

# **NOTICE OF REGULAR BOARD MEETING CANYON REGIONAL WATER AUTHORITY**

**Monday, April 14, 2025, at 6:00 PM  
850 Lakeside Pass, New Braunfels, TX 78130**

**This meeting is to be conducted at the Canyon Regional Offices located at  
850 Lakeside Pass, New Braunfels, Texas**

This Notice is posted pursuant to the Texas Open Meeting Act (Chapter 551, Texas Government Code). The Board of Trustees of Canyon Regional Water Authority (CRWA) will hold a meeting in person at 6:00 P.M., Monday, April 14, 2025, in the Board Room. The public may observe this meeting in person. As authorized by Texas Gov. Code sections 551.127 and 551.131(e) and Section 3.04(b) of the CRWA Bylaws, Members of the Board of Trustees may attend the meeting remotely via video conference. Additional information can be obtained by calling: (830) 609-0543. The CRWA Board of Trustees may consider, discuss, and act on any of the matters identified below.

- Item 1      CALL TO ORDER**
- Item 2      BOARD ROLL CALL**
- Item 3      INVOCATION AND PLEDGE OF ALLEGIANCE**
- Item 4      OATH AND STATEMENT OF OFFICE OF NEW TRUSTEES**
- Item 5      ELECTION OF A VICE-PRESIDENT, IF NECESSARY**
- Item 6      ANNOUNCEMENTS**

- A. The Board of Trustees of the Canyon Regional Water Authority may, during the meeting, close the meeting and hold an executive session pursuant to and in accordance with Chapter 551 of the Texas Government Code (i.e., "Texas Open Meetings Act"). The Board of Trustees may, at any time during the meeting, close the meeting and hold an executive session for consultation with its attorney(s) concerning any of the matters to be considered during the meeting pursuant to Chapter 551 of the Texas Government Code.
- B. Appointments to the Board of Trustees due May 1, 2025
- C. Committee Appointments

**Item 7      PUBLIC COMMENTS**

- A. Comments on non-agenda items - no discussion from the Board, 3-minute time limit.
- B. Comments on specific items on this agenda – discussion from/with the Board may be allowed; 3-minute time limit per citizen. Time may not be "shared or ceded" to another citizen.

*Members of the public wishing to make a public comment during the meeting must register (a) on the sign-in sheet at the meeting site prior to the meeting; and/or (b) by emailing [hdiaz@crwa.com](mailto:hdiaz@crwa.com) prior to the meeting. Written comments may also be submitted. If you wish to speak, please state your name.*

**Item 8      CONSENT ITEMS**

*All items listed below are considered to be routine and non-controversial by the Board and will be considered by one motion. There will be no separate discussion of these items unless a Board member requests, in which case the item will be removed from the consent agenda and will be considered as part of the order of business.*

- A. CRWA 25-04-001 Concerning Approval of Minutes (CRWA Staff)  
Adopt Resolution 25-04-001 approval of minutes for March 10, 2025, Board of Trustees meeting.
- B. CRWA 25-04-002 Concerning Approval of Financial and Check Registers Reports (CRWA Staff)  
Adopt Resolution 25-04-002 approval of February 2025 Financial Report and Check Register Report until audited.
- C. CRWA 25-04-003 Concerning Approval of Second Quarter Investment Report (CRWA Staff)  
Adopt Resolution 25-04-003 approval of Second Quarter FY2025 Investment Report

**Item 9      REPORTS**

*(Updates from written reports by staff, legal counsel, and others)*

- A. Drought Report ~ Staff
- B. Wholesale Supply of Water, Allotments, and/or Curtailments ~ Staff
- C. Water Treatment, Storage, and Transmission Operations ~ Staff
  - Lake Dunlap WTP:

- Production
  - Status of facility upgrades
- Hays Caldwell WTP:
  - Production
  - Pilot Study RFQ
  - Phase 1 Improvements
  - Phase 2 Improvements
  - Hays Caldwell Phase 1 Pipeline
    - Easement Acquisition Status
- Wells Ranch WTP:
  - Production
- D. Wells Ranch Expansion ~ *Staff*
- E. Proposed Guadalupe Wilcox Project ~ *Staff*
- F. Guadalupe Blanco River Authority ~ *Staff*
- G. Alliance Regional Water Authority ~ *Staff*
- H. South Texas Regional Water Planning Group – Region L ~ *Staff*
- I. Groundwater Management Area (GMA) 13 ~ *Staff*
- J. Groundwater Districts of Guadalupe and Gonzales Counties ~ *Staff*
- K. Personnel Matters ~ *Staff*
- L. Legal matters ~ *Legal Counsel and Staff*
- M. Legislative matters ~ *Legal Counsel and Staff*

**Item 10     CRWA COMMITTEE AND BOARD OF MANAGERS REPORTS**

- A. Budget Committee: ~ *Committee Chairperson*
- B. Construction Committee: ~ *Committee Chairperson*
- C. Board of Managers ~ *Chairperson*

**Item 11     GENERAL BUSINESS**

- A. Discuss, consider, and take possible action on Resolution 25-04-004 declaring Keeley Construction as the Successful Bidder for the Lake Dunlap Water Treatment Plant Strainer Improvements Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a Not to Exceed price of \$2,915,000.
- B. Discuss, consider, and take possible action on Resolution 25-04-005 declaring Keeley Construction as the Successful Bidder for the Hays Caldwell Water Treatment Phase 2 Improvements Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a Not to Exceed price of \$9,630,875.
- C. Discuss, consider, and take possible action on Resolution 25-04-006 declaring Weifield Group Contracting Texas as the Successful Bidder for the Wells Ranch Emergency Generator Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a Not to Exceed price of \$3,845,453.
- D. Discuss, consider, and take possible action on Resolution 25-04-007 approving the execution of an agreement with Pall Corporation for the purchase of an Aria FAST T80 mobile membrane filtration unit to service the Hays Caldwell Water Treatment Plant at a cost of \$2,300,000.
- E. Discuss, consider, and take possible action on Resolution 25-04-008 regarding CRWA's participation in the costs associated with the GBRA Regional Raw Water Delivery System Upgrades and an amendment to the FY 2025 Budget to reflect these costs.
- F. Discuss, consider, and take possible action on Resolution 25-04-009 concerning reallocation of costs related to the Hays Caldwell Project and an amendment to the CRWA FY 2025 Budget to reflect these reallocations.
- G. Discuss, consider, and take possible action concerning the form of Participation Agreement for the Wells Ranch Phase III project.
- H. Discuss, consider, and take possible action concerning adoption of a CRWA policy that limits composition of committee members to no more than one per Member Entity (*Humberto Ramos*)

**Item 12 EXECUTIVE SESSION**

The Board of Trustees may meet in an executive session to discuss the following items, if any, pursuant to Chapter 551 of the Texas Government Code, including, where appropriate, Sections 551.071, 551.072, 551.074, 551.076, 551.086, 551.089, and 418.183(f) of the Texas Government Code. All formal action will occur in open session.

- A. Discussion and receive legal advice concerning Cause No. 25-0782-CV-E; City of San Marcos vs. Canyon Regional Water Authority, County Line Special Utility District, Crystal Clear Special Utility District, Maxwell Special Utility District and Martindale Water Supply Corporation; Pending in the 456<sup>th</sup> District Court of Guadalupe County, Texas;
- B. Discussion and receive legal advice concerning Cause No. 24-0377-CV-E: Canyon Regional Water Authority vs. Trihydro Corporation and David Maxwell, P.E.; Pending in the 456<sup>th</sup> District Court of Guadalupe County, Texas;
- C. Discussion and receive legal advice concerning Cause No. 25-0762-CV-E: Canyon Regional Water Authority vs. Windsor Chase, LLC and Ray Michael and Scharley Jean Brite; Pending in the District Court of Guadalupe County, Texas;
- D. Discussion and receive legal advice concerning dispute with Windsor Chase, LLC and Ray Michael and Scharley Jean Brite concerning breach of Groundwater Rights Agreement.

**Item 13 RETURN TO OPEN MEETING**

The Board of Trustees may consider, deliberate, and act on the items discussed in Executive Session, if any.

**Item 14 FUTURE BOARD MEMBER AGENDA ITEMS**

- A. The next Board of Trustees meeting will be held on Monday, May 12, 2025.

**Item 15 Adjourn the meeting**

**CANYON REGIONAL WATER AUTHORITY  
BOARD COMMUNICATION**

DATE	SUBJECT	AGENDA NUMBER
04/14/2025	CONSENT AGENDA ITEM BOARD OF TRUSTEES MEETING MINUTES OF MARCH 10, 2025	CRWA 25-04-001

**INITIATED BY**

KERRY AVERYT / HANNA DIAZ

**STAFF RECOMMENDATION**

Approve the Minutes of the Regular Board Meeting of the Board of Trustees held on March 10, 2025, as amended, or not amended.

**BACKGROUND INFORMATION**

The minutes of the meeting are attached.

**FINANCIAL IMPACT**

None

**MOTION**

Motion to approve the following resolution.

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**CANYON REGIONAL WATER AUTHORITY**

**RESOLUTION No. 25-04-001**

BE IT RESOLVED that the Minutes of the Regular Meeting of the Board of Trustees held on March 10, 2025, as amended, or not amended, are approved.

Adopted this 14<sup>th</sup> day of April 2025

Ayes \_\_\_\_ Nays \_\_\_\_ Abstained \_\_\_\_ Absent \_\_\_\_

Approved by: \_\_\_\_\_  
Brandon Rohan, Vice-President

Certified and attested by: \_\_\_\_\_  
Ted Gibbs, Secretary

**MINUTES  
REGULAR BOARD MEETING  
CANYON REGIONAL WATER AUTHORITY  
BOARD OF TRUSTEES**

Regular meeting:

The Canyon Regional Water Authority (CRWA) Board of Trustees met for a regular meeting in person on Monday, March 10, 2025, at 6:00 p.m.

The following individuals attended the meeting:

<b>Board of Trustees:</b>		<b>CRWA Staff:</b>		<b>Board of Managers and Others:</b>	
Ted Gibbs	Nicholas Sherman	David McMullen	Adam Telfer	Trey Wilson	Brud Brown
Martin Poore	Shari McDaniel	Fran Powers	Joan Wilkinson	Ruben Barrera	Phil Gage
Gary Gilbert (online)	Doris Steubing	Kerry Averyt	Chelsea Hawkins	Mike Saldana	Jesse Pena
Jeremiah Burns	Steven Fonville	Hanna Diaz	Bobby Rodriguez	Graham Moore	Greg Swaboda
Isaac Equia (online)	Mabel Vaughn			Austin Shirk	Marissa Vagara
Robert Snipes (online)	Tracy Scheel				
Regina Franke	Randy Schwenn				
Humberto Ramos	Al Suarez (online)				
James Forssell	Mike Andrews				

**Item 1 CALL TO ORDER**

- » President Timothy Fousse and Vice President Brandon Rohan were not in attendance. Secretary Ted Gibbs called the meeting to order at approximately 6:00 PM.

**Item 2 BOARD ROLL CALL**

- » There were 17 board members present at the time of roll call. Gary Gilbert joined the meeting online during item 11I.

**Item 3 INVOCATION AND PLEDGE OF ALLEGIANCE**

- » Tracy Scheel noted for the record, that in the CRWA Bylaws, it states that if the President and the Vice president are both not in attendance, it allows for the Secretary to run the meeting.

**Item 4 OATH AND STATEMENT OF OFFICE OF NEW TRUSTEE**

- » Jeremiah Burns was sworn in as a Trustee prior to the start of the meeting.

**Item 5 ELECTION OF AN ACTING PRESIDING OFFICER AND ACTING SECRETARY PRO TEM, IF NECESSARY**

- » General Counsel, Ruben Barrera, stated that under the CRWA Bylaws, there are 4 officers. Tonight, the President and Vice President are not in attendance, so the Secretary, Ted Gibbs, opened the meeting. Despite the fact the Bylaws are specific, they did not go far enough, so under Robert's Rules of Order, the CRWA Board of Trustees must elect an acting presiding officer.
- » Nick Sherman made a motion to nominate Ted Gibbs as the acting presiding officer. Mike Andrews seconded the motion. The motion passed with 17 ayes.

**Item 6 ANNOUNCEMENTS**

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- Appointments to the Board of Trustees due May 1, 2025

**Item 7 PUBLIC COMMENTS**

- A. Comments on non-agenda items - no discussion from the Board, 3-minute time limit.
- B. Comments on specific items on this agenda – discussion from/with the Board may be allowed; 3-minute time limit per citizen. Time may not be "shared or ceded" to another citizen.

*Members of the public wishing to make public comment during the meeting must register by emailing [hdiaz@crwa.com](mailto:hdiaz@crwa.com) prior to the meeting. Written comments may also be submitted. If you wish to speak, please state your name.*

**Item 8 CONSENT ITEMS**

*All items listed below are considered to be routine and non-controversial by the Board and will be considered by one motion. There will be no separate discussion of these items unless a Board member requests, in which case the item will be removed from the consent agenda and will be considered as part of the order of business.*

A. CRWA 25-03-001

Adopt Resolution 25-03-001 approval of Board of Trustees meeting minutes of February 10, 2025.

B. CRWA 25-03-002

Adopt Resolution 25-03-002 approval of January 2025 Financial Report and Check Register Report until audited.

- » Nick Sherman made a motion to approve Item 8A and 8B. Shari McDaniel seconded the motion.
- » Secretary Gibbs called for a vote. The motion passed with 17 ayes.

**Item 9     REPORTS**

A. Drought Report ~ *Staff*

B. Wholesale Supply of Water, Allotments, and/or Curtailments ~ *Staff*

C. Water Treatment, Storage, and Transmission Operations ~ *Staff*

- Lake Dunlap WTP:
  - Production
  - Status of facility upgrades
  - Status of ARWA Interconnect
- Hays Caldwell WTP:
  - Production
  - Pilot Study RFQ
  - Phase 1 Improvements
  - Phase 2 Improvements
  - Hays Caldwell Phase 1 Pipeline
- Wells Ranch WTP:
  - Production

D. Wells Ranch III Project ~ *Staff*

E. South Texas Regional Water Planning Group – Region L ~ *Staff*

F. GMA 13 ~ *Staff*

G. Groundwater Districts of Guadalupe and Gonzales Counties ~ *Staff*

H. Personnel Matters ~ *Staff*

I. Legal and legislative matters ~ *Legal Counsel and Staff*

- » Drought Reports: Adam Telfer gave the drought report update. The Upper Guadalupe and San Antonio Basins are still in extreme drought.
- » Wholesale Supply of Water, Allotments, and/or Curtailments: There is a handout on a pro-rata share for the Lake Dunlap member entities for stage IV drought. Lake Dunlap and Wells Ranch raw water sources are being combined, then the GBRA water is reduced by 15%. Then when all the sources are added together, it is only a 6% reduction across the board for everyone participating in the Lake Dunlap and Wells Ranch projects. All the Hays Caldwell raw water sources were added up, and the GBRA water was reduced by 15%, and with all the sources added together it is a 10.5% reduction for the utilities that draw water from Hays Caldwell WTP. It was a requirement of CRWA in their Drought Mitigation plan to GBRA to give a monthly trend, those monthly targets are provided in the handout. The 6% reduction of the Lake Dunlap and Wells Ranch entities is applied to the contracts, and the annual reductions, if the 6% were applied throughout the whole year, are provided in the handout. It was suggested that this be discussed further in the Board of Manager's meeting.
- » Lake Dunlap WTP: Raw water usage at Lake Dunlap WTP is trending below 2024. Garver provided a letter of recommendation to award the contract for the Strainer Improvements to Keely Construction. There was a meeting with the contractor to discuss where the cost increases were, and a lot of the increase comes from the increase in material costs and setting the strainers up in a temporary location. \$920,000 was budgeted for this project in the FY 2025 budget. The bid amount was approximately \$2.9 million, with the add on. CRWA Staff is proposing to use the \$920,000 to fund the cost of construction for the rest of this fiscal year and program the remainder into next year's budget. According to Mr. Barrera, General Counsel, the contract cannot be awarded without having the total amount budgeted. The budget would need to be amended. CRWA does have the funds on hand to make up the remainder for this year but would ask the member entities to reimburse those funds. Mr. Averyt has not yet discussed the funding with the participating members, he will meet with the participants and confirm with the contractor how long their bid amount is good for. CRWA Staff has returned comments on the draft scope of work for the Membrane Improvements Project. There is no update on the Alliance Regional

Water authority (ARWA) Interconnect.

- » **Hays Caldwell WTP:** Raw water usage at Hays Caldwell WTP is trending below 2024. There is no update on the Pilot Study, the coordination is still ongoing. There is an update from Cobb Fendley in the packet on the construction for the Phase 1 Improvements. Two bids were received for the Phase 2 Improvements. CRWA asked Ardurra to do an independent cost estimate. That estimate came back between the two bids at \$10,100,000. A letter of recommendation is provided from Ardurra in the packet. There will be a meeting scheduled with the Hays Caldwell members to discuss. Negotiations have started with some of the landowners for the easements for the Hays Caldwell Pipeline. One easement has been acquired. There is no update to the discussions with the City of San Marcos. CRWA Staff is working on another draft to the contract amendment to incorporate everyone's comments, concerns, and needs. This will be sent out for review.
- » **Wells Ranch WTP:** Raw water usage at Wells Ranch WTP is trending below 2024. Bids were opened for the Emergency Generator Project on March 7. The OPCC was \$4.1 million. Two bids were received. One was approximately \$1.4 million, and the other bid was for \$3.8 million. CRWA Staff does not feel like the \$1.4 million bid was not a good bid. CRWA Staff will be reaching out to that bidder to ensure they did not miss anything.
- » **Wells Ranch III Project:** The preliminary report was received from STV. CRWA Staff will be reviewing it with the consultant. CRWA Staff will then meet with stakeholders to review. This includes the infrastructure needed, and the preliminary cost estimates. On the Blumberg Project, CRWA Staff have started getting the draft scope of work together to start the planning. Pursuant to treat this as a separate project, CRWA Staff will get a scope and fee to bring back to the Board of Trustee's. There is nothing budgeted for this fiscal year for this project, so funding will need to be discussed if it is decided to get started on this project.
- » **Region L:** There is no update. Mr. Humberto Ramos stated the initially Prepared Plan was approved.
- » **GMA 13:** There is no update. The next meeting is April 11, 2025.
- » **Groundwater Districts of Guadalupe and Gonzales Counties:** The Gonzales Underground Water District has a meeting on March 11<sup>th</sup>. There is a public meeting to discuss the GBRA Permit Amendment Application, it is on their agenda as a possible action item. Another possible action item is the proposed rule changes. The Guadalupe Groundwater District has ongoing coordination for permitting for the Well No. 2, and discussion for Well No. 10 has begun. The next meeting is March 13, 2025.
- » **Personnel Matters:** There is no update on Personnel Matters.
- » **Legal and Legislative Matters:** Mr. Barrera gave an update on item 11L. The agenda item needs to be specific out of necessity to include descriptions of the properties. Specific language will be provided if someone wants to make a motion to approve item 11L. Trey Wilson gave an update on item 11G, it relates to the proposed amendment to the Hays Caldwell Contract. Mr. Wilson intends to have a draft circulated once approved by Vice-President Rohan. There have been changes in circumstances since the mediation and since the last draft was circulated in July 2024. The Trihydro litigation is still in the discovery process, and depositions are being scheduled for the supervising project engineer and the principal of the electrical subcontractor. On March 26, there will be an inspection of all the facilities involved in the lawsuit. A lot of the parties have changed experts, and there are two new parties that have experts that have not seen the facilities. The remainder of Mr. Wilson's items will be addressed during executive session. Chuck Bailey gave a legislative update.

## **Item 10 CRWA COMMITTEE REPORTS**

**Budget Committee:** ~ *Committee Chairwoman*

**Construction Committee:** ~ *Committee Chairman*

**Board of Managers:** ~ *Chairman*

- » **Budget Committee:** There is no update from the budget committee.
- » **Construction Committee:** Mr. Averyt stated that he had notes from Vice-President Rohan (committee chairman) regarding the meeting. There was not much that was not already covered earlier in the meeting. Mr. Averyt stated that he did report to the Construction Committee that HDR gave a presentation on THM reduction.
- » **Board of Managers:** Justin Ivicic, Chairman, was unable to attend. Mr. Averyt did not have a report prepared in lieu of Mr. Ivicic's absence. Mr. Averyt stated there was concern raised over items 11A and 11B being placed on the Trustee agenda without a recommendation from the Board of Manager's. going forward, CRWA Staff will get necessary recommendations before bringing items to the Board of Trustee's.

## **Item 11 GENERAL BUSINESS**

- A. Discuss, consider, and take possible action on Resolution 25-03-003 accepting nominations for a CRWA Representative to be appointed to the Alliance Regional Water Authority Board of Directors, and appointing a Representative selected by vote of the Board of Trustees.
  - » Secretary Gibbs opened the floor for nominations.
  - » Doris Steubing nominated Tracy Scheel. Mabel Vaughn seconded.
  - » Mr. Gibbs called for a vote. The motion passed with 17 ayes.

- B. Discuss, consider, and take possible action on Resolution 25-03-004 declaring Keeley Construction as the Successful Bidder for the Lake Dunlap Water Treatment Plant Strainer Improvements Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a Not to Exceed price of \$2,915,000.
- » There is no action taken on this item.
- C. Discuss, consider, and take possible action on Resolution 25-03-005 declaring Keeley Construction as the Successful Bidder for the Hays Caldwell Water Treatment Phase 2 Improvements Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a Not to Exceed price of \$9,630,875.
- » Humberto Ramos made a motion to take no action on Resolution 25-03-005, until the Hays Caldwell group can meet. Tracy Scheel seconded the motion.
  - » Secretary Gibbs called for a vote. The motion passed with 17 ayes.
- D. Discuss, consider and take possible action on Resolution 25-03-006 approving a proposed ADDENDUM TO CONTRACT FOR SALE OF PART OF CRWA'S OWNERSHIP IN THE HCPUA CONTRACT AS AMENDED with Green Valley SUD providing for a schedule of reimbursement of sums advanced by CRWA in connection with the HCPUA/ARWA Project.
- » Trey Wilson brought this as an informational item at the February Board of Trustee's meeting. This is one of three anticipated agreements with member entities to begin making monthly payments to satisfy an outstanding balance of the purchase price of CRWA's shares of what used to be the Hays Caldwell Public Utility Agency (HCPUA) Project that is now Alliance Regional Water Authority (ARWA). The outstanding principal balance for Green Valley SUD is \$1,134,207.53. Green Valley SUD will begin making monthly payments of \$30,000.
  - » Humberto Ramos made a motion to approve Resolution 25-03-006. Nick Sherman seconded the motion.
  - » Secretary Gibbs called for a vote. The motion passed with 17 ayes.
- E. Discuss, consider and take possible action on Resolution 25-03-007 approving a proposed ADDENDUM TO CONTRACT FOR SALE OF PART OF CRWA'S OWNERSHIP IN THE HCPUA CONTRACT AS AMENDED with Crystal Clear SUD providing for a schedule of reimbursement of sums advanced by CRWA in connection with the HCPUA/ARWA Project.
- » This is the same as item 11D with respect to Crystal Clear SUD. The outstanding principal balance for Crystal Clear SUD is \$1,821,238.07. Monthly payments of \$30,000 will be made to CRWA and are due within 30 days of receiving an invoice from CRWA.
  - » Humberto Ramos made a motion to approve Resolution 25-03-007. Mike Andrews seconded the motion.
  - » Secretary Gibbs called for a vote. The motion passed with 17 ayes.
- F. Discuss, consider and take possible action regarding CRWA's share of costs to be paid to ARWA associated with interim infrastructure required to supplement the production capacity of ARWA WTP.
- » There are issues with high iron content in the raw water. Until there is a permanent fix, ARWA has developed a plan for an interim solution to get the full production capacity. There are associated costs, and at the last ARWA board meeting it was decided to table the costs except for a deposit for the temporary clarification units. Graham Moore gave an update on this item. This is a pass-through cost that will go through Green Valley SUD, Crystal Clear SUD, and County Line SUD. Mr. Moore has spoken to the three boards.
- G. Discuss, consider and take possible action regarding a revised proposed amendment to the Regional Hays Caldwell Water Supply and Treatment Project.
- » Mr. Averyt stated that there will be a meeting scheduled with the Hays Caldwell group, and a draft amendment circulated once Vice President Rohan approves the circulation of the draft.
- H. Discuss, consider and take possible action regarding CRWA's participation in the costs associated with the GBRA Regional Raw Water Delivery System Upgrades.
- » GBRA reached out to CRWA in January about upgrades to their pump stations and are asking their members to pay their share. CRWA was not involved in the prior meetings GBRA had with their customers. After looking at the contract, CRWA is contractually obligated to pay their share. There is a projected cost, and as of right now CRWA is offered two options to pay. The first is to pay a lump sum cost of \$320,000 or to pay approximately \$40,000 for 15 years starting in FY 2026. Mr. Averyt wants to seek more information from GBRA before asking the Board to decide. Mr. Averyt wanted the Board to be aware of the issue. The Hays Caldwell entities are the ones that would be involved in this.

- I. Discuss and consider possible action concerning CRWA's existing agreement for a legislative affairs consultant contract.
  - » This item was requested by the Board to be added to the agenda. This item relates to the existing contract with Mr. Bailey who serves as CRWA's current legislative affairs consultant. Under the terms of the agreement, Mr. Bailey is paid \$2,000 a month to serve as the legislative affairs consultant. There was a request to put the contract and determination of whether to continue with the contract on the agenda. Earlier this year, CRWA put out an RFQ for a legislative affairs consultant, and no responses were received. This RFQ will be reissued. Mr. Bailey has expressed his intent to reapply.
  - » Regina Franke requested that any further discussion regarding contracts be taken into executive session.
  - » There is no action being taken on this item.
- J. Discuss, consider and may take action to authorize and direct legal counsel to commence litigation against Windsor Chase, LLC and Ray Michael Brite and wife Scharley Jean Brite for purposes of interpleading royalty payments due from CRWA under that certain Water Rights Agreement dated June 4, 2010, and for which rival claims have been made or are reasonably anticipated
  - » This item relates to a 198-acre tract in Guadalupe County that is historically owned by the Brite family. In 2010, CRWA entered into a water lease agreement with Brite's. Under the document, CRWA is assigned all rights, titles, and interest to the groundwater in exchange for payment of royalties to the landowners. In June 2024, the Brite family sold the property to an entity called Windsor Chase, LLC. The deed has a reservation for 80% of mineral interest but is silent regarding water rights. The standard under the law is that the water interest goes with the surface estate unless it is expressly severed, and in this case it was not. There is no reference to the water estate. The Brite Family and Windsor Chase LLC have both made demands to CRWA for the payments under the lease. Joan Wilkinson has made efforts to try and get a resolution. Mr. Wilson has also been in contact with the Brite family and the law firm that represents Windsor Chase, LLC. There is uncertainty about who has water rights. Due to other developments related to this property that will be discussed in item 11K, CRWA feels it is incumbent on CRWA to tender the royalty payment to the court. CRWA is seeking permission from the Board to tender the funds, which are approximately \$11,000.
  - » Mike Andrews made a motion to authorize litigation. Martin Poore seconded the motion.
  - » Secretary Gibbs called for a vote. The motion passed with 18 ayes.
- K. Discuss, consider and may take action to authorize and direct legal counsel to commence litigation against Windsor Chase, LLC and Ray Michael Brite and wife Scharley Jean Brite to prevent drilling and operation of wells drilled, or anticipated to be drilled, on a 198.854 +/- acre tract in Guadalupe County, Texas in violation of the exclusive grant to CRWA of all rights in groundwater to the said tract under that certain Water Rights Agreement dated June 4, 2010.
  - » This is the same property, lease agreement, and properties as in item 11I. Windsor Chase LLC has begun subdividing the 198-acre tract into smaller tracts of just over 10-acres. They have represented either online or through negotiations that the parties that acquire the individual tracts have the right to drill water wells or have at the least not disclosed to them that there is no water rights associated with the property. CRWA Staff has learned from the Guadalupe Groundwater District that beginning in January 2025, three new wells have been drilled on that property. Under the lease that CRWA signed with Brite's in 2010, CRWA has been granted exclusive use of all groundwater associated with the property. The limitation under this lease for the property owner to drill new wells is two-fold. The first is that there must be written permission from CRWA after disclosing the location, character, depth, and size of those wells. The second is that there cannot be any adverse effect of CRWA's existing permits or permitting activities associated with the drilling of those wells. Through conversation with the groundwater district through CRWA, it is apparent that there is the possibility that CRWA's rights associated with this tract of land and the permit itself could be jeopardized by this additional pumping. On March 7<sup>th</sup>, Mr. Wilson sent a cease-and-desist letter to tell them to stop drilling wells, and to stop operating the drills that have already been drilled. Mr. Wilson is seeking permission to go to the Guadalupe County court to shut down this activity.
  - » Mike Andrews moved to commence litigation. Martin Poore seconded the motion.
  - » Secretary Gibbs called for a vote. The motion passed with 18 ayes.
- L. Discuss, consider and take possible action on Resolution 25-03-008
  - (1) declaring that CRWA's Water Supply Pipeline Project which involves additionally



planning, locating, siting, designing, installing, constructing, reconstructing, operating and maintaining a water supply pipeline, related improvements and/or appurtenances thereto from CRWA's Hays/Caldwell Water Treatment Plant to serve CRWA's Member Entities, their retail customers and other future water utility customers is for a public purpose and use;

(2) declaring that a public necessity exists to acquire eight (8) Permanent and Exclusive Water Pipeline Easements (hereafter referred to as "Permanent Water Pipeline Easements" and described below) and eight (8) Temporary Construction Easements (described below) on eight (8) privately-owned tracts of land from the current property owners or such other subsequent property owners for the Water Supply Pipeline Project;

(3) declaring that the Permanent Water Pipeline Easements shall be for the public purpose and use of access, ingress, egress, regress, planning, locating, siting, designing, installing, constructing, reconstructing, realigning, inspecting, operating, maintaining, patrolling, repairing, replacing, adding, upgrading, improving, relocating and/or removing a water supply pipeline, related improvements and/or appurtenances thereto by CRWA and its employees, agents, consultants, contractors and subcontractors for the Water Supply Pipeline Project in, on, upon, over, under, across and through the Permanent Water Pipeline Easements;

(4) declaring that the Temporary Construction Easements shall be for the public purpose and use of providing only CRWA and its employees, agents, consultants, contractors and subcontractors access, ingress, egress, regress, and additional work area including area for the storage of materials and equipment in, on, upon, over, under, across and through the Temporary Construction Easements in which to do what is necessary to install, construct, reconstruct, operate and maintain a water supply pipeline, related improvements and/or appurtenances thereto by CRWA and its employees, agents, consultants, contractors and subcontractors for the Water Supply Pipeline Project and during the time period of the project work in, on, upon, over, under, across and through the Permanent Water Pipeline Easements;

(5) declaring that the Temporary Construction Easements shall revert back to the property owners upon completion of the installation, construction and/or reconstruction of the water supply pipeline, related improvements and/or appurtenances thereto by CRWA and its employees, agents, consultants, contractors and subcontractors in, on, upon, over, under, across and through the Permanent Water Pipeline Easements, as evidenced by CRWA's certificate of completion;

(6) declaring that CRWA's Water Supply Pipeline Project will extend approximately 5,300 linear feet along Farm to Market Road 1984, starting at Aspen Road, traveling northeast, and ending at William Pettus Road, and further declare that all such Permanent Water Pipeline Easements and Temporary Construction Easements are located along and adjacent to Farm to Market Road 1984 from Aspen Road to William Pettus Road; and

(7) (a) authorizing and directing that CRWA acquire and pay for the Permanent Water Pipeline Easements and the Temporary Construction Easements; and

(b) authorizing and directing CRWA's general manager to execute all documents, and initiate and take all actions necessary to acquire the Permanent Water Pipeline Easements and the Temporary Construction Easements, and to pay the costs of the acquisition of the Permanent Water Pipeline Easements and the Temporary

Construction Easements and the grants of awards resulting therefrom; and

(c) authorizing and directing CRWA's attorneys to assist in the negotiation of and/or institute and prosecute the acquisition of the Permanent Water Pipeline Easements and the Temporary Construction Easements; and

(d) authorizing the expenditure of CRWA funds to pay for the costs to acquire the Permanent Water Pipeline Easements and the Temporary Construction Easements

for the public project, purposes and uses outlined herein through negotiation and/or the use of the power of eminent domain through mediation, settlement or final judgment.

The Permanent Water Pipeline Easements referred to in the Resolution 25-03-008 are more specifically described as follows:

(A) A PERMANENT AND EXCLUSIVE WATER PIPELINE EASEMENT DESCRIBED AS 0.081 OF AN ACRE, MORE OR LESS, OF LAND AREA, BEING A PORTION OF LOTS 31, 32 AND 33, FEHLIS REVISED ADDITION TO REEDVILLE, RECORDED IN VOLUME 27, PAGE 368 OF THE CALDWELL COUNTY DEED RECORDS ("PERMANENT WATER PIPELINE EASEMENT NO. 1");

(B) A PERMANENT AND EXCLUSIVE WATER PIPELINE EASEMENT DESCRIBED AS 0.058 OF AN ACRE, MORE OR LESS, OF LAND AREA, BEING A PORTION OF LOTS 29 AND 30, FEHLIS REVISED ADDITION TO REEDVILLE, RECORDED IN VOLUME 27, PAGE 368 OF THE CALDWELL COUNTY DEED RECORDS ("PERMANENT WATER PIPELINE EASEMENTS NOS. 2 & 3");

(C) A PERMANENT AND EXCLUSIVE WATER PIPELINE EASEMENT DESCRIBED AS 0.056 OF AN ACRE, MORE OR LESS, OF LAND AREA, BEING A PORTION OF LOTS 27 AND 28, FEHLIS REVISED ADDITION TO REEDVILLE, RECORDED IN VOLUME 27, PAGE 368 OF THE CALDWELL COUNTY DEED RECORDS ("PERMANENT WATER PIPELINE EASEMENT NO. 4");

(D) A PERMANENT AND EXCLUSIVE WATER PIPELINE EASEMENT DESCRIBED AS 0.273 OF AN ACRE, MORE OR LESS, OF LAND AREA IN THE WILLIAM PETTUS SURVEY, ABSTRACT NUMBER 21, CALDWELL COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 252.85 ACRES IN A DEED FROM VC LAND & CATTLE LTD. TO WALTON TEXAS LP, DATED SEPTEMBER 10, 2012 AND RECORDED IN CALDWELL COUNTY DOCUMENT NUMBER 124324 OF THE CALDWELL COUNTY OFFICIAL RECORDS ("PERMANENT WATER PIPELINE EASEMENT NO. 5.1"); AND A PERMANENT AND EXCLUSIVE WATER PIPELINE EASEMENT DESCRIBED AS 1.200 ACRES, MORE OR LESS, OF LAND AREA IN THE WILLIAM PETTUS SURVEY, ABSTRACT NUMBER 21, CALDWELL COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 252.85 ACRES IN A DEED FROM VC LAND & CATTLE LTD. TO WALTON TEXAS LP, DATED SEPTEMBER 10, 2012 AND RECORDED IN CALDWELL



COUNTY DOCUMENT NUMBER 124324 OF THE CALDWELL COUNTY OFFICIAL RECORDS (“PERMANENT WATER PIPELINE EASEMENT NO. 5.2”);

(E) A PERMANENT AND EXCLUSIVE WATER PIPELINE EASEMENT DESCRIBED AS 0.228 OF AN ACRE, MORE OR LESS, OF LAND AREA IN THE WILLIAM PETTUS SURVEY, ABSTRACT NUMBER 21, CALDWELL COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 40.00 ACRES IN A DEED FROM VCD CENTURION GATHERING PARTNERSHIP LTD. TO CLAUDIA SERNA, DATED JUNE 15, 2022 AND RECORDED IN CALDWELL COUNTY DOCUMENT NUMBER 2022-004745 OF THE CALDWELL COUNTY OFFICIAL RECORDS (“PERMANENT WATER PIPELINE EASEMENT NO. 6”);

(F) A PERMANENT AND EXCLUSIVE WATER PIPELINE EASEMENT DESCRIBED AS 0.1.83 OF AN ACRE, MORE OR LESS, OF LAND AREA IN THE WILLIAM PETTUS SURVEY, ABSTRACT NUMBER 21, CALDWELL COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 2.046 ACRES IN A DEED FROM JW STONE FARM AND RANCH, LLC TO VCD CENTURION GATHERING PARTNERSHIP, LTD. (VCD) DATED MAY 24, 2021 AND RECORDED IN CALDWELL COUNTY DOCUMENT NUMBER 2021-003818 OF THE CALDWELL COUNTY OFFICIAL RECORDS (“PERMANENT WATER PIPELINE EASEMENT NO. 7”); AND

(G) A PERMANENT AND EXCLUSIVE WATER PIPELINE EASEMENT DESCRIBED AS 0.246 OF AN ACRE, MORE OR LESS, OF LAND AREA IN THE THOMAS MAXWELL SURVEY, ABSTRACT NUMBER 188, CALDWELL COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 69.19 ACRES IN A DEED FROM DIANE WEBB SCHREINER TO WALTON TEXAS LP, DATED MAY 30, 2013 AND RECORDED IN CALDWELL COUNTY DOCUMENT NUMBER 132453 OF THE CALDWELL COUNTY OFFICIAL RECORDS (“PERMANENT WATER PIPELINE EASEMENT NO. 8”)

The Permanent and Exclusive Water Pipeline Easements individually referred to as Permanent Water Pipeline Easements Nos. 1-8 shall be 20-foot wide easements and are cumulatively referred to as “Permanent Water Pipeline Easements.”

