



Port O' Connor Improvement District

P.O. Box 375 * Port O' Connor, Texas 77982

Minutes

March 11, 2021 1:00 pm

Regular Board Meeting

The Board of Directors of the Port O'Connor Improvement District held a Regular Board Meeting on **Thursday, March 11 2021 at 1:00 p.m.** at the District Office, 39 Denman Drive, Port O'Connor, Texas.

A. CALL TO ORDER

President Danny McGuire called the meeting to order at 1:00 p.m. and established that a quorum was present and welcomed everyone.

DIRECTORS PRESENT: Danny McGuire, David Randolph, John Childers, Mike Clifton (1:10) and Nathan O'Neill (1:05)

DIRECTORS ABSENT: None

ALSO PRESENT: Oscar Pena, Kim Stafford, John Mercer (Mercer Construction), Phillip Givens (Superior Management), Donna Grafe-Tucker (Walker Keeling, LLC and Donald Goldman (Goldman, Hunt and Notz)

PRESENT ON PHONE: None

MEMBERS OF THE PUBLIC PRESENT: None

B. PUBLIC COMMENT WELCOME

C. ITEMS FOR CONSIDERATION AND TAKE APPROPRIATE ACTION IF NEEDED:

1. Approve Annual Report and authorize filing of same in accordance with the District's Continuing Disclosure of I Rule 15c-12

Motion: David Randolph

Second: John Childers

To approve the annual report & authorize filing of the same in accordance with the District's Continuing Disclosure of I Rule 15c - 12

Motion Approved: 3-0

2. Homestead Exemption
Motion: John Childers
Second: David Randolph
To maintain the present Homestead Exemption, and have Hilltop conduct a study on the impacts of new rates for consideration for next year.
Motion Approved: 5-0
3. Prosperity Bank renewal
Tabled
4. LaSalle letter of agreement
Tabled
5. Action Plan protocol & report from winter storm
Discussion, No action
6. Procedure for continuing disclosure Compliance
Tabled
7. Leak Adjustment for customer billing
Discussion, No action
8. Authorization for automatic transfers
Motion: John Childers
Second: Nathan O'Neill
To authorize automatic transfers for bond payments
Motion Approved: 5-0
9. Authorization for Bank signature cards
No action.
10. Proceed with the construction of additional wells & discuss funding
Discussion, No action.
11. Policy Review on Code of Ethics & First Amended Code of Conduct
Discussion, No changes.
12. Update & Future water supply with GBRA
Discussion, No action.
13. Permits with ground water district
Discussion, No action.
14. Consider short term leave provisions for employee assistance due to COVID-19 related Circumstances
Motion: John Childers
Second: David Randolph
To adopt a policy that mirrors the Federal COVID policy for 6 months effective as of January 1, 2021 and review it again in June, 2021.
Motion Approved: 5-0

D. CONSENT AGENDA: *The following items are anticipated to require little or no individualized discussion due to their nature being clerical, ministerial, mundane or routine. In an effort to enhance the efficiency of POCID Board meetings, it is intended that these items will be acted upon by the POCID Board with a single motion because no public hearing or determination is necessary. However, a POCID Board Member or citizen may request separate deliberation for a specific item, in which event those items will be removed from the consent agenda prior to the POCID Board voting on the consent agenda as a collective, singular item. Prior to voting on the consent agenda, the POCID Board may add additional items that are listed elsewhere on the same agenda.*

1. APPROVAL OF MINUTES

- A. February 4, 2021
- B. February 11, 2021

2. APPROVAL OF PAYABLES

- A. Port O'Connor Improvement District – Payables
- C. POCID – 2020 Water Distribution Improvements – Phase 2 – Application for Payment No 5
- D. Defined Area – Payables

Motion: David Randolph

Second: Mike Clifton

To approve all minutes & payables on the consent agenda.

Motion Approved: 5-0

E. Goldman, Hunt & Notz, Donald Goldman

- A. January Financial Reports
- B. February Prosperity Bank Investment Report
- C. February CCAD Ad Valorem Tax Report
- D. Defined Area Financial Report

F. Report from BGE, Matthew Froelich

- A. System Survey
- B. Geographic Information System (GIS)
- C. Utility Map Update
- D. Valve & Hydrant Placement Evaluation
- E. Water System Model
- F. Engineering Study Update

G. Report of General Manager, Phillip Givens

- A. Business Case Analysis (BCA)
- B. TWDB DWSRF Application
- C. Strategic Management Plan
- D. Operating Policy Review
- E. Proposal for both AMI Implementation (Smart Water System) & leak Detection Survey
- F. District Master Plan

- G. Invoice Review
- H. Tax Collection Reports

H. Report of District Manager, Oscar Pena

- A. District Status
- B. Work in Progress
- C. Water Production Report
- D. Administrative
- E. Purchases

I. Report of District Engineer, John Mercer

- A. TWDB Project 21750 Update
- B. Status of TCEQ Bond Projects.
- C. Status of TWDB Bond Projects.
- D. Change Orders

Went in to executive session at 3:33 P.M

The Port O'Connor Improvement District may consider in Executive Session any of the identified items posted on the agenda pursuant to the following exceptions:

- Texas Government Code Ann. § 551.071: Consultation with Attorney
- Texas Government Code Ann. § 551.072: Real Property
- Texas Government Code Ann. § 551.074: Personnel Matters

Came out of executive session at 4:03 p.m.

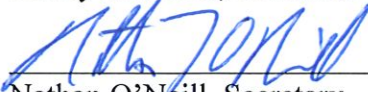
No action taken.

The meeting adjourned at 4:03 p.m.

Respectfully submitted,



Danny McGuire, President



Nathan O'Neill, Secretary

Signed this 8 day of April, 2021.

These minutes were approved on April 8, 2021.

CERTIFIED AGENDA

An Executive Session of the
Board of Directors

PORT O'CONNOR IMPROVEMENT DISTRICT

Date of Meeting: March 11, 2021

1. The Board of Directors convened an open Board of Directors meeting at 1 p.m.
2. The Board of Directors, pursuant to an announcement made by the Presiding Officer, then convened into Executive Session, closed to the public, at 3:33 p.m.
3. Those present in the executive session were (*circle those present*):

Board Member: Danny McGuire President
Board Member: Mike Clifton, Vice President
Board Member: Nathan O'Neill, Secretary
Board Member: John Childers, Director
Board Member: David Randolph, Director
Others: (*list by name and position*):

4. The executive session included the following agenda items: (*attach agenda*)

13 Permits with ground water district

5. The executive session was pursuant to Texas Government Code §§ 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076, (Deliberations about Security Devices), and 551.086 (Economic Development) (*circle one or more*).
6. The Presiding Officer announced the end of the executive session at 4:03 p.m., and the Board of Directors reconvened in open session at that time.
7. No further action was taken by the Board of Directors.

CERTIFICATION

I hereby certify that this Agenda of an Executive Session of the Board of Directors of Port O'Connor Improvement District is a true and correct record of the proceedings pursuant to Tex. Gov't Code § 551.103.

Witness my hand this the 8 day of April, 2020.

Presiding Officer

By: DSM
Printed Name: Danny McGuire
Title: Pres.