

BSL  **LUBBOCK COUNTY WCID NO. 1 BOARD OF DIRECTORS MINUTES OF JUNE 11, 2024**

Lubbock County Water Control and Improvement District No. 1 (LCWCID) Board of Directors met in a **CALLED** meeting on **JUNE 11, 2024**, at 9:00 a.m. in the Administration office located at Buffalo Springs Lake in Lubbock County, Texas, at 9999 High Meadow Road, Lubbock, Texas. Notice of the meeting was legally posted in accordance with Government Code, Title 551, Open Meetings

1. CALL TO ORDER AND INVOCATION

DIRECTOR ADAMS OPENED THE MEETING AT 9 AM. DIRECTOR PROCK GAVE THE INVOCATION.

ANNOUNCEMENT OF QUORUM

BOARD MEMBERS PRESENT: NICOLE ADAMS, DOUG PARSLEY, JOEL PROCK, KADE GARNER, JANETTE BARCENAS

2. PUBLIC COMMENTS

NO PUBLIC COMMENT

3. APPROVAL OF THE MINUTES OF APRIL 9, 2024, MAY 14, 2024, MAY 21, 2024

3.1 Discuss, Consider, and /or Take Action on approval of the minutes from the previous board meeting, which was held on APRIL 9, 2024, MAY 14, 2024, and MAY 21, 2024

Director Prock made a motion to Discuss, Consider, and /or Take Action on approval of the minutes from the previous board meeting, which was held on APRIL 9, 2024, MAY 14, 2024, and MAY 21, 2024. Director Parsley seconded the motion.

Director Parsley made a motion to approve the minutes of April 9, 2024, May 14, 2024, and May 21, 2024, Director Prock seconded, and the motion passed unanimously.

4. NEW BUSINESS

4.1 Discuss, Consider, and Take Action for Lot 12 Proposed Driveway

Director Prock made a motion to Discuss, Consider, and Take Action for Lot 12 Proposed Driveway. Director Parsley seconded the motion.

Director Parsley made a motion to approve the proposed driveway for Lot 12, Director Prock seconded, and the motion passed unanimously.

5. OLD BUSINESS

5.1 Discuss, Consider, and Take Action for BSLRIA Temporary Use Agreement
Tabled to the July Board Meeting

5.2 Discuss, Consider, and Take Action for the revised Airbnb addendum

Director Parsley made a motion to Discuss, Consider, and Take Action for the revised Airbnb addendum. Director Prock seconded the motion.

Directive to the lake Manager to move forward

5.3 Discuss, Consider, and Take Action on Lot Lease Violations / Property Clean-up Notifications

Discuss, Consider, and Take Action on Lot Lease Violations / Property Clean-up Notifications

Directive to the lake Manager to move forward

6. REPORTS

FINANCE REPORT BY HEATHER PURCELL

Heather gave the Finance Report

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6.2 MARKETING DIRECTOR REPORT BY SHAYNA SCOTT

**MARKETING REPORT
JUNE 2024**

MARKETING

- Changed out artwork on Lamar advertisements for the billboards we purchased for advertising. The events we hosted, Go Topless Jeeps, and Wake the Canyon were advertised the week before. I have submitted artwork to Lamar for July 6 fireworks and that will start running June 10.
- Implemented website modifications over the course of the month. Shared graphic designs and illustrations on social media, namely Instagram, Facebook, and X and YouTube videos.
- Advertising costs for the season including Spotify, Pandora, local radio, and local TV are budgeted and commercials are ready to launch for July 6.
- Coordinated with Chuck Heinz at Ramar Communications for the advertising for July 6.
- We hosted the National Jeeps “Go Topless” Day. We had approximately 40 jeeps, Broncos, and even a Ford Ranger on the trails. The event brought in donations and Jerami St. Clair with 806 DC donated a portion of those funds to Project Zero. The event was successful and the customers had a great time on the trails.
- Wake the Canyon took place on the weekend of Memorial Day, May 24-26. Wake the Canyon hosted 82 riders last year. This year the event hosted 101 riders. The event was successful and coinciding with Memorial Day did bring revenue to the lake.
- Worked on planning and artwork for the IBCA BBQ Cook Off. We released the date and have teams signing up.
- Worked with the Texas Tech Football team. They will be out on the beach on July 25 from 5:00am - 7:30am.
- Met with Brook Price from Alpha Digital Media for advertising on KLLL, Mix101, 104.9, and the Beat 101 for July 6.



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- Coordinated with Southwest Watersports, and Matt Witt to finalize their sponsorships, I will have totals on those in the next board meeting.