The Temporary Construction Easements referred to in the Resolution 25-03-008 are more specifically described as follows:

(A) A TEMPORARY CONSTRUCTION EASEMENT DESCRIBED AS 0.018 OF AN ACRE, MORE OR LESS, OF LAND AREA, BEING A PORTION OF LOTS 31, 32 AND 33, FEHLIS REVISED ADDITION TO REEDVILLE, RECORDED IN VOLUME 27, PAGE 368 OF THE CALDWELL COUNTY DEED RECORDS (“TEMPORARY CONSTRUCTION EASEMENT NO. 1.1”); A TEMPORARY CONSTRUCTION EASEMENT DESCRIBED AS 0.079 OF AN ACRE, MORE OR LESS, OF LAND AREA, BEING A PORTION OF LOTS 31, 32 AND 33, FEHLIS REVISED ADDITION TO REEDVILLE, RECORDED IN VOLUME 27, PAGE 368 OF THE CALDWELL COUNTY DEED RECORDS (“TEMPORARY CONSTRUCTION EASEMENT NO. 1.2”);

(B) A TEMPORARY CONSTRUCTION EASEMENT DESCRIBED AS 0.070 OF AN ACRE, MORE OR LESS, OF LAND AREA, BEING A PORTION OF LOTS 29 AND 30, FEHLIS REVISED ADDITION TO REEDVILLE, RECORDED IN VOLUME 27, PAGE 368 OF THE CALDWELL COUNTY DEED RECORDS (“TEMPORARY CONSTRUCTION EASEMENTS NOS. 2 & 3”);

(C) A TEMPORARY CONSTRUCTION EASEMENT DESCRIBED AS 0.068 OF AN ACRE, MORE OR LESS, OF LAND AREA, BEING A PORTION OF LOTS 27 AND 28, FEHLIS REVISED ADDITION TO REEDVILLE, RECORDED IN VOLUME 27, PAGE 368 OF THE CALDWELL COUNTY DEED RECORDS (“TEMPORARY CONSTRUCTION EASEMENT NO. 4”);

(D) A TEMPORARY CONSTRUCTION EASEMENT DESCRIBED AS 0.341 OF AN ACRE, MORE OR LESS, OF LAND AREA IN THE WILLIAM PETTUS SURVEY, ABSTRACT NUMBER 21, CALDWELL COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 252.85 ACRES IN A DEED FROM VC LAND & CATTLE LTD. TO WALTON TEXAS LP, DATED SEPTEMBER 10, 2012 AND RECORDED IN CALDWELL COUNTY DOCUMENT NUMBER 124324 OF THE CALDWELL COUNTY OFFICIAL RECORDS (“TEMPORARY CONSTRUCTION EASEMENT NO. 5.1”); AND A TEMPORARY CONSTRUCTION EASEMENT DESCRIBED AS 1.517 ACRES, MORE OR LESS, OF LAND AREA IN THE WILLIAM PETTUS SURVEY, ABSTRACT NUMBER 21, CALDWELL COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 252.85 ACRES IN A DEED FROM VC LAND & CATTLE LTD. TO WALTON TEXAS LP, DATED SEPTEMBER 10, 2012 AND RECORDED IN CALDWELL COUNTY DOCUMENT NUMBER 124324 OF THE CALDWELL COUNTY OFFICIAL RECORDS (“TEMPORARY CONSTRUCTION EASEMENT NO. 5.2”);

(E) A TEMPORARY CONSTRUCTION EASEMENT DESCRIBED AS 0.287 OF AN ACRE, MORE OR LESS, OF LAND AREA IN THE WILLIAM PETTUS SURVEY, ABSTRACT NUMBER 21, CALDWELL COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 40.00 ACRES IN A DEED FROM VCD CENTURION GATHERING PARTNERSHIP LTD. TO CLAUDIA SERNA, DATED JUNE 15, 2022 AND RECORDED IN CALDWELL COUNTY DOCUMENT NUMBER 2022-004745 OF THE CALDWELL COUNTY OFFICIAL RECORDS (“TEMPORARY CONSTRUCTION EASEMENT NO. 6”);

(F) A TEMPORARY CONSTRUCTION EASEMENT DESCRIBED AS 0.215 OF AN ACRE, MORE OR LESS, OF LAND AREA IN THE WILLIAM PETTUS SURVEY, ABSTRACT NUMBER 21, CALDWELL COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 2.046 ACRES IN A DEED FROM JW STONE FARM AND RANCH, LLC TO VCD CENTURION GATHERING PARTNERSHIP, LTD. (VCD) DATED MAY 24, 2021 AND RECORDED IN CALDWELL COUNTY DOCUMENT NUMBER 2021-003818 OF THE CALDWELL COUNTY OFFICIAL RECORDS (“TEMPORARY CONSTRUCTION EASEMENT NO. 7”); AND

(G) A TEMPORARY CONSTRUCTION EASEMENT DESCRIBED AS 0.341 OF AN ACRE, MORE OR LESS, OF LAND AREA IN THE THOMAS MAXWELL

SURVEY, ABSTRACT NUMBER 188, CALDWELL COUNTY, TEXAS, BEING A PORTION OF THAT TRACT DESCRIBED AS 69.19 ACRES IN A DEED FROM DIANE WEBB SCHREINER TO WALTON TEXAS LP, DATED MAY 30, 2013 AND RECORDED IN CALDWELL COUNTY DOCUMENT NUMBER 132453 OF THE CALDWELL COUNTY OFFICIAL RECORDS, (“TEMPORARY CONSTRUCTION EASEMENT NO. 8”)

The Temporary Construction Easements individually referred to as Temporary Construction Easements Nos. 1-8 shall be 25-foot-wide easements and are cumulatively referred to as “Temporary Construction Easements.”

- » Ruben Barrera made a correction. In item F, instead of stating “0.1.83”, the document should read “0.183”. The attached field notes are correct.
- » Secretary Gibbs asked if any Board member objected to adopting a single resolution to record the vote for all 8 easements and all 8 temporary construction easements for which eminent domain proceedings may be initiated. No objection was stated.
- » Martin Poore made a motion to approve Easement Acquisition Resolution, he moved that the Board of Trustees of the Canyon Regional Water Authority (1) authorize the use of the power of eminent domain to acquire the permanent water line pipeline easements and temporary construction easements located along FM 1984, starting at Aspen road, traveling northeast and ending at William Pettus road, and more specifically described under section 11L of CRWA’s notice of regular board meeting for Monday, March 10 2025, as posted in accordance with the Texas Open Meetings Act and read tonight for CRWA’s Water Supply Pipeline Project, a public purpose and use project, as corrected previously in our conversation. (2) Authorize the use of negotiation to acquire the permanent water pipeline easements and temporary construction easements located along FM 1984, starting at Aspen road, traveling northeast , and ending at William Pettus road and more specifically described under section 11L of CRWA’s notice of regular board meeting for Monday, March 10, 2025, as posted in accordance with the Texas Open Meetings Act and read tonight for CRWA’s Water Supply Pipeline Project, a public purpose and use project also corrected previously as stated. (3) approve Resolution 25-03-008 as corrected. Tracy Scheel seconded the motion.
- » Secretary Gibbs called for a roll call vote on the motion from the 18 board members present at the meeting. Each member cast an individual vote. The motion passed with 18 ayes and 0 nays.

**Item 12 EXECUTIVE SESSION**

The Board of Trustees will meet in a closed session to discuss the following items pursuant to Chapter 551 of the Texas Government Code, including, where appropriate, Sections 551.071, 551.072, 551.074, 551.076, 551.086, 551.089, and 418.183(f) of the Texas Government Code.

- » Secretary Gibbs called for a 5-minute break at approximately 8:07 PM.
  - » The Board of Trustees entered the executive session at approximately 8:12 PM.
- A. Presentation of the 5-year update to CRWA’s Risk and Resilience Assessment and Emergency Response Plan in compliance with the America Water Infrastructure Act (AWIA) of 2018.
  - B. Discuss and consider possible action concerning non-payment by the City of San Marcos of costs due to CRWA and invoiced in accordance with the Regional Hays Caldwell Water Supply and Treatment Contract.
  - C. Discuss and consider possible action concerning non-payment by County Line SUD of budgeted costs for acquired water leases necessary for the Wells Ranch III Project.

**Item 13 RETURN TO OPEN MEETING**

The Board may consider, deliberate, and take action on any item discussed in the Executive Session.

- » The board of Trustees returned to the open session at approximately 9:41 PM.
- » There is no action taken from the executive session.

**Item 14 FUTURE BOARD MEMBER AGENDA ITEMS**

- » Humberto Ramos requested there be an item to discuss committee composition within CRWA.

**Item 15 Adjourn the meeting**

- » Martin Poore made a motion to adjourn the meeting. Mike Andrews seconded the motion.
- » Ted Gibbs adjourned the meeting at approximately 9: 42 PM.

Respectfully submitted

Ted Gibbs, Secretary

NOTICE: The Board of Trustees may meet in a closed session to discuss any item listed above pursuant to Chapter 551 of the Texas Government Code, including, where appropriate, sections 551.071, 551.072, 551.074, 551.076, 551.086, 551.089, and 418.183(f) of the Texas Government Code. All deliberations and formal action will occur in open session.

**CANYON REGIONAL WATER AUTHORITY  
BOARD COMMUNICATION**

DATE	SUBJECT	AGENDA NUMBER
04/14/2025	FINANCIAL REPORT AND CHECK REGISTER REPORT	CRWA 25-04-002

**INITIATED BY**

JOAN WILKINSON

**STAFF RECOMMENDATION**

Approve the February 2025 Financial Report and Check Register Report until audited.

**BACKGROUND INFORMATION**

The February 2025 Financial Report and Check Register Report are attached.

**FINANCIAL IMPACT**

None

**MOTION**

Motion to approve the following resolution.

\_\_\_\_\_

**CANYON REGIONAL WATER AUTHORITY**

**RESOLUTION No. 25-04-002**

BE IT RESOLVED that the February 2025 Financial Report and Check Register Report of Canyon Regional Water Authority are approved until audited.

Adopted this 14<sup>th</sup> day of April 2025

Ayes \_\_\_\_ Nays \_\_\_\_ Abstained \_\_\_\_ Absent \_\_\_\_

Approved by: \_\_\_\_\_  
Brandon Rohan, Vice-President

Certified and attested by: \_\_\_\_\_  
Ted Gibbs, Secretary

# CANYON REGIONAL WATER AUTHORITY

## Balance Sheet

As of February 28, 2025

	Feb 28, 25
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
1001 · First United Bank	
1006 · First United Checking #5207	4,663,355.28
1010 · First United Special #7162	2,212.06
1015 · Money Market #2160	1,632,618.76
1017 · HC SM Capacity Buy-In #6744	648,118.83
<b>Total 1001 · First United Bank</b>	<b>6,946,304.93</b>
1100 · First United Bank (Res)	
1105 · LD/MC Series 2016, #3017	3,016,318.18
1111 · HC Series 2017 #6074	148,464.58
1109 · HC Series 2021 #6663	453,441.69
1113 · HC Counties 2021 Ref #0636	114,101.75
1132 · Wells Ranch Series 2015, #6031	2,453,345.93
1133 · Wells Ranch Series 2016, #3009	2,115,365.85
1134 · Wells Ranch Series 2021 #0911	767,587.85
1140 · L/D Membrane Fund #5701	1,271,969.71
1142 · H/C Membrane Fund #5693	564,012.41
1145 · Repair & Replacement Fund	6,828,912.95
<b>Total 1100 · First United Bank (Res)</b>	<b>17,733,520.90</b>
1120 · Logic	
1121 · Logic, General Funds	1,292,296.53
1127 · Wells Ranch, Construction #027	836.33
1158 · HC Construction	17,269,387.32
<b>Total 1120 · Logic</b>	<b>18,562,520.18</b>
1160 · BOKF, NA, Austin,WR Series 2015	133,667.20
1161 · BOKF, NA,Austin, HC Series 2017	4,423,947.69
<b>Total Checking/Savings</b>	<b>47,799,960.90</b>
<b>Accounts Receivable</b>	
1200 · Accounts Receivable	4,228,155.36
1205 · A/R, Alliance Water	
1205-01 · A/R, Alliance,Crystal Clear SUD	1,821,238.07
1205-02 · A/R, Alliance, Martindale WSC	16,588.05
1205-03 · A/R, Alliance, Green Valley SUD	1,134,207.53
<b>Total 1205 · A/R, Alliance Water</b>	<b>2,972,033.65</b>
<b>Total Accounts Receivable</b>	<b>7,200,189.01</b>
<b>Total Current Assets</b>	<b>55,000,149.91</b>
<b>Fixed Assets</b>	
1491 · Right of Use Asset	153,038.40
1400 · Capital Assets	
1404 · Administration Building	586,288.00
1406 · Capitalized Construction Intere	11,273,728.00
1410 · Equipment & Vehicles	562,713.75
1411 · Nanostone - Lake Dunlap	1,131,411.20
1416 · Hays Caldwell	6,437,579.37
1420 · Lake Dunlap Phase I	4,764,833.00
1422 · Mid-Cities Phase I	8,475,370.50
1424 · Office Equipment	90,301.33
1434 · Property Improvements	60,021.00
1436 · River Crossing	577,934.36
1441 · LD Ozone Project	3,677,549.16
1442 · Dunlap Water Treatment Plant	5,155,886.29
1443 · Dunlap Chemical Tanks	30,326.57
1444 · Hays Caldwell Phase 2	2,053,300.19
1445 · HC Chemical Tanks	5,293.13
1446 · Mid-Cities Phase 2	32,322,395.02

**CANYON REGIONAL WATER AUTHORITY****Balance Sheet**

As of February 28, 2025

	Feb 28, 25
1447 · Hays Caldwell Expansion-2017	
1447-01 · HC Expansion, Capitalized Int	122,276.51
1447 · Hays Caldwell Expansion-2017 - Other	2,890,677.06
Total 1447 · Hays Caldwell Expansion-2017	3,012,953.57
1448 · H/C Membrane Replacement	1,056.62
1450 · Wells Ranch Project	
1450-01 · WellsRanch, Cap Interest	5,041,728.49
1450 · Wells Ranch Project - Other	40,885,863.75
Total 1450 · Wells Ranch Project	45,927,592.24
1451 · Wells Ranch Phase II-2011	
1451-01 · Capitalized Interest	1,872,118.97
1451 · Wells Ranch Phase II-2011 - Other	14,113,408.01
Total 1451 · Wells Ranch Phase II-2011	15,985,526.98
1452 · Wells Ranch Phase II-2015	
1452-01 · Capitalized Interest	1,930,053.69
1452 · Wells Ranch Phase II-2015 - Other	40,713,725.18
Total 1452 · Wells Ranch Phase II-2015	42,643,778.87
1453 · Wells Ranch III	
1453-01 · WR III, Phase I	165,864.51
1453 · Wells Ranch III - Other	505,132.25
Total 1453 · Wells Ranch III	670,996.76
1490 · Accumulated Depreciation	-56,086,762.09
Total 1400 · Capital Assets	129,360,073.82
Total Fixed Assets	129,513,112.22
Other Assets	
1805 · Deferred Outflow-Pension	273,133.66
1670 · Land	
1672 · Johnson Abstract #47	163,243.95
1673 · Hays Caldwell Project	
1673-01 · Carlisle - 2.009 Acres	549,930.44
1673-02 · Land Acquisition Consultant HC	5,698.00
Total 1673 · Hays Caldwell Project	555,628.44
1674 · Randolph Foster 10 Acres	290,837.56
1675 · Wells Ranch Project	62,061.82
1676 · Land & Land Rights	1,276,634.70
Total 1670 · Land	2,348,406.47
1703 · Water Rights	3,439,604.49
1800 · Deferred Loss on Debt Refunding	91,984.00
Total Other Assets	6,153,128.62
TOTAL ASSETS	190,666,390.75
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	610,766.72
Total Accounts Payable	610,766.72



**CANYON REGIONAL WATER AUTHORITY****Balance Sheet**

As of February 28, 2025

	Feb 28, 25
<b>Other Current Liabilities</b>	
2350 · Total OPEB Liability	12,043.00
2300 · Net Pension Liability	186,726.00
2451 · Current Portion of Capital Leas	159,472.04
2080 · PTO Payable	97,209.54
2050 · Accrued Interest Payable	248,707.03
2140 · Texas Workforce	2,361.86
2165 · TCDRS Retirement Payable	33,318.98
<b>Total Other Current Liabilities</b>	<b>739,838.45</b>
<b>Total Current Liabilities</b>	<b>1,350,605.17</b>
<b>Long Term Liabilities</b>	
2200 · Deferred Revenue - San Marcos	4,642,639.00
2400 · Bonds Payable	
2408 · LD/MC Tax-Exempt Series 2016	13,685,000.00
2430 · Hays Caldwell Series 2017	3,815,000.00
2431 · Hays Caldwell TE Series 2021	11,340,000.00
2432 · Hays Caldwell Series 2021 Ref	1,840,000.00
2443 · Wells Ranch Series 2015	30,755,000.00
2446 · Wells Ranch Series 2016	19,425,000.00
2447 · Wells Ranch Series 2021	11,900,000.00
<b>Total 2400 · Bonds Payable</b>	<b>92,760,000.00</b>
2490 · Unamortized Premiums	4,054,728.00
<b>Total Long Term Liabilities</b>	<b>101,457,367.00</b>
<b>Total Liabilities</b>	<b>102,807,972.17</b>
<b>Equity</b>	
3810 · Restricted for Membranes	2,024,855.00
3820 · Restricted for Debt Service	5,133,272.00
3950 · Retained Earnings	14,858,568.99
3975 · Inv in Cap Asset, net of debt	57,295,580.89
Net Income	8,546,141.70
<b>Total Equity</b>	<b>87,858,418.58</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>190,666,390.75</b>

**Canyon Regional Water Authority**  
**Profit Loss Budget vs. Actual**  
**October 2024 - February 2025**

	February 2025	October 2024 February 2025	Annual Budget	\$ Over/(Under) Annual Budget	% of Annual Budget
<b>Income</b>					
4000 · Revenues					
4002 · Debt Payments	975,904.20	4,879,521.00	11,711,319.10	-6,831,798.10	41.67%
4003 · Raw Water	584,828.88	2,924,144.40	7,018,227.21	-4,094,082.81	41.67%
4004 · Water-New Berlin	0.00	24,626.00	57,023.93	-32,397.93	43.19%
4009 · Membrane Replacement Fund	49,031.42	245,157.10	588,400.54	-343,243.44	41.67%
4010 · Line Use & Delivery Contracts	13,507.18	61,116.94	265,361.99	-204,245.05	23.03%
4011 · Line Use New Berlin	1,429.94	7,149.70	17,160.00	-10,010.30	41.67%
4012 · Raw Water Delivery Fees	28,399.75	178,502.36	629,765.06	-451,262.70	28.34%
4017 · Water Sales	456,467.71	2,658,802.67	7,239,839.43	-4,581,036.76	36.73%
4018 · Plant Operations	443,743.69	2,218,718.45	5,325,137.32	-3,106,418.87	41.67%
4020 · Repair & Replacement Funds	509,186.69	2,545,933.45	6,110,485.00	-3,564,551.55	41.67%
4022 · CRWA Administrative	258,225.88	1,291,129.40	3,098,834.54	-1,807,705.14	41.67%
4023 · Alliance Water	525,036.80	2,615,919.49	6,408,077.64	-3,792,158.15	40.82%
4024 · Interest Income General	43,652.86	223,863.82	0.00	223,863.82	100.0%
4026 · Interest Income Bond Accounts	30,193.19	148,437.85	0.00	148,437.85	100.0%
4028 · Interest Construction Accounts	74,516.44	421,387.68	0.00	421,387.68	100.0%
4030 · Other Income	549.09	5,425.76	0.00	5,425.76	100.0%
<b>Total 4000 · Revenues</b>	<b>3,994,673.72</b>	<b>20,449,836.07</b>	<b>48,469,631.76</b>	<b>-28,019,795.69</b>	<b>42.19%</b>
<b>Expense</b>					
5000 · Bond Repayments					
5005 · Bond Payments	1,014,540.37	5,072,701.80	11,711,319.10	-6,638,617.30	43.32%
<b>Total 5000 · Bond Repayments</b>	<b>1,014,540.37</b>	<b>5,072,701.80</b>	<b>11,711,319.10</b>	<b>-6,638,617.30</b>	<b>43.32%</b>
5500 · Water Purchases					
5501 · Raw Water Purchases	226,834.73	3,071,120.83	7,018,227.21	-3,947,106.38	43.76%
5502 · Water Purchases, New Berlin	0.00	24,626.00	57,023.93	-32,397.93	43.19%
<b>Total 5500 · Water Purchases</b>	<b>226,834.73</b>	<b>3,095,746.83</b>	<b>7,075,251.14</b>	<b>-3,979,504.31</b>	<b>43.76%</b>
5600 · Membrane Funds	40,524.00	201,660.00	588,400.54	-386,740.54	34.27%
5700 · Repair & Replacement Funds	6,985.00	435,558.64	6,110,485.00	-5,674,926.36	7.13%
6000 · Line Use & Delivery Costs					
6005 · Line Use Contract Maxwell	5,064.46	5,064.46	126,514.91	-121,450.45	4.0%
6008 · Line Use Contract New Berlin	0.00	0.00	17,160.00	-17,160.00	0.0%
6010 · Line Contract GBRA	11,151.27	55,756.35	138,847.08	-83,090.73	40.16%
6011 · GBRA Raw Water Delivery Fees	37,064.11	184,715.80	629,765.06	-445,049.26	29.33%
<b>Total 6000 · Line Use &amp; Delivery Costs</b>	<b>53,279.84</b>	<b>245,536.61</b>	<b>912,287.05</b>	<b>-666,750.44</b>	<b>26.91%</b>

**Canyon Regional Water Authority**  
**Profit Loss Budget vs. Actual**  
**October 2024 - February 2025**

	February 2025	October 2024 February 2025	Annual Budget	\$ Over/(Under) Annual Budget	% of Annual Budget
<b>7000 · Plant Expenses-Variable Costs</b>					
7005 · Plant Utilities	247,196.41	1,189,479.12	3,377,670.08	-2,188,190.96	35.22%
7010 · Chemicals	148,763.93	1,073,753.28	3,868,169.35	-2,794,416.07	27.76%
<b>Total 7000 · Plant Expenses-Variable Costs</b>	<b>395,960.34</b>	<b>2,263,232.40</b>	<b>7,245,839.43</b>	<b>-4,982,607.03</b>	<b>31.24%</b>
<b>7100 · Operating Expenses</b>					
7110 · Mechanical Operations					
7110-01 · Supplies	1,125.63	5,160.69	10,000.00	-4,839.31	51.61%
7110-02 · Vehicle Operations	574.67	3,664.84	56,000.00	-52,335.16	6.54%
<b>Total 7110 · Mechanical Operations</b>	<b>1,700.30</b>	<b>8,825.53</b>	<b>66,000.00</b>	<b>-57,174.47</b>	<b>13.37%</b>
7115 · Plant Maintenance & Supplies	83,448.53	443,810.99	1,513,000.00	-1,069,189.01	29.33%
7116 · Generator Maintenance	0.00	667.21	71,850.00	-71,182.79	0.93%
7117 · Equipment rental	4,057.41	24,556.93	53,600.00	-29,043.07	45.82%
7120 · SCADA	13,893.96	28,078.46	185,000.00	-156,921.54	15.18%
7122 · Vehicle Operations	3,809.52	28,403.98	55,000.00	-26,596.02	51.64%
7125 · Grounds Maintenance	10,584.57	53,362.25	143,900.00	-90,537.75	37.08%
7131 · Permits and Fees	8,500.00	13,774.32	27,550.00	-13,775.68	50.0%
7135 · Lab Supplies & Testing Fees	8,209.80	47,940.23	169,000.00	-121,059.77	28.37%
7140 · Insurance	0.00	141,547.48	160,826.75	-19,279.27	88.01%
7150 · Meals & Functions	1,444.13	7,934.00	48,500.00	-40,566.00	16.36%
7155 · Memberships & Dues	1,110.00	4,098.00	6,550.00	-2,452.00	62.57%
7160 · Mileage	2,354.10	10,194.65	34,000.00	-23,805.35	29.98%
7162 · Office Supplies and Expense	3,667.15	10,546.11	50,000.00	-39,453.89	21.09%
7165 · Training	120.00	859.50	9,500.00	-8,640.50	9.05%
7170 · Clothing	0.00	6,000.00	11,500.00	-5,500.00	52.17%
7175 · Telephones	825.48	2,645.78	6,500.00	-3,854.22	40.7%
7180 · Mobile Telephones	1,393.70	5,933.31	16,400.00	-10,466.69	36.18%
7190 · Network Expenses	9,391.67	9,541.67	10,000.00	-458.33	95.42%
7191 · Internet Domain	480.46	2,402.30	5,000.00	-2,597.70	48.05%
7195 · Contract Labor	0.00	0.00	4,000.00	-4,000.00	0.0%
7192 · Security and Backup System	528.91	2,644.55	7,500.00	-4,855.45	35.26%
7196 · GW Transport/Pumping Fees	16,840.01	197,224.33	325,000.00	-127,775.67	60.68%
7199 · Office Building Expansion	0.00	0.00	100,000.00	-100,000.00	0.0%
<b>Total 7100 · Operating Expenses</b>	<b>172,359.70</b>	<b>1,050,991.58</b>	<b>3,080,176.75</b>	<b>-2,029,185.17</b>	<b>1,050.99%</b>
<b>7500 · Payroll Expenses</b>					
7505 · Annual Pay	151,748.27	734,072.69	2,370,040.68	-1,635,967.99	30.97%
7510 · Overtime	14,297.01	36,237.13	155,773.10	-119,535.97	23.26%
7530 · On Call	300.00	2,600.00	15,599.99	-12,999.99	16.67%
<b>Total 7500 · Payroll Expenses</b>	<b>166,345.28</b>	<b>772,909.82</b>	<b>2,541,413.77</b>	<b>-1,768,503.95</b>	<b>30.41%</b>

**Canyon Regional Water Authority**  
**Profit Loss Budget vs. Actual**  
**October 2024 - February 2025**

	February 2025	October 2024 February 2025	Annual Budget	\$ Over/(Under) Annual Budget	% of Annual Budget
<b>7600 · Employee Benefits</b>					
7605 · Payroll Taxes	12,944.85	59,226.74	214,478.42	-155,251.68	27.61%
7610 · Insurance	20,857.53	89,728.36	625,756.72	-536,028.36	14.34%
7615 · Retirement	21,392.00	99,948.74	331,146.20	-231,197.46	30.18%
<b>Total 7600 · Employee Benefits</b>	<b>55,194.38</b>	<b>248,903.84</b>	<b>1,171,381.34</b>	<b>-922,477.50</b>	<b>21.25%</b>
<b>7800 · Professional Fees</b>					
7801 · SEC Disclosure	0.00	0.00	2,500.00	-2,500.00	0.0%
7802 · Bank Service Fees	0.00	125.00	2,000.00	-1,875.00	6.25%
7803 · 401(k) Plan Fees	0.00	1,510.00	2,500.00	-990.00	60.4%
7806 · Bond Fees	0.00	800.00	3,000.00	-2,200.00	26.67%
7805 · Legal Fees	330.00	159,086.21	1,100,000.00	-940,913.79	14.46%
7810 · Engineering	0.00	67,603.24	500,000.00	-432,396.76	13.52%
7820 · Accounting & Audit	0.00	14,940.00	15,000.00	-60.00	99.6%
<b>Total 7800 · Professional Fees</b>	<b>330.00</b>	<b>244,064.45</b>	<b>1,625,000.00</b>	<b>-1,380,935.55</b>	<b>15.02%</b>
<b>7823 · Alliance Water</b>	<b>525,059.74</b>	<b>2,101,555.10</b>	<b>6,408,077.64</b>	<b>-4,306,522.54</b>	<b>32.8%</b>
<b>Total Expense</b>	<b>2,657,413.38</b>	<b>15,732,861.07</b>	<b>48,469,631.76</b>	<b>-32,736,770.69</b>	<b>32.46%</b>
<b>Net Ordinary Income</b>	<b>1,337,260.34</b>	<b>4,716,975.00</b>	<b>0.00</b>	<b>4,716,975.00</b>	<b>100.0%</b>
<b>Other Income/Expense</b>					
Other Income					
8000 · Bond Payment Principal	765,833.34	3,829,166.70	0.00	0.00	100.0%
<b>Net Other Income/Expense</b>	<b>765,833.34</b>	<b>3,829,166.70</b>	<b>0.00</b>	<b>3,829,166.70</b>	<b>100.0%</b>
<b>Net Income</b>	<b>2,103,093.68</b>	<b>8,546,141.70</b>	<b>0.00</b>	<b>8,546,141.70</b>	<b>100.0%</b>

**CANYON REGIONAL WATER AUTHORITY**  
**Profit & Loss Prev Year Comparison**  
**October 2024 through February 2025**

	Oct '24 - Feb 25	Oct '23 - Feb 24	\$ Change	% Change
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
4000 • Revenues				
4002 • Debt Payments	4,879,521.00	5,073,559.11	-194,038.11	-3.8%
4003 • Raw Water	2,924,144.40	2,785,161.60	138,982.80	5.0%
4004 • Water-New Berlin	24,626.00	16,128.00	8,498.00	52.7%
4009 • Membrane Replacement Fund	245,157.10	225,768.05	19,388.05	8.6%
4010 • Line Use & Delivery Contracts	61,116.94	58,512.20	1,604.74	2.7%
4011 • Line Use New Berlin	7,149.70	7,149.70	0.00	0.0%
4012 • Raw Water Delivery Fees	178,502.36	156,155.37	22,346.99	14.3%
4017 • Water Sales	2,658,802.67	2,655,167.40	3,635.27	0.1%
4018 • Plant Operations	2,218,718.45	1,898,550.17	520,168.28	30.8%
4020 • Repair & Replacement Funds	2,545,933.45	741,606.81	1,804,326.64	243.3%
4022 • CRWA Administrative	1,291,129.40	995,591.63	295,537.77	29.7%
4023 • Alliance Water	2,615,919.49	2,614,519.52	1,399.97	0.1%
4024 • Interest Income General	223,863.82	179,573.02	44,290.80	24.7%
4026 • Interest Income Bond Accounts	148,437.85	129,833.91	18,603.94	14.3%
4028 • Interest Construction Accounts	421,387.88	481,428.89	-60,041.21	-12.5%
4030 • Other Income	5,425.76	8,214.67	-2,788.91	-34.0%
<b>Total 4000 • Revenues</b>	<b>20,449,836.07</b>	<b>17,827,921.05</b>	<b>2,621,915.02</b>	<b>14.7%</b>
<b>Total Income</b>	<b>20,449,836.07</b>	<b>17,827,921.05</b>	<b>2,621,915.02</b>	<b>14.7%</b>
<b>Gross Profit</b>	<b>20,449,836.07</b>	<b>17,827,921.05</b>	<b>2,621,915.02</b>	<b>14.7%</b>
<b>Expense</b>				
5000 • Bond Repayments				
5005 • Bond Payments	5,072,701.80	5,279,948.27	-207,246.47	-3.9%
<b>Total 5000 • Bond Repayments</b>	<b>5,072,701.80</b>	<b>5,279,948.27</b>	<b>-207,246.47</b>	<b>-3.9%</b>
5500 • Water Purchases				
5501 • Raw Water Purchases	3,071,120.83	2,800,312.00	270,808.83	9.7%
5502 • Water Purchases, New Berlin	24,626.00	16,128.00	8,498.00	52.7%
<b>Total 5500 • Water Purchases</b>	<b>3,095,746.83</b>	<b>2,816,440.00</b>	<b>279,306.83</b>	<b>9.9%</b>
5600 • Membrane Funds	201,860.00	201,420.00	240.00	0.1%
5700 • Repair & Replacement Funds	435,558.64	398,323.22	37,235.42	9.4%
6000 • Line Use & Delivery Costs				
6005 • Line Use Contract Maxwell	5,064.46	0.00	5,064.46	100.0%
6010 • Line Contract GBRA	55,756.35	57,852.85	-2,096.60	-3.6%
6011 • GBRA Raw Water Delivery Fees	184,715.80	160,093.69	24,622.11	15.4%
<b>Total 6000 • Line Use &amp; Delivery Costs</b>	<b>245,536.61</b>	<b>217,946.64</b>	<b>27,589.97</b>	<b>12.7%</b>
7000 • Plant Expenses-Variable Costs				
7005 • Plant Utilities	1,189,479.12	1,235,781.22	-46,302.10	-3.8%
7010 • Chemicals	1,073,753.28	1,286,218.55	-192,465.27	-15.2%
<b>Total 7000 • Plant Expenses-Variable Costs</b>	<b>2,263,232.40</b>	<b>2,502,000.77</b>	<b>-238,768.37</b>	<b>-9.5%</b>
7100 • Operating Expenses				
7110 • Mechanical Operations				
7110-01 • Supplies	5,160.89	0.00	5,160.89	100.0%
7110-02 • Vehicle Operations	3,664.84	0.00	3,664.84	100.0%
<b>Total 7110 • Mechanical Operations</b>	<b>8,825.53</b>	<b>0.00</b>	<b>8,825.53</b>	<b>100.0%</b>
7115 • Plant Maintenance & Supplies	443,810.99	559,713.96	-115,902.97	-20.7%
7116 • Generator & Compressor Maint.	867.21	45,136.83	-44,489.42	-98.5%
7117 • Equipment rental	24,556.93	20,765.93	3,791.00	18.3%
7120 • SCADA	28,078.46	14,546.00	13,532.46	83.0%
7122 • Vehicle Operations	28,403.98	13,863.99	14,539.99	104.9%
7125 • Grounds Maintenance	53,362.25	52,717.10	645.15	1.2%
7131 • Permits and Fees	13,774.32	10,718.79	3,055.53	28.5%
7135 • Lab Supplies & Testing Fees	47,940.23	65,777.24	-17,837.01	-27.1%
7140 • Insurance	141,547.48	124,280.84	17,266.64	13.9%
7150 • Meals & Functions	7,934.00	10,561.85	-2,627.65	-24.9%
7155 • Memberships & Dues	4,098.00	3,826.00	272.00	7.1%
7160 • Mileage	10,194.85	11,751.30	-1,556.65	-13.3%
7162 • Office Supplies and Expense	10,546.11	14,337.47	-3,791.36	-26.4%
7165 • Training	859.50	948.75	-89.25	-9.4%
7170 • Clothing	6,000.00	5,000.00	1,000.00	20.0%
7175 • Telephones	2,645.78	2,147.29	498.49	23.2%
7180 • Mobile Telephones	5,933.31	5,523.21	410.10	7.4%
7190 • Network Expenses	9,541.67	570.00	8,971.67	1,574.0%
7191 • Internet Domain	2,402.30	2,022.27	380.03	18.8%
7192 • Security and Backup System	2,644.55	0.00	2,644.55	100.0%
7196 • GW Transport/Pumping Fees	197,224.33	168,798.60	28,425.73	16.8%
<b>Total 7100 • Operating Expenses</b>	<b>1,050,981.58</b>	<b>1,133,007.02</b>	<b>-82,015.44</b>	<b>-7.2%</b>
7500 • Payroll Expenses				
7505 • Annual Pay	734,072.89	590,719.35	143,353.34	24.3%
7510 • Overtime	38,237.13	42,129.34	-5,892.21	-14.0%
7530 • On Call	2,600.00	1,800.00	700.00	36.8%
<b>Total 7500 • Payroll Expenses</b>	<b>772,909.82</b>	<b>634,748.69</b>	<b>138,161.13</b>	<b>21.8%</b>
7600 • Employee Benefits				
7605 • Payroll Taxes	59,226.74	45,550.02	13,676.72	30.0%
7610 • Insurance	89,728.38	117,952.07	-28,223.71	-23.9%
7615 • Retirement	99,948.74	83,455.23	16,493.51	19.8%
<b>Total 7600 • Employee Benefits</b>	<b>248,903.84</b>	<b>246,957.32</b>	<b>1,946.52</b>	<b>0.8%</b>
7800 • Professional Fees				
7802 • Bank Service Fees	125.00	0.00	125.00	100.0%
7803 • 401(k) Plan Fees	1,510.00	842.50	667.50	79.2%
7806 • Bond Fees	800.00	800.00	0.00	0.0%
7805 • Legal Fees	159,088.21	160,545.64	-1,457.43	-0.9%
7810 • Engineering	67,603.24	200,873.31	-133,270.07	-96.4%
7820 • Accounting & Audit	14,940.00	14,825.00	115.00	0.8%
<b>Total 7800 • Professional Fees</b>	<b>244,064.45</b>	<b>377,886.45</b>	<b>-133,822.00</b>	<b>-35.4%</b>
7823 • Alliance Water	2,101,555.10	1,495,270.02	606,285.08	40.6%
<b>Total Expense</b>	<b>15,732,861.07</b>	<b>15,303,948.40</b>	<b>428,912.67</b>	<b>2.8%</b>
<b>Net Ordinary Income</b>	<b>4,716,975.00</b>	<b>2,523,972.65</b>	<b>2,193,002.35</b>	<b>86.9%</b>

