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**MINUTES**  
of the March 14, 2019  
Regular Board of Directors Meeting &  
Budget Adoption Public Hearing

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**Directors Present:** Dixon McNair, President; Seth Gunn, Vice President; Bobby Gilmore, Secretary; James Benes, Treasurer; Chester Johnson, Director  
**Directors Absent:**  
**Others Present:** Bradley Loehr, Engineer; Lori Steffek, Office Manager

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The meeting was called to order by Mr. Dixon McNair, President, at 4:00 p.m. on March 14, 2019, at the Fayette County WCID - Monument Hill District Office located at 100 Country Club Drive in La Grange, Texas.

Mr. McNair recessed the regular board of directors meeting and opened the public hearing on the proposed Operations/Maintenance and Capital Improvements Budget for fiscal year April 1, 2019 – March 31, 2020 at 4:01 p.m.

Mr. McNair affirmed that the “Budget Adoption” public notice had been published in the Fayette County Record, posted with the Fayette County Clerk’s office, as well as published on the District’s website, satisfying the District’s legal requirements.

Mr. McNair stated that the Board had unanimously approved the proposed FY 2019-2020 Operations/Maintenance and Capital Improvements Budget at a duly posted, open meeting on February 14, 2019.

No public comments were received.

Mr. Seth Gunn, made a motion, seconded by Mr. Chester Johnson, to adjourn the public hearing. The public hearing on the proposed FY 2019-2020 Operations/Maintenance and Capital Improvements Budget was adjourned at 4:04 p.m.

Mr. McNair reconvened the regular Board of Directors meeting at 4:04 p.m.

The Minutes from the February 14, 2019 regular Board of Directors meeting were presented for approval.

Mr. James Benes made a motion, seconded by Mr. Chester Johnson, to approve the Minutes of the February 14, 2019 regular Board of Directors meeting as presented. The motion passed unanimously with all Directors being present and voting.

Mr. Benes reviewed the February Operating Fund Treasurer’s Report with the Board. Available beginning of the month balance was \$223,362.78. Total cash receipts for the month were \$32,250.26. Total expenses for the month of February were \$49,913.10, leaving the District with a total combined end of the month operating fund bank balance of \$205,699.94. Unusual expenses for the month included payment to Secure Vision of America for (60) ¾” x 5/8” Kamstrup water meters and installation of (56) meters in the amount of \$12,980.00; elevated waste water treatment in the amount of \$8,903.44, which is about \$2,300 higher than normal; payment to Hess Landscape for rip rap boulders

placed behind water plant #1 and other clean up at the water plant in the amount of \$4,075 and the purchase of a new pump for the River Lift Station in the amount of \$9,570.97.

Mr. Benes reviewed Operating Fund disbursements pending approval for a total of \$43,360.10. Extraordinary expenses for February include a significant increase in the amount of waste water treatment overage charges in the amount of \$4,209.57.

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to approve the February 2019 Operating Fund Treasurer's Report, and to pay the Operating Fund disbursements as presented for a total of \$43,360.10. The motion passed unanimously with all Directors being present and voting.

Mr. Benes reviewed the February 2019 Construction Fund Report with the Board. The beginning of the month combined balance was \$516,855.37. Total interest earned was \$879.04. Total bond related capital improvements for the month amounted to \$570. which represents payment to BEFCO Engineering for time spent on the sanitary sewer improvements project. The combined end of the month balance was \$517,164.41.

Mr. Benes reviewed the pending Construction Fund disbursements for \$930.00. Disbursements include payments to BEFCO Engineering for work on the sanitary sewer bond project in the amount of \$570 and \$360.

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to approve the February 2019 Construction Fund Treasurer's Report and to pay the Construction Fund disbursements as presented for a total of \$970.00. The motion passed unanimously with all Directors being present and voting.

Mr. Benes reviewed the February Debt Service Fund Report with the Board. The beginning of the month balance was \$147,889.93. The District opened a 13-month \$70,000 Certificate of Deposit at Round Top State Bank (RTSB) in February. The District received \$5,311.11 in property tax revenue and \$43.64 in interest income from the RTSB Money Market account during the month. A bond payment disbursement was made in the amount of \$54,093.75. The RTSB Money Market Debt Service Fund end of the month balance was \$29,150.93 and the combined end of the month balances for the money market account and the certificate of deposit was \$99,150.93.

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to approve the February 2019 Debt Service Fund Report and to approve the debt service disbursement in the amount of \$54,093.75 during the month. The motion passed unanimously with all Directors being present and voting.

Mr. Dixon McNair, in his President's Report reviewed the following:

1. Water Plant #1 –
  - a. Met with Nathan Hess & Bradley Loehr and assessed how Well #4 discharge drains. Culvert drain appeared to be effective, however, the sides of the splash pad needed to be raised in order to contain and properly divert the discharge water into the culvert.
  - b. Hess Landscape filled in below the ground storage tank discharge with sack concrete
  - c. Hess Landscape also filled in behind WP1 (outside of the fence) with sack concrete in order to address the water run-off from the ground storage tank whenever it's drained
  - d. Hess Landscape will remove all shrubbery growing through the fence
  - e. Mr. Benes met with Luke Carden of LKC Welding regarding needing him to construct a 2 ft tall catwalk in order to access Well #4's upper piping. A cost of \$4,443.87 was provided by Mr. Carden.
  - f. Mrs. Steffek contacted Blue Tex Insulation concerning insulation repair/replacement needed at both Water Plant #1 and Well #3. Currently waiting on them to determine when they will be able to complete the work. Mrs. Steffek was asked to contact WETS and/or Mr. Charles Orelup to find out if he was finished taking samples for the TTHM pilot study so that the insulation can be replaced.



