

MINUTES OF REGULAR MEETING OF THE BOARD OF DIRECTORS
OF TRAVIS COUNTY WCID – POINT VENTURE

February 27, 2025

STATE OF TEXAS §

COUNTY OF TRAVIS §

The Board of Directors of the District met in regular meeting, open to the public, at the District Office, 18606 Venture Drive, Point Venture, Texas 78645, on the 27th day of February 2025, at 3:00 p.m. with the Directors present being Steve Tabaska, Mark Villemarette, Curtis Webber and James Kleiss.

Others in attendance were Allen Douthitt of Bott and Douthitt, PLLC, David Vargas and Derek Klenke of Trihydro Corporation, and Dodie Erickson, Curtis Jeffrey and Jean Cecala of Inframark.

1. CALL TO ORDER.

Board President Steve Tabaska called the meeting to order at 3:00 p.m.

2. ROLL CALL OF DIRECTORS.

Jean Cecala called the roll of Directors. Present were President Steve Tabaska, Vice-President Mark Villemarette, Assistant Secretary Curtis Webber and Assistant Secretary James Kleiss thus constituting a quorum. Secretary Manuel Macias was absent.

3. PLEDGE OF ALLEGIANCE.

President Steve Tabaska led the Pledge of Allegiance.

4. PUBLIC COMMENTS.

No public comments.

5. PREVIOUS MEETING MINUTES.

The proposed minutes of the January 30, 2025 regular meeting and the February 10, 2025 special meeting were presented for approval. Director Mark Villemarette made the motion to approve the two sets of meeting minutes as presented. The second was made by Director Curtis Webber. Motion unanimously approved.

6. ACCOUNTANT'S REPORT ON THE FINANCIAL AFFAIRS OF THE DISTRICT, INCLUDING AUTHORIZATION OF PAYMENT OF BILLS – BOTT & DOUTHITT, PLLC.

a. Quarterly Investment Report.

Mr. Allen Douthitt presented the quarterly investment report and answered questions from the Board. Director Villemarette made a motion to approve the quarterly investment report. Director James Kleiss seconded the motion. The motion was unanimously approved.

Mr. Allen Douthitt of Bott & Douthitt PLLC gave the financial report for the District. Mr. Allen Douthitt met with the finance committee earlier in the week. Mr. Douthitt went over invoices paid by the District in January 2025 through the bookkeeper's account and presented the December 2024 financials.

Through December approximately 53 percent of property taxes had been received. Lower maintenance costs in January equalized the District's expenditures which had been over budget the first month of the fiscal year.

After answering questions from the Board, Director Villemarette made the motion to accept the report and for approval of payment of monthly bills, professional services, and authorization to transfer funds as noted in the report. It was seconded by Director Webber. Motion unanimously approved.

7. AUGUSTA STANDPIPE REPLACEMENT.

Director Villemarette stated that he and President Tabaska had met in a committee meeting to review the two proposals for the Augusta Standpipe replacement project. They agreed that Baxter and Woodman were the most qualified for the project. Engineers Baxter and Woodman were contacted and then sent their engineering proposal. The committee has been negotiating with Baxter and Woodman and has asked Baxter and Woodman for validation of previous reports and data. No action was taken.

8. ENGINEER'S REPORT – TRIHYDRO CORPORATION.

Mr. David Vargas of Trihydro then presented the engineer's report for February.

No current engineering issues were reported for the Water Treatment Plant, Distribution and Storage, or Wastewater System.

Reclaimed Water System – On January 31, Trihydro reviewed and provided recommendations to Inframark's effluent lower pond liner repair and 8-inch effluent pipe trench erosion repair quote. A discussion between Board members began about the water causing the erosion possibly coming from construction of new townhouses on Nicklaus. Board members discussed possible solutions to divert water away from entering the upper pond. President Tabaska tasked Trihydro to create a plan to fill the erosion and divert water away from the ponds. Dodie Erickson of Inframark stated that Inframark can fill the washed-out areas, but will wait for Trihydro's directives.

General Engineering Services – On February 10, Trihydro attended a special Board meeting related to the May 2025 Bond Authorization. No new updates were available for the Texas Land Application Permit (TLAP) renewal.

Director Villemarette made a motion to accept the engineer's report. The second was made by Director Webber and was unanimously approved.

9. PROPOSED BOND PROJECTS IN DISTRICT AND DISCUSSION OF BOND RELATED PROJECT AND ISSUANCE OF CONTRACT AGREEMENTS.

Mr. Vargas updated the Directors on the bond-related projects and contracts. The Bond Program currently has two active projects which are the Wastewater Treatment Plant (WWTP) Construction Services and the Water System Analysis.

Wastewater Treatment Plant Construction Services – On February 6 and in-person meeting between the District, Trihydro, JRSA, Associated Construction Partners (ACP) and Alterman took place. Change Order (CO) 02 was modified to remove ACP bond and insurance costs. Trihydro will present an updated CO 02 at this month's Board meeting for approval. On February 11, Trihydro reviewed pay application #15 from ACP and recommended payment.

Construction Status – Wastewater Treatment Plant - In late January, Inframark completed draining the concrete effluent storage tank and ACP finished cleaning the tank interior in early February. The tank dome

subcontractor began assembling the new tank dome inside the storage tank. During hydrostatic testing in the aeration basin and clarifier hairline cracks and leakage were identified. The subcontractor returned for patching and repairs on February 27. Once that is completed ACP will retest. Other progress was made at the WWTP and the project remains on schedule.

Whispering Hollow Lift Station Construction – On January 28, ACP removed a small shed and wood fence and installed temporary chain-link fencing at the lift station. Bypass of the lift station was done on February 27.

Water Systems Analysis – On January 31, Trihydro completed Travis County boundary review process. On February 7, Trihydro completed the May 2025 Bond Authorization Report and presented it to the Board at its special February 10 Board meeting. After the meeting, Trihydro furnished a revised and updated report to bond counsel and the District.

Director Webber then made a motion to accept the Bond Projects report which was seconded by Director Villemarette. Motion unanimously approved.

10. APPROVAL OF CONSTRUCTION PLANS AND PAY ESTIMATES, CHANGE ORDERS AND ACCEPTANCES OF COMPLETION WITH RESPECT TO CONSTRUCTION CONTRACTS.

Director Webber made a motion to approve Pay Application #15 to Associated Construction Partners for \$124,836.64. Director Villemarette seconded the motion which was approved unanimously.

a. WWTP – Change Order 02

At 3:55 p.m., President Tabaska announced that the Board of Directors would now go into closed session for consultation with the District’s attorney pursuant to Section 551.071 of the Texas Government Code, regarding item number 10a. At 4:03 p.m. President Tabaska announced the Board of Directors had concluded its closed session and was returning to the open meeting. No action was taken during the closed session.

A motion to approve CO 02 and reduce Trihydro’s cap for Construction Services for \$28,216.80 was made by Director Villemarette. Director Webber seconded the motion which was unanimously approved.

11. OPERATIONS AND MAINTENANCE REPORT – INFRAMARK.

Ms. Dodie Erickson gave the Operations and Maintenance Report for Inframark.

Water Treatment Plant and Distribution System – Hydrant #51 at the corner of Burke Blvd and Palmer Drive was replaced on February 14. An isolation valve was added for the hydrant. A leaking flange and broken conduit on a cla-val at the WTP was repaired on February 24. Director Villemarette asked that a follow up was done on the still leaking flange. Transfer pump #2 for the WTP was installed February 24. Phoenix Pollution Control & Environmental Services is waiting on a permit from TCEQ to haul away 12 drums of old chemicals stored at the WTP.

Wastewater Treatment Plant and Collection System – The effluent pond liner and erosion around the pond were discussed at a recent operations committee meeting. The pond liner repair had been approved at a previous Board meeting, but the committee asked that the drainage issues be repaired before proceeding with the liner repair. Ms. Erickson reported that the type of liner in the effluent pond is no longer used. Inframark will use a like product and use a tuck and fold process with the industrial type materials to make the repairs.

ACP completed work on the bypass at Whispering Hollow Lift Station. A vacuum service was required to be on site during the transition. ACP called out the vacuum service today as the by-pass line was leaking and

needed repair. Board members asked if Inframark would store the existing working pump once the new pumps are in service.

Director Webber made a motion to accept the Operations and Maintenance report. The second was made by Director James Kleiss. Motion unanimously approved.

12. EXPENDITURES CONTRACTS, REPAIRS, REPLACEMENTS AND MAINTENANCE TO OPERATIONS AND MAINTENANCE REPORT IN ITEM 11 ABOVE.

No action required.

AGENDA ITEMS RELATED TO ELECTION
(PUNTOS DEL ORDEN DEL DÍA RELATIVOS A ELECCIÓN)

13. Bond Election.

(Elección de Bonos.)

a. Any and all other actions that are necessary or appropriate related to the Bond Election.

(Todas y cada una de las demás acciones que sean necesarias o apropiadas relacionadas con la Elección de Bonos.)

President Tabaska said the deadline was made to submit everything to Travis County; and the bond initiative would be on the May 6 election ballot.

14. BOARD ANNOUNCEMENTS.

Director Villemarette said he and Director Webber had done a test on the existing generator at the WWTP and had run the generator under 75 percent load and it did not have a problem. The Board does not wish to spend any additional money on the generator. Ms. Erickson let the Board know that Generator Field Services had done more work than had been approved by the Board while on site. She believes the generator could be used for the pumps at the EST and ground storage as well as lift stations in case of an electric outage.

15. ADJOURN THE MEETING.

The meeting was adjourned at 4:33 p.m.

