

**HCWCID NO. 1
BOARD MEETING PACKET
4-8-21**

HAYS COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. 1

TO: THE BOARD OF DIRECTORS OF HAYS COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. 1 AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given pursuant to Section 551 of the Texas Government Code, and the March 16, 2020 action of the Office of the Attorney General suspending certain requirements of Section 551, that the Board of Directors of Hays County Water Control and Improvement District No 1 will conduct a Workshop meeting at 4:00 p.m., followed by a Regular Board meeting at 5:00 p.m. on Thursday, April 8, 2021 at Belterra Centre, 151 Trinity Hills Drive, Austin, Texas, for the purposes stated herein.

Members of the public may join this meeting in person or toll-free by calling 1-888-594-6783 and entering passcode 512 370 2939#. Those who wish to address the Board at the meeting should send an email to commentsignup@hayswcid.org at least one hour prior to the meeting indicating their name and the item(s) upon which they would like to address the Board. Members of the public who wish to appear in-person will be permitted to do so, subject to applicable physical distancing and other governmental requirements. Face coverings will be required. An electronic copy of the agenda packet will be provided on the District's website before the meetings are conducted. Please visit www.hayswcid.org and click on "Meeting Reports" under the "About Us" tab.

Board Workshop Session Agenda

(4:00 PM)

The Board will conduct a workshop session to review and discuss the following reports. No action will be taken during the Workshop Session, which shall be open to the public at all times and adjourned at or before 5:00 PM.

1. Management and Operations Report.
2. Financial Report.
3. Committee Reports, Recommendations and Assignments.

Regular Board Meeting Agenda

(5:00 PM)

4. Public Comment. Hear public communications and comments (3 minutes per person; no action may be taken during public comment).
5. Consent Items. The following items are considered to be self-explanatory and may be approved by a single motion. There will be no separate discussion of these items unless a Board member requests that an item be removed and considered separately.
 - (a) Approval of the Minutes of the March 11, 2021 Regular Meeting.
 - (b) Approval of Accounting Report and related disbursements, including without limitation:
 - Monthly Financials, Cash Activity Report, Cash/ Investment/Activity Report, Collateral Analysis Schedule, and if timely, Quarterly Investment Report;
 - Monthly Tax Collection Report;
 - Budget Comparison;
 - Check Register and wires;
 - Bond Reporting; and
 - Budgets and other financial reporting.
6. Reports. If necessary, review and discussion of reports not completed during Board Workshop Session.
7. Engineering and Development Items: Hear presentation of General District Engineering Report, and Joint Facilities Engineering Report, and consideration and possible action with respect to the approval of the following actions:
 - (a) Approval of Drum Screen Replacement Project Pay Application No. 7;
 - (b) Approval of Replat of Lot 3G-1, Amended Plat of Lot 3G North Belterra Commercial Subdivision and Lot 3H, Block "B" Final Plat of the Resubdivision No. 3 of North Belterra Commercial Subdivision;
 - (c) Approval of Amendment to Task Order No. 62; and
 - (d) Acceptance of General District Engineering Report and Joint Facilities Engineering Report and approval of recommended actions related to improvement, repair, maintenance, use and acceptance of District systems, facilities and property and easements, and such other engineering items as a recommended for action.
8. Financial Items. Consideration and possible action with respect to the following items:
 - (a) Administrative bookkeeping items, including opening and closing of accounts, approval of new signature cards and such other bookkeeping and financial items as are recommended for approval by the District's bookkeepers.
 - (b) Collection of delinquent commercial review and inspection deposits.

9. Management and Operations Items. Consideration and possible action with respect to the following items:
- (a) Request for proposals for landscaping and irrigation services and related committee recommendations.
 - (b) Update with respect to preparation of an Emergency Response Plan and After Action Plan.

Standing Items:

- (c) Customer requests, billing matters and adjustments, and proposed write-offs.
 - (d) Requests for use of Belterra Centre and other District buildings or park facilities.
 - (e) Reported violations of District rules and regulations, requested hearings on reported violations, and proposed enforcement actions.
 - (f) Recommendations related to non-compliance with customer service agreements, reclaimed water agreements and other contracts to which the District is a party.
 - (g) Coordination of customer communications, including social media posts, customer newsletters and special notices.
 - (h) Authorization of recommended expenditures and actions related to improvement, repair, maintenance, operation and use of District facilities and property, and such routine management and operational matters as are recommended for action.
 - (i) Acceptance of general management and operations reports.
10. Rules, Policies, Agreements and Compliance Requirements. Consideration and possible action with respect to the following items:
- (a) Potential alternatives for management of District operations and administration, including without limitation review of current management and operations contract with Inframark, LLC.
 - (b) Update with respect to 2021 legislative session, including legislation affecting or pertaining to the District or water districts generally.
 - (c) Joint 210 Irrigation System Plan modifications.
 - (d) Amended Order Establishing Records Management Program and Appointing Records Management Officer.
 - (e) Confirmation of SB 625 required Special Purpose District filings for 2021.
11. Water Supply Agreements. Consideration and possible action with respect to existing agreements for water supply with the Lower Colorado River Authority and water service through the West Travis County Public Utility Agency, water use under such agreements, water rates and fees charged to the District under such agreements, and other matters related to District water supply and conservation.
12. District Calendar and Schedule. Confirm dates for upcoming regular and special meetings, confirm dates for proposed committee meetings, discussion of upcoming events significant to District and/or Belterra community, and discussion of conferences, meetings and educational opportunities Directors desire to attend.
13. Executive Session. The Board may recess into Executive Session at any time to consult with its attorneys regarding any posted matter for which the Board may seek the advice of its attorneys under Government Code 551.071 (including without limitation contemplated or potential litigation matters, and other legal matters related to agenda items) or for any action on the agenda for which a closed session is permitted by law, and will reconvene in open session for any appropriate action on any matter considered in Executive Session.
14. If necessary, reconvene in Open Session and take any necessary action with regard to matters discussed in Executive Session.
15. Adjournment of Regular Board Meeting.

Note on Executive Session: The Board of Directors will go into Executive Session, if necessary and appropriate, pursuant to the applicable section of subchapter D, Chapter 551, Texas Government Code Annotated, the Texas Open Meetings Act, on any matter that may come before the Board. No action, decision or vote on any subject or matter may be taken unless specifically listed on the agenda for this meeting.

Note on Public Comment: Any Person wishing to address the Board will be permitted to present comments at the time the presiding officer calls for public comments in accordance with the meeting notice.



EXECUTED this the 1st day of April, 2021.

