



MEETING MINUTES

SOUTHWESTERN TRAVIS COUNTY GROUNDWATER CONSERVATION DISTRICT

BOARD OF DIRECTORS

Regular Monthly Meeting

Wednesday, January 15, 2025, at 9:30 a.m.

A quorum of the Southwestern Travis County Groundwater Conservation District Board of Directors held a regular monthly board meeting on Wednesday, January 15, 2025, at 9:30 a.m. at the District's office at 8656 W. Highway 71, Building A, Suite 224, Austin, Texas 78735. The meeting was open to the public and a videoconference remote participation option was provided – instructions for accessing the remote videoconference were provided with the Public Notice of Meeting.

1. **Call to order, declare meeting open to the public, take roll and declare quorum status** – President Scadden called the public meeting to order at 9:30 a.m. on Wednesday, January 15, 2025. Five directors were present at the meeting constituting a quorum, including President Scadden, Director Phillips, Director Huber, Director Urie, and Director Van Ackeren. Also present were General Manager Lane Cockrell, District Regulatory Compliance Specialist Virginia Smith, District Administrative and Hydrogeology Assistant Barbara Reyes, Cole Ruiz with Lloyd Gosselink, Pete Golde, Annie Borden, Elaine Davenport and Blaine Williams with Save the Pedernales, and Josh Bennett. The following individuals participated remotely by videoconference call: Audrey Cooper with Lloyd Gosselink, Victoria Rose representing Save Our Springs Alliance, CJ Bennett G.I.T., with Bullock, Bennett & Associates representing Clancy Utility Holdings, LLC, and Danna Oakes.
2. **Announcements** – No announcements were presented.
3. **Public Comments** – No public comments were presented.
4. **Discuss and possibly act on approving previous meeting minutes** – President Scadden presented draft minutes for the December 11, 2024 regular board meeting for consideration. A motion was made by Director Van Ackeren to approve minutes for the December 11, 2024 regular board meeting. Motion seconded by Director Phillips. Motion carried 5 Ayes – 0 Nays – 2 Absent.
5. **Receive, discuss, and possibly act on update regarding West Travis County PUA's proposal to provide water service to Mirasol Springs development** – General Manager Cockrell reported that the West Travis County Public Utility Agency ("WTCPUA") Board of Directors approved a service availability letter and a non-standard service agreement ("NSSA") for the Mirasol Springs development at their meeting on December 18, 2024. General Manager Cockrell reported that WTCPUA amended the NSSA to allow the development to utilize rainwater harvesting for outdoor irrigation, as requested by the District. General Manager Cockrell reported that the NSSA does provide a contemplated timeline for Clancy Utility Holdings, LLC to cease use of their existing groundwater wells within the development, and reported that the NSSA prohibits the development

from utilizing groundwater at all once WTCPUA begins providing service to the development. General Manager Cockrell reported that Clancy Utility Holdings, LLC ("Clancy") has not yet agreed to the terms of the NSSA. Director Huber asked whether Clancy can drill any new groundwater wells up until the time that WTCPUA completes construction on their pipeline to provide service. Cole Ruiz reported that Clancy would be required to obtain approval from the District prior to drilling any new wells. General Manager Cockrell reported that Clancy would also need approval from the District to use any of their existing wells for construction purposes. Annie Borden provided public comments under this agenda item and asked General Manager Cockrell to confirm whether Clancy would need to obtain a permit to use their existing wells for construction purposes. General Manager Cockrell confirmed that Clancy would need to first obtain approval from the District for that specific beneficial use.

Elaine Davenport provided public comments under this agenda item and reported concerns regarding the source of water used for future construction and the farm project planned within the Mirasol Springs development. Ms. Davenport expressed concerns that the use of groundwater during the construction of the Mirasol Springs development could impact local springs negatively. Blaine Williams provided public comments under this agenda item and asked if groundwater production from Mirasol wells would be limited to a certain volume if used for construction purposes and whether those wells would be metered. General Manager Cockrell confirmed that the wells would require metering in that scenario, and that such a request would have to come before the Board at a permit hearing for approval. Josh Bennett provided public comments under this agenda item and raised questions regarding potential use of groundwater by Clancy during construction. No action was taken under this agenda item.