Steve Tabaska, President
Travis County WCID – Point Venture

ATTEST:

Manuel Macias, Secretary
Travis County WCID – Point Venture

(SEAL)

TRAVIS COUNTY WCID POINT VENTURE**Accounting Report****March 27, 2025**

- Review Cash Activity Report, including Receipts and Expenditures
 - ☑ Action Items:
 - Approve director and vendor payments
 - Approve fund transfers
- Review January 31, 2025 Financial Statements

Cash Activity Report

Travis County WCID Point Venture Cash Activity Report January 31, 2025 - March 27, 2025			
		PNC Operating	PNC Bookkeeper's
Cash - Balance as of January 31, 2025		9,158.90	48,762.86
Subsequent Activity		(179.20)	(4,723.40)
Service Charge	February 2025	\$ (179.20)	
Subtotal - Operating Account		(179.20)	
Transfer approved at February 27, 2025 Meeting	From TexPool Operating	184,383.92	
Deposit	Interest	0.54	
Expenditures	Checks approved at February 27, 2025 Meeting	(133,157.44)	
Expenditures	Service Charge	(158.75)	
Anthony Walters	Office Cleaning - February 2025	(130.00)	
Aqua-Tech Lab	Lab Fees - January 2025	(1,494.25)	
Meter Install Group	LPN collector - February 2025	(16,064.87)	
ProTech Texas	Fire Extinguisher Replacement and Inspections - February 2025	(1,053.13)	
Southwest Heating & Air Conditioning	Replace Thermostat Batteries - February 2025	(185.00)	
Victor Insurance Managers	Public Official Bond - February 2025	(130.00)	
Vonage	Telephone - February 2025	(77.39)	
Pedernales Electric	Utilities - February 2025	(5,486.13)	
Customer Refunds	Customer Refunds	(1,163.53)	
Bill Cecala	Oversee Golf Course Irrigation - February 2025	(2,800.00)	
JJ's Waste & Recycling	Trash Service - March 2025	(228.96)	
Lago Vista Sun Hardware	Supplies - February 2025	(106.31)	
LCRA	Water - February 2025	(3,175.93)	
Petty Cash	Supplies - February 2025	(61.54)	
RG3	Optical RG3 5/8, 3/4 Meters - February 2025	(7,651.84)	
T-Mobile	Mobile Internet - February 2025	(176.20)	
Travis Central Appraisal District	Appraisal Fees - Second Quarter 2025	(3,878.88)	
Water Utility Service	Lab Fees - February 2025	(271.00)	
Point Venture POA	Irrigation Pump at Holding Pond - February 2025	(694.34)	
Wastewater Transport Services, LLC	Sludge Load - February 2025	(1,939.36)	
AOS Treatment Solutions LLC	Chemicals - WWTP - March 2025	(3,602.50)	
BLX Group LLC	Arbitrage Rebate Review - Series 2020	(3,000.00)	
DSHS Central Lab	Lab Fees - January 2025	(1,288.00)	
Travis County Clerk	Election - May 2025	(1,132.51)	
Subtotal - Bookkeeper's Account		(4,723.40)	
Expenditures to be Approved at March 27, 2025 Board Meeting		-	(243,347.80)
Vendor	Memo	Amount	
Manual Macias	Director Fees - February 2025	(408.18)	
Mark Villemarette	Director Fees - February 2025	(204.09)	
Bott & Douthitt, PLLC	Accounting Services - February 2025	(4,500.00)	
Trihydro Corporation	Engineering - February 2025	(30,395.46)	
Inframark LLC	Maintenance - January 2025; Operations - February 2025	(91,425.79)	
Williatt & Flickinger	Legal - February 2025	(6,414.25)	
Inframark LLC	Maintenance - February 2025	(110,000.03)	
Subtotal - Bookkeeper Account		(243,347.80)	
Subtotal		8,979.70	(199,308.34)
Transfers to be Approved at March 27, 2025 Board Meeting		-	290,285.33
Transfer	From TexPool Operating Account to PNC Bookkeeper's Account		243,347.80
Transfer	From TexPool Operating Account to PNC Bookkeeper's Account		46,937.53
Expected Balance, March 27, 2025		\$ 8,979.70	\$ 90,976.99

**Travis County WCID Point Venture
Cash/Investment Activity Report
January 31, 2025 - March 27, 2025**

	Interest Rate	Maturity Date	Balance 1/31/2025	Subsequent Receipts	Subsequent Disbursements	Subtotal 3/27/2025	Transfers to be Approved 3/27/2025		Projected Balance 3/27/2025
General Fund -									
PNC - Operating	0.0100%	N/A	\$ 9,158.90	\$ -	\$ (179.20)	\$ 8,979.70	\$ -		\$ 8,979.70
PNC - Bookkeeper's	0.0100%	N/A	48,762.86	184,384.46	(432,455.66)	(199,308.34)	290,285.33	(1), (2)	90,976.99
Central Bank - Lockbox	1.9800%	N/A	123,363.12	122,757.32	(125,298.14)	120,822.30	(120,000.00)	(3)	822.30
Texpool General Operating	4.3210%	N/A	3,082,292.60	2,277,639.26	(309,220.56)	5,050,711.30	(73,478.59)	(1), (2), (3), (4), (6), (7)	4,977,232.71
Total - General Fund			3,263,577.48	2,584,781.04	(867,153.56)	4,981,204.96	96,806.74		5,078,011.70
Debt Service Fund -									
TexPool Tax	4.3210%	N/A	2,845,563.56	121,242.08	(2,844,487.73)	122,317.91	(117,728.78)	(4), (5)	4,589.13
TexPool - Interest and Sinking	4.3210%	N/A	879,355.75	1,187,705.86	(209,240.64)	1,857,820.97	50,000.00	(5)	1,907,820.97
Total - Debt Service Fund			3,724,919.31	1,308,947.94	(3,053,728.37)	1,980,138.88	(67,728.78)		1,912,410.10
Capital Project Fund -									
Texpool - Series 2016	4.3210%	N/A	28,622.56	95.59	-	28,718.15	-		28,718.15
Texpool - Series 2020	4.3210%	N/A	21,805.24	72.83	-	21,878.07	-		21,878.07
SLGS - Series 2020	3.2655%	N/A	7,936,547.58	89.14	-	7,936,636.72	(226,029.66)	(7)	7,710,607.06
Texpool - American Rescue CLFRF	4.3210%	N/A	26,686.97	19,225.21	(481,712.01)	(435,799.83)	-		(435,799.83)
Total - Capital Project Fund			8,013,662.35	19,482.77	(481,712.01)	7,551,433.11	(226,029.66)		7,325,403.45
Total - All Funds			\$ 15,002,159.14	\$ 3,913,211.75	\$ (4,402,593.94)	\$ 14,512,776.95	\$ (196,951.70)		\$ 14,315,825.25

Transfer Letter Information:

- (1) From TexPool Operating Account to PNC Bookkeeper's Account: \$133,347.77
- (2) From TexPool Operating Account to PNC Bookkeeper's Account: \$46,937.53
- (3) From Central Bank Lockbox Account to TexPool Operating Account: \$120,000.00
- (4) From TexPool Tax Account to TexPool Operating Account: \$67,728.78
- (5) From TexPool Tax Account to TexPool Debt Service Account: \$50,000.00
- (6) From TexPool Operating Account to Associated Construction Partners, Ltd: \$196,951.70
- (7) From SLGS Series 2020 Account to TexPool Operating Account: \$226,029.66

WPV	-----											
	BEGINNING	TAX	BASE TAX	NET BASE TAX	PERCENT	ENDING	P & I	P & I	LRP	OTHER	PENALTY	TOTAL
YEAR	TAX BALANCE	ADJ	COLLECTED	REVERSALS	COLLECTED	COLLECTED	TAX BALANCE	COLLECTED	REVERSALS	COLLECTED	COLLECTED	DISTRIBUTED

1983	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1984	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1985	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1986	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1987	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1988	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1989	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1990	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1991	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1992	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1993	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1994	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1995	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1996	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1997	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1998	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1999	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2000	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2001	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2002	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2003	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2004	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2005	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2006	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2007	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2008	461.78	.00	.00	.00	.00	.00 %	461.78	.00	.00	.00	.00	.00
2009	1224.88	.00	.00	.00	.00	.00 %	1224.88	.00	.00	.00	.00	.00
2010	1220.25	.00	.00	.00	.00	.00 %	1220.25	.00	.00	.00	.00	.00
2011	1259.07	.00	.00	.00	.00	.00 %	1259.07	.00	.00	.00	.00	.00
2012	1162.92	.00	.00	.00	.00	.00 %	1162.92	.00	.00	.00	.00	.00
2013	1631.33	.00	.00	.00	.00	.00 %	1631.33	.00	.00	.00	.00	.00
2014	1934.13	.00	.00	.00	.00	.00 %	1934.13	.00	.00	.00	.00	.00
2015	3176.56	.00	.00	.00	.00	.00 %	3176.56	.00	.00	.00	.00	.00
2016	3191.21	.00	.00	.00	.00	.00 %	3191.21	.00	.00	.00	.00	.00
2017	3414.74	.00	.00	.00	.00	.00 %	3414.74	.00	.00	.00	.00	.00
2018	3725.49	.00	.00	.00	.00	.00 %	3725.49	.00	.00	.00	.00	.00
2019	3779.87	.00	.00	.00	.00	.00 %	3779.87	.00	.00	.00	.00	.00
2020	4475.61	.00	.00	.00	.00	.00 %	4475.61	.00	.00	.00	.00	.00
2021	7845.44	.00	879.91	.00	879.91	11.22 %	6965.53	143.49	.00	.00	.00	1023.40
2022	12035.57	.00	2369.64	.00	2369.64	19.69 %	9665.93	199.63	.00	.00	.00	2569.27
2023	24771.24	1369.73	11439.82	.00	11439.82	43.76 %	14701.15	1966.05	.00	.00	24.66-	13381.21
TOTL	75310.09	1369.73	14689.37	.00	14689.37	19.16 %	61990.45	2309.17	.00	.00	24.66-	16973.88
2024	3071449.76	556.15-	2833804.87	.00	2833804.87	92.28 %	237088.74	.00	.00	.00	.00	2833804.87

ENTITY														
TOTL	3146759.85	813.58	2848494.24	.00	2848494.24	90.50 %	299079.19	2309.17	.00	.00	24.66-	2850778.75		

6

Travis County WCID Point Venture
ANALYSIS OF TAXES COLLECTED FOR RECONCILIATION
FY 2024 - 2025

6

TAX YEAR	2024			2023			Prior Years			TOTAL		
	General Fund	Debt Service Fund	Total	General Fund	Debt Service Fund	Total	General Fund	Debt Service Fund	Total	General Fund	Debt Service Fund	Total
	\$ 0.3972	\$ 0.2750	\$ 0.6722	\$ 0.4062	\$ 0.2660	\$ 0.6722						
PERCENTAGE												
COLLECTIONS:												
OCT												
TAX ADJUSTMENTS	0.00	0.00	0.00	(169.90)	(111.26)	(281.16)	0.00	0.00	0.00	(169.90)	(111.26)	(281.16)
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	4,978.72	3,260.31	8,239.03	1,429.30	1,296.58	2,725.88	6,408.02	4,556.89	10,964.91
PENALTY	0.00	0.00	0.00	823.71	539.41	1,363.12	88.92	77.45	166.37	912.63	616.86	1,529.49
NOV												
TAX ADJUSTMENTS	0.00	0.00	0.00	997.61	653.28	1,650.89	0.00	0.00	0.00	997.61	653.28	1,650.89
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	14,948.54	10,349.56	25,298.10	897.76	587.89	1,485.65	0.00	0.00	0.00	15,846.30	10,937.45	26,783.75
PENALTY	0.00	0.00	0.00	141.63	92.74	234.37	0.00	0.00	0.00	141.63	92.74	234.37
DEC												
TAX ADJUSTMENTS	(193.58)	(134.02)	(327.60)	0.00	0.00	0.00	0.00	0.00	0.00	(193.58)	(134.02)	(327.60)
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	949,770.13	657,569.95	1,607,340.08	297.80	195.02	492.82	271.41	252.26	523.67	950,339.34	658,017.23	1,608,356.57
PENALTY	0.00	0.00	0.00	67.32	44.09	111.41	91.61	85.14	176.75	158.93	129.23	288.16
JAN												
TAX ADJUSTMENTS	(135.05)	(93.50)	(228.55)	0.00	0.00	0.00	0.00	0.00	0.00	(135.05)	(93.50)	(228.55)
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	709,764.07	491,402.62	1,201,166.69	738.63	483.69	1,222.32	0.00	0.00	0.00	710,502.70	491,886.31	1,202,389.01
PENALTY	0.00	0.00	0.00	140.49	92.00	232.49	0.00	0.00	0.00	140.49	92.00	232.49
FEB												
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
MAR												
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
APR												
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
MAY												
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
JUN												
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
JUL												
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
AUG												
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
SEP												
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL												
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	1,674,482.74	1,159,322.13	2,833,804.87	6,912.91	4,526.91	11,439.82	1,700.71	1,548.84	3,249.55	1,683,096.36	1,165,397.88	2,848,494.24
PENALTY	0.00	0.00	0.00	1,173.15	768.24	1,941.39	180.53	162.59	343.12	1,353.68	930.83	2,284.51
TOTAL DISTRIBUTION	1,674,482.74	1,159,322.13	2,833,804.87	8,086.06	5,295.15	13,381.21	1,881.24	1,711.43	3,592.67	1,684,450.04	1,166,328.71	2,850,778.75
BEGINNING												
TAX ADJUSTMENTS	1,814,906.05	1,256,543.71	3,071,449.76	14,968.87	9,802.37	24,771.24	26,953.52	23,585.33	50,538.85	1,856,828.44	1,289,931.41	3,146,759.85
BASE TAX REV	(328.63)	(227.52)	(556.15)	827.71	542.02	1,369.73	0.00	0.00	0.00	499.08	314.50	813.58
LESS COLLECTIONS	(1,674,482.74)	(1,159,322.13)	(2,833,804.87)	(6,912.91)	(4,526.91)	(11,439.82)	(1,548.84)	(3,249.55)	(1,683,096.36)	(1,165,397.88)	(2,848,494.24)	
TAX REC @ END OF PERIOD	140,094.68	96,994.06	237,088.74	8,883.67	5,817.48	14,701.15	26,953.52	22,036.49	47,289.30	174,231.16	124,848.03	299,079.19