2. River Drive –
  - a. The County has done extensive brush/debris clearing along River Dr
  - b. While clearing, three manholes and one water valve were located and marked
  - c. A maintainer has been brought in to build up the roadway
3. Fire Hydrant Repair / Replacement –
  - a. Locates have been done for the two hydrants that will be replaced at 205 Richard Road and between 215-217 Park Drive
4. River Lift Station –
  - a. Continues to run for extended periods of time every time a significant rain event occurs.
  - b. Wash out is occurring around the edges of the lift station and needs to be filled in
  - c. Mr. Benes also met with Luke Carden to show him the lid, with lip, that is needing to be fabricated, in order to cover the manhole where the flow meter is located. A cost of \$400 was provided by Mr. Carden.
5. Country Club Ct –
  - a. There are five manholes below the homes that back up to the golf course. All are leaking and rings are sitting on top of crumbling brick. It appears that whenever it rains, these manholes are often underwater for extending periods of time.
6. District Office –
  - a. Colter Zoch of Tatonka Trees removed the trees overhanging Mr. Billings fence and garage roof.
  - b. James & Brenda Benes have been working on identifying shrubs and/or trees to be placed on the Richard Road side of the office. MHPOA will pay for the landscaping materials and labor.

Mrs. Steffek reported the following during the Operations Report:

1. Water Meter Replacement –
  - a. (56) Kamstrup meters were installed Feb 20-22. Four meter locations had frozen or inaccessible curb stops that needed to be repaired by Deen's Construction. Work orders and locates were submitted. Deen's Construction also handled the replacement of those meters.
  - b. The District was required to purchase an upgraded license for Ready Manager, the Kamstrup meter reading software, since the existing license was only valid for 100 meters and the District now has 160. The current license will allow for reading up to 250 meters.
2. TCEQ –
  - a. TTHMs –
    - i. 1Q2019 TCEQ TTHM samples were pulled on January 28<sup>th</sup>. Results were excellent at 34.1 mg/L (DBP2-01) and 36.1 mg/L (DBP2-02)
  - b. Well #4 Certification –
    - i. Chemical Samples were collected on January 28<sup>th</sup>. These samples will determine if our water treatment process needs to be altered.
    - ii. Lead & Copper –The first lead and copper sampling period will be from April 4-8 and the second will be from July 25-29.
    - iii. Water Quality Parameters – Antea Group collected the first WQP samples on March 12<sup>th</sup>.
3. Water Plant #1 / Well #4 / Well #3 –
  - a. Glenn Goode installed the water plant 1 GST level and pressure transmitters on February 14<sup>th</sup> and everything appears to be working correctly.
4. Bluff Manor Expansion –
  - a. Met with Mr. Benes, Mr. Loehr, Omar Lemus, Raul Lemus and their architect on March 10<sup>th</sup> to discuss the proposed expansion at Bluff Manor. The following items were discussed
    - i. How many and what size meter(s) will be needed? It was determined that (2) 2" meters would be used to supply water to the apartments and (1) ¾" x 5/8" would serve the washeteria.
    - ii. Will an additional fire hydrant be required, per building code? Mr. Loehr stated he had spoken with Frank Menefee, LGVFD Fire Chief, concerning the matter and he stated he was "OK" with the one fire hydrant placed at the front of the property along Spur 92, however, Mr. Loehr was uncertain what the specific building codes require. The architect stated he would verify and get back with Mr. Loehr.

- iii. Potential need to re-locate water line if it runs below the existing apartments. Mrs. Steffek contacted David Deen about the matter and he proposed moving the existing 2” water meter to the back property line along the fence and capping the existing water line that does, in fact, run through the middle of the complex.
- iv. Update the City of La Grange concerning the 24-apartment unit expansion. Mrs. Steffek contacted Shawn Raborn concerning the expansion since it will impact the amount of waste water being sent to the City for treatment. Mr. Raborn asked for an email in writing specifying the number of units, etc., and stated that the proposed increase in waste water treatment (approximately 68,000 gallons per month) would not have any adverse impact on the City.

In his Engineer’s Report, Mr. Bradley Loehr discussed the following items:

1. Bluff Manor – David Deen says cap the water line at the existing water meter and move the meter to the back fence, then cap the line near the valve along Spur 92. Most cost effective method (\$2,000 vs. \$35-50,000). Abandon the line under the apartments. There was discussion concerning the non-working Inter-Connect the District shares with Fayette Water Supply Corporation on the corner of Hwy 77 and Spur 92. This will need to be fixed / replaced.
2. Water Plant 1 / The View Road Repairs – Mr. Loehr made the recommendation that the roads be built up with crushed limestone. Cost estimates were solicited from multiple providers and the best cost was provided by Leward Anders & Sons. The board moved forward to Agenda Item #7 “consider and take appropriate action on driveway repairs to Water Plant 1 and the View Lift Station”.

