

CITY OF HIDEAWAY, TEXAS
BOARD OF ALDERMAN
REGULAR PUBLIC MEETING
IN COMPLIANCE WITH THE TEXAS GOVERNMENT CODE
HIDEAWAY LAKE CLUB, INC.
CONFERENCE ROOM
Tuesday, July 15, 2025 @ 6:00 PM

The public meeting of July 15, 2025, was called to order at 6:00 PM by Mayor Chet Thomas. The Aldermen in attendance were Jim Caldwell, Melissa Sailors, Laura George, Gwyn Horn and Martin Robinson. Joann Messina the Emergency Manager Director, was also in attendance. There was also a group of residents in attendance. Mayor Thomas led the group in saying the Pledge of Allegiance followed by Keith Lory saying a short prayer.

The minutes from the previous meetings held on May 30, 2025 were unanimously approved.

Del Polikeretis, general manager of Hideaway Lake Club, Inc. gave a presentation of the proposal of a land swap between Fair Corporation and Hideaway Lake Club for informational purposes only – no action is necessary on the part of the board of aldermen. Fair Corporation is desirous of developing their last 75 parcels of land within Hideaway. They intend to build one story, duplex style condos on land they currently own. City water and sewer from Lindale is part of this development package. In return for de-annexing 9.2 acres from Hideaway to Lindale, the clubhouse and the administration building would receive Lindale water and sewer. The Hideaway Club would also receive 75

new membership fees and monthly fees. In addition, Fair Corporation would provide Hideaway with another ingress/egress gate onto Highway 849. Hideaway Club would also receive the land included in Andy Waters Park which is currently owned by Fair Corporation. The pump station which pumps all the water for the golf courses is located in Andy Waters Park.

Residents and aldermen asked questions on topics such as:

1. Sound abatement
2. Security fencing
3. Gate construction
4. Road construction and maintenance

Alderman Sailors presented the financial report covering October 2022 through April 2023. A motion was made by Alderman Horn and seconded by Alderman Kashouty to accept the financial report submitted by Alderman Sailors.

Alderman Hackstaff questioned if the "Policy of the City of Hideaway Best Practices for all Accounting Procedures" as established on February 27, 2023 was being followed. Alderman Horn replied that to the best of her knowledge, the Best Practices were being followed. Alderman Kashouty made a motion to accept the financial report and it was seconded by Alderman Horn. It was approved by a 3 to 1 vote with Alderman Hackstaff voting no.

The Investment Committee presented a report on the status of the current three CD's. Alderman Kashouty recommended moving the approximate \$50,000 currently in a money market account into a CD, which would gain more interest. There was discussion as to what investment would be the most beneficial, i.e., TXPool, CD, etc. Alderman Kashouty made a motion which was seconded by Alderman Sailors to pursue the purchase of an additional CD in the amount of \$50,000. The motion carried unanimously.

Alderman Kashouty made a motion, seconded by Alderman Horn, requesting that the Investment Committee have the power to purchase CDs without the

approval of the entire board of aldermen in order to take advantage of the maturity dates and best interest rates. After some discussion, the motion was approved unanimously.

Mayor Hutcheson conducted a discussion of the Crystal Systems purchase by Undine, LLC. The Ordinance vote was tabled due to one change still needed on the Ordinance. Undine has offered a 3-year step up plan to the citizens of Hideaway, which will gradually increase the cost of water. Undine's rates have been approved by PUC. Various questions were raised by the citizens attending the meeting and were addressed by the aldermen.

Bernie Demers and Bill Kashouty were sworn in as the new City of Hideaway Aldermen and Red Brown was sworn in as the new City of Hideaway Mayor. Mayor Brown thanked the outgoing officers, Margie Farrell and Ray Hutcheson for their service to the City of Hideaway. Bernie Demers was nominated as the Mayor Pro Tem with a second by Alderman Horn. Nomination was approved. Mayor Brown thanked Alderman Kashouty for his past work as Mayor Pro Tem.

Mayor Brown gave a synopsis of his view of the position of Mayor. He sees his job as the betterment of the community, which is a unique and wonderful place and his job and the job the of Aldermen is to preserve it and move it forward. He pledged 100% transparency on every financial decision that is made.

Mayor Brown noted that further nominations will be considered at the next Board Meeting. Mayor Brown adjourned the meeting at 5:22.

Respectfully submitted,

Nancy Vander Giessen

Secretary

