

**GUADALUPE-BLANCO RIVER AUTHORITY**  
**Minutes of the Board of Directors**  
**August 21, 2024**

The Board of Directors of the Guadalupe-Blanco River Authority met in a regular meeting on August 21, 2024, at the GBRA Annex Building Board Room, 905 Nolan St., Seguin, Guadalupe County, Texas. Directors present were Dennis Patillo, Sheila Old, Stephen B. Ehrig, Don Meador, William Carbonara, Emanuel Valdez, John Cyrier, Patrick Cohoon, and Robert Blaschke. Present in the Annex Building in Seguin, Texas were Darrell Nichols, General Manager/CEO; Jonathan Stinson, Deputy General Manager; Vanessa Guerrero, Executive Manager of Administration; Randy Staats, Executive Manager of Finance/CFO; Charles Hickman, Executive Manager of Engineering; Nathan Pence, Executive Manager of Environmental Science; David Harris, Executive Manager of Operations; Adeline Fox, Executive Manager of Communications and Outreach; and Joseph Cole, General Counsel.

Chairman Patillo called the meeting to order at 10:00 a.m. and took note of the certifications presented that notice of the meeting had been properly posted in the office of the Secretary of State and at the GBRA office in New Braunfels, Texas, pursuant to Title 5, Chapter 551 of the Texas Government Code. A quorum being present, the following proceedings were had:

Director Old led the Pledges of Allegiance to the United States flag and the Texas flag.

The Chairman then called for **Public Comments from the public**. There were no general comments from the public.

The Chairman called for **Consent Item 2 - Consideration of and possible action approving the minutes of the July 17, 2024 Board Meeting; Consent Item 3 - Consideration of and possible action approving the minutes of the July 25, 2024 Board Workshop Meeting; Consent Item 4 - Consideration of and possible action approving the minutes of the August**

**9, 2024 Board Workshop Meeting; Consent Item 5 - Consideration of and possible action approving the monthly financial report for July 2024; Consent Item 6 - Consideration of and possible action approving the monthly operations report for July 2024; Consent Item 7 - Consideration of and possible action approving Directors' expense vouchers for July 2024; and Consent Item 8 - Consideration of and possible action authorizing the General Manager/CEO to sell capital assets in accordance with GBRA Board Policy 411 - Capital Assets.** Upon Motion by Director Cohoon, seconded by Director Old, the Board unanimously approved Consent Items 2, 3, 4, 5, 6, 7, and 8.

The Chairman then called for **General Manager/CEO Item 9 - The General Manager/CEO and staff may report on, and the Board may discuss, executive reports and/or issues relating to GBRA activities including without limitation, the following: Safety Update, GBRA water and sewer utility operations, hydroelectric operations, GBRA facilities management including plants and dams, water resources planning and operation, construction management, economic and community development, project development, accounting and finance, records management, grants and financial assistance, human resources, information technology, communications, social media, education programs, resource protection, weather and climate, river flows and other scientific issues, public and private entities partnering with GBRA, water quality services, community affairs, environmental programs, and stewardship.** Christina Chavez, Deputy Executive Manager of Administration, stated there were no lost time incidents, two near-miss incidents, and one minor incident reported during this period. During August, staff training focused on Serious Injuries and Fatalities and Potential Serious Injuries and Fatalities situational awareness, aerial lifts, and elevated platform safety. GBRA's consultant provided the final draft of the Hazard Mitigation

Action Plan to the Texas Division of Emergency Management. Some additional safety updates for the month include the addition of a new railing at the Canyon Lake Gorge storage loft, and a safety committee meeting was held at GBRA's New Braunfels office. Site safety compliance visits were conducted at facilities in Hays and Caldwell counties and at Coletto Creek. Next, Vanessa Guerrero, Executive Manager of Administration, briefed the Board on the Administration department's activities, including a summary of ongoing projects at Canyon Lake Gorge, such as the Basin education outreach program, and updates on Safety, Facilities, and Information Technology, and Human Resources projects, and the Leadership Development Academy. Next, David Harris, Executive Director of Operations, briefed the Board on new operator licenses and training, recruiting efforts, and ongoing activities, including receipt of the Platinum/Gold/Silver Peak Performance awards from the National Association of Clean Water Agencies (NACWA). GBRA wastewater treatment plants received various levels of awards for meeting or exceeding standards. Mr. Harris also discussed various projects, including maintenance activities at the Western Canyon Water Treatment Plant, the installation of buoys at Canyon Lake for raw water intake protection, receipt of the Texas Commission on Environmental Quality ("TCEQ") Substantial Source Water Protection Implementation Award for GBRA's Western Canyon System, and the TCEQ Public Drinking Water Conference. GBRA sponsored the Texas Water Utility Association's Armadillo District meeting in Seguin, Texas and the Guadalupe Valley District meeting in Lockhart, Texas. Darrell Nichols, General Manager/CEO, then briefed the Board on negotiations on an agreement with the Guadalupe-Blanco River Trust which will ensure compliance with GBRA's board policy.

