



# Windermere Oaks Water Supply Corporation

424 Coventry Rd  
Spicewood, Texas 78669

## 2022 - 2023 Board of Directors:

Joe Gimenez, President  
Mike Nelson Vice President  
Richard Schaefer, Secretary/Treasurer  
Dorothy Taylor, Director

**Windermere Oaks Water Supply Corporation (WOWSC) Board meeting held:  
Monday March 6, 2023, at 6:00 p.m.**

## Minutes

### AGENDA:

1. Call to Order.
  - a. Joe called to order at 6 p.m.
2. Roll call.
  - a. Acting secretary Mike Nelson called roll. Rich Schaefer not in attendance. Nelson, Gimenez, Taylor present.
3. Comments from citizens and members who wish to speak on agenda or non-agenda items (3-minute limit per person).
  - a. Darby Nelson gave time to Jeff Walker
  - b. Jeff Walker asked about real estate listing advertising WOWSC service. Joe said no public meetings held. The realtor can publish whatever they want. Walker said real estate agent could be in trouble, asked about 'side deals.' Gimenez said realtor did so on their own, confirmed "No side deals." Walker asked for Lawyer Ruiz to come to meeting, offered to pay. Walker claimed multiple instances of people sharing meters, disputed one instance reported by the company. Walker asked for clarification, has multiple documented cases, he claimed. Accused of perjury and false testimony.
  - c. Alex Tradd complained that checks sent to WOWSC had not cleared. Asked company to check on payments so that he was not charged late fees. Received letter from company lawyers about right of company to charge stand by fees.
  - d. Carol Foy – disputed claim that she was not sometimes girlfriend of Bruce Sorgen.
  - e. Bruce Sorgen claimed company wasting fees.
  - f. Bobby Dee – asked about community meetings with developers. Gimenez confirmed what he said in January, that developers had paused their plans.
  - g. Greg Czumski – asked about talks with other community or developer. Gimenez confirmed Travis Hills, informed about property on other side of Travis Hills. Czumski asked about whether it was LCRA video. Gimenez said it's a property up the river, wasn't in discussions.
  - h. Josie Fuller – questioned summary of expenses for company based on handout, of \$620,000 in legal fees. Asked if Board would continue to protect Dana Martin now that other directors' had been released and said "ramificaitons would be very expensive to you as Board members, I promise."
  - i. Patti Flunker – "So exhausted at B\_\_s\_\_." Thanked Danny Flunker for Public information act requests. Decried Gimenez turning over client-privileged information to Flunker regarding PUC staff attorneys.
  - j. Fuller said she was sick to stomach regarding WOWSC's 3,000 page response to PUC and ratepayers.
  - k. Patti Flunker claimed stalling tactics by WOWSC regarding QuickBook files. Claimed it was all a joke to the water company and said Commission would have their day.
  - l. Bill Stein – asked why PIA report listed names of people, what they have right to ask for. Gimenez responded it is a report.
  - m. Danny Flunker – informed about credential committee recommending third party. Asked who has been asked to run, that that was credential committee was for according to TRWA. Said Board doesn't want anyone in the room on the Board. Noted that he filed claims with the AG office. Said that Bill Earnest hit him in the face and Gimenez

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<sup>1</sup> 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.

wouldn't give him the tape even though he gave it to the Sheriff's department. Board does not care about people in the room.

4. APPROVAL OF BOARD MEETING MINUTES –

i. February 10, 2023 – **Mike caught typos, and fixed. Motion passed to approve.**

5. TARIFF UPATE: Discussion, consideration and possible action for updates to the WOWSC Tariff on the following matters: 1) updating form on page 75 of existing Tariff to include language reflecting Texas Legislature's change in the Texas Utilities Code regarding Disclosure of Personal Information 2) changing WOWSC address throughout the document to be 424 Coventry, Spicewood TX 78669 3) replacing old Drought Contingency Plan with the Drought Contingency Plan approved in 2022 by the WOWSC Board and submitted to LCRA and 4) replacing Emergency Tariff Rate Language.

