

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, April 16, 2026
TIME: 2:00 p.m.
PLACE: 16983 Valley View Road, Forney, Kaufman County, Texas

AGENDA

1. Call meeting to order.
2. Public Forum. (three minutes per speaker; see Notice below).
3. Consider and approve the Minutes for:
 - (a) March 19, 2026 Regular Meeting
 - (b) March 26, 2026 Special Meeting
4. Review and accept the March 2026 monthly financial report.
5. Discuss and approve the proposal from Whitman Land Group, LLC, related to the acquisition of waterline easements and negotiation of two utility agreements for the TxDOT FM 548 Phase 2B Waterline Relocation Project.
6. Discuss and act on Resolution No. 2026-004 approving a Depository Agreement with American National Bank.
7. Discuss and act on the Water Service Area Agreement between RCH Water Supply Corporation and High Point Special Utility District to dually certify three small portions of High Point's certificated service area.
8. Discuss and act on Resolution No. 2026-005 authorizing an application to the Texas Commission on Environmental Quality for approval of water projects and the issuance of bonds or notes in an amount not to exceed \$20,000,000 to finance said projects.
9. Discuss and approve Non-Standard Service Contracts for the following developments:
 - (a) Willow Creek – A residential subdivision located on the northeast side of Smith Road, between the northwest side of Klutts Road and the northeast side of FM 550 in McLendon Chisholm, Texas
 - (b) Lotus Creek – A residential subdivision located on the northwest side of CR 221 and southwest of Neal Road in Forney, Texas
 - (c) Gateway Ph2 – A mixed-use commercial development located at the intersection of Concord Drive and Gateway Blvd in Forney, Texas.
 - (d) BJ's Wholesale – A Grocery and Warehouse Club located on Hwy 80, west of Cypress Hollow Drive in Forney, Texas – conversion from a Commercial Contract to a Non-Standard Service Contract.
10. 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.
11. 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; non-standard 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.

12. General Manager and Assistant General Manager's Report: John Washburn, Erica Parnell, and Mindi Letchworth 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.
13. Adjourn.

CERTIFICATION

I certify that this Agenda was posted on April 10, 2026, at approximately 2:00 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.
5. One or more members of the Board of Directors may participate remotely by telephone or video conference in compliance with the Texas Open Meetings Act. The location identified on this Agenda is the location at which the presiding officer and a quorum of the Board will be physically present during the meeting.