

TALTY SPECIAL UTILITY DISTRICT
12475 WINDY LANE
FORNEY, TEXAS 75126
(972) 552-4422

MEETING OF THE BOARD OF DIRECTORS

DATE: June 16, 2026

TIME: 6:00 p.m.

PLACE: District offices at 12475 Windy Lane, Forney, Kaufman County, Texas

MINUTES

1. **Call to Order:** Craig Chandler called the meeting to order at 6:00 p.m. Board members present: Tim Stewart, and Devon Riddell. A quorum was present.

Staff present: Corey Trail, General Manager.

2. **Public Comments:** N/A

3. **Consider and act upon the Minutes of Previous meeting(s).** After review Tim Stewart made a motion, seconded by Devon Riddel, to approve the May 2026 meeting minutes as written. A vote was taken, and the motion passed 3-0.

4. **Consider and act to accept the May 2026 financials.** After review, Tim Stewart made a motion, seconded by Craig Chandler, to accept the May 2026 financials as presented. A vote was taken, and the motion passed 3-0.

5. **Attorney Report.**

- (a) The documents from the Dallas County Courts Clerk are currently still in the queue awaiting signature.
- (b) Attorney Joe Brown has filed the suit against Lawley Contracting and PR Cable, Inc after waiting 30 days for them to work things out with their insurance carriers.
- (c) The PUC says the Forney CCN swap land is already duly certified and there is no need for a CCN swap for the Tractor Supply tract on FM1641. However, the City of Forney wants to add a small area North of the Tractor Supply tract to the CCN, so an amendment will be presented to Talty board on agenda item number 7.

6. **Engineer Report.**

- (a) FM 1641 TXDOT relocation plans of water line are 95% complete.

(b) I20 Service Road TXDOT project will need some new easements at I20 and FM1641. We will have a contract with Wittman Land Group on July's agenda for approval to acquire easements for this project.

7. **Consider and act on Texas Water Code 13.248 Service Agreement with City of Forney Amendment.** After review, Craig Chandler made a motion, seconded by Devon Riddel to approve the Service Agreement Amendment with the City of Forney to include a small tract of land, North of Tractor Supply tract on FM1641 to the CCN swap. A vote was taken, and the motion passed 3-0.

8. **Monthly Operations Reports from General Manager and Staff.**

(a) 2.2% water loss

(b) Land closing for the old Hackberry Tower location and the new Communications Tower tract are scheduled for July 1, 2026.

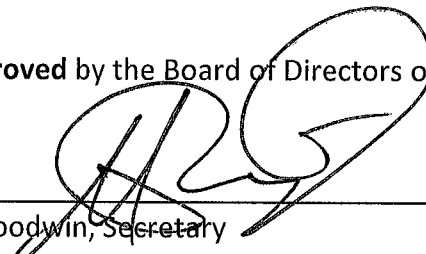
(c) Completed 656 work orders in the last month.

(d) Completed and accepted Maplewood Meadows Phase 1B in June.

(e) The Lead/Copper sample testing results from May have been received and results sent to customers. All of the testing results are within TCEQ and EPA limits.

9. **Adjourned:** Craig Chandler adjourned the meeting at 6:37 p.m.

Approved by the Board of Directors of Talty Special Utility District on this 21st day of July 2026.



Matt Goodwin, Secretary