows a total of \$93,000 in bond revenue remaining, with \$75,000 allocated toward the 2022 River Lift Station Trunk Replacement Line Change Order 1 Project (replacing the waste-water line running parallel with Lookout Drive, behind the Corker’s home) and \$18,000 allocated towards the completion of the electrical work to make the District’s new mobile generator compatible with each of the three lift stations.

Mr. Seth Gunn made a motion, seconded by Mr. Bobby Gilmore, to accept the Proposed FY 2023-2024 Operating/Capital Improvements Budget as presented; to accept the FY 2023-2024 Five Year Capital Budget (including bond related capital improvement allocations), as presented; and to hold a budget adoption public hearing on March 9, 2023 at 4 p.m. at the District office. The motion passed unanimously with four directors being present and voting. Copies of both the proposed FY 2023-2024 Operating/Capital Improvements Budget and the Five-Year Capital Budget are to be attached to the Minutes as permanent records.



Agenda Item #10 Consider and take appropriate action on increasing each Director's public official bond amount: Mrs. Steffek reported that the Public Official bond that each director holds is for fraudulent activities only. Currently, through TML Intergovernmental Risk Pool, the district has \$1,000,000 per each wrongful act / \$2,000,000 annual aggregate coverage in its Errors & Omissions insurance coverage. The annual premium for this coverage is \$836.00. The district has the option of increasing this coverage to \$5,000,000 per each wrongful act / \$10,000,000 annual aggregate for an annual premium of \$1,486 which represents a \$650 increase, annually.

Mr. Bobby Gilmore made a motion, seconded by Mr. Seth Gunn, to increase the Errors and Omissions policy with TML IRP from \$1,000,000 per each wrongful act / \$2,000,000 annual aggregate to \$5,000,000 per each wrongful act / \$10,000,000 annual aggregate for an annual premium of \$1,486. The motion passed unanimously with four directors being present and voting.

Agenda Item #11 Consider and take appropriate action on determining the District's financial auditor for FYE 3/31/2023: Mrs. Steffek presented an audit proposal from Medack & Oltmann, LLP. Medack and Oltmann has been conducting the District's financial audit for the last nine fiscal years and proposed a cost of \$7,500 for this current year's audit, which reflects a \$500 increase over last year's audit.

Mr. Seth Gunn made a motion, seconded by Mr. Bobby Gilmore, to have Medack & Oltmann conduct the District's FYE 3/31/2023 annual audit for the amount of \$7,500. The motion passed unanimously with four directors being present and voting.

Agenda Item #12 Consider and take appropriate action on renewing contract to provide clerical services to MHPOA: Mrs. Steffek presented the Clerical Services Agreement renewal between the District and Monument Hill Property Owner's Association. The agreement states that the District's office manager will provide clerical services to the MHPOA, as outlined in the agreement, at a cost of \$1,100 per month, the same as FY 2022-2023.

Mr. Gary Kramer made a motion, seconded by Mr. Bobby Gilmore, to renew the Clerical Services Agreement with Monument Hill Property Owner's Association to provide clerical services to MHPOA at a cost of \$1,100 per month for the period April 1, 2023 – March 31, 2024. The motion passed unanimously with four Directors being present and voting.

Agenda Item #13 Consider and take appropriate action on renewing contract with Deen's Construction for District repairs: Mrs. Steffek informed the Board that the Services Contract with Deen's Construction was scheduled to expire on March 31, 2023. Mr. David Deen, owner of Deen's Construction, informed Mrs. Steffek prior to the meeting that his hourly rate would be increasing to \$135.00 per hour, which represents a \$10 per hour increase.

Mr. Seth Gunn made a motion, seconded by Mr. Bobby Gilmore, to renew the Services Contract between Deen's Construction and the District for the period April 1, 2023 through March 31, 2024 at a rate of \$135.00 per hour for repair and/or maintenance services provided by Deen's Construction to the District. The motion passed unanimously with four Directors being present and voting.