HAYS COUNTY WATER CONTROL AND
IMPROVEMENT DISTRICT NO. 1


Douglas L. Botts, President

ITEM NO. 5.(b)

Hays County W.C.I.D. No. 1

Accounting Report

April 8, 2021

- Review Cash Activity Report, including Receipts and Expenditures
 - ☑ Action Items:
 - Approval of director and vendor payments.
 - Approval of fund transfers
 - From BancorpSouth Operating Account (New) to BancorpSouth Manager's Account (New): \$23,900.00
 - From TexPool Operating Account to TexPool SPA Account: \$7,191.46
 - From TexPool Tax Account to TexPool Operating Account: \$171,201.43
 - From TexPool Tax Account to TexPool Debt Service Account: \$500,000.00
- Financial Highlights:
 - The month of February came in ahead of plan by \$48,000. Favorable revenues made up \$71,000 and unfavorable expenditures made up \$23,000 of the total favorable variance. The unfavorable expenditures are related to the purchase of electronic meters.
 - Year-to-date the District is behind plan by \$94,000.
 - February charges to the Joint Maintenance CAP came in at \$2,000. Year-to-date actual charges are \$49,000 more than the monthly billings to date.
 - February charges to the General Maintenance CAP came is at \$57,000. Year-to-date actual charges are \$30,000 less than the monthly billings to date.
 - Year-to-date the District has a collection rate of 96.13% on property taxes.
 - Summary of year-to-date director fees paid on page 26.
- **Note: The financials contained within are considered interim financials, for this reason you will not see the annual GASB 34 adjustments as well as notes to the financials that are typically presented in the annual audit.**

2021

Hays County W.C.I.D. No. 1

January						
Su	M	Tu	W	Th	F	Sa
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

February						
Su	M	Tu	W	Th	F	Sa
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28						

March						
Su	M	Tu	W	Th	F	Sa
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

April						
Su	M	Tu	W	Th	F	Sa
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

May						
Su	M	Tu	W	Th	F	Sa
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

June						
Su	M	Tu	W	Th	F	Sa
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

July						
Su	M	Tu	W	Th	F	Sa
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

August						
Su	M	Tu	W	Th	F	Sa
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

September						
Su	M	Tu	W	Th	F	Sa
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30		

October						
Su	M	Tu	W	Th	F	Sa
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

November						
Su	M	Tu	W	Th	F	Sa
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

December						
Su	M	Tu	W	Th	F	Sa
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

[illegible]

Hays County W.C.I.D. No. 1
Cash Activity Report
February 28, 2021 - April 8, 2021

		BancorpSouth	BancorpSouth
		Operating	Operating
		Account (Old)	Account (New)
Cash - Reconciled Balance as of February 28, 2021		\$ 69,296.85	\$ 392,211.80
Subsequent Activity Through April 8, 2021		(60,000.00)	275,966.33
Transfer Approved March 11, 2021	Transfer from BancorpSouth Operating (Old) to BancorpSouth Oper (New)	(60,000.00)	
	Subtotal - BancorpSouth Operating Account (Old)	(60,000.00)	
Transfer Approved March 11, 2021	Transfer from TexPool Operating to BancorpSouth Operating (New)	300,000.00	
Transfer Approved March 11, 2021	Transfer from BancorpSouth Operating (Old) to BancorpSouth Oper (New)	60,000.00	
Expenditures Approved March 11, 2021	#10157 - #10184	(339,019.09)	
Deposit	Prepaid Maintenance CAP Balance Due - FY 2020	69,711.06	
Deposit	Pool Deposits	40,000.00	
Deposit	Commercial Sales Tax (SPA) - February 2021	7,191.46	
Service Collections		138,082.90	
	Subtotal - BancorpSouth Operating Account (New)	275,966.33	
Expenditures to be Approved at April 8, 2021 Board Meeting		-	(384,207.74)
Dan Robison	10185 Director Fees	403.58	
Douglas L. Botts	10186 Director Fees	774.15	
Paul J Kelly	10187 Director Fees	404.10	
William C Dally	10188 Director Fees	454.10	
William F Lucas	10189 Director Fees	628.02	
Andy Barrett & Associates	10190 Legal Retainer - April 2021	1,620.00	
Aquatic Features, Inc.	10191 Duck Pond Maintenance - March 2021	416.00	
Arbitrage Compliance Specialists, Inc.	10192 Arbitrage Management Compliance Fees-SR2013	650.00	
Blaine Hamilton	10193 Security Patrol - March 21 and 26, 2021	400.00	
Bott & Douthitt, P.L.L.C.	10194 Accounting Fees - March 2021	5,500.00	
CMA Engineering, Inc.	10195 Engineering Fees - February 2021	18,633.12	
DSHS Central Lab MC2004	10196 Lab Fees	115.70	
Hays County	10197 Vehicle Usage Fee - March 2021	180.00	
Inframark, LLC	10198 FYE 2020 Joint CAP Balance	27,206.08	
Inframark, LLC	10199 Monthly Operations - March 2021	207,442.96	
Jimmy Allen Zuehlke	10200 Security Patrol - March 3 and 13, 2021	400.00	
Touchstone District Services, LLC	10201 Website Maintenance	1,470.35	
WLE, LLC.	10202 Landscape Maintenance	26,888.54	
Inframark, LLC	10203 Additional Maintance - February 2021	11,507.55	
Law Office of Matthew B. Kutac PLLC	10204 Legal Fees - March 2021	9,520.00	
Texas Disposal Systems, Inc.	10205 Garbage Service - March 2021	29,134.57	
West Travis County Public Utility System	10206 Wholesale Water Charge - March 2021	33,890.95	
Winstead	10207 Legal Fees - March 2021	6,567.97	
	Subtotal - BancorpSouth Operating Account (New)	384,207.74	
Transfer Requests to be Approved April 8, 2021		-	(23,900.00)
Hays County WCID No. 1	10208 Replenish Manager's Account	(23,900.00)	
		(23,900.00)	
Projected Balance as of April 8, 2021		\$ 9,296.85	\$ 260,070.39

Hays County W.C.I.D. No. 1
Cash Activity Report
February 28, 2021 - April 8, 2021

		BancorpSouth
		Manager's
		Account (New)
Cash - Reconciled Balance as of February 28, 2021		\$ 14,238.23
Subsequent Activity Through April 8, 2021		(13,153.97)
Transfer Approved March 11, 2021	Transfer from Bancorp Operating to Manager's Account	(17,800.00)
Expenditures Approved March 11, 2021	#5080 - #5085	7,096.33
Expenditures Approved March 11, 2021	Payroll Tax - February and March 2021 (EFTPS)	1,459.26
Time Warner Cable	5086 Internet Service @ Welcome Center	293.98
Brittany Hines	5087 Customer Refund	143.53
Cary McGregor	5088 Customer Refund	484.76
M/I Homes of Austin, LLC.	5089 Customer Refund	1,094.63
Mark Serrano	5090 Customer Refund	42.04
Rachel Crutchfield	5091 Customer Refund	114.47
Sabre Commercial	5092 Customer Refund	2,037.49
Shelley Bleser	5093 Customer Refund	423.43
Texas Community Propane, LTD	5094 Utilities - February 2021	345.17
Pedernales Electric Co-op	5095 Electricity - March 2021	242.88
Pedernales Electric Co-op	5096 Electricity - March 2021	8,525.68
A T & T	5097 WWTP Telephone - March 2021	314.88
Adam Moerschell	5098 Customer Refund	307.48
Carol Elias	5099 Customer Refund	30.80
Cary Eubanks	5100 Customer Refund	126.46
David Moore	5101 Customer Refund	99.54
George Strother	5102 Customer Refund	155.11
Janet Staiger	5103 Customer Refund	57.21
Jennifer Falk	5104 Customer Refund	274.97
Pamela Rich	5105 Customer Refund	28.70
ADT Commercial	5106 Fire Monitoring Services 4/14/21-5/13/21	103.00
LCRA	5107 Raw Water Purchases - March 2021	6,799.05
A T & T	5108 Internet - March 2021	59.14
Time Warner Cable	5109 Internet Service @ Welcome Center	293.98
Subtotal-BancorpSouth Manager's Account (New)		13,153.97
Transfer Requests to be Approved April 8, 2021		23,900.00
Hays County WCID No. 1	Transfer from Bancorp Operating to Manager's Account	23,900.00
		23,900.00
Projected Balance as of April 8, 2021		\$ 24,984.26