Mr. Loehr reviewed with the board proposals received from Leward Anders & Sons and RL Excavation. RL Excavation does not have workers compensation insurance and cannot contract with the District without having it in place, per the District’s legal counsel, Lisa Patterson. Other bids were solicited without response.

Leward Anders & Sons estimate was the better price at \$5,467.50 for Water Plant 1 road from River Road to the gates at the plant. The work will include, screenings, crushed limestone and rip rap boulders to line the drainage route on the west side of the plant driveway. Anders’ estimate for The View Lift Station also included screening and crushed limestone at a cost of \$2,480.00. Estimated time frame for completion was 6 weeks – 3 months.

Mr. James Benes made a motion, seconded by Mr. Chester Johnson, to hire Leward Anders & Sons, Inc. to perform the road repair work at Water Plant 1 and the View Lift Station at a cost of \$5,467.50 and \$2,480.00, respectively. The motion passed unanimously with all directors being present and voting.

3. Sanitary Sewer Line Project – Areas of concern are as follows:
  - a. Pace to Tiemann
  - b. Tiemann to Koenig
  - c. Koenig gully to Lookout Drive at Koenig’s driveway (manholes 25-27)
  - d. Koenig gully to Lookout Drive at Corker’s driveway (manholes 22A-25)
  - e. Corker’s driveway to end of Lookout under Fayette Elec Coop line (manholes 22-22A)
  - f. End of Lookout Drive up to Rolling Hill (manholes 15-22)
  - g. Rolling Hill – Kewley (previously Seth’s flip house) to Coronado (manholes 12-15)

The Board discussed with Mr. Loehr the most problematic areas and after a lengthy discussion it was determined that the most critical areas of concern that should be addressed in this project are items “a” – “f”. Mr. Loehr stated that open cut replacement of the lines was going to be the most cost effective. The board moved to ahead to Agenda Item #13, Consider and take appropriate action on matters related to the Series 2017 Bond projects and all other associated projects”.

Mr. Chester Johnson made a motion, seconded by Mr. James Benes, for BEFCO Engineering, Inc. to move forward with design and bidding on open cut line replacement as outlined in items “a” through “f” (from Pace to Rolling Hill). The motion passed unanimously with all Directors being present and voting.



Mr. McNair presented the FY 2019-2020 Operations/Maintenance and Capital Improvements Budget for consideration.

Mr. James Benes made a motion, seconded by Mr. Chester Johnson, to adopt the FY 2019-2020 Operations/Maintenance and Capital Improvements Budget as presented. The motion passed unanimously with all Directors being present and voting. A copy of the signed budget is to be attached to the Minutes of the meeting as a permanent record.

Mr. McNair reviewed with the Board the pricing provided by LKC Welding for the catwalk at Well #4 / Water Plant 1 (\$4,443.87) and for the lid with lip to cover the manhole housing the River Lift Station flow meter (\$400.00). It was agreed that the pricing for the catwalk at Water Plant 1 was more than anticipated and that access could be achieved at a more reasonable cost.

Mr. Chester Johnson made a motion, seconded by Mr. Bobby Gilmore, to have LKC Welding fabricate a steel lid with lip for the manhole housing the River Lift Station flow meter at a cost not to exceed \$400. The motion passed unanimously with all Directors being present and voting.

Mr. McNair asked the Board for a motion concerning the moving of Bluff Manor's existing water meter and the capping of the water line located below the apartment complex, as discussed earlier in the meeting.

Mr. James Benes made a motion, seconded by Mr. Chester Johnson, to have Deen Construction move Bluff Manor's existing 2" water meter to the back fence line and to cap and abandon the water line located underneath the complex. The motion passed unanimously with all Directors being present and voting.

Mrs. Steffek presented the Board with the proposed FY 2019-2020 Interconnect Agreement between FWSC and the District. The rate for purchasing water between the entities will remain at \$3.20 per 1,000 gallons.

Mr. James Benes made a motion, seconded by Mr. Bobby Gilmore, to approve the FY 2019-2020 Interconnect Agreement between Fayette Water Supply Corporation and the District at a rate of \$3.20 per 1,000 gallons purchased or sold between the two entities. The motion passed unanimously with all Directors being present and voting.

Mrs. Steffek informed the Board that the Services Contract with Deen's Construction was scheduled to expire on March 31, 2019. Mr. David Deen, owner of Deen's Construction, had informed the District that his hourly rate would be increasing from \$110 per hour to \$115 per hour.

Mr. James Benes made a motion, seconded by Mr. Bobby Gilmore, to approve a new Services Contract between Deen's Construction and the District for the period April 1, 2019 through March 31, 2020 with a rate of \$115.00 per hour for repair and/or maintenance services provided by Deen's Construction to the District. The motion passed unanimously with all Directors being present and voting.