**CANYON REGIONAL WATER AUTHORITY**  
**Profit & Loss Prev Year Comparison**  
**October 2024 through February 2025**

	Oct '24 - Feb 25	Oct '23 - Feb 24	\$ Change	% Change
Other Income/Expense				
Other Income				
8000 - Bond Payment Principal	3,829,166.70	3,883,333.20	-54,166.50	-1.4%
Total Other Income	3,829,166.70	3,883,333.20	-54,166.50	-1.4%
Net Other Income	3,829,166.70	3,883,333.20	-54,166.50	-1.4%
Net Income	8,546,141.70	6,407,305.85	2,138,835.85	33.4%

**CANYON REGIONAL WATER AUTHORITY**  
**Monthly General Account Check Register**  
As of February 28, 2025

Type	Date	Num	Name	Memo	Amount	Balance
						4,668,247.88
Bill Pmt -Check	02/03/2025	ACH	GVEC - Big Oaks	12/05/2024 - 01/03/2025	-28.00	4,568,219.68
Bill Pmt -Check	02/03/2025	ACH	GVEC - Bond East Well	12/05/2024 - 01/03/2025	-6,804.20	4,561,415.48
Bill Pmt -Check	02/03/2025	ACH	GVEC - Bond West Well	12/05/2024 - 01/03/2025	-3,687.03	4,557,728.45
Bill Pmt -Check	02/03/2025	ACH	GVEC - Bull Trap Well	12/05/2024 - 01/03/2025	-2,412.00	4,555,316.45
Bill Pmt -Check	02/03/2025	ACH	GVEC - Camphouse Well	12/05/2024 - 01/03/2025	-2,974.00	4,552,342.45
Bill Pmt -Check	02/03/2025	ACH	GVEC - Chicken House Well	12/05/2024 - 01/03/2025	-2,706.78	4,549,635.67
Bill Pmt -Check	02/03/2025	ACH	GVEC - Christian East Well	12/05/2024 - 01/03/2025	-3,121.50	4,546,514.17
Bill Pmt -Check	02/03/2025	ACH	GVEC - Christian West Well	12/05/2024 - 01/03/2025	-3,484.34	4,543,029.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - Cibolo	12/05/2024 - 01/03/2025	-28.00	4,543,001.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - Coastal Field Well	12/05/2024 - 01/03/2025	-2,736.00	4,540,265.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - Damerau	12/05/2024 - 01/03/2025	-58.00	4,540,207.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - Deadman Tank Well	12/05/2024 - 01/03/2025	-10,662.00	4,529,545.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - Deer Stand Well	12/05/2024 - 01/03/2025	-11,699.00	4,517,846.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - FM 467	12/05/2024 - 01/03/2025	-30.00	4,517,816.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - Green Valley	12/05/2024 - 01/03/2025	-29.00	4,517,787.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - GV 7293 IH 10	12/05/2024 - 01/03/2025	-31.00	4,517,756.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - Hardy Road	12/05/2024 - 01/03/2025	-29.00	4,517,727.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - Hickory Forest	12/05/2024 - 01/03/2025	-34.00	4,517,693.83
Bill Pmt -Check	02/03/2025	ACH	GVEC - Littlefield Well	12/05/2024 - 01/03/2025	-3,255.67	4,514,438.16
Bill Pmt -Check	02/03/2025	ACH	GVEC - Marion	12/05/2024 - 01/03/2025	-27.00	4,514,411.16
Bill Pmt -Check	02/03/2025	ACH	GVEC - Pig Trap Well	12/05/2024 - 01/03/2025	-2,246.00	4,512,165.16
Bill Pmt -Check	02/03/2025	ACH	GVEC - Pivot Irrigation	12/05/2024 - 01/03/2025	-64.00	4,512,101.16
Bill Pmt -Check	02/03/2025	ACH	GVEC - Tommys Well	12/05/2024 - 01/03/2025	-2,346.00	4,509,755.16
Bill Pmt -Check	02/03/2025	ACH	GVEC - Wagner Booster Stn #2	12/05/2024 - 01/03/2025	-1,280.76	4,508,474.40
Bill Pmt -Check	02/03/2025	ACH	GVEC - WR Generators	12/05/2024 - 01/03/2025	-918.02	4,507,556.38
Bill Pmt -Check	02/04/2025	ACH	Aetna	Employee Medical Insurance	-22,388.55	4,485,167.83
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-3,753.95	4,481,413.88
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-1,709.05	4,479,704.83
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-1,870.56	4,477,834.27
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-3,348.65	4,474,485.62
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-2,197.36	4,472,288.26
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-1,979.31	4,470,308.95
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-4,978.55	4,465,330.40
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-2,014.18	4,463,316.22
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-3,017.84	4,460,298.38
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-2,499.26	4,457,799.12
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-1,012.95	4,456,786.17
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-2,631.15	4,454,155.02
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-1,997.45	4,452,157.57
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-2,913.58	4,449,243.99
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-3,717.44	4,445,526.55
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-5,360.26	4,440,166.29
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-1,715.39	4,438,450.90
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-4,196.16	4,434,254.74
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-1,973.36	4,432,281.38
Paycheck	02/07/2025	Direct Dep	Employee Payroll		-4,104.01	4,428,177.37
Liability Check	02/07/2025	EFTPS	US Treasury	74-2586063	-20,031.16	4,408,146.21
Liability Check	02/07/2025	ACH	John Hancock	401(k) Retirement Plan	-760.38	4,407,385.83
Check	02/07/2025	39113	Travis B. Rowell	Initial Prorated Water Lease - 518.55 A/F	-18,501.69	4,388,884.14
Check	02/07/2025	39114	Trent C. Rowell	Initial Prorated Water Lease - 418.55 A/F	-14,933.71	4,373,950.43
Bill Pmt -Check	02/07/2025	39115	5S Service Company LLC	Install ATS @ LD	-6,000.00	4,367,950.43
Bill Pmt -Check	02/07/2025	39116	Analytical Environmental Laboratory LLC	Lab Testing Fees	-1,350.00	4,366,600.43
Bill Pmt -Check	02/07/2025	39117	Armadillo Lawn Care & Irrigation LLC	Lawn Maintenance	-7,651.67	4,358,948.76
Bill Pmt -Check	02/07/2025	39118	Barcom Technology Solutions	Backup Monitoring	-434.92	4,358,513.84
Bill Pmt -Check	02/07/2025	39119	Brenntag Southwest, Inc.	Chemicals	-10,504.22	4,348,009.62
Bill Pmt -Check	02/07/2025	39120	Callis Professional Services, LLC	Office Cleaning	-370.70	4,347,638.92
Bill Pmt -Check	02/07/2025	39121	David McMullen	Nov-Dec Mileage & Phone Reimbursement	-3,286.34	4,344,352.58
Bill Pmt -Check	02/07/2025	39122	Five Star Electric Motors, Inc.	Troubleshoot HSP @ 1604	-660.00	4,343,692.58
Bill Pmt -Check	02/07/2025	39123	Gold Star Exterminators	Pest Control	-115.00	4,343,577.58
Bill Pmt -Check	02/07/2025	39124	Grainger	Parts	-530.19	4,343,047.39
Bill Pmt -Check	02/07/2025	39125	Hach Company	Lab Supplies	-2,106.05	4,340,941.34
Bill Pmt -Check	02/07/2025	39126	Helping Hand Hardware	Supplies	-132.00	4,340,809.34

**CANYON REGIONAL WATER AUTHORITY**  
**Monthly General Account Check Register**  
**As of February 28, 2025**

Type	Date	Num	Name	Memo	Amount	Balance
Bill Pmt -Check	02/07/2025	39127	Hild Brothers, Inc.	Weed Killer & Supplies	-131.80	4,340,677.54
Bill Pmt -Check	02/07/2025	39128	Hill Country Electric Supply	Supplies	-177.84	4,340,499.70
Bill Pmt -Check	02/07/2025	39129	Hofmann's Supply	Cylinder Rental	-17.98	4,340,481.72
Bill Pmt -Check	02/07/2025	39130	Law Offices of Patricia Erlinger Carls	GCUWCD Rule Amendment & Permitting Matters	-3,871.50	4,336,610.22
Bill Pmt -Check	02/07/2025	39131	Lhoist North America of Texas, LLC	Lime	-9,452.92	4,327,157.30
Bill Pmt -Check	02/07/2025	39132	Matheson Tri-Gas, Inc.	Cylinder Rental & Oxygen	-5,369.28	4,321,788.02
Bill Pmt -Check	02/07/2025	39133	New Braunfels Welders Supply	Cylinder Rental	-22.50	4,321,765.52
Bill Pmt -Check	02/07/2025	39134	Seguin Auto Parts, Inc.	WR Truck Filters	-23.99	4,321,741.53
Bill Pmt -Check	02/07/2025	39135	Seguin Welding Service	Crane @ Wagner	-1,100.00	4,320,641.53
Bill Pmt -Check	02/07/2025	39136	Standard Insurance Company-Dental	Dental Insurance	-1,728.92	4,318,912.61
Bill Pmt -Check	02/07/2025	39137	Texas Excavation Safety System, Inc.	Texas 811	-300.15	4,318,612.46
Bill Pmt -Check	02/07/2025	39138	Texas Water Association	TWA Annual Dues	-925.00	4,317,687.46
Bill Pmt -Check	02/07/2025	39139	Thomton, Musso, & Bellemin, Inc.	Chemicals	-26,334.70	4,291,352.76
Bill Pmt -Check	02/07/2025	39140	TML Intergovernmental Risk Pool	Worker's Comp	-34.30	4,291,318.46
Bill Pmt -Check	02/07/2025	39141	USA Bluebook	Supplies	-977.09	4,290,341.37
Deposit	02/10/2025			Deposit	66,468.94	4,356,810.31
Deposit	02/10/2025			Deposit	37,998.69	4,394,809.00
Deposit	02/11/2025			Deposit	365,260.19	4,760,069.19
Transfer	02/12/2025			TX Land & Row - Reedville Line Surveying	9,000.00	4,769,069.19
Liability Check	02/14/2025	ACH	TCDRS		-14,438.56	4,754,630.63
Transfer	02/14/2025			Gallegos Engineering HC Pipeline	28,168.00	4,782,798.63
Transfer	02/14/2025			Texas Land & ROW - Reedville Line	4,140.00	4,786,938.63
Bill Pmt -Check	02/14/2025	ACH	Texas Fleet Fuel	Vehicle & Equipment Fuel	-1,298.98	4,785,639.65
Deposit	02/14/2025			Deposit	855,862.37	5,641,502.02
Bill Pmt -Check	02/14/2025	39142	AARC Environmental, Inc.	Tier II Report	-8,500.00	5,633,002.02
Bill Pmt -Check	02/14/2025	39143	ADT	Security System	-93.99	5,632,908.03
Bill Pmt -Check	02/14/2025	39144	AmeriMex Motor & Controls, LLC	300 HP Motor @ Wagner	-23,730.00	5,609,178.03
Bill Pmt -Check	02/14/2025	39145	Brenntag Southwest, Inc.	Chemicals	-2,679.67	5,606,498.36
Bill Pmt -Check	02/14/2025	39146	Capital Bearing Service	Parts	-197.99	5,606,300.37
Bill Pmt -Check	02/14/2025	39147	Charter Communications	HC Internet	-120.61	5,606,179.76
Bill Pmt -Check	02/14/2025	39148	Citibank, N.A.	Mastercard	-28,466.88	5,577,712.88
Bill Pmt -Check	02/14/2025	39149	Collaborative Water Resolution, LLC	Water Resources Manager Recruiter	-16,125.00	5,559,587.88
Bill Pmt -Check	02/14/2025	39150	Colliers Engineering & Design, Inc.	Risk & Resilience/Pipeline	-1,105.00	5,558,482.88
Bill Pmt -Check	02/14/2025	39151	DNA Chem Inc.	Install CL2 System @ LD	-3,550.00	5,554,932.88
Bill Pmt -Check	02/14/2025	39152	DSHS Central Lab MC2004	Lab Testing Fees	-320.00	5,554,612.88
Bill Pmt -Check	02/14/2025	39153	Five Star Electric Motors, Inc.	Install 300HP Drive @ LBS	-7,726.96	5,546,885.92
Bill Pmt -Check	02/14/2025	39154	Gallegos Engineering, Inc.	HC Transmission Main - Reedville	-28,168.00	5,518,717.92
Bill Pmt -Check	02/14/2025	39155	Garrison Comal Supply, LLC	Crane Maintenance	-63.20	5,518,654.72
Bill Pmt -Check	02/14/2025	39156	GBRA-Raw Water & TM	12613 A/F @ \$184 & Raw Water Delivery	-241,614.71	5,277,040.01
Bill Pmt -Check	02/14/2025	39157	Gold Star Exterminators	Pest Control	-300.00	5,276,740.01
Bill Pmt -Check	02/14/2025	39158	Grainger	Drum Spill Containment	-348.53	5,276,391.48
Bill Pmt -Check	02/14/2025	39159	Hach Company	Lab Supplies	-1,507.00	5,274,884.48
Bill Pmt -Check	02/14/2025	39160	Hawkins, Inc.	Chemicals	-30,804.00	5,244,080.48
Bill Pmt -Check	02/14/2025	39161	Lhoist North America of Texas, LLC	Lime	-9,852.09	5,234,228.39
Bill Pmt -Check	02/14/2025	39162	Matheson Tri-Gas, Inc.	Nitrogen & Oxygen	-3,106.97	5,231,121.42
Bill Pmt -Check	02/14/2025	39163	Pollution Control Services	Lab Testing Fees	-2,094.00	5,229,027.42
Bill Pmt -Check	02/14/2025	39164	PVS DX, INC	Chemicals & Cylinder Rental	-5,682.96	5,223,344.46
Bill Pmt -Check	02/14/2025	39165	R.W Harden & Associates, Inc.	Wells Ranch Development	-9,678.65	5,213,665.81
Bill Pmt -Check	02/14/2025	39166	Sam's Club	Supplies	-611.04	5,213,054.77
Bill Pmt -Check	02/14/2025	39167	Texas First Rentals, LLC	Skid Steel Rental	-1,428.14	5,211,626.63
Bill Pmt -Check	02/14/2025	39168	Texas Land and Right of Way Company, LLC	WR Water Lease Acquisition & HC Transmission Main	-24,582.15	5,187,044.48
Bill Pmt -Check	02/14/2025	39169	Wastewater Transport Services LLC	Sludge Removal	-17,182.40	5,169,862.08
Liability Check	02/17/2025	ACH	TCDRS		-14,828.01	5,155,034.07
Bill Pmt -Check	02/17/2025	ACH	CPS - I 10	I-10 Utilities	-12.17	5,155,021.90
Transfer	02/19/2025			LD-Monthly R&R Funds Transfer	-170,758.58	4,984,263.32
Transfer	02/19/2025			MC-Monthly R&R Funds Transfer	-169,684.87	4,814,578.45
Transfer	02/19/2025			WR-Monthly R&R Funds Transfer	0.00	4,814,578.45
Transfer	02/19/2025			HC-Monthly R&R Funds Transfer	-168,743.24	4,645,835.21
Transfer	02/19/2025			LD-Monthly Membrane Transfer	-9,033.02	4,636,802.19
Transfer	02/19/2025			HC-Monthly Membrane Transfer	-39,998.40	4,596,803.79
Transfer	02/19/2025			LD-Monthly Bond Payment Transfer	-138,724.00	4,458,079.79
Transfer	02/19/2025			LD-Monthly Bond Payment Transfer	-22,669.22	4,435,410.57
Transfer	02/19/2025			MC-Monthly Bond Payment Transfer	-145,281.19	4,290,129.38



**CANYON REGIONAL WATER AUTHORITY**  
**Monthly General Account Check Register**  
As of February 28, 2025

Type	Date	Num	Name	Memo	Amount	Balance
Transfer	02/19/2025			Bond Payment Transfer	0.00	4,290,129.38
Transfer	02/19/2025			HC-Monthly Bond Payment Transfer	0.00	4,290,129.38
Transfer	02/19/2025			HC-Monthly Bond Payment Transfer	-59,862.19	4,230,267.19
Transfer	02/19/2025			HC-Monthly Bond Payment Transfer	-13,527.39	4,216,739.80
Transfer	02/19/2025			WR-Monthly Bond Payment Transfer	-247,908.55	3,968,831.25
Transfer	02/19/2025			WR-Monthly Bond Payment Transfer	-236,352.81	3,732,478.44
Transfer	02/19/2025			WR-Monthly Bond Payment Transfer	-89,098.92	3,643,379.52
Transfer	02/19/2025			Monthly Bond Payment Transfer	-22,479.93	3,620,899.59
Transfer	02/19/2025			January Overages	-21.21	3,620,878.38
Bill Pmt -Check	02/20/2025	ACH	Bluebonnet Electric	HC Utilities - 5000057123	-12,458.45	3,608,419.93
Bill Pmt -Check	02/20/2025	ACH	GVEC - Lake Dunlap	12/25/2024 - 01/25/2025	-48,269.47	3,560,150.46
Bill Pmt -Check	02/20/2025	ACH	GVEC - Leissner Booster Stn #2	12/25/2024 - 01/25/2025	-24,957.63	3,535,192.83
Bill Pmt -Check	02/20/2025	ACH	GVEC - Leissner Rd Booster Station	12/25/2024 - 01/25/2025	-11,572.18	3,523,620.65
Bill Pmt -Check	02/20/2025	ACH	GVEC - Wagner Booster	12/25/2024 - 01/25/2025	-10,624.91	3,512,995.74
Bill Pmt -Check	02/20/2025	ACH	GVEC - WR Plant	12/25/2024 - 01/25/2025	-34,728.77	3,478,266.97
Bill Pmt -Check	02/20/2025	ACH	GVEC - WR Plant #2	12/25/2024 - 01/25/2025	-9,484.74	3,468,782.23
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-3,423.88	3,465,358.35
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-2,039.93	3,463,318.42
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-1,974.41	3,461,344.01
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-1,715.39	3,459,628.62
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-2,800.86	3,456,827.76
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-2,467.49	3,454,360.27
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-3,719.65	3,450,640.62
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-2,028.36	3,448,612.26
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-4,639.62	3,443,972.44
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-1,679.12	3,442,293.32
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-3,490.21	3,438,803.11
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-3,315.07	3,435,488.04
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-1,030.48	3,434,457.56
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-3,013.06	3,431,444.50
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-1,815.23	3,429,629.27
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-2,288.32	3,427,340.95
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-5,360.26	3,421,980.69
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-4,196.16	3,417,784.53
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-1,973.37	3,415,811.16
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-4,104.00	3,411,707.16
Paycheck	02/21/2025	Direct Dep	Employee Payroll		-3,717.42	3,407,989.74
Liability Check	02/21/2025	ACH	John Hancock	401(k) Retirement Plan	-772.57	3,407,217.17
Liability Check	02/21/2025	EFTPS	US Treasury	74-2586063	-21,155.72	3,386,061.45
Bill Pmt -Check	02/21/2025	39170	Alliance Regional Water Authority	Dec-Jan Operations & Debt Service	-1,048,859.27	2,337,202.18
Bill Pmt -Check	02/21/2025	39171	AT&T Mobility	Mobile Telephones	-993.69	2,336,208.49
Bill Pmt -Check	02/21/2025	39172	Council Automotive Supply	Tools	-8.48	2,336,200.01
Bill Pmt -Check	02/21/2025	39173	Five Star Electric Motors, Inc.	HSP @ Wagner & VFD @ 1604	-20,284.64	2,315,915.37
Bill Pmt -Check	02/21/2025	39174	Garrison Comal Supply, LLC	Parts	-80.60	2,315,834.77
Bill Pmt -Check	02/21/2025	39175	Grainger	Parts	-1,492.41	2,314,342.36
Bill Pmt -Check	02/21/2025	39176	Guadalupe-Blanco River Authority	Lab Testing Fees	-1,629.00	2,312,713.36
Bill Pmt -Check	02/21/2025	39177	GVEC - Internet	Internet @ WBS, LBS, LD	-359.85	2,312,353.51
Bill Pmt -Check	02/21/2025	39178	James Radtke Construction	Replace 2" Valve @ Lower Seguin Rd.	-375.00	2,311,978.51
Bill Pmt -Check	02/21/2025	39179	Lhoist North America of Texas, LLC	Lime	-18,760.89	2,293,217.82
Bill Pmt -Check	02/21/2025	39180	New Braunfels Utilities	46 Standpipe Utilities	-45.70	2,293,172.12
Bill Pmt -Check	02/21/2025	39181	New Braunfels Welders Supply	Nitrogen	-53.14	2,293,118.98
Bill Pmt -Check	02/21/2025	39182	PVS DX, INC	Cylinder Rental	-960.00	2,292,158.98
Bill Pmt -Check	02/21/2025	39183	Tri-County A/C & Heating LLC	Reset System @ Admin	-130.00	2,292,028.98
Bill Pmt -Check	02/21/2025	39184	Utility Engineering Group, PLLC	IH-10 Conflict at Channel D	-5,745.00	2,286,283.98
Bill Pmt -Check	02/21/2025	39185	Verve Cloud, Inc.	Telephones	-455.48	2,285,828.50
Bill Pmt -Check	02/21/2025	39186	Williams Supply Company, Ltd.	Supplies	-226.28	2,285,602.22
Deposit	02/24/2025			Deposit	1,140,073.24	3,425,675.46
Bill Pmt -Check	02/24/2025	ACH	CPS - 1518	Utilities	-119.94	3,425,555.52
Bill Pmt -Check	02/27/2025	ACH	CPS - 1604	Utilities	-24,728.60	3,400,826.92
Deposit	02/27/2025			Deposit	832,695.20	4,233,522.12
Deposit	02/27/2025			Deposit	475,428.57	4,708,950.69
Transfer	02/28/2025			Garver - LD Strainer Improvements	6,499.80	4,715,450.49
Transfer	02/28/2025			Trojan Pail Rental Payment #1	40,284.00	4,755,734.49

**CANYON REGIONAL WATER AUTHORITY**  
**Monthly General Account Check Register**  
**As of February 28, 2025**

Type	Date	Num	Name	Memo	Amount	Balance
Bill Pmt -Check	02/28/2025	ACH	Texas Fleet Fuel	Vehicle & Equipment Fuel	-1,270.11	4,754,464.38
Bill Pmt -Check	02/28/2025	39187	ACT Pipe and Supply, Inc.	Solid Sleeve & Lug Kit	-7,647.70	4,746,816.68
Bill Pmt -Check	02/28/2025	39188	Brenntag Southwest, Inc.	Chemicals	-4,121.10	4,742,695.58
Bill Pmt -Check	02/28/2025	39189	Dex Imaging	Admin Copier	-463.45	4,742,232.13
Bill Pmt -Check	02/28/2025	39190	Frantiska Powers	Mileage Reimbursement	-132.30	4,742,099.83
Bill Pmt -Check	02/28/2025	39191	Garver, LLC	LD Strainer Improvements	-8,499.80	4,735,600.03
Bill Pmt -Check	02/28/2025	39192	Hach Company	Lab Suppleis	-500.00	4,735,100.03
Bill Pmt -Check	02/28/2025	39193	Hierholzer Engineering, Inc.	SCADA	-13,186.46	4,721,913.57
Bill Pmt -Check	02/28/2025	39194	Hill Country Electric Supply	Crimping Tool	-961.03	4,720,952.54
Bill Pmt -Check	02/28/2025	39195	Hofmann's Supply	Nitrogen	-94.29	4,720,858.25
Bill Pmt -Check	02/28/2025	39196	Lhoist North America of Texas, LLC	Lime	-9,316.84	4,711,541.41
Bill Pmt -Check	02/28/2025	39197	PVS DX, INC	Chlorine	-3,336.80	4,708,204.61
Bill Pmt -Check	02/28/2025	39198	Schaeffer Mfg. Co.	Food Grade Oil	-3,745.00	4,704,459.61
Bill Pmt -Check	02/28/2025	39199	Standard Insurance Company	Employee Life, STD, & LTD Insurance	-1,608.34	4,702,851.27
Bill Pmt -Check	02/28/2025	39200	Trojan Technologies Corp.	Pall Trailer Installment #1	-40,284.00	4,662,567.27
Bill Pmt -Check	02/28/2025	39201	Waste Connections	Garbage Disposal	-470.90	4,662,096.37
Deposit	02/28/2025			Interest	1,258.91	4,663,355.28
					<u>95,107.60</u>	<u>4,663,355.28</u>

# CANYON REGIONAL WATER AUTHORITY

## Legal Fees by Payee

October 2024 through February 2025

Type	Date	Num	Name	Memo	Amount	Balance
<b>Attorney R. L. Wilson</b>						
Bill	10/31/2024	3940	Attorney R. L. Wilson	Nanostone	1,650.00	1,650.00
Bill	10/31/2024	3942	Attorney R. L. Wilson	Wells Ranch (10/01/2024 - 10/31/2024)	3,575.00	5,225.00
Bill	10/31/2024	3938	Attorney R. L. Wilson	General & Contracts (10/01/2024 - 10/31/2024)	7,725.00	12,950.00
Bill	10/31/2024	3939	Attorney R. L. Wilson	Hays Caldwell (10/01/2024 - 10/31/2024)	4,200.00	17,150.00
Bill	10/31/2024	3938	Attorney R. L. Wilson	General & Contracts (10/01/2024 - 10/31/2024)	900.00	18,050.00
Bill	11/30/2024	3965	Attorney R. L. Wilson	Wells Ranch (11/01/2024 - 11/30/2024)	240.00	18,290.00
Bill	11/30/2024	3963	Attorney R. L. Wilson	Contracts & General (11/01/2024 - 11/30/2024)	195.00	18,485.00
Bill	11/30/2024	3963	Attorney R. L. Wilson	Contracts & General (11/01/2024 - 11/30/2024)	1,365.00	19,850.00
Bill	11/30/2024	3962	Attorney R. L. Wilson	General Matters (11/01/2024 - 11/30/2024)	5,430.00	25,280.00
Bill	01/31/2025	4005	Attorney R. L. Wilson	General Matters (12/01/2024 - 01/31/2025)	12,270.00	37,550.00
Bill	01/31/2025	4006	Attorney R. L. Wilson	Contracts (12/01/2024 - 01/31/2025)	4,800.00	42,350.00
Bill	01/31/2025	4006	Attorney R. L. Wilson	Contracts (12/01/2024 - 01/31/2025)	40.00	42,390.00
Bill	01/31/2025	4008	Attorney R. L. Wilson	Wells Ranch (12/01/2024 - 01/31/2025)	2,940.00	45,330.00
Total Attorney R. L. Wilson					45,330.00	45,330.00
<b>Charles C. Bailey</b>						
Che...	11/01/2024	38700	Charles C. Bailey	Monthly Governmental Consulting Services	2,000.00	2,000.00
Che...	11/22/2024	38814	Charles C. Bailey	Monthly Governmental Consulting Services	2,000.00	4,000.00
Che...	01/23/2025	39074	Charles C. Bailey	Monthly Governmental Consulting Services	4,000.00	8,000.00
Total Charles C. Bailey					8,000.00	8,000.00
<b>Collaborative Water Resolution, LLC</b>						
Bill	01/22/2025		Collaborative Wate...	Water Resources Manager Recruiter	18,125.00	18,125.00
Total Collaborative Water Resolution, LLC					18,125.00	18,125.00
<b>Langley &amp; Banack</b>						
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	17,140.00	17,140.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	2,360.00	19,500.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	4,040.00	23,540.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	7,600.00	31,140.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	53.00	31,193.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	900.00	32,093.00
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	9,060.00	41,153.00
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	162.50	41,315.50
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	4,840.00	46,155.50
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	800.00	46,955.50
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	1,820.00	48,775.50
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	395.50	49,171.00
Bill	12/31/2024	582996	Langley & Banack	Legal Fees (12/2/2024 - 12/31/2024)	5,857.50	55,028.50
Bill	12/31/2024	582996	Langley & Banack	Legal Fees (12/2/2024 - 12/31/2024)	5,375.00	60,403.50
Bill	12/31/2024	582996	Langley & Banack	Digital Imaging	39.40	60,442.90
Bill	01/31/2025	584613	Langley & Banack	Legal Fees (1/2/2025 - 1/31/2025)	8,159.31	68,602.21
Bill	01/31/2025	584613	Langley & Banack	Legal Fees (1/2/2025 - 1/31/2025)	14,787.50	83,389.71
Bill	01/31/2025	584613	Langley & Banack	Legal Fees (1/2/2025 - 1/31/2025)	40.00	83,429.71
Total Langley & Banack					83,429.71	83,429.71
<b>Law Offices of Patricia Erlinger Carls</b>						
Bill	01/31/2025	1329	Law Offices of Patr...	GCUWCD Rule Amendment & Permitting Matters	3,871.50	3,871.50
Bill	02/28/2025	1365	Law Offices of Patr...	GCUWCD Rule Amendment	330.00	4,201.50
Total Law Offices of Patricia Erlinger Carls					4,201.50	4,201.50
<b>TOTAL</b>					<b>159,086.21</b>	<b>159,086.21</b>

# CANYON REGIONAL WATER AUTHORITY

## Legal Fees by Category October 2024 through February 2025

Type	Date	Num	Name	Memo	Amount
<b>Other Charges</b>					
<b>Legal &amp; professional fees</b>					
<b>Contracts</b>					
Bill	10/31/2024	3940	Attorney R. L. Wilson	Nanostone	1,650.00
Bill	10/31/2024	3939	Attorney R. L. Wilson	Hays Caldwell (10/01/2024 - 10/31/2024)	4,200.00
Bill	10/31/2024	3938	Attorney R. L. Wilson	General & Contracts (10/01/2024- 10/31/2024)	900.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	2,360.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	4,040.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	7,600.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	900.00
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	162.50
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	4,840.00
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	800.00
Bill	11/30/2024	3963	Attorney R. L. Wilson	Contracts & General (11/01/2024 - 11/30/2024)	1,365.00
Bill	01/31/2025	4006	Attorney R. L. Wilson	Contracts (12/01/2024 - 01/31/2025)	4,800.00
Bill	01/31/2025	4006	Attorney R. L. Wilson	Contracts (12/01/2024 - 01/31/2025)	40.00
Bill	01/31/2025	584613	Langley & Banack	Legal Fees (1/2/2025 - 1/31/2025)	40.00
<b>Total Contracts</b>					<b>33,697.50</b>
<b>Wells Ranch</b>					
Bill	10/31/2024	3942	Attorney R. L. Wilson	Wells Ranch (10/01/2024 - 10/31/2024)	3,575.00
Bill	11/30/2024	3965	Attorney R. L. Wilson	Wells Ranch (11/01/2024 - 11/30/2024)	240.00
Bill	01/31/2025	4008	Attorney R. L. Wilson	Wells Ranch (12/01/2024 - 01/31/2025)	2,940.00
<b>Total Wells Ranch</b>					<b>6,755.00</b>
<b>General</b>					
Bill	10/31/2024	3938	Attorney R. L. Wilson	General & Contracts (10/01/2024- 10/31/2024)	7,725.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	17,140.00
Bill	10/31/2024	579593	Langley & Banack	Legal Fees (10/01/2024 - 10/31/2024)	53.00
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	9,060.00
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	1,820.00
Bill	11/30/2024	580484	Langley & Banack	Legal Fees (11/01/2024 - 11/30/2024)	395.50
Bill	11/30/2024	3963	Attorney R. L. Wilson	Contracts & General (11/01/2024 - 11/30/2024)	195.00
Bill	11/30/2024	3962	Attorney R. L. Wilson	General Matters (11/01/2024 - 11/30/2024)	5,430.00
Bill	12/31/2024	582996	Langley & Banack	Legal Fees (12/2/2024 - 12/31/2024)	5,857.50
Bill	12/31/2024	582996	Langley & Banack	Legal Fees (12/2/2024 - 12/31/2024)	5,375.00
Bill	12/31/2024	582996	Langley & Banack	Digital Imaging	39.40
Bill	01/22/2025		Collaborative Water...	Water Resources Manager Recruiter	18,125.00
Bill	01/31/2025	1329	Law Offices of Patri...	GCUWCD Rule Amendment & Permitting Matters	3,871.50
Bill	01/31/2025	4005	Attorney R. L. Wilson	General Matters (12/01/2024 - 01/31/2025)	12,270.00
Bill	01/31/2025	584613	Langley & Banack	Legal Fees (1/2/2025 - 1/31/2025)	8,159.31
Bill	01/31/2025	584613	Langley & Banack	Legal Fees (1/2/2025 - 1/31/2025)	14,787.50
Bill	02/28/2025	1365	Law Offices of Patri...	GCUWCD Rule Amendment	330.00
<b>Total General</b>					<b>110,633.71</b>
<b>Legislation</b>					
Check	11/01/2024	38700	Charles C. Bailey	Monthly Governmental Consulting Services	2,000.00
Check	11/22/2024	38814	Charles C. Bailey	Monthly Governmental Consulting Services	2,000.00
Check	01/23/2025	39074	Charles C. Bailey	Monthly Governmental Consulting Services	4,000.00
<b>Total Legislation</b>					<b>8,000.00</b>
<b>Total Legal &amp; professional fees</b>					<b>159,086.21</b>
<b>Total Other Charges</b>					<b>159,086.21</b>
<b>TOTAL</b>					<b>159,086.21</b>

**CANYON REGIONAL WATER AUTHORITY**  
**A/R Aging Summary**  
**As of February 27, 2025**

	<b>Current</b>	<b>1 - 30</b>	<b>31 - 60</b>	<b>61 - 90</b>	<b>&gt; 90</b>	<b>TOTAL</b>
City of Cibolo	352,954.39	0.00	0.00	0.00	0.00	352,954.39
City of Converse	64,071.87	0.00	0.00	0.00	0.00	64,071.87
City of La Vernia	1,925.02	0.00	0.00	0.00	0.00	1,925.02
City of Marion	36,976.31	0.00	0.00	0.00	0.00	36,976.31
City of San Marcos	66,305.62	66,305.62	66,305.62	66,305.62	66,305.62	331,528.10
County Line SUD	280,159.57	30,558.80	30,558.80	30,558.80	30,558.80	402,394.77
Crystal Clear SUD	491,008.77	0.00	0.00	0.00	1,821,238.07	2,312,246.84
East Central SUD.	358,628.30	0.00	0.00	0.00	0.00	358,628.30
Green Valley SUD	840,623.25	0.00	0.00	0.00	1,134,207.53	1,974,830.78
Martindale Water Supply Corp.	52,158.30	0.00	0.00	0.00	16,588.05	68,746.35
Maxwell SUD	200,291.17	0.00	0.00	0.00	0.00	200,291.17
San Antonio Water System	841,865.27	0.00	0.00	0.00	0.00	841,865.27
Springs Hill Special Utility District.	253,729.84	0.00	0.00	0.00	0.00	253,729.84
<b>TOTAL</b>	<b>3,840,697.68</b>	<b>96,864.42</b>	<b>96,864.42</b>	<b>96,864.42</b>	<b>3,068,898.07</b>	<b>7,200,189.01</b>