Financial Statements

Travis County WCID Point Venture**Accountant's Compilation Report****January 31, 2025**

The District is responsible for the accompanying financial statements of the governmental activities of Travis County WCID Point Venture, as of and for the four months ended January 31, 2025, which collectively comprise the District's basic financial statements – governmental funds in accordance with the accounting principles generally accepted in the United States of America. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

The District has omitted the management's discussion and analysis, the Statement of Net Assets, and Statement of Activities that the Governmental Accounting Standards Board required to be presented to supplement the basic financial statements. Such missing information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historic context.

In addition, the District has elected to omit substantially all of the disclosures and the statement of cash flows required by accounting principles generally accepted in the United States of America. If the omitted disclosures and components required by GASB 34 were included in the financial statements, they might influence the user's conclusions about the District's financial position, results of operations, and cash flows. Accordingly, these financial statements are not designed for those who are not informed about such matters.

Accounting principles generally accepted in the United States of America require that budgetary comparison information be presented to supplement the basic financial statements. Such information is presented for purposes of additional analysis and, although not a required part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting and for placing the basic financial statements in an appropriate operational, economic, or historical context. Such information is the responsibility of management. The required supplementary information was subject to our compilation engagement. We have not audited or reviewed the required supplementary information and do not express an opinion, a conclusion, nor provide any assurance on such information.

Supplementary Information

The supplementary information contained in the schedules described in the Supplementary Information Index is presented for purposes of additional analysis and is not a required part of the basic financial statements. This information is the representation of management. The information was subject to our compilation engagement, however, we have not audited or reviewed the supplementary information and, accordingly, do not express an opinion, a conclusion, nor provide any form of assurance on such supplementary information.

We are not independent with respect to Travis County WCID Point Venture.



BOTT & DOUTHITT, P.L.L.C.

March 21, 2025
Round Rock, TX

**Travis County WCID Point Venture
Governmental Funds Balance Sheet
January 31, 2025**

	Governmental Funds			Governmental Funds Total
	General Fund	Debt Service Fund	Capital Projects Fund	
Assets				
Cash and Cash Equivalents				
Cash	\$ 181,784.88	\$ -	\$ -	\$ 181,784.88
Cash Equivalents	3,082,292.60	3,724,919.31	8,013,662.35	14,820,874.26
Receivables				
Property Taxes	174,231.16	124,848.03	-	299,079.19
Service accounts, net of allowance for doubtful accounts of \$451.44	87,206.67	-	-	87,206.67
Interfund	2,016,363.10	-	-	2,016,363.10
Accrued Service Revenue	42,835.33	-	-	42,835.33
Other	19,794.53	-	-	19,794.53
Total Assets	\$ 5,604,508.27	\$ 3,849,767.34	\$ 8,013,662.35	\$ 17,467,937.96
Liabilities				
Accounts Payable	\$ 167,133.40	\$ -	\$ 124,836.64	\$ 291,970.04
Accrued Expenses	1,189.52	-	-	1,189.52
Retainage	-	-	310,076.67	310,076.67
Unclaimed Property	2,237.80	-	-	2,237.80
Customer Deposits	122,200.00	-	-	122,200.00
Due to TCEQ	432.34	-	-	432.34
Interfund	-	1,659,487.73	356,875.37	2,016,363.10
Total Liabilities	293,193.06	1,659,487.73	791,788.68	2,744,469.47
Deferred Inflows of Resources				
Deferred Revenue - Property Taxes	174,231.16	124,848.03	-	299,079.19
Total Deferred Inflows of Resources	174,231.16	124,848.03	-	299,079.19
Fund Balance				
Fund Balances:				
Restricted for				
Debt Service	-	2,065,431.58	-	2,065,431.58
Capital Projects	-	-	7,221,873.67	7,221,873.67
Unassigned	5,137,084.05	-	-	5,137,084.05
Total Fund Balances	5,137,084.05	2,065,431.58	7,221,873.67	14,424,389.30
Total Liabilities, Deferred Inflows of Resources and Fund Balances	\$ 5,604,508.27	\$ 3,849,767.34	\$ 8,013,662.35	\$ 17,467,937.96

Travis County WCID Point Venture Statement of Revenues, Expenditures & Changes in Fund Balance-Governmental Funds October 1, 2024 - January 31, 2025

6

	Governmental Funds			Governmental Funds Total
	General Fund	Debt Service Fund	Capital Projects Fund	
Revenues:				
Property Taxes and Penalties	\$ 1,677,144.26	\$ 1,161,183.93	\$ -	\$ 2,838,328.19
Service Accounts				
Water Revenue	211,353.57	-	-	211,353.57
Sewer Revenue	186,305.70	-	-	186,305.70
Service Account Penalty	3,945.00	-	-	3,945.00
Interest	54,652.99	22,267.47	96,229.73	173,150.19
Other	10,921.12	-	-	10,921.12
Total Revenues	2,144,322.64	1,183,451.40	96,229.73	3,424,003.77
Expenditures:				
Current-				
District Facilities				
Water Purchases	10,502.58	-	-	10,502.58
Utilities	21,002.15	-	-	21,002.15
Telephone	1,075.80	-	-	1,075.80
Water Maintenance	207,707.07	-	-	207,707.07
Sewer Maintenance	72,792.64	-	-	72,792.64
Sludge Hauling	6,474.90	-	-	6,474.90
General Maintenance	1,907.02	-	-	1,907.02
Operations/Management Fees	205,529.43	-	-	205,529.43
Meter Fees	36,253.36	-	-	36,253.36
Administrative Services				
Directors' Fees	6,185.57	-	-	6,185.57
Office	2,686.13	-	-	2,686.13
Public Notice	787.50	-	-	787.50
Permit and Fees	1,250.00	-	-	1,250.00
Tax Appraisal/Collection Fees	3,945.74	2,731.83	-	6,677.57
Insurance	23,914.94	-	-	23,914.94
Bank Charges	1,693.06	-	-	1,693.06
Miscellaneous	2,654.26	-	-	2,654.26
Professional Fees				
Legal Fees	15,499.67	-	-	15,499.67
Accounting Fees	21,055.09	-	-	21,055.09
Financial Advisor	2,954.48	2,045.52	-	5,000.00
Engineering Fees	23,544.39	-	-	23,544.39
Audit Fees	16,000.00	-	-	16,000.00
Debt Service -				
Arbitrage Rebate Consultant	-	4,500.00	-	4,500.00
Capital Outlay	1,735.25	-	1,141,710.37	1,143,445.62
Total Expenditures	687,151.03	9,277.35	1,141,710.37	1,838,138.75
Excess/(Deficiency) of Revenues over Expenditures	1,457,171.61	1,174,174.05	(1,045,480.64)	1,585,865.02
Fund Balance, October 1, 2024	3,679,912.44	891,257.53	8,267,354.31	12,838,524.28
Fund Balance, January 31, 2025	\$ 5,137,084.05	\$ 2,065,431.58	\$ 7,221,873.67	\$ 14,424,389.30

Supplementary Information Index

General Fund

- Budgetary Comparison Schedule
- Revenues & Expenditures: Actual + Budgeted

Debt Service Fund

- Debt Service Schedule

General Fund

**Travis County WCID Point Venture
Revenues and Expenditures - General Fund: Actual + Budgeted
Fiscal Year October 2024 - September 2025**