a. **Taylor noted how emergency tariff rate language was responsive to rates that were in effect in 2014 and now longer applicable, just that Board would determine expenses and come up with rate. The change removed specific dollar amount so that Board could respond to changes. Gimenez read Emergency Rate Language change that was recommended by attorneys. Motion approved unanimously.**

6. ELECTION PROCEDURES FOR 2023 ANNUAL MEMBERS MEETING – Discussion, consideration and possible action on 1) Board appointment of replacement Credential Committee members 2) Board selection of an Independent Election Auditor 3) determination of whether any candidates are unopposed and, if applicable, passage of resolution declaring "elected" all unopposed candidates and direct that resolution be posted at the Corporation's main office and 4) finalize and approve the ballot, annual meeting agenda and annual meeting packet for the 4/15/2023 member meeting.

a. **Taylor reported that two credential committee members resigned and that Paul Hischar and Cindy Ivey replaced them. Came up with Frank Reilly as third party. Former Mayor of Granite Shoals. Flunker interrupted and questioned Reilly. Sorgen interrupted as well. Ms. Flunker and others were interrupting throughout discussion. Gimenez read resolution regarding acceptance of unopposed candidates, declaring Richard Schaefer as elected. Motion passed. Then items for 1, 2, and 4 were discussed as being part of new motion. Motion passed unanimously.**

i. **Walker interrupted to invite candidates to Meet the Candidate meetings at his hangars on April 1 and April 8.**

7. REPLACEMENT OF VACANCY -- The Board has an open position vacated by Marcus Vidrine. Article 8, Section 9 of the WOWSC Bylaws states 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." Board will discuss, consider and possibly act on a nomination for replacement.

a. **Gimenez nominated Jeff Anderson and read his bio. Patti Flunker interrupted with opposition because Anderson had short term rentals. Crowd continued to interrupt. Gimenez answered questions to Board members. Board passed unanimously.**

8. MANAGER'S REPORT

i. CLARIFIER AND STORAGE TANK– Update on progress of plans related to clarifier and storage tank accommodating system growth.

ii. ZEBRA MUSSEL MITIGATION. – Update on filtration system installation.

iii. REPAIRS AND MAINTENANCE – Update on growing R&M activities, how WOWSC is handling.

1. **Gimenez submitted written report from George to Board members. Crowd unruliness did not permit its reading or discussion.**

9. TREASURER'S REPORT

i. Review of January and February Financial Reports.

ii. Discussion, consideration and possible action on reimbursement of Joe Gimenez for \$37.15 for copies prepared and distributed for members at the Feb. 10 Board meeting.

1. **No report was given due to crowd unruliness.**

10. PRESIDENT'S REPORT – A report of the operations of the corporation for the year.

1. **Gimenez advised that he will give report and get approval from Board members for content of his report.**

11. RATE CASE AT PUBLIC UTILITY COMMISSION – Update on Ratepayers Appeal of the 2020 decision by WOWSC to change water and sewer rates. A hearing on the merits will convene at 9 a.m. on March 22, 2023 via Videoconference. The hearing is expected to last one day. By computer go to <https://soah-texas.zoomgov.com> and enter the following: Meeting ID: 160 806 7096 Passcode: PUC474. By telephone call 1-669-254-5252 and enter meeting ID: 160 806 7096 and Passcode 696542.

a. **Gimenez read the agenda item in full for notification to members present. No action needed.**

12. PUBLIC INFORMATION OFFICER – Discussion, consideration and possible action on report of PIO regarding public information act requests in 2022.
  - a. **No report given due to crowd unruliness.**
13. NEW BUSINESS – Discussion and appropriate action on agenda for next meeting.
  - a. **No report given due to crowd unruliness.**
14. NEXT MEETING – Set date, time and place for next meeting.
  - a. **No report given due to crowd unruliness.**
15. Adjourn.
  - a. **Motioned made and passed to adjourn at 6:46 p.m.**



Submitted by: Richard Schaefer

APPROVED BY WOWSC Board on \_\_\_\_\_ 5/25/2023 \_\_\_\_\_