

**MINUTES OF MEETING
OF THE
BOARD OF DIRECTORS**

May 10, 2018

THE STATE OF TEXAS
COUNTY OF HARRIS
OAKMONT PUBLIC UTILITY DISTRICT

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The Board of Directors (the "Board") of Oakmont Public Utility District (the "District") met in regular session, open to the public, at Auburn Lakes Recreation Center, the District's designated meeting place inside the boundaries of the District, on May 10, 2018 at 7:00 p.m.; whereupon, the roll was called of the members of the Board, to-wit:

Ty Warren	-	President
Shaun Hebert	-	Vice President
Kerry Simmons	-	Secretary
Bruce Bramlett	-	Assistant Secretary
Jennifer Smith	-	Assistant Secretary

All members of the Board were present, thus constituting a quorum.

Also in attendance were Tina DeAses of the Risher Companies, the District's Recreation Manager ("Risher"); Cindi Oliver with Equi-Tax, Inc., the District's Tax Assessor/Collector ("TAC"); Debra Loggins of L&S District Services, LLC, the District's Bookkeeper; Robb Clark with Hays Utility South Corporation ("Hays"), Operator for the District; Tom Dillard of Champions Hydro-lawn ("Champions"); Chris Roznovsky with Jones & Carter, Inc. ("J&C"), the District's Engineer; and Mallory Craig, of Coats|Rose, P.C., the District's legal counsel ("Coats|Rose").

WHEREUPON, the meeting was called to order at 7:03 p.m. in accordance with the posted meeting notice, which is attached hereto as Exhibit "A".

HEAR FROM THE PUBLIC

The Board noted that no one indicated their interest in presenting comments to the Board.

CONSIDER APPROVAL OF MINUTES FROM APRIL 12, 2018 MEETING

The Board next considered the proposed minutes from the meeting held on April 12, 2018. After review, upon motion made by Director Simmons and seconded by Director Warren, the Board, by unanimous vote, approved the minutes as revised by the comments presented.

BOOKKEEPER’S REPORT

The Board recognized Ms. Loggins, who reviewed the Bookkeeper’s Report and checks listed for payment, a copy of which is attached hereto as Exhibit “B”.

After review and consideration, upon a motion made by Director Warren, seconded by Director Hebert, the Board voted unanimously to approve the Bookkeeper’s Report and authorize payment of checks and invoices as presented, including those checks to A+ Spring Electric, AT&T, Grand Slam, ReadyRefresh, and Vangaurd presented but not included on the Bookkeeper’s Report.

TAX ASSESSOR/COLLECTOR’S REPORT

The Board next recognized Ms. Oliver who presented the TAC’s Report, a copy of which is attached hereto as Exhibit “C”. Ms. Oliver noted 99.3% of the District’s 2017 tax levy has been collected.

After discussion, upon a motion duly made by Director Simmons, seconded by Director Hebert, the Board voted unanimously (i) to approve the TAC’s Report, and (ii) to authorize payment of the checks listed therein.

OPERATOR’S REPORT

Next, the Board recognized Mr. Clark, who presented and reviewed the Operator’s Report, the details of which are contained in the report attached hereto as Exhibit “D”. He reported on the following:

- the total connection count is 1,164;
- the water accountability ratio was 97.62%; and
- there were no excursions for the month.

Mr. Clark reported that Phase 1 of the manhole survey was completed, and noted that of the 60 manholes surveyed, only a few needed repairs. He noted that repairs will be scheduled and completed in the coming months.

Mr. Clark also presented the 2017 Consumer Confidence Report (the “CCR”) for the Board’s review and approval, a copy of which is attached hereto as Exhibit “E.” Mr. Clark noted that upon approval the CCR will be included with the water bills being sent before the statutory deadline of July 1.

After review, upon a motion brought by Director Simmons, seconded by Director Warren the Board unanimously (i) approved the Operator’s Report as presented, and (ii) approve the CCR and authorized distribution thereof.