**The Chairman called for Action Item 10 - Consideration of and possible action adopting a Resolution Authorizing the Termination of Paying Agent/Registrars for Various Outstanding Debt Obligations of the Guadalupe-Blanco River Authority and the**

**Appointment of a Successor Paying Agent/Registrar for Such Debt Obligations.** Randy Staats, Executive Manager of Finance/CFO, is seeking the adoption of a resolution to terminate paying agent/registrars for bonds as part of series 2007B, 2012, 2013, 2014, 2016, and 2017 to streamline operations related to debt management practices and appoint UMB Bank, N.A. as agent/registrars for those same debt obligations. Upon Motion by Director Cohoon, seconded by Director Old, the Board unanimously approved Action Item 10 adopting a Resolution Authorizing the Termination of Paying Agent/Registrars for Various Outstanding Debt Obligations of the Guadalupe-Blanco River Authority and the Appointment of a Successor Paying Agent/Registrar for Such Debt Obligations. A copy of the Resolution is attached and made a part of these minutes.

The Chairman then called for **Action Item 11 - Consideration of and possible action adopting a Resolution Approving and Authorizing the Execution of a Financing Agreement with the Texas Water Development Board (TWDB) Relating to Financial Assistance Being Provided by the TWDB for the Carrizo Groundwater Supply Expansion Project.** Randy Staats, Executive Manager of Finance/CFO, is seeking approval of a resolution to execute a financing agreement for the Carrizo Groundwater Supply Expansion Project to cover additional approved funding from the TWDB for the project. The additional funding will cover increased costs of the project, including easement acquisition, construction, and additional requests from customers. Upon Motion by Director Old, seconded by Director Meador, the Board unanimously approved Action Item 11 adopting a Resolution Approving and Authorizing the Execution of a Financing Agreement with the Texas Water Development Board (TWDB) Relating to Financial Assistance Being Provided by the TWDB for the Carrizo Groundwater Supply Expansion Project. A copy of the Resolution is attached and made a part of these minutes.

The Chairman called for **Action Item 12 - Consideration of and possible action authorizing Finance staff members to close bank and investment accounts.** Randy Staats, Executive Director of Finance/CFO, is seeking the Board's authorization to terminate depository accounts, including bank and investment accounts, relating to the GBRA New Braunfels office construction project. Upon Motion by Director Meador, seconded by Director Valdez, the Board unanimously approved Action Item 12 authorizing Finance staff members to close bank and investment accounts.

The Chairman called for **Action Item 13 - Consideration of and possible action approving the Fiscal Year 2025 Work Plan and Budget including rates, compensation tables, and asset management program, for the following divisions and giving authority to the General Manager/CEO to expend funds pursuant to the budget as well as execute contracts consistent with those expenditures within limitations allowed under policy:**

- a. Guadalupe Valley Hydroelectric Division
- b. Shadow Creek Wastewater Reclamation System
- c. Canyon Park Estates Wastewater Reclamation System
- d. Stein Falls Wastewater Reclamation System
- e. Sunfield Wastewater Treatment Plant
- f. Water Sales System
- g. Calhoun Canal System
- h. San Marcos Water Treatment Plant System
- i. Buda Wastewater Treatment Plant System
- j. Carrizo Groundwater System
- k. Carrizo Water Treatment Plant
- l. Western Canyon Treated Water System
- m. 4S Ranch Wastewater Reclamation System
- n. Cordillera Water Distribution System
- o. Cordillera Wastewater Treatment Plant
- p. Comal Trace Water Delivery System
- q. Johnson Ranch Water Distribution System
- r. Johnson Ranch Wastewater Treatment System
- s. Bulverde Singing Hills Wastewater Treatment System
- t. Park Village Wastewater Reclamation System
- u. Boerne Independent School District Wastewater System
- v. Coletto Creek Reservoir System

