

**BEXAR METROPOLITAN WATER DISTRICT**  
**2047 W. MALONE, SAN ANTONIO, TEXAS 78225**  
**P.O. BOX 245994, SAN ANTONIO, TEXAS 78224**  
**REGULAR BOARD MEETING**  
**February 25, 2008**

In accordance with Chapter 551 of the Texas Government Code, Vernon's Annotated Civil Statutes, Section 31, notice is hereby given to the public that the Board of Directors for the BEXAR METROPOLITAN WATER DISTRICT shall have a Regular Board of Directors Meeting on the **25<sup>th</sup> day of February 2008**. **The meeting will be called to order at 3:30 p.m., with an Executive Session to follow thereafter. Open Session will begin at 6:00 p.m.** The meeting will be held in the Bexar Metropolitan Water District Board Room, 2047 W. Malone, San Antonio, Texas.

The District provides unrestricted access for the disabled.

1. Meeting Called to Order.

**EXECUTIVE SESSION:**

2. Executive Session

The Bexar Metropolitan Board of Directors reserves the right to adjourn into Executive Session at any time to discuss any of the matters listed below, as authorized by Chapter 551 of the Texas Government Code, Vernon's Civil Statutes, Subchapter D, as it pertains to private consultation with the Board's attorneys (§551.071); deliberation about Real Property (§551.072); deliberations about Gifts and Donations (§551.073); as it pertains to Personnel (§551.074); deliberations about Security Devices (§551.076); and Economic Development (§551.087). **EXECUTIVE SESSION ITEMS MAY BE DISCUSSED AND ACTED UPON, IF APPROPRIATE IN OPEN SESSION.**

- a. To approve and to authorize the General Manager to execute a Purchase and Sale Agreement with Kenneth Cole/Cole Farms and Ranch for the sale of the Cole Farm Property in Uvalde County, Texas as per the terms discussed in executive session (Olivares/Ruiz).
- b. To declare as surplus BexarMet's Kye Mask Property located in Lytle, Texas (Olivares/Ruiz).
- c. To authorize the General Manager and the Real Estate Committee to negotiate a Purchase and Sale Agreement with Jerry K. Mask for the sale of the Kye Mask Property in Bexar County, Texas (Olivares/Ruiz).
- d. Real Estate Discussion Items for Executive Session (Olivares/Ruiz).
- e. Legislative Lobbyist Services (Clement).
- f. Consultation with the Board's Attorney, general litigation matters involving ongoing, pending or contemplated litigation and settlement offers - Discussion Items for Executive Session (Olivares/Ruiz).

- g. To approve settlement amount with Water Exploration Co., Ltd., ("WEC") regarding Stein Tract Payments (Olivares/Ruiz).
  - h. To approve a Capacity Lease Agreement with BBR Water Company (Olivares/Ruiz).
- 3. The Board will reconvene in Open Session.
  - 4. Pledge of Allegiance.
  - 5. Invocation.
  - 6. The Board may take ACTION on any item discussed in Executive Session.
  - 7. Requests by interested citizens to address the Board.

**ACTION ITEMS:**

**THE BOARD WILL BE ASKED TO CONSIDER AND TAKE ACTION:**

**ITEMS FOR INDIVIDUAL CONSIDERATION:**

- 8. To approve a comprehensive In-House Feasibility Study regarding the former Marbach Paystation property as a Customer Service Center (Atkinson).
- 9. To approve the firm Garza/Gonzalez & Associates to conduct the audit for fiscal year 2007-2008 (Olivares/Vasquez).
- 10. To authorize the General Manager to negotiate with the State Auditor's Office to enter into an Engagement Letter in order to conduct a financial-related audit of the District as mandated by HB 1565 (Olivares/Vasquez/Ruiz).
- 11. To consider and approve the submittal of a grant application to the Texas Water Development Board by the San Antonio River Authority, acting as administrator of the Regional Water Alliance, for a feasibility study on the availability of brackish ground water within the Wilcox Aquifer in Bexar, Guadalupe and Wilson counties and to contribute an amount not to exceed \$20,000.00 to meet those cost not met by the grant (Olivares/Thuss).
- 12. To authorize a contribution of \$1,500.00 to the Cesar E. Chavez Legacy and Educational Foundation Scholarship Fund (Villarreal).
- 13. To authorize a 3% cost of living adjustment (COLA) to the exempt employees to commence on May 1, 2007 (Clement).