Hays County W.C.I.D. No. 1

Cash/Investment Activity Report

February 28, 2021 - April 8, 2021

	Maturity Date	Interest Rates	Balance 2/28/2021	Subsequent		Subtotal 4/8/2021	Transfers to be Approved 4/8/2021		Projected Balance 4/8/2021
				Receipts	Disbursements				
General Fund -									
BancorpSouth Operating Account (Old)	n/a	0.0000%	\$ 69,296.85	\$ -	\$ (60,000.00)	\$ 9,296.85	\$ -		\$ 9,296.85
BancorpSouth Manager's Account (Old)	n/a	0.0000%	-	-	-	-	-		-
BancorpSouth Operating Account (New)	n/a	0.0000%	392,211.80	614,985.42	(723,226.83)	283,970.39	(23,900.00)	(1)	260,070.39
BancorpSouth Manager's Account (New)	n/a	0.0000%	14,238.23	17,800.00	(30,953.97)	1,084.26	23,900.00	(1)	24,984.26
BancorpSouth Checking Account (Park Fees)	n/a	0.0050%	74,449.00	-	-	74,449.00	-		74,449.00
TexPool - Operating Account	n/a	0.0150%	4,298,773.33	776,821.30	(312,235.76)	4,763,358.87	164,009.97	(2), (3)	4,927,368.84
TexPool - Strategic Partnership Agreement	n/a	0.0150%	286,539.99	12,235.76	-	298,775.75	7,191.46	(2)	305,967.21
Total - General Fund			5,135,509.20	1,421,842.48	(1,126,416.56)	5,430,935.12	171,201.43		5,602,136.55
Debt Service Fund -									
TexPool - Tax Account	n/a	0.0150%	3,037,425.76	-	(2,351,694.35)	685,731.41	(671,201.43)	(3), (4)	14,529.98
TexPool - Debt Service Account	n/a	0.0150%	830,027.07	2,000,000.00	-	2,830,027.07	500,000.00	(4)	3,330,027.07
Total - Debt Service Fund			3,867,452.83	2,000,000.00	(2,351,694.35)	3,515,758.48	(171,201.43)		3,344,557.05
Capital Project Fund -									
TexPool SR 2020 Capital Projects	n/a	0.0150%	349,698.09	-	-	349,698.09	-		349,698.09
Total - Capital Project Fund			349,698.09	-	-	349,698.09	-		349,698.09
Total - All Funds			\$ 9,352,660.12	\$ 3,421,842.48	\$ (3,478,110.91)	\$ 9,296,391.69	\$ 0.00		\$ 9,296,391.69

Transfer Letter Information:

⁽¹⁾ Transfer funds from BancorpSouth Operating Account (New) to BancorpSouth Manager's Account (New): \$23,900.00 - Check #10208

⁽²⁾ Transfer funds from TexPool Operating Account to TexPool SPA Account : \$7,191.46

⁽³⁾ Transfer funds from TexPool Tax Account to TexPool Operating Account: \$171,201.43

⁽⁴⁾ Transfer funds from TexPool Tax Account to TexPool Debt Service Account: \$500,000.00

Hays County W.C.I.D. No. 1
Accountant's Compilation Report
February 28, 2021

The District is responsible for the accompanying financial statements of the governmental activities of Hays County W.C.I.D. No. 1, as of and for the five months ended February 28, 2021, which collectively comprise the District's basic financial statements – governmental funds in accordance with the accounting principles generally accepted in the United States of America. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

The District has omitted the management's discussion and analysis, the Statement of Net Assets, and Statement of Activities that the Governmental Accounting Standards Board required to be presented to supplement the basic financial statements. Such missing information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historic context.

In addition, the District has elected to omit substantially all of the disclosures and the statement of cash flows required by accounting principles generally accepted in the United States of America. If the omitted disclosures and components required by GASB 34 were included in the financial statements, they might influence the user's conclusions about the District's financial position, results of operations, and cash flows. Accordingly, these financial statements are not designed for those who are not informed about such matters.

Accounting principles generally accepted in the United States of America require that budgetary comparison information be presented to supplement the basic financial statements. Such information is presented for purposes of additional analysis and, although not a required part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting and for placing the basic financial statements in an appropriate operational, economic, or historical context. Such information is the responsibility of management. The required supplementary information was subject to our compilation engagement. We have not audited or reviewed the required supplementary information and do not express an opinion, a conclusion, nor provide any assurance on such information.

Supplementary Information

The supplementary information contained in the schedules described in the Supplementary Information Index is presented for purposes of additional analysis and is not a required part of the basic financial statements. This information is the representation of management. The information was subject to our compilation engagement, however, we have not audited or reviewed the supplementary information and, accordingly, do not express an opinion, a conclusion, nor provide any form of assurance on such supplementary information.

We are not independent with respect to Hays County W.C.I.D. No. 1.



BOTT & DOUTHITT, P.L.L.C.

April 4, 2021
Round Rock, TX

Hays County W.C.I.D. No. 1

Governmental Funds Balance Sheet

February 28, 2021

	Governmental Funds			Governmental Funds Total
	General Fund	Debt Service Fund	Capital Projects Fund	
Assets				
Cash and Cash Equivalents				
Cash	\$ 550,195.88	\$ -	\$ -	\$ 550,195.88
Cash Equivalents	4,585,313.32	3,867,452.83	349,698.09	8,802,464.24
Receivables				
Service Accounts, net of allowance for doubtful accounts of \$ -	176,192.48	-	-	176,192.48
Accrued Service Revenue	138,432.67	-	-	138,432.67
A/R - Other	98,789.51	-	-	98,789.51
Property Taxes	53,864.43	106,133.01	-	159,997.44
Prepaid Expense	1,385.52	-	-	1,385.52
Interfund	517,813.81	-	-	517,813.81
Intergovernmental	488,462.56	-	-	488,462.56
Plan and Review Fees	83,489.30	-	-	83,489.30
Prepaid Maintenance CAP	42,858.99	-	-	42,858.99
Total Assets	\$ 6,736,798.47	\$ 3,973,585.84	\$ 349,698.09	\$ 11,060,082.40
Liabilities				
Accounts Payable	\$ 349,402.05	\$ -	\$ -	\$ 349,402.05
Accrued Expenses	61,111.22	-	-	61,111.22
Retainage Payable	65,034.90	-	-	65,034.90
Due to TCEQ	1,646.34	-	-	1,646.34
Payroll Taxes Payable	575.34	-	-	575.34
Customer Deposits	262,015.00	-	-	262,015.00
Unclaimed Property	2,768.99	-	-	2,768.99
Interfund Payable	-	517,813.81	-	517,813.81
Total Liabilities	742,553.84	517,813.81	-	1,260,367.65
Deferred Inflows of Resources				
Property Taxes	53,864.43	106,133.01	-	159,997.44
Total Deferred Inflows of Resources	53,864.43	106,133.01	-	159,997.44
Fund Balance				
Fund Balances:				
Restricted for -				
Debt Service	-	3,349,639.02	-	3,349,639.02
Capital Projects	-	-	349,698.09	349,698.09
Unassigned	5,940,380.20	-	-	5,940,380.20
Total Fund Balances	5,940,380.20	3,349,639.02	349,698.09	9,639,717.31
Total Liabilities and Fund Balances	\$ 6,736,798.47	\$ 3,973,585.84	\$ 349,698.09	\$ 11,060,082.40