- w. Coletto Creek Recreation System
- x. Luling Water Treatment Plant Division
- y. Canyon Hydroelectric Division
- z. Lockhart Wastewater Reclamation System
- aa. Lockhart Water Treatment Plant System
- bb. Dietz Wastewater System
- cc. General Division

Randy Staats, Executive Director of Finance/CFO, is seeking approval of the Fiscal Year 25 Work Plan and Budget, including rates, compensation tables, and the asset management program for the divisions listed above. Upon Motion by Director Cohoon, seconded by Director Ehrig, the Board unanimously approved Action Item 13 approving the Fiscal Year 2025 Work Plan and Budget, including rates, compensation tables, and the asset management program, for the preceding divisions and giving authority to the General Manager/CEO to expend funds pursuant to the budget and execute contracts consistent with those expenditures within the limitations allowed under GBRA policy.

Next, the Chairman called for **Action Item 14 - Consideration of and possible action authorizing the General Manager/CEO to negotiate and execute contracts for mowing and shredding services for plant sites and easements located in Guadalupe and Hays counties.**

David Harris, Executive Manager of Operations, is seeking authorization to execute contracts for mowing and shredding services for fourteen (14) GRBA plant sites and easements located in Guadalupe and Hays counties to maintain compliance with the TCEQ rules and ensure good customer relations. Upon Motion by Director Cyrier, seconded by Director Blaschke, the Board unanimously approved Action Item 14 authorizing the General Manager/CEO to negotiate and execute contracts for mowing and shredding services for plant sites and easements located in Guadalupe and Hays counties.

The Chairman called for **Action Item 15 - Consideration of and possible action approving a Resolution by the Guadalupe-Blanco River Authority declaring a public necessity for the acquisition of certain fee estates, water pipeline easements and temporary construction easements for the GBRA Carrizo Groundwater Supply Expansion Project (TX-130 Project) in connection therewith, over, across, upon and under certain privately-owned real properties; authorizing all appropriate action by the General Manager/CEO, staff, retained attorneys and engineering and technical consultants in the institution and prosecution of condemnation proceedings to acquire any such needed certain fee estates, permanent easements, and temporary construction easements that cannot be acquired through negotiation; declaring further negotiations futile; ratifying and affirming all acts and proceedings heretofore done or initiated by employees, agents, and attorneys of GBRA to acquire such property interests; authorizing all other lawful action necessary and incidental to such acquisitions or eminent domain proceedings to survey, specify, define, and secure the necessary interests in real property; declaring the sections of the Resolution to be severable one from the other in the event any section of the Resolution is determined to be invalid; said properties to be identified to wit:**

**Parcel NR-09B – August Guettler, Jr., Marvin Guettler, Weldon Guettler, Jennell Guettler, Donna Dohnal, Sharon Ferrell, Glenda Peters, Darleene Champagne, Nancy Sue Fox, Robert Wayne Guettler, Melissa Gayle Herrera, Candice Michelle Salazar, Kendra Anne Gibson, Kelsey Marie Gibson and Rebecca Anne Burris, being a 0.9208 acre (40,112 square foot) easement, and a 0.61 acre (26,572 square foot) temporary construction easement, out of the Cornelius Crenshaw Survey, Abstract No. 68, Caldwell County, Texas, being a portion that tract described as 115.437 acres (Exhibit “A”) conveyed to the Estate of H.A. Guettler (First Party) by Partition Deed dated August 17, 2023, as recorded in Document No. 2023-005612, Official Public Records, Caldwell County, Texas; said 0.9208 acre (40,112 square foot) easement, and a 0.61 acre (26,572 square foot) temporary construction easement being more particularly described by metes and bounds and survey as follows in Exhibit “A” attached hereto; and**

**Parcel NR-35 – Alison Joyce Moore and Jimmy S. Moore, Jr., being a 0.7251 acre (31,584 square foot) permanent easement, and a 0.48 acre (20,909 square foot) temporary construction**

easement, out of the William Morrison Survey, Abstract No. 187, Caldwell County, Texas, being a portion that tract described as 13.507 acres conveyed to Alison Joyce Moore and Jimmy S. Moore, Jr., by Warranty Deed with Vendor's Lien dated June 28, 2019, as recorded in Document No 2019-003313, Official Public Records, Caldwell County, Texas; said 0.7251 acre (31,584 square foot) easement, and a 0.48 acre (20,909 square foot) temporary construction easement being more particularly described by metes and bounds and survey as follows in Exhibit "B" attached hereto.

