

WINDERMERE OAKS WATER SUPPLY CORPORATION

424 COVENTRY ROAD, SPICEWOOD, TX 78669

NOTICE OF SPECIAL MEETING

The Board of Directors of the **Windermere Oaks Water Supply Corporation**
Wednesday November 20, 2019 at 6:00 p.m.
at the Spicewood Community Center, 7901 Co Rd 404, Spicewood TX, 78669

TAKE NOTICE THAT A MEETING OF THE ABOVE-REFERENCED BOARD OF DIRECTORS OF WINDERMERE OAKS WATER SUPPLY CORPORATION will commence at the time and location as noted above to consider and act by motion, resolution or otherwise upon any matter in connection with the subjects as listed below. This public meeting is being held pursuant to Texas Government Code § 551.001 et seq. All deliberations of the Board shall be made in Open Meeting unless made in Executive Session pursuant to Government Code, Chapter 551, Subchapter D to discuss an item listed below or under the specified agenda item for Executive Session. In the event of an Executive Session, no action will be taken by the Board until the Board has closed the Executive Session and returned to the noticed Open Meeting. All open and closed meetings shall be recorded if required in accordance with Government Code, Chapter 551, Subchapters B and E, respectively. Members who desire to address the Board regarding an item on the agenda for the open meeting may do so before or during the consideration of the item by the Board, subject to reasonable rules established by the Board, including a time limit.

AGENDA:

- 1) Call to Order.
- 2) Roll call.
- 3) ADOPTION OF TRWA RECOMMENDATIONS FOR MEMBER COMMENTS – Consideration and possible action on TRWA published guidance on public comment procedures, rules of decorum, and best practices to establish comprehensive WOWSC public comment policy for members.
- 4) Comments from citizens and members who have signed sign-up sheet to speak (3-minute limit per person).¹
- 5) REPLACEMENT OF VACANCY -- Article 8, Section 9 of the WOWSC Bylaws state that “Any vacancy occurring in the board of directors may be filled by affirmative vote of the remaining directors, though less than a quorum of the board. A director elected to fill a vacancy shall be elected for the unexpired term of his predecessor in office.” Following the resignation of Board member David Bertino, the Board will consider and act upon filling the vacancy.
- 1) MANAGERS REPORT –
 - a) UPDATE ON CAUSE OF ELECTRICAL OUTAGE – Low water pressure caused boil water notice on 11/11. Discuss cause and WOWSC response to TCEQ requirements.
 - b) GENERATOR – Update on status of purchase and installation.
 - c) PRE-TREATMENT FACILITY – Update on any new bids and plans.
 - d) UV TREATMENT – Provide board with briefing on UV light treatments, costs, benefits.
- 2) FINANCIAL REPORT – The Treasurer will provide overview of previous month’s financial report and advice especially on legal expenses incurred for defending the corporation against two lawsuits, gaining

¹ The Board is not allowed to take action on any subject presented that is not on the agenda, nor is the Board required to provide a response; any substantive consideration and action by the Board will be conducted under a specific item on a future agenda.

legal advice on Public Information Act requests, the petition for removal, and conforming with bylaws for the petition for removal.

- 3) CONSIDERATION OF BUDGET FOR 2020 – The budget committee will advise on its progress in creating a budget, with particular attention to: (a) a performance bonus for the manager in view of the pumping barge restoration project (b) an amendment to manager contract adjusting fee for inflation (c) WOWSC paying for manager’s insurance related to license (d) signage for George Burriss Water Treatment Facility of Windermere Oaks Water Supply Corporation (e) CPA audit of financial records for 2018 and/or 2019 (f) financial planning workshop provided by NewGen Strategies.
- 4) CONSIDERATION OF PROCESS FOR RATE INCREASE – In view of 2019 expenditures on legal counsel for litigation, public information act requests, petition for removal, election procedures, open meeting act compliance, revision of bylaws, as well as preceding item for operational expenses, the Board will discuss whether a rate increase should be explored.
- 5) CONSIDERATION OF MEMBER COMMUNICATION – The Board will consider and take possible action regarding correspondence to membership to summarize present and ongoing challenges facing the WOWSC, the corresponding significant expense of WOWSC funds, and how all the above may impact members individually.
- 6) Executive Session under Texas Government Code § 551.071(1) and (2) regarding:
 - a) Jay Grissom Letter to WOWSC advising of intent to take issues to small claims court.
 - b) Ffrench, et al., Intervenor-plaintiffs and Double F Hangar Operations, LLC, et al. v. Friendship Homes & Hangars, LLC, Windermere Oaks WSC, et al., Cause No. 48292, 33rd Jud. Dist., Burnet County Dist. Ct.; and
 - c) Discuss legal issues related to notice, ballots and communications regarding recall petition procedures sent by non-Board Members and legal remedies necessary to implement applicable procedures.
- 7) DISCUSSION AND APPROVAL OF PROCESS REQUIRED BY PETITION FOR REMOVAL – Board will discuss and take possible action regarding removal petition for Director Joe Gimenez in accordance with WOWSC bylaws and applicable law including, but not limited to, establishing petition hearing procedures, authorizing communications with members regarding removal petition and hearing, and establish date(s), venue(s), and voting procedures.
- 8) Consideration and possible action on items discussed in Executive Session.
- 9) New business and discussion and possible action on agenda for next meeting.¹
- 10) Set date, time, and place for next meeting.
- 11) Adjourn.

The undersigned certifies that this notice has been duly and properly posted at least 72 (seventy-two) hours preceding the scheduled meeting in a place accessible to the public at all times, at the corporation’s office located at 424 Coventry, Spicewood, Texas 78669, and this notice has been provided to the Burnet County Clerk or on the corporation’s Internet Web site for posting at least 72 (seventy-two) hours preceding the scheduled meeting pursuant to Section 551.054, Texas Government Code.



Joe Gimenez, Board President