SEIS LAGOS UTILITY DISTRICT

2730 Country Club Road, Suite E-1
Lucas, TX 75002
972.442.6875
www.slud.us

BOARD OF DIRECTORS MEETING MINUTES
November 24, 2025 | 7:00 PM
Seis Lagos Cabana
222 Country Club Road
Lucas, TX 75002

Attendance

President	Choi Shepard	Superintendent	Zach Flowers
Vice-President	Omar Naji (absent)		
Secretary/Treasurer	Mike Worley		
Director	Nick Caluatti		
Director	Jerod Hangartner		

1. Call to Order

Meeting was called to order at 7:00 pm by President Choi Shepard
A quorum was present with 4 board members and one non-voting member joined by phone
It was determined that all legal requirements have been met for the posting of meeting notices

2. Citizen Input

- No public comments or questions were submitted.

3. Consent Agenda

- Approval of October 20 financials deferred; reports not ready.
- Plan: Monthly financial reports will be shared publicly starting next month.

4. Reports

Treasurer Report: Working on getting financials. Hope to have a status update provided in December; financial transparency emphasized by Mike Worley.

General Manager's Report

- **Infrastructure & Operations:**
  - Lago Grande Dam assessment presentation by engineering consultant Doug Showers.
    - Issues: Road displacement (~6 inches), cracking, potential subgrade water infiltration.
    - Proposed Phase 1 investigative work: Survey, geotechnical analysis, ground-penetrating radar.
    - Estimated cost: $16,800 (not to exceed $20,000).
    - Motion approved unanimously to proceed with Phase 1 assessment.
- **Security & Equipment:**
  - Lift station generator ordered.
  - Ground storage tank security upgrades completed (gate reader, sensors).

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- **Lighting:**
  - Encore preparing LED guard lamp upgrade proposals.
- **Technology:**
  - Billing software migration to cloud (CUSI UMS) approved.
    - Cost: $10,000 implementation + $1,146/month subscription.
    - Migration wait time: 6–7 months.
- **Staffing:**
  - New lead field operator: Dejon Mills.
  - Office staff changes: Jasmine Shepard hired for temporary part-time help for records digitization and bank runs.
- **Compliance:**
  - SWMP flyer completed; MS4 compliance efforts ongoing.
- **IT & Connectivity:**
  - UPS installed for server.
  - Fiber internet installation at 919 Southview in progress.
- **Acknowledgments:**
  - Volunteer of the Month: Susie Harrison for contributions to IT, uniforms, and fiber internet.
  - Thank you's given to John Lersch and Liz McNeal.

Superintendent's Report

- **Water Operations:**
- Leak repairs completed; pump #4 valve replacement pending.
- Pump #2 motor rebuilt and reinstalled.
- **Sewer Operations:**
- Lift station cleaning ongoing; grease accumulation improving at Hicks Trail.
- **Stormwater Management:**
- Daily drain inspections and cleaning during heavy rains.
- **General Maintenance:**
- Concrete road repairs completed.
- Winterization of equipment and extermination at water tower completed.

5.   Regular Agenda

- **Director Resignation & Appointment:**
- Accepted resignation of Jerod Hangardner.
- Appointed Mark Thompson as new board director (unanimous).
- **Records Officer Appointment:**

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- Appointed Susie Harrison as Records Officer (volunteer role).
- **Pump Upgrade Assessment:**
- Approved up to $500 for assessment of pump #2 upgrade (potential credit if work proceeds).
- **ATS Switch Replacement:**
- Approved purchase of new ATS switch for Barranca Trail lift station, not to exceed $20,000.

6.   Future Agenda Items
- Special meeting scheduled for December 1, 2025, to discuss truck purchase and holiday compensation.

7.   Adjournment

Motion: President Choi Shepard motions to adjourn the meeting. Motion passes unanimously at 9:13 p.m.

Superintendent*   Date

[DISTRICT SEAL]