Mr. James Benes reviewed with the Board the District's Investment Policy dated March 14, 2013 and stated that no changes were needed to be made at this time to the policy, however, it was required that every year the Board review the policy and pass a resolution to re-adopt the existing policy, if no changes are made.

Mr. James Benes 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 all Directors being present and voting.

At 5:44 p.m. the Board of Directors recessed the regular meeting and convened into Executive Session, under Section 551.074 of the Open Meetings Act, to discuss personnel matters concerning the evaluation and salary of the District's Office Manager.

At 5:50 p.m. the Board adjourned the Executive Session and reconvened the regular Board of Directors meeting.

Mr. James Benes made a motion, seconded by Chester Johnson, to increase the Office Manager's current annual salary to from \$42,500 to \$45,475 which represents a 7% increase; changes will go into effect with the first pay period of April 2019. The motion passed unanimously with all Directors being present and voting.

Items were identified and placed on the agenda for the next regular Board of Directors meeting scheduled to be held on April 11, 2019 at 4 p.m. at the Fayette County WCID - Monument Hill District office located at 100 Country Club Drive, La Grange, Texas.

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

The meeting was adjourned at 5:51 p.m.



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Mr. Bobby Gilmore  
Secretary



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Mr. Dixon McNair  
President



**Fayette County WCID, Monument Hill**  
**ADOPTED FY 2019/2020 Operating/Capital Improvements Budget**  
**ADOPTED March 14, 2019**

Operation And Maintenance	FY19/20 Budget	Monthly Budget
<b>Receipts:</b>		
4100 Water	191,000.00	15,916.67
4200 Sewer	155,000.00	12,916.67
4300 MHPOA (clerical Services)	13,200.00	1,100.00
4320 Maintenance Property Tax	49,230.00	4,102.50
5391 Interest on Temporary Investments	250.00	20.83
<b>Total Budgeted Receipts:</b>	<b>408,680.00</b>	<b>34,056.67</b>
<b>Disbursements:</b>		
<b>Water Expenses</b>		
6100 Bulk Water Purchased	3,500.00	291.67
6134 Contract Labor Water	24,000.00	2,000.00
6135 Maint & Repair Water	30,000.00	2,500.00
6136 Meter Installation Water	-	-
6137 Meter Reading	1,000.00	83.33
6141 Electric Utility Water	21,000.00	1,750.00
6142 Chemicals Water	8,200.00	683.33
6143 Small Tools	120.00	10.00
6144 Repair Materials Water	10,000.00	833.33
6145 Meter Expense	-	-
6151 Telephone Water	2,700.00	225.00
6175 Inspection Expense Water	1,500.00	125.00
<b>Sewer Expenses</b>		
6201 Sewage Treatment	90,000.00	7,500.00
6234 Contract Labor Sewer	12,000.00	1,000.00
6235 Maint & Repair Sewer	8,000.00	666.67
6252 Electric Utility Sewer	2,500.00	208.33
6242 Chemicals Sewer	-	-
6244 Repair Materials Sewer	7,500.00	625.00
6251 Telephone Sewer	1,700.00	141.67
<b>General Expenses</b>		
1317 Furniture & Fixtures	-	-
6310 Director's Fees	7,000.00	583.33
6311 Salaries & Wages	42,500.00	3,541.67
6313 Group Ins. Premiums	8,200.00	683.33
6314 Employers Tax Expense	4,300.00	358.33
6315 Workers Comp Premium	250.00	20.83
6320 Legal Fees	1,000.00	83.33
6321 Audit	6,500.00	541.67
6322 Engineering Fees	10,000.00	833.33
6324 Laboratory Expense	12,500.00	1,041.67
6325 Election Expense	120.00	10.00
6326 Permit Fees (Annual)	650.00	54.17
6330 Appraisal District Fees	3,500.00	291.67
6332 Service Acct Collection (ACH)	200.00	16.67
6334 Contract/Temp Labor	2,000.00	166.67
6335 Maintenance & Repairs Bldg	600.00	50.00
6338 Legal Notices	1,600.00	133.33
6340 Printing & Office Supplies	6,000.00	500.00
6350 Postage	2,500.00	208.33
6351 Office Phone/Internet	1,800.00	150.00
6353 Insurance & Bond Premiums	5,800.00	483.33
6354 Travel & Per Diem	4,000.00	333.33
6358 Rent-Office & Storage	-	-
6362 Dues & Subscriptions	4,400.00	366.67
7362 Interest on Notes	-	-
7395 Miscellaneous Expense	2,000.00	166.67
3917 Payments on Notes	-	-
<b>Total Budgeted Disbursements</b>	<b>\$ 351,140.00</b>	<b>\$ 28,970.00</b>

Note1-Normal monthly budget allocations are shown. Some items may be budgeted for the months in which they are normally paid or received.