See Accountants' Report.

Hays County W.C.I.D. No. 1
Statement of Revenues,
Expenditures & Changes in Fund Balance-Governmental Funds
October 1, 2020 - February 28, 2021

	Governmental Funds			Governmental Funds Total
	General Fund	Debt Service Fund	Capital Projects Fund	
Revenues:				
Property taxes, including penalties	\$ 1,234,889.58	\$ 2,489,928.81	\$ -	\$ 3,724,818.39
Service revenues, including penalties	903,994.27	-	-	903,994.27
Inspection fees	3,500.00	-	-	3,500.00
Interest income	1,857.41	632.50	266.32	2,756.23
Rental Income	17,500.00	-	-	17,500.00
Sales Tax (SPA)	46,652.22	-	-	46,652.22
Miscellaneous Income	3,249.03	-	-	3,249.03
Total Revenues	2,211,642.51	2,490,561.31	266.32	4,702,470.14
Expenditures:				
Current -				
District Facilities -				
Water Purchases	240,949.89	-	-	240,949.89
Operations - Base Fee	150,785.00	-	-	150,785.00
Maintenance - CAP	80,595.20	-	-	80,595.20
Meter Expense	27,174.08	-	-	27,174.08
Pond Maintenance	2,583.58	-	-	2,583.58
Landscape Maintenance	110,322.85	-	-	110,322.85
Landscape Maintenance - Mowing	2,875.00	-	-	2,875.00
Security Expense	10,643.75	-	-	10,643.75
Utilities	158,424.93	-	-	158,424.93
Lab Fees	222.66	-	-	222.66
Permit Expense	2,327.50	-	-	2,327.50
Belterra Centre Expenses	5,216.79	-	-	5,216.79
Joint Facilities -				
Operations - Base Fee	275,270.00	-	-	275,270.00
Maintenance - CAP	200,390.46	-	-	200,390.46
Repairs & Maintenance - Irrigation	10,345.83	-	-	10,345.83
Drum Screens	634,049.00	-	-	634,049.00
Security Expense	1,715.00	-	-	1,715.00
Landscape Maintenance - Mowing	15,000.00	-	-	15,000.00
Permit Fees	1,250.00	-	-	1,250.00
Utilities	30,090.34	-	-	30,090.34
Website	2,551.15	-	-	2,551.15
Telephone/Internet	2,940.96	-	-	2,940.96
Engineering Fees	38,082.50	-	-	38,082.50
Accounting Fees	10,000.00	-	-	10,000.00
Reclaimed Water	(15,883.20)	-	-	(15,883.20)
Hays WCID No. 2 Participation	(609,517.43)	-	-	(609,517.43)
Administrative Services -				
Director Fees, including payroll taxes	15,017.19	-	-	15,017.19
Director Reimbursement	334.14	-	-	334.14
Membership Dues	675.00	-	-	675.00
Tax Appraisal/Collection Fees	2,183.20	4,404.69	-	6,587.89
Website	1,290.00	-	-	1,290.00
Bank Fees	41.39	-	-	41.39
Miscellaneous Expense	225.93	-	-	225.93
Professional Fees -				
Legal Fees	83,362.39	-	-	83,362.39
Accounting Fees	18,250.00	-	-	18,250.00
Engineering Fees	20,664.40	-	-	20,664.40
Financial Advisor Fees	828.49	1,671.51	-	2,500.00
Audit Fees	18,000.00	-	-	18,000.00
Debt Service				
Bond Interest	-	253,154.11	-	253,154.11
Arbitrage Review Fees	-	2,500.00	-	2,500.00
Paying Agent Fees	-	700.00	-	700.00
Total Expenditures	1,549,277.97	262,430.31	-	1,811,708.28
Excess/(Deficiency) of Revenues over Expenditures	662,364.54	2,228,131.00	266.32	2,890,761.86
Fund Balance, October 1, 2020	5,278,015.66	1,121,508.02	349,431.77	6,748,955.45
Fund Balance, February 28, 2021	\$ 5,940,380.20	\$ 3,349,639.02	\$ 349,698.09	\$ 9,639,717.31

ITEM NO. 7(d)

**HAYS COUNTY WCID NO. 1 - ENGINEERING REPORT
FOR THE APRIL 8, 2021 BOARD MEETING**

**GENERAL DISTRICT ENGINEERING
AGENDA ITEM**

- I. Potential action items for the meeting:
 - A. Approval of Task Order 62 Amendment No. 2 – Pad X Plan Review \$11,000 (*Report Item IV.B*)
 - B. Approval of Replat of Lot 3G-1, Amended Plat of Lot 3G North Belterra Commercial Subdivision and Lot 3H, Block “B” Final Plat of the Resubdivision No. 3 of North Belterra Commercial Subdivision (*Report Item VI.B*)
- II. Commercial Tract Development
 - A. The grease trap plans that have been approved to date are: Sky Cinema, Stiles Switch BBQ, Pieous Pizza, Torchy’s Tacos, Jersey Mike’s, Dunkin Donuts, The League/Fork & Spoon, Simply Pho, Backspin, and Hotel.
 - B. The site plans that have been approved to date are Hat Creek, Chase Bank, Chick-fil-A, Building Y, IHOP, Belterra Multifamily, Pad S, Hotel, Pad X
 - C. Plans currently under review –waiting on submittal of Lot 3G-1 Site Plan
 - D. Grease Traps currently under review – none
 - E. Water LUE determination review – Pad X
- III. Belterra Village Multifamily
 - A. Final completion date for the entire project is set for June 2021.
- IV. Pad X
 - A. The storm sewer manholes are set to be delivered between April 15th and 18th. It will take a week to install. Mid-May the storm sewer should be complete and accepted.
 - B. Approval of Task Order 62 Amendment 2 for and additional \$11,000 this is a non-reimbursable developer expense. The task order can be found on the google drive.
- VI. Lot 3G-1
 - A. Approval of Replat of Lot 3G-1, Amended Plat of Lot 3G North Belterra Commercial Subdivision and Lot 3H, Block “B” Final Plat of the Resubdivision No. 3 of North Belterra Commercial Subdivision. The final plat can be found on the google drive.
 - B. Waiting on submittal of the site plan.