Agenda item #14 Consider and take appropriate action on determining provider for grounds maintenance (mowing/edging) at all water / sewer plant facilities for FY 2023-2024: Mrs. Steffek presented to the Board the cost estimate from Hess Landscape & Pool Company for maintaining the grounds at all the water and waste water plants (including the office) within the District, as well as mowing/edging around the fire hydrants along Country Club Drive for FY 2023-2024. The per occurrence rates being charged remain unchanged from the previous nine years: \$50 per plant site to mow/edge/weed-eat; \$30 to mow around the "L" shaped area outside the fence at Well #3; \$35 to weed-eat around all the fire hydrants along Country Club Drive and \$20 to mow the View lift station.

Mr. Seth Gunn made a motion, seconded by Mr. Bobby Gilmore, to accept Hess Landscape & Pool Company's estimate to provide mowing/edging/weed eating services to the District for FY 2023-2024 at the following rates, per

occurrence: \$50 per plant site to mow/edge/weed-eat; \$30 to mow around the “L” shaped area outside the fence at Well #3; \$35 to weed-eat around all the fire hydrants along Country Club Drive and \$20 to mow at The View lift station. The motion passed unanimously with four Directors being present and voting.

Agenda Item #15 Consider and take appropriate action on moving District’s Operating Fund bank account from NBT: Mrs. Steffek reported that she met with Mrs. Mary Gunn, who sits on the NBT board of directors, along with NBT staff to discuss the recent difficulties she’s been experiencing with NBT’s new online banking platform that has affected the method used to process the district customer’s ACH draft payments for their water service. A test batch was sent to the bank for processing on February 2<sup>nd</sup> and it processed correctly. Mrs. Steffek suggested the district leave their funds at NBT until after the February 10<sup>th</sup> drafts have processed to better determine if the issues have been resolved. No action was taken at this time.


Agenda Item #16 Consider and take appropriate action on matters related to the 2022 River Lift Station Trunk Replacement Line Project: No business to be discussed at this time.

Agenda Item #17 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 #18 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, March 9, 2023 immediately following the Budget Adoption Public Hearing at 4 p.m. at the District office, located at 100 Country Club Drive, La Grange, Texas.

There being no further business to come before the Board, Mr. Seth Gunn 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 5:03 p.m.

  
\_\_\_\_\_  
Mr. Bobby Gilmore  
Secretary

  
\_\_\_\_\_  
Mr. Dixon McNair  
President



**Fayette County WCID-Monument Hill  
Operating Fund Report  
Jan-23**

**Operating Fund Report**

| Receipts:                       |                               | Annual<br>Budget    | To Date<br>Budget   | To Date<br>Actual   | Monthly<br>Budget  | This Month<br>Actual |
|---------------------------------|-------------------------------|---------------------|---------------------|---------------------|--------------------|----------------------|
| 4100                            | Water                         | 230,000.00          | 191,666.67          | 224,049.13          | 19,166.67          | 17,363.79            |
| 4200                            | Sewer                         | 192,000.00          | 160,000.00          | 164,890.60          | 16,000.00          | 16,694.35            |
| 4320                            | Property Tax                  | 59,000.00           | 50,000.00           | 51,066.02           | 30,000.00          | 23,567.73            |
| 4300                            | MHPOA (clerical services)     | 13,200.00           | 11,000.00           | 11,000.00           | 1,100.00           | 1,100.00             |
| 5391                            | Interest on Deposits          | 400.00              | 333.33              | 1,271.35            | 33.33              | 171.72               |
| <b>Total Budgeted Receipts:</b> |                               | <b>\$494,600.00</b> | <b>\$413,000.00</b> | <b>\$452,277.10</b> | <b>\$66,300.00</b> | <b>\$58,897.59</b>   |
| 4101                            | Bulk Water Sales              |                     |                     | 0.00                |                    | 0.00                 |
| 4110                            | Taps-Water                    |                     |                     | 0.00                |                    | 0.00                 |
| 4111                            | Customer Svc Inspection-Water |                     |                     | 0.00                |                    | 0.00                 |
| 4120                            | Reconnection Fees             |                     |                     | 0.00                |                    | 0.00                 |
| 4210                            | Taps-Sewer                    |                     |                     | 0.00                |                    | 0.00                 |
| 4330                            | Pen & Int. Service            |                     |                     | 1,271.44            |                    | 122.17               |
| 4331                            | Pen. & Int. Standby           |                     |                     | 0.00                |                    | 0.00                 |
| 4322                            | Pen. & Int. Maint Tax         |                     |                     | (112.16)            |                    | 2.68                 |
| 2114                            | Utility Tax                   |                     |                     | 1,894.09            |                    | 167.09               |
| 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                     |                     |                     | 0.00                |                    | 0.00                 |
| 5380                            | Miscellaneous                 |                     |                     | 1,768.15            |                    | 0.00                 |
| <b>Total Receipts:</b>          |                               |                     |                     | <b>\$457,098.62</b> |                    | <b>\$59,189.53</b>   |

