



**WINDERMERE OAKS WATER SUPPLY CORPORATION**  
**NOTICE OF WINDERMERE OAKS WATER SUPPLY CORPORATION**  
**BOARD OF DIRECTORS MEETING\*\***

**Date: January 29, 2026**

**Time: 6:15 PM**

**Location: Windermere Oaks Water Utility Plant**  
**424 Coventry Road, Spicewood, Texas 78669**

**(We are moving meeting to the water plant due to the cold temperatures)**  
**Use Gate Code 2300 at the Exeter Rd Gate on County Rd 414**

TAKE NOTICE THAT A MEETING OF THE WINDERMERE OAKS WATER SUPPLY CORPORATION BOARD OF DIRECTORS will commence at the time and location noted above to consider and act by motion, resolution, or otherwise upon any matter in connection with the subjects 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 Meetings unless made in Executive Session pursuant to Texas Government Code, Chapter 551, Subchapter D. No action will be taken by the Board during Executive Session. Members of the public who desire to address the Board regarding an item on the agenda during an open meeting may do so before the Board acts on that item, in accordance with the WOWSC public comment procedures.

**AGENDA**

1. Call to Order
  - a. Meeting called to order by the President of the Board
2. Roll Call / Establishment of Quorum
  - a. Pursuant to Article VIII, Section 10 of the WOWSC Bylaws, a majority of the Board constitutes a quorum for conducting business
3. Public Comment / Sign Up to Speak
  - a. Public comments on non-agenda items (three-minute limit per speaker)
  - b. Public comments on agenda items will be received prior to Board action on such items
4. Discussion and Possible Action on Approval of Minutes
  - a. Review and vote on approval of minutes from prior Board meeting(s)
5. Discussion and Possible Action on Customer Requests
  - a. Requests for forgiveness of late fees
  - b. Requests for adjustment of water usage charges
  - c. Other customer account-related requests
6. Discussion and Possible Action on Customer Variance Request
  - a. Request regarding relocation or variance of water meter location
7. Discussion on Budget
  - a. Review of past year financials
  - b. Discussion of projected expenses and adjustments
8. Discussion and Possible Action on Review and Approval of Invoices
  - a. Review of invoices and expenditures

9. Discussion and Possible Action on Resolution of Sale of Utility Assets to Central States Water Resources (CSWR)
  - a. Consideration and adoption of Board Resolution ratifying member approval and authorizing continued transaction and regulatory actions related to the proposed sale of assets to CSWR and PUC Regulatory oversight.
10. Review of Operations
  - a. Discussion of operational status
  - b. Identification of maintenance, capital, or compliance items requiring attention
11. Discussion and Possible Action of Outstanding TCEQ Issues
  - a. Review of open or pending Texas Commission on Environmental Quality matters
12. Discussion and Possible Action on Dockets at the Public Utility Commission of Texas
  - a. Status of any pending or anticipated PUC proceedings
13. Update on District Court Litigation
  - a. Status of *Madigan v. Windermere Oaks Water Supply Corporation* (Burnet County)
14. Discussion and Possible Action on April Board Election Matters
  - a. Selection of election date
  - b. Member vote on PUC-approved Bylaws
  - c. Approval of election packet and procedures
  - d. Selection of independent election auditor
  - e. Appointment of credentials committee
15. Adjournment

The undersigned WOWSC Director certifies that this notice has been duly and properly posted at least three business days preceding the scheduled meeting in a place accessible to the public at all times such as the Corporation's Internet website, pursuant to Texas Government Code § 551.054.

*Patti Flunker*

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Patti Flunker  
President, WOWSC Board of Directors

*Allen Hicks*

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Allen Hicks  
Secretary/Treasurer