Courtney Kerr-Moore, Deputy General Counsel, is seeking approval of a resolution declaring a public necessity for the acquisition of certain water pipeline easements and temporary construction easements for the TX-130 Project. GBRA is expanding the Carrizo Groundwater Supply Project via the TX-130 Project, in, over, under, through, and across certain properties located in Caldwell County, Texas. Efforts to negotiate for the acquisition of these properties have been unsuccessful, making proceedings in eminent domain necessary to acquire such needed permanent easements and temporary construction easements. Upon Motion by Director Old, seconded by Director Carbonara, by a record vote, the Board unanimously approved Action Item 15, approving the proposed Resolution. A copy of the Resolution is attached and made a part of these minutes.

The Chairman called for **Action Item 16 - Consideration of and possible action authorizing the General Manager/CEO to negotiate and execute the First Amendment to the 2018 Water Treatment and Delivery Agreement and 2024 Interlocal Agreement between Alliance Regional Water Authority and Guadalupe-Blanco River Authority related to an expansion of the shared water treatment plan for the Carrizo Groundwater Supply Project.** Charles Hickman, Executive Manager of Engineering, is seeking authorization to negotiate and execute an amendment to the 2018 Water Treatment and Delivery Agreement and the 2024 Interlocal Agreement with Alliance Water Authority related to the expansion of the shared water treatment plan for the Carrizo Groundwater Supply Project. The amended agreement will maintain the terms of each of the original agreements, except that it will specifically identify the project

capacities associated with the expansion and will include a reimbursement to Alliance for infrastructure it has already installed to be used by GBRA expansion customers. Upon Motion by Director Meador, seconded by Director Old, the Board unanimously approved Action Item 16 authorizing the General Manager/CEO to negotiate and execute the First Amendment to the 2018 Water Treatment and Delivery Agreement and 2024 Interlocal Agreement between Alliance Regional Water Authority and Guadalupe-Blanco River Authority related to an expansion of the shared water treatment plan for the Carrizo Groundwater Supply Project.

Next, the Chairman called for **Action Item 17 - Consideration of and possible action authorizing the General Manager to negotiate and execute a Joint Funding Agreement between the United States Geological Survey and GBRA for the period of October 2024 through September 2025 for stream gauge and water quality monitoring.** Charles Hickman, Executive Manager of Engineering, is seeking authorization to execute a Fiscal Year 25 agreement with the United States Geological Survey for stream gauge monitoring at fifteen (15) streamflow gauging sites and water quality sample collection and processing at the Calhoun Canal Pump Station from October 2024 to September 2025. GBRA's monetary share of the contract is \$203,709.00. Upon Motion by Director Blaschke, seconded by Director Ehrig, the Board unanimously approved Action Item 17 authorizing the General Manager to negotiate and execute a Joint Funding Agreement between the United States Geological Survey and GBRA for the period of October 2024 through September 2025 for stream gauge and water quality monitoring.

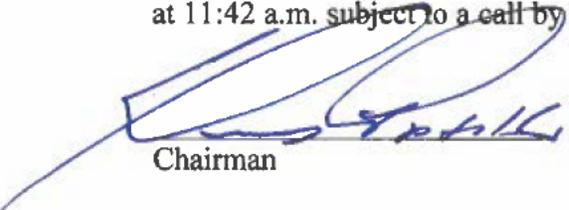
The Chairman called for **Discussion Item 18 - Discussion regarding Base Flow Report, Water Quality Index, long-term weather pattern, and condition of the Guadalupe Basin.** Charles Hickman, Executive Manager of Engineering, briefed the Board on the Guadalupe River basin hydrologic conditions, including rainfall percentages, events, and totals; the Base Flow

Report; the U.S. Drought Monitor Seasonal Outlook; Edwards Aquifer level; Comal Springs level; Guadalupe River stream flows; neutral conditional modeled forecast; and elevation of Canyon Reservoir. Canyon Reservoir elevation was at 885.33 as of August 19, 2024. The J-17 well level was 629.4 as of August 19, 2024. Comal Springs was flowing around 100 cfs as of August 18, 2024.

There being no further business to be brought before the Board, the open meeting was recessed at 11:10 a.m. subject to call by the Chairman and convened the meeting in executive session at 11:20 a.m. pursuant to Chapter 551, Texas Government Code.

The open meeting reconvened at 11:42 a.m.

There being no further business to be brought before the Board, the meeting was adjourned at 11:42 a.m. subject to a call by the Chairman.



Chairman



Secretary/Treasurer