6

FY 2025 Budget Adopted 9/26/24	Actual Oct-24	Actual Nov-24	Actual Dec-24	Actual Jan-25	Budget Feb-25	Budget Mar-25	Budget Apr-25	Budget May-25	Budget Jun-25	Budget Jul-25	Budget Aug-25	Budget Sep-25	Projected Total	Projected Variance	
Revenues:															
Property Tax, including p & i	\$ 1,790,320	\$ 913	\$ 15,090	\$ 950,498	\$ 710,643	\$ 113,756	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,790,900	\$ 580	
Service Accounts															
Water Revenue	620,000	64,787	57,331	44,779	44,456	38,000	49,000	52,000	53,000	57,000	58,000	63,000	65,000	646,354	26,354
Sewer Revenue	566,400	48,626	47,329	45,395	44,955	44,700	44,700	49,700	49,700	49,700	49,700	49,700	49,700	573,906	7,506
Service Account Penalty	10,800	835	1,055	1,070	985	900	900	900	900	900	900	900	900	11,145	345
Tap/Connection Fees	6,000	-	-	-	-	1,200	-	1,200	-	1,200	-	-	-	3,600	(2,400)
Interest	90,500	14,592	13,607	13,389	13,066	7,500	7,500	7,500	7,500	7,500	7,500	8,000	8,000	115,153	24,653
Other Income	82,644	2,787	2,737	2,637	2,762	3,215	3,215	3,215	3,215	3,215	3,215	3,215	47,279	80,705	(1,939)
Total Revenues	3,166,664	132,539	137,149	1,057,768	816,866	208,071	106,515	113,315	115,515	118,315	120,515	124,315	170,879	3,221,763	55,099
Expenditures:															
Current -															
District Facilities															
Water Purchases	48,568	123	4,011	3,026	3,342	2,977	3,838	4,073	4,152	4,465	4,543	4,935	5,094	44,580	3,988
Utilities	67,200	4,931	5,396	5,582	5,093	5,600	5,600	5,600	5,600	5,600	5,600	5,600	5,600	65,802	1,398
Telephone	10,800	265	303	254	254	900	900	900	900	900	900	900	900	8,276	2,524
Water Maintenance	360,000	140,391	20,785	12,529	34,003	30,000	30,000	30,000	30,000	30,000	30,000	30,000	30,000	447,707	(87,707)
Water Tap Installation	7,500	-	-	-	-	-	-	-	-	-	-	-	-	7,500	-
Wastewater Maintenance	420,000	9,175	31,905	9,524	22,189	35,000	35,000	35,000	35,000	35,000	35,000	35,000	35,000	352,793	67,207
WW Tap Installation	10,750	-	-	-	-	-	-	-	-	-	-	-	-	10,750	-
Sludge Hauling	60,000	1,416	2,123	-	2,936	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	46,475	13,525
General Maintenance	12,000	568	76	128	1,134	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	9,907	2,093
Operations and Management Fees	613,200	49,809	51,879	51,872	51,970	51,100	51,100	51,100	51,100	51,100	51,100	51,100	51,100	614,329	(1,129)
Meter Fees	-	-	-	-	36,253	-	-	-	-	-	-	-	-	36,253	(36,253)
Administrative Services															
Director Fees, Including Taxes	38,754	2,141	714	2,141	1,190	3,230	3,230	3,230	3,230	3,230	3,230	3,230	3,230	32,022	6,732
Office	18,000	278	1,815	146	447	1,500	1,500	1,500	1,500	1,500	1,500	1,500	1,500	14,686	3,314
Public Notice	5,000	-	788	-	-	-	-	-	-	-	-	-	-	4,200	4,888
Permit and Fees	2,000	1,250	-	-	-	-	-	-	-	-	-	-	-	750	2,000
Tax Appraisal/Collector Fees	11,000	-	-	3,946	-	-	2,500	-	2,500	-	-	-	2,500	11,446	(446)
Insurance	25,000	23,915	-	-	-	-	-	-	-	-	-	-	-	23,915	1,085
Bank Charges	6,000	403	447	405	438	500	500	500	500	500	500	500	500	5,693	307
Director Training	500	-	-	-	-	-	-	-	-	-	-	-	-	500	-
Miscellaneous	6,000	138	348	1,023	1,145	500	500	500	500	500	500	500	500	6,654	(654)
Professional Fees															
Legal Fees	54,000	2,217	2,819	3,818	6,646	4,500	4,500	4,500	4,500	4,500	4,500	4,500	4,500	51,500	2,500
Accounting Fees	56,500	4,500	4,500	4,500	7,555	4,500	4,500	4,500	4,500	4,500	4,500	4,500	4,500	57,055	(555)
Financial Advisor	-	2,954	-	-	-	-	-	-	-	-	-	-	-	2,954	(2,954)
Engineering Fees	72,000	10,192	5,167	3,734	4,461	6,000	6,000	6,000	6,000	6,000	6,000	6,000	6,000	71,544	456
Audit Fees	16,000	-	-	-	16,000	-	-	-	-	-	-	-	-	16,000	-
Capital Outlay	580,000	1,544	99	93	-	-	-	-	-	-	-	-	580,000	581,735	(1,735)
Total Expenditures	2,500,772	256,210	133,174	102,711	195,056	152,307	155,668	153,403	153,482	156,295	153,873	154,265	760,624	2,527,064	(26,291)
Excess/(Deficiency) of Revenues over Expenditures	\$ 665,892	\$ (123,670)	\$ 3,974	\$ 955,057	\$ 621,810	\$ 55,765	\$ (49,153)	\$ (40,088)	\$ (37,967)	\$ (37,980)	\$ (33,358)	\$ (29,950)	\$ (589,745)	\$ 694,699	\$ 28,808

See Accountants' Report.

Debt Service Fund

Travis County WCID Point Venture Debt Service Schedule

6

Due Date	Paid Date	Series 2016		Series 2020		Total
		Principal	Interest	Principal	Interest	
2/15/2024	2/15/2024	-	85,863	-	137,203	223,066
8/15/2024	8/15/2024	335,000	85,863	460,000	137,203	1,018,066
FY 2024		335,000	171,725	460,000	274,406	1,241,131
2/15/2025	2/15/2025	-	80,838	-	128,003	208,841
8/15/2025		350,000	80,838	480,000	128,003	1,038,841
FY 2025		350,000	161,675	480,000	256,006	1,247,681
2/15/2026		-	75,588	-	118,403	193,991
8/15/2026		360,000	75,588	505,000	118,403	1,058,991
FY 2026		360,000	151,175	505,000	236,806	1,252,981
2/15/2027		-	70,188	-	108,303	178,491
8/15/2027		375,000	70,188	525,000	108,303	1,078,491
FY 2027		375,000	140,375	525,000	216,606	1,256,981
2/15/2028		-	64,563	-	103,053	167,616
8/15/2028		395,000	64,563	545,000	103,053	1,107,616
FY 2028		395,000	129,125	545,000	206,106	1,275,231
2/15/2029		-	58,638	-	100,328	158,966
8/15/2029		410,000	58,638	570,000	100,328	1,138,966
FY 2029		410,000	117,275	570,000	200,656	1,297,931
2/15/2030		-	52,488	-	96,766	149,253
8/15/2030		425,000	52,488	595,000	96,766	1,169,253
FY 2030		425,000	104,975	595,000	193,531	1,318,506
2/15/2031		-	46,113	-	92,675	138,788
8/15/2031		445,000	46,113	620,000	92,675	1,203,788
FY 2031		445,000	92,225	620,000	185,350	1,342,575
2/15/2032		-	39,438	-	88,025	127,463
8/15/2032		460,000	39,438	645,000	88,025	1,232,463
FY 2032		460,000	78,875	645,000	176,050	1,359,925
2/15/2033		-	32,538	-	82,784	115,322
8/15/2033		480,000	32,538	675,000	82,784	1,270,322
FY 2033		480,000	65,075	675,000	165,569	1,385,644
2/15/2034		-	25,038	-	77,300	102,338
8/15/2034		500,000	25,038	700,000	77,300	1,302,338
FY 2034		500,000	50,075	700,000	154,600	1,404,675
2/15/2035		-	17,225	-	70,300	87,525
8/15/2035		520,000	17,225	730,000	70,300	1,337,525
FY 2035		520,000	34,450	730,000	140,600	1,425,050
2/15/2036		-	8,775	-	63,000	71,775
8/15/2036		540,000	8,775	760,000	63,000	1,371,775
FY 2036		540,000	17,550	760,000	126,000	1,443,550
2/15/2037		-	-	-	55,400	55,400
8/15/2037		-	-	1,300,000	55,400	1,355,400
FY 2037		-	-	1,300,000	110,800	1,410,800
2/15/2038		-	-	-	42,400	42,400
8/15/2038		-	-	1,355,000	42,400	1,397,400
FY 2038		-	-	1,355,000	84,800	1,439,800
2/15/2039		-	-	-	28,850	28,850
8/15/2039		-	-	1,415,000	28,850	1,443,850
FY 2039		-	-	1,415,000	57,700	1,472,700
2/15/2040		-	-	-	14,700	14,700
8/15/2040		-	-	1,470,000	14,700	1,484,700
FY 2040		-	-	1,470,000	29,400	1,499,400
Total - All Series		\$ 7,080,000	\$ 2,280,600	\$ 14,500,000	\$ 3,617,544	\$ 27,478,144
Remaining Balance		5,260,000	1,062,013	7,350,000	2,129,878	15,801,891

Travis County WCID Point Venture
Capital Projects Fund - Series 2020
As of March 27, 2025

Type	Date	Num	Name	Memo	LS				SR 2020		Total
					Improvements	WWTP	EQ Basin	Misc	Bond Issue Costs		
Summary											
Bond Proceeds											14,500,000.00
Bond Issue Costs									(790,684.74)		(790,684.74)
Accumulated Interest								1,358,659.67			1,358,659.67
Transfer approved on June 24, 2021					(10,198.00)	(70,173.00)	-	-		(85,986.32)	(166,357.32)
Transfer approved on July 22, 2021					(12,600.00)	(20,995.50)	-	-	(201.25)		(33,796.75)
Transfer approved on August 26, 2021					(1,624.50)	(13,569.50)	(193,114.78)	(96,152.81)	(1,696.25)		(306,157.84)
Transfer approved on September 23, 2021					(6,829.00)	(8,679.00)	-	(1,345.50)		(948.75)	(17,802.25)
Transfer approved on October 28, 2021					(4,716.50)	(18,237.75)	-	(3,495.25)	-		(26,449.50)
Transfer approved on November 18, 2021					(10,813.53)	(12,080.00)	-	(1,095.00)	(345.00)		(24,933.53)
Transfer approved on December 16, 2021					(4,369.78)	(20,345.00)	-	-	(345.00)		(25,069.78)
Transfer approved on January 27, 2022					(2,152.75)	(51,076.50)	-	(248.25)	(661.25)		(54,138.75)
Transfer approved on February 24, 2022					(6,702.44)	(40,290.25)	-	(320.00)		(287.50)	(47,600.19)
Transfer approved on March 24, 2022					(13,080.75)	(39,782.00)	-	(1,848.75)		(230.00)	(54,941.50)
Transfer approved on April 28, 2022					(9,028.73)	(41,528.25)	-	(2,865.00)	(437.50)		(53,859.48)
Transfer approved on May 26, 2022					(2,408.50)	(37,092.75)	-	(437.50)	(437.50)		(40,376.25)
Transfer approved on June 23, 2022					(1,073.00)	(50,604.00)	-	(3,986.25)	(1,665.00)		(57,328.25)
Transfer approved on July 28, 2022					-	(77,408.67)	-	(3,872.50)		(718.75)	(81,999.92)
Transfer approved on August 25, 2022					-	(35,833.33)	-	(4,936.25)	(562.50)		(41,332.08)
Transfer approved on September 22, 2022					-	-	-	(2,930.00)	(500.00)		(3,430.00)
Transfer approved on October 27, 2022					-	(50,390.00)	-	(4,403.75)	(7,246.50)		(62,040.25)
Transfer approved on November 17, 2022					-	(24,026.25)	-	(8,492.50)	(545.50)		(33,064.25)
Transfer approved on December 15, 2022					-	(18,235.50)	-	(8,905.75)	(500.00)		(27,641.25)
Transfer approved on January 26, 2023					-	-	-	(5,705.75)	(437.50)		(6,143.25)
Transfer approved on February 23, 2023					-	-	-	(7,513.75)	(625.00)		(8,138.75)
Transfer approved on March 23, 2023					-	-	-	(24,173.00)	(500.00)		(24,673.00)
Transfer approved on April 27, 2023					-	(10,769.25)	-	(8,853.00)	(687.50)		(20,309.75)
Transfer approved on May 25, 2023					-	(46,503.75)	-	(211.25)	(598.50)		(47,313.50)
Transfer approved on June 22, 2023					-	-	-	(3,552.50)	(781.25)		(4,333.75)
Transfer approved on July 27, 2023					-	-	-	(18,090.00)	(500.00)		(18,590.00)
Transfer approved on August 24, 2023					-	-	-	(825.00)	(1,031.25)		(1,856.25)
Transfer approved on September 28, 2023					-	(21,783.75)	-	(1,756.25)	(937.50)		(24,477.50)
Transfer approved on October 26, 2023					-	(5,484.00)	-	(3,640.00)	(2,937.50)		(12,041.50)
Transfer approved on November 16, 2023					-	(23,864.25)	-	(6,300.00)	(2,900.00)		(33,064.25)
Transfer approved on December 14, 2023					-	(452,380.50)	-	-	-		(452,380.50)
Transfer approved on January 25, 2024					-	(527,726.75)	-	(1,125.00)	-		(528,851.75)
Transfer approved on February 22, 2024					-	(532,419.19)	-	(937.50)	(875.00)		(534,231.69)
Transfer approved on March 28, 2024					-	(691,173.39)	-	(943.50)	(396.00)		(692,512.89)
Transfer approved on April 25, 2024					-	(897,842.97)	-	-	(330.00)		(898,172.97)
Transfer approved on May 23, 2024					-	(335,260.88)	-	-	(330.00)		(335,590.88)
Transfer approved on June 27, 2024					-	(823,412.09)	-	-	(336.75)		(823,748.84)
Transfer approved on July 25, 2024					-	(387,417.41)	-	-	(198.00)		(387,615.41)
Transfer approved on August 20, 2024					-	(234,467.75)	-	-	(330.00)		(234,797.75)
Transfer approved on September 26, 2024					-	(24,239.43)	-	-	(462.00)		(24,701.43)
Transfer approved on October 24, 2024					-	(211,211.18)	-	-	(627.00)		(211,838.18)
Transfer approved on November 21, 2024					-	(418,409.14)	-	-	(528.00)		(418,937.14)
Transfer approved on December 19, 2024					-	(170,977.80)	-	-	(264.00)		(171,241.80)
Transfer approved on January 23, 2025					-	(347,964.16)	-	(587.50)	(726.00)		(348,977.66)
Transfer approved on February 27, 2025					-	(148,437.05)	-	(1,227.50)	(594.00)		(150,258.55)
Account Balance as of February 27, 2025											
					(85,627.48)	(6,792,434.89)	(193,114.78)	1,128,712.61	(911,932.06)		7,646,197.40
Transfers to be approved on March 27, 2025					-	(222,124.41)	-	(3,377.25)	(528.00)		(226,029.66)
Projected Account Balance					(85,627.48)	(7,014,559.30)	(193,114.78)	1,125,335.36	(912,460.06)		7,420,167.74
Detail:											
Bill	02/28/2025	211336	Trihydro Corporation	W/WW Bond Program - February 2025					528.00		528.00
Bill	02/28/2025	211342	Trihydro Corporation	WWTP Construction - February 2025		25,172.71					25,172.71
Bill	02/28/2025	211340	Trihydro Corporation	Water System Analysis - February 2025				3,377.25			3,377.25
Bill	02/28/2025	16	Associated Construction Partners, Ltd	WWTP Expansion - February 2025		196,951.70					196,951.70
					0.00	222,124.41	0.00	3,377.25	528.00		226,029.66

