



Walnut Creek Special Utility District

P.O. Box 657
1155 Hwy. 199 West
Springtown, Texas 76082
(817) 220-7707
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Minutes for Walnut Creek SUD Board of Directors Regular Meeting May 20, 2024

Directors Present: Mike Gilley, Mark Green, Beth Correll, Jim Cox, and Bill Roesicke
Employees: James Blackwood, Jhanna Bogan, Perry Day, and James Stevens
Others Present: Bill Lohrke

The meeting was called to order by Mike Gilley, at 4:00 P.M. noting the agenda was posted in accordance with Chapter 551, Texas Local Government Code. Quorum was established. The meeting was held at the District's office located at 1155 W Highway 199 Springtown, Texas. The invocation was given by Jim Cox. The Pledge of Allegiance was led by Beth Correll.

Open Forum – Customer Jane Galvin at 128 Clayton Crossing, Springtown voiced concerns about the number of changes with only a portion of them being gone over.

Consent Agenda – Beth Correll moved to approve the Consent Agenda as presented. Seconded by Jim Cox. Motion carried 5-0.

General Session:

- A. Consideration and/or action to award or reject bids for the 537-059 Surface Water Treatment Plant Expansion. Jim Cox moved to award the bid for the 537-059 Surface Water Treatment Plant Expansion to Gracon Construction, Inc. for their bid of \$4,298,000.00. Seconded by Beth Correll. Motion carried 5-0
- B. Consideration and/or action to award or reject bids for the 537-066 Major Water Line Distribution System. Beth Correll moved to award the bid for the 537-066 Major Water Line Distribution System to N.A.E. Contracting for their bid of \$7,199,912.79. Seconded by Bill Roesicke. Motion carried 5-0
- C. Engineer's project report – Bill Lohrke reviewed the current project report, Exhibit A.

General Manager Report

- A. Update on Construction Projects. See Exhibit B. GM James Blackwood, updated the board on project status.

Mike Gilley adjourned the meeting at 4:34 P.M.


Beth Correll, Board Secretary

E.S. & C. M., Inc.
Civil & Environmental Engineers · Planners · Construction Managers
Texas Registered Engineering Firm No. F-12080

May 16, 2024

Mr. James Blackwood, General Manager Walnut
Creek Special Utility District
P.O. Box 657
Springtown, Texas 76082

Engineer's Monthly Report to the Board of Directors Meeting For May 20, 2024

Dear Mr. Blackwood:

For your Board of Directors Meeting, I have listed an outline of our work for the District as follows:

I. 16" Water Distribution Lines

Engineer's Project No. 537-099
16" Water Line along State Hwy. 199, then down Newsome Mound Rd. to Veal Station Rd.
Contractor: Acadia Services, LLC

This project has been Completed and placed into service.

II. Reconstruct and Elevate the Partagas 300,000 Gallon Elevated Storage Tank

Engineer's Project No. 537-099 (B)
Contractor: Phoenix Fabricators & Erectors, Inc.

This project has been Completed and placed into service.

III. Projects

We have completed the design for the vast majority of the 20 projects, except for the one Elevated Storage Tank project adjacent to F.M. 51. The Elevated Storage Tank site adjacent to F.M. 51 is in the process of being purchased by the District. We now have completed needed survey work for the Proposed Elevated Storage Tank site to be purchased. Likewise, on the opposite side of F.M. 51, we have completed survey work on the 20' wide easement between F.M. 51 and Hutcheson Hill Road.

We have completed Water Distribution Plans for a large area between the Keeter Elevated Storage Tank and the Jay Bird Lane Booster Pump Station. This project (No. 537-066),

was Bid on May 2, 2024. We made our recommendation to award the construction contract to N.A.E. Contracting (Dakota Lunsford) for their Bid of \$7,099,100.00. This award is on the District's agenda for Award Consideration on May 20, 2024.

We have completed Water Distribution Plans along F.M. 51, however in order to finalize these plans, we need the Elevated Storage Tank site to first be purchased. We feel this project (No. 537-062), will be ready for Bid Opening by June 15, 2024, pending actual purchase of the Elevated Storage Tank Site.

