

GUADALUPE-BLANCO RIVER AUTHORITY
Minutes of the Board of Directors
November 19, 2025

The Board of Directors of the Guadalupe-Blanco River Authority met in a regular meeting on November 19, 2025, at the GBRA Annex Building Board Room, 905 Nolan St., Seguin, Guadalupe County, Texas. Directors present were Dennis Patillo, Patrick Cohoon, Robert Blaschke, Sheila Old, William Carbonara, John Cyrier, Emanuel Valdez, and Jennifer Storm. Director Ehrig was not present. 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; 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 Cohoon led the Pledges of Allegiance to the United States flag and the Texas flag.

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

The Chairman called for **Consent Item 2 - Consideration of and possible action approving the minutes of the October 15, 2025, Board Meeting; Consent Item 3 - Consideration of and possible action approving the minutes of the October 15, 2025, Workshop Board Meeting; Consent Item 4 - Consideration of and possible action approving the monthly financial report for October 2025; Consent Item 5 - Consideration of and possible action approving the monthly operations report for October 2025; and Consent Item 6 - Consideration of and possible action approving Directors' expense vouchers for October 2025.** Upon Motion by Director Cohoon, seconded by Director Cyrier, the Board unanimously approved Consent Items 2, 3, 4, 5, and 6.

The Chairman then called for **General Manager/CEO Item 7 - 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, legislative updates, strategic planning, and stewardship.** James Semler, Safety and Risk Manager, stated that there were no lost-time incidents during this period

or the last 557 days. During October, staff training focused on first aid/CPR/AED; slips, trips, and fall prevention; hazard recognition in construction; and personal protective equipment awareness. Safety tasks completed this past month included seventeen inspections, updating the first aid reporting form, and the TWARMF risk management quarterly visit. The safety infographic campaign for October was workplace fire safety. Next, David Harris, Executive Manager of Operations, briefed the Board on licenses, compliance, training, and ongoing projects. Operator training for the quarter included basic water and wastewater, activated sludge, valve and hydrant maintenance, low-pressure membranes, utility calculations, water distribution, and groundwater production. The South Central Membrane Association awarded the Western Canyon Water Treatment Plant with the Outstanding Membrane Plant Award – Large Plant. The Board was also briefed on the expansion projects at the Stein Falls Wastewater Treatment Plant, to include a new operations building, and the status of the construction of the aeration and sludge basins. Canal system cleanup in Calhoun County is an ongoing project to remove vegetation in the canals, which convey raw water to customers.. Darrell Nichols, General Manager/CEO, commented on the continued importance of the Operations Department in maintaining GBRA's facilities all throughout the basin.

The Chairman then called for **Action Item 8 - Consideration of and possible action authorizing the General Manager/CEO to negotiate and execute an Addendum to the Capacity Agreement Between GBRA and Sunfield Municipal Utility District (“MUD”) Nos. 1, 2, 3, and 4 related to the provision of wastewater services to the Satterwhite Tract residential development to be located in Hays County, Texas.** Justin Adkins, Assistant

General Counsel, is seeking approval to negotiate and execute an addendum to the Capacity Agreement between GBRA and Sunfield MUD Nos. 1, 2, 3, and 4. GBRA and the District will need to execute an addendum to the Capacity Agreement originally executed on February 1, 2021. The District has requested that GRBA provide retail wastewater service from the Sunfield Wastewater Reclamation System to the Satterwhite Tract residential development, located in Hays County, Texas, and to be annexed into MUD No. 4, for approximately 388 living unit equivalents. Upon Motion by Director Cohoon, seconded by Director Valdez, the Board unanimously approved Action Item 8, authorizing the General Manager/CEO to negotiate and execute an Addendum to the Capacity Agreement Between GBRA and Sunfield MUD Nos. 1, 2, 3, and 4 related to the provision of wastewater services to the Satterwhite Tract residential development to be located in Hays County, Texas.

The Chairman called for **Action Item 9 - Consideration of and possible action authorizing the General Manager/CEO to negotiate and execute a Wastewater Service Agreement between GBRA and KB Home Lone Star, Inc., related to the Trinity Grove residential development to be located in Guadalupe County, Texas.** Justin Adkins, Assistant General Counsel, is seeking authorization to execute a wastewater service agreement for the Trinity Grove residential development for 175 single-family residences. Trinity Grove will be located within GBRA's Dietz Wastewater Collection System service area. Wastewater will be collected by the Dietz System and treated at the New Braunfels Utilities ("NBU") McKenzie Wastewater Treatment Plant. All wastewater services are contingent on NBU's planned expansion of the plant and GBRA's reservation of capacity in the same. Upon Motion by Director

Cphoon, seconded by Director Carbonara, the Board unanimously approved Action Item 9, authorizing the General Manager/CEO to negotiate and execute a Wastewater Service Agreement between GBRA and KB Home Lone Star, Inc., related to the Trinity Grove residential development to be located in Guadalupe County, Texas.

The Chairman then called for **Action Item 10 - Consideration of and possible action authorizing the General Manager/CEO to negotiate and execute a contract to rehabilitate and pave portions of Coletto Creek Park roads.** David Harris, Executive Manager of Operations, is seeking authorization to execute a contract to rehabilitate and pave portions of Loop 2 of Coletto Creek Park to improve safety and mobility, including the parking area at the new restroom. Work will include cement stabilization of the subgrade material and two-course chip seal paving. Upon Motion by Director Blaschke, seconded by Director Cphoon, the Board unanimously approved Action Item 10, authorizing the General Manager/CEO to negotiate and execute a contract to rehabilitate and pave portions of Coletto Creek Park roads.