**ENGINEERING/IMPROVEMENTS, EXTENSIONS AND ADDITIONAL CAPACITY:**

- 14. To appropriate an additional \$11,674,912.00 for the Capital Budget for Fiscal Year 2007-2008, increasing the Capital Budget for the year to \$47,836,912.00 (Olivares/Thuss).

15. Approval of a Resolution in support of the Community Development Block Grant Program applications submitted to Bexar County to replace undersized infrastructure and support adequate fire protection for portions within Meadow Wood Acres (District 2) and South Bexar County (District 5) (Olivares/Thuss).
16. To approve a change order with Landmark Structures I, L.P. to add a concrete vault and check valves at the point of injection for disinfection and fluoride at Talley Road Water Production Facility #184 for an amount not to exceed \$11,971.00 and approve allocation of funds from the Capital Budget in that amount (District 6) (Olivares/Thuss) (Item tabled on January 28, 2008).
17. To authorize the expenditure of funds for the installation of yard piping at Stevens Ranch Facility #178 (BP#060769) for an amount not to exceed \$100,000.00 and to allocate \$100,000.00 from the Capital Budget (District 6) (Olivares/Thuss) (Item tabled on January 28, 2008).
18. To authorize a change order for a generator foundation, CPS transformer foundation, and various motor control center and MIOX building changes at Stevens Ranch Facility #178 with Payton Construction, Inc. for an amount not to exceed \$212,009.00 and to allocate \$212,009.00 from the Capital Budget (District 6) (Olivares/Thuss) (Item tabled on January 28, 2008).
19. To authorize the expenditure of funds for the replacement of approximately 1,300 LF of 6” main on Venus Avenue in an amount not to exceed \$110,000.00 and to allocate \$110,000.00 from the Capital Budget (District 1) (Olivares/Thuss).
20. To authorize the expenditure of funds for the replacement of approximately 870 LF of 6” main on Gifford Street in an amount not to exceed \$65,000.00 and to allocate funds from the capital budget (District 1) (Olivares/Thuss).
21. To authorize the General Manager to negotiate and execute a contract with Southwest Electrical Contracting Services, the lowest bidder for RFP #07360, for construction of electrical equipment for Bitters Facility #065 for an amount not to exceed \$1,629,800.00, and to allocate from the Capital Budget (District 6) (Olivares/Thuss).
22. To approve the City Public Service cost to install electric service for well pumps and the flex site at the Stein Tract (Facility #191) for an amount not to exceed \$955,401.00 and to appropriate the required funds from the Capital Budget (District 6) (Olivares/Thuss).
23. To authorize the General Manager to negotiate and execute a contract amendment with Moody Brothers for an extension of the contract for disinfection system operation and maintenance at the Stein Tract Facility (#191) for an amount not to exceed \$30,000.00 (District 6) (Olivares/Thuss).
24. To authorize the expenditure of funds for the replacement of approximately 4,500 LF of 6” main on Ansley Boulevard and approximately 210 LF of 16” main at the intersection of Petaluma Drive and Six Mile Creek in an amount not to exceed \$370,000.00 and to allocate funds from the Capital Budget (District 7) (Olivares/Thuss).

25. To approve and authorize the General Manager to enter into an inter-local agreement with Bexar County for joint bidding with Bexar County and accept the selected contract related to the Blanco Road – Glade Crossing to West Oaks Estates project for an amount not to exceed \$2,500,000.00 and to allocate that amount from the Capital Budget (District 6) (Olivares/Thuss).

