

DeBerry Water Supply Corporation - Board Meeting  
Thursday September 5, 2024 @ 6pm  
DeBerry Baptist Church 2114 FM 31 Deberry, TX

### **Board of Directors Meeting Agenda**

1. Call to order and establish a quorum
2. Public Comment
3. Consent Agenda
  - a. Previous Meeting Minutes
  - b. Payment of Bills
  - c. August 2024 Financials
4. Financial Reports and Updates from Kathy Yates
  - a. Update on Paystar Progress
  - b. Water Loss Report
5. Water Operator Report Triple G
  - a. TCEQ Violations
    - i. New Violation
    - ii. Existing Violations
  - b. Replacement Meter Installs
  - c. System Update
  - d. Leaks Repairs
6. Guest Speaker
  - a. Lance from Underground Utility concerning water loss and meter replacement and upgrades
7. Infrastructure Report - Steve Werner
  - a. Infrastructure Database
  - b. Lead and Copper Survey Update
  - c. Discuss/Action: Diamond Mapping System
8. Well Update Report - Matt Tillman
  - a. Well Updates
    - i. Discuss/Action on quotes for Well Assessments
  - b. Engineering Updates
    - i. Discuss/Action on Engineering Reports
9. Funding and Operational Assistance Update
  - a. WUTAP Update
  - b. Water Finance Exchange Meeting Update
    - i. Paul King TRWA
    - ii. Possible Contact for Audit which is required by USDA
    - iii. Self-Audit Opportunity
  - c. Sabine River Authority Grant Update
10. Discuss/Action: Items to add to 2025 Annual Meeting Ballot
  - a. Move Annual Meeting Date in 2026 to day of week instead of March 1st

- b. Adopt revised and updated USDA Bylaws with Change to Article X which states membership fees are refundable
  - c. Bylaws changes for credit card or debit card due to current requirements from certain companies to have a card on file.
- 11. Discuss/Action- Increase late fee from \$10.00 to \$15.00
- 12. Financial Committee - Bookkeeper Recommendations
- 13. Convene into closed session under the authority of Texas Government Code, Chapter 551 of the Open Meetings Act regarding discussion of (if needed)
  - 1. Consultation with Attorney – Pending Litigation ( 551.071 )
  - 2. Consultation with Attorney – Attorney/Client Privileged Consultations ( 551.071 )
  - 3. Deliberations Regarding Real Property (551.072)
  - 4. Deliberations Regarding Personnel Matters ( 551.074 ) - Employee Compensation**
  - 5. Discussion of contracts, addendums to contracts, Easements
  - 6. Economic Development Negotiations
- 14. Reconvene into Open Session
- 15. Take Action on any items discussed in Closed Session
  - a. Discuss/Action - Hiring of Bookkeeper
- 16. Adjourn

The Board may go into closed session at any time when permitted by Chapter 551, Government Code. Before going into closed session, a quorum of the Board must be assembled in the meeting room, the meeting must be convened as an open meeting pursuant to proper notice, and the presiding officer must announce that a closed session will be held and must identify the sections of Chapter 551, Government Code, authorizing the closed session.