The Chairman then called for **Action Item 11 - Consideration of and possible action authorizing the General Manager/CEO to negotiate, and execute a contract for chlorine and dechlorination chemicals.** David Harris, Executive Manager of Operations, is seeking authorization to execute a multi-year, multi-location contract for chlorine and chlorination chemicals at the wastewater treatment plants. Chlorine is used for disinfection at most of the wastewater treatment plants, and sulphur dioxide is used for dichlorination at some of the larger plants. Upon Motion by Director Old, seconded by Director Cphoon, the Board unanimously

approved Action Item 11, authorizing the General Manager/CEO to negotiate and execute a contract for chlorine and dechlorination chemicals.

The Chairman then called for **Action Item 12 - Consideration of and possible action authorizing the General Manager/CEO to negotiate and execute an agreement with BlueCross BlueShield of Texas to provide benefit plans and services for GBRA employees for calendar year 2026.** Vanessa Guerrero, Executive Manager of Administration, is seeking authorization to execute a contract for calendar year 2026 with BlueCross Blue Shield of Texas to provide quality and affordable benefits for GBRA employees. Upon Motion by Director Blaschke, seconded by Director Valdez, the Board unanimously approved Action Item 12, authorizing the General Manager/CEO to negotiate and execute an agreement with BlueCross BlueShield of Texas to provide benefit plans and services for GBRA employees for calendar year 2026.

The Chairman called for **Action Item 13 - 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 electric easements for the GBRA Carrizo Groundwater Supply Expansion Project - Wellfield Expansion 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 electric 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:

232 Parcel 03 and 03-E – Waelder Independent School District,

232 Parcel 03 - being a 0.3872-acre (16,867 square foot), 60-foot wide pipeline easement located in the James Stewart Survey, Abstract No. 429; and the Hugh S. Stapp Survey, Abstract No. 428, Gonzales County, Texas, being a portion of a called 2.15 acre tract of land, and cited as a school house tract of land, and the Stewart’s Prairie School House lot, respectively, in the descriptions of a called 206 acre tract of land, Tract One, and a called 96.72-acre tract of land, Tract Two, in that certain Special Warranty Deed to Robert H. Rawlings, recorded in Volume 967, Page 854, Official Records of Gonzales County, Texas (O.R.G.C.TX.), Gonzales County Appraisal District, PID No. 27381, No record information found at time of survey, said pipeline easement, as shown on a plat prepared by SAM, LLC. Being more particularly described by metes and bounds and survey as follows in Exhibit “A” attached hereto; and

232 Parcel 03-E - being a 0.1939-acre (8,444 square foot), 30-foot wide electric easement located in the James Stewart Survey, Abstract No. 429; and the Hugh S. Stapp Survey, Abstract No. 428, Gonzales County, Texas, being a portion of a called 2.15 acre tract of land, and cited as a school house tract of land, and the Stewart’s Prairie School House lot, respectively, in the descriptions of a called 206-acre tract of land, Tract One, and a called 96.72 acre tract of land, Tract Two, in that certain Special Warranty Deed to Robert H. Rawlings, recorded in Volume 967, Page 854, Official Records of Gonzales County, Texas (O.R.G.C.TX.), Gonzales County Appraisal District, PID No. 27381, No record information found at time of survey, said electric easement, as shown on a plat prepared by SAM, LLC. Being more particularly described by metes and bounds and survey as follows in Exhibit “B” attached hereto.

Larry Gee, 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 Carrizo Groundwater Supply Expansion Project (“Project”). GBRA is expanding the Project via the Wellfield Expansion Project, in, over, under, through, and across certain properties located in Gonzales 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 Blaschke, seconded by Chairman Patillo, by a record vote, the Board unanimously approved Action Item 13, approving the proposed resolution. A copy of the resolution is attached and made a part of these minutes.

The Chairman called for **Action Item 14 - Consideration of and possible action authorizing the General Manager/CEO to negotiate and execute an extension of the Operating Agreement for the City of San Marcos Water Treatment Plant with the City of San Marcos.** Larry Gee, Deputy General Counsel, is seeking authorization to negotiate an extension of the agreement for water treatment plant operations with the City of San Marcos (“City”). The existing agreement with the City is set to expire before the parties conclude discussions related to a potential new agreement. The one-year extension of the existing operations agreement will allow for further talks and continued operations in the City. Upon Motion by Director Carbonara, seconded by Director Blaschke, the Board unanimously approved Action Item 14, authorizing the General Manager/CEO to negotiate and execute an extension of

the Operating Agreement for the City of San Marcos Water Treatment Plant with the City of San Marcos.

The Chairman called for **Discussion Item 15 - 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 889.65 as of November 17, 2025. The J-17 well level was 626.42 as of November 17, 2025. Comal Springs was flowing around 65.7 cfs as of November 17, 2025.

The open meeting was recessed at 10:41 a.m., subject to call by the Chairman, and convened the meeting in executive session at 10:45 a.m. pursuant to Chapter 551, Texas Government Code.

The open meeting reconvened at 10:56 a.m.

There being no further business to be brought before the Board, the meeting was adjourned at 10:56 a.m., subject to a call by the Chairman.



Chairman



Secretary/Treasurer