March 5, 2025

Board of Directors
Travis County WCID Point Venture
18606 Venture Drive
Point Venture, Texas 78645

Subject: Travis County WCID Point Venture – Augusta Standpipe Replacement

Dear Board of Directors:

Baxter & Woodman, Inc. is pleased to respond to your request for our fee proposal to provide Engineering Services related to Travis County WCID Point Venture's (District's) Augusta Standpipe Replacement (Project). Below, we have summarized our understanding of the Project scope and deliverables to clearly communicate each party's expectations.

Two fee proposal options are presented, one for the August Standpipe Replacement and a second for the August Standpipe and Pump Station Replacement. Please indicate in the Acceptance section which option has been chosen and is authorized.

Project

The existing site is located at 18606 Venture Drive, Point Venture, TX 78645. The site includes the existing 296,000-gallon bolted steel Augusta Standpipe, existing 50,000-gallon welded steel spheroid Augusta Elevated Storage Tank (EST), 469 gallon per minute (gpm) August Pump Station, and related improvements. The Augusta Standpipe Replacement Project consists of replacing the existing Augusta Standpipe, which has an overflow elevation of 878.0, with a new tank that has an overflow elevation of 926.5, provides adequate total storage meeting or exceeding TCEQ minimum requirements with no less than 200,000-gallons to support fire flow, and a minimum of 138,000-gallons of elevated storage. The taller storage tank is included in WCID Point Venture's current Water Master Plan (WMP), prepared by others, to increase pressure in the lower pressure plane.

The new storage tank will need to be constructed while maintaining service to the System. To do this, the existing Augusta Standpipe will need to remain in service, or another alternative identified. The existing Augusta Pump Station takes suction from the Augusta Standpipe to pump to the Augusta EST. In addition to providing elevated storage to the Lower Pressure Plane, the Augusta Standpipe is the storage tank that the Augusta Pump Station pumps from, which means if it is removed from service, a method to pressurize the Lower Pressure Plane and a means to fill the Augusta EST will need to be identified.

The second priority is to replace the existing Augusta Pump Station pumps with new larger pumps to expand the firm pumping capacity from 469 gpm to 1,000 gpm. Improvements would also include associated piping and valve improvements, a new back-up generator, and associated electrical and control improvements. Potential improvements include improvements to the pump station facility, including insulation, light fixtures, and HVAC. These improvements will need to be made while maintaining service. The addition of these pump station improvements is included in the Augusta Standpipe and Pump Station Replacement Project.

Scope of Services

Options are included for the Augusta Standpipe Replacement only and to include the Augusta Pump Station Replacement Project. The Preliminary Engineering phase will evaluate storage tank options and whether to continue to serve the District with 2 pressure planes or to make modifications to serve the District with 1 pressure plane (and one storage tank).

If after the Preliminary Engineering Report (PER) is completed for the storage tank the District decides to include the Augusta Pump Station Replacement Project, additional Preliminary Engineering will be conducted and additional Final Design efforts required, as described in Section 2. The associated costs are listed in the Fee Section. If after the PER is completed for the storage tank and it is found that utilizing 1 tank to serve the entire District (operating with 1 pressure plane) is feasible and the District decides to pursue this Option, additional efforts will be required. The additional Preliminary Engineering is described in Section 3 and the associated fee is listed in the Fee Section. The associated fee for the remaining deliverables associated with this option can be determined after the PER is prepared. Written authorization will be obtained prior to moving forward with either of these options.

1. BASIC SERVICES – AUGUSTA STANDPIPE REPLACEMENT

1.1 Preliminary Engineering

- A. The Preliminary Engineering phase will include document collection and review, review of the WMP prepared by Trihydro, and preparation of a Preliminary Engineering Report (PER).
- B. Document collection will include gathering and reviewing records of the existing storage tank and pump station improvements at the Augusta site, the Water Treatment Plant (WTP) High Service Pumps, and any other pertinent documents available.
- C. Review of the WMP and its findings will include the following:
 - a. Reviewing the current water model and findings.
 - b. Re-evaluating the storage requirements and recommendations.
 - c. Evaluate the overflow elevation needed for the proposed Augusta Elevated Storage Tank.
 - d. Evaluate the possibility of serving the entire District with 1 tank and 1 pressure plane.
 - e. Evaluate the pressure plane boundaries and associated pressures.

- f. The following will be done to assist in evaluating the water model and associated recommendations included in the WMP and to assist in determining the overflow elevation of the proposed Augusta elevated storage tank and the potential of serving the entire District with 1 pressure plane.
 - i. Install and monitor temporary, automated pressure recording devices as described below. These devices are installed on the auxiliary nozzle of a fire hydrant. These devices will be left in place to record pressure for 1 week.
 - 1. On fire hydrants near homes in the lower pressure plane that have reported low water pressure. The District will provide addresses.
 - 2. On fire hydrants near homes at the lower elevations of the lower pressure plane to determine what the pressure at these locations will be after the proposed improvements are made. Baxter & Woodman will identify the locations.
 - 3. Areas in the lower elevations of the upper pressure plane to verify the pressures in these locations and how they would be affected by a taller tank or other improvements to the system. Baxter & Woodman will identify the locations.
 - 4. Our budget includes monitoring up to a total of 12 fire hydrants.
 - ii. Conduct fire hydrant flow tests at the 6 fire hydrants identified in the WMP as having low flow. These tests will provide the flow and pressure at each hydrant at that time and provide an estimate of the flow available if the fire department pumps from the hydrant while not allowing the pressure to be less than 20 psi (available fire flow).
 - iii. The pressure monitors will be installed on the same day that the fire hydrant flow tests are conducted.
 - iv. We have assumed that the District is able to provide the water level in the storage tanks during the times that the pressure monitoring is occurring.
- D. A PER will be prepared and presented to the District for acceptance before proceeding with Final Design. The PER will confirm Project requirements and evaluate Project options to allow the District to select an option to move forward with. The PER will consist of the following:
 - a. Determine the volume requirement of the new storage tank. The District's WMP presentation lists the new storage tank with a total volume of 545,000-gallons, due to the volume of the standpipe needed to provide the needed 138,000-gallons of elevated storage. The total volume needed to meet the design standards for the System at the Projected full built-out conditions will be determined, so that ESTs can be evaluated as an alternative to a standpipe.

- b. Verify the overflow elevation needed to provide desired system pressure. The existing water model and service elevations in the lower pressure plan will be reviewed. If an inadequate or undesirable pressure range is found, we will identify potential solutions. This may include altering the proposed overflow elevation of the proposed storage tank, installing Pressure Regulating Valves (PRVs), or other improvements.
- c. Evaluate the possibility of the entire District being served with 1 storage tank and 1 pressure plane. We will evaluate the resulting pressures in the system, the volume and overflow elevation of the needed storage tank, and if feasible the tank style options.
- d. Provide an estimated cost and frequency to repaint the different type options in order for an estimated life cycle cost to be determined.
- e. Identify and evaluate options to maintain service during construction. A list of initial ideas is included below, and the matter will continue to be evaluated during Preliminary Engineering.
 - I. Install the new storage tank in a location that does not interfere with the existing storage tanks or pump station. This may involve locating the new tank outside the existing tank and pump station site.
 - II. Install a temporary storage tank, with the same or similar overflow elevation as the existing Standpipe, in a location that would allow the existing Standpipe to be demolished, and the new storage tank constructed in the existing site
 - III. Use the WTP High Service Pumps to pump directly to the existing EST.
 - 1. Improvements would likely be needed to the existing High Service Pumps to allow them to continue to pump to the higher storage tank at the necessary flow rate. It's likely that if needed these improvements could include allowances to allow them to pump to either the EST or the new taller storage tank.
 - 2. During construction, the High Service Pumps pump to the EST. A line is installed connecting the EST/Upper Pressure Plane to the Lower Pressure Plane with a pressure reducing valve (PRV), allowing the Lower Pressure Plane to be fed from the Upper. Further evaluation is needed, but this may only be possible during non-peak demand periods (winter months).
- f. Determine tank style and volume options. It is anticipated that this will include a taller standpipe, a welded steel spheroid EST, or a composite EST.
- g. Prepare Preliminary Site Plans and a Preliminary Opinion of Cost for each alternative deemed feasible and that meets the Project goals.
- h. Compare the alternatives and recommend the alternative we see as most favorable.
- i. Deliver the PER for review and comment. Revise the PER in response to comments and resubmit for approval.

