

VARNER CREEK UTILITY DISTRICT (BRAZORIA COUNTY, TX)**Varner Creek Utility District Board Meeting - 2025-02-19**

REGULAR Session Agenda Docket for Varner Creek Utility District (Brazoria County, Texas)

JURISDICTION CLASSIFICATION	POPULATION SERVED	MEETING DATE
SPECIAL_DISTRICT (MUD)	Texas Taxing Unit	2025-02-19

1. OFFICIAL PUBLIC MEETING AGENDA OVERVIEW

Meeting Session Title	Varner Creek Utility District Board Meeting - 2025-0
Session Classification & Date	REGULAR SESSION 2025-02-19
Total Indexed Docket Items	44 agenda items

3. INDEXED AGENDA DOCKET & LEGISLATIVE ACTIONS

ITEM NUMBER & DOCKET TITLE	CATEGORY / FISCAL NOTE	ACTION / VOTE
1: Micheal Bendit presented the Cash Balance Reports wit	FINANCE	PASSED (6-0)
1: A motion was made by Becky Carroll and seconded by Ma	OPERATIONS	PASSED (6-0)
1: Pecan Valley project - Project almost complete and is	GENERAL	GENERAL
1: Discuss and take appropriate action on CL Garbage Col	CONTRACTS	PASSED (6-0)
1: Update on any security issues on Levee system, pump s	OPERATIONS	OPERATIONS
1: Update on Water Line Replacement on Pecan Valley	OPERATIONS	OPERATIONS
1: Review and approve Cash balances report on District B	FINANCE	PASSED (6-0)
1: Update on biological tests and maintenance performed	OPERATIONS	OPERATIONS
1: Review status of water and sewer accounts; approve de	FINANCE	PASSED (6-0)
1: * Bacterial samples taken - all samples good. * Levy	CONTRACTS	PASSED (6-0)
1: Becky Carroll motioned to sign amended contract with	CONTRACTS	PASSED (6-0)
2: Update on Valle Verde or River Valley- will start job	OPERATIONS	OPERATIONS
2: Budget Report/Income Statement: Motion to accept the	FINANCE	PASSED (6-0)
2: Update on the Valle Verde and River Valley Water Line	OPERATIONS	OPERATIONS
2: Jim Stubbs motioned to lower base garbage rate from \$	GENERAL	GENERAL
2: Consider any outstanding balances to write off and re	FINANCE	PASSED (6-0)
2: Discuss and take appropriate action on the 12" Water	OPERATIONS	PASSED (6-0)
2: Update on CL Sewer contract negotiations with the Cit	OPERATIONS	PASSED (6-0)
2: 12" water line at water plant- Jim Stubbs made a moti	OPERATIONS	PASSED (6-0)

2: Review and approve Budget Report/Income Statement for	FINANCE	PASSED (6-0)
2: A motion was made by Becky Carroll to write-ff balanc	GENERAL	PASSED (6-0)
3: Review and approve paying of bills	FINANCE	PASSED (6-0)
3: Update on dormant Texas Eastman pipeline easement	GENERAL	GENERAL
3: No other engineering issues to report Becky Carroll m	INFRASTRUCTURE	INFRASTRUCTURE
3: Micheal Bendit presented the list of checks prepared	FINANCE	PASSED (6-0)
3: Discuss and take appropriate action on any other Engi	INFRASTRUCTURE	PASSED (6-0)
4: Review and approve minutes of previous meetings	MINUTES	PASSED (6-0)
4: Discuss and take appropriate action on any legal or f	FINANCE	PASSED (6-0)
4: A motion was made by Jody Tielke and seconded by Jim	GENERAL	PASSED (6-0)
5: Review and take appropriate action regarding the Tax	FINANCE	PASSED (6-0)
5: A motion was made by Becky Carroll and seconded by Ma	FINANCE	PASSED (6-0)
A: Public comments: None.	PUBLIC_HEARING	PUBLIC_HEARING
A: Public comments	PUBLIC_HEARING	PUBLIC_HEARING
B: Operator's Report	OPERATIONS	OPERATIONS
B: OPERATOR'S REPORT	OPERATIONS	OPERATIONS
C: Security Report- NA	GENERAL	GENERAL
C: Security Report	GENERAL	GENERAL
D: Sewer and water billing and collection reports	OPERATIONS	OPERATIONS
E: Engineer's Report	INFRASTRUCTURE	INFRASTRUCTURE
F: Legal/Financial Advisors	FINANCE	FINANCE
F: LEGAL/FINANCIAL:	FINANCE	FINANCE
G: Administrators Report	GENERAL	GENERAL
H: There being no other business to come before the Boar	GENERAL	GENERAL
H: Adjourn VARNER CREEK UTILITY DISTRICT By:_____	GENERAL	GENERAL