**HAYS COUNTY WCID NOS. 1 AND 2 – WWTP AND 210 REUSE IRRIGATION
ENGINEERING REPORT
FOR THE APRIL 2021 BOARD MEETINGS**

AGENDA ITEM

- I. Potential action items for the meeting:
 - A. Approval of Pay Application No. 7 (\$10,899.00) – Drum Screen Replacement and Site Plan Revisions (*Report Item II.B*)
- II. Drum Screen Replacement
 - A. Construction updates
 - 1. We are waiting on the fabrication and delivery of the stairs. The project schedule can be found on the google drive.
 - B. Recommend approval of Pay Application No. 7 - \$10,899.00 which can be found on the google drive.
 - C. Construction Updates can be found on the google drive in the PDF called Ongoing Projects at the WWTP.
- III. EQ Tank Blower Replacement
 - A. Project design is ongoing
 - B. Construction Updates can be found on the google drive in the PDF called Ongoing Projects at the WWTP.
- IV. Belterra Wastewater Treatment Plant Weir Overflow
 - A. Discuss scope of services
 - B. Construction Updates can be found on the google drive in the PDF called Ongoing Projects at the WWTP.
- V. Wastewater Summary
 - Average Daily Wastewater Usage (February 2021) = 512,360 gpd
 - 90% of Permitted Capacity = 450,000 gpd



ITEM NO. 9



Hays County Water Control and Improvement District No.1
General Manager Reports for the month of
March 2021
Board Meeting: April 8th, 2021

Reviewed By: Kristi Hester
Date: 4/07/2021



Inframark LLC
14050 Summit Drive, #103 Austin,
TX 78728
United States
T: +1 512 246 0498
www.inframark.com

Current Items Requiring Board Approval

Vendor	Amount	WO#	Budget	Description
Samco	5,000		yes	Leak Detection
Badger	55,000		Partial	Complete AMI Project

Memorandum for: Board of Director's Hays WCID

From: Kristi Hester

Subject: General Manager's Executive Summary Report

Below is a summary of activities since the last board meeting:

1) Wastewater Treatment Plant

- a) All facilities are in compliance for the Month of March
- b) Daily average flows are 315,000 gallons a day, 63% capacity
- c) Scheduling cleaning of MBR basin this Month
- d) EQ Rehab last items to complete are the handrails and catwalk schedule completion is 4.16.21
- e) EQ Tank blowers and piping have been delivered
- f) Damages to facilities due to winter storm are below insurance deductible - estimate \$4,200.00
- g) Repaired air header that was causing noise

2) Re-Use Water System - Drip System

- a) Tank level is back down to 6 ft
- b) Full inspection of all fields and control system scheduled in May

3) Distribution System – Billing

- a) 664 AMI meters installed, 74 users are on the portal. 192 AMI meters installed in March
- b) We have 269 left to convert and need 150 more meters and endpoint to complete
- c) Estimate for materials to complete the AMI project is \$45,000 and install \$10,000
- d) Ordered endpoints for master meters so that we can retrieve reads remote on "Eye on Water"
- e) Next month we will include in our report the reads for water flows daily
- f) Water accountability 3rd month in a row that we are 20% or more water loss - recommend leak detection

4) Collection System

- a) Repaired 6" cleanout at Victoria Ct
- b) PIM completed on pumps and motors at all lift stations

5) Drainage/Ponds

- a) Commercial east pond is running but still has a few remaining issues we are working with CMA and the Contractor to resolve
- b) Several repairs to the ponds including replacement of heads and repairs to lines
- c) PM on all ponds pump and motors was completed in March
- d) Repaired line on pond 9A - 1100 Belterra Dr
- e) Replaced ball valve on Trinity and Crampton ponds
- f) Repaired strainer and gaskets on Abbey pond

6) Parks – Trails

- a) WLE working on down trees and pick up in the greenbelt
- b) Power washed stones at 290 entrance

7) Construction

- a) CSI Inspections for Apartments for Building 2A 44 units all passed - found unit 2215 and 2218 issue with drain lines

8) Customer Care

- a) Hot topics coyotes attacking ducks and deer
- b) Meet to review water relief from winter storm - determined no action required
- c) Scheduling next meeting to review security and touchstone