1.2 Site Survey

Obtain a design survey of the site. This includes existing above ground improvements, buried piping that has been located by others, trees, site topography, and several property pins to enable the determination of the pertinent lot lines.

Our proposal assumes that only the existing site, storage tanks, and pump station included within the existing security fence will need to be surveyed. We will provide an amendment for the additional cost if it is determined that additional area needs to be surveyed. This would be needed if the new storage tank or other improvements need to be located on property outside the existing site.

1.3 Geotechnical Engineering

Obtain geotechnical borings at the site and a geotechnical engineering report, signed and sealed by a Professional Engineer licensed by the State of Texas, to be used in design of the new storage tank. This will be conducted at the conclusion of the Preliminary Engineering phase after the location of the proposed storage tank has been determined.

1.4 Final Design & Approvals

Upon approval of the PER, Baxter & Woodman will complete Final Design and coordinate approval of the Construction Plans and Specifications.

- A. Prepare Construction Plans and Technical Specifications, signed and sealed by a Professional Engineer licensed by the State of Texas.
 - a. The budget for Final Design includes locating the new storage tank in a location that does not interfere with existing operations or installing a temporary storage tank.
 - b. The budget does not include any improvements to the High Service Pumps or the WTP. If the chosen option includes these, or other improvements, an Addendum can be prepared to add these services.
 - c. The budget does not include relocating the existing Augusta pump station or improvements to this pump station.
- B. Submit the Construction Plans and Technical Specifications to TCEQ and coordinate approval.
- C. Submit the Construction Plans and Technical Specifications to WCID Point Venture for review. Make revisions in response to comments and resubmit for approval.
 - a. Construction Plans will be submitted at the 60% and 90% stages for review and comment.
- D. Submit the Construction Plans to the Village of Point Venture, if necessary. It is assumed that no permit or approval is needed from the Village of Point Venture architectural committee.
- E. Prepare a final Opinion of Construction Cost.
- F. Prepare Bid Documents so that the Project can be publicly bid.

1.5 Bid Solicitation and Award

Baxter & Woodman will assist WCID Point Venture with the bid process and will recommend award.

- A. Prepare a bid advertisement and send to WCID Point Venture for advertisement. Our proposal does not include any advertisement fees, but this can be provided as an additional service.
- B. Solicit bids by distributing bid documents to contractors.
- C. Directly notify known qualified contractors of the Project.
- D. Answer questions during bidding and issue addenda, as necessary.
- E. Attend the Bid-Opening and preparation of the Bid Tabulation.
- F. Evaluate the qualifications of the contractors who submit bids.
- G. Prepare a Recommendation of Award Letter.

2. BASIC SERVICES – AUGUSTA STANDPIPE AND PUMP STATION REPLACEMENT

If this Project option is chosen, the following services will be included in addition to those listed in Section 1.

2.1 Preliminary Engineering

- A. Identify the piping and valve improvements necessary to support the new Augusta booster pumps.
- B. Identify a method to allow the Augusta booster pumps to be replaced and improvements made to the existing electrical and controls while maintaining service.
- C. Prepare pump head calculations and identify pumps that meet the design criteria.

2.2 Final Design & Approvals

- A. In addition to the items listed with the Augusta Standpipe Replacement, the following will be included in the Construction Plans and Technical Specifications.
 - a. Replace the existing pump station pumps with larger pumps to provide a firm pumping capacity of 1,000 gpm.
 - b. Replace and/or modify the applicable existing piping to support the larger pumps.
 - c. Replace and/or modify the applicable existing electrical improvements to support the larger pumps. This includes a larger generator.
 - d. Improvements to the pump station facility, including insulation, light fixtures, and HVAC.

- 3. BASIC SERVICES – IMPROVEMENTS TO OPERATE THE DISTRICT WITH ONE STORAGE TANK AND PRESSURE PLANE - If serving the District with 1 pressure plane and 1 storage tank is pursued it is anticipated that improvements will be needed to the existing High Service Pump facility at the Water Treatment Plant, due to the pumps needing to pump to the higher storage tank. If this Project is chosen, the following services will be included in addition to those listed in Section 1. The Final Design scope and fee will be determined after the PER is prepared.

3.1 Preliminary Engineering

- A. Identify the improvements necessary to the existing High Service pumps at the water treatment plant to enable them to pump directly to the new elevated storage tank.
- B. Identify a method to maintain service while the improvements are made to the High Service Pumps.
- C. Prepare pump head calculations and identify pumps that meet the design criteria.

4. PRELIMINARY SCHEDULE

Milestone	Approximate Duration (Assuming April 1, 2025 Start Date)	
	Augusta Standpipe Replacement	Augusta Standpipe and Pump Replacement
Preliminary Engineering <i>PER Review, Evaluation and Finalize</i>	4.5 Months Total Duration (1.5 Months for Board Evaluation) Ending mid-August 2025	4.5 Months Total Duration (1.5 Months for Board Evaluation) Ending mid-August 2025
Site Survey	1.5 Months Duration Ending mid-May 2025	1.5 Months Duration Ending mid-May 2025
Geotechnical Engineering	2 Months Duration Ending September 2025	2 Months Duration Ending September 2025
Final Design	3 Months Duration Ending January 2026	4 Months Duration Ending February 2026
Approvals	2 Months Duration Ending March 2026	2 Months Duration Ending April 2026

5. TO BE PROVIDED BY OTHERS

Provide existing information pertinent to this Project, including the following, if available.

- A. Records of the existing storage tank and pump station improvements at the Augusta site and Water Treatment Plant High Service Pumps, including As-Built Plan(s), O&M Manual(s), design report(s), etc.
- B. Water Master Plan, if a full plan was provided in addition to the June 2023 Board presentation. The most recent Plan may have additional data not shown in the Board presentation provided that would assist us in evaluating tank options and options to maintain operations during construction of the new storage tank.
- C. Current water model.

6. ADDITIONAL SERVICES

Additional Services items are those not included in the Basic Services scope. In particular, the following are potential identified items for this Project. Baxter & Woodman can provide these services, if requested.

- A. Land and/or easement acquisition services. This includes preparing easement documents and/or assisting with acquiring additional land or easements.

- B. Additional services if the new storage tank is located outside the existing storage tank and pump station site. This will include additional design survey and potentially changes to the design scope.
- C. Neither site drainage modifications, improvements to provide drainage detention, nor water quality improvements are included in our Basic Services and will be an additional service if needed.
- D. Services related to improvements to the WTP or the High Service Pumps.
- E. Improvements to the existing system to address high pressure in the lower pressure plane or other pressure range issues.
- F. Environmental and/or historical assessment or survey.
- G. Assistance with acquiring financing. This includes efforts associated with a Texas Water Development Board (TWDB) bond or other financing.
- H. Fees and/or costs associated with permits and advertising for Bids.

Fee

Compensation for Basic Services as described herein shall be as itemized below. Time and Materials Fee (T&M) will be invoiced monthly based on actual time and costs expended, in accordance with current billing rates, and will not exceed the budget listed without prior authorization (not to exceed budget). Subconsultants and reimbursables will be invoiced at cost plus 10%. Indicate which option is chosen under Acceptance.

Augusta Standpipe Replacement		
Phase	Fee Basis	Compensation
Preliminary Engineering	T&M	\$ 55,000
Site Survey	T&M	\$ 7,200
Geotechnical Engineering	T&M	\$ 10,800
Final Design & Approvals	T&M	\$108,000
Bid Solicitation & Award	T&M	\$ 10,000
Total:		\$191,000

After the portion of the Preliminary Engineering Report that includes evaluating storage tank options has been prepared, a determination will be made by the District on whether to move forward with either of the following options. If either of the following options will be pursued written authorization will be obtained prior to proceeding with the work.

Augusta Standpipe and Pump Station Replacement		
Phase	Fee Basis	Compensation
Preliminary Engineering	T&M	\$ 70,000
Site Survey	T&M	\$ 7,200
Geotechnical Engineering	T&M	\$ 10,800
Final Design & Approvals	T&M	\$233,000
Bid Solicitation & Award	T&M	\$ 13,000
Total:		\$334,000

Improvements to Operate the System with One Storage Tank and Pressure Plane		
Phase	Fee Basis	Compensation
Preliminary Engineering	T&M	\$ 70,000
Site Survey	T&M	TBD
Geotechnical Engineering	T&M	TBD
Final Design & Approvals	T&M	TBD
Bid Solicitation & Award	T&M	TBD
Total:		\$ 70,000

Additional Services - Compensation for Additional Services will be billed on an hourly basis in accordance with current billing rates, unless otherwise agreed upon in writing.

This proposal is valid for 90 days from the date issued.

Standard Terms and Conditions

The attached Standard Terms and Conditions apply to this proposal.

Acceptance

If you find this proposal acceptable, please indicate the option chosen, sign, and return one copy for our files. If you have any questions or need additional information, please do not hesitate to contact me at 737-358-8101 or wpena@baxterwoodman.com.

Sincerely,

BAXTER & WOODMAN, INC.
CONSULTING ENGINEERS



Willaim A. Pena, PE
Associate Vice President

Travis County WCID Point Venture

ACCEPTED BY: _____

TITLE: President, Board of Directors

DATE: _____

P:\TWCID\2401747-Water Storage Tank\Contract\Work\Revision - 2025.02\2401747.00_Proposal_WaterStorageTank_rev3.docx

PLEASE READ THESE STANDARD TERMS AND CONDITIONS (“TERMS”) CAREFULLY BEFORE EXECUTING THE LETTER PROPOSAL PRESENTED BY BAXTER & WOODMAN, INC. (“Baxter & Woodman”). BY EXECUTING THE LETTER PROPOSAL, OWNER AGREES TO BE BOUND BY THESE TERMS, THE PROVISIONS OF THE LETTER PROPOSAL, AND THE PROVISIONS OF ANY DOCUMENT REFERRING TO THESE TERMS OR THE LETTER PROPOSAL, ALL OF WHICH SHALL COLLECTIVELY CONSTITUTE THE “AGREEMENT”.

Owner’s Responsibility – Provide Baxter & Woodman with all criteria and full information for the “Project,” which is generally otherwise identified in the Letter Proposal. Baxter & Woodman will rely, without liability, on the accuracy and completeness of all information provided by the Owner (as defined in the Letter Proposal) including its consultants, contractors, specialty contractors, subcontractors, manufacturers, suppliers and publishers of technical standards (“Owner Affiliates”) without independently verifying that information. The Owner represents and warrants that all known hazardous materials on or beneath the site have been identified to Baxter & Woodman. Baxter & Woodman and their consultants shall have no responsibility for the discovery, presence, handling, removal or disposal of, or exposure of persons to, unidentified or undisclosed hazardous materials unless this service is set forth in the Letter Proposal.