**Operating Fund Beginning of Month Balance**

\$469,301.99

**Available Operating Funds:**

1-Jan-23

**\$528,491.52**

**Disbursements:**

|                         |                          | Annual<br>Budget | To Date<br>Budget | To Date<br>Actual | Monthly<br>Budget | This Month<br>Actual |
|-------------------------|--------------------------|------------------|-------------------|-------------------|-------------------|----------------------|
| <b>Water Expenses</b>   |                          |                  |                   |                   |                   |                      |
| 6100                    | Bulk Water Purchased     | 4,000.00         | 3,333.33          | 846.72            | 333.33            | 846.72               |
| 6134                    | Contract Labor Water     | 24,000.00        | 20,000.00         | 20,000.00         | 2,000.00          | 2,000.00             |
| 6135                    | Maint & Repair Water     | 30,000.00        | 25,000.00         | 13,360.13         | 2,500.00          | 3,345.99             |
| 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   | 28,000.00        | 23,333.33         | 18,555.26         | 2,333.33          | 1,334.93             |
| 6142                    | Chemicals Water          | 6,000.00         | 5,000.00          | 7,673.26          | 500.00            | 509.09               |
| 6143                    | Small Tools              | 120.00           | 100.00            | 0.00              | 10.00             | 0.00                 |
| 6144                    | Repair Materials Water   | 12,000.00        | 10,000.00         | 10,235.28         | 1,000.00          | 893.80               |
| 6145                    | Meter Expense            | 1,500.00         | 1,250.00          | 0.00              | 125.00            | 0.00                 |
| 6151                    | Telephone Water          | 3,000.00         | 2,500.00          | 2,450.00          | 250.00            | 120.00               |
| 6175                    | Inspection Expense Water | 2,000.00         | 1,666.67          | 3,587.00          | 166.67            | 2,047.00             |
| <b>Sewer Expenses</b>   |                          |                  |                   |                   |                   |                      |
| 6201                    | Sewage Treatment         | 120,000.00       | 100,000.00        | 100,098.25        | 10,000.00         | 10,336.44            |
| 6234                    | Contract Labor Sewer     | 12,000.00        | 10,000.00         | 10,000.00         | 1,000.00          | 1,000.00             |
| 6235                    | Maint & Repair Sewer     | 10,000.00        | 8,333.33          | 13,141.42         | 833.33            | 3,273.24             |
| 6241                    | Electric Utility Sewer   | 2,700.00         | 2,250.00          | 2,066.51          | 225.00            | 237.58               |
| 6242                    | Chemicals Sewer          | -                | 0.00              | 0.00              | 0.00              | 0.00                 |
| 6244                    | Repair Materials Sewer   | 7,500.00         | 6,250.00          | 3,603.80          | 625.00            | 576.22               |
| 6251                    | Telephone Sewer          | 2,200.00         | 1,833.33          | 1,875.00          | 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         | 5,833.33          | 3,800.00          | 583.33            | 500.00               |
| 6311                    | Salaries & Wages         | 47,745.00        | 39,787.50         | 38,563.30         | 3,978.75          | 3,672.69             |
| 6313                    | Group Insurance Premiums | 10,000.00        | 8,333.33          | 8,330.16          | 833.33            | 986.18               |
| 6314                    | Employers Tax Expense    | 4,200.00         | 3,500.00          | 3,747.66          | 350.00            | 314.01               |