ATTORNEY’S REPORT

The Board recognized Ms. Craig, who presented the Attorney’s Report.

Agreement with FINS for Swim Lessons

Ms. Craig then presented an Agreement for Swim Lessons with the District and Neighborhood Swim Lessons, LLC, ("FINS"). Ms. Craig noted that the Board took action to provide swim lessons to the District's residents at the previous Parks and Recreation Meeting. She stated that the Agreement being presented memorializes the terms discussed at that time, including the terms that FINS will remit \$2 of each registration fee to the District as consideration for using the pool to provide swim lessons. Ms. Craig recommended approval of the Agreement.

After discussion, upon a motion by Director Simmons, seconded by Director Hebert, the Board voted unanimously to approve the Agreement for Swim Lessons.

REVIEW ENGINEER'S REPORT

The Board next received the Engineer's Report. Mr. Roznovsky reviewed J&C's written report, the full details of which are attached hereto as Exhibit "F".

After review of the full report and upon a motion by Director Simmons, seconded by Director Smith, the Board voted unanimously to approve the Engineer's Report as presented.

HEAR REPORT FROM CHAMPIONS HYDROLAWN

A formal report was not presented. However, an email from Mr. Tom Dillard is attached hereto as Exhibit "G." No action was taken.

HEAR FROM RECREATION CENTER MANAGER

The Board recognized Ms. DeAses, who presented the Recreation Center Manager's Report, a copy of which is attached hereto as Exhibit "H."

Ms. DeAses requested the Board authorize the purchase of an Automated External Defibrillator in the amount of \$1,275.00. Upon a motion by Director Hebert, seconded by Director Smith, the Board voted unanimously to authorize purchase of the Automated External Defibrillator as presented.

Next the Board considered authorizing the purchase and installation of a Wifi booster at the clubhouse and pool area for a cost of \$678. Upon a motion by Director Simmons, seconded by Director Warren, the Board voted unanimously to authorize the purchase from and installation by Grand Slam of the Wifi booster as discussed.

Ms. DeAses then presented proposals for the purchase and installation of an ice machine at the clubhouse. After discussion and consideration, upon a motion by Director Bramlett, seconded by Director Simmons, the Board voted unanimously to purchase the Manitowoc ice machine and authorize installation thereof for a cost of \$5,049.

Ms. DeAses also requested approval for the purchase and installation of a flag pole and flag, and for the purchase of outdoor banners for use at the pool. Upon a motion by Director Simmons, seconded by Director Bramlett, the Board voted unanimously to approve the purchase of the flag, flag pole, and banners as discussed.

No further action was taken in regards to the Recreation Center Manager's Report.

LANDSCAPE ARCHITECT

A report was not presented.

HEAR DIRECTOR REPORTS

Recreation Committee

Review and adopt Pool Party Policy

The Board heard from the Recreation Committee regarding establishing a pool party policy. The Recreation Committee presented a draft pool party policy for the Board's review, a copy of which is attached hereto as Exhibit "I".

After discussion, upon a motion by Director Simmons, seconded by Director Bramlett, the Board voted unanimously to adopt the pool party policy as presented, including adoption the Resolution Establishing Pool Party Policy.

Discuss holding townhall meeting

The Board then discussed holding a townhall meeting to present the current draft master park plan. Upon a motion by Director Warren, seconded by Director Hebert, the Board voted unanimously to hold a townhall meeting on June 7th to present the current draft master park plan to the District's residents.

Social Media Committee

The Board then heard from the Social Media Committee regarding establishing a Social Media Policy for the use of the District's social media accounts. The Social Media Committee presented a draft policy, a copy of which is attached hereto as Exhibit "J".

After discussion, upon a motion by Director Warren, seconded by Director Smith, the Board voted unanimously to approve the Social Media Policy as presented, including adopting the Resolution Establishing Social Media Policy.

