

JONESTOWN WATER SUPPLY CORPORATION  
BOARD OF DIRECTORS **SPECIAL MEETING**  
MINUTES *AMENDED*  
AUGUST 30, 2019

1. Vice President Gregg Newcombe called the meeting to order at 6:01 pm.

Board members present: Jim Roberts, Bruce Covill, Gregg Newcombe, Nadia Wills, Ron Sherrill, John Riddle, Liane Popham and Amy Fitzgerald.

Board members absent: None

Staff present: John Tichi and Karissa Kornegay

Members present: Julie Cook, Melissa Fletcher, Billy Carter, Donna Jo Priem, Gary Priem, Greg Billings, Jim Linton, Alan Davis, Cindi Davis.

Others present: None

Vice President Gregg Newcombe introduced himself to the those present and confirmed the date of the next regular meeting to be September 10, 2019. At this time, it was brought to the attention of the Vice President that there was no item on the agenda for Members and/or Public Comment so Vice President Newcombe asked those present to speak, if they wanted, in the order that their names were listed on the sign-in sheet.

Julie Cook asked that the agenda be revised to follow Robert's Rules.

Melissa Fletcher spoke on several topics, *(Liane Popham revisions) and emphasized her concerns regarding events relating to JWSC's operations. Expressing concerns for JWSC vehicle use at Buchanan Lake Village, a water line that had been on top of the ground on Crumley Creek, and about giving the General Manager, John Tichi, bonuses for contracting projects for JWSC. She wants to see more bids from outside companies.*

Billy Carter stated that he is willing to negotiate and beat anyone else's contract price.

Donna Jo Carter reiterated what Billy said regarding being willing to negotiate. She added that the lines are already set up and that they would beat anybody's price. *(Liane Popham revision) She also stated that Buchanan Lake Village has never used JWSC trucks or equipment. Both Carter and Priem called for the resignation of the acting President, Gregg Newcombe. (Gregg Newcombe revision) Billy also stated that he heard Gregg ask John to illegally flush water and pay the fines.*

Billy Carter added that "we're dumping about 45,000 gallons a day on our property right now." Jim Linton stated that he was on the Board when the first contract was signed with Donna Jo and he doesn't remember the contract being for 45,000 gallons a day. *(Liane Popham revision) Linton also stated that he had been on the Board for 8 years. He wants the current Board to look into the relationship between the JWSC, Lake Buchanan Village, and our General Manager, who is also shown to be the General Manager of Lake Buchanan Village. He also stated he is concerned about Board Directors getting favors done for them by the water company.*

Cindi Davis stated that she was "disturbed by what she had seen so far" and asked if the JWSC had put out RFP's (Requests for Proposals) for any of our contracts for the last 3 years. She then asked for that information and where the RFP's were published. John Tichi indicated that Open Records Requests need to be made in writing. Mrs. Davis added that she would like the

Board to make that same request for themselves so that they could “review the facts of the matter.”

Julie Cook requested that the Board introduce themselves, which they proceeded to do at that time.

2. New Business

a) Discuss/Approve Options for Discharging Decanted Backwash pursuant to TCEQ Permit 210E.

b) Discuss/Approve Acquisition or Lease of Real Property for Irrigation purposes

At 6:23pm, Vice President Gregg Newcombe stated that the Board would be moving into Executive Session consistent with chapter 551.072 of the Texas Government Code. General Manager John Tichi requested that the “committee issue its findings that don’t pertain to anything that is of a lease-related or purchase-related option” outside of executive session. Vice President Newcombe queried the other two committee members for their opinions on whether the discussion items could be separated. John Riddle indicated that there might be a couple of items that could be discussed. Jim Linton asked if the Board was currently *in* executive session to which Vice President Newcombe replied “not yet.” Linton then asked if Mr. Tichi would be in the executive session with the Board to which Vice President Newcombe stated, “We have a number of topics to discuss and it’s crystal clear that some of them fall squarely into executive session; a couple of others are...debatable.” He added that “if we can talk openly about the components that don’t affect the competitive nature of other options, then we could stay open for a few minutes.” He then asked the Board not to say anything “that could impact the competitive nature of options that the Board needs to consider.” Bruce Covill added in his findings and all their work, that “none of it can be discussed in open meeting at this time.” He added that it could be discussed *after* the closed session, and that the Board would not come to any conclusions until they were back in open session. Vice President Newcombe concurred.

At 6:28pm, Vice President Newcombe indicated that they would go into executive session to discuss the components “that fall squarely into the criteria for executive session,” and then if the Board arrives at a point where they believe that they are starting to cross the line, they would move back into open session to discuss those components so that everyone can hear.

At 9:01pm, the Board reconvened into open session. A first motion was made for a *short-term* option for Discharging Decanted Backwash pursuant to TCEQ Permit 210E, to approve a contract with the Guy family for a minimum of 3 months and a maximum of 5 months for \$6,000 a month.

Motion made by John Riddle.

Seconded by Bruce Covill.

Prior to the vote, General Manager John Tichi asked that the minutes reflect that “management has recommended to the Board that they go back to the current leaseholders and in an attempt to greatly reduce the cost of the temporary solution.”

The motion passed with a majority in favor (Newcombe, Popham, Riddle, Covill), 2 opposed (Roberts, Sherrill) and one abstention (Fitzgerald). Nadia Wills departed the meeting at 9:08 pm, prior to the vote.

A second motion was made for a *long-term* solution for Discharging Decanted Backwash pursuant to TCEQ Permit 210E, to approve and authorize the General Manager to construct a filtering system to recycle the decanted backwash water.

Motion made by Liane Popham.

Seconded by Bruce Covill.

The motion passed unopposed (Nadia Wills excepted).

c) Discuss/Approve Resolution removing William W Carter as a signer and adding Gregg Newcombe as a signer for Security State Bank Operating Account

A motion was made to approve removing William W Carter as a signer and adding Gregg Newcombe as a signer for Security State Bank Operating Account.

Motion made by Amy Fitzgerald.

Seconded by John Riddle.

The motion passed unopposed (Nadia Wills excepted).

### 3. Adjournment.

A motion was made to adjourn.

Motion made by Ron Sherrill.

Seconded by Jim Roberts.

The motion passed unopposed (Nadia Wills excepted) and the meeting was adjourned at 9:14pm.

Minutes taken by Karissa Kornegay.

\*Persons wishing to speak during Public Comment must sign up to speak before item 2 is addressed. Presentations will be limited to 5 minutes. If special accommodations are required for physical disabilities, please notify the Corporation in advance. The Board of Directors may go into Executive Session, if necessary, pursuant to the applicable section of Subchapter D, chapter 551, Texas Government Code, of the Texas Open Meetings Act, on any of the above matters. No final action, decision, or vote will be taken on any subject or matter in Executive Session.