**Disbursements:**

|                                     | Annual Budget     | To Date Budget      | To Date Actual      | Monthly Budget     | This Month Actual  |
|-------------------------------------|-------------------|---------------------|---------------------|--------------------|--------------------|
| 6315 Workers Comp Premiums          | 220.00            | 183.33              | 215.60              | 18.33              | 0.00               |
| 6320 Legal Fees                     | 3,500.00          | 2,916.67            | 3,587.50            | 291.67             | 0.00               |
| 6321 Audit                          | 7,000.00          | 5,833.33            | 7,000.00            | 583.33             | 0.00               |
| 6322 Engineering Fees               | 10,000.00         | 8,333.33            | 3,012.50            | 833.33             | 327.50             |
| 6324 Laboratory Expense             | 4,500.00          | 3,750.00            | 1,623.62            | 375.00             | 297.30             |
| 6325 Election Expense               | 1,500.00          | 1,250.00            | 0.00                | 125.00             | 0.00               |
| 6326 Permit Fees                    | 750.00            | 625.00              | 619.85              | 62.50              | 0.00               |
| 6330 Appraisal District Fees        | 3,600.00          | 3,000.00            | 2,414.86            | 300.00             | 50.00              |
| 6332 Service Acct Collection (ACH)  | 200.00            | 166.67              | 120.00              | 16.67              | 0.00               |
| 6334 Contract Labor/Temp. Expense   | 1,000.00          | 833.33              | 160.46              | 83.33              | 0.00               |
| 6335 Maint. & Repairs Office Bldg   | 1,000.00          | 833.33              | 540.00              | 83.33              | 70.00              |
| 6338 Legal Notices                  | 750.00            | 625.00              | 2,039.65            | 62.50              | 0.00               |
| 6340 Printing & Office Supplies     | 3,500.00          | 2,916.67            | 1,940.61            | 291.67             | 584.22             |
| 6350 Postage                        | 2,000.00          | 1,666.67            | 2,017.95            | 166.67             | 0.00               |
| 6351 Phone/Internet Office          | 2,000.00          | 1,666.67            | 1,500.11            | 166.67             | 159.57             |
| 6353 Insurance & Bond Premiums      | 7,300.00          | 6,083.33            | 7,441.26            | 608.33             | 100.00             |
| 6354 Travel & Per Diem              | 2,000.00          | 1,666.67            | 1,126.71            | 166.67             | 0.00               |
| 6362 Dues & Subscriptions           | 3,600.00          | 3,000.00            | 3,815.58            | 300.00             | 231.13             |
| 7395 Miscellaneous                  | 3,215.00          | 2,679.17            | 820.00              | 267.92             | 475.00             |
| 3957 Payments on Notes              | 33,000.00         | 27,500.00           | 32,696.13           | 2,750.00           | 0.00               |
| <b>Total Budgeted Disbursements</b> | <b>424,600.00</b> | <b>\$353,833.33</b> | <b>\$334,626.14</b> | <b>\$35,383.33</b> | <b>\$34,288.61</b> |

|  |           |           |                     |  |                    |
|--|-----------|-----------|---------------------|--|--------------------|
| 6171 Tap Connection-Water                      |           |           | 0.00                |  | 0.00               |
| 6271 Tap Connection-Sewer                      |           |           | 0.00                |  | 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 | 5,000.00  |           | 0.00                |  | 0.00               |
| 7306.04 Capital Outlay - AMR System            | 0.00      |           | 0.00                |  | 0.00               |
| 7306.05 Capital Outlay - LS Facility Imprvmnts | 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 | 0.00      |           | 0.00                |  | 0.00               |
| 7306.09 Capital Outlay-Fire Hydrants           | 0.00      |           | 0.00                |  | 0.00               |
| 7306.10 Capital Outlay-GST rehab/replacement   | 0.00      |           | 0.00                |  | 0.00               |
| 7306.12 Capital Outlay-Sewer pump rebuild      | 10,000.00 |           | 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      |           | 0.00                |  | 0.00               |
| 7306.21 Capital Outlay-New GST                 | 50,000.00 |           | 0.00                |  | 0.00               |
| 7306.22 Capital Outlay-Sewer Lines             | 0.00      |           | 21,238.11           |  | 0.00               |
| 7306 Capital Outlay-Total                      |           | 21,238.11 |                     |  |                    |
| 3915 Renters Deposit Return                    |           |           | 0.00                |  | 0.00               |
| 8000 Base Water Rate CR (Winter Strm 2021)     |           |           | 0.00                |  | 0.00               |
| 4310 Overcharge Return                         |           |           | 0.00                |  | 0.00               |
| 4400 Utility Tax Payment                       |           |           | 2,235.94            |  | 2,235.94           |
| 4311 Returned Checks                           |           |           | 0.00                |  | 0.00               |
| <b>Total Disbursements:</b>                    |           |           | <b>\$358,100.19</b> |  | <b>\$36,524.55</b> |