REVIEW DISTRICT EMAILS

Ms. Craig then presented the Board with emails received by the Board's email address since the date of the last Board meeting. Copies of the emails are attached hereto as Exhibit "K".

Ms. DeAses noted that the fitness center is being monitored for temperature and humidity on an hourly basis to investigate claims being made that the fitness center is too warm during workouts.

No action was taken.

HEAR FROM THE PUBLIC

Director Warren opened the floor to receive comments the public. The Board noted that those who have provided their name on the sign-in sheets attached hereto as Exhibit "L" were in attendance.

Mr. Kokuma noted his interest in addressing the Board. He noted that there is a manhole located on his property that appears to be leaking water. He also noted that his previous water bill included a usage amount that was extraordinarily high. The Board requested Mr. Clark look into the matter and present a conclusion at the next regular meeting.

There being no other business to come before the Board, upon a motion duly made and seconded, the meeting was adjourned.

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PASSED, APPROVED and ADOPTED this June 14, 2018.

(DISTRICT SEAL)


Secretary, Board of Directors



**OAKMONT PUBLIC UTILITY DISTRICT
NOTICE OF MEETING**

Notice is hereby given pursuant to V.T.C.A., Government Code, Chapter 551, that the Board of Directors of Oakmont Public Utility District will meet in **regular** session, open to the public, at **7:00 p.m.**, on **Thursday, May 10, 2018**, at the **Auburn Lakes Recreation Center**, a meeting location inside the District, at which meeting the following items will be considered:

1. Hear from the public.
2. Review and consider approval of minutes from meeting held April 12, 2018.
3. Review Bookkeeper's Report and consider taking action thereon, including:
 - a. Approve payment of bills submitted to the District; and
 - b. Review Investment Report and authorize necessary action in connection therewith.
4. Receive Tax Assessor/Collector's Report and consider taking action thereon, including:
 - a. Approve tax report and authorize payment of invoices from tax account; and
 - b. Approve moving specific tax accounts to uncollectable status.
5. Review Operator's Report and consider taking action thereon, including:
 - a. Authorization of termination of water and sewer service to delinquent accounts;
 - b. Authorize Operator to make necessary repairs to water and sanitary sewer system;
 - c. Approve sending uncollectable accounts to collections or for write-off; and
 - d. Approve Consumer Confidence Report.
6. Hear Attorney's Report and consider taking action thereon, including:
 - a. Approve Agreement with FINS.
7. Review Engineer's Report and consider taking action thereon, including:
 - a. Authorize preparation of plans, advertisement of bids and/or award of contracts for District facilities;
 - b. Approve pay estimates and change orders on contracts for District facilities;
 - c. Hear report on status of all District facilities and consider taking action thereon; and
 - d. Consider taking any necessary action relating to the Engineer's Report, including initiation of new projects.
8. Hear report from Champions Hydrolawn and consider taking any necessary action thereon, including approving proposals for repairs or work at the detention ponds.
9. Hear report from Recreation Center Manager, and consider acting thereon, including:
 - a. Review and consider approving proposals for purchase of recreation equipment, repairs to facilities, and/or authorizing camps and activities; and
 - b. Consider authorizing Recreation Center Manager to proceed with projects, purchases, and repairs as directed by the Board.
10. Hear report from Landscape Architect and consider acting thereon, including:
 - a. Receive proposals for purchase, construction, and installation of recreation items, including structures, landscaping, and materials throughout District and consider authorizing same; and
 - b. Authorize Landscape Architect to proceed with park projects as directed.
11. Hear Director reports and consider taking action thereon, including:
 - a. Hear from Recreation Committee, and consider taking action, including:
 - i. Receive pool party policy recommendation and discuss same;
 - ii. Adopt pool party policy; and
 - iii. Discuss holding a townhall meeting and set date therefor.
 - b. Hear from Social Media Committee and consider taking action, including:
 - i. Adopt Resolution Establishing Social Media Policy.
12. Review District Emails.
13. Hear from the public.

