

MINUTES OF THE
WATERWOOD MUNICIPAL UTILITY DISTRICT NO.1

June 20, 2025

The Board of Directors of the Waterwood Municipal Utility District No.1 of San Jacinto County, Texas, met in regular session, open to the, at the Waterwood Improvement Association building, inside the District on Friday June 20, 2025. The roll was called of the duly constituted officers and members of the Board, to-wit:

Donnie Marshall	President
Jeff Measamer	Vice President
John Dagleish	Secretary
Ed Kile	Director
Roy Knapp	Director

1. Call to Order and Welcome Guest

Donnie Marshall called the meeting to order at 3:00p.m.

Board members present were Jeff Measamer, Roy Knapp, John Dagleish and Donnie Marshall, thus constituting a quorum. Also, present were Juan Rojas, Cindy Beasley, Karon Murff, Ron Kirshman, Sharon Guzman, Adrian with Precision and Anita Treadway.

2. Approval of Consent Agenda Items

A. Minutes of the regular meeting of May 16, 2025

John Dagleish made a motion to accept the minutes of the regular meeting. Roy Knapp seconded the motion. The motion carried unanimously.

B. Financial Report

Karon Murff gave the financial report.

Jeff Measamer made a motion to accept the financial report. Roy Knapp seconded the motion. The motion carried unanimously.

C. Payment of Bills

Anita Treadway gave the report on payment of bills.

Jeff Measamer made a motion to approve the payment of bills. Roy Knapp seconded the motion. The motion carried unanimously.

D. Tax Collector Report

Anita Treadway gave the report.

Jeff Measamer made a motion to accept the Tax Collector Report. Roy Knapp second motion. The motion carried unanimously.

3. Directors Matters

A .Discussion and/or authorize any appropriate action.

1. Audit presentation. Discussion/approval of audit.

Molly Abele presented the Audit.

A motion was made to approve the audit by Jeff Measmer and seconded by John Dagleish.

The motion carried unanimously.

2. Review Bond #5 and any related issues.

There was some discussion on the Bond#5. Jeff Measmer

Jeff Measmer asked about getting the District Registration Form. Anita Treadway will get that from Audrey Lyons with John Kuhl's office and send it to Jeff.

3. Update on road repairs at Bass Boat Village and Bayview Circle

A & L Asphalt will be starting the repairs in 2 weeks.

4. Update on FEMA request

Juan Rojas spoke with CRC about a review.

5. Sharon Guzman requested to ask about water quality.

Sharon Guzman said she is concerned about the quality of the water in Waterwood. She had a water filtration company come out to give them a bid on a filtering system for their house. They told her that her water is not safe to use. Precision Utility told her that TCEQ has regulations that they are required to follow and they are in compliance accordingly. There is an upcoming inspection on the ground storage tank. Also, Precision Utility will flush the lines at her house. Adrian will flush on Monday or Tuesday.

6. Douglas Lilley requested for out of district water service.

Mr. Lilley did not make it to the meeting. The Board did say that they could not do an out of district tap without a deeded tap on his property.

4. Operations & Maintenance

A. Receive general report – Precision Utility

Juan Rojas gave the report from Precision Utility.

Action Items

1. Waterwood MUD No.1 Meter Change Out

a. 10 Meter Change Outs Completed April 2025

1. 28620 Rantoul CT

2. 24617 Camwood CT

3. 20424 Doral Dr

4. 20404 Doral Dr

5. 26612 Primrose CT

6. 26600 Orchid CT

7. 26616 Orchid CT

8. 22208 Hann PL

9. 22213 Hann PL

10. 303 Bass Boat Village Apt

2. FEMA 4781 DR – In Progress
3. Delinquent List
4. Payment Plan List
5. Write Off List
6. Sample Bill

A motion to accept the report was made by Roy Knapp. John Dagleish seconded the motion. The motion carried unanimously.

B. Authorize appropriate actions

5. Consider other matters that may come before the Board.

Discussion about a property on Bayview Circle. The Board would like to have a company camera the sewer line to find the location of the mainline. Juan Rojas take care of this. Ed Kile has found someone in Livingston to bid on Doral B.

6. Public Comments

No public comment.

7. Adjourn

John Dagleish made a motion to adjourn. Jeff Measamer seconded the motion. The motion carried unanimously.


John Dagleish, Secretary