The F.M. 920 Booster Pump Station was awarded to Acadia Services for \$2,774,500.00. The F.M. 51 Booster Pump Station was awarded to Acadia Services for \$2,789,300.00. The two Booster Pump Stations are now under construction. We are presently reviewing the Contractor's Shop Submittals.

- **Surface Water Treatment Plant, Project No. 537-059**

The Bid Opening for this project was April 18, 2024. We made our recommendations to award the contract to Gracon Construction, Inc. for their Bid of \$4,298,000.00. The District is scheduled to consider contract award on the Board Meeting of May 20, 2024. Gracon Construction is a very good water plant contractor that completed the last water plant expansion for the District.

- **Project No. 537-135**

We have added the 20" water main from F.M. 920 Booster Pump Station to S.H. No. 199, then eastward along, S.H. No. 199 to the Agnes Elevated Storage Tank. This project replaced the water service to the City of Peaster which was deleted. We are now preparing Water Distribution Plans for this project.

- **Project No. 537-101, Water System Improvements, 500,000 Gallon Elevated Storage Tank, located on Thomas Road and Johnnie Drive**

We have completed the design of this project and said project is scheduled for a Bid Opening on June 6, 2024. Our estimated Construction Cost is \$2,200,000.00.

- **Project No. 537-019, 12" Water Line along Knob Hill Rd. from Jay Bird Lane to F.M. 730 & Future Surface Water Treatment Plant**

We are working on these plans and anticipate Bid Opening in June of 2024. Other items or projects that we are addressing is a new Surface Water Treatment Plant that will be needed within the next 5 to 8 years, if not sooner. The Plant will be designed for a treatment

capacity of 28 MGD. This project has been tentatively reviewed and the facility concept has been approved by the Tarrant Regional Water District (T.R.W.D.). We completed our Preliminary Engineering Report for the needed new Water Treatment Plant on June 26, 2023. In a meeting (Feb. 14, 2024) with the T.R.W.D., we were advised to locate an intake structure and a new water plant in deep water near the dam of Eagle Mountain Lake, rather than connect directly to their 84" raw water line. Additionally, the T.R.W.D. is trying to get a raw water supply variance from the T.C.E.Q. which would allow them to increase the raw water allocations at Lake Bridgeport. We are preparing a report to the District that outlines both the problems and the options available as recommended by the T.R.W.D. We planned to have this report completed by this Board Meeting, however this is a major report and includes various options and cost estimates, therefore the report should be completed by the end of May 2024. We are coordinating this report with Mr. Ron Freeman for legal opinions.

IV. Bid Advertisement Dates & Contract Awards

- 1. 2,000,000 Gallon Ground Storage Tank, (Project No. 537-059-A)**
@ Existing Lake Bridgeport Water Treatment Plant Site
Bids Were Opened 12/21/23 @ 1:00 P.M.
Contract Awarded by the District on 01/16/24
Now in the Construction Phase

- 2. 1,000,000 Gallon Ground Storage Tank, (Project No. 537-060-A)**
@ F.M. 920 Booster Pump Station Site
Bids Were Opened 12/21/23 @ 1:30 P.M.
Contract Awarded by the District on 01/16/24
Now in the Construction Phase

- 3. 500,000 Gallon Ground Storage Tank, (Project No. 537-063-A)**
@ Proposed F.M. 51 Booster Pump Station Site
Bids Were Opened 12/21/23 @ 2:00 P.M.
Bids were rejected and re-advertised to be opened on Feb. 9, 2024 @ 1:00 P.M.
Engineer's Recommendation to award contract on Feb. 12, 2024
Contract Awarded by the District on Feb. 20, 2024
Now in the Construction Phase

- 4. F.M. 920 Booster Pump Station, (Project No. 537-060)**
Bids Were Opened 01/11/24 @ 1:00 P.M.

