

**BARTON CREEK WEST  
WATER SUPPLY CORPORATION  
P.O. BOX 1220  
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**MINUTES OF MEETING OF THE BOARD OF DIRECTORS  
May 20, 2025**

The Board of Directors of the Barton Creek West Water Supply Corporation convened a regular meeting; open to the public; via videoconference on May 20, 2025, at 6:30 P.M.

The roll was called at 6:34P.M. of the following Board of Directors by the President.

|                 |                     |         |
|-----------------|---------------------|---------|
| Tom Luin        | President           | Present |
| Meryl Stoller   | Secretary/Treasurer | Present |
| Wade Bingaman   |                     | Present |
| Paul Roush      |                     | Present |
| Ki O            |                     | Present |
| Wallace Harwood |                     | Present |
| Steve Cooper    | Vice President      | Present |

Item 1 was to determine that a quorum was present for the Board to meet. Also, present were William Swanks of Tumco, and Dennis Lozano of Malone/ Wheeler.

Item 2 was to hear citizens communication. Director Luin presented a letter from the BCW HOA director, Jackie Boykin and pool committee member, Jay Kamm. Their concerns were focused on the future water rate increase and would like for the board to consider a reduced rate to not burden the Barton Creek West HOA with increased expenses. The board discussed their request and assigned actions to Dennis Lozano to obtain relevant water rate information from the WTC PUA and William Swanks to assemble historical billing record for review during the June meeting. Director Luin indicated he would be speaking with the HOA board president within the next week to gather additional insight on their request.

Item 3 was to review and approve minutes of the April 15, 2025 regular meeting. Director Stoller moved to approve the minutes as presented with a minor correction on item 7. Director Bingaman seconded and the motion carried unanimously. The April 15th Annual Election meeting minutes were not included in the monthly board packet in error so review and approval of those meeting minutes will be completed during the June meeting. There was nothing further.

Item 4 was to review bills and invoices and approve payment of same. Mr. Swanks reported on normal bills. Director Cooper moved to pay the bills as presented. Director Roush seconded and the motion carried unanimously.

Item 5 was to discuss take action necessary for election of Barton Creek West WSC officers. Director Bingaman moved to keep the current slate of officers in their positions. Director Ki O seconded and the motion carried. Directors Luin, Cooper, and Stoller will continue their

positions as President, Vice President, and Secretary/Treasurer, respectively, for another year. Director Ki O brought up the idea of Board officer compensation for a future board discussion. Mr. Swanks was directed to add this to next month's agenda. There was nothing further.

Item 6a Mr. Swanks gave the General Manager and Operator reports. Mr. Swanks reported maintenance and monthly inspections at the treatment plant, lift stations, irrigation fields and water system were routine and normal. Mr. Swanks reported on mowing of the irrigation fields should start in the next few weeks. He reported the pond liner has been repaired. He reported on power outage at Creeks Edge Pkwy lift station and that by the time he arrived power was restored and all stations were working. Mr. Swanks reported on watering violation for the last month totaled 6 homes. Mr. Swanks reported on progress of maintenance software and would work with Director Harwood and Dennis Lozano on other system option and report back next month. There was nothing further.

Item 6b Mr. Swanks next gave the financial report. Mr. Swanks reported on the statement of activities for the month of April. He reported that billing for the month of April was \$118,162 and that monies collected were \$118,476. He reported the interest earned on investments totaled \$4,853. Expenses totaled \$73,102. He reported on the schedule of investments at \$1,583,597. The checking account balance was \$123,751. Mr. Swanks reported on a treasury bill that came due in May and that \$372,000 was reinvested for a 6 months term at 4.14%. There was nothing further.

Item 6c Engineer report. Dennis Lozano reported on the data that were provided in the packet, with plant operations in the normal range. There was nothing further.

Item 7 was to review status of Malone/Wheeler project documentation bid package development and completion timeline. Mr. Lozano reported the bids were released to contractors that bids were due to Malone/ Wheeler offices on June 10, 2025. The working committee meeting was rescheduled to review the bid packages on June 27<sup>th</sup>. There was nothing further.

Item 8 was to review, discuss and take action as necessary for continued improvement of the BCW WSC web site. Mr. Swanks reported that rate documents had been posted to the website. There was nothing further.

Item 9 was to discuss future water and wastewater rates and take action as necessary. No action taken.

Item 10 was to review and discuss the Long-Term Capital Expense Plan report and how it affects: cash flow, fee structures, planning, and monitors progress on expenses, specifically to review planning impact on planned sewer plant rehabilitation in the fiscal year 2024-2025. No new updates. There was nothing further.

Item 11 Next Regular Meeting Date: June 17, 2025 at Ce-Bar Fire Department at 6:30pm.

Item 12 Other Business. Mr. Swanks brought to the board a watering variance request. The request was from Erin Wilson at 3300 Barton Point Dr, after board discussion Mr. Swanks was

directed to put eyes on what the request was for and to work with director Luin on approval.

Item 13 Adjourn. Director Bingaman moved to adjourn. At 7:34 PM Director Harwood seconded and the motion carried unanimously.