

DOG RIDGE WATER SUPPLY CORPORATION
7645 FM 2410 Belton, Texas 76513

Minutes of the **Regular** Board of Directors Meeting held **Monday, November 10, 2025** at 6:00 PM.

Current Directors

<i>Present</i>	Heidi Curtis President	<i>Present</i>	Rudy Watkins Vice President
<i>Present</i>	Mark Mahler Secretary Treasurer	<i>Present</i>	Sunshine Sanchez Director
<i>Present</i>	Jeff Combs Director		

Guests/Staff Present: Bill Aiken, Marsha Aiken, Robert Whitley, Scott Curtis, Matthew Perrine, and Amber Dulle

The meeting was called to order at 6:01 pm by Heidi Curis, President. Roll call was completed and a quorum was confirmed.

The Pledge of Allegiance was led by Heidi Curtis, President.

PUBLIC COMMENT:

- No public comments made

CONSENT ITEMS:

October 13, 2025

Presiding Officer

- A. Minutes of the regular Board Meeting held on October 13, 2025
- B. Financial Reports
- C. Expense Reports
- D. Director's Report

During the review of the consent items, Vice President Rudy Watkins provided the following updates:

1. **Emergency Connection Inquiry:**
Rudy reported that he contacted the City of Harker Heights regarding a potential emergency connection to their water system. Harker Heights declined the request due to their current workload and number of ongoing projects.
2. **Board Packet Preparation:**
Rudy stated that he spoke with Office Manager Amber Dulle, who confirmed that Board of Directors meeting packets will be prepared and available the Friday prior to each board meeting.
3. **Operating Budget Status:**
Rudy noted that there does not appear to be a current operating budget on file, despite the requirement to submit one annually to the PUC. The most recent budget located was from 2017 and did not appear to have been voted on or approved. Rudy will begin developing an updated operating budget for Dog Ridge Water Supply.
4. **Water Loss Percentage:**
Secretary/Treasurer Mark Mahler commented on the reported water loss percentage. Rudy expressed concern regarding the 34% loss rate. Lead Operator Matthew Perrine advised that the figure may be attributed to mis-metering, miscalculated leaks, or unreported leak events.

A motion was made to accept the consent items as presented.

Motioned by: Sunshine Second: Rudy Yea: 5 Nay: 0 Motion Passed

OPERATIONS REPORT:

- **Lead Operator Matthew Perrine provided an update on water loss for the month of October.** He reported that Dog Ridge experienced five accounted-for line breaks, resulting in approximately **498,440 gallons** of water loss, as well as three unaccounted-for breaks estimated to total **less than 100,000 gallons**. Matthew noted that he is able to provide an informed estimate of a leak's age based on factors such as soil saturation, the presence of tree roots around the pipe, and any distinct odors.
- He further reported that Dog Ridge recently obtained new flow meters, which will improve the accuracy of water loss calculations and help identify which pumps may be contributing to the losses. This information will support the development of a targeted repair plan.
- In addition to the line breaks, Matthew reported that **87,380 gallons** were used for routine monthly line flushing and **175,615 gallons** were used for daily sampling, bringing the total water usage for operational purposes in October to **761,435 gallons**.
- **During the Operations Report, Lead Operator Matthew Perrine raised a non-agenda item for informational purposes.** He explained that a future Dog Ridge customer recently purchased property that currently does not have water service. The property is located approximately **400 feet** from the existing water main, with the total length of the roadway being around **900 feet**.

Matthew reported that he developed an in-house estimate of approximately **\$17,000** to extend service to the entire roadway. In comparison, MRB Engineering provided a quote of approximately **\$18,000** for a smaller line extension that would serve only the single property owner. Matthew is working with the General Manager to determine a fair cost for the property owner to obtain service.

This item was presented for discussion only. **No action was taken.**

ENGINEER'S REPORT

Vice President Rudy Watkins provided an update on several ongoing projects:

- **BEDC Water Main Improvement Project:**
Rudy reported that the joint water main improvement project with the City of Belton is nearing completion. The final walkthrough is scheduled for **November 18th at 10:00 a.m.**
- **Asset Management Plan (MRB):**
The Asset Management Plan prepared by MRB is approximately **90% complete** following recent revisions. Rudy is awaiting confirmation of a meeting time to review the updated data. Once the plan is finalized and provided for review, an MRB representative will be invited to attend the next Board of Directors meeting to present the plan, outline recommended system upgrades, provide a repair timeline, and offer updated cost estimates. Completion of this plan will also enable Dog Ridge to pursue grant funding to reduce the financial impact of future improvements.

- **Sherwood Shores Project:**

Rudy noted that MRB has submitted the Engineering Feasibility Report to TWDB, where it is currently under review. A response is expected after the new year. Upon approval, the project will move into the surveying and design phase. MRB anticipates construction will begin around **mid-2026**.

- **Lead Service Line Inventory (LSLI) Project:**

Rudy reviewed the status of the LSLI project. The deadline to apply for the associated loan is **November 11, 2025**. The Board previously voted not to pursue this loan.

If Dog Ridge were to move forward using MRB's services, the project would require a **\$165,000 interest-free loan**, with **\$171,735 in grant forgiveness**, resulting in an annual payment of approximately **\$11,000 for 15 years**. If completed in-house, Rudy estimates a total cost of approximately **\$40,000**, which would include hiring part-time data entry assistance and technician labor. Key deadlines include:

- **December 2026** – Completion of data entry
- **December 2027** – Replacement of the first 10% of identified problematic lines
- **2030** – Full (100%) project completion

As this is an EPA-required upgrade, Rudy has researched available funding opportunities and believes EPA grants may be pursued to help offset project costs.