Capital Improvements	BOND CIP
Water System Capital Improvements	95,000.00
Sewer System Capital Improvements	5,000.00
	<b>\$ 100,000.00</b>
	<b>\$ 515,000.00</b>

This budget was adopted after a duly posted and published Budget Adoption Public Hearing and during a regular Board of Directors meeting, by action of the Board of Directors, on 14 May 2019

Date 14 May 2019 Directors Signature James R. Benas

FAYETTE COUNTY WCID - MONUMENT HILL  
 FIVE YEAR CAPITAL BUDGET  
 FY 2019-2020

	FY20	F20 Bond CIP	FY21	FY22	FY23	FY24
<b>DRINKING WATER SYSTEM</b>						
<b>Source &amp; Production</b>						
Well 3 - 1991	\$3,000		\$3,000	\$3,000	\$3,000	\$3,000
Well 4 - 2017						
Maintenance - Two pumphouses & doors						
Booster Pumps (maintenance one in next 5 yr)					\$5,000	
SCADA System						
Radio System / Omni-Site						
<b>Distribution</b>						
Pressure Tank - Painting (2 PT + 1 wk purchase water)	\$10,000		\$10,000	\$10,000	\$10,000	\$10,000
Ground Storage Tank - Cleaning (ea. 4 yrs from FY16)						
Ground Storage Tank - Painting (3-5 yr from FY16)	\$50,000		\$50,000	\$50,000	\$50,000	\$50,000
VFDs - Well #3 / WP 1 & 2						
Fire Hydrant - (70+) Repair & replacement	\$22,000		\$5,000	\$15,000	\$15,000	\$15,000
Meters (All new 2013, begin replacements 2018-2019)	\$10,000		\$10,000	\$10,000	\$10,000	\$10,000
Water lines						
<b>SUBTOTAL</b>	<b>\$95,000</b>	<b>\$0</b>	<b>\$78,000</b>	<b>\$88,000</b>	<b>\$93,000</b>	<b>\$88,000</b>
<b>WASTEWATER SYSTEM</b>						
Sewer System Evaluation / Smoke Testing						
Sewer System Updates / Manhole repairs (80-90 total)						
PVC Sewer collection lines		\$340,000				
<b>Lift Stations</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	\$5,000		\$5,000	\$5,000	\$5,000	\$5,000
Generator		\$175,000				
<b>SUBTOTAL</b>	<b>\$5,000</b>	<b>\$515,000</b>	<b>\$5,000</b>	<b>\$5,000</b>	<b>\$5,000</b>	<b>\$5,000</b>
<b>TOTAL</b>	<b>\$100,000</b>	<b>\$515,000</b>	<b>\$83,000</b>	<b>\$93,000</b>	<b>\$98,000</b>	<b>\$93,000</b>

NOTES:

1. FY20 draft budget Maintenance line items for comparison:

Water maint & repair + materials = \$95,000

Sewer maint & repair + materials = \$5,000



**Fayette County WCID-Monument Hill  
Operating Fund Report  
Feb-19**

<b>Operating Fund Report</b>						
<b>Receipts:</b>		Annual	To Date	To Date	Monthly	This Month
		Budget	Budget	Actual	Budget	Actual
4100	Water	190,000.00	174,166.67	172,172.97	15,833.33	12,434.04
4200	Sewer	154,800.00	141,900.00	138,636.78	12,900.00	12,045.83
4320	Property Tax	47,350.00	47,350.00	47,486.17	14,350.00	3,315.65
4300	MHPOA (clerical services)	12,600.00	11,550.00	10,500.00	1,050.00	0.00
5391	Interest on Deposits	150.00	137.50	613.57	12.50	71.89
<b>Total Budgeted Receipts:</b>		<b>\$404,900.00</b>	<b>\$375,104.17</b>	<b>\$369,409.49</b>	<b>\$44,145.83</b>	<b>\$27,867.41</b>
4101	Bulk Water Sales			0.00		0.00
4110	Taps-Water			500.00		0.00
4111	Customer Svc Inspection-Water			125.00		0.00
4120	Reconnection Fees			50.00		0.00
4210	Taps-Sewer			500.00		0.00
4330	Pen & Int. Service			1,375.90		20.48
4331	Pen. & Int. Standby			0.00		0.00
4322	Pen. & Int. Maint Tax			(2.11)		0.00
2114	Utility Tax			1,514.20		119.75
3951	Trans from Savings			0.00		0.00
3953	Trans from Capital			0.00		0.00
2151	Renters Deposit			500.00		0.00
3957	Bank Loan			0.00		0.00
5380	Miscellaneous			47,265.18		4,242.62
<b>Total Receipts:</b>				<b>\$421,237.66</b>		<b>\$32,250.26</b>
<b>Operating Fund Beginning of Month Balance</b>						<b>\$223,362.78</b>
<b>Available Operating Funds:</b>		<b>1-Feb-19</b>				<b>\$255,613.04</b>
<b>Disbursements:</b>		Annual	To Date	To Date	Monthly	This Month
		Budget	Budget	Actual	Budget	Actual
<b>Water Expenses</b>						
6100	Bulk Water Purchased	3,500.00	3,208.33	0.00	291.67	0.00
6134	Contract Labor Water	24,000.00	22,000.00	24,000.00	2,000.00	2,000.00
6135	Maint & Repair Water	30,000.00	27,500.00	32,303.16	2,500.00	5,420.28
6136	Meter Installation Water	-	0.00	0.00	0.00	0.00
6137	Meter Reading	1,000.00	916.67	0.00	83.33	0.00
6141	Electric Utility Water	21,000.00	19,250.00	16,637.48	1,750.00	1,226.65
6142	Chemicals Water	7,000.00	6,416.67	6,969.45	583.33	140.00
6143	Small Tools	120.00	110.00	0.00	10.00	0.00
6144	Repair Materials Water	12,000.00	11,000.00	6,884.23	1,000.00	243.32
6145	Meter Expense	-	0.00	0.00	0.00	0.00
6151	Telephone Water	2,200.00	2,016.67	1,455.02	183.33	68.65
6175	Inspection Expense Water	1,500.00	1,375.00	942.00	125.00	
<b>Sewer Expenses</b>						
6201	Sewage Treatment	95,000.00	87,083.33	82,553.12	7,916.67	8,903.44
6234	Contract Labor Sewer	12,000.00	11,000.00	12,000.00	1,000.00	1,000.00
6235	Maint & Repair Sewer	8,000.00	7,333.33	13,490.42	666.67	630.00
6241	Electric Utility Sewer	2,500.00	2,291.67	2,262.16	208.33	264.86
6242	Chemicals Sewer	-	0.00	0.00	0.00	0.00
6244	Repair Materials Sewer	7,500.00	6,875.00	18,061.21	625.00	9,570.97
6251	Telephone Sewer	-	0.00	0.00	0.00	
<b>General Expenses</b>						
1317	Furniture & Fixtures	-	0.00	0.00	0.00	0.00
6310	Director's Fees	7,000.00	6,416.67	4,800.00	583.33	400.00
6311	Salaries & Wages	42,500.00	38,958.33	39,230.84	3,541.67	3,269.24
6313	Group Insurance Premiums	9,600.00	8,800.00	8,899.01	800.00	724.64
6314	Employers Tax Expense	4,000.00	3,666.67	3,724.58	333.33	295.97