**Wells Ranch Project - Phase II**  
**Bond Series 2015**  
**Budget vs. Actual**  
**February 28, 2025**

	TOTAL	TOTAL	%
	BUDGET	DISBURSEMENTS	Complete
Wells Ranch Series 2015 Bond Proceeds	42,000,000.00	42,000,000.00	100.00%
Bond Issue Costs	420,840.00	420,840.00	100.00%
Capitalized Interest	1,664,000.00	1,664,000.00	100.00%
Beginning Cash Available for Project	39,915,160.00	39,915,160.00	100.00%
Preliminary Engineering Report	25,000.00	25,000.00	100.00%
Environmental Services	54,080.82	54,080.82	100.00%
Engineering Add'l Services (RCE Inspections)	317,067.50	317,067.50	100.00%
Inspection Services (HOT)	37,510.00	37,510.00	100.00%
SCADA Engineering Services	50,000.00	50,000.00	100.00%
Legal Notices	22,940.45	22,940.45	100.00%
Prof Services-TWDB Assistance	15,887.86	15,887.86	100.00%
Santa Clara Road TM	4,545,112.65	4,545,112.65	100.00%
Crystal Clear TM	3,102,090.36	3,102,090.36	100.00%
Wagner Booster Station Expansion	4,472,598.27	4,472,598.25	100.00%
Wells Ranch Plant Improvements	7,678,408.73	7,678,407.73	100.00%
Leissner Booster Station Imp.			
Legal Fees	110,925.31	110,925.31	100.00%
Basic Engineering Services	227,160.00	227,160.00	100.00%
Engineering Add'l Services	50,078.25	48,272.75	96.39%
Construction Costs - 2 MG Tank (Preload)	1,533,365.90	1,533,365.90	100.00%
Construction Costs - Facility (Payton)	1,185,478.00	1,185,478.00	100.00%
SCADA	16,000.00	16,000.00	100.00%
Total Leissner Booster Stn Expansion	3,123,007.46	3,121,201.96	99.94%
Oak Tree Elevated Storage Tank	2,778,256.00	2,778,256.02	100.00%
Well Field (7 wells)	10,812,545.17	10,812,544.67	100.00%
Generator Installation Project			
Legal, Consultant Fees	96,112.60	96,112.60	100.00%
Legal Notices	5,864.16	5,864.16	100.00%
Basic Engineering Services	203,320.00	172,822.00	85.00%
Engineering Add'l Services	9,000.00	9,000.00	100.00%
Generator Project Rework	253,663.15	253,663.15	100.00%
Deadman Well Site			
Generator Cost	71,265.00	71,265.00	100.00%
Generator Installation	202,500.00	202,500.00	100.00%
Total Deadman Well Site	273,765.00	273,765.00	100.00%
Deer Stand Well Site			
Generator Cost	71,265.00	71,265.00	100.00%
Generator Installation	202,500.00	202,500.00	100.00%
Total Deer Stand Well Site	273,765.00	273,765.00	100.00%
Wells Ranch WTP Site			
Generator Cost-WTP	317,295.00	317,295.00	100.00%
Generator Cost-MCC-2	279,140.00	279,140.00	100.00%
Generator Installation-WTP	412,350.00	412,350.00	100.00%
Generator Installation-MCC-2	376,140.00	376,140.00	100.00%
Total Wells Ranch WTP Site	1,384,925.00	1,384,925.00	100.00%
Leissner BPS Site			
Generator Cost	212,200.00	212,200.00	100.00%
Generator Installation	337,000.00	337,000.00	100.00%
Total Leissner BPS Site	549,200.00	549,200.00	100.00%
Wagner Booster Station			
Generator Cost	212,200.00	212,200.00	100.00%
Generator Installation	259,000.00	259,000.00	100.00%
Total Wagner Booster Station	471,200.00	471,200.00	100.00%
Well #5 & Well #13 Generator Cost	71,710.00	71,710.00	100.00%
Mobilization, Bonds & Insurance	119,000.00	119,000.00	100.00%
Total Generator Installation Project	3,711,524.91	3,681,026.91	99.18%
Total Phase II - 2015	40,746,030.18	40,713,725.18	99.92%
Unallocated Contingency	-830,870.18		
Total Expenditures		40,713,725.18	
Interest Income		449,866.20	
Cash from General Funds		246,698.03	
Cash from Repair & Replacement Funds		236,504.48	
Ending Cash		134,503.53	

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03/31/25

Accrual Basis

**Wells Ranch Phase II - 2015**  
**Account QuickReport**  
**As of February 28, 2025**

Type	Date	Num	Name	Memo	Amount	Balance
<b>BOKF, NA, Austin - Escrow</b>						133,229.05
Deposit	02/03/2025			Interest	438.15	133,667.20
Total BOKF, NA, Austin - Escrow					438.15	133,667.20
<b>Logic-Construction Acct</b>						833.49
Deposit	02/28/2025			Interest	2.84	836.33
Total Logic-Construction Acct					2.84	836.33
<b>TOTAL</b>					<b>440.99</b>	<b>134,503.53</b>

# Hays Caldwell WTP Improvements

## Budget vs. Actual

### February 28, 2025

	TOTAL	TOTAL	
	BUDGET	DISBURSEMENTS	%
Hays Caldwell Series 2017 Bond Net Proceeds	4,801,596.00	4,801,596.00	100.00%
Hays Caldwell Series 2021 Bond Net Proceeds	12,355,000.00	12,355,000.00	100.00%
City of San Marcos Cash Contribution	511,593.00	511,593.00	100.00%
City of San Marcos Cash Contribution	4,634,982.00	4,634,982.00	100.00%
Beginning Cash Available for Project	22,303,171.00	22,303,171.00	100.00%
Land Purchase - 2.009 Acres	555,628.44	555,628.44	100.00%
Advertisement for Bids	4,908.38	4,908.38	100.00%
TWDB D-Fund Application Services	35,700.00	35,700.00	100.00%
HMGP Application	12,000.00	12,000.00	100.00%
Basic Engineering Services:			
Preliminary Phase	403,700.00	403,700.00	100.00%
Design Phase	728,400.00	728,400.00	100.00%
Bid Phase	73,900.00	64,293.00	87.00%
Construction Phase	458,800.00	38,998.00	8.50%
Total Basic Engineering Services	1,664,800.00	1,235,391.00	74.21%
Additional Engineering Services:			
Grant Application Services	6,927.90	6,927.90	100.00%
Environmental Review & Permitting	121,200.00	113,226.30	93.42%
Topographic Survey	36,900.00	32,950.00	89.30%
Warranty Phase	30,900.00		0.00%
Start-Up Services	59,000.00		0.00%
O&M Manual Update	16,900.00		0.00%
Water Treatment Plant Audit	0.00		0.00%
Flood Protection	0.00		0.00%
CT Study & TCEQ Update	17,000.00	16,954.00	99.73%
Constr Observation & Resident	174,000.00		0.00%
Geotechnical Investigation	76,200.00	76,186.25	99.98%
TWDB & TCEQ Coordination	102,500.00	102,912.29	100.40%
Power System Study	55,000.00	55,000.00	100.00%
City of San Marcos Permitting	104,200.00	104,270.89	100.07%
City of San Marcos Platting	28,900.00	28,898.00	99.99%
Ozone Bldg Upgrade to CMU	49,800.00	46,813.60	94.00%
TCEQ Pilot Study	4,000.00		0.00%
Preconstruction T&E Surveys-Terrestrial	2,600.00		0.00%
Preconstruction T&E Surveys-Mussels	8,500.00		0.00%
Dewatering Aquatic Resources	27,600.00	27,595.50	99.98%
Geotechnical Baseline for River Intake	4,800.00	4,782.50	99.64%
Cultural Resources Constr Monitoring	42,500.00		0.00%
OSSF Irrigation Reconfig & Permitting	9,000.00		0.00%
HCWTP Ozone Deman & Decay Testing	9,992.00	9,992.00	100.00%
Total Additional Engineering Services	988,419.90	626,509.23	63.38%
Caldwell County Permits	51,950.00	52,071.00	100.23%
City of San Marcos-Permits	19,323.14	20,336.14	105.24%
SCADA			
Design Fees	20,000.00	3,963.75	19.82%
Construction Costs	150,000.00		0.00%
Total SCADA Costs	170,000.00	3,963.75	2.33%
Bluebonnet Electric Coop - Service Entrances & Easements	61,512.02	61,512.02	100.00%
Miscellaneous Fees	3,077.04	3,077.04	100.00%



# Hays Caldwell WTP Improvements

## Budget vs. Actual

### February 28, 2025

		TOTAL	TOTAL	
		BUDGET	DISBURSEMENTS	%
<b>Construction Costs</b>				
	New 1 MG GST (DN Tanks)	4,590,000.00	763,901.60	16.64%
	GST Construction Administration (CobbFendley)	223,443.24	66,991.90	29.98%
<b>Probable Construction Costs</b>				
	Raw Water Pump Station & Intake	3,210,643.00		0.00%
	Raw Water Electrical Building	346,491.00		0.00%
	Yard Piping	1,160,146.00		0.00%
	Clarifier Upgrades	2,656,275.00		0.00%
	Splitter Box	760,340.00		0.00%
	Chemical Feed & Storage	372,721.00		0.00%
	Ozone Improvements	4,209,987.00		0.00%
	Existing GST Rehab	311,740.00		0.00%
	HSPS Improvements	698,145.00		0.00%
	Recycle Pump Station	113,687.00		0.00%
	Decant Pump Station	179,174.00		0.00%
	Decant Ponds	611,499.00		0.00%
	Site Civil Paving, etc.	1,961,807.00		0.00%
	Electrical Improvement	4,842,702.00		0.00%
	Instrumentations & Controls	1,372,320.00		0.00%
	Subtotal	22,807,677.00	0.00	0.00%
	Additive Alternate: 200kW Generator	813,704.00		0.00%
	Additive Alternate: 350kW Generator	1,260,262.00		0.00%
	Additive Alternate: Motorized Gates	60,480.00		0.00%
	Additive Alternate: Security System Integ.	36,000.00		0.00%
	<b>Total Probable Construction Costs</b>	<b>24,978,123.00</b>	<b>0.00</b>	<b>0.00%</b>
	<b>Total Hays Caldwell WTP Improvements</b>	<b>33,358,885.16</b>	<b>3,441,990.50</b>	<b>10.32%</b>
	<b>Unallocated Contingency</b>	<b>-11,055,714.16</b>		<b>0.00%</b>
	<b>Total Expenditures</b>		<b>3,441,990.50</b>	
	<b>Interest Income</b>		<b>2,831,154.51</b>	
	<b>Paid from General Funds-Electrical Easement</b>		<b>1,000.00</b>	
	<b>Ending Cash</b>		<b>21,693,335.01</b>	

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03/31/25

Accrual Basis

## Hays Caldwell WTP Improvements

## Banking Activity

As of February 28, 2025

Type	Date	Num	Name	Memo	Amount	Balance
<b>First United, Special #7162</b>						0.00
Check	02/14/2025	4939	Cobb Fendley	Services 11/01/2024-12/31/2024	-24,254.95	-24,254.95
Transfer	02/14/2025			Funds Transfer	24,254.95	0.00
Total First United, Special #7162					0.00	0.00
<b>Logic, Construction Acct</b>						17,234,197.81
Transfer	02/14/2025			Funds Transfer	-24,254.95	17,209,942.86
Deposit	02/28/2025			Interest	59,444.46	17,269,387.32
Total Logic, Construction Acct					35,189.51	17,269,387.32
<b>BOKF, NA</b>						4,409,316.70
Deposit	02/03/2025			Interest	14,630.99	4,423,947.69
Total BOKF, NA					14,630.99	4,423,947.69
<b>TOTAL</b>					<b>49,820.50</b>	<b>21,693,335.01</b>

**CANYON REGIONAL WATER AUTHORITY  
BOARD COMMUNICATION**

DATE	SUBJECT	AGENDA NUMBER
04/14/2025	CONSENT AGENDA ITEM QUARTERLY INVESTMENT REPORT	CRWA 25-04-003

<b>INITIATED BY</b>	JOAN WILKINSON
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**STAFF RECOMMENDATION**

Approve the Second Quarter FY2025 Investment Report.

**BACKGROUND INFORMATION**

The Second Quarter FY2025 Investment Report is attached.

**FINANCIAL IMPACT**

None

**MOTION**

Motion to approve the following resolution.

\_\_\_\_\_

**CANYON REGIONAL WATER AUTHORITY**

**RESOLUTION No. 25-04-003**

BE IT RESOLVED that the Second Quarter FY2025 Investment Report of Canyon Regional Water Authority is approved.

Adopted this 14<sup>th</sup> day of April 2025

Ayes \_\_\_\_ Nays \_\_\_\_ Abstained \_\_\_\_ Absent \_\_\_\_

Approved by: \_\_\_\_\_

Brandon Rohan  
Vice President

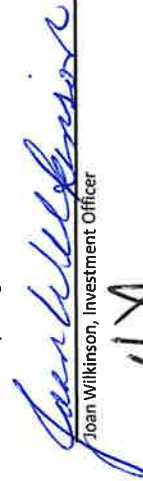
Certified and attested by: \_\_\_\_\_

Ted Gibbs  
Secretary

**Canyon Regional Water Authority**  
**Quarterly Investment Report**  
**March 31, 2025**

Portfolio as of December 31, 2024				Portfolio as of March 31, 2025			
	Beginning Book Value	\$46,470,946.39	Ending Book Value	Ending Market Value	\$48,728,893.90	\$48,728,893.90	

The above reporting is submitted in accordance with the Public Funds Investment Act and the Authority's Investment Policy.

  
Joan Wilkinson, Investment Officer

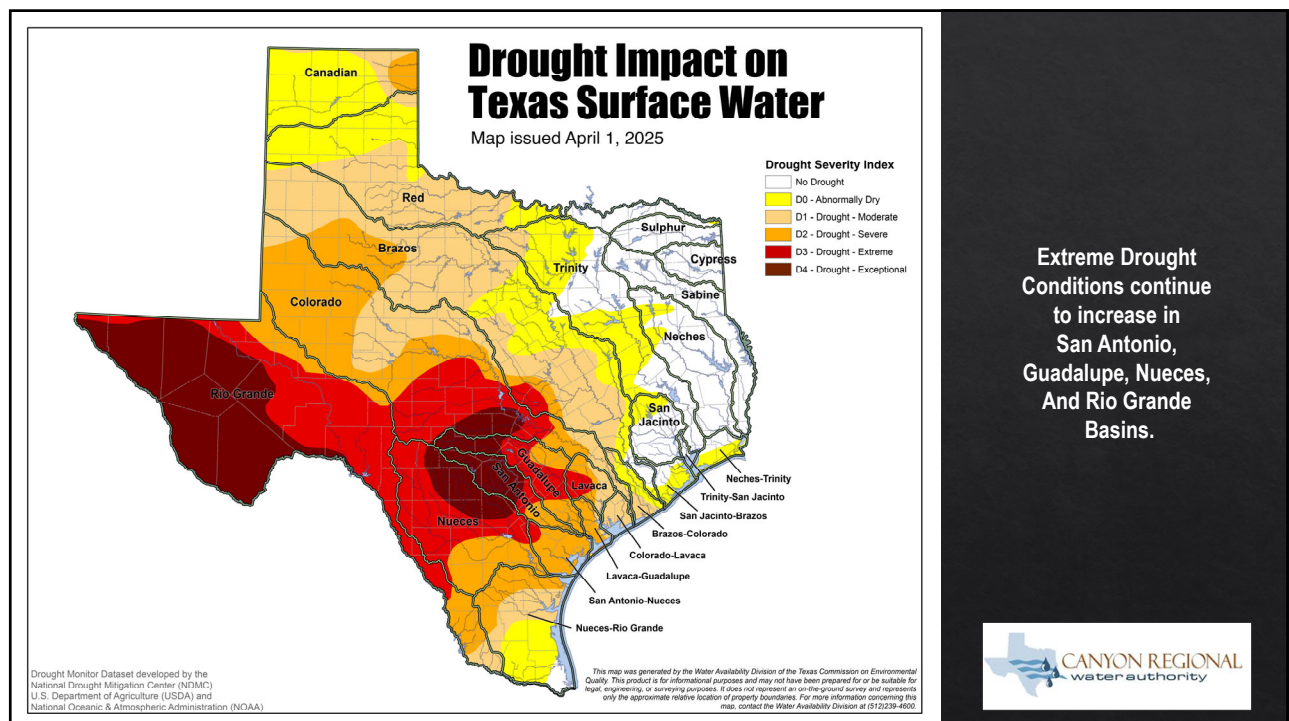
  
Kerry Avelar, Investment Officer

CRWA  
Board of Trustees  
Drought Report

April 14, 2025

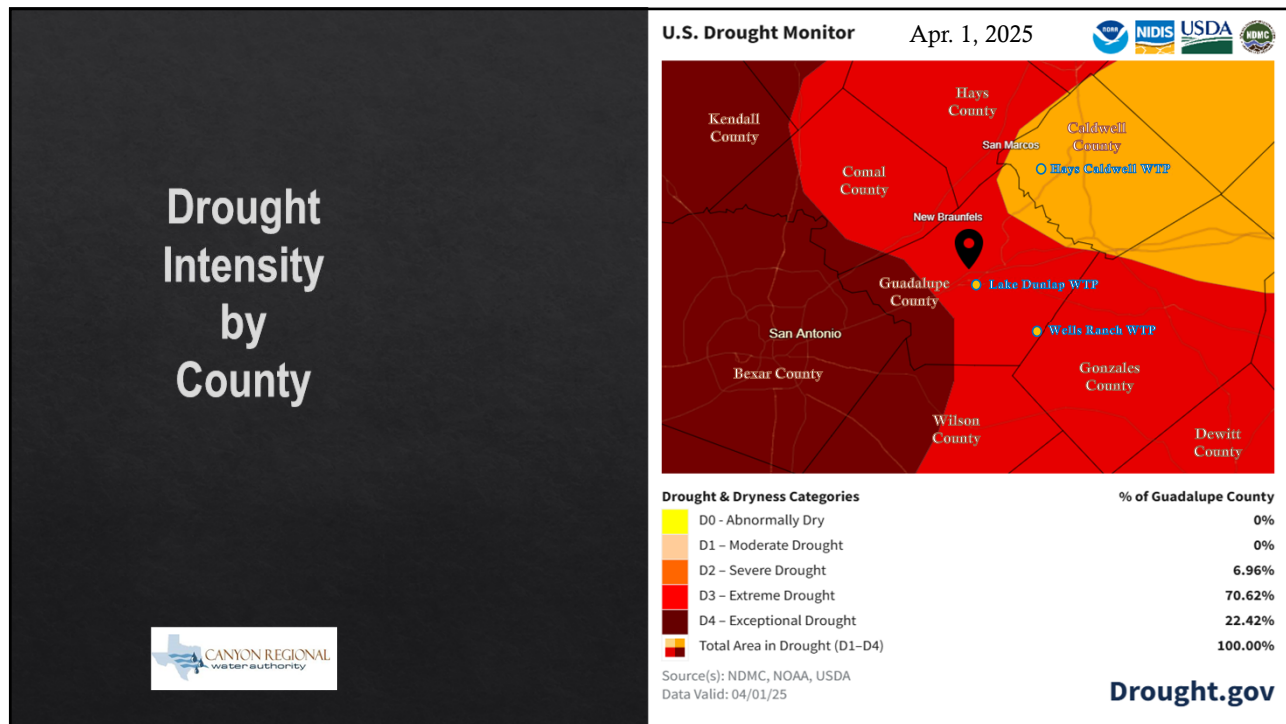


1

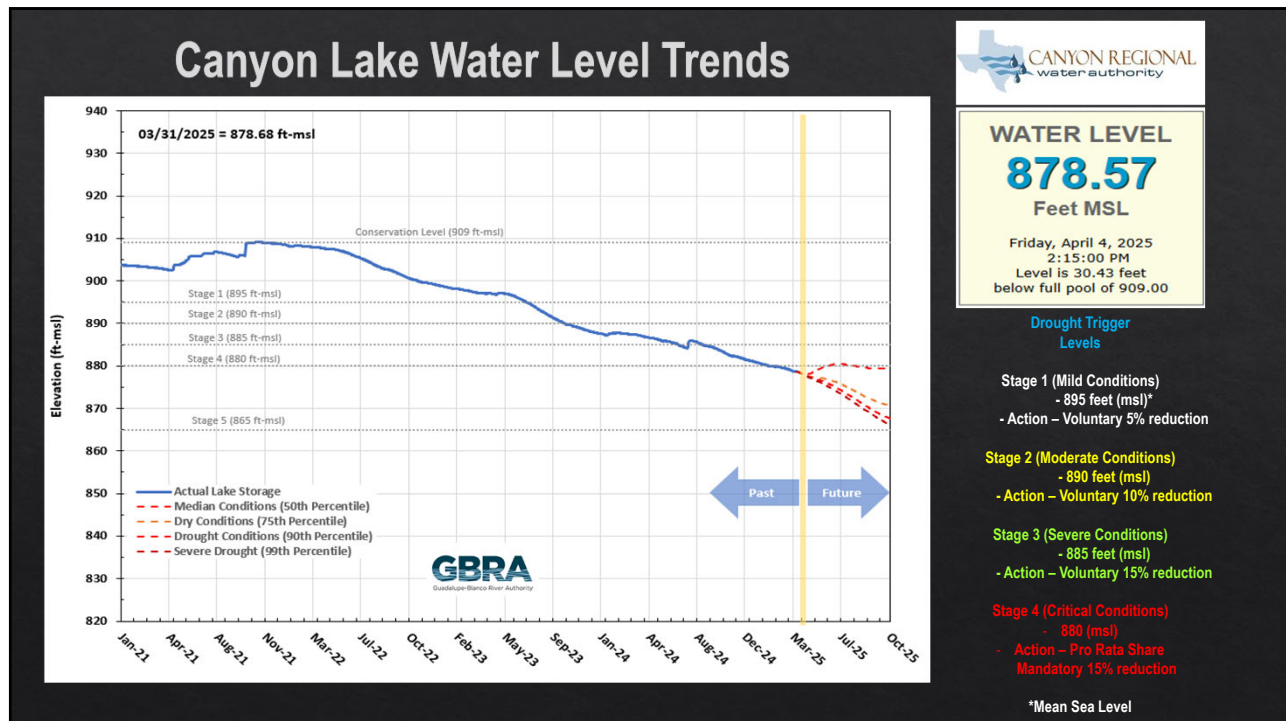


2



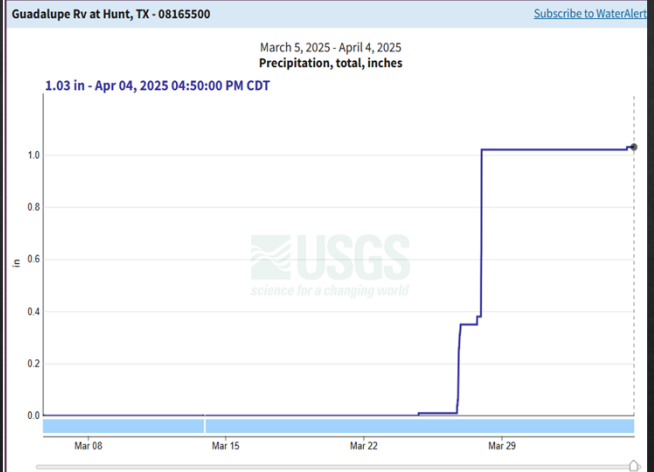
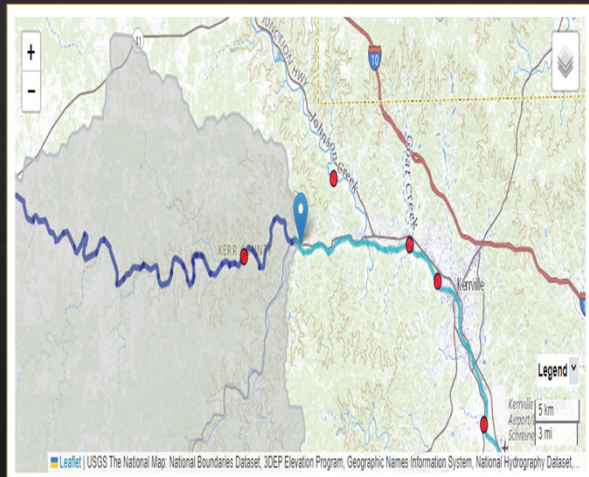


3



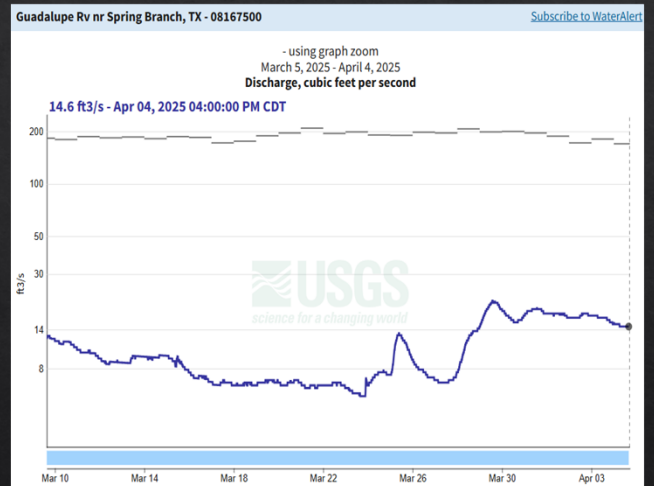
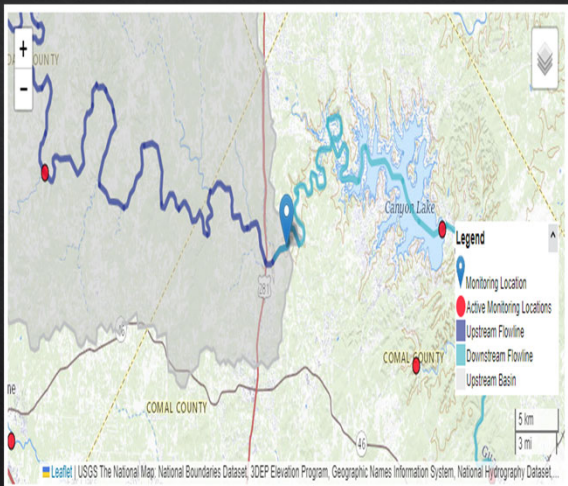
4

## Precipitation above Canyon Lake – Kerr County



5

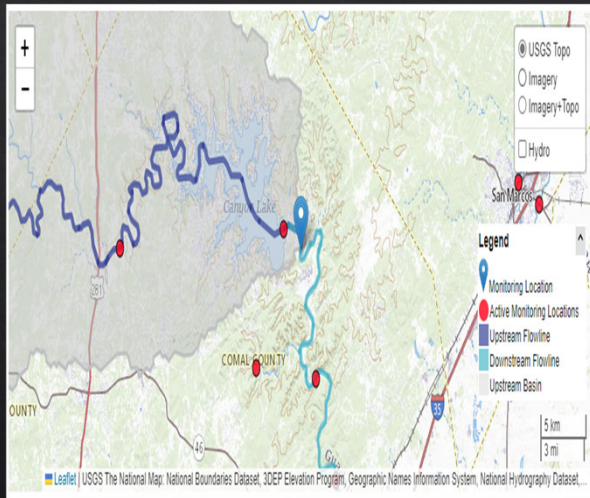
## Canyon Lake In-Flow (ft<sup>3</sup>/s)



6



## Precipitation below Canyon Lake

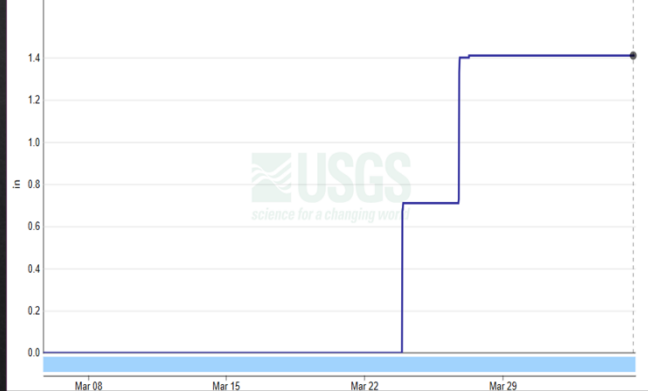


Canyon Lk nr New Braunfels, TX - 08167700

[Subscribe to WaterAlert](#)

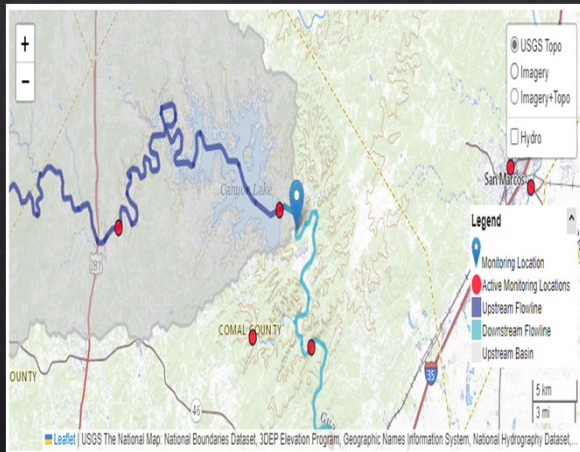
March 5, 2025 - April 4, 2025  
Precipitation, total, inches

1.41 in - Apr 04, 2025 02:30:00 PM CDT



7

## Canyon Lake Out-Flow (ft<sup>3</sup>/s)

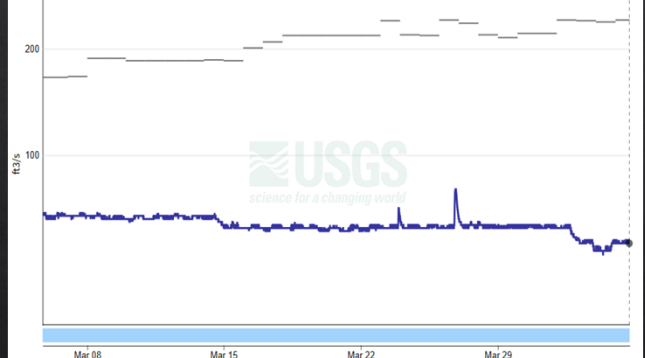


Guadalupe Rv at Sattler, TX - 08167800

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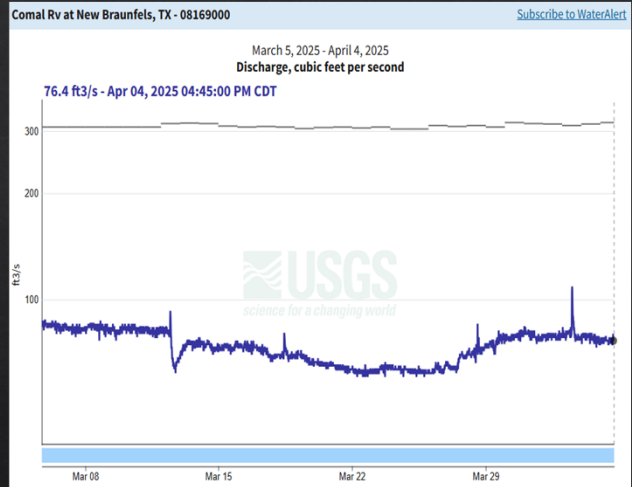
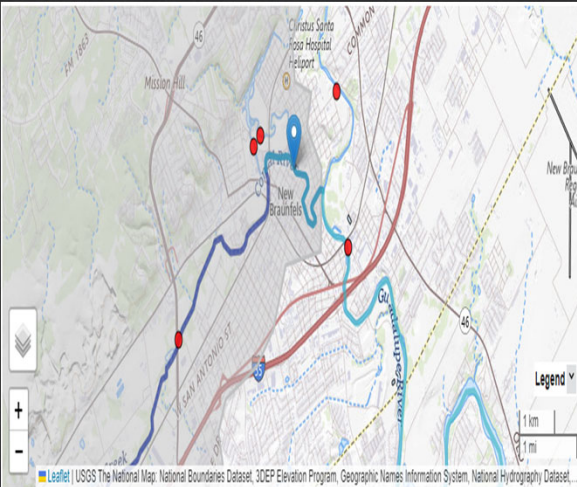
March 5, 2025 - April 4, 2025  
Discharge, cubic feet per second

56.1 ft<sup>3</sup>/s - Apr 04, 2025 04:50:00 PM CDT



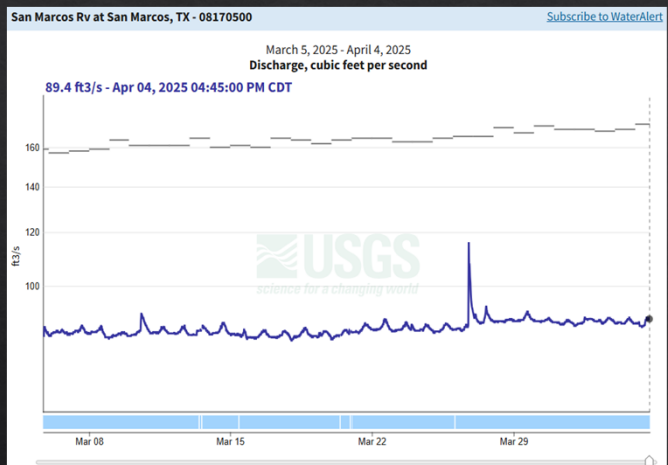
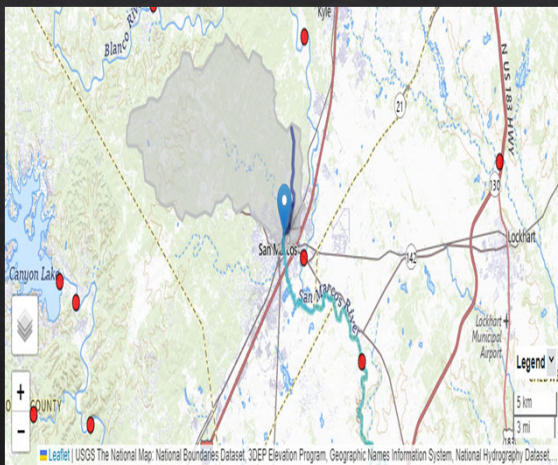
8

## Comal Spring Flow (ft<sup>3</sup>/s)



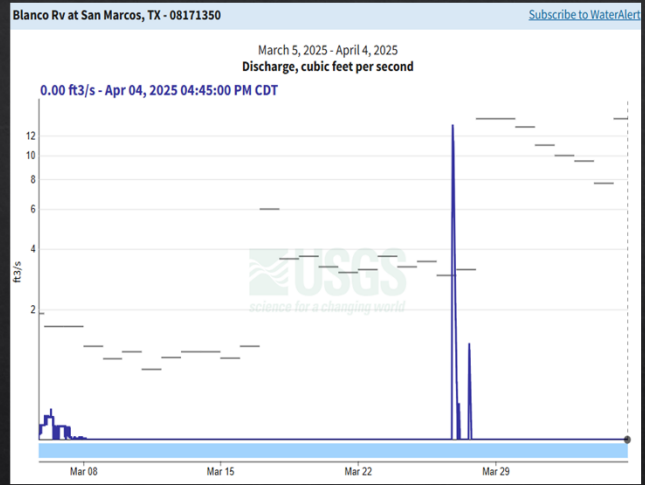
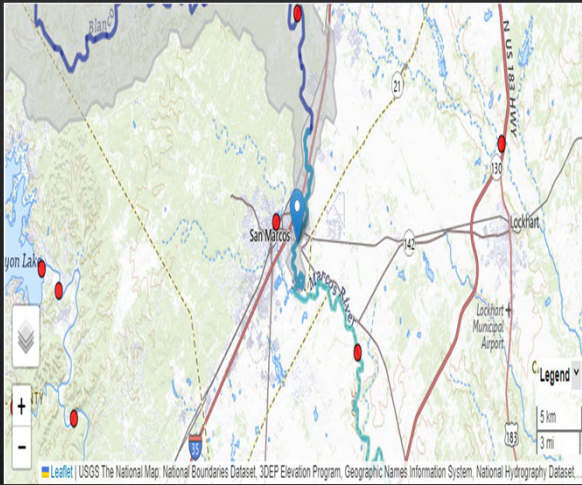
9

## San Marcos Spring Flow (ft<sup>3</sup>/s)



10

# Blanco River Flow at San Marcos (ft<sup>3</sup>/s)



11



12

# Lake Dunlap WTP / Wells Ranch WTP / Hays Caldwell WTP Usage Report

CRWA Monthly Production, Daily Average and Peak Day									
2025	Lake Dunlap WTP			Wells Ranch WTP			Hays Caldwell WTP		
Date	Total Monthly Production MG	Production Daily Average MG	Production Peak Day MG	Total Monthly Production MG	Production Daily Average MG	Production Peak Day MG	Total Monthly Production MG	Production Daily Average MG	Production Peak Day MG
Jan-25	205.46	6.63	8.94	272.12	8.78	11.10	57.70	1.86	2.16
Feb-25	204.31	7.30	10.32	235.28	8.40	10.04	46.15	1.65	2.07
Mar-25	222.37	7.17	9.14	302.82	9.77	10.92	52.81	1.70	2.11
Apr-25									
May-25									
Jun-25									
Jul-25									
Aug-25									
Sep-25									
Oct-25									
Nov-25									
Dec-25									
YTD	632.14	7.03	10.32	810.23	8.98	11.10	156.66	1.74	2.16