Operating Fund Cash Balance

31-Jan-23

**\$491,966.97**

**Account Balances And Locations**

Operating Accounts

|                                       | Nat'l Bank & Trust  | Round Top State Bank | End of Month Balances |
|---------------------------------------|---------------------|----------------------|-----------------------|
| (a) Nat'l Bank & Trust Now            | 160,328.57          |                      | 160,328.57            |
| (b) Round Top State Bank Money Market |                     | 331,638.40           | 331,638.40            |
| <b>Totals</b>                         | <b>\$160,328.57</b> | <b>\$331,638.40</b>  | <b>\$491,966.97</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: 02/08/23



# Fayette County Water Control and Improvement District Monument Hill

## Board Approval of Disbursements January 13 - February 9, 2023

| Operating Fund Disbursements              |  | Check  | Amount             | Veri- | Paid | Not  |
|---|--|--------|--------------------|-------|------|------|
| Account                                   | Vendor   | Number |                    | fied  |      | Paid |
| 6332                                      | NBT - service account collection                       | EFT    | 15.00              | X     | X    |      |
| 6310                                      | Bobby Gilmore - directors fees                         | 13440  | 92.35              | X     | X    |      |
| 6310                                      | Seth Gunn - directors fees                             | 13441  | 92.35              | X     | X    |      |
| 6310                                      | Chester Johnson - directors fees                       | 13442  | 92.35              | X     | X    |      |
| 6310                                      | Gary Kramer - directors fees                           | 13443  | 92.35              | X     | X    |      |
| 6310                                      | Dixon McNair - directors fees                          | 13444  | 92.35              | X     | X    |      |
| 6142                                      | DXI Industries - cylinder rental                       | 13445  | 120.00             | X     | X    |      |
| 6362                                      | TRWA - annual membership dues                          | 13446  | 400.00             | X     | X    |      |
| 7395                                      | TRWA - donation to legal & disaster relief funds       | 13446  | 475.00             | X     | X    |      |
| 6313                                      | TML Health Benefits Pool - Emp & Dep Ins Premium       | 13447  | 1,538.86           | X     | X    |      |
| 6311                                      | L Steffek - paycheck                                   | DD     | 1,221.54           | X     | X    |      |
| 6335                                      | National Bugmobile - office exterminating              | 13448  | 70.00              | X     | X    |      |
| 6175                                      | TX Tank Svcs - GST/PT insp - WP2 GST leak repair       | 13449  | 2,047.00           | X     | X    |      |
| 6340                                      | Dewitt Poth - envelopes                                | 13450  | 52.95              | X     | X    |      |
| 6340                                      | RVS Software - past due notice cardstock               | 13451  | 42.88              | X     | X    |      |
| 6144                                      | Farmers Lumber - water materials                       | 13452  | 177.20             | X     | X    |      |
| 6244                                      | Farmers Lumber - sewer materials                       | 13452  | 9.99               | X     | X    |      |
| 6314                                      | TWC - TX unemployment taxes                            | EFT    | 0.70               | X     | X    |      |
| 6314                                      | IRS - employer/employee 941 taxes                      | EFT    | 1,034.38           | X     | X    |      |
| 6353                                      | CNA Surety - L Steffek Bond Renewal                    | 13453  | 100.00             | X     | X    |      |
| 6134                                      | Inframark - contract water operations                  | 13454  | 2,000.00           | X     | X    |      |
| 6234                                      | Inframark - contract sewer operations                  | 13454  | 1,000.00           | X     | X    |      |
| 6311                                      | L Steffek - paycheck                                   | DD     | 1,221.54           | X     | X    |      |
| 6141                                      | FEC-Well# 1  | 13455  | 1,010.90           | X     | X    |      |