Pursuant to V.T.C.A. Government Code, Chapter 551, the Board of Directors may convene in closed session in relation to any agenda item included in this Notice, such closed session will be held at the date, hour and place given in this Notice concerning any all subjects for any and all purposes permitted by V.T.C.A. Government Code, Chapter 551, including but not limited to pending or contemplated litigation, security matters and devices, personnel matters, real estate transactions or a private consultation with the attorney for the District on any or all subjects or matters authorized by law.

EXECUTED this 4th day of May, 2018.

(DISTRICT SEAL)



OAKMONT PUBLIC UTILITY DISTRICT

By

Mallory J. Craig

Mallory J. Craig
Coats Rose, P.C.
Attorneys for the District



CERTIFICATE OF POSTING OF NOTICE OF MEETING

THE STATE OF TEXAS §
COUNTY OF HARRIS §
OAKMONT PUBLIC UTILITY DISTRICT §

I, TINA DeASES, the undersigned, hereby state that I posted a copy of the attached Notice of Meeting of the Board of Directors of Oakmont Public Utility District at 25005 Northcrest Drive, Spring, Texas, the location inside the boundaries of the District designated for the posting of agendas, on the 7th day of MAY, 2018, at 10:30 AM, which time was not less than 72 hours prior to the scheduled time of the special meeting.

Tina Deases
(Name)

9
N/A (M)

OAKMONT PUBLIC UTILITY DISTRICT
NOTICE OF MEETING

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 - a. Approve payment of bills submitted to the District; and
 - b. Review Investment Report and authorize necessary action in connection therewith.
4. Receive Tax Assessor/Collector's Report and consider taking action thereon, including:
 - a. Approve tax report and authorize payment of invoices from tax account; and
 - b. Approve moving specific tax accounts to uncollectable status.
5. Review Operator's Report and consider taking action thereon, including:
 - a. Authorization of termination of water and sewer service to delinquent accounts;
 - b. Authorize Operator to make necessary repairs to water and sanitary sewer system;
 - c. Approve sending uncollectable accounts to collections or for write-off; and
 - d. Approve Consumer Confidence Report.
6. Hear Attorney's Report and consider taking action thereon, including:
 - a. Approve Agreement with FINS.
7. Review Engineer's Report and consider taking action thereon, including:
 - a. Authorize preparation of plans, advertisement of bids and/or award of contracts for District facilities;
 - b. Approve pay estimates and change orders on contracts for District facilities;
 - c. Hear report on status of all District facilities and consider taking action thereon; and
 - d. Consider taking any necessary action relating to the Engineer's Report, including initiation of new projects.
8. Hear report from Champions Hydrolawn and consider taking any necessary action thereon, including approving proposals for repairs or work at the detention ponds.
9. Hear report from Recreation Center Manager, and consider acting thereon, including:
 - a. Review and consider approving proposals for purchase of recreation equipment, repairs to facilities, and/or authorizing camps and activities; and
 - b. Consider authorizing Recreation Center Manager to proceed with projects, purchases, and repairs as directed by the Board.
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 - a. Receive proposals for purchase, construction, and installation of recreation items, including structures, landscaping, and materials throughout District and consider authorizing same; and
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 - a. Hear from Recreation Committee, and consider taking action, including:
 - i. Receive pool party policy recommendation and discuss same;
 - ii. Adopt pool party policy; and
 - iii. Discuss holding a townhall meeting and set date therefor.
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13. Hear from the public.