## Comments:

### Acronyms:

WTP = Water Treatment Plant

MG = Million Gallons



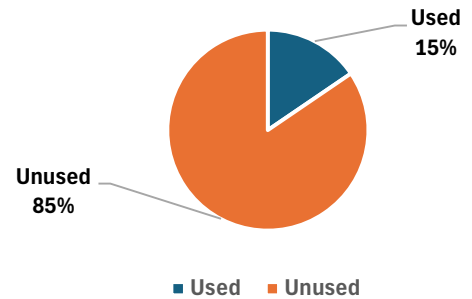
# Lake Dunlap WTP / Wells Ranch WTP / Hays Caldwell WTP Usage Report

**YEAR 2025 (January thru March)**

## Lake Dunlap WTP Raw Water Use

	Annual Allocation Acre-feet	YTD Use Acre-feet	Available Acre-feet
GBRA Leased Water	10,575.00	1,618.76	8,956.24
Lake Dunlap Water Rights			
#18-3829	400.00	26.00	374.00
#18-3832-A	44.00	7.52	36.48
#18-3833-B	30.50	30.50	0.00
#18-3834	71.48	15.00	56.48
#18-3834-A	18.52	0.00	18.52
Crystal Clear SUD GBRA Lease	500.00	105.42	394.58
<b>Totals</b>	<b>11,639.50</b>	<b>1,803.20</b>	<b>9,836.30</b>

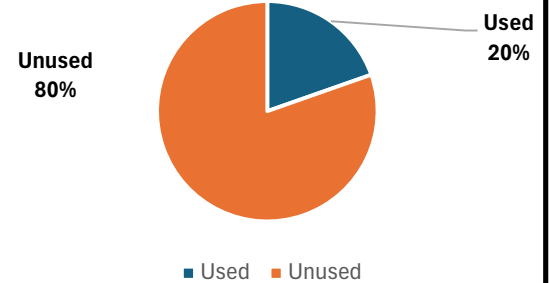
### Lake Dunlap Raw Water Use



## Wells Ranch WTP Raw Water Use

	Annual Allocation Acre-feet	YTD Use Acre-feet	Available Acre-feet
Guadalupe County			
Carrizo Permit	3,174.68	444.61	2,730.07
Wilcox Permit	3,026.00	711.31	2,314.69
Gonzales County			
Carrizo Permit	8,320.05	1,692.38	6,627.67
<b>Totals</b>	<b>14,520.73</b>	<b>2,848.30</b>	<b>11,672.43</b>

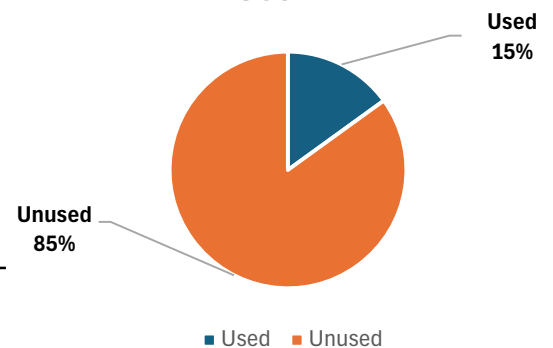
### Wells Ranch Raw Water Use



## Hays Caldwell WTP Raw Water Use

	Annual Allocation Acre-feet	YTD Use Acre-feet	Available Acre-feet
GBRA Leased Water	2,038.00	437.18	1,600.82
Hays Caldwell Water Rights			
#18-3887	516.16	0.06	516.10
#18-3889-A	24.00	0.00	24.00
#18-3888-A	320.00	49.85	270.15
Martindale			
#18-3887-D	12.00	3.00	9.00
<b>Totals</b>	<b>2,910.16</b>	<b>490.09</b>	<b>2,420.07</b>

### Hays Caldwell Raw Water Use

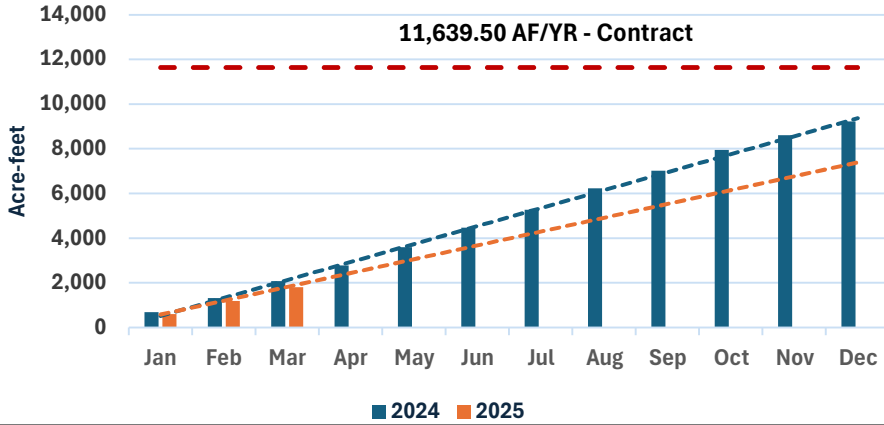


# Lake Dunlap WTP / Wells Ranch WTP / Hays Caldwell WTP

## Usage Report

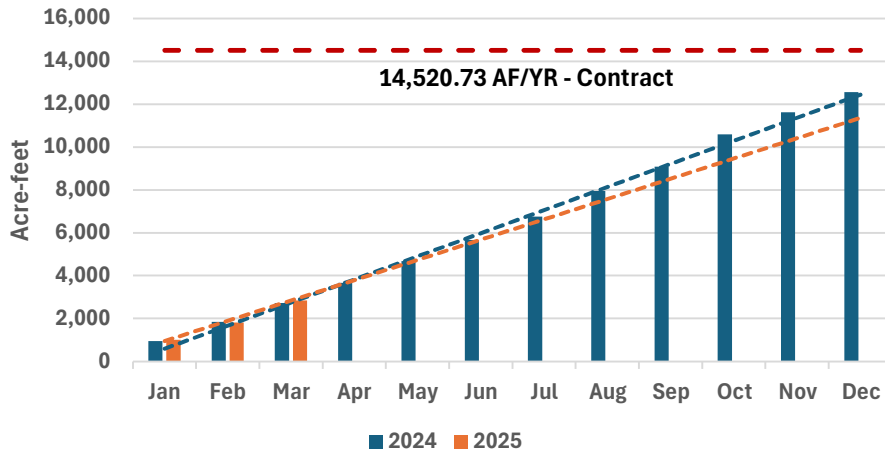
### YEAR 2025 (January thru March)

#### Lake Dunlap - Raw Water Trend



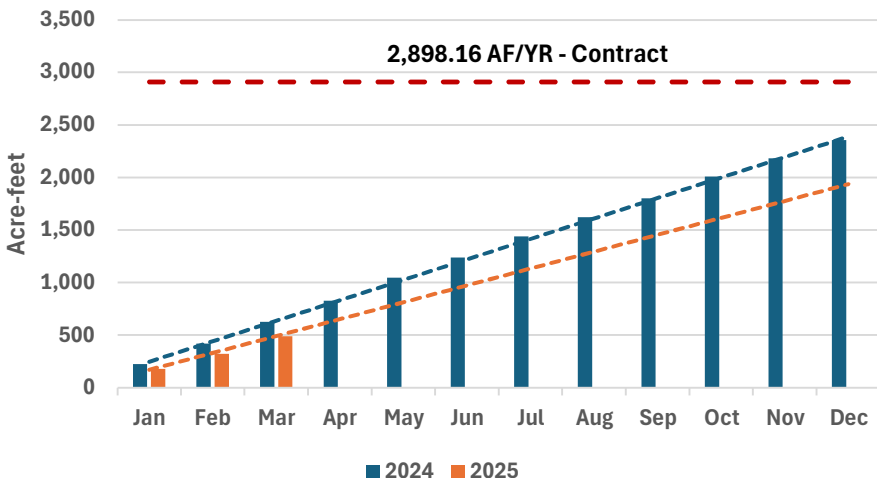
	2024 AF	2025 AF
Jan	681.87	598.97
Feb	638.35	584.44
Mar	748.85	619.79
Apr	702.67	0.00
May	825.62	0.00
Jun	871.83	0.00
Jul	794.57	0.00
Aug	959.87	0.00
Sep	794.76	0.00
Oct	926.11	0.00
Nov	663.00	0.00
Dec	609.59	0.00
<b>Total</b>	<b>9,217.10</b>	<b>1,803.20</b>

#### Wells Ranch - Raw Water Trend



	2024 AF	2025 AF
Jan	951.91	1,003.17
Feb	894.02	811.60
Mar	876.95	1,033.54
Apr	943.49	0.00
May	1,006.70	0.00
Jun	994.22	0.00
Jul	1,083.23	0.00
Aug	1,192.33	0.00
Sep	1,145.63	0.00
Oct	1,502.44	0.00
Nov	1,038.26	0.00
Dec	933.69	0.00
<b>Total</b>	<b>12,562.89</b>	<b>2,848.30</b>

#### Hays Caldwell - Raw Water Trend



	2024 AF	2025 AF
Jan	224.91	177.43
Feb	195.07	145.50
Mar	206.16	167.16
Apr	199.93	0.00
May	219.04	0.00
Jun	193.57	0.00
Jul	199.67	0.00
Aug	184.37	0.00
Sep	179.17	0.00
Oct	206.63	0.00
Nov	172.27	0.00
Dec	176.26	0.00
<b>Total</b>	<b>2,357.05</b>	<b>490.09</b>

# Lake Dunlap WTP / Wells Ranch WTP / Hays Caldwell WTP Usage Report

YEAR 2025 (January thru March)							
Hays Caldwell Treated Water Monthly Use by Entity							
Treated (Delivered) Water	Month	County Line Acre-feet	Crystal Clear Acre-feet	Martindale Acre-feet	Maxwell Acre-feet	City of San Marcos Acre-feet	Hays Caldwell Total Treated (Delivered) Acre-feet
	Jan-25	40.81	39.78	8.08	89.99	0.00	178.66
	Feb-25	34.55	22.43	8.84	77.24	0.00	143.06
	Mar-25	45.25	20.01	7.25	91.30	0.00	163.81
	Apr-25	0.00	0.00	0.00	0.00	0.00	0.00
	May-25	0.00	0.00	0.00	0.00	0.00	0.00
	Jun-25	0.00	0.00	0.00	0.00	0.00	0.00
	Jul-25	0.00	0.00	0.00	0.00	0.00	0.00
	Aug-25	0.00	0.00	0.00	0.00	0.00	0.00
	Sep-25	0.00	0.00	0.00	0.00	0.00	0.00
	Oct-25	0.00	0.00	0.00	0.00	0.00	0.00
	Nov-25	0.00	0.00	0.00	0.00	0.00	0.00
	Dec-25	0.00	0.00	0.00	0.00	0.00	0.00
	Total Use	120.62	82.22	24.17	258.53	0.00	485.54

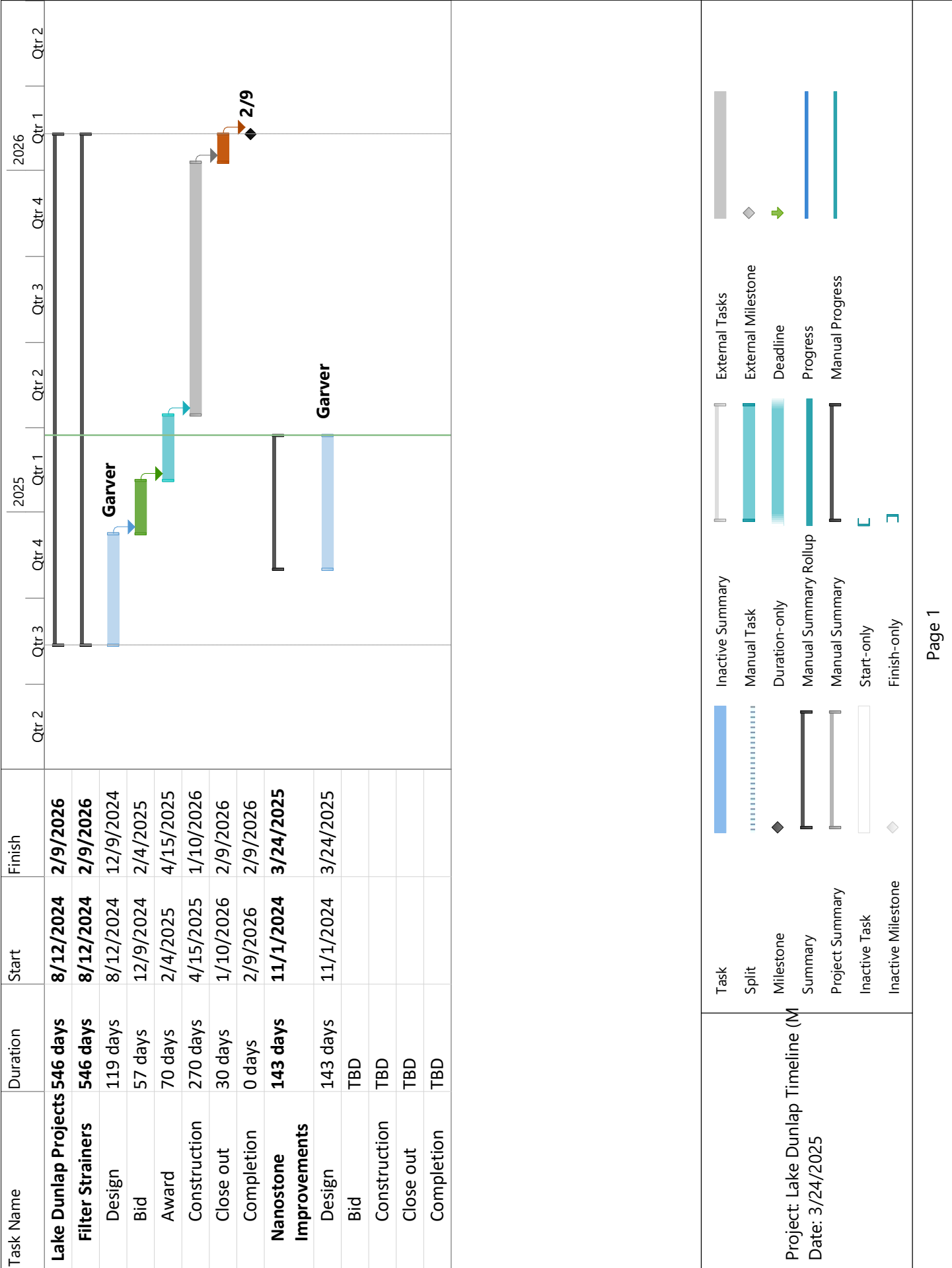
Lake Dunlap / Wells Ranch Treated Water Use by Entity							
Treated (Delivered) Water	Month	East Central Acre-feet	Green Valley Acre-feet	Cibolo Acre-feet	Springs Hill Acre-feet	Crystal Clear Acre-feet	*Lake Dunlap / Wells Ranch Sub-Total (1) Acre-feet
	Jan-25	217.72	339.85	144.91	120.61	85.73	908.82
	Feb-25	215.02	324.00	142.65	92.27	56.34	830.27
	Mar-25	250.87	388.51	187.93	145.90	79.41	1,052.62
	Apr-25	0.00	0.00	0.00	0.00	0.00	0.00
	May-25	0.00	0.00	0.00	0.00	0.00	0.00
	Jun-25	0.00	0.00	0.00	0.00	0.00	0.00
	Jul-25	0.00	0.00	0.00	0.00	0.00	0.00
	Aug-25	0.00	0.00	0.00	0.00	0.00	0.00
	Sep-25	0.00	0.00	0.00	0.00	0.00	0.00
	Oct-25	0.00	0.00	0.00	0.00	0.00	0.00
	Nov-25	0.00	0.00	0.00	0.00	0.00	0.00
	Dec-25	0.00	0.00	0.00	0.00	0.00	0.00
	Total Use	683.60	1,052.36	475.49	358.78	221.48	2,791.71

\*See next page for Lake Dunlap Wells Ranch Treated Water Use by Entity Total.

# Lake Dunlap WTP / Wells Ranch WTP / Hays Caldwell WTP Usage Report

YEAR 2025 (January thru March)							
Lake Dunlap / Wells Ranch Treated Water Monthly Use by Entity							
Treated (Delivered) Water	Month	SAWS Acre-feet	Marion Acre-feet	Converse Acre-feet	**Lake Dunlap / Wells Ranch Sub-Total (2) Acre-feet	*Lake Dunlap / Wells Ranch Sub-Total (1) Acre-feet	Lake Dunlap / Wells Ranch Total Acre-feet
	Jan-25	512.48	12.43	36.41	561.32	908.82	1,470.14
	Feb-25	495.51	9.75	32.15	537.41	830.27	1,367.68
	Mar-25	519.59	11.36	32.74	563.70	1,052.62	1,616.32
	Apr-25	0.00	0.00	0.00	0.00	0.00	0.00
	May-25	0.00	0.00	0.00	0.00	0.00	0.00
	Jun-25	0.00	0.00	0.00	0.00	0.00	0.00
	Jul-25	0.00	0.00	0.00	0.00	0.00	0.00
	Aug-25	0.00	0.00	0.00	0.00	0.00	0.00
	Sep-25	0.00	0.00	0.00	0.00	0.00	0.00
	Oct-25	0.00	0.00	0.00	0.00	0.00	0.00
	Nov-25	0.00	0.00	0.00	0.00	0.00	0.00
	Dec-25	0.00	0.00	0.00	0.00	0.00	0.00
	Total Use	1,527.58	33.55	101.30	1,662.43	2,791.71	4,454.14
*Sub-Total (1) from previous page - East Central, Green Valley, Cibolo, Springs Hill, and Crystal Clear **Sub-Total (2) from current page - SAWS, Marion, and Converse.							
Entity Percentage Use Treated Water							
	Entity	LD/WR/HC Contract Acre-feet	YTD Use Acre-feet	% Used			
	Cibolo	3,210.93	475.49	14.8%			
	Converse	500.00	101.30	20.3%			
	County Line	1,058.00	120.62	11.4%			
	Crystal Clear - LD	1,292.39	221.48	17.1%			
	Crystal Clear - HC	500.00	82.22	16.4%			
	East Central	2,400.00	683.60	28.5%			
	Green Valley	7,455.68	1,052.36	14.1%			
	Marion	300.00	33.55	11.2%			
	Martindale	120.00	24.17	20.1%			
	Maxwell	1,230.00	258.53	21.0%			
	Spring Hill	2,550.00	358.78	14.1%			
	SAWS	6,300.00	1,527.58	24.2%			





Task Name	Duration	Start	Finish	Timeline															
Hays Caldwell Projects	1462 days	7/18/23	7/19/27																
Improvements Phase I	730 days	7/18/23	7/17/25																
Repackage	126 days	7/18/23	11/21/23																
Bid	41 days	11/21/23	1/1/24																
Construction	335 days	7/17/24	6/17/25																
Close out	29 days	6/18/25	7/17/25																
Completion	0 days	7/17/25	7/17/25																
Improvements Phase II	690 days	10/2/24	8/23/26																
Repackage	65 days	10/2/24	12/6/24																
Bid	56 days	12/6/24	1/31/25																
Construction	465 days	4/14/25	7/23/26																
Close out	30 days	7/24/26	8/23/26																
Completion	0 days	8/23/26	8/23/26																
Membrane Replacement	1057 days	8/26/24	7/19/27																
Pilot solicitation	60 days	8/26/24	10/25/24																
Board approval	103 days	10/29/24	2/9/25																
Delivery and set up	151 days	2/9/25	7/10/25																
Bid	32 days	10/15/25	11/16/25																
Construction	609 days	11/17/25	7/19/27																
Project: Hays Caldwell Timeline Date: 3/20/25				Task	Inactive Summary				External Tasks										
				Split	Manual Task				External Milestone										
				Milestone	Duration-only				Deadline										
				Summary	Manual Summary Rollup				Progress										
				Project Summary	Manual Summary				Manual Progress										
				Inactive Task	Start-only														
				Inactive Milestone	Finish-only														
				Page 1															

ID	Task Name	Duration	Start	Finish	<div><div></div><div></div></div> <div><div>Qtr 2</div><div>Qtr 3</div><div>Qtr 4</div><div>Qtr 1</div><div>Qtr 2</div><div>Qtr 3</div><div>Qtr 4</div><div>Qtr 1</div><div>Qtr 2</div><div>Qtr 3</div><div>Qtr 4</div><div>Qtr 1</div><div>Qtr 2</div><div>Qtr 3</div></div>											
1	Wells Ranch Projects	696 days	8/1/2024	6/28/2026	<div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div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Project: Wells Ranch Timeline (F

Date: 3/24/2025

Task

Split

Milestone

Summary

Project Summary

Inactive Task

Inactive Milestone

Inactive Summary

Manual Task

Duration-only

Manual Summary Rollup

Manual Summary

Start-only

Finish-only

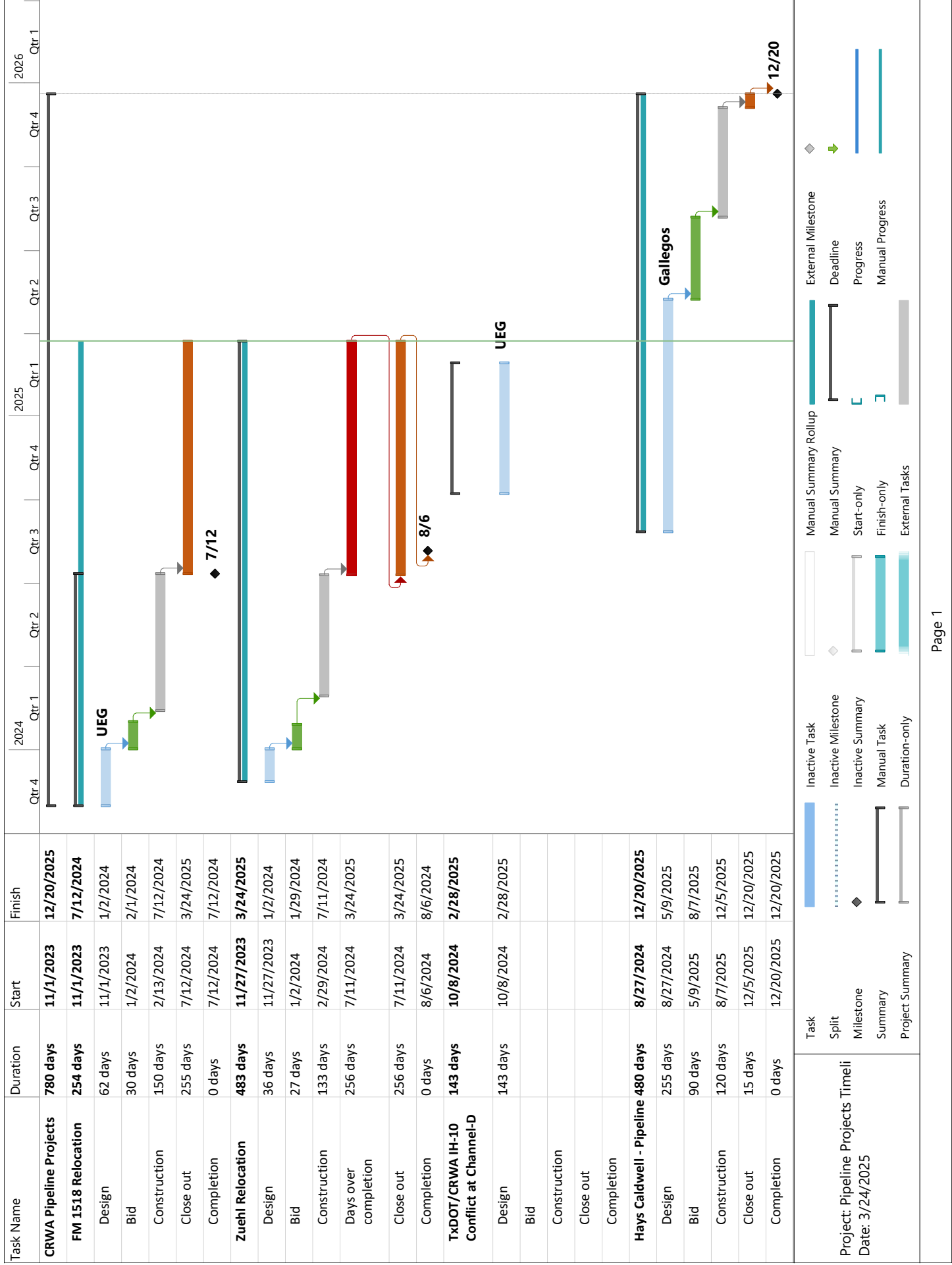
External Tasks

External Milestone

Deadline

Progress

Manual Progress





## PROJECT STATUS REPORTS

### PROJECT STATUS REPORT SUMMARY

#### REPORT DATE

March 19, 2025

#### PREPARED BY

David Kneuper, P.E. – Utility Engineering Group

### TXDOT/CRWA IH-10 (SANTA CLARA & ZUEHL) TRANSMISSION LINE ENCASEMENT STATUS SUMMARY

The project includes the addition of approximately 190 LF of steel split casing on the existing CRWA transmission main at Santa Clara Road and the relocation and encasement of approximately 200 LF of the transmission main at Zuehl Road. The project is required due to the reconstruction of the two intersections by the Texas Department of Transportation (TxDOT) with their IH-10 expansion project.

The project pre-construction meeting was held on 2/27/24. The project Notice-to-Proceed has been issued for 2/29/24, giving the Contractor 120 calendar days to reach Substantial Completion and 150 calendar days (total) to reach Final Project Completion. The Contractor mobilized to the site and started work on 4/23/24. As of 5/23/24, the Contractor has completed the split casing and pavement restoration work at the Santa Clara intersection.

The project bore and casing pipe installation was completed on 12/10/24. The Contractor is currently waiting for delivery of the HDPE pipe and fittings, as well as coordination with the tie-in sub-contractor, to complete the work at the site. UEG provided a notice to the Contractor on 7/16/24, on 8/29/24, 10/16/24, 1/5/2025, and most recently on 2/25/25, of the final completion date and outlined the requirements for delays in the Contractor's progress as provided in the contract documents. Finally, pipeline connection timing will be dependent on coordination with CRWA on timing of the tie-ins.

The contract amount is currently \$541,424.21, which includes the original bid and approved Change Order's No. 1 and No. 2, all of which are fully reimbursable. A request for reimbursement was submitted to TxDOT on 12/18/24 for a partial project payment in the amount of \$213,969.43.

### TXDOT/CRWA FM 1518 TRANSMISSION LINE RELOCATION STATUS SUMMARY

The project includes the offset and bore of a new section of 30-Inch CRWA transmission main, approximately 250 LF, across FM 1518 at the intersection with Lower Seguin Road. The project is required due to the TxDOT widening of FM 1518 and associated drainage improvements.

The project Notice-to-Proceed was issued for 2/13/24, giving the Contractor 120 calendar days to reach Substantial Completion and 150 calendar days (total) to reach Final Project Completion. UEG prepared and submitted to the Contractor a project work area notice letter for their continued use of adjacent property outside of the identified project construction limits and CRWA easement. A second project work area notice was issued on 6/28/24. UEG provided a notice to the Contractor on 7/15/24, 8/29/24, 10/17/24, 1/6/25,

and most recently on 2/25/25 of the final completion date and outlined the requirements for delays in the Contractor's progress as provided in the contract documents.

All work has been completed on the project except for the establishment of vegetation and restoration of the project site. On 2/28/2025, the Contractor provided CRWA with a letter of acceptance of the revegetation work from the northside easement property owner. A project walk through was held on 10/23/24 and the project substantial completion letter was also provided on 10/23/24.

The current construction contract amount is \$634,121.15 based on Change Order No. 1 (-106,537.24) and Change Order No. 2 (\$9,237.60). A request for reimbursement was submitted to TxDOT on 12/17/24 for a partial project payment in the amount of \$116,553.40.

#### TXDOT IH-10 CRWA CONFLICT AT CHANNEL D RELOCATION STATUS SUMMARY

The project includes the relocation design of CRWA's existing 30" water transmission main that crosses IH-10, just west of the intersection of Santa Clara Road and IH-35. The existing 30" transmission main was originally constructed with CRWA's IH-10 Bore Crossing Project in 2014. The relocation will include approximately 500 linear feet of 30" transmission main, associated casing pipe, and connections to the existing CRWA 24" concrete pressure pipe (C303) along IH-10 as well as the existing 30" ductile iron main running perpendicular to the highway. This proposed relocation is required due to a conflict with TxDOT's proposed Channel D, along the east bound frontage road at TxDOT centerline STA 15102+70. The proposed drainage improvements are associated with TxDOT's IH-10 expansion project between the Cibolo Creek and Linne Road (TxDOT Project No. CSJ 0025-03-097).

Utility Engineering Group was authorized by CRWA on 10/8/24 to begin work on the project. UEG's survey sub-consultant provided the project existing conditions survey file to UEG on 1/2/25. UEG finalized and submitted the preliminary relocation plan set and project cost estimate to CRWA for review on 2/28/25. Once comments are received, UEG will finalize the relocation plans and TxDOT Standard Agreement - Supplemental Agreement for TxDOT review.



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## **Canyon Regional Water Authority Lake Dunlap WTP Improvements**

To: Kerry Averyt, PE  
General Manager  
Canyon Regional Water Authority

From: Greg Swoboda, PE

Date: March 20, 2025

RE: Lake Dunlap WTP Imp Project  
Project Status Report

**Below is a status update for the Lake Dunlap WTP Improvements.**

### **Strainer Improvements**

1. Garver incorporated CRWA comments into a 100% design package.
2. Contractor outreach was conducted prior to advertising the project.
3. Garver delivered the 100% design/bid documents and uploaded to CivCast on 12/9/24.
4. A non-mandatory pre-bid meeting was held on 12/17/24.
5. Five (5) general contractors attended the pre-bid meeting.
6. Garver issued Addendum No. 1 on 12/19/24.
7. Garver issued Addendum No. 2 on 1/8/25 (to change bid date).
8. Garver issued Addendum No. 3 on 1/21/25
9. Proposal opening (for Competitive Sealed Proposal) took place on 2/4/25.
10. Three (3) proposals were received.
11. Preliminary evaluation (ranking) of proposals has been conducted.
12. Provided Draft Recommendation for best value proposer.
13. Conducted discussion with CRWA and with best value proposer.
14. Upcoming Work
  - a. Negotiate satisfactory contract with proposer.
  - b. Plan for Trustees Board Award.
  - c. Plan for Project Notice to Proceed.

### **Membrane Improvements**

1. Scope of work and fee being finalized with CRWA.
2. Planned scope of work includes.
  - a. Topographic survey.
  - b. Membrane improvements evaluation for consideration for 14.4 to 16.0 mgd.
  - c. Tank rehabilitation work package.
  - d. Pre-treatment evaluation.
    - i. Clarifier and plate/tube settler evaluation.
    - ii. Ozone relocation.
    - iii. Coagulant evaluation.
    - iv. TTHM Evaluation
    - v. TCEQ BIN Classification Support
  - e. Membrane improvements design-preliminary and final.
    - i. Membrane skids.
    - ii. Membrane feed pumps.
    - iii. Membrane backwash pump and yard piping.
    - iv. Backwash plant drain system.
    - v. Electrical and I&C improvements.
    - vi. Correspondence with TCEQ.
    - vii. OPCC
  - f. Bid phase services.
  - g. Construction phase services.

Xc: David McMullen, CRWA  
Adam Telfer, CRWA  
Bobby Rodriguez, CRWA  
Buddy Boysen, Garver





## **GALLEGOS ENGINEERING, INC.**

Firm No. F-003084

P.O. BOX 690067  
SAN ANTONIO, TEXAS 78269

210-641-0812 PH

### **MARCH 2025 MONTHLY REPORT**

**DATE:** March 19, 2025

**TO:** Kerry Averyt, General Manager  
Canyon Regional Water Authority

**FROM:** Richard M. Gallegos, P.E.  
President, Gallegos Engineering, Inc.

**SUBJECT:** Hays/Caldwell Reedville 12" Pipeline, PHASE 1

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Since the last update, we have continued working on the contract specifications including the technical specifications and should have them complete by April 9, 2025. The delay has been adding the measurement and payment sections to the CRWA specifications and the possibility of an easement/alignment modification. We have added days to the award of contract/contractor to hold bids from 45 days to 90 days per CRWA direction.

Once the specifications are complete, we are ready to bid and advertise by mid-April for a May 6, 2025 bid opening at CRWA.

**At the time of this memo the overall project is currently has a December 20, 2025 completion date where originally the project was set to be complete by October 6, 2025.**



1

## Project Updates

HC WTP Facility Improvements:

- Phase 1 Construction Status
  - Received 77 submittals and 74 have been reviewed and returned.
  - Received 6 RFIs and all have been reviewed and returned.
  - Attended monthly construction meetings.
  - Reviewed and processed pay applications.



2

## Project Updates

### HC WTP Facility Improvements:

- Phase 2 Improvements Bidding Schedule
  - Received two bid proposals on Jan 31, 2025 from Keeley Construction and Keystone Construction.
  - Bid review was complete by Ardurra and Ardurra provided a bid proposal review letter on February 24, 2025, pending final decision from CRWA.



3

## Project Updates

### HC WTP Membrane Replacement Project:

- Pilot agreements have been executed with three vendors: Pall, Memcor, and H2O/Toray.
- All three have a pilot skid ready for the project.
- Coordinate with CRWA on set up (feed tanks, power, etc.)



4

## Project Updates

### Wells Ranch II Emergency Generator Improvements:

- Bid opening was on 2/28/2025.
- Received two bid proposals from Taknek and Weifield group Contracting Texas.
- Ardurra completed the review and submitted the recommendation letter to CRWA on March 7, 2025.



5

## Project Updates

### TWDB DWSRF Application:

- Project Information Form (PIF) submitted on March 1, 2024.
- Two separate PIFs, one for HC WTP Expansion (Phase 2 +Membrane), and one for Pipeline.
- Both projects are on TWDB Intended Use Plan list.



6



Questions?

## Project Status Report to Canyon Regional Water Authority

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**Reporting Date:** March 20<sup>th</sup>, 2025

**Project Name:** Hays / Caldwell Water Treatment Plant Improvements, Phase 1

**Project Manager:** Stanley Fees, P.E.      **Lead Technical Professional:** Christopher Weeks, P.E.

**Construction Administrator:** Cobb, Fendley & Associates, Inc.

**Design Consultant:** Ardurra Group, Inc.

**General Contractor:** DN Tanks, L.L.C.

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### Overall Scope of Work on this Project:

1. Construct one new 1.0 MG post-tensioned concrete Finished Water Ground Storage Tank.
2. Provide site grading; drainage swales; driveway culverts; a bio-retention cell with associated piping and vegetation; chain link fencing with gates; and site restoration.
3. Install yard piping modifications and improvements.
4. Construct driveway and roadway improvements.
5. Provide miscellaneous civil site improvements including site demolition, erosion control, and concrete foundations.
6. Provide miscellaneous electrical and instrumentation / controls improvements at the WTP.

### Construction Schedule:

The General Contractor's Schedule for Construction of the Ground Storage Tank and associated appurtenances is provided for review as **Attachment No. 1A** to this Project Status Report. It was updated by the Contractor on March 19<sup>th</sup>, 2025. Additionally, a "Three-Week Look Ahead Schedule" that was issued by the Contractor on March 17<sup>th</sup>, 2025, is provided for review as **Attachment No. 1B** to this Project Status Report.

### Completed Work Items To-Date (General):

- Poured concrete in Wall Panel Slots and Roof Dome Rings.
- Applied Shotcrete to Core Wall and Wire Cover.
- Closed and secured the Temporary Opening for access to Tank Interior Space.
- Poured Cove within the Tank Interior Space.
- Installed all Stress Plates at openings within Tank Structure.
- Completed application of Shotcrete Finish Coat on all exterior surfaces of Tank.
- Completed grinding of exterior Wall and Roof surfaces for smooth finish.
- Applied protective coating on all exterior surfaces of Tank Structure.
- Installed brackets on Riser Pipe within Tank Interior Space.

### Near-Term Scheduled Work Items (General):

- Complete installation of all Tank Appurtenances (Interior and Exterior Ladders; Tank Vent; Top Access Hatch Door; Handrail at Access Hatch).
- Demobilize DN Tanks personnel and equipment; Remobilize Keeley Construction personnel and equipment.

### **Summary of Geotechnical Testing and Concrete Strength Analysis completed To-Date:**

Concrete cylinder compressive strength values for the Tank Foundation, Wall Panels, and Roof Dome Panels that were tested at 7-day and 14-day intervals are provided within a tabular format for review as **Attachment No. 2** to this Project Status Report.