Disbursements:			To Date	To Date	Monthly	This Month
			Budget	Actual	Budget	Actual
6315	Workers Comp Premiums	250.00	229.17	196.00	20.83	0.00
6320	Legal Fees	1,000.00	916.67	1,093.75	83.33	0.00
6321	Audit	7,000.00	6,416.67	7,000.00	583.33	0.00
6322	Engineering Fees	10,000.00	9,166.67	6,857.50	833.33	660.00
6324	Laboratory Expense	3,500.00	3,208.33	5,381.43	291.67	576.00
6325	Election Expense	1,500.00	1,375.00	0.00	125.00	0.00
6326	Permit Fees	650.00	595.83	619.85	54.17	0.00
6330	Appraisal District Fees	3,200.00	2,933.33	2,996.70	266.67	809.75
6332	Service Acct Collection (ACH)	200.00	183.33	130.00	16.67	15.00
6334	Contract Labor/Temp. Expense	2,400.00	2,200.00	262.50	200.00	0.00
6335	Maint. & Repairs Office Bldg	500.00	458.33	490.00	41.67	0.00
6338	Legal Notices	1,100.00	1,008.33	1,283.42	91.67	0.00
6340	Printing & Office Supplies	6,000.00	5,500.00	1,851.29	500.00	0.00
6350	Postage	2,500.00	2,291.67	1,329.57	208.33	0.00
6351	Phone/Internet Office	1,800.00	1,650.00	1,400.83	150.00	139.95
6353	Insurance & Bond Premiums	5,500.00	5,041.67	5,560.66	458.33	150.00
6354	Travel & Per Diem	2,000.00	1,833.33	1,677.38	166.67	0.00
6358	Rent Office & Storage	-	0.00	0.00	0.00	0.00
6362	Dues & Subscriptions	4,400.00	4,033.33	5,620.93	366.67	424.38
7362	Interest on Notes	-	0.00	0.00	0.00	0.00
7395	Miscellaneous	2,000.00	1,833.33	2,000.00	166.67	0.00
3917	Payments on Notes	-	0.00	0.00	0.00	0.00
<b>Total Budgeted Disbursements</b>		<b>345,920.00</b>	<b>\$317,093.33</b>	<b>\$319,964.49</b>	<b>\$28,826.67</b>	<b>\$36,933.10</b>

6171	Tap Connection-Water			220.00		0.00
6271	Tap Connection-Sewer			0.00		0.00
7306	Capital Outlay - Johnson Lift Station	0.00		0.00		0.00
7306	Capital Outlay - Storage Bldg Chlorine	0.00		0.00		0.00
7306	Capital Outlay - District Bldg	0.00		0.00		0.00
7306	Capital Outlay - AMR System	7,500.00		37,061.40		12,980.00
7306.1	Capital Outlay - LG Sewer Meter	0.00		0.00		0.00
7306.1	Capital Outlay-Pumphouse Repairs	0.00		3,975.00		0.00
7306.1	Capital Outlay-Painting Pressure Tanks	10,000.00		0.00		0.00
7306.1	Capital Outlay-Fire Hydrants	5,000.00		0.00		0.00
7306.10	Capital Outlay-Radio/Alarm System	20,000.00		0.00		0.00
7306.1	Capital Outlay-Sewer pump rebuild	1,500.00		0.00		0.00
7306.2	Capital Outlay-Water Lines	10,000.00		0.00		0.00
7306	Capital Outlay-Total		41,036.40			
3915	Renters Deposit Return			0.00		0.00
4310	Overcharge Return			0.00		0.00
4410	Utility Tax Payment			1,643.91		0.00
4311	Returned Checks			105.92		0.00
<b>Total Disbursements:</b>				<b>\$362,970.72</b>		<b>\$49,913.10</b>

