



BEAR CREEK SUD

Telephone 1-972-843-2101 • P.O. Box 188
Lavon, Texas 75166

Date: July 15, 2025

Time: 5:30PM

WORK SESSION - Office Building Plan.

Design coordinator and engineer discussed plans for office building..

MINUTES OF REGULAR BOARD MEETING

Call to order by: Vice-President Robert Haynes

Directors Present: Robert Haynes, Herman Stork, Lisa Block, James Watts

Directors Absent: Chris Elder, Leticia Harrison, Colby McClendon

Public Comment: None

Consent Items:

Approval of Minutes of Regular Meeting on June 23, 2025

Approval of June 2025 Financials.

Approval of June 2025 General Manager Report

Motion made by Director H. Stork, seconded by Director L. Block to approve Consent Agenda Items. Motion carried unanimously.

Regular Agenda Items:

A. Discuss and act upon Building Plan for office.

Discussion regarding contract for design and build of office with changes presented by BCSUD attorney.

Motion made by Director J. Watts, seconded by Director H. Stork to accept contract presented by Conduit with changes as described by attorney giving C. Reagan authority to execute contract. Motion carried unanimously. Directors Elder, Harrison and McClendon absent.

Motion made by Director H. Stork, seconded by Director L. Block to accept IPO #6 as presented by Kimley-Horn giving C. Reagan authority to execute. Motion carried unanimously. Directors Elder, Harison, and McClendon absent.

Motion made by Director L. Block, seconded by Director J. Watts to approve \$22,000 for demolition of structures on office property. Motion carried unanimously. Directors Elder, Harrison, and McClendon absent.

B. NTMWD Preliminary 2026 Rates.

No action taken.

C. Discuss and act upon Pump Station No. 2, Pressure Zone 2 Pump Issues.

Pump #2 to be re-installed week of August 21, 2025.

Motion made by Director J. Watts, seconded by Director H. Stork to provide \$1,500.00 for extended warranty and preventive maintenance for pumps. Motion carried unanimously. Directors Elder, Harrison, and McClendon absent.

D. Discuss and act upon NTMWD Contract – Take Point #1.

No action taken.

E. Discussion of water purchases in BCSUD CCN.

No action was taken.

F Discuss House Bill 3834 – Cyber Security Awareness Training.

Cyber Security Awareness Training due by August 31, 2025.

Board to Set Future Meetings and Agendas:

Vice - President, R. Haynes, asked if anyone had any future meetings to be set or any items for future agendas.

Next Regular Board Meeting scheduled for August 19, 2025, at 6:00 p.m.

Office Plan, NTMWD 2026 Rates, Pump Station No. 2, Pressure Zone 2, NTMWD Contract, water purchases BCSUD CCN, TxDOT Funds – PS1.

Adjournment of Regular Meeting at 7:41PM.

Robert Haynes, Vice-President

Lisa Block, Secretary

Camille Reagan, Recorder