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### **Summary of Notes from Field Inspections completed To-Date:**

- Contractor sprayed Shotcrete on Exterior of Tank Wall.
  - Contractor wrapped Dome Ring Wire at top and bottom of Tank Exterior, then sprayed Shotcrete over the Dome Ring Wire top and bottom.
  - Contractor sprayed entire Tank Exterior Wire-Wrapped Wall with Shotcrete.
  - Contractor poured concrete in Cove Joint at bottom of Tank Interior Wall; closed Temporary Opening.
  - Contractor completed grinding of Dome Ring and Walls to smooth them out. Installed wire mesh around permanent openings on Tank Exterior.
  - Contractor sprayed Shotcrete Cover Coat on exterior of Tank including Dome Ring, lower third of Wall, and both permanent openings.
- 

### **Site Photos of Work Items completed To-Date:**

The Site Photos of work items completed for construction of the Ground Storage Tank and associated appurtenances since the last reporting period are provided within a group for review as **Attachment No. 3** to this Project Status Report.

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### **Monthly Construction Progress Meeting:**

Construction Progress Meeting No. 05 was held virtually on March 13<sup>th</sup>, 2025, as an MS Teams Meeting. A copy of the Minutes from that meeting is provided for review as **Attachment No. 4** to this Project Status Report.

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## Christopher Weeks

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**From:** Sidwell, Preston <preston.sidwell@dntanks.com>  
**Sent:** Wednesday, March 5, 2025 10:57 AM  
**To:** Christopher Weeks  
**Cc:** Moreno, Reynaldo; Fugate, Don  
**Subject:** DN Tanks - Concrete Break Summary Clarification - San Marcos, TX (CRWA)  
**Attachments:** San Marcos, TX (CRWA) - Panel Break Summary.pdf

Good morning,

Sorry for the delay getting this information over to you.

Attached you will find the concrete break summary document that was previously provided.

This document accounts for all panels that were poured on site. All panels met the required strength for panel erection. This is denoted by the green boxes that are populated with concrete strength in PSI.

The red boxes are not missing any information, they are just blocks that do not have break information input because there was not a panel poured in that bed for that respective lift, therefore there is not a condition met and the block shows up as red.

**All panels that were poured and erected on this project are represented in this break report.**

In the coming days we will be receiving the 28-day break reports and will update this document to show the final strengths.

If you have any questions, don't hesitate to reach out.

Thanks,

**Preston Sidwell**

*Project Engineer*

214.970.5215 Phone  
410 E. Trinity Blvd, Grand Prairie, Texas 75050  
[www.dntanks.com](http://www.dntanks.com)



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FOR THE FUTURE

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San Marcos, TX (CRWA) - 1.0 MG Water Storage Tank																
Concrete Test / Panel Summary																
Panel			Lift													
Type	Req'd. Pick Strength	Min. Pick Strength	1		2		3		4		5		6		7	
WALL A	3000	2500	14-day 1/14	4760	14-day 1/15	4410	7-day 1/16	3670	7-day 1/17	3470	7-day 1/23	3920	7-day 1/24	3850		8
WALL A	3000	2500	14-day 1/14	4410	14-day 1/15	4410	7-day 1/16	3670	7-day 1/17	3470	7-day 1/23	3920	7-day 1/27	3590		
WALL A	3000	2500	14-day 1/14	4450	14-day 1/15	4410	7-day 1/16	3670	7-day 1/17	3470						
WALL C	3000	2500	7-day 1/27	5040												
D1A	3300	2900	14-day 1/14	4410	14-day 1/15	4880	7-day 1/16	3670	7-day 1/17	3470	7-day 1/23	3920	7-day 1/24	3850	7-day 1/27	4850
D2A	3000	2600	14-day 1/14	4410	14-day 1/15	4630	7-day 1/16	3670	7-day 1/17	3470	7-day 1/23	3920	7-day 1/24	3850	7-day 1/27	4850
D2B	3000	2600	14-day 1/14	4450	14-day 1/15	4410	7-day 1/16	3670	7-day 1/17	3470	7-day 1/23	4610	7-day 1/24	5040	7-day 1/27	4850
D3A	3000	2500	14-day 1/14	4450	14-day 1/15	4630	7-day 1/16	3670	7-day 1/17	3470	7-day 1/23	4610	7-day 1/24	5040	7-day 1/27	4850
D3B	3000	2500	14-day 1/14	4760	14-day 1/15	4410	7-day 1/16	3670	7-day 1/17	3470	7-day 1/23	3920	7-day 1/24	4840	7-day 1/27	4850
D3C	3000	2500	14-day 1/14	4760	14-day 1/15	4410	7-day 1/16	3670	7-day 1/17	3470	7-day 1/23	3920	7-day 1/24	4840	7-day 1/27	4850
JOB NUMBER:	2023-122		Concrete Supplier:				Testing Lab:				Engineer:					
14	DAY FLOOR STRENGTH	4265	Alamo Concrete				Atlas Technical				Ardurra					
			3500 Yarrington Rd				3989 Highway 290 E				7500 Riello Blvd. Bldg 1, Suite 240					
			San Marcos, TX 78666				Dripping Springs, TX 78620				Austin, TX 78735					
			210-399-3720				512-858-2993				512-381-8333					
			0				0				0					





Wire Winding Machine (Close Up View)



















## Elevated View of Wire Winding Operations





Closure of Temporary  
Opening in Tank Wall



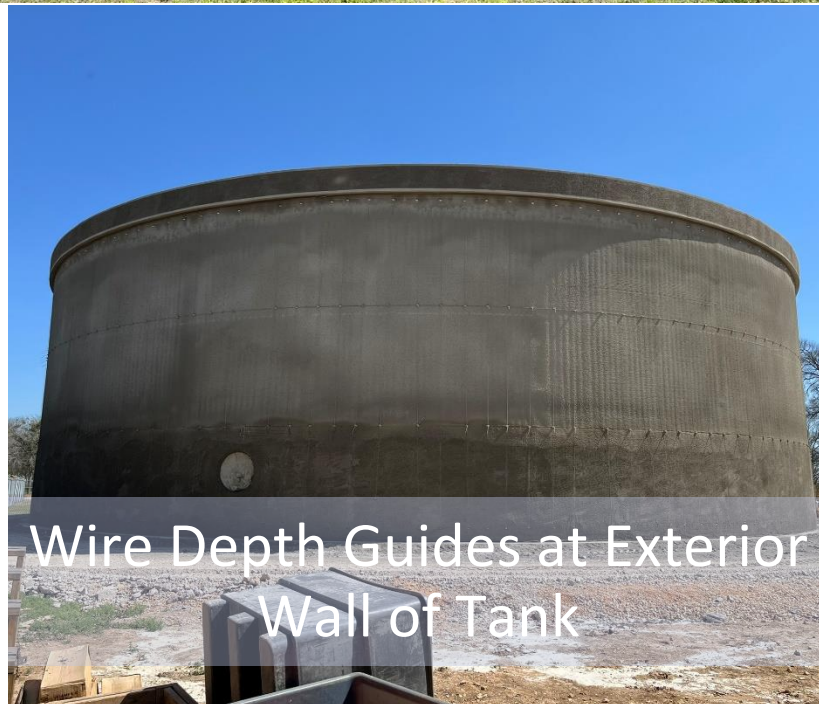




Sealing T.O. at Interior Wall of Tank



Shotcrete Covering of Wire at Exterior Wall of Tank



Wire Depth Guides at Exterior Wall of Tank







Wall Support Pads for Attachment  
of Exterior Ladder Assembly



Fittings for Tank Drain and  
Overflow Outlet











## Tank Exterior Coating Product (TAMMSCOAT)

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## ***Hays Caldwell WTP Improvements Project – Phase 1 (1.0 MG Ground Storage Tank and Appurtenances)***

### ***Construction Progress Meeting No. 05 Minutes***

March 13<sup>th</sup>, 2025 – 9:00 AM Virtual Meeting with MS Teams

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#### **1. Attendance Sign-In Sheet**

- A Virtual Attendance Sign-In Sheet for Construction Progress Meeting No. 05 is attached to this document.

#### **2. Review and Comment on Previous Construction Progress Meeting Minutes**

- The minutes from the previous construction progress meeting were reviewed. No additional comments on, or revisions to, the minutes from the previous construction progress meeting were noted.

#### **3. General Issues / Announcements**

- None were noted.

#### **4. Construction Progress Since Last Monthly Meeting**

- Poured concrete in Wall Panel Slots and Roof Dome Rings.
- Stripped forms from Wall Panel Slots and Roof Dome Rings.
- Applied Shotcrete to core wall and wire cover.
- Removed shoring and wall braces from within Tank Interior Space.
- Closed and secured the Temporary Opening for access to Tank Interior Space.

#### **5. Three Week Look-Ahead Construction Plan**

- Pour and strip forms from Cove within Tank Interior Space.
- Complete winding of prestressed wire at Tank Exterior.
- Install all stress plates.
- Complete application of Shotcrete Finish Coat in preparation for Painting of Tank Exterior.
- Grind the Wall Panels and Roof Dome for smooth finish.
- Paint all exterior surfaces of Ground Storage Tank Structure.
- Install brackets on Riser Pipe; install Appurtenances.
- Pressure wash all construction equipment.
- Begin Site Cleanup and demobilization process.
- Tentatively set Walk-Through Inspection of Tank for March 21<sup>st</sup> at 1 p.m. (DN Tanks will issue Invitation for Inspection Meeting at the jobsite).

#### **6. Overall Construction Schedule Overview**

- Used 239 days of 365 days Contract time, which equates to 65.5%.
- NTP: July 17<sup>th</sup>, 2024.
- Contract Substantial Completion Date: June 16<sup>th</sup>, 2025.
- Scheduled Contract Final Completion Date: July 16<sup>th</sup>, 2025.
- Projected Contract Final Completion Date: August 7<sup>th</sup>, 2025.
- The DN Tanks Project Manager will provide an updated Construction Progress



Schedule to CobbFendley for review. DN Tanks is scheduled to meet with their Subcontractors to determine their Scope and Time Allotments.

- DN Tanks wants to coordinate with CRWA (David McMullen) for timeline to fill Tank with water; they also want to coordinate with CRWA and Subcontractors to discuss and plan for piping tie-in activities at the Water Treatment Plant.
- Perimeter fence installation will begin after backfilling and dirt work items are completed to a point where the location of the fence will not be affected. The goal is to have the fence installed when the new Tank is ready to be placed on-line. Temporary security fence is in place. DN Tanks will review the Contract to determine the scope limits for fence work; they will send CRWA (David McMullen) the Fence Contractor's contact information.
- A copy of the Three-Week Look Ahead Schedule as provided by DN Tanks to CobbFendley is attached to these Minutes for review and consideration.

#### **7. Quality Control**

- Wall Panel, Roof Panel, and Foundation Floor compressive strength cylinder break summary table will be updated by DN Tanks (Preston Sidwell) to reflect results of breaks at 7, 14, and 28-days. To-date, all cylinders have met the minimum compressive strength requirements.

#### **8. Submittals**

- Currently, the Design Engineer (Ardurra) has received 74 Submittal Documents, and returned 73 of those documents back to the Contractor.
- 1 Submittal Document (Expansion Joint) is pending review and grading by the Design Engineer.
- A copy of the most current Submittal Review Log as provided by Ardurra to CobbFendley is attached to these Minutes for review and consideration.

#### **9. RFIs / Contract Clarifications**

- To date, 6 total RFIs have been received. 0 RFIs currently are under review.
- No pending RFIs were identified at this time by DN Tanks.
- A copy of the most current RFI Review Log as provided by Ardurra to CobbFendley is attached to these Minutes for review and consideration.

#### **10. Contract Modifications and Change Orders**

- To date, no Contract Modifications have been identified / executed.
- Currently, no Contract Modifications or Change Orders are tentative or pending.

#### **11. Pay Applications**

- Pay Application No. 4: Approved by CRWA on March 5<sup>th</sup> for payment to DN Tanks.
- Pay Application No. 5: CobbFendley is awaiting receipt of Invoices / Purchase Orders to substantiate amount requested by DN Tanks on Bid Item No. 3010. DN Tanks noted that all valves are verified to be on-site for pending installation.
- Pay Application No. 6: RHSI has reviewed the Application and is in agreement with all the completion percentage values claimed by DN Tanks.

#### **12. Safety / Security Issues**

- No safety incidents or "near misses" have occurred at the jobsite since the date of the last Construction Progress Meeting.
- The security fence on the northwest side of the jobsite was downed due to heavy winds in the area but was put back up quickly to secure the perimeter of the construction area.
- Protective netting to shield the adjacent existing GST from shotcrete "overspray" remained in place during the heavy winds in the area.
- No breaches of Site Security were reported.



**13. Risk Management**

- No new or existing risks were identified other than the weather.

**14. Problem, Conflicts, or Claims of Changed Conditions**

- No problems, conflicts, or claims were identified.

**15. As-Builts / Close Out Items**

- A reminder was given that “Red Line” markups, and an updated Construction Progress Schedule need to be submitted with the Pay Requests so that the Design Engineer can approve the pending Pay Applications and can start developing the Project Record Drawings. DN Tanks confirmed that they will submit those to the Design Engineer.

**16. Action Items/ Open Discussion**

- No additional items were discussed.

**17. Adjournment**

- The meeting was adjourned at approximately 9:35 AM.
- **Next Scheduled Meeting – April 10<sup>th</sup>, 2025**



**Hays Caldwell WTP Improvements Project – Phase 1 (1.0 MG Ground Storage Tank and Appurtenances)**

**Construction Progress Meeting No. 05**

**March 13<sup>th</sup>, 2025**

**SIGN-IN SHEET**

PRINTED NAME	ORGANIZATION	PHONE NUMBER	EMAIL ADDRESS	SIGNATURE (IF IN ATTENDANCE)
1.Christopher Weeks	CobbFendley	(512) 834-4335	Christopher.Weeks@cobbfendley.com	Virtual Attendee
2.Jason Phillippi	DN Tanks	(817) 475-5267	Jason.phillippi@dntanks.com	Virtual Attendee
3.Preston Sidwell	DN Tanks	(214) 970-5215	Preston.sidwell@dntanks.com	Virtual Attendee
4.Rey Moreno	DN Tanks	(469) 625-8038	Reynaldo.moreno@dntanks.com	Virtual Attendee
5.Don Fugate	DN Tanks	(781) 557-8533	Don.fugate@dntanks.com	Virtual Attendee
6.Yue Sun	Ardurra	(713) 208-9463	ysun@ardurra.com	Virtual Attendee
7.Celine Nicolas	Ardurra	(832) 419-6658	cnicolas@ardurra.com	Virtual Attendee
8.David McMullen	CRWA	(512) 581-8544	mcmullen@crwa.com	Virtual Attendee
9.Bobby Rodriguez	CRWA	(830) 500-0107	brodriguez@crwa.com	Virtual Attendee
10.Stanley Fees	CobbFendley	(512) 646-4349	sfees@cobbfendley.com	Virtual Attendee
11.Jonathan Stein	RHSI	(210) 889-8143	jstein@rhsitx.com	Virtual Attendee
12.				
13.				
14.				
15.				
16.				

Job Name: San Marcos, TX (CRWA)

DN Tanks = GC

VP/CM: Jason Phillippi

Job Number: 20213-122

PM: Rey Moreno

Tank Size: 1.0 MG

ID: 85 SWD: 24.5

PE: Preston Sidwell

Super: Don Fugate

PA: Yamil Rayo

Substantial: 6/22/2025

Completion Date: 7/16/2025

	THA REQUIRED	3/17	3/18	3/19	3/20	3/21	3/22	EST. COMP. DATE
		MON	TUE	WED	THU	FRI	SAT	
Tamms 1/install brackets on inlet riser	Tammseal - Tammscoat installation	6						
Tamms 2/pressure wash equipment/start demob process	Tammseal - Tammscoat installation		6					
Appurtenances	Misc. metal installation			6				
Appurtenances/pressure wash equipment	Misc. metal installation				5			
Appurtenances/Walk -Through with owner and engineer	Misc. metal installation					5		
Walk Through with owner and engineer @ 1:00pm						X		
Keeley on site					X	X		
CREW TOTALS EACH WORKING DAY		6	6	6	5	5	0	

DESCRIPTION OF WORK - 1 WEEK LOOK AHEAD	THA REQUIRED	3/24	3/25	3/26	3/27	3/28	3/29	EST. COMP. DATE
		MON	TUE	WED	THU	FRI	SAT	
Pressure wash Equipment/load out	Demobilization	4						
Load out/Demob	Demobilization		2					
Keeley on site	Power industrial trucks	X	X	X	X	X		
CREW TOTALS EACH WORKING DAY		4	2	0	0	0	0	

DESCRIPTION OF WORK - 2 WEEK LOOK AHEAD	THA REQUIRED	3/31	4/1	4/2	4/3	4/4	4/5	EST. COMP. DATE
		MON	TUE	WED	THU	FRI	SAT	
Keeley on site	Power industrial trucks	X	X	X	X	X		
CREW TOTALS EACH WORKING DAY		0	0	0	0	0	0	

Note : Will need crane on site to remove push lifts from inside Tank /Install - Interior ladder and vent.. @ 9:00

A.P.S.P	DATE	DATE	DATE
Housekeeping	3/17	Safety Inspection	3/18
QC HUDDLES	DATE	DATE	DATE
Painting	3/12	Install Accessories	3/14
PHOTOS TAKEN	QC PHOTOS	DATE	MISC. PHOTOS
	Wall Slots Photos on	12/16	
DELIVERIES			DATE
	over flow flap valve	??	
EQUIPMENT	RENTAL	DATE	MISC. EQUIPMENT
			DATE

TRAINING / MANPOWER NOTES

MANPOWER		FRIDAY'S CREW SIZE:		0		Crew Size							
				0		Carpenter		6		0		Laborer	
TANK MILESTONES	MILESTONE (REQUIRED)		DATE:	DAYS:	MILESTONE (REQUIRED)		DATE:	DAYS:	MILESTONE (REQUIRED)		DATE:	DAYS:	
	Start Tamms		3/17	4b	Complete Tamms		3/18	4b	Tamms		3/17	4b	
	MILESTONE		DATE:	DAYS:	MILESTONE		DATE:	DAYS:	MILESTONE		DATE:	DAYS:	
	Start Appurtenances		3/19	4b	Complete Appurtenances		3/21	4b	Demob		3/25	4b	

**Canyon Regional Water Authority**  
**Hays Caldwell WTP Improvements Phase 1**  
**SUBMITTAL REVIEW LOG**  
 Contractor: DN Tanks  
 Project Manager: Yue Sun

Submittal No.	Vendor/Supplier	Manufacturer	Spec Section	Submittal Description	Date of Submittal	Date of Submittal Returned	Code 1 APPROVED	Code 2 App. As Noted/Comments Attached	Code 3 App. As Noted/CONFIRM	Code 4 App. As Noted Resubmit	Code 5 NOT APPROVED Resubmit	Code 6 RECEIPT ACKNOWLEDGE D
01 32 16-01	DN Tanks	DN Tanks	01 32 16	Baseline Schedule	8/30/2024	9/18/2024		X				
03 15 00-01	DN Tanks	Concrete Sealants, Inc.	03 15 00	Joint Sealer (Valve Casing)	8/8/2024	8/21/2024	X					
03 15 00-02	DN Tanks	Sika Corporation	03 15 00	Sika - 1A	8/27/2024	9/19/2024	X					
03 15 00-03	DN Tanks	DCA Construction Products, LLC	03 15 00	Waterstop - Type 9	8/27/2024	9/19/2024	X					
03 15 00-04	DN Tanks	DCA Construction Products, LLC	03 15 00	Waterstop - Type 10	9/9/2024	9/19/2024	X					
03 15 00-05	DN Tanks	Multiple	03 15 00	Concrete & Shotcrete Mix Designs	10/28/2024	10/30/2024		X				
03 30 00-01	DN Tanks	TEX MIX	03 30 00	Concrete (4000-3000 PSI)	7/11/2024	8/7/2024			X			
03 30 00-01-A	DN Tanks	TEX MIX	03 30 00	Concrete (4000-3000 PSI)	8/8/2024	8/22/2024	X					
03 30 00-02	DN Tanks	SpecChem	03 30 00	Concrete Curing Compound	8/5/2024	8/19/2024	X					
03 30 00-03	DN Tanks	Quikrete	03 30 00	Concrete Bag (Vault Casing/Crading)	8/8/2024	8/21/2024	X					
03 30 00-04	DN Tanks	SpecChem	03 30 00	Flowable Grout	8/8/2024	8/21/2024	X					
03 30 00-05	DN Tanks	W. R. Meadows/ Inc.	03 30 00	Fiber Expansion	8/23/2024	9/19/2024	X					
03 30 00-06	DN Tanks	Sika Corporation	03 30 00	Joint Sealant	8/23/2024	9/19/2024	X					
03 30 00-07	DN Tanks	Multiple	03 30 00	GST Concrete & Shotcrete Mix Designs	11/5/2024	11/8/2024	X					
03 30 00 08	DN Tanks	TEXMIX	03 30 00	2500 PSI (Valve Cradle)	2/18/2025	3/3/2025					X	
09 90 00-01	Cohen Industrial Supply Co.	Sherwin Williams	09 90 00	Exposed Pipe Coating	11/11/2024	12/11/2024		X				
09 90 00-02	Cohen Industrial Supply Co.	Allstates Coatings Co. Control Panels USA Inc.	09 90 00	Underground Pipe Coating	11/11/2024	12/11/2024		X				
26 00 00-01	DN Tanks		26 00 00	Electrical Controls & Instrumentation	10/9/2024	10/10/2024					X	
31 20 00-01	DN Tanks	Martin Marietta	31 20 00	5x3 Gabion	7/9/2024	7/26/2024	X					
31 20 00-02	DN Tanks	Martin Marietta	31 20 00	#67	7/9/2024	7/26/2024	X					
31 20 00-03	DN Tanks	Martin Marietta	31 20 00	#57	7/9/2024	7/26/2024	X					
31 20 00-04	DN Tanks	Martin Marietta	31 20 00	Flex Base	7/9/2024	7/26/2024		X				
31 20 00-05	DN Tanks	TenCate Geosynthetics Americas (A Solmax Company)	31 20 00	Geotextile - Mirafi 1160N	7/9/2024	7/26/2024	X					

Canyon Regional Water Authority  
Hays Caldwell WTP Improvements Phase 1  
SUBMITTAL REVIEW LOG  
Contractor: DN Tanks  
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Submittal No.	Vendor/Supplier	Manufacturer	Spec Section	Submittal Description	Date of Submittal	Date of Submittal Returned	Code 1 APPROVED	Code 2 App. As Noted/Comments Attached	Code 3 App. As Noted/CONFIRM	Code 4 App. As Noted Resubmit	Code 5 NOT APPROVED Resubmit	Code 6 RECEIPT ACKNOWLEDGE D
31 20 00-06	DN Tanks	TenCate Geosynthetics Americas (A Solmax Company)	31 20 00	Geotextile - Mirafi 1100N	7/9/2024	7/26/2024						X
31 20 00-07	DN Tanks	Tensar TenCate Geosynthetics Americas (A Solmax Company)	31 20 00	Geotextile - Tensar TX5	7/9/2024	7/26/2024	X					
31 20 00-08	DN Tanks	TenCate Geosynthetics Americas (A Solmax Company)	31 20 00	Geotextile - Mirafi 500x	7/9/2024	7/26/2024	X					
31 20 00-09	DN Tanks	Terracon	31 20 00	Terracon Proof Roll Observation Letter	12/18/2024	1/10/2025						X
31 37 00-01	DN Tanks	Keeley Construction	31 37 00	12x6 Rip Rap	8/22/2024	9/10/2024	X					
32 92 13-01	DN Tanks	Douglas King Seeds	32 92 13	Seeds (Permeant Vegetative Covering)	8/8/2024	8/14/2024				X		
32 92 13-01-A	DN Tanks	Douglas King Seeds	33 92 13	Seeds (Permeant Vegetative Covering)	8/23/2024	8/27/2024		X				
32 92 13-02	DN Tanks	Multiple	32 92 13	Security Fence	2/14/2025	3/3/2025	J. Felger				X	
33 01 12-01	DN Tanks	Keeley Construction	33 01 12	Underslab Pipe Hydrostatic Test Results	12/19/2024	1/13/2025						X
33 05 28-01	DN Tanks	Presco	33 05 28	Non-Detectable Tape	2/20/2025	3/11/2025						
33 11 10-01	DN Tanks	Multiple	33 11 10	Mechanical Joint Restraint	8/5/2024	9/9/2024				X		
33 11 10-01-A	DN Tanks	Multiple	33 11 10	Mechanical Joint Restraint	9/20/2024	10/3/2024		X				
33 11 10-02	DN Tanks	Multiple	33 11 10	DI Pipe & Polyethylene	8/5/2024	9/9/2024			X			
33 11 10-02-A	DN Tanks	Multiple	33 11 10	DI Pipe & Polyethylene	9/24/2024	10/3/2024			X			
33 11 10-03	DN Tanks	Multiple	33 11 10	DI Pipe Fittings	8/5/2024	9/9/2024			X			
33 11 10-03-A	DN Tanks	Multiple	33 11 10	DI Pipe Fittings	9/20/2024	10/3/2024		X				
33 11 10-04	DN Tanks	ITP	33 11 10 33 11 10 40 05 19 40 05 23	Bolts	8/8/2024	9/9/2024						
33 11 10-05	DN Tanks	Custom Pipe & Fabrication Inc.	33 11 10	DI Pipe Fabricated	9/24/2024	10/3/2024		X				
33 11 10-06	DN Tanks	American Flow Control	33 11 10	30 Inch Flanged Gate Valve	9/25/2024	10/3/2024		X				
40 05 06-01	DN Tanks	EBAA Iron Inc.	40 05 06	Mega Coupling	11/20/2024	12/11/2024			X			
40 05 06-02	DN Tanks	General Rubber	40 05 06	Expansion Joint	2/28/2025							
40 05 24-01	DN Tanks	Felker Fabrication	40 05 24	Fabricated Stainless Steel	8/22/2024	9/18/2024						
40 05 51-01	DN Tanks	Tyler Union American Flow Control	40 05 51	Valve Box	8/5/2024	9/9/2024		X				
40 05 61-01	DN Tanks		40 05 61	Gate Valves	8/5/2024	9/9/2024		X				

98 Canyon Regional Water Authority  
Hays Caldwell WTP Improvements Phase 1  
SUBMITTAL REVIEW LOG  
Contractor: DN Tanks  
Project Manager: Yue Sun

Submittal No.	Vendor/Supplier	Manufacturer	Spec Section	Submittal Description	Date of Submittal	Date of Submittal Returned	Code 1 APPROVED	Code 2 App. As Noted/Comments Attached	Code 3 App. As Noted/CONFIRM	Code 4 App. As Noted Resubmit	Code 5 NOT APPROVED Resubmit	Code 6 RECEIPT ACKNOWLEDGE D
40 41 00-01	DN Tanks	Control Panels USA Inc.	40 41 00	Electrical Heat Trace	12/13/2024	1/20/2025				X		
40 41 00-01-A	DN Tanks	Control Panels USA Inc.	40 41 00	Electrical Heat Trace	2/10/2025	3/3/2025		X				
40 61 00-01	DN Tanks	Control Panels USA Inc.	40 61 00	Electrical Controls & Instrumentation	10/15/2024	10/25/2024					X	
40 66 00-01	DN Tanks	Control Panels USA Inc.	40 66 00	Communications Interface Equipment	12/13/2024	1/7/2025	X					
40 72 00-01	DN Tanks	Control Panels USA Inc.	40 72 00	Level Instruments	12/13/2024	1/7/2025	X					
43 41 63-01	DN Tanks	DN Tanks	43 41 63	DN Tanks Foundation Drawings	8/19/2024	9/19/2024		N. Green		X		
43 41 63-02	DN Tanks	DN Tanks	43 41 63	Tank Design Drawings & Engineer Response Letter	10/4/2024	10/22/2024	A. Ayala	X				
43 41 63-03	DN Tanks	DN Tanks	43 41 63	Tank Design Calculations	10/4/2024	10/17/2024	X					
43 41 63-04	DN Tanks	DN Tanks	43 41 63	Tank Fabrication Drawings	10/4/2024	11/4/2024	N. Green					
43 41 63-04-A	DN Tanks	DN Tanks	43 41 63	Tank Fabrication Drawings	1/31/2025	2/18/2025			X			
43 41 63-05	DN Tanks	Sika Corporation	43 41 63	Steel Diaphragm	10/18/2024	10/30/2024	X					
43 41 63-06	DN Tanks	Sika Corporation	43 41 63	PVC Waterstop	10/4/2024	10/18/2024	X					
43 41 63-07	DN Tanks	Multiple	43 41 63	Polysulfide Sealants	10/4/2024	10/17/2024	X					
43 41 63-08	DN Tanks	Gerard Packing and Belling Corporation	43 41 63	Natural Rubber Bearing Pads	10/4/2024	10/17/2024	X					
43 41 63-09	DN Tanks	Gerard Packing and Belling Corporation	43 41 63	Neoprene Bearing Pads	10/4/2024	10/17/2024				X		
43 41 63-10	DN Tanks	Dayton Superior	43 41 63	Concrete Curing Compound	10/4/2024	10/17/2024	X					
43 41 63-11	DN Tanks	Solomon Colors, Inc.	43 41 63	Concrete Finishing Aid	10/4/2024	10/17/2024	X					
43 41 63-12	DN Tanks	GT Industries	43 41 63	Sponge Rubber Filler	10/4/2024	10/17/2024	X					
43 41 63-13	DN Tanks	Commercial Grade Quikrete	43 41 63	Quikrete Grout	10/4/2024	10/17/2024	X					
43 41 63-14	DN Tanks	HLTI	43 41 63	Epoxy Coating System	10/4/2024	10/17/2024	X					
43 41 63-15	DN Tanks	Chase Associates	43 41 63	Manway	10/4/2024	11/4/2024	A. Ayala		X			
43 41 63-16	DN Tanks	USF Fabrication	43 41 63	Tank Roof Hatch	10/4/2024	11/4/2024				X	A. Ayala	
43 41 63-17	DN Tanks	French Creek Production	43 41 63	Ladder Fall Prevention (Exterior Ladder)	10/4/2024	11/4/2024	A. Ayala				X	
43 41 63-18	DN Tanks	Eudlid Chemical	43 41 63	Tank Architectural Coating	10/4/2024	11/4/2024		X				
43 41 63-19	DN Tanks	Atlantic Fabricators	43 41 63	Tank Roof Vent (AIS)	10/18/2024	11/4/2024						
43 41 63-20	DN Tanks	DCA Construction Products, LLC	43 41 63	Waterstop Type 11	10/25/2024	10/30/2024	X					
43 41 63-20	DN Tanks	White Cap	43 41 63	Rebar Shop Drawings (Overflow Structure)	11/20/2024	12/9/2024	X					

**Hays Caldwell WTP  
Ph 1 Improvements  
RFI REVIEW LOG**

**Contractor: DN Tanks**  
**Project Manager: Yue Sun**

RFI No.	Vendor/Supplier	Specification Section	RFI Subject	Date of RFI Received by Ardurra	Date of RFI Returned
001	DN Tanks	Geotechnical Report	Allowable Bearing Capacity PSF	8/5/2024	8/13/2024
002	DN Tanks	Geotechnical Report	Site Classification	8/5/2024	8/13/2024
003	DN Tanks	N/A	Overflow Wing Wall Rebar Details	8/21/2024	8/26/2024
004	DN Tanks	03 30 00	GST Concrete Fly Ash Content - <b>Critical</b>	9/24/2024	9/25/2024
005	DN Tanks	09 90 00	Exterior Overflow Pipe Coating	10/25/2024	10/28/2024
006	DN Tanks	03 30 00	Elevation Discrepancy	1/2/2025	1/2/2025



To:	From:	Subject:
Canyon Regional Water Authority (CRWA)	STV, Inc. Marisa Vergara, PE	CRWA Project No. 2024-002 March Monthly Progress Report 3/21/2025

### **Service Order No. 2024002-01**

### **Task Order 1 Wells Ranch Well No. Pumping Upgrades Project**

**Task Manager: David Stanley, PE**

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#### **Scope**

- Increase Well 2 and Well 14 pumping capacity up to approx. 1,000 gpm to Wells Ranch WTP. Includes new well pumps, motors, variable frequency drives, and electrical service. Also includes relocation of existing 350 kW Well 2 Generator to Well 14 and installation of two existing 150 kW generators at Wells 5 and Well 13 sites.

#### **Scope Elements Added/Removed**

- None this month

#### **March 2025 Progress**

- Reviewed and responded to revised VFDs and well pumps submittal
- Contractor continued coordination with GVEC (electrical service provider).
- Reviewed potential Change Order to install existing 800 kW generator at Well 2 and 3 site.
- Continue coordination with RW Harden (Hydrologist Consultant to CRWA) for required increased permitted pumping capacity for Wells 2 and 14. Pending CRWA approval for RW Harden modeling associated with GCUWCD permits.

#### **April 2025 Progress Planned**

- Review additional submittals.
- Review Contractor's updated construction schedule to confirm long lead times for electrical equipment.
- Anticipate Contractor mobilization in May.

#### **Project Schedule Summary**

- TCEQ Permit Anticipated Approval: June 2025
- Construction Substantial Completion: October 2025
- Status – ON Schedule. Continue to monitor due to electrical equipment lead times.



**STV Service Order No.: 02 and 03**  
**Wells Ranch Phase 3 Water Supply Study**  
**Task Manager – David Stanley, PE**

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**WO 02 Scope**

- Water supply study of the Wells Ranch Phase 3 project for additional groundwater supplies and associated evaluations. Includes a new wellfield located in Gonzales County in the Brown Tract. Study evaluates overall infrastructure requirements including transmission and treatment for a complete water supply.

**WO 03 Scope**

- Water supply study for Wells Ranch Expansion including Wells 2, 14, 10 and Phase 3 expansion. Preliminary engineering report to for the addition of Well No. 10. Develop conceptual process mechanical and hydraulic modeling to evaluate the existing capacity of the Wells Ranch well collection lines, water treatment plant (WTP), high service pump station (HSPS), and transmission pipeline and the development of conceptual recommendations for improvements.

**March 2025 Progress**

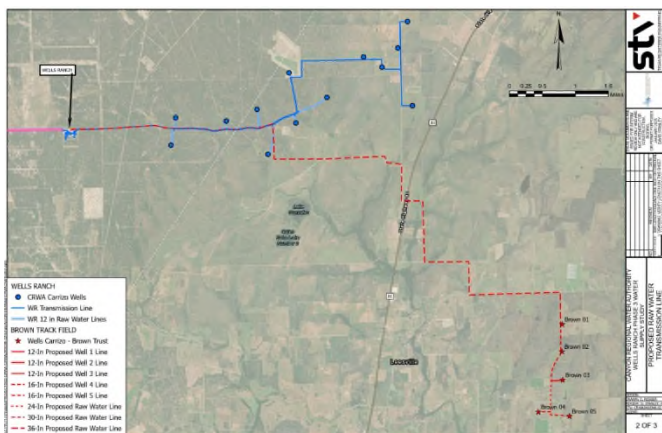
- Met with CRWA Staff to review all draft Tables and Exhibits after revisions from prior February Staff meeting.
- Submitted a Draft Report with all findings to CRWA Staff for review and conducted a review meeting.
- Incorporate final comments from CRWA staff (due March 21<sup>st</sup>).

**April 2025 Projected Planned**

- Submit final report with recommendations and OPCC
- Present findings to Board of Managers on April 2, 2025

**Project Schedule Summary**

- Final report due to CRWA on April 11, 2025
- Status – on schedule per revised to combine with Work Order 3



**STV Service Order No.: 05**

**Update of EPA Risk & Resilience Assessment and Emergency Response Plan  
Task Manager – Gil Barnett, PE**

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**Scope**

- This work includes updating CRWA's Water System Risk and Resilience Assessment and the Emergency Response Plans to ensure continued compliance with Sec. 2013 of AWIA 2018. The certification due dates are March 31, 2025, for the updated RRA, and September 30, 2025, for the updated ERP.

**March 2025 Progress**

- Submit draft RRA report on March 17, 2025
- Update calculations and finalize draft RRA report, based on CRWA comments.
- Board of Trustees Executive briefing on March 10, 2025
- Submit final RRA Report on March 28, 2025
- Certification of RRA Update for EPA on March 31, 2025

**April 2025 Projected Progress Planned**

- Plan schedule for Emergency Response Plan update.

**Project Schedule Summary**

- Draft Risk and Resilience Assessment – Due March 17, 2025
- CRWA comments – Due March 26, 2025
- Final Risk and Resilience Assessment – Due March 28, 2025
- Draft Emergency Response Plan – Due July 30, 2025
- Final Emergency Response Plan – Due September 15, 2025
- Status: On schedule.