**PURCHASE OF EQUIPMENT, MATERIALS AND SUPPLIES:**

26. Board approval and selection of Morrison Supply as the vendor for distributing high quality, low flow toilets to qualified BexarMet customers as part of the BexarMet Switch and Save Toilet Giveaway Program (Olivares).

**ADMINISTRATION:**

27. To approve the replacement of the air conditioning roof package unit on the Administrative Building at (2047 W. Malone) Facility #062, for an amount not to exceed \$10,000.00 from Central Air Conditioning Co. (Olivares / Wigfall Cruté).

**28. CONSENT ITEMS:**

**THE BOARD WILL BE ASKED TO CONSIDER AND TAKE ACTION:**

- a. To accept the Financial Report for month ending January 31, 2008 and year-to-date (Olivares/Vasquez).
- b. On the approval of payment for legal fees for professional services provided to the District (Olivares/Ruiz).
- c. To approve a Resolution amending Bexar Metropolitan Water District Board Administrative Policies, Chapter III, Section 3.30, Purchasing (Olivares/Ruiz).
- d. To approve and execute a Utility Service Agreement with RKS Texas Investments, L.P. for the Hidden Canyon Development (District 6) (Olivares/Ruiz).
- e. To approve payment of the February 2008 Texas Municipal League Risk Pool (“TML”) Insurance Billing Invoice in an amount not to exceed \$ 6,475.70 (Olivares/Ruiz).
- f. To approve an emergency expenditure to Loyd Armature Works for the cost incurred for the repair of a 250 H.P. electric motor for the well at Facility No.033 (Tippecanoe) in the amount of \$5,569.03 (District 3) (Olivares/Pettit).
- g. To approve the expenditure of funds to Bentley Systems, Inc. for the renewal of a subscription to use engineering water modeling software for an amount not to exceed \$15,840.00 (Olivares/Thuss).
- h. Approval of clarifications for Stand-By Pay and Paid Sick Leave to the District’s Employee Handbook (Olivares/Wigfall Crute) (Item tabled on January 28, 2008).

**29. ACTION ITEMS ADMINISTRATION:**

**THE BOARD WILL BE ASKED TO REVIEW AND APPROVE:**

- a. January 28, 2008, Regular Board Minutes.
- b. December 19, 2007, Regular Board Minutes (Item tabled on January 28, 2008).
- c. December 13, 2007, Special Board Minutes (Item tabled on January 28, 2008).
- d. Amendment to Minutes: February 26, 2007, March 26, 2007, April 30, 2007, May 14, 2007, May 30, 2007, August 22, 2007 (Item tabled on January 28, 2008).

**30. REPORT ITEMS:**

- a. The purchase of materials necessary for store's inventory or for on-going projects for the month of January 2008 (Olivares/Vasquez).
- b. The exceptional expenditures and professional fees for the month January 2008 (Olivares/Vasquez).
- c. Top 25 Delinquent accounts (Olivares/Vasquez).
- d. General Manager's monthly reports (Information only).
  - I. Posting of BexarMet Committee Meetings.
  - II. Impact Fee 395 Process and Timetable Update.
  - III. Water Service Issues for the Hill Country Service area.
  - IV. Procurement of underground leak and water table detection equipment/company.
  - V. Report on the selection of Wet Rock Groundwater Services, L.L.C. as the qualified bidder for the technical support associated with groundwater rights, groundwater availability, groundwater modeling, well field planning and water resource analyses for three years for an amount to not exceed \$70,000.00 per year.
  - VI. BexarMet's Mission & Vision Statements.
- e. Professional Services Monthly Reports (Olivares/Ruiz).

31. The Board will be asked to set the date, time and order of the Open Session/Executive Session for the Board's regular monthly meeting and/or Special meeting.

32. The Board will adjourn.