

**KING CREEK WATER SUPPLY CORPORATION  
BOARD OF DIRECTORS MEETING MINUTES**

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**Date:** June 13, 2023/**Time:** 6:37pm-7:35pm/**Location:** 148 CR 1605, Clifton, TX 76634  
(Kenneth Eubanks's home)/**Dial In:** (978)990-5064, **Access Code:** 1408755#/Join  
**Online:** <https://joinfreeconferencecall.com/kingcreekwsc>

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<b>Meeting called by:</b> Kenneth Eubanks	<b>Attendees:</b> Kenneth Eubanks, Pres., Pam Kellan, Sec., Robin Hamilton, Treas., Bruce Roebuck, Ron White
<b>Type of Meeting:</b> Monthly Meeting	
<b>Facilitator:</b> Kenneth Eubanks	<b>Unable to Attend:</b> Craig Hoffman, VP and Shauna Latham
<b>Note Taker:</b> Kenneth Eubanks	
<b>Timekeeper:</b> Kenneth Eubanks	<b>Guests/VIPS:</b> None

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**AGENDA TOPICS**

1. **Public Address(15minutes).....VIPS/Members**  
Kenneth shared a solicitation letter that a concerned member provided to him regarding a “plumbing warranty” he received. Kenneth asked the Board to be on lookout for others getting this solicitation and to spread the word that the warranty is not sponsored by nor recommended by KCWSC.
2. **Secretary’s Report (5 minutes).....Pam**  
Ron motioned to accept the April Board Minutes as presented. Bruce 2<sup>nd</sup>. Motion passed.  
**Discussion:** Pam reported that no significant mail had been received. Kenneth asked Pam to be on the lookout for any RFP responses.
3. **Treasurer’s Report (10 minutes).....Robin**  
**Discussion:** Robin had brought to Kenneth’s attention that the payments being received by David by members for bill, were not being deposited in the bank on the same dates of deposits David provides to us. Some have a difference in dates per bank statements of over a month. Kenneth discussed with David and David discovered the reason. Kenneth stated to David that the deposits need to match the bank statements and deposits are to be made within the month received. Robin updated the March Treasurer’s Report and ran revised reports. Kenneth recommended that he, Pam and Robin meet and create a procedure that outlined the steps and requirements for payments received. Kenneth motioned to accept the March and April revision and the current May Treasurer’s Reports. Bruce 2<sup>nd</sup>. Motion passed.

Kenneth presented an itemized invoice for reimbursement of his expenses for printed pages and travel expenses of \$65.60. Pam motioned to approve reimbursement. Bruce 2<sup>nd</sup>. Motion passed.

**Discussion:** Robin questioned the mileage rate Kenneth used. Stated rate has increased per the IRS rules. The amount Kenneth used was low. Kenneth stated he was fine with lower amount he used.

4. **NEW BUSINESS: (30 minutes).....Kenneth**
  - A. **Liability Insurance Review:** Kenneth and Pam briefed the Board on seeking a new local insurance agent, as the current agent was obtained by Lonnie Sevier and they are in Dallas. Kenneth and Pam have reached out to Aars and Nelson Insurance in Clifton and provided them with information to get their proposal. Coincidentally, Mustang Valley WSC contacted Kenneth to inquire on what insurance KCWSC uses. They, in turn, provided two more agents in Clifton.

Kenneth will reach out to them.

**B. Property for Well:** Kenneth briefed the Board of his meeting with the owner of the Owen Ranch, Thomas Richards, who reached out to Kenneth to set up a meeting and discuss KCWSC's interest in purchasing a couple of acres. Mr. Richard was interested in the operation and needs of KCWSC, however, was not interested in or willing to sell any land to KCWSC.

**Discussion:** Pam stated that this was probably a good thing, as she feels like we should not be spending any more money, but concentrate on selling the system.

**C. David Posten proposal:** Kenneth informed the Board that David has stated that he would be willing to hand off the KCWSC billing to another person or contractor. Kenneth reviewed his original contract and the billing was an optional work item listed. The billing obligation with keeping up with RVS, Payclix, etc, has become very challenging especially for the contracted rate of \$2/meter + postage. Kenneth informed David that he would bring before the Board to discuss. KCWSC would need to pay someone to do this work at current market rates. Robin indicated she might be interested. Kenneth stated not an immediate action needed, but Board will need to consider all the tasks involved, create a procedure and how to act on the findings. Kenneth asked Robin and Pam, if they would help him with the process review and creating the procedure. They agreed.

**5. OLD BUSINESS: (25 minutes).....Kenneth**

**A. Lead & Copper Rule Revision Update:** Kenneth briefed the Board on the status of the LCRR efforts. No additional work has been undertaken on the inventory itself. The work effort has been focused on obtaining funding from the Texas Water Development Board Drinking Water State Revolving Fund, which can provide up to 51% forgivable low interest loans. The TWDB has engaged with Kenneth on this effort, but pointed out some concerns with the RFP and their dislike of performing the inventory at the same time as meter replacements. The Board agreed to limit activity to access funding by avoiding additional expenses incurred in an effort to obtain the funding. Kenneth explained to the Board that so far, the newspaper ad has been placed in both the Clifton and Meridian newspapers, posted on the KCWSC webpage and direct solicitations had been made. Kenneth recommended that the Board not withdraw the application for the funding from DWSRF, but wait and evaluate their offer for funding, if any given. KCWSC is not bound or obligated to accept the funding, even if offered.

**B. Capital Improvements:**

- 1. Fence & Site work-Kenneth briefed the Board, that concrete had been removed, weed killer applied and down payment to Barrera Fence had been paid. Work to begin before July 15<sup>th</sup> per agreement.
- 2. Meter Replacement-no update from Zenner. Kenneth will contact Core & Main in Waco for an update on estimate for Neptune meters and AMI system.
- 3. Pump House-no activity. Kenneth recommended that no activity be initiated until after the liability insurance has been investigated.

**C. Water Restriction Review:**

- 1. Water Level: Kenneth reported that he had assembled a test gauge like the one Middle Trinity GCD uses to measure the Head (water above the pump) and it was holding steady at 159' in static state. This is 10' below the level measured this same time last year.
- 2. GPM: Kenneth reported that the GPM had recovered from the low point of 31.1

GPM measured earlier on April 7<sup>th</sup>. Kenneth recommended that the Board not elevate the restrictions to Level 2, as the Board agreed to at April meeting. The Board agreed with continued monitoring. Kenneth did inform the Board that signs for Level 2 and 3 have been made and ready for use, if needed.

D. Operational Status: At time of this meeting, Directors Report had not been received from David. Kenneth will inquire.

E. Selling KCWSC: Pam motioned to issue "intent to sell" letters and to solicit interest in purchasing KCWSC from other entities Bruce 2<sup>nd</sup>. Motion passed. Discussion: The Board openly discussed the option of selling. Given the bureaucracy in obtaining funding, lack of County support in obtaining available funding and lack of Membership interest in serving on the Board, the Board agreed to openly solicit interest from other Water Utility Companies. Kenneth has 5-6 contacts from other systems. He will author a "letter of intent to sell" and forward to Board for review and approval to send out.

6. **CLOSED SESSION BUSINESS:** (5 minutes).....Kenneth  
None

7. **TAKE ACTION:**

a. Review motions and action items from Minutes-None

b. Adjourn Open Meeting

Pam motioned adjourn. Robin 2<sup>nd</sup>. Motion passed

Discussion: None

  
Kenneth Eubanks-Pres.

  
Pam Kellan-Sec.