**CANYON REGIONAL WATER AUTHORITY  
BOARD COMMUNICATION**

DATE	SUBJECT	AGENDA NUMBER
04/14/2025	DECLARING KEELY CONSTRUCTION AS THE SUCCESSFUL BIDDER FOR THE LAKE DUNLAP WATER TREATMENT PLANT STRAINER IMPROVEMENTS PROJECT	CRWA 25-04-004

**INITIATED BY**

KERRY AVERYT

**STAFF RECOMMENDATION**

CRWA Staff recommend declaring Keeley Construction as the Successful Bidder for the Lake Dunlap Water Treatment Plant Strainer Improvements Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a price not to exceed \$2,915,000.

**BACKGROUND INFORMATION**

The existing strainers at the Lake Dunlap Water Treatment Plant have reached their useful service life and are in need of replacement.

Garver Engineering advertised for competitive sealed proposals for the Lake Dunlap Strainer Improvements Project on CivCast, and the CRWA Staff had it advertised on the CRWA Website. The bids were opened on February 4, 2025, at 10:00 AM. There were three bids received: Associated Construction Partners with a bid of \$2,861,875, Keeley Construction with a bid of \$2,915,000, and REC Industries with a bid of \$3,875,000. After evaluation of the submissions, the highest-ranking respondent was Keeley Construction.

**FINANCIAL IMPACT**

The agreement will be executed with a Not to Exceed price of \$2,915,000. \$920,000 was budgeted in the CRWA FY 2025 Budget. The remaining funding will be programmed into the FY 2026 Budget.

**MOTION**

Motion to approve the following resolution.

**CANYON REGIONAL WATER AUTHORITY**

**RESOLUTION No. 25-04-004**

IT IS HEREBY **RESOLVED** by the CRWA Board of Trustees approve and adopt Resolution 25-04-004 declaring Keeley Construction as the successful bidder for the Lake Dunlap Water Treatment Plant Strainer Improvements Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a price not to exceed \$2,915,000.

Adopted this 14<sup>th</sup> day of April 2025

Ayes \_\_\_\_ Nays \_\_\_\_ Abstained \_\_\_\_ Absent \_\_\_\_

Approved by: \_\_\_\_\_  
Brandon Rohan, Vice-President

Certified and attested by: \_\_\_\_\_  
Ted Gibbs, Secretary



13750 San Pedro Ave.  
Suite 350  
San Antonio, TX 78232  
TEL 210.447.6250  
[www.GarverUSA.com](http://www.GarverUSA.com)

February 19, 2025

Kerry Averyt, P.E.  
General Manager  
Canyon Regional Water Authority  
850 Lakeside Pass  
New Braunfels, TX 78130

Re: CRWA  
Lake Dunlap WTP Strainer Improvements  
Contractor Proposal Selection

Dear Mr. Averyt,

Three competitive sealed proposals were opened on Tuesday, February 4<sup>th</sup>, 2025 at 10:00 AM for the above referenced project. They were opened and publicly read. The proposals have been checked for accuracy and for compliance with the contract documents. A total of three (3) proposals were received on the project. Proposers are summarized in Table 1.

**Table 1: List of Proposers**

Proposer
Associated Construction Partners
Keely Construction
R.E.C. Industries

After receiving the proposals, Garver reviewed the proposal amounts, formulas, and calculations.

The Garver team has made the following observations:

1. All Proposers acknowledged the three addenda.
2. All three proposal packages were compliant with the proposal requirements.
3. The Proposal Contract Prices were significantly higher than our original estimate of \$1,342,000. Based on preliminary discussions of the bids with the proposing contractors, the following variances were identified and are assumed to account for most of the cost differences:
  - a. Electrical costs were substantially higher than estimated. Based on the preliminary discussions, the electrical costs were approximately 90% to 150% higher than the estimate. This cost escalation is likely due to a few factors, including the tight

electrical market for water and wastewater facility work and the challenge of trained electricians.

- b. Piping materials and fittings were substantially higher than estimated. Based on the preliminary discussions, the piping materials and fittings cost were approximately 25% to 40% higher than the estimate. An assumption in the development of the estimated cost for the project was that the temporary piping could be leased instead of purchased. Based on the preliminary discussions, it is unclear if the contractors assumed that the temporary piping would be purchased or if there were other requirements in the project that caused the unit costs to escalate.
- c. The equipment costs were substantially higher than estimated. Based on the preliminary discussions, the equipment costs were approximately 15% to 55% higher than the estimate. It is unclear based on the preliminary discussions of the escalated costs.

The proposals were evaluated and scored according to a rating category system described in the contract documents and as shown below with a maximum possible score of 100. Proposal scoring criteria are summarized in Table 2.

**Table 2: Evaluation Criteria**

Rating Category	Evaluation Criteria	Points
A	Contract Bid Price	40
B	Team Qualifications and Experience	15
C	Quality, Reputation and Ability to Deliver Projects on Schedule and Budget	25
D	Project Approach & Schedule	20
		100

The proposals were evaluated and the scoring is summarized in Table 3.

**Table 3: Proposal Scoring Summary**

Proposer	Total Score
Associated Construction Partners	93.0
Keely Construction	94.3
R.E.C. Industries	79.5

Based on the scoring, it is recommended that Keely Construction be notified that they are the selected contractor for further discussion regarding their proposal. If the discussion/negotiations are satisfactory to CRWA, it is proposed that a Notice of Award would be prepared for CRWA Board approval.

If you have any questions or comments, regarding this Selection of Proposer or other items regarding this project, please contact me at 210.268.4707 or at [gtswoboda@garverusa.com](mailto:gtswoboda@garverusa.com)

Sincerely,

GARVER, LLC

Greg Swoboda, PE  
Project Manager, Garver

Xc: David McMullen, CRWA  
Adam Telfer, CRWA  
Bobby Rodriguez, CRWA  
Buddy Boysen, Garver

Attachment

DRAFT

Draft-Confidential

Proposer	Contract Bid Price (40 Max)	Team Qualifications and Experience (15 Max)	Analysis of Proposal Package	Quality, Reputation and Ability to Deliver Projects on Schedule and Budget (25 Max)	Analysis of Proposal Package	Project Approach & Schedule (20 Max)	Analysis of Proposal Package	Total (100 Max)	Recommendation
Associated Construction Partners (ACP)			Chad Riley -25 yrs exp; 10 yrs ACP; Chris Cano Super-8 yrs exp; 17 yrs ACP; long appropriate reference list; Boerne, Blanco, Greenwood WWTP; Diamond Back Elect sub	22	did not provide delivery and schedule info for reference projects; Smaller company in Total revenue;	18	Detailed project aproach; did not provide a shut down plan-says will be provided after award; provided generic plan; detailed schedule (10 pages);	93.0	ACP Proposal not as clearly laid out as Keeley proposal.
	40.0	13	Josh Boardman-14 yrs exp; 1.5 yrs keeley; woked on Hays Caldwell; Esequiel Mendoza Super 31 yrs; 4 yrs Keeley; Alterman sub; Axis coating sub; Hierholzer integrator sub; good project reference list; more info on team layout	24	provided info on project delivery and schedule; good reference list	17	provided response to questions in Instruction to Bidders; project schedule not as detailed (slightly illegible)	94.3	
Keeley Construction	39.3	14							
R.E.C. Industries			Ryan Morlock-11 yrs exp; 3.5 yrs REC (mostly school bldg exp); Paul Andrade super 8 yrs exp; 7 yrs REC (mostly school bldg exp); Alterman sub; Triple E concrete sub; Anchor insulation sub; ok project reference list	22	did not provide delivery and schedule info for reference projects	17	provided response to questions in Instruction to Bidders; project schedule not as detailed	79.5	REC Proposal not as clearly laid out as Keeley proposal.
	29.5	11						0.0	

Proposer	Base Bid	Add Alt	Total*		
Associated Construction Partners (ACP)	2,816,875	45,000	2,861,875		
Keeley Construction	2,840,000	75,000	2,915,000		
R.E.C. Industries	3,787,000	88,000	3,875,000		

\*Scores were developed from the total of the base bid, alternate and contingency. Totals for ACP and REC did not sum correctly in the submitted bid forms. Gaver assumes the component bids are accurate.



**YON REGIONAL WATER AUTHORITY  
BOARD COMMUNICATION**

DATE	SUBJECT	AGENDA NUMBER
04/14/2025	DECLARING KEELY CONSTRUCTION AS THE SUCCESSFUL BIDDER FOR THE HAYS CALDWELL WATER TREATMENT PLANT PHASE 2 IMPROVEMENTS PROJECT	CRWA 25-04-005

**INITIATED BY**

KERRY AVERYT

**STAFF RECOMMENDATION**

CRWA Staff recommend declaring Keeley Construction as the Successful Bidder for the Hays Caldwell Water Treatment Plant Phase 2 Improvements Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a price not to exceed \$9,630,875.

**BACKGROUND INFORMATION**

The Hays Caldwell Water Treatment Plant is in need of improvements and upgrades, including the addition of Ozone treatment to help reduce the formation of Trihalomethanes in the system.

Ardurra Engineering advertised for competitive sealed proposals for the Hays Caldwell Water Treatment Plant Phase 2 Improvements Project on CivCast, and the CRWA Staff had it advertised on the CRWA Website. The bids were opened on January 31, 2025, at 2:00 PM. There were two bids received: Keeley Construction with a bid of \$9,630,875 and Keystone Construction Services, LP with a bid of \$11,148,000. After evaluation of the proposals Keeley Construction was selected as the highest-ranking respondent.

**FINANCIAL IMPACT**

The agreement will be executed with a Not to Exceed price of \$9,630,875. CRWA has previously acquired funding for this project.

**MOTION**

Motion to approve the following resolution.

**CANYON REGIONAL WATER AUTHORITY**

**RESOLUTION No. 25-04-005**

IT IS HEREBY **RESOLVED** by the CRWA Board of Trustees approve and adopt Resolution 25-04-005 declaring Keeley Construction as the successful bidder for the Hays Caldwell Water Treatment Plant Phase 2 Improvements Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a price not to exceed \$9,630,875.

Adopted this 14<sup>th</sup> day of April 2025

Ayes \_\_\_\_ Nays \_\_\_\_ Abstained \_\_\_\_ Absent \_\_\_\_

Approved by: \_\_\_\_\_  
Brandon Rohan, Vice-President

Certified and attested by: \_\_\_\_\_  
Ted Gibbs, Secretary



Mr. Kerry Averyt  
General Manager  
Canyon Regional Water Authority  
850 Lakeside Pass  
New Braunfels, TX 78130

Subject: **Bid Proposal Review for:  
Hays/Caldwell Improvements Project  
Phase 2 (ID: HC Phase 2)**

Dear Mr. Averyt:

On January 31, 2025 bid proposals were received for the construction of the above referenced project. The work consists of the construction of an ozone system, related components and appurtenances, yard piping, and associated structural, building mechanical, electrical, instrumentation, control, and site civil improvements and all other necessary appurtenances for a fully functioning facility as described in the Contract Drawings and Specifications.

Two (2) construction firms submitted proposals for this work: Keeley Construction Group, Inc. and Keystone Construction Services, LP. The proposals were checked for completeness and for mathematical errors and bid irregularities. The proposal prices are summarized as follows along with Engineer's OPCC dated February 2025. The bid prices are within 5-10% of engineer's OPCC.

	Engineer's OPCC (February 2025)	Keeley Construction Group, Inc.	Keystone Construction Services, LP
Total Base Bid Price	\$9,759,500.00	\$9,065,875.00	\$10,468,000.00
Additive Alternate Bid Price	\$341,000.00	\$565,000.00	\$680,000.00
Total Base Bid + Additive Alternate Bid Price	\$10,100,500.00	\$9,630,875.00	\$11,148,000.00

CRWA indicated that the bid prices are higher than what's initially anticipated. The following factors are identified.

- The project design was completed in 2023. Due to funding limitation, CRWA decided to break down the project into phases. The Phase 1 GST improvements was bid in December 2023 and is currently under construction. The Phase 2 is for Ozone Improvements and was advertised in November 2024. In the process of preparing bid package for the Phase 2 advertisement, through final coordination with ozone equipment supplier, Primozone indicated the ozone system has evolved since the original design which required modifications to previous electrical and HVAC design to accommodate latest



design criteria (electrical loads, heat loads etc.), and led to changes in the wiring, different/additional I/O points, etc. All of which could add to the construction costs.

- As Ardurra previously mentioned, when breaking out only certain elements of the project package, the design will need to be adjusted to include a different approach as to what elements will be installed now versus later, and how that elements need to be reconfigured to make provisions and accommodate future elements. This could also incur additional costs that may not be necessary when a whole project is bid as a single package.
- Material escalation has been a continued trend especially in electrical market. Copper has been considered volatile recently, with significant price swings throughout 2024, primarily driven by market sentiment and speculation around factors like supply chain disruptions, and the growing demand for copper in renewable energy sectors. As countries push for carbon neutrality, the demand for copper used in electric vehicles, wind turbines, and solar power systems has surged. This volatility is expected to continue into 2025.
- Labor costs in construction are exploding. We are hearing contractors are unable to keep their crews because of people jumping from one contractor to another.
- Contractors don't seem to have as much competition insofar especially for small projects that they can be more selective about which jobs they chase. That lack of competition drives up pricing.

We have completed our initial review and scoring of each proposal based on established CSP criteria and would like to obtain CRWA staff input to finalize the scores and make final recommendation of award. The proposal scoring sheet is attached to this letter for CRWA's review.

We appreciate the opportunity to continue to work with CRWA on this project, and will be happy to discuss bid evaluation in further details. Should you have any questions or need further information, please call me at 713-208-9463, or by email [ysun@ardurra.com](mailto:ysun@ardurra.com)

Very truly yours,

Yue Sun, P.E., BCEE  
Project Director  
TBPE Firm Registration No F-10053  
cc: File - Ardurra

CANYON REGIONAL WATER AUTHORITY

HAYS/CALDWELL WATER TREATMENT PLANT - PHASE 2 IMPROVEMENTS

1.2 PROPOSAL PRICING/SCHEDULE BASE PROPOSAL

BID ITEM NO.	ITEM DESCRIPTION	UNIT	UNIT QTY.	Engineer OPCC Dated - Feb. 2025		Keeley Construction		Keystone Construction	
				UNIT PRICE PER ITEM	TOTAL COST PER ITEM	UNIT PRICE PER ITEM	TOTAL COST PER ITEM	UNIT PRICE PER ITEM	TOTAL COST PER ITEM
1	Mobilization, Bonds and Insurance (not to exceed 5% of Total Bid Amount)	LS	1	\$505,000.00 \$	505,000.00 \$	480,000.00 \$	480,000.00 \$	500,000.00 \$	500,000.00 \$
2	Installation of Stormwater Pollution Prevention Plan (SWPPP) control measures to comply with requirement of the SWPPP including furnish all materials and incidents.	LS	1	\$28,000.00 \$	28,000.00 \$	14,500.00 \$	14,500.00 \$	10,000.00 \$	10,000.00 \$
3	Construction and installation of a new ozone generation system which consists of a) an Ozone Building to house ozone generation equipment and new electrical room, associated process mechanical equipment, valves and piping, architectural, structural, HVAC, electrical, instrumentation control and SCADA integration; b) a Contact/Off-gas Structures and Ozone Destruct Structure; c) liquid oxygen containment equipment pad; and d) installation of Ozone Generation and Feed System Equipment, and start-up and testing planning and execution including all coordination of testing, startup planning and coordination, and successful startup, testing and acceptance of new and modified systems as shown on the Drawings and specified herein. Exclude procurement costs for the Ozone Generation system equipment as described under Item 7, complete in place.	LS	1	\$6,219,000.00 \$	6,219,000.00 \$	5,568,000.00 \$	5,568,000.00 \$	6,974,250.00 \$	6,974,250.00 \$
4	Yard piping modifications and improvements as shown on the Drawings and specified herein.	LS	1	\$765,000.00 \$	765,000.00 \$	750,000.00 \$	750,000.00 \$	800,000.00 \$	800,000.00 \$
5	Miscellaneous site civil improvements including demolition, erosion control, site restoration, paving, grading, drainage, etc. as shown on the Drawings and specified herein.	LS	1	\$108,000.00 \$	108,000.00 \$	120,000.00 \$	120,000.00 \$	50,000.00 \$	50,000.00 \$
6	Furnish all labor, equipment, materials, tools and professional engineer's services to provide trench safety (all depths and pipe sizes) in accordance with all applicable City, State and Federal laws, ordinances, rules and guidelines, complete in place.	LF	375	\$12.00 \$	4,500.00 \$	9.00 \$	3,375.00 \$	10.00 \$	3,750.00 \$
7	Ozone Generation and Feed System Equipment Package as defined on the Drawings and in Section 11.20.2 of the Contract Specifications.	LS	1	\$2,130,000.00 \$	2,130,000.00 \$	2,130,000.00 \$	2,130,000.00 \$	2,130,000.00 \$	2,130,000.00 \$
<b>Total Base Proposal Amount</b>					<b>\$9,759,500.00</b>		<b>\$9,065,875.00</b>		<b>\$10,468,000.00</b>

1.3 ADDITIVE ALTERNATIVE PROPOSAL ITEMS

BID ITEM NO.	ITEM DESCRIPTION	UNIT	UNIT QTY.	Engineer OPCC Dated - Feb. 2025		Keeley Construction		Keystone Construction	
				UNIT PRICE PER ITEM	TOTAL COST PER ITEM	UNIT PRICE PER ITEM	TOTAL COST PER ITEM	UNIT PRICE PER ITEM	TOTAL COST PER ITEM
1	Rehabilitation of the existing 1-MG steel ground storage tank.	LS	1	\$341,000.00 \$	341,000.00 \$	565,000.00 \$	565,000.00 \$	680,000.00 \$	680,000.00 \$
<b>Total Additive Alternate Proposal Amount</b>					<b>\$341,000.00</b>		<b>\$565,000.00</b>		<b>\$680,000.00</b>
<b>TOTAL BASE + ADDITIVE ALTERNATE PROPOSAL AMOUNT</b>					<b>\$10,100,500.00</b>		<b>\$9,630,875.00</b>		<b>\$11,148,000.00</b>

**CANYON REGIONAL WATER AUTHORITY  
BOARD COMMUNICATION**

DATE	SUBJECT	AGENDA NUMBER
04/14/2025	DECLARING WEIFIELD GROUP CONTRACTING TEXAS AS THE SUCCESSFUL BIDDER FOR THE WELLS RANCH EMERGENCY GENERATOR PROJECT	CRWA 25-04-006

**INITIATED BY**

KERRY AVERYT

**STAFF RECOMMENDATION**

CRWA Staff recommend declaring Weifield Group Contracting Texas as the Successful Bidder for the Wells Ranch Emergency Generator Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a price not to exceed \$3,845,453.

**BACKGROUND INFORMATION**

The Emergency Generator Project consists of furnishing labor, materials, equipment, and incidentals required to construct the required modifications to the electrical distribution at each of the four sites within the scope of the project (Wagner BPS, Leissner BPS, Deadman Well, and the Wells Ranch Water Treatment Plant.

Ardurra Engineering advertised for bids for the Wells Ranch Emergency Generator Project on CivCast, and the CRWA Staff had it advertised on the CRWA Website. There were two submittals received: Taknek, with a bid amount of \$1,384,970 and Weifield Group Contracting Texas, with a bid amount of \$3,845,453. However, the submittal from Taknek was incomplete and was rejected.

**FINANCIAL IMPACT**

The agreement will be executed with a Not to Exceed price of \$3,845,453. Staff recommends funding the project from the Repair and Replacement fund. It is anticipated that costs for this project will be reimbursed to CRWA pursuant to litigation with Trihydro tied to the Wells Ranch Generator Project.

**MOTION**

Motion to approve the following resolution.

**CANYON REGIONAL WATER AUTHORITY**

**RESOLUTION No. 25-04-006**

IT IS HEREBY **RESOLVED** by the CRWA Board of Trustees approve and adopt Resolution 25-04-006 declaring Weifield Group Contracting Texas as the successful bidder for the Wells Ranch Emergency Generator Project and authorizing the General Manager to issue a Notice of Award and execute an agreement for such work at a price not to exceed \$3,845,453.

Adopted this 14<sup>th</sup> day of April 2025

Ayes \_\_\_\_ Nays\_\_\_\_ Abstained\_\_\_\_ Absent\_\_\_\_

Approved by: \_\_\_\_\_

Certified and attested by: \_\_\_\_\_  
Ted Gibbs, Secretary



March 7, 2025

Mr. Kerry Averyt  
General Manager  
Canyon Regional Water Authority  
850 Lakeside Pass  
New Braunfels, TX 78130

**RE: Recommendation of Bid Award for:  
Wells Ranch II Emergency Generator Project**

Dear Mr. Averyt:

On February 28, 2025, bid proposals were received for the construction of the above referenced project. The work consists of furnishing all labor, materials, equipment, and incidentals required to construct the required modifications to the electrical distribution at each of the four sites within the scope of the project (Wagner BPS, Leissner BPS, Deadman Well & Wells Ranch WTP).

Two (2) construction firms submitted proposals for this work: Taknek and Weifield Group Contracting Texas. The proposals were checked for completeness and for mathematical errors and bid irregularities. The proposals ranged from \$1,384,970.00 to \$3,845,453.00.

While the proposal from Taknek was the lowest bid, there were required documents missing from the submitted proposal that disqualifies the proposal. The submitted proposal did not provide a HUB participation plan within the document. Specification 00 21 14 – Instruction to Offerors, section 1.17C states that exclusion of a HUB participation plan is cause for rejection. Additionally, the proposed subcontractors form provided from specification 00 43 36 was provided but was left blank, not stating the subcontractors to be used during construction. Section 1.17D of specification 00 21 14 describes incompleteness as a cause for rejection.

Based on the evaluation of the proposals, it is recommended that the Canyon Regional Water Authority award the project to Weifield Group Contracting Texas to perform the construction of the Wells Ranch II Emergency Generator Project at the four (4) project sites based on the Best Value Criteria, for a total amount of \$3,845,453.00.

We appreciate the opportunity to continue to work with CRWA on this project. If you have any questions, please do not hesitate to contact us at 469-638-8326.

Sincerely,

Zachary Jones, P.E.



**WELLS RANCH II EMERGENCY GENERATOR PROJECT  
CANYON REGIONAL WATER AUTHORITY**

BID ITEM NO.	ITEM DESCRIPTION	UNIT	QTY.	Engineer OPCC Dated February 2025		Weifield Group	
				UNIT PRICE	TOTAL COST	UNIT PRICE	TOTAL COST
				PER ITEM	PER ITEM	PER ITEM	PER ITEM
1	Mobilization, Bonds and Insurance (not to exceed 5% of Total Bid Amount)	LS	1	\$121,000.00	\$121,000.00		
2	Furnish all labor, equipment, materials, tools and professional engineer's services to provide trench safety (all depths and pipe sizes) in accordance with all applicable City, State and Federal laws, ordinances, rules and guidelines, complete in place.	LF	250	\$130.00	\$56,260.00		
3	Wagner Booster Pump Station: •Modification of existing main breaker to replace trip 1600A unit with 2500A trip unit, replace 1600A current sensors with 2500A rated current sensors •Demolition of existing ATS •Demolition of existing ductbank (including conduit & wire) to generator from ATS and wire from ATS to bus transition section. •Temporary relocation of generator and demolition of existing generator pad •Installation of new non-SE rated ATS with enclosure, ductbank from new SE rated ATS (including conduit & wire), new wire from ATS to MCC, new generator concrete pad. •Installation of new generator 120V circuits (battery blanket heaters and receptacles) •Replacement of circuit breaker feeding ancillary generator circuit panelboard and replacement of ancillary generator circuits panelboard main circuit breaker. •Installation of all required control wiring associated with generator, and ATS to the site PLC. •Inclusive of all testing and power system studies.	LS	1	\$655,270.00	\$655,270.00	\$1,034,037.00	\$1,034,037.00
4	Leissner Booster Pump Station: •Demolition of existing ductbank (including conduit & wire) to generator from ATS, wire from ATS to MCC. •Temporary relocation of generator and demolition of existing generator pad •Installation of new pull box on exterior or the electrical building, new overhead conduit & wire runs from existing SE rated ATS to new pull box and new ductbank (including conduit & wire) from pull box to generator, new wire from ATS to MCC, new generator concrete pad. •Demolition of existing 208V generator engine block heater and replacement with a 240V engine block heater with same wattage •Installation of new generator 120V circuits (battery blanket heaters and receptacles) •Replacement of existing generator ancillary circuit panelboard and installation of new transformer and MCC feeder breaker to serve the proposed generator ancillary circuit panelboard. •Installation of all required control wiring associated with generator, and ATS to the site PLC. •Inclusive of all testing and power system studies.	LS	1	\$381,740.00	\$381,740.00	\$749,510.00	\$749,510.00
5	Dead Man Well: •Demolition of existing ATS and main breaker •Installation of new ATS and main breaker •Installation of new generator 120V circuits (battery blanket heaters and receptacles) •Installation of all required control wiring associated with generator, and ATS to the site PLC •Inclusive of all testing and power system studies.	LS	1	\$158,400.00	\$158,400.00	\$65,632.00	\$65,632.00

6	<ul style="list-style-type: none"> <li>Wells Ranch WTP - Service No.1</li> <li>•Demolition of existing wire/conduit previously installed to and from main breaker/ATS/generator (non-utility wire)</li> <li>•Demolition of the existing main breaker section</li> <li>•Demolition of existing ATS</li> <li>•Temporary relocation of generator and demolition of existing generator pad</li> <li>•Modification of existing Siemens switchboard line-up to decouple the main breaker section from the distribution sections.</li> <li>•Installation of new main breaker section</li> <li>•Installation of new MLO section at the end of switchboard line up</li> <li>•Installation of new wire and cable tray system from new main breaker to ATS, from ATS to new MLO section.</li> <li>•Installation of new wire and cable tray system from new ATS to new pull box on exterior of the building.</li> <li>•Installation of new ductbank from pull box to the existing 1600kW generator</li> <li>•Installation of new dry-type transformer and panelboard for new circuits to generator panels</li> <li>•Installation of new generator 120V circuits (battery blanket heaters and receptacles)</li> <li>•Installation of all required control wiring associated with PQM, generator, and ATS to the plant PLC</li> <li>•Inclusive of all testing and power system studies.</li> </ul>	LS	1	\$1,458,570.00	\$1,458,570.00	\$972,799.00	\$972,799.00
7	<ul style="list-style-type: none"> <li>Wells Ranch WTP – Service No. 2</li> <li>•Demolition of existing wire/conduit previously installed to ATS/generator</li> <li>•Demolition of the existing empty pull section adjacent to the switchboard</li> <li>•Demolition of existing ATS</li> <li>•Temporary relocation of generator and demolition of existing generator pad</li> <li>•Modification of existing Eaton switchboard line up to decouple the main breaker section from the distribution section.</li> <li>•Installation of new MLO section at the end of switchboard line up</li> <li>•Installation of new wire and cable tray system from existing main breaker to ATS, from ATS to new MLO section.</li> <li>•Installation of new wire and cable tray system from new ATS to pull box on exterior of the building.</li> <li>•Installation of new ductbank from pull box to the existing 1250kW generator</li> <li>•Installation of new generator 120V circuits (battery blanket heaters and receptacles)</li> <li>•Installation of all required control wiring associated with PQM, generator, and ATS to the plant PLC</li> <li>•Inclusive of all testing and power system studies.</li> </ul>	LS	1	\$644,020.00	\$644,020.00	\$1,023,476.00	\$1,023,476.00
<b>Total Lump Sum Base Bid Prices</b>					<b>\$3,475,260.00</b>		<b>\$3,845,454.00</b>
<b>Note: Taknek's bid proposal is disqualified based on the review of their submitted bid proposal.</b>							

**CANYON REGIONAL WATER AUTHORITY  
BOARD COMMUNICATION**

DATE	SUBJECT	AGENDA NUMBER
04/14/2025	PURCHASE OF A PALL MOBILE MEMBRANE FILTRATION UNIT TO SERVICE THE HAYS CALDWELL WATER TREATMENT PLANT	CRWA 25-04-007

**INITIATED BY**

KERRY AVERYT

**STAFF RECOMMENDATION**

CRWA Staff recommends purchasing and acquiring an 80-membrane mobile membrane filtration unit from the Pall Corporation to be used at the Hays Caldwell Water Treatment Plant.

**BACKGROUND INFORMATION**

Canyon Regional Water Authority ("CRWA") owns, operates and maintains the Hays Caldwell Water Treatment Plant ("Hay Caldwell WTP" or "WTP"). The membranes at the Hays Caldwell WTP are at the end of their useful life and at risk of imminent failure. Consequently, the WTP is in need of a mobile membrane filtration unit in order to ensure continuous operation, including in the event that the existing membranes fail.

The Pall Corporation has a mobile membrane filtration unit available for immediate purchase. It is an 80-membrane unit with a treatment capacity of 1.1 MGD. In 2022 the Texas Commission on Environmental Quality ("TCEQ") approved CRWA's use of a similar Pall Corporation mobile membrane filtration unit for use at the WTP and further authorized CRWA to utilize a then-existing pilot study to demonstrate viability of that unit in lieu of requiring a new pilot study.

At the time of TCEQ's approval, the Pall Corporation was the sole source for an immediately available mobile membrane filtration unit. Since the TCEQ's approval, CRWA has learned that there is one other manufacturer of mobile membrane filtration units. To now be able to acquire a bid from the other manufacturer, or to put another manufacturer's unit into service at the WTP, would require CRWA to first conduct a pilot study of the other manufacturer's mobile membrane filtration unit. Unfortunately, the current membranes at the Hays Caldwell WTP may not last beyond a few months; less time than needed for a new pilot study of the other manufacturer's mobile membrane filtration unit and subsequent submission of the other manufacturer's mobile membrane filtration unit (if deemed appropriate for CRWA's use) to the TCEQ for its approval.

Continuous water service by CRWA is essential to the life health, and safety of the public. However, the risk of imminent failure of the existing Hays Caldwell WTP membranes is an emergency condition that will create a serious health hazard as thousands of homes will not be able to get potable water. This emergency condition, therefore, requires immediate corrective action in the form of purchasing a mobile membrane filtration unit to act as a temporary repair of the current membranes in the short term and allow the WTP to continue operating. The current WTP membranes will be replaced in the long term.

**FINANCIAL IMPACT**

The cost of the purchase and acquisition of the mobile membrane filtration unit from the Pall Corporation is \$2,300,000.

**MOTION**

Motion to approve the following resolution.

**CANYON REGIONAL WATER AUTHORITY**

**RESOLUTION No. 25-04-007**

BE IT **RESOLVED** by the CRWA Board of Trustees:

1. That it is hereby declared that:
  - (a) Continuous water service by CRWA is essential to the life health, and safety of the public.
  - (b) However, the risk of imminent failure of the existing Hays Caldwell Water Treatment Plant ("WTF") membranes is an emergency condition that will create a serious health hazard as thousands of homes will not be able to get potable water.
  - (c) This condition constitutes an emergency and, therefore, requires immediate corrective action in the form of purchasing a mobile membrane filtration unit to act as a temporary repair of the current membranes in the short term and allow the WTP to continue operating.
  - (d) The existing WTP membranes will be replaced in the long term.
2. That based on the declaration of an emergency, the purchase and acquisition of a mobile membrane filtration unit from the Pall Corporation in the amount of \$2,300,000 is hereby authorized and approved.
3. That CRWA's General Manager is hereby authorized and directed to execute all documents, and initiate and take all actions necessary to purchase and acquire the mobile membrane filtration unit from the Pall Corporation in the amount of \$2,300,000.
4. That CRWA's General Manager is hereby also authorized and directed to comply with Section 49.274 of the Texas Water Code and submit to the Executive Director of the Texas Commission on Environmental Quality ("TCEQ") details describing the specific serious health hazard as soon as practicable following the issuance of the purchase contract for the Pall Corporation mobile membrane filtration unit.
5. That CRWA's General Manager is hereby further authorized and directed to come back to this Board of Trustees for any additional approvals and/or ratifications deemed necessary and involving the purchase and acquisition of a mobile membrane filtration unit from the Pall Corporation in the amount of \$2,300,000.

Adopted this 14<sup>th</sup> day of April 2025

Ayes \_\_\_\_ Nays \_\_\_\_ Abstained \_\_\_\_ Absent \_\_\_\_

Approved by: \_\_\_\_\_

Certified and attested by: \_\_\_\_\_  
Ted Gibbs, Secretary

## Aria FAST™ T80

**aria** FAST™

### For Water When and Where You Need It

The Aria FAST T80 system from Aria Filtra™ supplements or replaces your water treatment system on a permanent or temporary basis, giving you “water filtration on wheels.”

When facing source water problems, downtime from equipment malfunctions or emergencies, seasonal surges in consumption, or increased demand that exceeds system capacity, you need a solution to rapidly increase production.

If you are in the process of building a new facility, a water treatment system may be needed to ensure a smooth transition while the old plant is being decommissioned.

The Aria Filtra mobile water treatment system comprises a complete, automated, packaged Aria FAST membrane filtration system mounted in a trailer or container. With appropriate site preparation and minimal labor, the system can be operational within hours. All that is required is supplying the source water, connecting the effluent pipe, and adding 460 VAC 3-phase power.

Using the same state-of-the-art hollow-fiber membranes as hundreds of installed Aria FAST systems worldwide, the mobile system transforms groundwater, surface water, or secondary effluent into water that is free from harmful bacteria, cysts, and particles.

The Aria FAST system’s redundant racks are mounted on skids inside the container. The system has a flexible configuration and can be engineered to operate in tandem with other water treatment technologies, such as reverse osmosis.

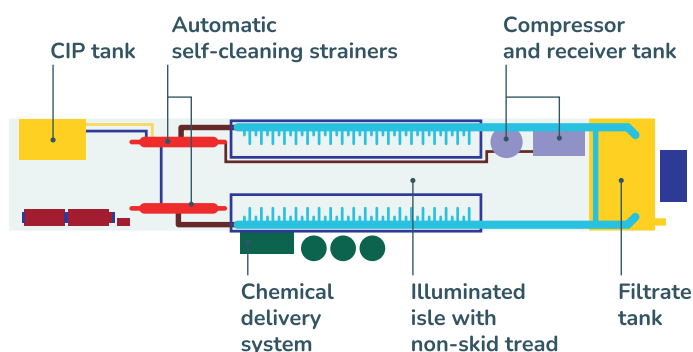


## CONTAINER DETAILS

Type	Trailer
Length	53 ft (16.2 m)
Height	13 ft 6 in. (4.1 m)
Width	8 ft 6 in. (2.6 m)
Shipping weight	30,700 lb (14,000 kg)
Operating weight	59,000 lb (26,000 kg)

## CONTAINER CONNECTIONS

Type	Grooved (flanged optional)
Material	HDPE with 304SST reinforcement
Raw water inlet	8 in. (200 mm)
Membrane filtrate outlet	8 in. (200 mm)
Clean-in-place (CIP) / backwash waste outlet	8 in. (200 mm)
Misc. gravity waste outlet	3 in. (75 mm)



Membrane	Membrane filtration
Max. capacity	800 gpm (182 m³/h)
Filtration outlet pressure	< 45 psig (3 bar)
Water temperature range	32°F (0°C) to 104°F (40°C)
Air compressor system	240-gallon receiver

## SPECIAL FEATURES

Complete automated CIP system

Operator workstation

HVAC

## EFFLUENT QUALITY

Turbidity	< 0.05 NTU maximum, < 0.02 NTU typical
SDI	< 3 maximum, < 2.5 typical
Bacteria and particles	> 0.1µ removed to nondetectable limits (> 99.999%)

## INSTRUMENTATION AND ELECTRICAL

Service	460 VAC, 3 phase, 60Hz
Customer communication	Analog
Remote access / diagnostics	Air card
Feed turbidimeter	Standard
Filtrate turbidimeter	Standard
PLC	Allen Bradley L36



+1 (866) 475-0115

AriaFiltraInfo@  
TrojanTechnologies.com

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Aria Filtra, a division of Trojan Technologies, is the filtration partner of choice for municipal and industrial customers that need reliable access to consistent, high-quality water. With more than two billion gallons of installed capacity spanning six continents, Aria Filtra has the process expertise, proven technology, and intelligent systems that customers trust to reliably tackle their most complex water treatment challenges. Featuring industry-leading durability, reliability, and ease of operations, our broad portfolio of solutions ensures mission-critical functions continue to work as needed, day in, day out, for years to come. Learn more at [AriaFiltra.com](https://ariafiltra.com).

Because of technological developments related to the products, systems, and/or services described herein, the data and procedures are subject to change without notice. Please consult your local representative to verify that this information remains valid.

