

Minutes
Lakeway Municipal Utility District
Board of Directors Meeting
May 12, 2021

The Board of Directors met in REGULAR session at 9:30AM at 1097 Lohmans Crossing, Lakeway, Texas, with the following participating:

Directors Present:

Larry Burmeier
Lawrence Christian
Don Goff
John Sayre

Directors Absent:

Jerry Hietpas

Staff Present:

Earl Foster
Lloyd Smith

QUORUM:

1. Determine Quorum and Call to Order

Meeting was called to order at 9:30 AM.

Burmeier declared a quorum of Directors present with Hietpas absent.

2. Pledge of Allegiance was led by Burmeier.

CITIZENS

3. None

AGENDA ITEMS:

4. Discussion and possible action to approve Resolution for the Land Sale to TX DOT on our Stewart Road Property.

- Foster reviewed documents related to the pending sale and said we are not ready for a motion on this item yet. The sign on Steward road that needs to be moved is in question as to ownership. It is on LMUD property but is not licensed; Foster asked if we still want the sign on our property. It will need to be moved about 15' back and 21' towards the Lexus Dealership. It is a small cost, but we want to make sure we are covered.
- Burmeier asked if it belonged to the City or to TX DOT; Foster replied we believe it is the City's, and they are researching it now.
- Burmeier asked how much we are getting for the property; Foster replied \$318,825 plus \$25,000 to cover paperwork expenses.

- Burmeier asked if we would be losing land; Foster replied yes, about .4 acres that have already been removed from the permit.
 - Foster said the transaction should be ready for approval at the June meeting.
 - General Board discussion.
 - No action was taken.
5. Discussion and possible action on Easement Release for 106 Kite St.
- Foster reviewed the release stating it was a case where 2 lots had been combined and the easement between the two had never been released. The owner now wants to build on that area.
 - Burmeier asked whose responsibility it was to get the release; Foster replied the individual owner is responsible for utilities releases, and the City is responsible for drainage releases.
 - Sayre moved to approve the Easement Release as presented; Goff seconded.
 - General Board Discussion.
 - Motion passed unanimously.
6. Discussion and possible action to declare New Holland Skid Steer surplus.
- Foster said we have a buyer for the 1995 Skid Steer which was purchased in 2016 at a cost of \$9,500 including the bucket and attachments. LMUD will keep the bucket and attachments and receive \$4K for the Skid Steer only if approved. It is a 3 cylinder gas model and is not dependable constantly needing repair.
 - Goff asked if we were planning to buy a new one; Foster replied we are looking for a used one.
 - Goff asked if we are not using it; Foster replied that it hasn't been used since September 2020, that it was just too much hassle to try to use.
 - Sayre asked how much to replace; Foster said \$50K for a new one and less than half that figure for a used one.
 - Sayre said so about \$16K net; Foster agreed.
 - Sayre moved to approve declaring the Skid Steer Surplus; Goff seconded.
 - General Board discussion.
 - Motion passed unanimously.
7. Discussion and possible action to approve Hoover Construction Pay App #2 on Project #3 OD wastewater project along Live Oak Golf Course #11 Fairway.
- Foster said this is for the work at Hole 11 and the looped line between Holes 11 & 12. Foster said they do good work and will be starting on Corinthian next.
 - Sayre asked if there was retainage on this payment; Foster replied no since Project #3 is now complete.
 - Sayre moved to approve Pay App #2 as presented; Christian seconded.
 - General Board Discussion

- Motion passed unanimously.
8. Discussion and possible action to approve Pay App #13 for Austin Engineering for Out of District Wastewater Force Main, Lift Station & S-5 WRP Improvements.
- Foster said this project is 97% complete and the Lift Station and Headworks are operational. Austin Engineering is working on a punch list.
 - Burmeier asked how we access the Lift Station when we need to work on it; Foster replied we access it from Flamingo, and we are looking at alternatives.
 - Sayre moved to approve Pay App #13 as presented; Christian seconded.
 - General Board discussion.
 - Motion passed unanimously.
9. Discussion and possible action on status of Out of District pressure sewer system for Lakeway Phase 1, Secs. 1-17.
- Foster updated progress on the project and noted a grinder pump is being installed at 125 Star and we are trying to keep the Septic functional until the installation is complete.
 - Goff asked how long it takes to install; Foster replied the one at 125 Star is taking about 5 days, but normally we can install about 2 per week.
 - Foster noted all of the pipe we had been staging around Hole 16 is gone now and stated we have spent \$6.9M on construction and anticipate another \$1.4-\$1.5M to complete Phase 1. That will amount to a little over \$8M, which is about \$800K over original projection.
 - Goff mentioned that the price of pipe has gone up since original projection; Foster agreed saying it is also hard to find.
 - Burmeier said the Board would like to have a list of addresses hooked up as they are completed; Foster said that would not be a problem.
 - General Board discussion.
 - No action was taken.
10. Discussion and possible action on Financials, Calendar.
- Foster reviewed the financials and stated the District is in good shape.
 - Burmeier stated we still have water in the lake thanks to the work Foster and others have done with the LCRA.
 - Foster said it is possible that in 2022 that there will be no Ag release from the lake.
 - Burmeier asked about the new reservoir in Wharton County; Foster replied they are still fixing leakage by putting rebar in and it should be complete by 2022 and will hold 40K acre feet.

- Burmeier asked about the July BOD meeting; Foster replied we usually do not have a July meeting and there could be one or two things that need to be done in July but at this point he doesn't think we will need to meet.
- General Board discussion.
- No action was taken.

CONSENT AGENDA- The following consent items may be approved by one Board vote. Any Director may pull consent items from the consent agenda for discussion.

Sayre moved to approve the consent agenda; Goff seconded. Motion passed unanimously.

11. Approve Minutes of Regular meeting April 14, 2021.
12. Approve Expenditures over \$25,000.

ADJOURNMENT

The meeting was adjourned at 10:20AM



Loyd Smith, Finance/Administration Manager

Minutes approved on the 9th day of June 2021.

Jerry Hietpas, President, Board of Directors

ATTEST:

Don Goff, Secretary, Board of Directors