| 6241                                      | FEC-River lift pump                                    | 13455  | 78.21              | X     | X    |      |
| 6141                                      | FEC-Booster tank                                       | 13455  | 321.43             | X     | X    |      |
| 6241                                      | FEC-Johnson Lift Station pump                          | 13455  | 89.02              | X     | X    |      |
| 6141                                      | FEC-Well# 3  | 13455  | 57.82              | X     | X    |      |
| 6201                                      | LG Utilities - sewer treatment                         | 13456  | 8,705.01           | X     | X    |      |
| 6201                                      | LG Utilities - overage sewer treatment                 | 13456  | 3,301.43           | X     | X    |      |
| 6241                                      | LG Utilities - The View Lift Station electricity       | 13457  | 109.67             | X     | X    |      |
| 7306.10                                   | Fayette Co Record - WP2 GST adv for bid ntc            | 13458  | 630.00             | X     | X    |      |
| 7306.10                                   | BEFCO - WP2 GST surveying & plan completion            | 13459  | 6,000.00           | X     | X    |      |
| 6362                                      | James Albright - mthly payroll subscription svc        | 13460  | 59.63              | X     | X    |      |
| 6340                                      | Dewitt Poth - ink, scotch tape etc                     | 13461  | 68.40              | X     | X    |      |
| 6235                                      | Hess Landscape - mowing                                | 13462  | 335.00             | X     | X    |      |
| 6135                                      | Inframark - water labor                                | 13463  | 20.99              | X     | X    |      |
| 6235                                      | Inframark - sewer labor (View LS leak)                 | 13463  | 1,540.37           | X     | X    |      |
| 6244                                      | Inframark - sewer materials (View LS repair materials) | 13463  | 754.79             | X     | X    |      |
| 6324                                      | Inframark - bacT samples                               | 13463  | 266.40             | X     | X    |      |
| 6351                                      | Sparklight - office phone / internet                   | 13464  | 159.57             | X     | X    |      |
| 6151                                      | Lori Steffek - reimb cell phone/tablet expense         | 13465  | 120.00             | X     | X    |      |
| <b>Total for Paid</b>                     |  |        | <b>35,617.43</b>   |       |      |      |
| 6135                                      | Deen Const - water repairs                             | 13466  | 2,375.00           | X     |      | X    |
| 6235                                      | Deen Const - sewer repairs                             | 13466  | 1,875.00           | X     |      | X    |
| <b>Total for Unpaid</b>                   |  |        | <b>4,250.00</b>    |       |      |      |
| <b>Total Operating Fund Disbursements</b> |  |        | <b>\$39,867.43</b> |       |      |      |

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

Director's Signature 

Date: 2.9.23

# Fayette County WCID - Monument Hill Construction Fund Report Jan-23

## Construction Fund Report

| Receipts:                         | To Date<br>Actual | This Month<br>Actual |
|-----------------------------------|-------------------|----------------------|
| 5391.1 Construction Fund Interest | 3,895.68          | 227.42               |
| <b>Total Receipts:</b>            | <b>3,895.68</b>   | <b>\$227.42</b>      |

### Construction Fund Beginning of Month Balances

|                                 |                  |
|---------------------------------|------------------|
| 1112 National Bank & Trust Acct | 27,855.32        |
| 1113 TexPool Acct               | \$66,234.17      |
| <b>Total Fund Deposits</b>      | <b>94,089.49</b> |

**Available Construction Funds: Jan-23 \$94,316.91**

### Disbursements:

|  | Annual<br>Budget  | To Date<br>Actual | This Month<br>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 | 325,000.00        | 310,850.00        | 525.00               |
| 7306.13 Capital Outlay-Generator           | 145,000.00        | 54,965.00         | 0.00                 |
| 7306.14 Capital Outlay-Well #3 VFD         | -                 | 0.00              | 0.00                 |
| 7306.16 Capital Outlay-Water Well #4       | -                 | 0.00              | 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>470,000.00</b> | <b>365,815.00</b> | <b>525.00</b>        |