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**CANYON REGIONAL WATER AUTHORITY  
BOARD COMMUNICATION**

DATE	SUBJECT	AGENDA NUMBER
04/14/2025	GBRA REGIONAL RAW WATER DELIVERY SYSTEM VFD PROJECT COSTS AND FY 2025 BUDGET AMENDMENT	CRWA 25-04-008

**INITIATED BY**

KERRY AVERYT

**BACKGROUND INFORMATION**

GBRA is working on their Variable Frequency Drives (VFD) Project. This project will include the replacement of 5 VFDs with new cabinets at Pump Station 2, new main electrical disconnect at Pump station 2, and replacement of 5 VFDs with new cabinets at Pump Station 3. GBRA informed Canyon Regional Water Authority of this project in January 2025, as well as informing CRWA of their contractual obligation to pay their share of the costs for this project. GBRA proposed two payment options that were then presented to the affected member entities. CRWA has the option to pay an upfront cash contribution of \$324,000.00 or make an annual debt-service payment of \$42,000 for 15 years for a total of \$630,000.00.

**STAFF RECOMMENDATION**

AFTER SPEAKING WITH THE AFFECTED MEMBER ENTITIES, IT IS CRWA STAFF'S RECOMMENDATION TO PAY AN UPFRONT CASH CONTRIBUTION OF \$324,000 TO COVER CRWA'S SHARE OF THE COSTS FOR THE GBRA VARIABLE FREQUENCY DRIVES PROJECT AND TO MAKE AN AMENDMENT TO THE FY 2025 BUDGET TO REFLECT THESE COSTS.

**FINANCIAL IMPACT**

Entity	Cash Contribution	FY 2026 Monthly PMT	GBRA Contract	Per- centage
County Line	\$167,246.32	\$13,937.19	1,052.00	51.62%
Crystal Clear	\$46,421.98	\$3,868.50	292.00	14.33%
Martindale	\$7,948.97	\$662.41	50.00	2.45%
Maxwell	\$102,382.73	\$8,531.89	644.00	31.60%
<b>Totals</b>	<b>\$324,000.00</b>	<b>\$27,000.00</b>	<b>2,038.00</b>	<b>100.00%</b>

**MOTION**

Motion to approve the following resolution.

**CANYON REGIONAL WATER AUTHORITY**

**RESOLUTION No. 25-04-008**

IT IS HEREBY **RESOLVED** by the CRWA Board of Trustees approve and adopt Resolution 25-04-008 approving the payment of \$324,000 to GBRA for the Variable Frequency Drives (VFD) Project and approving an amendment to the FY 2025 Budget to reflect these costs.

Adopted this 14<sup>th</sup> day of April 2025

Ayes \_\_\_\_ Nays \_\_\_\_ Abstained \_\_\_\_ Absent \_\_\_\_

Approved by: \_\_\_\_\_  
Brandon Rohan, Vice-President

Certified and attested by: \_\_\_\_\_  
Ted Gibbs, Secretary





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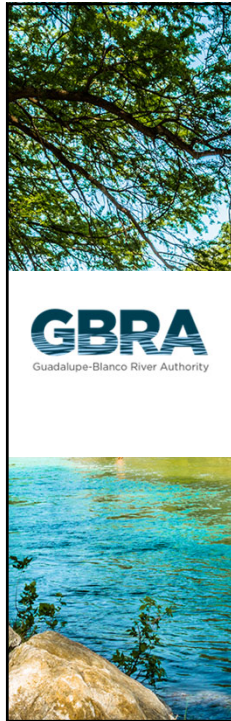
**GBRA**  
Guadalupe-Blanco River Authority

## Regional Raw Water Delivery System

- In operation since 1999
- FY 2024
  - Raw water delivered - 6.9 billion gallons

**GBRA.ORG**

2



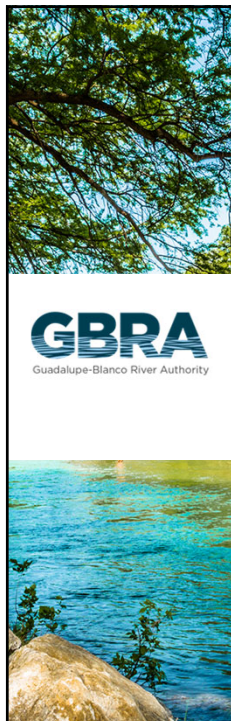
## Regional Raw Water Delivery System

### Projects Completed in Recent Years

- Replacement of 5 turbine pumps
- Rebuild of 12 motors and multiple pumps
- Pipeline replacement under Highway 123
- Pipeline relocation along FM 621
- Installation of 6 new air release valves
- *In progress:* GVEC 2<sup>nd</sup> electric feed to pump station

[GBRA.ORG](http://GBRA.ORG)

3

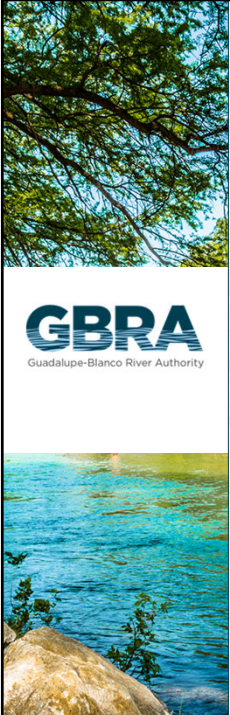


## Variable Frequency Drives (VFDs) Project

- Replace 5 VFDs with new cabinets at Pump Station 2
- New main electrical disconnect at Pump Station 2
- Replace 5 VFDs with new cabinets at Pump Station 3
- Estimated cost - \$4.0 million
- Expected completion – Spring 2026

[GBRA.ORG](http://GBRA.ORG)

4



## September 2024

### Estimated Cost Allocation

**RRWDS**  
**VFD's Funding**  
**Customer Impact - September 2024**  
**Estimated Bond Sale - 15 Year Maturity**


Construction Proceeds	\$5,800,000
Average Annual Debt Service	\$768,000

	Millions of Gallons Per Day (MGD)	Cash Contribution	(Avg Annual) Debt Participation
Hays Energy	2.20	\$510,400	\$67,584
Canyon Regional Water Authority	2.00	\$464,000	\$61,440
City of Kyle	4.86	\$1,127,520	\$149,299
City of Buda	1.50	\$348,000	\$46,080
Goforth SUD	4.94	\$1,146,080	\$151,757
Monarch Utilities	0.50	\$116,000	\$15,360
City of San Marcos	9.00	\$2,088,000	\$276,480
	25.00	\$5,800,000	\$768,000

Debt Service billing to begin in FY 2026

GBRA.ORG

5



## January 2025

### Estimated Cost Allocation

**RRWDS**  
**VFD's Funding**  
**Customer Impact - 2025**  
**Estimated Bond Sale - 15 Year Maturity**

Construction Proceeds	\$4,050,000
Average Annual Debt Service	\$525,000

	Millions of Gallons Per Day (MGD)	Cash Contribution	(Avg Annual) Debt Participation
Hays Energy	2.20	\$356,400	\$46,200
Canyon Regional Water Authority	2.00	\$324,000	\$42,000
City of Kyle	4.86	\$787,320	\$102,060
City of Buda	1.50	\$243,000	\$31,500
Goforth SUD	4.94	\$800,280	\$103,740
Monarch Utilities	0.50	\$81,000	\$10,500
City of San Marcos	9.00	\$1,458,000	\$189,000
	25.00	\$4,050,000	\$525,000

Debt Service billing to begin in FY 2026

GBRA.ORG

6





## Need from Customers

- Notice of intent – cash or debt service
  - February 13 or sooner
- If cash contribution:
  - Payment by – March 21
- If participant in debt service:
  - Execute General Certificate (prior to issuance of bonds)
    - References the Water Supply Agreement
    - Includes five-year history of revenues/expenses (water & sewer)
    - Validation of accuracy of information and other affirmations
    - Executed by City Manager, General Manager, or President

**GBRA.ORG**

**CANYON REGIONAL WATER AUTHORITY  
BOARD COMMUNICATION**

DATE	SUBJECT	AGENDA NUMBER
04/14/2025	AMENDMENT TO THE FY 2025 BUDGET TO REFLECT REALLOCATION OF COSTS ASSOCIATED WITH THE HAYS CALDWELL PROJECT	CRWA 25-04-009

**INITIATED BY**

KERRY AVERYT

**BACKGROUND INFORMATION**

The City of San Marcos (the "City") became a Wholesale Customer of CRWA through execution of the Hays Caldwell Amended and Restated Regional Contract in February 2021 (the "Contract"). Under the Contract, the City, together with Crystal Clear SUD, Maxwell SUD, County Line SUD and Martindale WSC, is a "Contracting Party."

Per the Contract, the City is obligated to pay a share of costs associated with the Hays Caldwell WTP (the "City Annual Payment") together with other sums. The City's monthly payments for the FY2025 budget year are \$66,305.62 for an annual total of \$795,667.44.

A dispute has arisen concerning certain costs assessed to the City under the Contract, and in October 2024, the City stopped making payments altogether. In late January 2028, the City confirmed that it will not resume making payments unless and until the Contract is amended.

On March 12, 2025, the City filed a lawsuit in Guadalupe County District Court seeking certain judicial declarations under and possible rescission of the Contract. The lawsuit seeks, in part, to alleviate the City from making payment for certain costs of the Hays Caldwell Project.

Section 5.04(g) of the Contract expressly provides for reallocation of costs that are unpaid as the result of a default or delinquency of a Contracting Party:

"...It is further provided and agreed that if any Contracting Party should remain delinquent in any payments due hereunder for a period of one hundred twenty (120) days, and if such delinquency continues during any period thereafter, such Contracting Party's minimum amount specified in Exhibit A, shall be deemed to have been zero gallons during all periods of such delinquency, for the purpose of calculating and redetermining the percentage of each Annual Payment or Annual City Payment to be paid by the non-delinquent Contracting Parties and the Authority, and the Authority shall redetermine such percentage on that basis in such event so that the non-delinquent Contracting Parties and the Authority collectively shall be required to pay all of the Annual Requirement and Annual City Payment. However, the Authority shall pursue all legal, remedies against any such delinquent Contracting Party to enforce and protect the rights of the Authority, the other Contracting Parties, and the holders of the Bonds, if Bonds have been issued or incurred. The delinquent Contracting Party shall not be relieved of the liability to the Authority for the payment of all amounts which would have been due hereunder had no default occurred or the

percentage had not been redetermined as provided in this Section. It is understood that the foregoing provisions are for the benefit of the Authority and holders of the Authority's Bonds, if Bonds have been issued or incurred, so as to insure that all of the Annual Requirement will be paid by the non-delinquent Contracting Party and the Authority during each Annual Payment Period regardless of the delinquency of a particular Contracting Party. If any amount due and owing the Authority by any Contracting Party is placed with an attorney for collection, such Contracting Party shall pay to the Authority all attorneys' fees, in addition to all other payments provided for herein, including interest."

An amendment to the FY2025 Budget is required to implement the redetermination of Hays Caldwell Project costs prescribed by Section 5.4(g) of the Contract.

#### **STAFF RECOMMENDATION**

Staff recommends that the Board adopts a Resolution Amending the FY 2025 Budget to reallocate all costs of the Hays Caldwell Project assessed against the City (whether characterized as the City Annual Payment or otherwise) to the remaining, non-delinquent Contracting Parties. The reallocation of such costs should be made in such percentages as are necessary so that the non-delinquent Contracting Parties shall be required to pay all of the Annual Requirement and Annual City Payment.

The redetermination would result in assessment of Hays Caldwell Project costs in the following percentages:

<b>CONTRACTING PARTY</b>	<b>CONTRACTUAL PERCENTAGE PRIOR TO REDETERMINATION</b>	<b>REDETERMINED PERCENTAGE</b>
Crystal Clear SUD	11.19	17.19
Maxwell SUD	20.14	30.95
County Line SUD	29.27	44.98
Martindale WSC	9.98	6.98

The Board should also redetermine and reallocate the City's delinquent and past due payments for FY2025.

#### **FINANCIAL IMPACT**

Failure to Amend the FY 2025 Budget to reallocate and redetermine the City's percentage of Hays Caldwell Project Costs would result in cost to CRWA of \$795,667.44 for FY2025.

#### **MOTION**

Motion to approve the following resolution.

Certified and attested by: \_\_\_\_\_  
Ted Gibbs, Secretary



# OPTION AGREEMENT FOR PROJECT PARTICIPATION - WELLS RANCH III GROUNDWATER PROJECT

THIS OPTION AGREEMENT FOR PROJECT PARTICIPATION – WELLS RANCH III GROUNDWATER PROJECT (this “**Participation Agreement**”) is made and entered into by and between the CANYON REGIONAL WATER AUTHORITY (“**CRWA**”), and \_\_\_\_\_ (the “**Participant**”). In this Participation Agreement, CRWA and Participant are sometimes individually referred to as a “**Party**” and collectively as the “**Parties**.” The effective date (“**Effective Date**”) of this Participation Agreement shall be the date it is approved by CRWA’s Board of Trustees following approval by Participant’s Board of Directors.

## RECITALS

WHEREAS, CRWA is a regional water authority created under and essential to accomplish the purposes of Article XVI, Section 59 of the Constitution of the State of Texas, and operating pursuant to Chapter 670, Acts of the 71st Legislature, Regular Session, 1989, as amended (the “**CRWA Act**”); and

WHEREAS, CRWA is empowered to purchase, own, hold, lease, and otherwise acquire water supply sources; to build, operate, and maintain facilities for the treatment and transportation of water; to sell treated water to local governments, water supply corporations, and other persons in the State of Texas; and to protect, preserve, and restore the purity and sanitary condition of water; and

WHEREAS, in furtherance of the CRWA Act and its statutory purpose, CRWA has developed and presently operates a groundwater supply project in Gonzales and Guadalupe counties, Texas, consisting of groundwater wells, treatment facilities, water supply pipelines, booster pumps, other appurtenances, and necessary easements and other interests in land, including any expansions thereof, known as the “**Wells Ranch Project**” and presently being comprised of Phase 1 and Phase 2; and

WHEREAS, those parties participating in the Wells Ranch Project, or an existing phase thereof, including Participant, are the “**Participating Members**”; and

WHEREAS, due to increased demand for water from the Participating Members, to include Participant, CRWA is contemplating and evaluating the further expansion of the Wells Ranch Project, including increasing the capacity at the water treatment facility, construction of new water supply pipelines, the construction of water storage and delivery facilities, together with acquisition and production of additional groundwater solely for CRWA’s purposes (collectively the “**Wells Ranch III Project**”); and

WHEREAS, development and construction of the Wells Ranch III Project will require certain governmental approvals, including but not limited to the grant to CRWA of permits from applicable groundwater conservation districts (each a “**GCD**”) for the

drilling of new water wells together with permits for production and transportation of groundwater, permits from the Texas Commission on Environmental Quality (the “**TCEQ**”) for the operation of the modified and expanded water treatment facilities and new water supply pipelines, and permits for construction and equipping of the expanded water treatment facilities; and

WHEREAS, Participant desires to in the future contract with CRWA for the reservation and purchase of treated water to be produced by the Wells Ranch III Project if and when the said Wells Ranch III Project is developed and constructed by CRWA; and

WHEREAS, it is anticipated that CRWA and the Participant, together with other participants (all of which may or may not be Participating Members), will enter into a water supply contract (the “**Water Supply Contract**”), pursuant to which CRWA would agree to finance, refinance, acquire, develop and construct the Wells Ranch III Project and under which the Participant and other participants would agree to make payments to or on behalf of CRWA; and

WHEREAS, the final form of the Water Supply Contract, if any, will be determined based on the final list of the participants’ respective levels of participation in the Wells Ranch III Project, and is anticipated to differ substantially in form and substance from those water supply contracts pertaining to Phase 1 and Phase 2 of the Wells Ranch Project; and

WHEREAS, due to the anticipated expedited timing of the Wells Ranch III Project, CRWA has in the past undertaken, and reasonably anticipates undertaking significant and costly efforts in the near term related to evaluation of the feasibility and preliminary development of the Wells Ranch III Project; and

WHEREAS, CRWA and Participant mutually desire to execute this Participation Agreement evidencing Participant’s interest in the Wells Ranch III Project and permitting Participant to acquire an option to in the future contract with CRWA for the reservation and purchase of water produced by the Wells Ranch III Project; and

WHEREAS, this Participation Agreement shall constitute an interlocal cooperative agreement as authorized pursuant to the Interlocal Cooperation Act.

NOW, THEREFORE, in consideration of the mutual covenants and agreements herein contained, CRWA grants Participant an option for the Term (as defined below) of this Participation Agreement to in the future contract for the purchase of treated water produced by the Wells Ranch III Project, and Participant agrees to pay CRWA a Participation Fee (as defined below) for such right, strictly conditioned upon the terms and conditions set forth herein.

**ARTICLE 1.**  
**WELLS RANCH III PROJECT; ALLOCATIONS**

Section 1.1 Project Requirements: CRWA's efforts to determine the feasibility and desirability of developing and constructing the Wells Ranch III Project has in the past required, and will continue to require, significant investment of funds by CRWA. Costs associated with evaluation of the Wells Ranch III Project include but are not limited to professional fees for engineering and other studies, professional fees for hydrological modeling and services associated with potential wellfield design and permitting consultation, legal fees, and costs of acquiring and maintaining groundwater lease agreements with landowners in the area of the Wells Ranch Project. Participant agrees to contribute to the reimbursement of CRWA for past expenses advanced, and to pay future expenses associated with the Wells Ranch III Project as described in this Participation Agreement.

Section 1.2 Anticipated Project Participation. Participant hereby acknowledges and agrees that CRWA anticipates that the Wells Ranch III Project would result in increased Wells Ranch Water Treatment Facility in the approximate amount of 14,500 acre feet, together with increased water transportation capacity resulting from the construction of one or more new pipelines. As of the Effective Date, the anticipated shares of each participant in the increased capacity resulting from the Wells Ranch III Project is as follows:

Entity	Anticipated Participation in Wells Ranch III Project Capacity (acre/feet)*
County Line SUD	2,000
Crystal Clear SUD	1,500
East Central SUD	2,575
Green Valley SUD	2,425
Maxwell SUD	3,000
Springs Hill SUD	3,000
CRWA	XXX
Total	14,500

Section 1.3 Participant's Anticipated Project Participation Subject to Change. The anticipated participation of Participant (and all participants) in the Wells Ranch III Project Capacity as reflected in the table in Section 1.2 hereof is and shall be subject to change prior to the time that the Water Supply Contract is executed. In the event that any participant identified in the said table withdraws from the Wells Ranch III Project or otherwise decreases its anticipated capacity, then CRWA shall endeavor to make the resulting unallocated capacity available first to the remaining participants, and

subsequently to new participants. If more than one remaining participant desires to acquire available capacity resulting from an event described in the preceding sentence, then in such event CRWA shall allocate capacity in even shares among the remaining participants. Anything to the contrary herein notwithstanding, no such reallocation will entitle Participant to a refund of any sums paid to CRWA pursuant to this Participation Agreement.

Section 1.4 No Guarantees. Participant acknowledges and agrees that the Wells Ranch III Project is in the conceptual stage and is subject to cancellation, redetermination, re-allocation and revision in scope, timing, cost, water source and participation. Participant further acknowledges that the future availability and timing of treated water for purchase from the Wells Ranch III Project is wholly dependent upon factors outside of CRWA's control, including but not limited to regulatory permitting, and the timely and competent performance of third-party contracted work. Accordingly, anything to the contrary herein notwithstanding, CRWA makes no representation, covenant or guarantee that: (a) the Wells Ranch III Project or any component thereof will be developed or constructed; (b) the Wells Ranch III Project will be permitted by any applicable GCD or other applicable governmental authorities; (c) the final scope of the Wells Ranch III Project will be suitable to meet Participant's requirements for a firm supply of treated water; (d) the final cost to Participant of participating in the Wells Ranch III Project; and/or (e) the time that the Wells Ranch III Project will be placed in service or will otherwise be capable of delivering water to Participant.

## **ARTICLE 2**

### **PARTICIPATION FEE; PAYMENT OBLIGATIONS**

Section 2.1 Participation Fee. As consideration to the Authority for the option to subsequently participate in the Wells Ranch III Project by and through the Water Supply Contract and reserve the right to purchase a defined quantity of water as provided in Article 1 of this Participation Agreement (as it may from time-to-time be revised), Participant agrees to pay CRWA the following sums (collectively the "**Participation Fee**"):

(a) A single lump sum of \$\_\_\_\_\_ **[share of WR3 costs advanced by CRWA]**, representing Participant's share of CRWA's unreimbursed costs previously advanced in connection with developing the Wells Ranch III Project through the Effective Date of this Participation Agreement, the said sum being due and payable within thirty (30) days following the Effective Date of this Participation Agreement;

(b) Monthly payments of \$\_\_\_\_\_, representing Participant's proportionate share of CRWA's costs associated with making royalty payments and other costs ancillary to CRWA's lease of groundwater rights anticipated to support forthcoming applications for permits from applicable groundwater districts; provided, however, that the total annualized amount due from Participant in accordance with this Section 2.1(b) will be included in each annual budget adopted by CRWA during the Term (as defined below) of this Participation

Agreement and is, therefore, subject to adjustment in each budget cycle and shall be paid by Participant on a monthly basis in advance, with all sums due within thirty (30) days of the date that CRWA delivers an invoice to Participant; and

(c) Lump sum payments in amounts and at intervals to be determined in the future and which are directly associated with the costs that CRWA anticipates will be incurred in connection with developing the Wells Ranch III Project and obtaining permits from applicable GCDs prior to the time that the participants enter into the Water Supply Contract, including but not limited to: (i) costs and fees of consultants incurred in connection with acquiring leasehold interests in groundwater rights to support forthcoming applications for permits to drill or re-work wells, produce and/or transport groundwater associated with the Wells Ranch III Project; (ii) costs and professional service fees, including attorney's fees and fees of hydrologists and other specialized professionals, incurred in connection with preparing, submitting and pursuing permits and other regulatory approvals from applicable GCDs and other governmental authorities.

## Section 2.2 Payment.

- (a) The sums specified in Section 2.1(a) and Section 2.1(b) shall be respectively paid in accordance with those Sections;
- (b) Payments due of and from Participant pursuant to Section 2.1(c) shall be paid according to the following process:
  - (i) CRWA has designated a special account (the “**WR3 Account**”) for purposes of segregating funds to be advanced by Participant and all other participants for purposes of developing the Wells Ranch III Project. The WR3 Account shall be managed by CRWA but shall consist of funds contributed in advance by Participant and all other participants of the Wells Ranch III Project to serve as security that the participants will timely honor their respective obligations to fund the costs incurred by CRWA in connection with developing the said project and obtaining permits from applicable GCDs.
  - (ii) The WR3 Account shall at all times maintain a minimum account balance of three hundred thousand dollars (\$300,000.00) (the “**Minimum Account Balance**”), and Participant shall, within thirty (30) days following the Effective Date of this Participation Agreement, pay to the CRWA the sum of \$\_\_\_\_\_ representing Participant's initial contribution to the Minimum Balance of the WR3 Account, as determined and allocated in accordance with Participant's Anticipated Project Participation in the Wells Ranch III Project as set-forth in the Table contained in Section 1.2, as it may be from time to time amended.
  - (iii) CRWA will routinely make expenditures from the WR3 Account for costs related to developing the Wells Ranch III Project, including

without limitation those costs identified in Section 2.1(c) hereof.

- (iv) Any time that, as the result of expenditure of funds from the WR3 Account, the balance thereof is reasonably anticipated by CRWA to decrease below the Minimum Account Balance, then CRWA shall deliver to all participants in the Wells Ranch III Project written notice and request for replenishment (each a “**Replenishment Request**”). Each Request for Replenishment shall state the specific sum due from Participant and shall be determined and allocated in accordance with Participant’s Anticipated Project Participation in the Wells Ranch III Project as set-forth in the Table contained in Section 1.2, as it may be from time to time amended.
  - (v) Within forty-five (45) following receipt of each Replenishment Request, Participant shall deliver to CRWA written notice that: (i) Participant intends to pay the amount specified in the Replenishment Request, and will deliver the sum specified in such Replenishment Request to CRWA within thirty (30) days following delivery of such notice from Participant; or (ii) Participant desires to terminate this Participation Agreement, in which event termination shall be effective ninety (90) days following delivery of such notice from Participant and Participant shall have no obligation to make payment upon the Replenishment Request.
- (c) Time is of the essence with respect to all notices and payments due of Participant hereunder. If a payment or notice deadline falls on a Saturday, Sunday, or national holiday, the deadline will be extended to the next day that is not a Saturday, Sunday, or national holiday. A national holiday is a holiday designated by the federal government.

**Section 2.3 Payments Non-Refundable.** The Participation Fee and all components thereof paid to CRWA under this Participation Agreement shall in all circumstances be non-refundable when made and shall not apply against or otherwise be credited against the purchase price of any water purchased by Participant from the Wells Ranch III Project in the future. Notwithstanding any termination or expiration of this Participation Agreement, Participant shall not be entitled to a refund of any sum paid to CRWA hereunder and all payments made by Participant hereunder are deemed to be at-risk upon payment.

**Section 2.4 Grant of Participation Option.** In consideration of Participant’s contribution to CRWA’s groundwater leasing costs prior to the Effective Date hereof, the receipt of which is acknowledged by CRWA, and Participant’s agreement to pay the Participation Fee in accordance with this Article 2, CRWA hereby grants Participant an option to subsequently participate in the Wells Ranch III Project by and through the Water Supply Contract together with the right to purchase a quantity of treated water and pipeline capacity (the “**Participation Option**”), as provided in Section 1.2 of this Participation Agreement (as it may from time-to-time be revised) if and when the Wells Ranch III

Project is constructed.

Section 2.5 CRWA's Sole Discretion. Participant specifically acknowledges that the lump sum payment to be made to CRWA pursuant to Section 2.1(a) of this Participation Agreement is for the purpose of reimbursing expenses related to the Wells Ranch III Project which were advanced by CRWA prior to the Effective Date hereof. Accordingly, CRWA shall have sole discretion to apply, use and spend such funds in connection with its operations.

### **ARTICLE 3**

#### **TERM; AUTOMATIC RENEWAL; TERMINATION**

Section 3.1 Term. This Participation Agreement and the Participation Option granted to Participant in Section 2.4 shall commence on the Effective Date and, unless renewed or earlier terminated pursuant to the provisions hereof, shall expire two (2) years thereafter (the "**Term**") unless this Participation Agreement is terminated or renewed on or before such date in accordance with Section 3.2.

Section 3.2 Automatic Renewal. This Participation Agreement shall automatically renew for additional terms of two (2) years (each a "**Renewal Term**") unless Participant delivers to CRWA written notice of termination not later than ninety (90) days prior to the expiration of the then-current Term or Renewal Term, as the case may be. Each Renewal Term shall be upon the same terms and conditions contained in this Participation with the exceptions that the Participant's Anticipated Participation in the Wells Ranch III Project may be revised with a concurrent adjustment in Participant's payment obligations. Anything to the contrary herein notwithstanding, this Participation Agreement shall not be further available for renewal after the expiration of the second (2<sup>nd</sup>) Renewal Term.

Section 3.3 Termination. Termination of this Participation Agreement shall occur exclusively as provided in Section 2.2(b)(v), this Section 3.3 and in the event of Participant's default pursuant to Section 4.3.

- (a) Termination by Participant. Participant may terminate this Participation Agreement by delivering written notice to CRWA, and in such event, termination shall be effective ninety (90) days following the date of CRWA's receipt of such notice. If Participant terminates this Participation Agreement pursuant to Section 2.2(b)(v) or this Section 3.3(a), then Participant shall be obligated to pay all sums specified in Section 2.1(b) that accrue or otherwise become due up to the effective date of termination and Participant shall no longer have the right to participate in the Wells Ranch III Project.
- (b) Termination by CRWA. CRWA may terminate this Participation Agreement in accordance with Section 4.2 in the event of Participant's default, or upon thirty (30) days' written notice to



Participant in the event that CRWA determines in good faith that: (i) development and construction of the Wells Ranch III Project is not economically feasible or practically viable; (ii) approval of CRWA's anticipated applications for permits to drill wells and/or to produce or transport groundwater necessary to support the Wells Ranch III Project are not likely to be obtained; or (iii) approval of permits or other governmental approvals necessary to construct the facilities necessary to treat or transport an expanded water supply from the Wells Ranch III Project are not likely to be obtained. If CRWA terminates this Participation Agreement pursuant to this Section 3.3(b), then Participant shall be obligated to pay all sums specified in Section 2.1(b) that accrue or otherwise become due from Participant up to the effective date of termination.

- (c) Termination Upon Execution of Water Supply Contract. This Participation Agreement will automatically terminate upon execution of the Water Supply Contract.

#### **ARTICLE 4 DEFAULT and REMEDIES**

Section 4.1 Default by Participant. The failure by Participant to pay the Participation Fee or any component thereof to CRWA within five (5) business days after Participant receives written notice specifying that the payment was not made when due shall constitute a default by Participant under this Participation Agreement.

Section 4.2 Remedies of CRWA.

- (a) Termination of the Participation Agreement. Upon the occurrence of a default by Participant hereunder, CRWA may terminate this Participation Agreement by giving written notice thereof to Participant (whereupon all obligations and liabilities of CRWA to Participant hereunder and Participant's Participation Option shall immediately terminate) and, without further notice (except as expressly required hereinabove), demand or liability, reallocate or reassign Participant's Participation Option in the Wells Ranch III Project to the remaining participants or to new participants.
- (b) Recovery by CRWA. If CRWA terminates this Participation Agreement pursuant to Section 4.2(a), then in such event CRWA shall be entitled to recover all applicable components of the Participation Fee that accrue or otherwise become due from Participant up to the effective date of termination together with interest thereon at the rate of eight percent (8%) from the date due through the date paid or date of any judgment or award by any court of competent jurisdiction together with court costs and attorney's fees as provided in Section 6.13.

### Section 4.3 Default by CRWA.

CRWA shall be in default under this Participation Agreement if CRWA fails to perform any of its express obligations set-forth in this Participation Agreement and said failure continues for a period of sixty (60) days after Participant delivers written notice thereof to CRWA, provided that if such failure cannot reasonably be cured within said sixty (60) day period, CRWA shall not be in default hereunder if the curative action is commenced within said sixty (60) day period and is thereafter diligently pursued until cured. Upon the occurrence of a default hereunder by CRWA that is not cured within the cure period set-forth in this Section 4.2, Participant may, as its sole and exclusive remedy terminate this Participation Agreement and in such event termination shall be effective ninety (90) days following the date of CRWA's receipt of such notice. Any notice of a failure to perform by CRWA shall be sent to CRWA at the addresses and to the attention of the parties set forth in Section 6.5, and any such notice not sent to CRWA at all addresses or not sent in compliance with Section 6.5 below shall be of no force or effect. All obligations of CRWA hereunder will be construed as independent covenants, not conditions.

## **ARTICLE 5**

### **NO IMPLIED WARRANTIES, REPRESENTATIONS OR PROMISES**

Section 5.1 No Implied Warranties, Representations or Promises. CRWA and Participant have made no warranties, representations or promises (express or implied) with respect to the Wells Ranch III Project except as expressly set forth in this Participation Agreement. Participant acknowledges and agrees that no rights or options to purchase any applications filed or to be filed with any GCD, permits, groundwater rights, plants, facilities, pipelines, capacity or infrastructure forming any part of the Wells Ranch III Project are acquired by Participant by implication or otherwise except as expressly set forth in the provisions of this Participation Agreement. Participant further acknowledges that the terms and conditions relating to the purchase of treated water from the Wells Ranch III Project will be negotiated in a separate water supply agreement.

## **ARTICLE 6**

### **MISCELLANEOUS**

Section 6.1 Leases; Permits and Permit Applications. Participant acknowledges that the water anticipated to supply the Wells Ranch III Project is regulated by Chapter 36 of the Texas Water Code and rules of applicable groundwater districts and may not be produced or transported by CRWA in the absence of new or amended permits authorizing the drilling of new wells, re-equipping of existing wells, production and transportation of groundwater. CRWA reserves the sole right, discretion and authority to acquire leases for groundwater rights to support necessary permit applications, apply for permits or amendment(s) to existing permits as may be necessary for the Wells Ranch III Project, to contract with and engage the consults of its choice to assist in such activity, and to resolve, compromise and/or settle all administrative and judicial actions related to any such permit applications.

Section 6.2 No Partnership or Joint Venture. This Participation Agreement is by and between CRWA and Participant and is not intended and shall not be construed to create the relationship of agent, servant, employee, partnership, joint venture, or association as between CRWA and Participant nor between Participant and any trustee, officer, employee, contractor, or representative of CRWA.

Section 6.3 No Third-Party Beneficiaries. This Participation Agreement shall be for the sole and exclusive benefit of the Parties hereto and shall not be construed to confer any rights upon any third party.

Section 6.4 No Assignment. This Participation Agreement may not be assigned by Participant.

Section 6.5 Addresses and Notice. Unless otherwise provided herein, any notice, communication, request, reply, or advice (herein severally and collectively, for convenience, called “**Notice**”) herein required or permitted to be given, made or accepted by any Party to any other Party must be in writing and may be given or be served by depositing the same in the United States mail postpaid and registered or certified and addressed to the party to be notified, with return receipt requested, or by delivering the same to the General Manager of such party, addressed to the Party to be notified. Notice deposited in the mail in the manner hereinabove described shall be conclusively deemed to be effective, unless otherwise stated herein, from and after the expiration of three days after it is so deposited. Notice given in any other manner shall be effective only if and when received by the Party to be notified. For the purposes of notice, the addresses of the Parties hereto shall, until changed as hereinafter provided, be as follows:

If to CRWA, to:

Canyon Regional Water Authority  
Attn: General Manager  
850 Lakeside Pass  
New Braunfels, Texas 78130  
Phone: (830) 609-0543

AND IF NOTICE OF DEFAULT, COPY TO:

R L WILSON LAW FIRM  
Attn: Trey Wilson  
16607 Blanco Rd., Suite 501  
San Antonio, Texas 78232  
Phone: (210) 223-4100  
Email: [trey@sa-law.com](mailto:trey@sa-law.com)

If to Participant, to:

Attn: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
Phone: \_\_\_\_\_

The Parties hereto shall have the right from time to time and at any time to change their respective addresses and each shall have the right to specify as its address any other address by at least ten (10) days' written notice to the other Parties hereto.

Section 6.6 Incorporation of Preamble Recitals. The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Participation Agreement for all purposes and are adopted as a part of the judgment and findings of the respective governing body of each party hereto.

Section 6.7 Entire Agreement. This Participation Agreement contains the complete and entire agreement between CRWA and Participant pertaining to the Wells Ranch III Project and fully supersedes all prior agreements, discussions and understandings between the parties pertaining to the subject matter hereof.

Section 6.8 Captions. The section headings appearing in this Participation Agreement are for convenience of reference only and are not intended, to any extent and for any purpose, to limit or define the text of any section or any subsection hereof.

Section 6.9 Amendment. This Participation Agreement may be amended, modified, revised or changed exclusively by written instrument executed by the Parties and approved by their respective governing bodies.

Section 6.10 Severability. If any provision of this Participation Agreement or the application thereof to any person or circumstance shall be held to be invalid, the remainder of this Participation Agreement and the application of such provision to other persons and circumstances shall nevertheless be valid, and the Parties hereby declare that this Participation Agreement would have been enacted without such invalid provision.

Section 6.11 Construction. Unless the context requires otherwise, words of the masculine gender shall be construed to include correlative words of the feminine and neuter genders and vice versa, and words of the singular number shall be construed to include correlative words of the plural number and vice versa. This Participation Agreement and all the terms and provisions hereof shall be constructed to effectuate the purposes set forth herein and to sustain the validity of this Participation Agreement.

Section 6.12 Governing Law. This Participation Agreement shall be construed and enforced in accordance with the laws of the State of Texas and the United States of America.

Section 6.13 Venue; Costs and Attorney's Fees. Venue for any action to enforce or construe this Participation Agreement shall lie exclusively in the Texas state district courts located in Guadalupe County, Texas. The prevailing party in any litigation commenced for the purposes of enforcing or interpreting this Participation Agreement

shall recover reasonable attorney's fees and costs from each non-prevailing party.

Section 6.14 Counterparts. This Participation Agreement may be executed in any number of counterparts, each of such counterparts shall for all purposes be deemed to be an original, and all such counterparts shall together constitute one and the same instrument.

Section 6.15 Compliance with Texas Open Meetings Act. It is officially found, determined, and declared that the meeting of each governing body of the Parties at which this Participation Agreement was adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Participation Agreement, was given, all as required by Chapter 551, as amended, Texas Government Code.

IN WITNESS WHEREOF, the Parties hereto acting under authority of their respective governing bodies have caused this Participation Agreement to be duly executed as of the Effective Date first above written.

CANYON REGIONAL WATER AUTHORITY

By: \_\_\_\_\_  
President, Board of Trustees

ATTEST:

\_\_\_\_\_  
Secretary, Board of Trustees

XXXXXX SPECIAL UTILITY DISTRICT

By: \_\_\_\_\_  
President

ATTEST:

\_\_\_\_\_  
Secretary