9) Infrastructure Committee

- a) Meet on site to discuss the overflow options

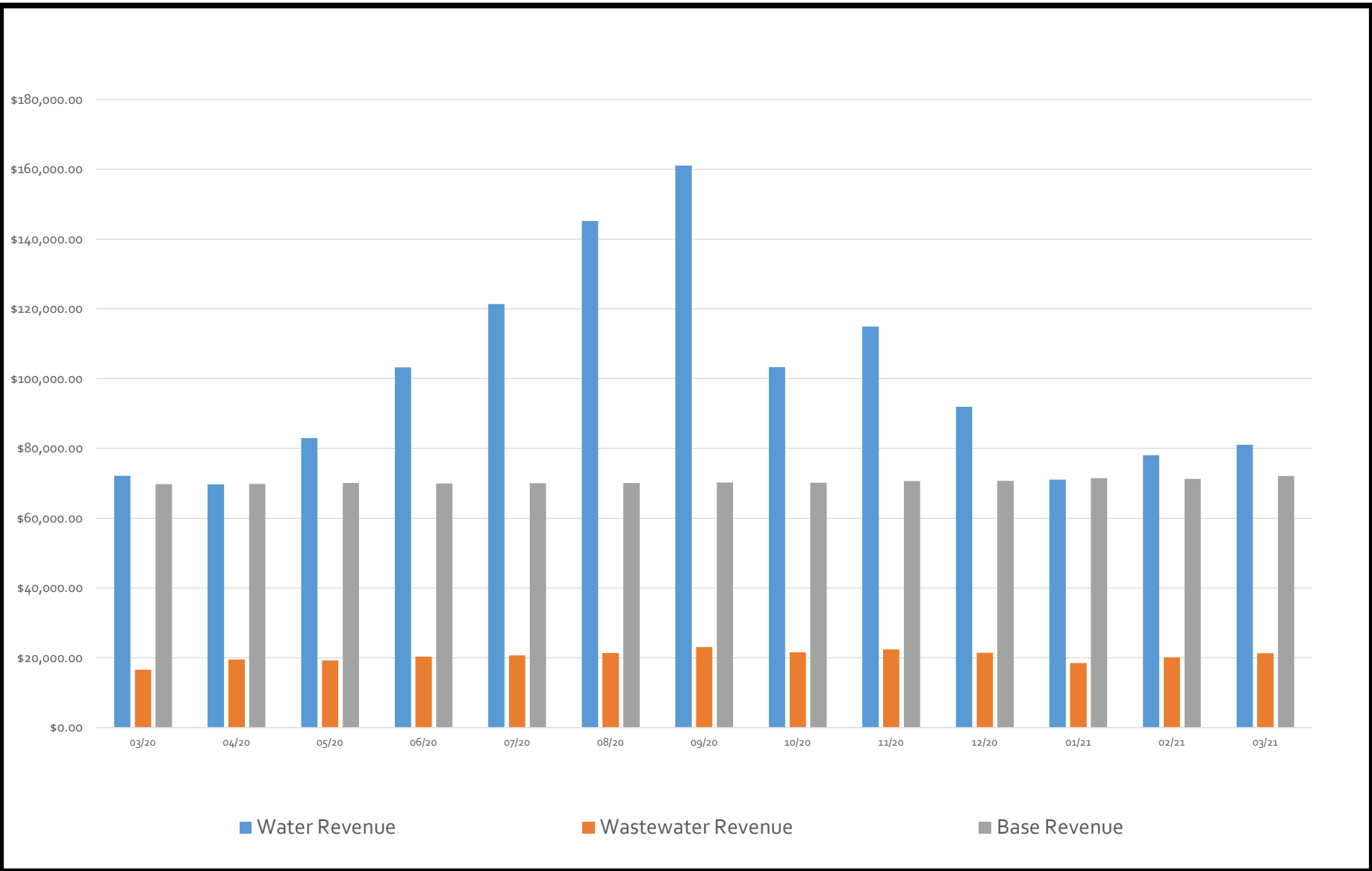
9) Facility Committee

- a) GM is getting estimates on design coordinated for blinds and acoustics
- b) Removed Christmas lights from Centre

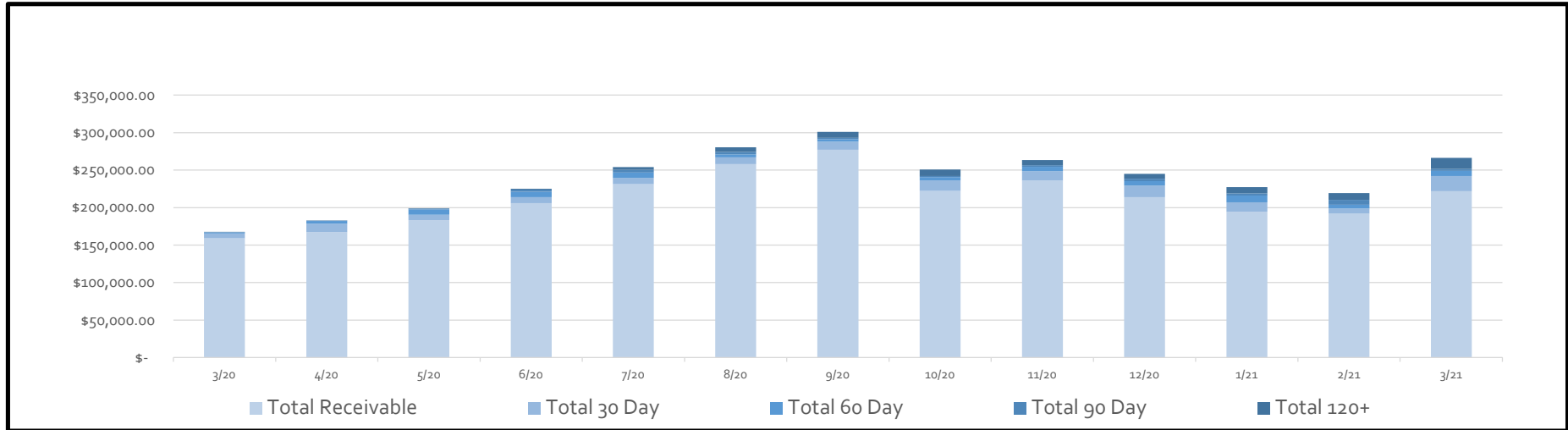


Description	Connections	
	Mar-20	Mar-21
Residential	908	930
Commercial	26	27
Hydrant	4	3
Tracking	11	11
Reclaimed	8	0
Total Number of Accounts Billed	957	971
	Consumption	
Residential	4,612,300	6,639,000
Commercial	1,576,000	1,187,000
Hydrant	12,000	3,000
Tracking	109,000	93,000
Reclaimed	55,000	-
Total Gallons Consumed	6,364,300	7,922,000
	Average Consumption	
Residential	5,080	7,139
Commercial	60,615	43,963
Hydrant	3,000	1,000
Tracking	9,909	8,455
Reclaimed	6,875	-
Avg Water Use for Accounts Billed	6,650	8,159
Total Billed	\$ 161,887	\$ 183,634
Total Aged Receivables	\$ (2,773)	\$ 38,321
Total Receivables	\$ 159,114	\$ 221,956

12 Billing Month History Revenue by Category



12 Month Accounts Receivable and Collections Report



Date	Total Receivable	Total 30 Day	Total 60 Day	Total 90 Day	Total 120+
3/20	\$ 159,114.28	\$ 6,575.82	\$ 1,400.76	\$ 178.48	\$ 232.45
4/20	\$ 167,385.62	\$ 11,083.31	\$ 3,843.03	\$ 227.74	\$ 232.45
5/20	\$ 183,243.68	\$ 7,277.39	\$ 7,298.55	\$ 815.40	\$ 372.16
6/20	\$ 205,941.32	\$ 7,957.79	\$ 7,145.93	\$ 3,160.20	\$ 831.34
7/20	\$ 231,110.42	\$ 8,584.16	\$ 6,999.98	\$ 3,891.37	\$ 3,331.70
8/20	\$ 258,033.99	\$ 9,182.61	\$ 3,810.38	\$ 3,135.24	\$ 6,064.06
9/20	\$ 277,323.60	\$ 10,844.48	\$ 3,133.55	\$ 1,894.06	\$ 7,833.33
10/20	\$ 222,178.27	\$ 14,030.20	\$ 4,465.40	\$ 1,504.94	\$ 8,779.30
11/20	\$ 236,159.98	\$ 12,489.75	\$ 5,836.22	\$ 2,115.07	\$ 6,733.77
12/20	\$ 213,909.59	\$ 15,742.60	\$ 5,489.33	\$ 3,187.06	\$ 6,643.60
1/21	\$ 194,575.31	\$ 12,476.79	\$ 9,065.10	\$ 2,946.72	\$ 8,212.22
2/21	\$ 192,084.93	\$ 6,849.67	\$ 4,879.33	\$ 6,538.65	\$ 9,159.70
3/21	\$ 221,955.52	\$ 19,991.22	\$ 7,112.32	\$ 2,629.61	\$ 14,647.55

Board Consideration to Write Off	\$0.00
Board Consideration Collections	\$0.00
Delinquent Letter Mailed	6
Delinquent Tags Hung	N/A
Disconnects for Non Payment	N/A

