

Approval of Minutes from
December 16, 2024
Board Meeting

**REGULAR MEETING
OF THE BOARD OF DIRECTORS OF THE
LUMBERTON MUNICIPAL UTILITY DISTRICT**

The regular meeting of the Board of Directors of the Lumberton Municipal Utility District was held on Monday, December 16, 2024, at 6:30 p.m. at the offices of the District pursuant to notice duly posted in accordance with the law. The following members of the Board were present:

Jimmy Burk

David Desormeaux

Roger Smith

Nick Carter

Absent: David Pitchford

Also present were Robb Starr, Mike Tywater, Carla McGallion, BJ Lee-Lewis and Benny Lewis as employees of the District, Jared Defrancis and Tim Ashcroft of LJA Engineering and Guy N. Goodson of Germer PLLC as legal counsel for the District.

Agenda Item No. 1: **Prayer and Pledge.** A quorum being present, the meeting was called to order where the prayer and pledge were led by President Carter.

Agenda Item No. 2: **Public Comments on Agenda Items.** None.

Agenda Item No. 3: **Minutes from November 18, 2024 Board Meeting.** The Minutes of the November 18, 2024 meeting were tabled as not available for review.

Agenda Item No. 4: **Wastewater Plant and Collection System Improvements Update from LJA Engineering.** The Board recognized Jared Defrancis who presented the project status report indicating that included with his report was a revised project schedule and the most recently proposed site plan. Mr. Defrancis stated that all additional matters for permitting had been completed, and the

District should expect a bid proposal for the wastewater project improvements to be released in January 2025.

Mr. Defrancis then reviewed the sanitary sewer collection system projects noting the U.S. Highway 69 rehabilitation project for Pineburr to Horn Road had been advertised with a pre-construction meeting held on December 12 and a bid opening scheduled for December 19; otherwise, Mr. Defrancis noted there were no changes in the status of other proposed projects.

Agenda Item No. 5: Capacity and Construction Approval for SETX Church on South LHS

Drive. Mr. Defrancis presented the site map and plan for the proposed SETX Church on South LHS Drive in Lumberton and reviewed the capacity study for the two commercial connections. Mr. Defrancis reviewed the proposed development, its required satisfaction of design and its water and sewer system facility design plans. Mr. Defrancis reviewed the water and sewer system facility analysis and concluded that the District had adequate water production, water storage and water distribution system facilities for the proposed two commercial connections, noting a 6-inch waterline would be constructed and looped into the District's watermain and would be sufficient to support the proposed development. Mr. Defrancis also noted that the District's gravity sanitary sewer lines to the existing Woosley Palm Lift Station were adequate to support the development; the District's wastewater treatment plant was currently at 59% of permitted capacity, and the development was not expected to increase that percentage significantly. After discussion and upon motion duly made by Director Smith and seconded by Director Desormeaux, the Board gave capacity and construction approval to SETX Church on South LHS Drive.

Agenda Item No. 6: Final Approval for Copper Point Phase 4, 34 lots, Boykin Homes, owner.

The Board recognized Robb Starr who indicated that all the requirements for Copper Point Phase 4, 34 lots, Boykin Homes had been satisfied and accepted by the District. Upon motion duly made by

Director Desormeaux and seconded by Director Smith, the Board provided final approval for Copper Point Phase 4, 34 lots, Boykin Homes, owner.

Agenda Item No.7: Award paint contract for Water Well #3. The Board recognized Robb Starr and a representative of Dunham Engineering for the recommendation of the contractor for Well #3. Mr. Starr and Mr. Johnson reviewed the tabulation sheets from the bid opening, the qualifications and references. After review, it was determined the lowest response and responsive bidder was O&J Coatings, Inc. for a total contract price not to exceed \$470,600.00, including base bid items and additive bid items #1-4. After the presentation of the proposal and upon motion duly made by Director Smith and seconded by Director Burk, the Board awarded the contract for Water Well #3 to O&J Coatings, Inc. for a contract price not to exceed \$470,600.00.

Agenda Item No. 8: Manager's Report.

A. Presentation of Financial Statement and Accounts Payable. The Board recognized Carla McGallion who reviewed the bank deposits and collateral pledges from First Financial Bank showing deposits of \$31,889,544.24 and market value of pledged securities of \$40,441,712.36. Ms. McGallion then reviewed the accounts payable totaling \$378,383.13, the budget to date showing revenues for the month of \$700,992.37 and disbursements of \$751,889.62 for a monthly operating loss of \$50,897.25. Ms. McGallion then reviewed the 2024-2025 budgeted capital improvements with expenditures of \$12,522.58 with no noted scheduled maintenance and repair costs. Ms. McGallion then reviewed the District's 5-year to monthly average revenue and expenses as well as overtime and account adjustments in the amount of \$1,485.26. Ms. McGallion closed with a review of the 2022 bond cost summary and outstanding invoices to date including engineering services invoice from LJA Engineering.

B. Presentation of Production Report and Operations Report. The Board recognized Benny Lewis who presented the Production and Operations Report noting the wastewater treatment plant had one 2-hour peak limit exceedance. Mr. Lewis also noted significantly that the water tower at Water Well #3 will be out of service in January of 2025. Mr. Lewis followed with a review of overtime cost noting the increase in overtime for November 2024 due to activities related to the high rainfall event. He then reviewed the water loss, other production reports, the monthly summary of graphs and charts of water plant production, water usage and customer profiles, the vehicle mileage and maintenance report as well as the log of complaints.

C. Presentation of Current Projects.


- **Discussion of January and February Board Meeting Dates.** Mr. Starr noted that due to the holiday schedule for 2025, the District's Board meetings in January and February would fall on holidays. Therefore, after discussion and with the concurrence of the Board, Mr. Starr noted that the January meeting would be moved to January 23, 2025, and the February meeting to February 20, 2025. Mr. Starr then provided a detailed discussion of recent activity resulting in certain of the overtime cost related to an issue on discolored water. Mr. Starr advised that much of the discoloration occurred in small size waterlines and due to interaction with the weather during colder periods. Mr. Starr also detailed the plans of District personnel to address the discoloration of the water. Questions followed from the Board.

D. Presentation of Directors' Reports. None.

Agenda Item No. 9: Public Comments. None.

Agenda Item No. 10: Payment of Bills. After discussion and upon motion duly made by Director Desormeaux and seconded by Director Smith, the accounts payable were approved for payment as presented.

Agenda Item No. 11: Adjournment. There being no further business, the meeting was adjourned at 7:12 p.m.



President of the Board

ATTEST



Secretary of the Board