Schedule for Rendering Services – The agreed upon services shall be completed within a reasonable amount of time. If Baxter & Woodman is hindered, delayed or prevented from performing the services as a result of any act or neglect of the Owner, any Owner Affiliate, or force majeure event, Baxter & Woodman’s work shall be extended and the rates and amounts of Baxter & Woodman’s compensation shall be equitably adjusted in a written instrument executed by all Parties.

Invoices and Payments – The fees to perform the proposed scope of services constitutes Baxter & Woodman’s estimate to perform the agreed upon scope of services. Circumstances may dictate a change in scope, and if this occurs, an equitable adjustment in compensation and time shall be agreed upon by all Parties by written agreement. No service for which added compensation will be charged will be provided without first obtaining written authorization from the Owner. Baxter & Woodman invoices shall be due and owing by Owner in accordance with the terms and provisions of the State of Texas Prompt Payment Act (Texas Government Code, Chapter 2251).

Opinion of Probable Construction Costs – Baxter & Woodman’s opinion of probable construction costs represents its reasonable judgment as a professional engineer. Owner acknowledges that Baxter & Woodman has no control over construction costs or contractor’s methods of determining prices, or over competitive bidding, or market conditions. Baxter & Woodman cannot and does not guarantee that proposals, bids, or actual construction costs will not vary from Baxter & Woodman’s opinion of probable construction costs.

Standards of Performance – (1) The standard of care for all services performed or furnished by Baxter & Woodman will be the same care and skill ordinarily used by professionals practicing under similar circumstances, at the same time and in the same locality on similar projects. Baxter & Woodman makes no warranties, express or implied, in connection with its services; (2) Baxter & Woodman shall be responsible for the technical accuracy of its services and documents; (3) Baxter & Woodman shall use reasonable care to comply with applicable laws, regulations, and Owner-mandated standards; (4) Baxter & Woodman may employ such sub-consultants as Baxter & Woodman deems necessary to assist in the performance or furnishing of the services, subject to reasonable, timely, and substantive objection by Owner; (5) Baxter & Woodman shall not supervise, direct, control, or have authority over any contractors’ work, nor have authority over or be responsible for the means, methods, techniques, sequences, or procedures of construction selected or used by any contractor, or the safety precautions and programs incident thereto, for security or safety at the site, nor for any failure of any contractor to comply with laws and regulations applicable to such contractor’s furnishing and performing of its work; (6) Baxter & Woodman neither guarantees the performance of any contractor nor assumes responsibility for any contractor’s failure to furnish and perform the work in accordance with the contract documents; (7) Baxter & Woodman is not acting as a municipal advisor as defined by the Dodd-Frank Act. Baxter & Woodman shall not provide advice or have any responsibility for municipal financial products or securities; (8) Baxter & Woodman is not responsible for the acts or omissions of any contractor, subcontractor, or supplier, or any of their agents or employees or any other person at the site or otherwise furnishing or performing any work; (9) Shop drawing and submittal review by Baxter & Woodman shall apply only to the items in the submissions and only for the purpose of assessing if, upon installation or incorporation in the Project work, they are generally consistent with the contract documents. Owner agrees that the contractor is solely responsible for the submissions (regardless of the format in which provided, i.e., hard copy or electronic transmission) and for compliance with the construction documents. Owner further agrees that Baxter & Woodman’s review and action in relation to these submissions shall not constitute the provision of means, methods, techniques, sequencing, or procedures of construction or extend to safety programs or precautions. Baxter & Woodman’s consideration of a component does not constitute acceptance of the assembled item; (10) Baxter & Woodman’s site observation during construction shall be at the times agreed upon in the Project scope. Through standard, reasonable means, Baxter & Woodman will become generally familiar with observable completed work. If Baxter & Woodman observes completed work that is inconsistent with the construction documents, information shall be communicated to the contractor and Owner for them to address.

Insurance – Baxter & Woodman will maintain insurance coverage with the following limits and Certificates of Insurance will be provided to the Owner upon written request:

Worker’s Compensation:	Statutory Limits	Excess Umbrella Liability:	\$10 million per claim and aggregate
General Liability:	\$1 million per claim	Professional Liability:	\$5 million per claim
	\$2 million aggregate		\$10 million aggregate
Automobile Liability:	\$1 million combined single limit		

In no event will Baxter & Woodman’s collective aggregate liability under or in connection with this Agreement or its subject matter, based on any legal or equitable theory of liability, including breach of contract, tort (including negligence), strict liability and otherwise, exceed the total remaining insurance proceeds available under the terms and conditions of Engineer’s responding insurance policy. Any claim against Baxter & Woodman arising out of this Agreement may be asserted by the Owner, but only against the entity and not against Baxter & Woodman’s directors, officers, shareholders, or employees, none of whom shall bear any liability and may not be subject to any claim.

Indemnification and Mutual Waiver – (1) To the fullest extent permitted by law, Baxter & Woodman shall indemnify and hold harmless the Owner and its officers and employees from claims, costs, losses, and damages (“Losses”) arising out of or relating to the Project, provided that such Losses are attributable to bodily injury, sickness, disease, or death, or to injury to or destruction of tangible property, including the loss of use resulting therefrom, but only to the extent caused by any grossly negligent act or omission of Baxter & Woodman; (2) To the fullest extent permitted by law, Owner shall indemnify and hold harmless Baxter & Woodman and its officers, directors, employees, agents and consultants from and against any and all Losses (including but not limited to all fees and charges of engineers, architects, attorneys, and other professionals, and all court, arbitration, or other dispute resolution costs) arising out of or relating to the Project provided that any such Losses are attributable to bodily injury, sickness, disease, or death, or to injury to or destruction of tangible property, including the loss of use resulting therefrom, but only to the extent arising out of or occurring in connection with the Owner’s, or Owner’s officers, directors, employees, consultants, agents, or others retained by or under contract to the Owner, negligent act or omission, willful misconduct, or breach of this Agreement; (3) To the fullest extent permitted by law, Owner and Baxter & Woodman waive against each other, and the other’s employees, officers, directors, insurers, and consultants, any and all claims for or entitlement to special, incidental, indirect, enhanced, punitive, or consequential damages, in each case regardless of whether such party was advised of the possibility of such losses or damages or such losses or damages were otherwise foreseeable, and notwithstanding the failure of any agreed or other remedy of its essential purpose; (4) In the event Losses or expenses are caused by the joint or concurrent fault of the Baxter & Woodman and Owner, they shall be borne by each party in proportion to its respective fault, as determined by a mediator or court of competent jurisdiction; (5) The Owner acknowledges that Baxter & Woodman is a business corporation and not a professional service corporation, and further acknowledges that the corporate entity, as the party to this contract, expressly avoids contracting for individual responsibility of its officers, directors, or employees. The Owner and Baxter & Woodman agree that any claim made by either party arising out of any act of the other party, or any officer, director, or employee of the other party in the execution or performance of the Agreement, shall be made solely against the other party and not individually or jointly against such officer, director, or employees.

Termination – Either party may terminate this Agreement upon ten (10) business days’ written notice to the other party in the event of failure by the other party to comply with the terms of the Agreement through no fault of the terminating party. A condition precedent to termination shall be conformance with the Dispute Resolution terms below. If this Agreement is terminated, Owner shall receive reproducible copies of drawings, developed applications and other completed documents upon written request. Owner shall be liable, and shall promptly pay Baxter & Woodman, for all services and reimbursable expenses rendered through the effective date of suspension/termination of services.

Use of Documents – All Baxter & Woodman documents (data, calculations, reports, Drawings, Specifications, Record Drawings, and other deliverables, whether in printed form or electronic media format, provided by Baxter & Woodman to Owner pursuant to this Agreement) are instruments of service and Baxter & Woodman retains ownership and property interest therein (including copyright and right of reuse). Owner shall not rely on such documents unless in printed form, signed or sealed by Baxter & Woodman or its consultant. Electronic format of Baxter & Woodman’s design documents may differ from the printed version and Baxter & Woodman bears no liability for errors, omissions, or discrepancies. Reuse of Baxter & Woodman’s design documents is prohibited, and Owner shall defend and indemnify Baxter & Woodman from all claims, damages, losses, and expenses, including attorney’s fees, consultant/expert fees, and costs arising out of or resulting from said reuse. Project documents will be kept for time periods set forth in Baxter & Woodman’s document retention policy after Project closeout.

Successors, Assigns, and Beneficiaries – Nothing in this Agreement shall be construed to create, impose, or give rise to any duty owed by Owner or Baxter & Woodman to any third party, including any lender, contractor, subcontractor, supplier, manufacturer, other individual, entity or public body, or to any surety for or employee of any of them. All duties and responsibilities undertaken pursuant to this Agreement are for the sole and exclusive benefit of the Owner and Baxter & Woodman and not for the benefit (intended, unintended, direct or indirect) of any other entity or person.

Dispute Resolution – All disputes between the Parties shall first be negotiated between executives who have authority to settle the dispute for a period of thirty (30) days. If unresolved, disputes shall be then submitted to mediation as a condition precedent to litigation. The mediation session shall be held within forty-five (45) days of the retention of the mediator, and last for at least one (1) full mediation day, before any party has the option to withdraw from the process. If mediation is unsuccessful in resolving a Dispute, then the parties may seek to have the Dispute resolved by a court of competent jurisdiction.

Miscellaneous Provisions – (1) This Agreement is to be governed by the law of the state or jurisdiction in which the project is located; (2) all notices must be in writing and shall be deemed effectively served upon the other party when sent by certified mail, return receipt requested; (3) all express representations, waivers, indemnifications, and limitations of liability included in this Agreement will survive its completion and/or termination for any reason; (4) any provision or part of the Agreement held to be void or unenforceable under any laws or regulations shall be deemed stricken, and all remaining provisions shall continue to be valid and binding upon the Owner and Baxter & Woodman, which agree that the Agreement shall be reformed to replace such stricken provision or part thereof with a valid and enforceable provision that expresses the intention of the stricken provision; (5) a party’s non-enforcement of any provision shall not constitute a waiver of the provision, nor shall it affect the enforceability of that provision or of the remainder of this Agreement; (6) to the fullest extent permitted by law, all causes of action arising under this Agreement shall be deemed to have accrued, and all statutory periods of limitation shall commence, no later than the date of substantial completion, which is the point where the Project can be utilized for the purposes for which it was intended; (7) this Agreement, together with any other documents incorporated herein by reference, constitutes the sole and entire agreement of the parties with respect to the subject matter of this Agreement and supersedes all prior and contemporaneous understandings, agreements, representations and warranties, both written and oral, with respect to such subject matter; (8) no amendment to or modification of this Agreement is effective unless it is in writing and signed by each party.

Proposal



ARMOR ASPHALT PAVING
~~512-259-9071~~
 Leander, TX 78641
 ArmorAsphaltLeander@gmail.com



Proposal Submitted To: <i>Travis Co W.C.I.D</i>		Job Name	Job #
Address: <i>Point Venture</i>		Job Location	
		Date	Date of Plans
Phone #	Fax #	Architect	

We hereby submit specifications and estimates for: _____

ITEM 1 Saw cut and dig out Haul off
ITEM 2 Repave with Hot mix asphalt
2 in mat
401 Buckhorn Dr
18406 Masters Crk
18509 Staghorn Dr
206 Burning Tree Cove

512-751-3270

We propose hereby to furnish material and labor - complete in accordance with the above specifications for the sum of:

\$ *3,975⁰⁰* Dollars
 with payments to be made as follows: *1/2 down Balance on compl*

Any alteration or deviation from above specifications involving extra costs will be executed only upon written order and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control.

