

March 10, 2020

The Board of Directors of Brown County Water Improvement District No. 1 convened in a regular meeting at 4:00 pm, March 10, 2020, in the office of the District at 501 E. Baker, Brownwood, Texas. This meeting was called to order by Mr. Dennis Graham; pledge led by Mr. McMillian; and invocation also by Mr. Dennis Graham. Mr. Mr. Bert Massey, Mr. Jimmy Jones, and Mr. Ted Simpson were also present. District's Legal Counsel, Mr. Bart Johnson Jr., was present. District staff members present: Mr. John Allen, Ms. Kay Silva, Ms. Alveza Marin, Mr. Dale Weaver, Mr. Cody Shannon and Mr. Troy Henderson.

Board considered minutes from the regular meeting held on February 11, 2020. Motion to approve was made by Mr. Massey, seconded by Mr. Jones; after a correction to the introductory paragraph is made indicating Mr. Jimmy Jones was present at the February 11, 2020, board meeting. Motion carried unanimously.

CLAIMS & ACCOUNTS

Claims, accounts & checks issued March 9, 2020, in a total amount of \$73,125.43 consisting of checks 28073-28144 were reviewed and approved by motion by Mr. Massey, seconded by Mr. Simpson. Motion carried unanimously.

INVESTMENT REPORT

Financial & investment reports for February 2020 were considered. Motion was made by Mr. Jones, seconded by Mr. Simpson, to approve as presented. Motion carried unanimously.

CITIZEN PRESENTATIONS:

There were none.

DISTRICT APPROVES SELLING 6.13 AC OF DISTRICT PROPERTY TO BILLY SNEED FOR APPRAISED VALUE
The Board discussed a previously requested appraisal of 6.13 acres of District property on Lake Brownwood adjacent to personal property owned by Billy Sneed. After a discussion at length, Mr. Massey moved to offer the above referenced acreage to Mr. Sneed for appraised value as determined by Mark Campbell, appraiser, of \$145,000. After additional discussion, Mr. Massey amended his initial motion to include the addition of 30 days to allow Mr. Sneed time to notify the District of his intentions to purchase and set a closing date. This motion was seconded by Mr. Simpson. Motion carried unanimously.

BOARD TO ISSUE ALEX A DEED WITHOUT WARRANTY TO FILL A GAP IN TITLE
The Board then discussed a property matter with Mr. Alex Salazar regarding Lots 3 & 4 in Block 29 of Hillcrest Addition in the City of Brownwood. Mr. Salazar recently purchased property consisting of a portion of these lots; owned by the District in 1938. Mr. Salazar has been unable to acquire a clear title due to a gap in the title. After some discussion, Mr. Massey moved to execute a Deed without Warranty covering that portion of lots 3 & 4, in order to cure the gap in the title; whereby there is no deed out of the Brown County Water Improvement District No. 1. Mr. Jones then inquired whether or not the District would incur any expenses in this transaction. Mr. Massey indicated a recording fee will be assessed to the property owner. Mr. McMillian then seconded the motion. Motion carried unanimously.

ONCOR CONTINUES WORK ON MCCARTNEY ISLAND
Oncor continues work on new electrical poles on the most recently added spaces on McCartney Island. Holes must be drilled deeper. Due to this, the contractor has returned to complete this additional work.

REVISION TO NOTICE OF GENERAL ELECTION FOR THE DISTRICT/POLLING PLACES
Brown County Elections Administrator, Larry Franks, notified the District of changes to the District's polling places for the upcoming May 2, 2020, Director Election. During Director Elections, the District would use the same polling places as the Brown County. However, Mr. Franks informed that a recent change was implemented regarding polling places for entities without precincts. As the District does not have precincts, it can choose its polling places. Entities without precincts can choose their own polling places rather than using the same multiple polling

places the county uses. The only elections taking place on May 2, 2020, are the Early ISD School Board and the Brown County Water Improvement District. The Early ISD will be using the Early Visitors and Event Center on Garmon Drive because it is within its jurisdiction. It has been determined that the District can choose to use the Early Visitors and Event Center for voters living within its boundaries in Early and the Brown County Elections Office in Brownwood for Brownwood residents living within District boundaries in Brownwood. This revision will be implemented in the District's Notice of General Election. No action necessary.

GENERAL MANAGER REPORT

General Manager proceeded to inform the Board of the following:

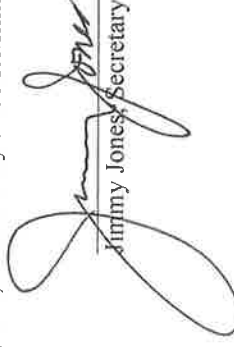
1. Current lake level 1421.88, 3.3 below spillway.
Last month 1421.46 or 3.06' below spillway.
February precipitation 1.84". January evaporation 2.71"
YTD totals: Precipitation 3.73' Evaporation 5.35"
Treatment plant for February 2020- Average 4.001 mgd/Min 3.052 mgd/Max 4.875 mgd.
2. Oncor continues to move forward on new service on McCarty Island. General Manager would like to open a sign up sheet in April for the new spaces; then possibly have a drawing at the May 2020 scheduled board meeting or the June 2020 meeting. .
3. District continues to wait on a pump for the treatment plant.
4. Voltus Emergency test taken on February 18, 2020. It was taken at this time because it was a good time to shut down for approximately 15 minutes due to low demand of water.
5. District invited to participate in an Earth Day event planned by Keep Brownwood Beautiful on April 22, 2020, at the Depot. District will close its office from 10:30 am to 5 pm to man a booth the District will set up. Everyone is invited to stop by the District's booth.
6. The District's annual water use report submitted to Texas Water Development Board on February 28, 2020.
7. District staff met with Bart Johnson of Painter & Johnson Financial on February 10, 2020, to discuss its employee investment plans. Recommend scheduling a workshop to look at possible new plans for its employees.
8. Working with Bart Johnson Jr, Legal Counsel, on updating the District's Rules and Regulations. Need additional books printed.
9. Will be in Ft Worth March 31-April 3, 2020, for Texas Water.
10. Freedom of Information Act Request submitted to the District for minutes of the District's May 2019 board meeting minutes from a local citizen.
11. Lake Patrol received information on Saturday March 7, 2020, about the damming of a tributary of the Jim Ned by a land owner; thus causing flooding on his land as well as his neighbor's land. TCEQ contacted as they would have jurisdiction over this matter.
12. Corona Virus threat to water supply. World Health Organization Technical Brief on Covid19 information enclosed. The cough from a flu patient emits aerosols that are approximately 4 micron. The actual Corona Virus is approximately .02 micron, or approximately 100 times smaller than most bacteria. Chlorine kills the Corona Virus. Best defense is washing hands with soap and water and limiting person to person contact.
13. Mr. Charles Smith wishes to buy lots 3A, 4A, and 5A on Peninsula from the District. He currently owns lots 3, 4, and 5 which he previously purchased from the District. He also approached the Board about purchasing these lots in September of 2015, at the time he purchased lots 3, 4, and 5.
14. TX Dot meeting on March 25, 2020, to discuss 2021-2024 TX Dot projects.
15. Lateral 3 will be shut down to repair leaks off of Walnut Street toward Riverside Park in Brownwood on the old Wise place. Repairs needed for some time.

ADJOURNMENT

At approximately 4:52 p.m., Mr. Massey moved to adjourn, seconded by Mr. McMillian. Motion carried unanimously.

APPROVED:


Dennis Graham, President


Jimmy Jones, Secretary