4. DETAILED DOCKET ITEM SUMMARIES & ROLL-CALL OUTCOMES

Item 1: Micheal Bendit presented the Cash Balance Reports with the transfers and balances in the District's Operating, Capital Projects, and Debt Service accounts for the month of January 2025. Motion to accept the report made by Mark Hopkins, seconded by Jody Ti [Vote: PASSED (6 Yes, 0 No)] -- Micheal Bendit presented the Cash Balance Reports with the transfers and balances in the District's Operating, Capital Projects, and Debt Service accounts for the month of January 2025. Motion to accept the report made by Mark Hopkins, seco

Item 1: A motion was made by Becky Carroll and seconded by Mark Hopkins to approve the cut-off date of 02/24/25 and the overall Sewer and Water billing report and the vote passed

unanimously 5-0. [Vote: PASSED (6 Yes, 0 No)] -- A motion was made by Becky Carroll and seconded by Mark Hopkins to approve the cut-off date of 02/24/25 and the overall Sewer and Water billing report and the vote passed unanimously 5-0.

Item 1: Pecan Valley project - Project almost complete and is scheduled for completion by 2/28/25 per B&L. -- Pecan Valley project - Project almost complete and is scheduled for completion by 2/28/25 per B&L.

Item 1: Discuss and take appropriate action on CL Garbage Collection contract for the Columbia Lakes community [Vote: PASSED (6 Yes, 0 No)] -- Discuss and take appropriate action on CL Garbage Collection contract for the Columbia Lakes community

Item 1: Update on any security issues on Levee system, pump stations and water plant -- Update on any security issues on Levee system, pump stations and water plant

Item 1: Update on Water Line Replacement on Pecan Valley -- Update on Water Line Replacement on Pecan Valley

Item 1: Review and approve Cash balances report on District Bank accounts for January 2025 [Vote: PASSED (6 Yes, 0 No)] -- Review and approve Cash balances report on District Bank accounts for January 2025

Item 1: Update on biological tests and maintenance performed the past month -- Update on biological tests and maintenance performed the past month

Item 1: Review status of water and sewer accounts; approve delinquent account cut-off list and total report [Vote: PASSED (6 Yes, 0 No)] -- Review status of water and sewer accounts; approve delinquent account cut-off list and total report

Item 1: * Bacterial samples taken - all samples good. * Levy Inspection - no issues with levy * 4 ft culvert project complete (old #17 greenspace) * Met with VCUD contractor to discuss scope of Varner Creek cleanup * Storm drain cleaning scheduled * New service I [Vote: PASSED (6 Yes, 0 No)] -- * Bacterial samples taken - all samples good. * Levy Inspection - no issues with levy * 4 ft culvert project complete (old #17 greenspace) * Met with VCUD contractor to discuss scope of Varner Creek cleanup * Storm drain cleaning scheduled

Item 1: Becky Carroll motioned to sign amended contract with Waste Connections for garbage collection and was seconded by Jody Tielke and the vote passed unanimously 5-0. [Vote: PASSED (6 Yes, 0 No)] -- Becky Carroll motioned to sign amended contract with Waste Connections for garbage collection and was seconded by Jody Tielke and the vote passed unanimously 5-0.

Item 2: Update on Valle Verde or River Valley- will start jobs in March and April Jim Stubbs made the motion to accept the Operators Report and was seconded by Jody Tielke. The vote passed unanimously 5-0. -- Update on Valle Verde or River Valley- will start jobs in March and April Jim Stubbs made the motion to accept the Operators Report and was seconded by Jody Tielke. The vote passed unanimously 5-0.

Item 2: Budget Report/Income Statement: Motion to accept the P&L and Budget, made by Jim Stubbs and seconded by Becky Carroll. The vote was unanimously approved 5-0. [Vote: PASSED (6 Yes, 0 No)] -- Budget Report/Income Statement: Motion to accept the P&L and Budget, made by Jim Stubbs and seconded by Becky Carroll. The vote was unanimously approved 5-0.

Item 2: Update on the Valle Verde and River Valley Water Line Replacement projects -- Update on the Valle Verde and River Valley Water Line Replacement projects

Item 2: Jim Stubbs motioned to lower base garbage rate from \$28 to \$27 and no change on second bins and was seconded by Jody Tielke and the vote was passed unanimously 5-0. -- Jim Stubbs motioned to lower base garbage rate from \$28 to \$27 and no change on second bins and was seconded by Jody Tielke and the vote was passed unanimously 5-0.

