

NOTICE OF PUBLIC MEETING of the
BOARD OF DIRECTORS of the SANDBRANCH DEVELOPMENT AND WATER SUPPLY CORPORATION

at the
Mount Zion Baptist Church
129 Burns Drive
Seagoville, TX 75159

Our mission is to provide efficient, effective, and reliable water and wastewater utility services in a manner that respects the natural environment.

Public notice is hereby given that the Board of Directors of the Sandbranch Development and Water Supply Corporation (WSC) will hold a meeting on [Monday, September 22, 2025, at 6:30 p.m.](#)

Agenda:

1. Invocation
2. Call to Order, establish quorum, declare meeting open to the public.
3. Receive Public Comments
4. Consider and act upon approving of the minutes from prior board meeting (Monday, August 11, 2025 Board Meeting)
5. Receive Report from Government Partner(s)
6. Receive Report from Water Finance Exchange (Water FX)
7. President's Report: The President will brief the Board on the activities taken on behalf of the WSC.
8. New business to be placed on the next agenda
9. Confirm date of next meeting
10. Adjourn

The above agenda schedule represents an estimate of the order for the indicated items and is subject to change at any time. These public meetings are available to all persons regardless of disability. If you require special assistance to attend the meeting, please call 972-880-3471 at least 24 hours in advance of the meeting to coordinate any special physical access arrangements. At any time during the meeting or hearing and in compliance with the Texas Open Meetings Act, Texas Government Code Chapter 551, the WSC Board may meet in executive session on any of the above agenda items or other lawful items for consultation concerning attorney-client matters (§551.071); deliberation regarding real property (§551.072); deliberation regarding prospective gift (§551.073); personnel matters (§551.074); and deliberation regarding security devices (§551.076). Any subject discussed in executive session may be subject to action during an open meeting. Public comments may be limited to three (3) minutes from each individual desiring to speak. The public comment period will be limited to one hour. Board members are prohibited by law from discussing matters presented during the public comment period, except for placement on a future agenda.

BOARD OF DIRECTORS MINUTES of the
SANDBRANCH DEVELOPMENT AND WATER SUPPLY CORPORATION
at the

Mount Zion Baptist Church
129 Burns Drive
Seagoville, TX 75159

Monday, September 22, 2025, at 6:30 p.m.

The called regular meeting of the Sandbranch Development and Water Supply Corporation (SDWSC) was held on Monday, September 22, 2025, at 6:30 p.m., at the Mt. Zion Baptist Church. The meeting was called to order by the President, Cliff Freeney. President Cliff Freeney called the roll and announced a quorum with members in attendance Cliff Freeney, Chess Jones, Robert Brinston, and Shirley Bryant present.

The floor was opened for public comments. No public comments made.

On motion of Chess Jones and second by Shirley Bryant, the directors voted unanimously to approve the minutes from the August 11, 2025, meeting as written.

The floor was opened for government partner reports. There were no government partner reports.

The floor was opened for Water Finance Exchange reports. Lia Clark from Water Finance Exchange gave an update on the SDWSC rankings in the Texas Water Development Board (TWDB) PIF applications for Clean Water State Revolving Fund (CWSRF) and Drinking Water State Revolving Fund (DWSRF). For the CWSRF application, SDWSC ranked #2 out of 203 applications considered. For the DWSRF application, SDWSC ranked #74 out of 355 applications considered. It was stated that SDWSC did not receive points for the section for disadvantage community. The lack of being identified as a disadvantage community is based on state/federal census data that does not reflect the actual community. Lia stated that WFX along with Nic Kirk, engineer from Jacob|Martin are still looking for ways to work with TWDB to help improve areas of the DWSRF application, as well as looking for other avenues such as the completion of the USDA-RD application. USDA-RD has a rolling application and we are welcome to apply anytime.

The floor was opened for Jacob|Martin report. Nic Kirk, engineer joined via Zoom to continue Lia's report stating that the USDA application has been updated and a few more items still need to be addressed before submission. Anticipated timeline for submission, if all is well, will be within the first 2 weeks of October.

The board received a report from Yolanda Newhouse, SDWSC Administrative Assistant on behalf of the SDWSC President. Following reports: (1) Recap of the CWSRF and DWSRF rankings with explanation of items in board packets (2) Informed of the submission of the Form 990 EZ to the IRS for tax years 2021, 2022, 2023 and 2024 which brings the SDWSC Board up to date on their obligations. (3) Status of the Indication of Interest to be a Customer mailers/forms have not been very successful but will continue to reach out to residents. (4) Acknowledgement of guests who will speak after the meeting to answer resident questions: Michael Barber-Asst. Fire Marshal, Robert De Los Santos-Fire Marshal, and Ronnie Cox, Public Works.

On motion of President Cliff Freeney, and second by Chess Jones, the board members unanimously voted to adjourn.

The meeting adjourned at 7:15 p.m.

Respectfully submitted,

Shirley Bryant

Shirley Bryant

Secretary/Treasurer