

**MINUTES OF MEETING
HURST CREEK MUNICIPAL UTILITY DISTRICT
NOVEMBER 14, 2022**

THE STATE OF TEXAS

§

COUNTY OF TRAVIS

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The Board of Directors of Hurst Creek Municipal Utility District (the "District") met this date at 9:00 a.m. in Special session, open to the public in the District's offices at 102 Trophy Drive, The Hills, Texas 78738, and the roll was called of the duly constituted officers and members of the Board to wit:

Present:

Wilson Smith	President
James M. Wingard	Vice-President
Mike Maroney	Secretary
William Coskey	Treasurer
Tom Stiles	Assistant Secretary

thus, constituting a quorum.

Also present were Earl Wood, Stacey Johnson, Kurt Pendleton, Beth Caccamisi, and Sonja De La Fuente, Hurst Creek MUD, and Councilmember Sarah Carroll, Village of the Hills.

- 1. Consider, discuss, and take any necessary action on allowing Legend Communities to lease space on the District's elevated tower for the City of Lakeway Downtown Square.**

Bill Hayes with Legend Communities presented the Board with his plan for the City of Lakeway Downtown Square and requested leasing space on the elevated tower to display their logo and hopefully bring awareness to their project, which will include various types of residences, retail, commercial and restaurants across 78 acres. The Board asked questions and shared their thoughts. Earl suggested the Board Members take time over this next year while the project completes their site development work to drive around and look at the tower to determine their position.

- 2. Consider, discuss, and take any necessary action on creating a Leak Adjustment Policy for the District.**

Earl Wood provided the report regarding this item. He explained that currently the District only allows one leak adjustment in the lifetime of an account if the resident provides proof of repair. This would allow one adjustment per year with proof of repair and if the resident signs up and utilizes WaterScope to monitor their usage.

Director Coskey moved to adopt the Leak Adjustment Policy as presented; Director Wingard seconded the motion, which carried 5-0.

3. Consider, discuss, and take any necessary action on drainage and MS4.

Earl advised that MS4 will now be a standing item going forward. Kurt Pendleton provided the report regarding this item. He noted that the next quarterly meeting regarding MS4, and the permit will be held on November 30th. He is hoping to hear back from the engineering firm this week regarding when the Dew Drop Cove project will be going out to bid. He is still waiting to conduct the final drainage inspection at 52 Cottondale, which is a new build. They had several items to address. The new build at 2 Autumn Oaks is close to getting their drainage plan approved.

4. Consider, discuss, and take any necessary action to approve the Minutes of the October 17, 2022, Regular Board meeting.

Director Stiles moved to approve the Minutes of the October 17, 2022, Regular Board Meeting; Director Maroney seconded the motion which carried 5-0.

5. Consider, discuss, and take any necessary action to approve the October 2022 Bookkeeper's Report and approval of paid invoices.

Beth Caccamisi reviewed the written report showing \$1,074,986 in the General Fund and \$78,802 in the Debt Service Fund. No property taxes collected as there is a delay until December. She reported that TexPool earned 3.3% interest and as of this morning was earning 3.62% interest. She explained expenses for the year are over by \$6,000 mostly for chemicals and extra insurance purchased for the Directors that was not budgeted. Revenue is \$1,700 to the good for the month. There was one utility bill write-off this month in the amount of \$152.

Director Coskey moved approval of the October 2022 Bookkeeper's Report and paid invoices; Director Maroney seconded the motion which carried 5-0.

6. Consider, discuss, and take any necessary action to approve the October 2022 Manager's Operating Report.

Earl Wood reviewed the written report. He noted there is still only one house under construction at 52 Cottondale, which is almost complete. Someone just purchased the vacant lot at 7 Cheverly Court and a new build is coming at 2 Autumn Oaks Drive. He advised that December and January are the months taxes begin to come in. He noted that 1,125 acre feet of water have been used for the year so far. There was 1.8 inches of rain recorded in October. He shared a letter received from BRZ Coatings reporting they have had no accidents or illnesses reported on previous jobs. He also received a copy of their safety manual. He noted that they have completed work for LCRA and they were satisfied with their performance. Finally, he reported that the Huber has been repaired and is working well. The clarifier drive has been rebuilt.

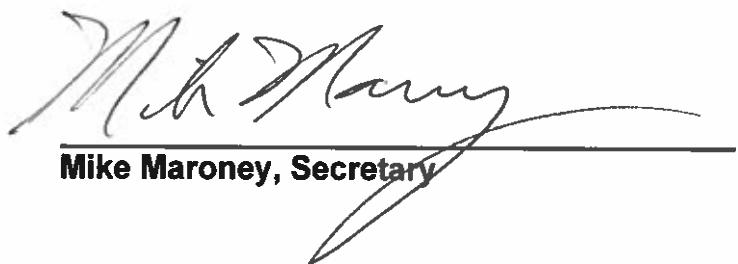
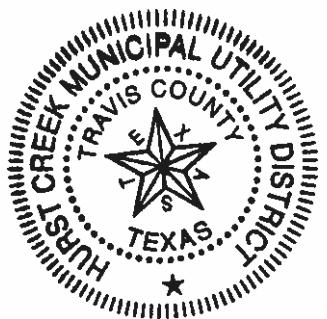
Director Wingard moved to approve the October 2022 Manager's Operating Report; Director Stiles seconded the motion, which carried 5-0.

7. *The Board may go into Executive Session to receive advice from its Attorney pursuant to Section 551.071 of the Texas Government Code and/or discuss personnel matters under Section 551.074 of the Texas Government Code.*

The Board recessed the open meeting at 10:44 A.M. and convened to Executive Session at 11:00 A.M. They reconvened the open meeting at 12:00 P.M. There was no reportable action. The Meeting adjourned at 12:00 P.M.

Signed this 12th day of December 2022.

(seal)



Mike Maroney, Secretary