Water Quality Monitoring

Current Annual CL2 Avg

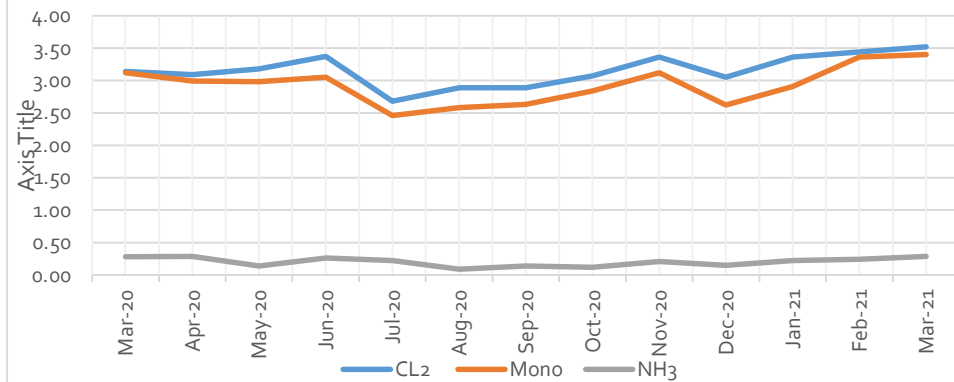
3.16

Requirements

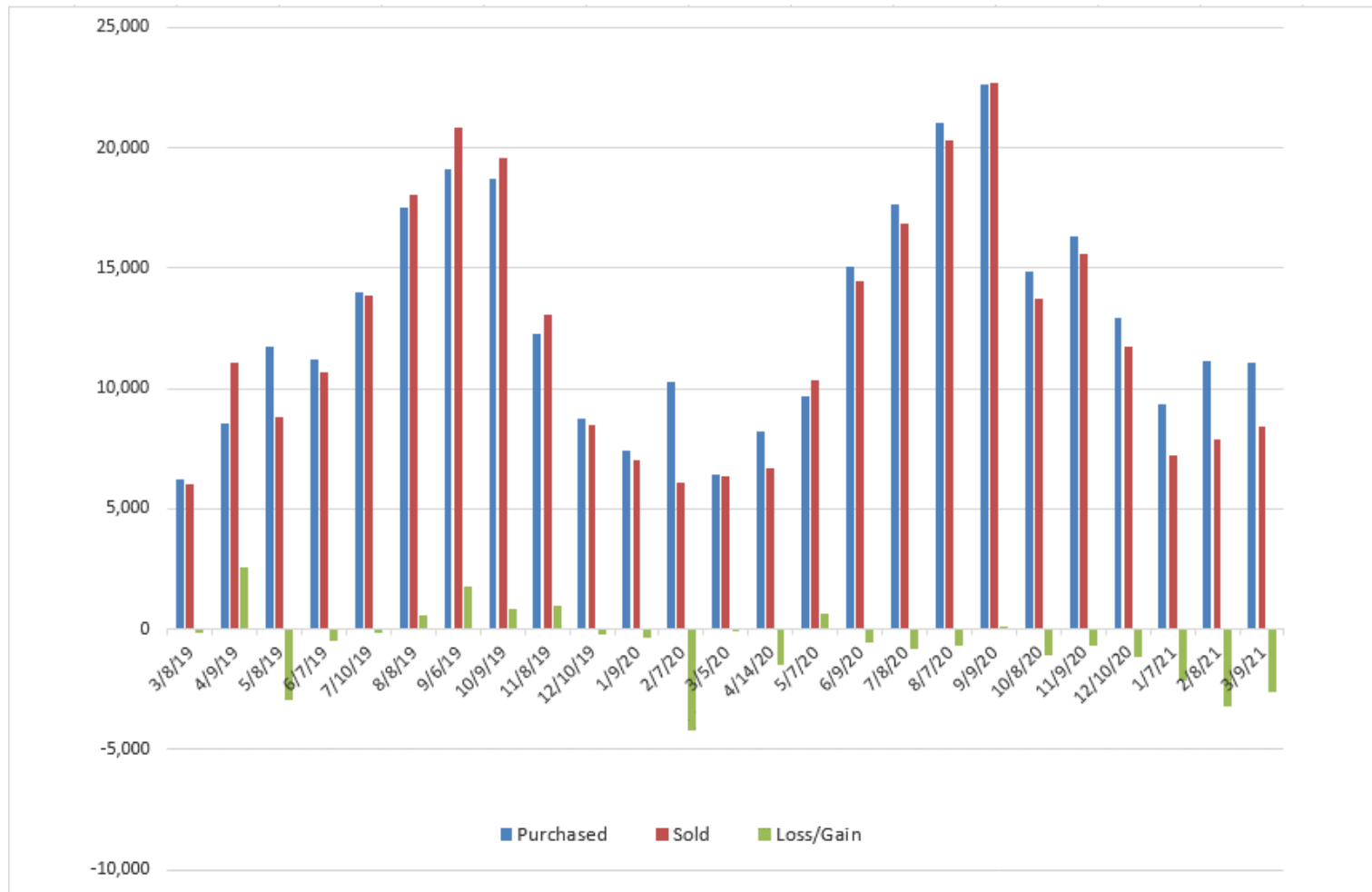
Min .50

Date	CL2	Mono	NH3
Mar-20	3.14	3.12	0.28
Apr-20	3.09	2.99	0.29
May-20	3.18	2.98	0.14
Jun-20	3.37	3.05	0.26
Jul-20	2.68	2.46	0.22
Aug-20	2.89	2.58	0.09
Sep-20	2.89	2.63	0.14
Oct-20	3.07	2.84	0.12
Nov-20	3.36	3.12	0.21
Dec-20	3.05	2.62	0.15
Jan-21	3.36	2.91	0.22
Feb-21	3.44	3.36	0.24
Mar-21	3.52	3.40	0.29