The Board of Directors reaffirmed its decision to decline the loan and proceed with completing the work in-house.

UNFINISHED BUSINESS

- **Forensic Audit Update:**

Office Manager, Amber Dulle, has continued compiling and providing the documentation requested for the forensic audit. The submitted materials are currently under review by Brockway, Gersbach, Franklin & Niemeier, P.C., the firm retained to conduct the audit.

- **Generator Grant Update:**

Heidi and Rudy have been working with Jesse Hennage at the Central Texas Council of Governments to secure grant funding for the purchase of a backup generator to be used during power outage emergencies. The grant application has been submitted, and Heidi is awaiting a response. If awarded, the grant would cover 75% of the cost, with Dog Ridge responsible for the remaining 25%.

- **Modification of Storage Building for Generator Removal:**

A quote in the amount of \$3,500 was received to modify the existing storage building by cutting the structure and installing a roll-up door to allow removal of the non-functioning generator. Rudy reached out to multiple contacts regarding potential interest in the old generator but has not found any takers. Director Jeff Combs and Lead Operator Matthew Perrine will work together to determine a viable method for removing the existing generator from the building.

- **Potential City of Belton Assumption of Three Creeks Development Area:**

Rudy presented data on the 448 new homes being constructed in Phases 9 and 10, noting the installation cost of approximately \$800,000 and the projected revenue of an estimated \$3.75 million over five years. He also noted that the City of Belton did not offer to purchase these meters during initial discussions. Consideration was given to the fact that Dog Ridge does not provide fire protection under the current system. Heidi and Rudy discussed developing a dollar amount that the Board would consider acceptable should the City of Belton continue to seek to

assume the Three Creeks accounts. It was also noted that if pursued, the CCN would need to be updated.

- **Emergency Connection Meeting with the City of Belton:**

No further discussions with the City of Belton have occurred since the previous board meeting. Lead Operator, Matthew Perrine, informed the Board that establishing an emergency connection would require construction of a bypass at Hwy 2410 and Simmons Road due to PRV valves on 2410 that prevent water from flowing past that point. During this discussion, Vice President Rudy Watkins reported that the 2410 tower is currently at 70% capacity. MRB has advised that once the tower reaches 90% capacity, Dog Ridge must have a plan in place to construct an additional water tower and pump at an estimated cost of \$1.5–\$2 million. It was also noted that proceeds from a potential sale of the Three Creeks meters could be applied toward this project.

- **Contracting with Outside Vendors:**

Heidi and Rudy have met with several outside vendors but have not been satisfied with the quotes received to date. No action was taken as additional vendor options will continue to be explored.

- **Adding Information to Monthly Bills:**

After Rudy and Amber contacted RVS independently, it was confirmed that Dog Ridge is utilizing the software to its full capacity and that no additional information can be added to monthly bills. Heidi reviewed utility billing software options and presented quotes to the Board and meeting attendees. One standout option is Creative Technologies, which offers billing and payment services at an annual cost of approximately \$5,000. This software would provide expanded capabilities, including work order management, a customer payment portal, and more detailed billing information than the current system allows.

NEW BUSINESS

- **MRB Lead and Copper Inventory and Grant:**

This item had been previously addressed and was not discussed further.

- **Implementation of FLOWatch:**

Rudy reported that FLOWatch contacted Dog Ridge to introduce their operations management platform. The system would track and automate work orders, interface with SCADA, and allow daily monitoring for TCEQ compliance and reporting. While FLOWatch does not provide billing services, it can integrate with Creative Technologies for work order management. The estimated cost of the system is approximately \$24,000 annually, following a three-month free trial period.

- **Appointment of Representative to the Central Texas Water Alliance:**

It was noted that Texas Governor Greg Abbott signed legislation in May 2025 authorizing the creation of the Central Texas Water Alliance (CTWA). The alliance will provide legislative representation for water supply corporations. Membership requires a \$1,000 application fee and a minimum annual fee of \$10,000.

No vote was taken regarding joining the CTWA at this time.

- **Review of Camera Security System:**

Rudy reported speaking with Nathan from Altitude ISP, which is Dog Ridge's current internet service provider. Nathan offered to install approximately \$8,000 worth of equipment in exchange for placing Altitude ISP's internet equipment on Dog Ridge's water towers.

InHouse evaluated the existing camera system and determined that all ports are currently in use, and no additional cameras can be added. Approximately one-third of the current cameras are analog and will need to be upgraded

. InHouse provided a quote of \$11,500 to upgrade the system, and a comparable quote was received to replace the entire system for the same amount. Rudy noted that while Dog Ridge faces several upcoming expenses, the water towers currently lack adequate protection. Heidi stated she will contact the Central Texas Council of Governments to inquire about potential grant funding for a system upgrade or replacement.

- Customer Scott Curtis suggested that modern mobile game cameras now offer high-quality live feeds and motion notifications at relatively low cost. Director Sunshine Sanchez asked about the possibility of acquiring cameras through Verizon and adding them to the monthly service plan.

No vote was taken on this item.

SET DATE OF NEXT MEETING

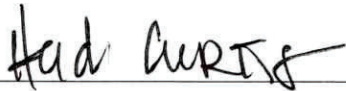
- Board of Directors Meeting

President

December 8, 2025

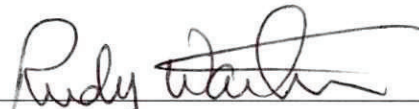
ADJOURNMENT: 7:21pm

Motioned by: Jeff Second: Mark Yea: 5 Nay: 0 Motion Passed



Heidi Curtis | *President*

Dog Ridge Water Supply Corporation



Rudy Watkins | *Vice President*

Dog Ridge Water Supply Corporation