

HIGH POINT SPECIAL UTILITY DISTRICT
16983 Valley View Road
Forney, Texas 75126
(972) 564-3801

NOTICE OF A REGULAR MEETING OF THE BOARD OF DIRECTORS

DATE: Thursday, July 20, 2023
TIME: 6:00 p.m.
PLACE: 16983 Valley View Road, Forney, Kaufman County, Texas

AGENDA

1. Call meeting to order.
2. Public Forum. (3 minutes per speaker; see Notice below)
3. Approval of regular June 15, 2023 board meeting minutes.
4. Review and accept June monthly financial reports.
5. Building committee update.
6. Discuss and act on the 2nd draw request from Grossman for the new office building.
7. Discuss and act on Resolution No. 2023-004 authorizing the General Manager John Washburn to file an application for financial assistance from the State Infrastructure Bank (SIB).
8. Discuss and act on Resolution No. 2023-005 approving an engagement letter to retain James D. Bradbury, PLLC law firm as special counsel to provide condemnation services.
9. Discuss and approve the Non-Standard Service Contract for Master Metered Water Utility Service between CESM Real Estate, LLC and High Point Special Utility District for the Forney Gateway V apartment development.
10. Recess into Executive Session pursuant to Texas Government Code Section 551.071 to consult with the District's general or special legal counsel about pending litigation:
 - (a) High Point Water Supply Corporation and High Point Special Utility District vs. Peter Lake, Will McAdams, Lori Cobos, Jimmy Glotfelty, and Kathleen Jackson in their official capacities as Commissioners of the Public Utility Commission of Texas; and Thomas Gleeson, in his official capacity as Executive Director of the Public Utility Commission of Texas, Civil Action: 1:23-cv-00013-LY, in the U.S. District Court for the Western District of Texas, Austin Division.
 - (b) Linda Stewart vs. High Point WSC/SUD, Cause No. 109580-86, in the 86th District Court, Kaufman County.
 - (c) Petition of Tellus-Mann, LLC for Expedited Release from Water CCN No. 10841 Held by High Point Water Supply Corporation in Kaufman County (PUC Docket No. 54206).
 - (d) Evelyn Dangerfield's Appeal of the Cost of Obtaining Service from High Point Special Utility District (PUC Docket No. 54666).
11. Reconvene into an open session and take any appropriate action on matters discussed in the executive session.
12. Attorney's report. Attorney James Wilson may report on the following District related matters: easements; vendor contracts; interlocal governmental agreements and relations; developments and subdivisions; nonstandard service contracts; regulatory compliance issues; district policies and rules;

customer disputes; open meetings and public information acts; employees; and, matters related to the District's certificate of convenience and necessity and boundaries.

13. Engineer's report: Tyler Hendrickson, P.E. may report on the following matters: standard drawings and details; comprehensive planning; future and ongoing water facilities construction projects; storage capacity issues; new or proposed subdivisions and commercial developments; relocating waterlines to accommodate widened roads, streets, and highways; project bids and proposals; project costs and financing.
14. General Manager and Office Manager's Report: John Washburn and Erica Parnell may report on water loss; water system maintenance and status; meters set; funding, planning, and construction of new facilities; monthly billing; service accounts; water supply matters; updates on residential and commercial developments; easements; contracts; customer relations; equipment status and needs; staff policies and general personnel matters; revenues and expenses; and other matters related to the foregoing items.
15. Adjourn.

CERTIFICATION

I certify that this Agenda was posted on July 17, 2023, at approximately 4:30 p.m., as follows: (i) in the front window of the High Point SUD's regular offices located at 16983 Valley View Road, Forney, Kaufman County, Texas, facing the front and visible to the public at all times for at least 72 continuous hours prior to the scheduled meeting; (ii) with the County Clerks of Kaufman and Rockwall Counties; and, (iii) on High Point SUD's official website: www.highpointsud.com/agendas.



Erica Parnell, Office Manager/Assistant Secretary

NOTICE

1. The Board of directors reserves the right to recess into executive or closed session to consult with the High Point SUD's attorney about any item listed on this Agenda whenever it is considered necessary and legally justified under the Texas Open Meetings Act, Section 551.071 of the Texas Government Code.
2. The Board may vote or act on any item listed on this Agenda.
3. During Public Comment, individuals may address the Board about matters not listed on this Agenda. Each speaker shall be limited to 3 minutes. The Board is prohibited from deliberating or acting on any matter presented during Public Comment.
4. Persons with disabilities who plan to attend a Board meeting and may need auxiliary aid or assistance should contact the Office Manager, Erica Parnell, at least two working days prior to the scheduled meeting by telephone at (972) 564-3801 or by email to erica@highpointsud.com. Braille is not available.