

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, January 12, 2026, 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, December 15, 2025 Board Meeting)
5. Consider and act upon electing an assistant secretary and assistant treasurer for the WSC
6. Review and Approve contract services with a CPA firm for the auditing services for the WSC
7. Receive Report from Government Partner(s)
8. Receive Report from Communities Unlimited
9. Receive Report from Water Finance Exchange (Water FX)
10. President's Report: The President will brief the Board on the activities taken on behalf of the WSC.
11. New business to be placed on the next agenda
12. Confirm date of next meeting
13. 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, January 12, 2026, at 6:30 p.m.

The called regular meeting of the Sandbranch Development and Water Supply Corporation (SDWSC) was held on Monday, January 12, 2026, at 6:30 p.m., at the Mt. Zion Baptist Church. The meeting was called to order by the President, Cliff Freeneey. President Cliff Freeneey called the roll and announced a quorum with members in attendance Cliff Freeneey, Chess Jones and Frank Alexander present. Members Robert Brinston and Shirley Bryant arrived later during the meeting.

The floor was opened for public comments. There were no public comments.

On motion of Frank Alexander and second by Chess Jones, the directors voted unanimously to approve the minutes from the December 15, 2025, meeting as written.

On motion of Frank Alexander and second by Robert Brinston, the directors voted unanimously to approve the election of an assistant secretary and assistant treasurer for the WSC. Current board member Chess Jones will serve in that capacity.

On the motion of Chess Jones and second by Frank Alexander, the directors voted unanimously to approve contract of services with CPA firm A Bricks Coggin CPA, PLLC Firm for auditing services for the WSC.

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

The floor was opened for Communities Unlimited reports. Janelle Saucedo, Project Manager-Regionalization, reported on the resolution of the previous USDA Sandbranch application meeting on Thursday, December 18, 2025 at 11:00am Central Time and advised additional meetings may be arranged prior to application submission.

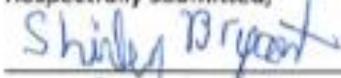
The floor was opened for Water Finance Exchange (WFX) reports. Report received from Lia Clark, Community Engagement Manager, gave a recap of the CWSRF Emerging Contaminants application in process to be resubmitted. This is a 100% grant, if funded.

The floor was opened for the President's Report. The president did announce the closing and receipt of the previous solicitations of RFPs/RFQs as a result of the TWDB application process, which will be discussed in further detail in a future board meeting.

On motion of Robert Brinston and second by Chess Jones, the board members unanimously voted to adjourn.

The meeting adjourned at 7:15 p.m.

Respectfully submitted,



Shirley Bryant

Secretary/Treasurer