Operating Fund Cash Balance

28-Feb-19

**\$205,699.94**

### Account Balances And Locations

#### Operating Accounts

	Nat'l Bank & Trust	Round Top State Bank	End of Month Balances
(a) Nat'l Bank & Trust Now	55,991.49		55,991.49
(b) Round Top State Bank Money Market		149,708.45	149,708.45
<b>Totals</b>	<b>\$55,991.49</b>	<b>\$149,708.45</b>	<b>\$205,699.94</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:

*James R. Benz*

Treasurer

Date:

*14 Mar 2019*

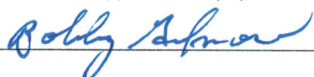


**Fayette County Water Control and Improvement District  
Monument Hill**

**Board Approval of Disbursements February 15 - March 14, 2019**

Operating Fund Disbursements		Check	Amount	Veri-	Paid	Not
Account	Vendor	Number		fied		Paid
6332	NBT - Service Account Collection	EFT	903.72	X	X	
6310	James Benes - directors fees	12207	92.35	X	X	
6310	Bobby Gilmore - directors fees	12208	92.35	X	X	
6310	Seth Gunn - directors fees	12209	92.35	X	X	
6310	Dixon McNair - directors fees	12211	92.35	X	X	
6142	DXI Ind - cylinder rental	12212	140.00	X	X	
6311	L Steffek - paycheck	DD	1,080.50	X	X	
6330	FCAD - tax collection	12214	809.75	X	X	
6134	Inframark - contract water operations	12215	2,000.00	X	X	
6234	Inframark - contract sewer operations	12215	1,000.00	X	X	
6313	TML Multistate IEBP - Emp & Dep ins Premium	12216	1,240.48	X	X	
6353	CNA Surety - S Gunn bond	12217	50.00	X	X	
6151	AT&T Mobility - district cell phone and tablet	12218	68.65	X	X	
6135	Hess Landscape - WP1 driveway repair	12219	550.00	X	X	
7306.04	Secure Vision of America - 60 meters & installation	12220	12,980.00	X	X	
6144	MDN Enterprises - heavy duty meter box	12221	183.32	X	X	
6322	BEFCO Eng - Jan 2019 PE fees	12222	660.00	X	X	
6314	IRS - employer/employee 941 taxes	EFT	903.72	X	X	
6311	L Steffek - paycheck	DD	1,080.50	X	X	
6362	Kamstrup - upgrade software license to 250 meters	12223	482.66	X	X	
6201	LG Utilities - sewer treatment	12224	6,661.47	X	X	
6201	LG Utilities - overage sewer treatment	12224	4,209.57	X	X	
6241	LG Utilities - The View Lift Station electricity	12225	20.28	X	X	
6141	FEC-Well# 1	12226	876.62	X	X	
6241	FEC-River lift pump	12226	93.96	X	X	
6141	FEC-Booster tank	12226	297.08	X	X	
6241	FEC-Johnson Lift Station pump	12226	82.55	X	X	
6141	FEC-Well# 3	12226	98.27	X	X	
6135	Hess Landscape - water plant mowing	12227	215.00	X	X	
6235	Hess Landscape - sewer plant mowing	12227	120.00	X	X	
6135	Hess Landscape - Well 4 discharge, erosion behind WP1	12227	640.00	X	X	
6338	Fayette Co Record - budget adoption PH notice	12228	299.25	X	X	
6142	DXI Ind - chlorine	12229	223.25	X	X	
6351	NewWave Comm - office phone/internet	12230	144.09	X	X	
6324	DSHS - annual water samples	12231	1,181.32	X	X	
6322	BEFCO Eng - Feb 2019 PE fees	12232	780.00	X	X	
6135	Inframark - non contract water labor	12233	269.76	X	X	
6144	Inframark - water repair materials	12233	120.00	X	X	
6235	Inframark - non contract sewer labor	12233	33.72	X	X	
6244	Inframark - sewer repair materials	12233	15.00	X	X	
6324	Inframark - Bac T water samples	12233	144.00	X	X	
<b>Total for Paid</b>			<b>41,027.89</b>			
6135	Deen's Const - Feb 2019 repairs	12234	2,310.00	X		X
6244	Farmers Lumber - sewer materials	12236	22.21			
<b>Total for Unpaid</b>			<b>2,332.21</b>			
<b>Total Operating Fund Disbursements</b>			<b>\$43,360.10</b>			

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

Director's Signature 

Date: 3.14.19

**Fayette County WCID - Monument Hill  
Construction Fund Report  
Feb-19**

**Construction Fund Report**

Receipts:	To Date Actual	This Month Actual
5391.1 Construction Fund Interest	9,978.41	879.04
<b>Total Receipts:</b>	<b>9,978.41</b>	<b>\$879.04</b>