6. **Receive, discuss, and possibly act on update regarding contested case hearings** – General Manager Cockrell provided an update to the Board regarding the status of the contested case hearings involving the District at the State Office of Administrative hearings ("SOAH"). General Manager Cockrell reported that the parties to the Clancy Utility Holdings, LLC contested case have agreed to a 90-day abatement beginning on November 29, 2024 to allow the parties to engage in settlement discussions. Cole Ruiz reported that any party to the case could file a request to end the abatement if settlement discussions fall through. General Manager Cockrell reported that the parties to the JPD Backyard Finance, LLC contested case matter have agreed to a 60-day abatement beginning on November 30, 2024 to allow the parties to engage in settlement discussions. General Manager Cockrell reported that he will attend an informal settlement meeting with representatives for JPD Backyard Finance, LLC on January 22, 2025. No action was taken under this agenda item.

7. **Receive, discuss, and take action as necessary on Board Committee Reports:**

- a. **Finance** – Pete Golde provided a report to the Board regarding the financial reports dated December 31, 2024. The balance sheet indicated assets totaling \$123,208.41, and liabilities totaling \$4,813.07. The fiscal year-to-date profit and loss report indicated expenses totaling \$67,227.18, gross profit totaling \$23,830.04, and net income totaling \$-43,397.14 through December 2024. Pete Golde provided a summary of checks issued by the District since the last board meeting, a summary of expenses by vendor, and a fiscal year-to-date summary of expenses by budgetary line item. Director Huber raised the

possibility of District staff generating charts comparing District revenue and expenses by line item from year to year, so the Board can review available data for budgeting.

- b. **Legislative** – Cole Ruiz reported that the 2025 legislative session started on January 14, 2025, and that Rep. Dustin Burrows was voted in as Speaker of the Texas House. Cole Ruiz reported that his firm will be monitoring committee appointments, particularly to the House Natural Resources Committee and the Senate Agriculture, Water, and Rural Affairs Committee. Cole Ruiz reported that Rep. King, the longtime chairman of the House Natural Resources Committee, resigned and declined to run for re-election, so the committee will have a new chair this year. Cole Ruiz reported that the State of Texas is operating with a budget surplus this fiscal year, and that he anticipates that the Legislature will commit some of those funds to water infrastructure projects. General Manager Cockrell reported that he is coordinating with legislative staff to have a senate companion filed for HB 1529, the bill to amend the District’s enabling legislation.
 - c. **Science** – Director Phillips reported that he recently obtained water level measurements from nineteen Lower Trinity groundwater wells in his neighborhood. Director Phillips suggested that the District might start an outreach program by offering to conduct water level measurements of exempt wells in the District and providing well owners with that data.
 - d. **Outreach** – Barbara Reyes provided an update to the Board regarding the District’s social media accounts and reported that she plans to post information about District staff’s attendance at the Water for Texas conference.
 - e. **Rules** – President Scadden reported that the Board Rules Subcommittee has not met, but that the subcommittee will likely begin work after the next board workshop on the Hamilton Pool Management Zone.
8. **Receive, discuss, and possibly act on update regarding FY 2025 Interlocal Cooperation Agreement with Travis County** – General Manager Cockrell reported that the fiscal year 2025 Interlocal Cooperation Agreement with Travis County is fully executed, and that District staff are working to submit the first invoice under the agreement for expenses incurred through December 2024. General Manager Cockrell reported that the first invoice will likely be for roughly \$50,000.00 in total, and that he's working to schedule a meeting with Commissioner Howard to discuss streamlining the invoicing process and continued collaboration with Travis County. No action was taken under this agenda item.
9. **Discuss and possibly act on matters related to District drought stage status** – General Manager Cockrell presented a map showing drought conditions throughout Travis County and the District as of January 7, 2025. General Manager Cockrell reported that data from the U.S. Drought Monitor shows that the majority of the District is still under D-3 Extreme Drought, which matches the District’s current declared drought stage. No action was taken under this agenda item.

