

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

MEETING OF THE BOARD OF DIRECTORS

DATE: May 20, 2025

TIME: 6:00 p.m.

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

MINUTES

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

Staff present: Corey Trail, General Manager, and Madonna Poppa, Office Manager, and Kristen Fancher, Attorney was present via Zoom.

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

3. **Issue Oath of Office to the two (2) unopposed Director Elects and the one (1) appointed Director.** Oath of office was issued to the unopposed Director Elects, Scot Boisvert and Craig Chandler and one appointed Director, Devon Riddell.

4. **Elect Officers.** Motion was made by Time Stewart to keep officers as they are: Scot Boisvert, President; Craig Chandler as Vice President; and Matt Goodwin as Secretary. After reviewing, Matt Goodwin seconded. A vote was taken, and the motion passed 5-0.

5. **Consider and act upon the Minutes of previous meeting(s).** After review, Matt Goodwin made a motion, seconded by Craig Chandler, to approve the April 15, 2025, meeting minutes as written. A vote was taken, and the motion passed 4-0 for and 1 abstained.

6. **Consider and act to accept the April 2025 financials.** After review, Scot Boisvert made a motion, seconded by Tim Stewart, to accept the April 2025 financials as presented. A vote was taken, and the motion passed 5-0.

7. **Engineer Report.**

(a) TXDOT FM 1641 – acquired a few easements, still working on easement at retaining pond at Gateway.

(b) Still working on acquiring four easement tracts that are dual easements with the City of Forney.

(c) Pump Station #3 – Vault is 93% finished and building is 81% finished.

(d) Working on alignment and conflicts for the new water line will be paced on 1641.

8. Attorney Report.

- (a) JSG – lawsuit has been filed with the court system, still in the response period.
- (b) Working on Crandall Amendment #3 pass water through Talty to Crandall.
- (c) Working on Crandall agreement to transfer Dallas East subdivision to Talty SUD.

9. Discuss and consider Pay Request Number Thirteen (13) in the amount of \$344,139.95 to Felix Construction Company for work completed on the Crandall Meter Vault. After reviewing Scot Boisvert made a motion, seconded by Devon Riddell, to approve the Pay Request Number Thirteen in the amount of \$344,139.95 to Felix Construction Company for work completed on Crandall Meter Vault. A vote was taken, and the motion passed 5-0.

10. Discuss and consider approval of Pay Request Number Thirteen (13) in the amount of \$1,257,948.91 to Felix Construction Company for work completed on Crandall Pump Station. After review, Tim Stewart made a motion, seconded by Craig Chandler, to approve Pay Request Number Thirteen in the amount of \$1,257,948.91 to Felix Construction Company for work completed on Crandall Pump Station. A vote was taken, and the motion passed 5-0.

11. Monthly Operations Reports from General Manager and Office Manager.

- (a) With the new AMI meters the meter reading was able to be done in half a day.
- (b) Gateway, Vintage Meadows and Lakewood Trails to be getting AMI meters soon.
- (c) TCEQ CCI Inspection was done April 30th and went well.
- (d) Lead Copper samples will be done starting in June – September.
- (e) New garage doors have been installed at the office on Windy Lane.
- (f) Friday, May 23rd will be meeting with Crandall over amendments.
- (g) Water sales are a little slow due to 7.8" of rain in the month of April.
- (h) 4.5 water loss for the year.

12. Adjourned: Scot Boisvert adjourned the meeting at 6:32 p.m.

Approved by the Board of Directors of Talty Special Utility District on this 17th day of June 2025.



Matt Goodwin, Secretary