Contract Awarded by the District on 01/16/24
Now in the Construction Phase

5. F.M. 51 Booster Pump Station, (Project No. 537-063)

Bids Were Opened 01/11/24 @ 1:30 P.M.
Contract Awarded by the District on 01/16/24
Now in the Construction Phase

6. Water System Improvements

Surface Water Treatment Expansion
Contract Bid Opening April 18, 2024
Recommendations for Contract Award on
April 22, 2024 to Gracon Construction, Inc.
For their Bid of \$4,298,000.00
Scheduled for Board Award on May 20, 2024

**7. Large Water Distribution System Improvements
Between Keeter Tank and Jaybird Lane Booster
Pump Station**

Contract Bid Opening May 2, 2024
Recommendation for Contract Award to
NAE Contracting for their Bid of \$7,199,912.79
Scheduled for Board Award on
May 20, 2024

V. Other Projects

If the needed Elevated Storage Tank Site adjacent to F.M. 51 is purchased, and the cross country 20' wide easement is obtained, we can complete these plans and advertise both the major water distribution plans along F.M. 51 and the Landmark type of an elevated storage tanks in June 2024. Please note that Mr. Blackwood has obtained a verbal commitment from the Landowner that he will sell a (1) acre Tank Site, providing the District construct a Landmark type tank. We have now completed our survey work for the elevated tank site purchase and the meets and bounds description for the access and water line easements.

We may be able to schedule Bid Openings for the F.M. 51 Elevated Storage Tank projects in June of 2024. The other two Water Distribution System projects are nearing completion.

VI. Private Developments

We have been in the process of reviewing several residential subdivisions and R.V. parks

in the past month. In particular, we have developed preliminary costs and participation cost for constructing a 12" water line along F.M. 730 to serve a 500 Unit R.V. park. This includes a Preliminary Engineering Report.

VII. Miscellaneous Projects and Work

We prepared our Bond Fund Analysis on May 7, 2024 listing the Bond amounts so described in the Final T.C.E.Q. Series 2023 Bond Issue. This Analysis listed the Bond Amounts so listed for each project and the amount bid on each project. The results show either a negative fund over the stated Bond amount or a surplus amount under the Bond amount. We are presently working with Mr. Blackwood to explore ways to generate additional funds with use of the Parker County \$1,500,000.00 Grant.

Sincerely,

Bill Lohrke
Senior Project Manager
E.S.&C.M., Inc. Engineers

Walnut Creek Board of Directors Meeting General Manager's Report 5/20/24 exhibit B

- The district has started to actively look for an accountant/finance manager. We have already spoken with one potential candidate and will be talking to more as applications come in.
- The opening for the Billing Clerk position will be on the Website as of 5/20/24 and in the local newspaper as of 5/23/24
- The bid advertisements for the 500,000 gallon tank on Thomas Rd will be in the Tri-County reporter and the Star Telegram on the 23rd of May and 30th of May. The bids will be accepted until 11:00 am on June 6th and will be opened at 1:30 pm on the same day.
- The District had the Storage tanks at Agnes Circle and FM 2048 cleaned as large amounts of silt had built up in both due to large main breaks last year.
- Construction has begun on all previous bids up to this time (storage tanks and pump station upgrades.)
- The pump ordered last year for installation at the 2123 pump station; paid for by the City of Rhome as part of their contract, has been received and installation will start in early June.
- The District's financial audit was sent into the state as required and will be posted to the Web site within the week.
- The District's latest Consumer Confidence Report will be posted to the website within the week.
- New pamphlets have been ordered for distribution to new customers over water conservation and proper ways to water yards during the heat of the summer. Also pamphlets over ways to identify potential leaks.
- I have reached out for answers/explanations as to why we are being told that generators are not covered under the ARPA money from the county. We have packets, a letter from Judge Deen's office and monthly project reports stating that they were approved as of 10/3/22 and going forward until 5/9/24. In the 5/9 meeting when giving the yearly update on the project, I was told by the ARPA board, the board that has received every monthly report before that generators were not approved. As of yet the only answer I have received is " the paperwork was wrong, we do not approve generators". I have yet to be given any reason as to why we received an approval letter, packet to proceed and monthly reports have been approved if they did not approve generators.