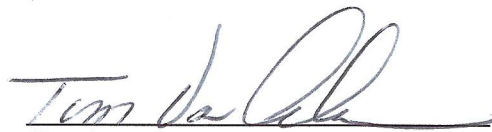
10. **Discuss and possibly act on matters related to proposed new wells that require Board authorization to reduce required spacing from property lines** – General Manager Cockrell reported that District staff were able to work with applicants requesting variances from the District’s spacing requirements to identify alternative well sites that comply with the District Rules and don’t require Board approval. No action was taken under this agenda item.
11. **General Manager’s Report:**
 - a. **Summary of permitting, application, and registration inquiries and submissions** – General Manager Cockrell provided a summary to the Board of permit applications and well registrations received by the District during the month of December 2024. General Manager Cockrell reported that the District received one (1) new well registration, six (6) new well drilling authorization applications, and six (6) new water utility service connections. General Manager Cockrell reported that the District’s approved budget for FY2025 includes a line item for fee revenue for short-term water utility service connections to account for RV parks within the District, and reported that District staff will follow up with Buddy RV Resort about submitting outstanding short-term connection fees, as directed by the Board. President Scadden raised concerns that Buddy RV Resort is operating and doing business under a temporary permit from the District without complying with the District Rules regarding water utility service connection fees. President Scadden requested that District staff contact Buddy RV Resort about compliance with the District Rules.
 - b. **Regulatory items and updates related to TWDB, TCEQ, GMAs, and other organizations** – General Manager Cockrell reported that the Texas Alliance of Groundwater Districts is holding their business meeting in Austin today. General Manager Cockrell reported that the next GMA 9 joint planning meeting will be held on February 18, 2025 at the Cow Creek GCD offices in Boerne, Texas, and that a Zoom remote participation option will be available. General Manager Cockrell also reported that District staff will attend the TWDB’s Water for Texas 2025 conference from January 27 to the 29 in Austin.
 - c. **Overview of current District groundwater monitoring program** – General Manager Cockrell presented graphs showing water-level data from the “HEB monitoring well” (State Well Number 58-50-120), completed in the Lower Trinity Aquifer, and the “Johannsen monitoring well” (State Well Number 57-47-314), completed in the Middle Trinity Aquifer.
 - d. **Other items of interest not requiring Board action** – General Manager Cockrell reported that District staff are working to process the District’s permitting backlog, and that staff are currently reviewing permit applications filed by Archangel Catholic School and Crawford Winery. General Manager Cockrell also reported that he and District staff attended a demo for MyGovernmentOnline permitting software, which may help streamline the District’s permitting process and the application process for the public. General Manager Cockrell reported that Travis County, Hays County, and the City of Lakeway all use the MyGovernmentOnline software for their permitting programs.

12. **Discuss and establish possible agenda items for future Board Meetings** – President Scadden reported that Brian Hunt may provide a presentation on the results of the Hamilton Pool – Reimers Ranch Groundwater Study at a future board meeting. President Scadden also reported that an agenda item should be added to discuss the MyGovernmentOnline permitting software. Director Huber requested that the Board have a more in-depth discussion regarding relevant legislation at the February meeting.

Director Leva joined the open meeting at 11:20 a.m. A quorum of six directors remained present.

13. **Discuss and possibly act on setting the date, time, and location for the next Board Meeting** – President Scadden reported that the Board will hold a workshop on January 30, 2025, at 9:30 a.m. at the District office to discuss the Hamilton Pool Management Zone stakeholder recommendations and potential management strategies. President Scadden reported that the next regular board meeting will be held on February 12, 2025, at 9:30 a.m. at the District's office.
14. **Adjourn** – A motion was made by Director Leva to adjourn the open meeting at 11:29 a.m. Motion seconded by Director Huber. Motion carried 6 Ayes – 0 Nays – 1 Absent.

PASSED, APPROVED, AND ADOPTED THIS THE 12th day of February, 2025.


Tim Van Ackeren, Secretary