**Construction Fund Beginning of Month Balances**

1112 National Bank & Trust Acct	41,443.25
1113 TexPool Acct	\$475,412.12
<b>Total Fund Deposits</b>	<b>516,855.37</b>

**Available Construction Funds:** **1-Feb-19** **\$517,734.41**

Disbursements:	Annual Budget	To Date Actual	This Month Actual
6332.1 Construction Fund Bank Charges		0.00	0.00
7201 Bond Issue Expense		900.00	0.00
7305 Capital Outlay-Interest Expense		0.00	0.00
7306.06 Capital Outlay-SCADA	-	59,531.06	0.00
7306.11 Capital Outlay-SSES & Improvements	285,000.00	47,427.71	570.00
7306.13 Capital Outlay-Generator	175,000.00	0.00	0.00
7306.14 Capital Outlay-Well #3 VFD	0.00	0.00	0.00
7306.16 Capital Outlay-Water Well #4	300,000.00	93,363.87	0.00
7306.17 Capital Outlay-Tank Mixers	0.00	1,540.00	0.00
7306.18 Capital Outlay-Aerator Rework	5,000.00	2,275.00	0.00
<b>Total Fund Disbursements</b>	<b>765,000.00</b>	<b>205,037.64</b>	<b>570.00</b>

**Construction Fund Cash Balance** **28-Feb-19** **\$517,164.41**

**Account Balances And Locations**

Construction Fund Accounts	Nat'l Bank & Trust	TexPool	End of Month Balances
(a) Nat'l Bank & Trust Now	40,878.02		40,878.02
(b) TexPool		476,286.39	476,286.39
<b>Totals</b>	<b>\$40,878.02</b>	<b>\$476,286.39</b>	<b>\$517,164.41</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: James R. Bener, Treasurer Date: 14 Mar 2019



**Fayette County Water Control and Improvement District  
Monument Hill  
Construction Fund  
Board Approval of Disbursements February 15 - March 14, 2019**

**Construction Fund Disbursements**

Account	Vendor	Check	Amount	Veri- fied	Paid	Not Paid
7306.11	BEFCO Eng - PE fees on sewer project	<u>147</u>	570.00	X	X	
		_____				
		_____				
		_____				
		_____				
		_____				
	<b>Total for Paid</b>		<b>570.00</b>			
7306.11	BEFCO Eng - PE fees on sewer project	<u>148</u>	360.00	X		X
		_____				
		_____				
		_____				
		_____				
		_____				
	<b>Total for Unpaid</b>		<b>360.00</b>			
	<b>Total Construction Fund Disbursements</b>					
			<b>\$930.00</b>			

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

Director's Signature *Bobby Gibson*

Date: 3.14.19

**Fayette County WCID - Monument Hill  
Debt Service Fund Report  
Feb-19**

**Debt Service Fund Report**

Receipts:	To Date Actual	This Month Actual
4325 Property Tax Revenue (I&S)	76,076.18	5,311.11
4326 Property Tax - Interest & Penalty	612.13	0.00
5391.2 Debt Service Fund Interest	430.90	43.64
<b>Total Receipts:</b>	<b>77,119.21</b>	<b>\$5,354.75</b>

**Debt Service Fund Beginning of Month Balance**

1134 Round Top State Bank MM		147,889.93
1135 Round Top State Bank Debt Svc CD		-
<b>Total Fund Deposits</b>	<b>1-Feb-19</b>	<b>147,889.93</b>
<b>Available Debt Service Funds:</b>	<b>Feb-19</b>	<b>\$153,244.68</b>

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	78,187.50	54,093.75
<b>Total Fund Disbursements</b>	<b>78,187.50</b>	<b>54,093.75</b>

**Debt Service Fund End of Month Balance** **28-Feb-19** **\$99,150.93**

**Account Balances And Locations**

Debt Service Fund Accounts	Round Top State Bank	End of Month Balance
(a) Round Top State Bank MM Debt Service	29,150.93	29,150.93
(b) Round Top State Bank - Debt Svc CD	70,000.00	70,000.00
<b>Totals</b>	<b>\$99,150.93</b>	<b>\$99,150.93</b>

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

Prepared By: James R. Benes, Treasurer Date: 14 Mar 2019



**Fayette County Water Control and Improvement District  
Monument Hill  
Debt Service Fund  
Board Approval of Disbursements February 15 - March 14, 2019**

**Debt Service Fund Disbursements**

Account	Vendor	Check	Amount	Veri- fied	Paid	Not Paid
3956	BOK Financial - April 2019 debt service payment	<u>105</u>	\$54,093.75	X	X	
		_____				
		_____				
		_____				
		_____				
		_____				
	<b>Total for Paid</b>		<b>\$54,093.75</b>			
		_____				
		_____				
		_____				
		_____				
	<b>Total for Unpaid</b>		-			
	<b>Total Debt Service Fund Disbursements</b>		<b>\$54,093.75</b>			

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

Director's Signature *Bobby Gibson*

Date: 3.14.19