**Construction Fund Cash Balance 31-Jan-23 \$93,791.91**

## Account Balances And Locations

| Construction Fund Accounts | Nat'l Bank<br>& Trust | TexPool            | End of Month<br>Balances |
|----------------------------|-----------------------|--------------------|--------------------------|
| (a) Nat'l Bank & Trust Now | 27,333.84             |                    | 27,333.84                |
| (b) TexPool                |                       | \$66,458.07        | 66,458.07                |
| <b>Totals</b>              | <b>\$27,333.84</b>    | <b>\$66,458.07</b> | <b>\$93,791.91</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: 02/09/23



**Fayette County WCID - Monument Hill  
Construction Fund  
Board Approval of Disbursements January 13 - February 9, 2023**

**Construction Fund Disbursements**

| Account | Vendor                                       | Check      | Amount            | Veri-<br>fied | Paid | Not<br>Paid |
|---------|--|------------|-------------------|---------------|------|-------------|
| 7306.11 | BEFCO - SS project engineering               | <u>203</u> | 525.00            | X             | X    |             |
|         |  | _____      |                   |               |      |             |
|         |  | _____      |                   |               |      |             |
|         |  | _____      |                   |               |      |             |
|         |  | _____      |                   |               |      |             |
|         |  | _____      |                   |               |      |             |
|         | <b>Total for Paid</b>                        |            | <b>525.00</b>     |               |      |             |
| 7306.11 | BEFCO - SS project engineering               | <u>204</u> | 750.00            | X             |      | X           |
|         |  | _____      |                   |               |      |             |
|         |  | _____      |                   |               |      |             |
|         |  | _____      |                   |               |      |             |
|         |  | _____      |                   |               |      |             |
|         | <b>Total for Unpaid</b>                      |            | <b>750.00</b>     |               |      |             |
|         | <b>Total Construction Fund Disbursements</b> |            | <b>\$1,275.00</b> |               |      |             |

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

Director's Signature 

Date: 2.9.23

# Fayette County WCID - Monument Hill Debt Service Fund Report Jan-23

## Debt Service Fund Report

| Receipts:                              | To Date<br>Actual | This Month<br>Actual |
|--|-------------------|----------------------|
| 4325 Property Tax Revenue (I&S)        | 64,783.96         | 29,890.59            |
| 4326 Property Tax - Interest & Penalty | (168.07)          | 3.72                 |
| 5391.2 Debt Service Fund Interest      | 732.04            | 210.40               |
| <b>Total Receipts:</b>                 | <b>65,347.93</b>  | <b>\$30,104.71</b>   |

### Debt Service Fund Beginning of Month Balance

|                                       |                   |
|---------------------------------------|-------------------|
| 1134 Round Top State Bank MM-Debt Svc | 47,154.77         |
| 1135 Round Top State Bank CD          | 74,258.72         |
| <b>Total Fund Deposits</b>            | <b>121,413.49</b> |

**Available Debt Service Funds: Jan-23 \$151,518.20**

| Disbursements:                          | To Date<br>Actual | This Month<br>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 | 22,561.25         | 0.00                 |
| 7363 Bond Administration Fees           | 250.00            | 0.00                 |
| <b>Total Fund Disbursements</b>         | <b>22,811.25</b>  | <b>0.00</b>          |

**Debt Service Fund End of Month Balance 31-Jan-23 \$151,518.20**

## Account Balances And Locations

| Debt Service Fund Account            | Round Top<br>State Bank MM | Round Top<br>State Bank CD | End of Month<br>Balance |
|--------------------------------------|----------------------------|----------------------------|-------------------------|
| (a) Round Top State Bank MM Debt Svc | 77,072.07                  |                            | 77,072.07               |
| (b) Round Top State Bank CD          |                            | 74,446.13                  | 74,446.13               |
| <b>Totals</b>                        | <b>77,072.07</b>           | <b>74,446.13</b>           | <b>\$151,518.20</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: 02/09/23