Item 2: Consider any outstanding balances to write off and recommended action on delinquent accounts [Vote: PASSED (6 Yes, 0 No)] -- Consider any outstanding balances to write off and recommended action on delinquent accounts

Item 2: Discuss and take appropriate action on the 12" Water line replacement at the water plant [Vote: PASSED (6 Yes, 0 No)] -- Discuss and take appropriate action on the 12" Water line replacement at the water plant

Item 2: Update on CL Sewer contract negotiations with the City of West Columbia [Vote: PASSED (6 Yes, 0 No)] -- Update on CL Sewer contract negotiations with the City of West Columbia

Item 2: 12" water line at water plant- Jim Stubbs made a motion to approve electrical upgrades to narrow scope of 12" water line at Water Plant not to exceed \$24,900.00 from Neil Technical Services and \$5,000.00 from Ryder Company for trenching and conduit to the [Vote: PASSED (6 Yes, 0 No)] -- 12" water line at water plant- Jim Stubbs made a motion to approve electrical upgrades to narrow scope of 12" water line at Water Plant not to exceed \$24,900.00 from Neil Technical Services and \$5,000.00 from Ryder Company for trenching and

Item 2: Review and approve Budget Report/Income Statement for January 2025 [Vote: PASSED (6 Yes, 0 No)] -- Review and approve Budget Report/Income Statement for January 2025

Item 2: A motion was made by Becky Carroll to write-ff balances provided by 1st Capital in the amount of \$3,095.24 (see detailed list) and was seconded by Mark Hopkins and the vote was approved unanimously 5-0. [Vote: PASSED (6 Yes, 0 No)] -- A motion was made by Becky Carroll to write-ff balances provided by 1st Capital in the amount of \$3,095.24 (see detailed list) and was seconded by Mark Hopkins and the vote was approved unanimously 5-0.

Item 3: Review and approve paying of bills [Vote: PASSED (6 Yes, 0 No)] -- Review and approve paying of bills

Item 3: Update on dormant Texas Eastman pipeline easement -- Update on dormant Texas Eastman pipeline easement

Item 3: No other engineering issues to report Becky Carroll motioned to accept the overall Engineer's report and Jim Stubbs seconded the motion. The vote passed unanimously 5-0. -- No other engineering issues to report Becky Carroll motioned to accept the overall Engineer's report and Jim Stubbs seconded the motion. The vote passed unanimously 5-0.

Item 3: Micheal Bendit presented the list of checks prepared for the February 2025 invoices. The checks total \$157,208.05 from the Operating fund and \$2,800 & \$2,400 from Debt Service Fund. Motion to pay the bills made by Becky Carroll, seconded by Jody Tielke an [Vote: PASSED (6 Yes, 0 No)] -- Micheal Bendit presented the list of checks prepared for the February 2025 invoices. The checks total \$157,208.05 from the Operating fund and \$2,800 & \$2,400 from Debt Service Fund. Motion to pay the bills made by Becky Carroll, seconded by

Item 3: Discuss and take appropriate action on any other Engineering projects/issues for the District [Vote: PASSED (6 Yes, 0 No)] -- Discuss and take appropriate action on any other Engineering projects/issues for the District

Item 4: Review and approve minutes of previous meetings [Vote: PASSED (6 Yes, 0 No)] -- Review and approve minutes of previous meetings

Item 4: Discuss and take appropriate action on any legal or financial issues that may be appropriate [Vote: PASSED (6 Yes, 0 No)] -- Discuss and take appropriate action on any legal or financial issues that may be appropriate

Item 4: A motion was made by Jody Tielke and seconded by Jim Stubbs to approve Meeting [Vote: PASSED (6 Yes, 0 No)] -- A motion was made by Jody Tielke and seconded by Jim Stubbs to approve Meeting

Item 5: Review and take appropriate action regarding the Tax Assessor/Collector report for January 2025 [Vote: PASSED (6 Yes, 0 No)] -- Review and take appropriate action regarding the Tax Assessor/Collector report for January 2025

Item 5: A motion was made by Becky Carroll and seconded by Mark Hopkins to approve tax assessor report for January 2025. The vote passed unanimously 5-0. [Vote: PASSED (6 Yes, 0 No)] -- A motion was made by Becky Carroll and seconded by Mark Hopkins to approve tax assessor report for January 2025. The vote passed unanimously 5-0.

Item A: Public comments: None. -- Public comments: None.

Item A: Public comments -- Public comments

Item B: Operator's Report -- Operator's Report

Item B: OPERATOR'S REPORT -- OPERATOR'S REPORT

TEXAS OPEN MEETINGS ACT (CHAPTER 551) RECORD CERTIFICATION

This official meeting agenda document reflects the public meeting docket for Varner Creek Utility District (Brazoria County, Texas) convened on 2025-02-19, compiled pursuant to the Texas Open Meetings Act (Texas Government Code Chapter 551).

OFFICIAL STATUTORY DATA SOURCE & UPSTREAM PORTAL REFERENCE

<https://varnercreekutilitydistrict.org>

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