CL2 - Mono Chlorimine - Free NH3 Avg

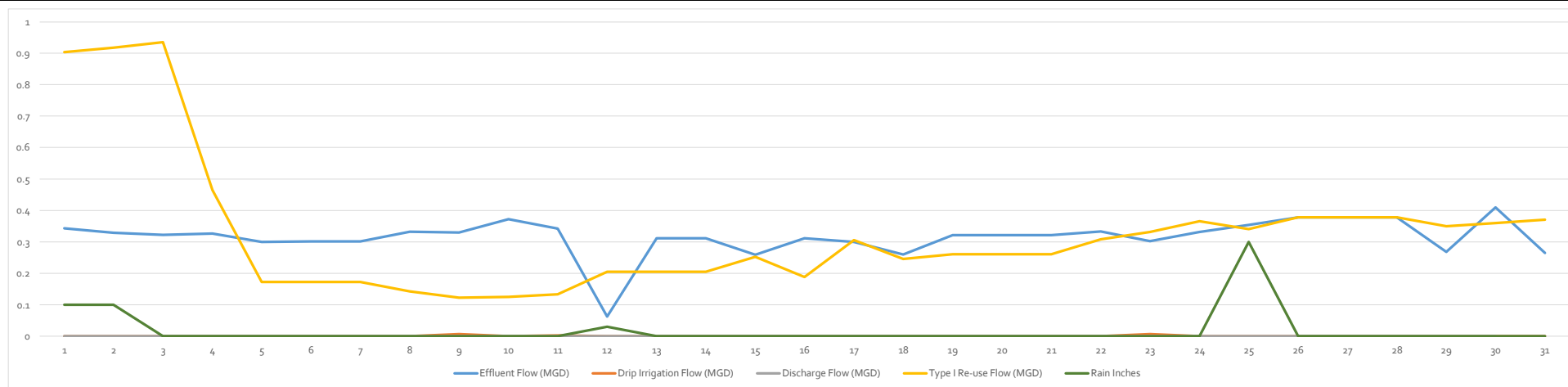


Water Accountability Report



Month	Read Date	Connection Total	Purchased (1000)	Sold (1000)	Flushing	Gal.s Loss (-)	Accounted For %	Running
								Accounted For %
March 19	3/8/2019	921	6,245	6,045	11	(189)	97.0%	100.26%
April 19	4/9/2019	921	9,913	11,050	20	1,157	111.7%	102.86%
May 19	5/8/2019	921	10,096	8,778	8	(1,310)	87.0%	102.65%
June 19	6/7/2019	925	11,189	10,658	33	(498)	95.5%	99.92%
July 19	7/10/2019	932	13,990	13,833	10	(148)	98.9%	99.30%
August 19	8/8/2019	932	17,501	18,067	16	581	103.3%	99.92%
September 19	9/6/2019	933	19,105	20,849	8	1,751	109.2%	100.37%
October 19	10/9/2019	945	18,710	19,551	14	855	104.6%	101.38%
November 19	11/8/2019	947	12,232	13,092	112	972	107.9%	102.31%
December 19	12/10/2019	948	8,733	8,488	14	(232)	97.4%	104.43%
January 20	1/9/2020	954	7,430	7,043	5	(382)	94.9%	103.68%
February 20	2/7/2020	955	10,275	6,061	22	(4,192)	59.2%	100.85%
March 20	3/5/2020	957	6,419	6,370	7	(42)	99.5%	100.96%
April 20	4/14/2020	966	8,235	6,698	42	(1,496)	81.8%	96.05%
May 20	5/7/2020	972	9,657	10,320	-	663	106.9%	98.49%
June 20	6/9/2020	979	15,049	14,429	49	(570)	96.2%	98.48%
July 20	7/8/2020	978	17,654	16,816	-	(838)	95.3%	98.06%
August 20	8/7/2020	978	21,065	20,324	35	(706)	96.7%	97.27%
September 20	9/9/2020	982	22,607	22,669	21	83	100.4%	96.28%
October 20	10/8/2020	981	14,887	13,750	31	(1,106)	92.6%	94.91%
November 20	11/9/2020	981	16,315	15,607	29	(678)	95.8%	94.00%
December 20	12/10/2020	981	12,917	11,729	31	(1,157)	91.0%	93.59%
January 21	1/7/2021	991	9,357	7,219	14	(2,125)	77.3%	92.60%
February 21	2/8/2021	992	11,115	7,883	11	(3,222)	71.0%	93.23%
March 21	3/9/2021	991	11,042	8,405	16	(2,621)	76.3%	91.89%

Wastewater Flows for the Month of March



Wastewater Treatment Permit Summary - Month of March

		DISCHARGE	RE-USE	DRIP FIELD	ACTUAL	COMPLIANT	PERCENT
Avg. Treated Flow	MGD	0.5			0.315	Yes	63.0%
Avg. Discharge Flow	MGD	0.35			0.000	Yes	0.0%
Avg. Drip Field Flow	MGD	0.15			0.000	Yes	0.0%
Avg. Re-Use Flow	MGD	0.35			0.329	Yes	94.0%
Avg. Other Flow					-0.014	Yes	
Avg. cBOD	mg/L	5	5	20	1.1	Yes	
Avg. TSS	mg/L	5		20	1.0	Yes	
Avg. Ammonia Nitrogen NH ₃	mg/L	2			0.28	Yes	
Avg. Total Nitrogen T-Nit	mg/L	6			3.00	Yes	
E. coli Bacteria	CFU	126	20	126	1.0	Yes	
Avg. Turbidity	NTU		3		0.44	Yes	
MIN. PH	STD UNITS	6.0			7.85	Yes	
MAX. PH	STD UNITS	9.0			7.91	Yes	

Hays County WCID Wastewater Flow Historical

Date	Connections			Total Flows	Average	Avg Flow Per Connection	WWTP Capacity %	Drip Irrigation Flow	Type I Re-use Flow
	Hays 1	Hays 2	TOTAL						
Mar-21	991	1123	2114	9,773,000	315,000	149	63%	15,000	10,206,000
Feb-21	992	1121	2113	14,346,000	512,360	242	102%	-	9,015,000
Jan-21	991	1115	2106	10,715,000	346,000	164	69%	-	9,781,000
TOTALS				34,834,000	391,120.00	185	78%	15,000	29,002,000
Dec-20	981	1110	2091	10,617,000	342,000	164	68%	4,000	11,375,000
Nov-20	981	1105	2086	10,010,000	334,000	160	67%	44,000	7,610,000
Oct-20	981	1099	2080	10,271,000	331,000	159	66%	48,000	8,136,000
Sep-20	982	1089	2071	10,058,000	335,000	162	67%	28,000	11,066,000
Aug-20	978	1085	2063	10,091,000	326,000	158	65%	5,000	9,562,000
Jul-20	978	1082	2060	9,901,000	319,000	155	64%	11,000	10,569,000
Jun-20	979	1075	2054	9,605,000	320,000	156	64%	8,000	7,760,000
May-20	972	1071	2043	9,988,000	322,000	158	64%	20,000	10,087,000
Apr-20	966	1061	2027	9,817,000	327,000	161	65%	22,000	8,738,000
Mar-20	957	1045	2002	9,703,000	313,000	156	63%	78,000	9,128,000
Feb-20	955	1043	1998	8,823,000	304,000	152	61%	51,000	8,265,000
Jan-20	954	1034	1988	9,365,000	302,000	152	60%	10,000	9,273,000
TOTALS				118,249,000	322,916.67	158	65%	329,000	111,569,000
Dec-19	948	1028	1976	9,439,000	304,000	154	61%	24,000	8,890,000
Nov-19	947	1018	1965	8,684,000	289,000	147	58%	3,000	9,070,000
Oct-19	945	1017	1962	9,277,000	299,000	152	60%	20,000	9,445,000
Sep-19	933	1010	1943	8,923,000	297,000	153	59%	29,000	6,559,000
Aug-19	932	988	1920	8,986,000	290,000	151	58%	15,000	10,549,000
Jul-19	932	987	1919	8,626,000	278,000	145	56%	34,000	7,416,000
Jun-19	925	979	1904	8,511,000	284,000	149	57%	102,000	8,398,000
May-19	921	966	1887	10,701,000	345,000	183	69%	4,439,000	5,459,000
Apr-19	921	956	1877	9,181,000	306,000	163	61%	2,865,000	5,862,000
Mar-19	921	949	1870	8,817,000	284,000	152	57%	3,263,000	4,006,000
Feb-19	921	932	1853	8,254,000	295,000	159	59%	4,050,000	3,473,000
Jan-19	919	924	1843	9,880,000	319,000	173	64%	4,546,000	6,038,000
TOTALS				109,279,000	299,166.67	157	60%	19,390,000	85,165,000