Respectfully submitted *R L Smith*
 Note- this proposal may be withdrawn by us if not accepted within _____ days.

Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as outlined above.

Date of Acceptance _____ Signature _____



PROJECT PROPOSAL

3/7/2025

PROPOSAL NUMBER

12506-1

JOB NAME AND ADDRESS

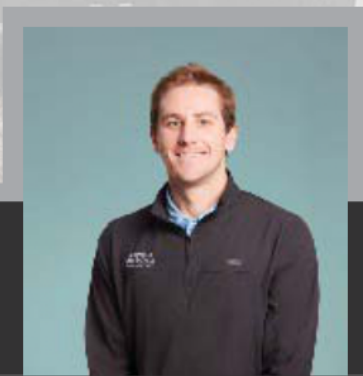
Point Venture POA
505 Venture Blvd S
Leander, TX, 78645

CLIENT

Travis County
PO Box 1748
Austin, TX, 78767

CONTACT

Jean



ADDRESS

15 ROUNDVILLE LN #100
ROUND ROCK, TX
78664

TELEPHONE

512-584-9537 CELL
(512) 677-9001 OFFICE

SALESPERSON

AUSTIN POLK
EMAIL
AUSTIN@ALPHAPAVING.COM



15 Roundville Lane, Round Rock, Texas 78664 PHYSICAL
 Post Office Box 6565, Round Rock, Texas 78683 MAILING
 512.677.9001 | 512.677.9002 FAX | www.alphapaving.com
COMMERCIAL | MUNICIPAL | AVIATION | MULTI FAMILY
PAVING - REPAIRS - SEALCOAT - STRIPING - CONCRETE - ADA



Date: 3/7/2025

Customer: Travis County

Project: Point Venture POA

Contact: Jean

Address: 505 Venture Blvd S Leander, TX 78645

Address: PO Box 1748 Austin, TX 78767

Email:

PROPOSAL	Qty	Unit	Unit Price	Total
Asphalt Repair - 4 Areas	595	Area	\$8.19	\$4,874.69
<i>Repair 595 Square Feet excavated up to a depth of 2.00 inches</i> <ul style="list-style-type: none"> Sawcut, demo and haul off damaged pavement in specified areas. Apply tack coat to vertical edges and repave with 2.0" TXDOT Type D Asphalt If the subgrade is deemed unsuitable to pave on we will have to remove the existing subgrade and install additional asphalt at \$120.00 per ton. Includes 1 mobilization, each additional \$5,500.00 				
TAX STATUS: RESIDENTIAL				
This is a residential lump sum project. No sales tax will be charged to you. To perform the scope of described above, ALPHA PAVING WILL PAY ALL SALES TAX FOR MATERIALS, equipment, and services needed.				

TERMS AND CONDITIONS: Alpha Paving Industries LLC will supply all labor, equipment, and materials for the proposed work unless specified above otherwise. This quote is inclusive and based on Alpha Paving performing all items above. Any deviation from the work described above may require a revised bid. Change orders will only be executed upon written orders. We reserve the right to progress bill for work partially completed. Alpha Paving will carry General Liability and Workman's Compensation Insurance. It is the customer's responsibility to notify Alpha Paving of any utilities buried less than 12 inches deep including private utilities and irrigation. Alpha Paving will not be held liable for any damage to such utilities if not notified prior to start of work. Payment made after specified payment terms could result in late fees, accrued interest, and attorney's fees. Retainage is not to be held unless specified by separate contract. This proposal is valid for 30 days.

Subtotal	\$4,874.69
Sales Tax	\$ -
Grand Total	\$4,874.69

Thank you for the opportunity to bid this work for you. Please let me know if you have any questions!

PROPOSAL ACCEPTANCE: The above prices, specifications, terms, and conditions are accepted. Payment will be made in full NET 30 DAYS after completion of work unless specified otherwise under a separate written agreement. I agree to complete a Project Information Form (next page) prior to scheduling of work.

Austin Polk
512-584-9537
austin@alphapaving.com

Authorized Signature

Printed Name

Title

Date



Jean Cecala

From: lori@pointventure.com
Sent: Wednesday, March 19, 2025 12:28 PM
To: Jean Cecala; 'Steve Tabaska'
Cc: Lori@pointventure.com
Subject: Reimbursement of Expenses re: Park Gate Infrastructure Damage
Attachments: Receipts for Park Gate Damage - WCID - 03-2025.pdf

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Hi,

I believe we have all the final expenses regarding the damage to the Park Gate and its infrastructure. The total reimbursable expenses are \$7,066.63 with the breakdown as follows:

Home Depot	\$ 129.22
Lowe's	\$ 348.12
Lowe's	\$ 162.20
Cothrons	\$ 5,127.71
Loyal IT	\$ 549.38
PVPOA Labor	\$ 750.00
TOTAL	\$7,066.63

I have included a copy of each receipt as well. We have paid all these charges; thus, you al will be reimbursing the Association.

Thank you,

Lori

Lori Martin, CMCA, AMS, LSM, PCAM
 General Manager
 Point Venture POA
 (512) 267-1128, Ext. 2





March 14, 2025

Mr. Steve Tabaska
Board President
Travis County WCID Point Venture
18606 Venture Drive
Point Venture, TX 78645

RE: 0.15 MGD Wastewater Treatment Plant Construction Services
Amendment No. 1 – Fee Adjustment

Dear Mr. Tabaska:

Trihydro Corporation (Trihydro) is submitting this letter to acknowledge the conversation between Trihydro and the Travis County Water Control and Improvement District Point Venture (District) Board President on February 24, 2025 with respect to Construction Change Order No. 2. A signed copy of Construction Change Order No. 2 is included as Attachment A.

FEE ADJUSTMENT

Our original contract fee for construction services is **\$921,050**. Our fee will be reduced by **\$28,216.80** to **\$892,833.20**, which will maintain the overall cost of the project for the District. Our fee was based on the tasks and expenses outlined in our letter proposal, included as Attachment B. Invoices will continue to be prepared on a time and material (T&M) basis with a total cost not to exceed the reduced amount without written authorization. The fee breakdown includes:

- Task 0001, Construction Administration – \$237,482
- Task 0002, Full/Part Time RPR – **\$648,715.20** (previously \$676,932)
- Task 0003, CMT Solicitation Assistance – \$6,636



Mr. Steve Tabaska
March 14, 2025
Page 2

We appreciate the opportunity to continue to serve the District and look forward to the successful completion of the 0.15 MGD Wastewater Treatment Plant project. If you have questions regarding the fee adjustment, please do not hesitate to contact us at (512) 442-3008.

Sincerely,
Trihydro Corporation

Submitted By:

A handwritten signature in green ink, reading "David Alexander Vargas".

David Alexander Vargas, P.E.
Assistant Project Engineer/Project Manager
Trihydro Corporation

Approved By:

Steve Tabaska
Board President
Travis County W.C.&I.D. Point Venture

A handwritten signature in blue ink, reading "Jason Vreeland".

Jason Vreeland, P.E.
Project Director
Trihydro Corporation

TRAVI-023-0002

Attachments

This Work Order is made and entered into pursuant to that certain Engineering and Consulting Services Agreement 19-014BA-E, by and between Trihydro Corporation and Travis County Water Control and Improvement District Point Venture, dated October 19, 2019, the terms, conditions, and provisions whereof are hereby incorporated herein and made a part hereof.

Electronic signatures will be accepted to execute this Work Order.

ATTACHMENT A
CONSTRUCTION CHANGE ORDER NO. 2

CHANGE ORDER NO.: 02

Owner: Travis County W.C.&I.D. Point Venture
 Engineer: Trihydro Corporation
 Contractor: Associated Construction Partners, Ltd.
 Project No.: TRAVI-023-0002
 Contract Name: WWTP Construction Services
 Date Issued: 02/24/2025 Effective Date of Change Order: 02/27/2025

The Contract is modified as follows upon execution of this Change Order:

Description:

Contract price and time increase related to installing raceway/duct bank to provide power and instrumentation between automatic transfer switch and generator.

Attachments:

ACP PCO 02.0

Change in Contract Price	Change in Contract Times
Original Contract Price: \$ 10,978,850.00	Original Contract Times: Substantial Completion: Fri., Apr. 10, 2026 Ready for final payment: Sun., May 10, 2026
Increase from previously approved Change Orders: \$ 26,152.19	No Change from previously approved Change Orders: Substantial Completion: 0 Calendar Days Ready for final payment: 0 Calendar Days
Contract Price prior to this Change Order: \$ 11,005,002.19	Contract Times prior to this Change Order: Substantial Completion: Fri., Apr. 10, 2026 Ready for final payment: Sun., May 10, 2026
Increase this Change Order: \$ 28,216.80	Increase this Change Order: Substantial Completion: 29 Calendar Days Ready for final payment: 29 Calendar Days
Contract Price incorporating this Change Order: \$ 11,033,218.99	Contract Times with all approved Change Orders: Substantial Completion: Sat., May 9, 2026 Ready for final payment: Mon., Jun. 8, 2026

Recommended by Engineer

Accepted by Contractor

By: 



Title: Project Manager

Executive Vice President

Date: 02/24/2025

2/28/25

Authorized by Owner

By: 

Title: Board President

Date: 02/27/2025



memorandum

To: Travis County W.C.&I.D. Point Venture Board
From: David Vargas, P.E. – Trihydro
Date: March 27, 2025
Re: March Board Meeting – Engineer’s Report

The intent of this memorandum is to provide the status of various projects and studies that Trihydro is currently working on for the District. Updates to this memorandum subsequent to submittal for the board packet will be provided at the board meeting.

I. Water System

- A. Surface Water Treatment Plant
No current engineering issues to report.
- B. Distribution and Storage
No current engineering issues to report.

II. Wastewater System

- A. Wastewater Treatment Plant
No current engineering issues to report.
- B. Collection
Mar. 12, Trihydro provided Inframark total count and location of gravity sewer manholes. Inframark is putting together a manhole survey quote for Board approval.

III. Reclaimed Water System

- A. Storage
Feb. 28, Trihydro performed site evaluation starting in the golf course roughs behind the welded steel tank and ending at behind the lower effluent storage pond.



Mar. 10, Trihydro reviewed property maps and WWTP plan set and determined the eroded area adjacent to the culvert pipe and behind the golf course signage is within POA property.

Mar. 14, Alterman relocated duct bank conduit structures and cleared area adjacent to upper effluent storage pond.

Trihydro is currently working on recommendations to divert runoff away from effluent ponds.

B. Irrigation

No current engineering issues to report.

IV. Other

A. FY 2025 General Engineering Services

Project Budget: \$75,000.00
Percent Invoiced: 33.1%

Commencement Date: October 1, 2024
Completion Date: September 30, 2025

Project Status:

- TLAP (Texas Land Application Permit) Renewal
 - No new updates; currently in technical review.