- **SCHEDULE OF EVENTS**

- July 6 - Annual Fireworks Show
- August 31 - Labor Day Celebration, Hot Air Balloons
- September 24 - BBQ Cook Off
- October 5 - C.A.S.T. For Kids

SPONSORSHIPS

- North Permian Well Service, \$10,000
- Equipment Share \$3000 for BBQ Cook Off
- Pollard Friendly Ford, \$20,000

6.3 POLICE DEPARTMENT REPORT BY CHIEF JONES

Chief Jones gave the police report for the month.

6.4 MANAGERS REPORT BY BRANDON POWELL

BUFFALO SPRINGS LAKE AGENDA

RECOMMENDATIONS & MANAGERS REPORT

June 11th, 2024

NEW BUSINESS

4.1 Lot 12 Proposed Driveway

The Eldridge's at lot 12 are requesting to install a driveway from their property that runs behind the old gate bathroom down to Comanche Road. The Eldridge's have agreed to install a culvert at the end of the driveway where it meets Comanche Road to accommodate the watershed of the natural spring. Years ago, during the development of the lot, a driveway in this area did exist. Since the property has been abandoned for

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some time now, elm trees have taken over. The current driveway grade is quite steep which makes it difficult for the residents to equipment and vehicles up without damaging the district's road.

OLD BUSINESS

5. Old Business

5.1 BSLRIA Temporary Use Agreement

The BSLRIA has had exactly one month to review and come up with any desired change requests to the agreement.

5.2 Revised Airbnb addendum

As of, June 5, 2024, no residents have signed the addendum. Currently, gate staff have kept track of the following lots being utilized as Airbnb, 2,3,11,15,69,81,99,102,157,188,256,545,585.

5.3 Lot Lease Violations / Property Clean-up Notifications. Reminders have been sent out via mail and email to all residents. Final inspections will take place on Monday, June 10th to give the remaining residents an opportunity over the weekend.

MANAGER'S REPORT

ADMINISTRATION

District Manager –

Butch Johnson and I attended the TDEM Conference in Fort Worth and attended several emergency management classes about disaster preparedness, mitigation, and recovery. This was an exceptional training experience for the two of us and would like for the board to consider sending the Board President and One Volunteer Firefighter with us next year. Approximately 4,000 attendees from over 40 states and 3 countries registered to attend The Conference, representing first responders, emergency managers from local jurisdictions, elected officials, state and federal agencies, tribal communities, private sector partners, and other decision-makers from across the country and beyond.

EPA Inspection on April 8-11, 2023, U.S. Environmental Protection Agency (EPA) inspectors conducted a Safe Drinking Water Act (SDWA) compliance inspection at the Lubbock County WCID 1 Public Water System (PWS ID: TX1520006). BSL has minimal areas of concern that do not affect the quality of drinking water. EPA report is attached.

District Secretary and Park Ranger Position – I have not put either announcement out for the open positions. Our gate and police staffing have

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taken priority and are slowly being filled. Once these positions are filled and staffing for the gate and police are at a level of comfort, I will move forward with the Secretary and Ranger. Chief Jones has a few applicants that are looking promising.

Buffalo Springs Lake Road widths. Postponed again due to infrastructure problems and summer activities beginning.

Bridge Pillar – TxDOT still has this project halted due to Digg commercial not showing up to work. On June 6th, Digg commercial arrived and began making repairs to the aqua dam.

McMillan Dam- Construction will begin soon. Freese and Nichols have installed Piezometers at the toe of the dam and along the road on top.

Emergency Operations Plan – Waiting for the Village of Buffalo Springs to complete their documents.

MAINTENANCE / UTILITIES/PARKS-

Butch Johnson will provide an in-depth update on this as well. From May 27 – June 2nd, Maintenance staff were faced with many challenges with lift station pumps. The major issue was Sandy Point lift station electrical, failure of a pump, worn holes in the discharge line, and the backup pump breaking a shaft at the end of this operation. Chad Seay was contracted to assist and help replace the two valves to help get one pump back online. Staff still need to pull pump B out of the hole and replace the discharge line. Our backup pump is warranted and Xylem has given us a loaner until we get ours back. One of the pumps in the hole is also warranted and Butch is handling that issue. Lastly, two other pumps went down the same week but were repaired quickly. The lift station at Micheal Damron's was clogged with a feminine hygiene product which was large enough to shut the grinder pump down.

PROMOTIONS – Shayna Scott

POLICE DEPARTMENT – Chief Jones

CUSTOMER SERVICE – Tish is looking to hire one more part-time employee.

7. EXECUTIVE SESSION

Adjourned for Executive Session at 11:39 AM

8. PUBLIC COMMENT

No Public Comment

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9. DISCUSSION ITEMS

No discussion items

10. ADJOURN

Adjourned at 12:16 PM

Nicole Adams President _____
Lubbock County WCID No. 1

Date: _____