1311581
05/04/2018 PERSONAL
\$9.00 MPR - NOTICE MTG

2018 MAY 14 PM 2:28
HARRIS COUNTY CLERK
HARRIS COUNTY, TEXAS
FILED

Pursuant to V.T.C.A. Government Code, Chapter 551, the Board of Directors may convene in closed session in relation to any agenda item included in this Notice, such closed session will be held at the date, hour and place given in this Notice concerning any all subjects for any and all purposes permitted by V.T.C.A. Government Code, Chapter 551, including but not limited to pending or contemplated litigation, security matters and devices, personnel matters, real estate transactions or a private consultation with the attorney for the District on any or all subjects or matters authorized by law.

EXECUTED this 4th day of May, 2018.

(DISTRICT SEAL)



OAKMONT PUBLIC UTILITY DISTRICT

By Mallory J. Craig

Mallory J. Craig
Coats Rose, P.C.
Attorneys for the District

CERTIFICATE OF POSTING OF NOTICE OF MEETING

THE STATE OF TEXAS §
COUNTY OF HARRIS §
OAKMONT PUBLIC UTILITY DISTRICT §

I, Monica Roberts-Jenkins, the undersigned, hereby state that I posted the attached Notice of Meeting of the Board of Directors of Oakmont Public Utility District at the administrative office of the District, 9 Greenway Plaza, Suite 1100, Houston, Texas, on Friday, May 04, 2018, at 12:30 p.m., which time was not less than 72 hours prior to the scheduled time of the meeting.



Monica Roberts-Jenkins

**OAKMONT PUBLIC UTILITY DISTRICT
NOTICE OF MEETING**

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 - b. Hear from Social Media Committee and consider taking action, including:
 - i. Adopt Resolution Establishing Social Media Policy.
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Pursuant to V.T.C.A. Government Code, Chapter 551, the Board of Directors may convene in closed session in relation to any agenda item included in this Notice, such closed session will be held at the date, hour and place given in this Notice concerning any all subjects for any and all purposes permitted by V.T.C.A. Government Code, Chapter 551, including but not limited to pending or contemplated litigation, security matters and devices, personnel matters, real estate transactions or a private consultation with the attorney for the District on any or all subjects or matters authorized by law.

EXECUTED this 4th day of May, 2018.

(DISTRICT SEAL)



OAKMONT PUBLIC UTILITY DISTRICT

By

A handwritten signature in blue ink that reads "Mallery J. Craig".

Mallery J. Craig
Coats Rose, P.C.
Attorneys for the District

Oakmont PUD
Summary Bookkeeping Report
May 10, 2018

GENERAL OPERATING ACCOUNT - Compass Bank

Ending Balance from last meeting	\$	256,387.56
Receipts	+	103,127.23
Withdrawals and checks	-	278,185.42
Ending Balance at May 10, 2018	\$	81,329.37
<u>Investments</u>		
Money Market Account at Compass Bank	\$	3,957,048.38
Total Operating Funds	\$	4,038,377.75
12 month Operating Reserve		(1,960,000.00)
Net Operating Funds	\$	2,078,377.75

RECREATIONAL FACILITIES FUND - Compass Bank

Ending Balance from last meeting	\$	334,547.87
Rec Facility Revenue (rentals, pool passes)	+	1,260.00
Other Revenue	+	5,565.22
Total Receipts	+	6,825.22
Withdrawals and checks	-	268,861.83
Ending Balance at May 10, 2018	\$	72,511.26
<u>Investments</u>		
Money Market Account at Compass Bank	\$	295,948.21
Total Recreational Facilities Funds	\$	368,459.47



CAPITAL PROJECTS FUND - Compass Bank

Ending Balance from last meeting (no activity) \$ 12,170.47

PARK CAPITAL PROJECTS FUND - Compass Bank

Ending Balance from last meeting (no activity) \$ 600,181.89

DEBT SERVICE FUND - Compass Bank

Ending Balance from last meeting \$ 492,831.53

Receipts + 39,402.77

Withdrawals - 18.00

Ending Balance at May 10, 2018 \$ 532,216.30

Investments \$ 1,912,309.95

Total Debt Service Funds \$ 2,444,526.25

Next Debt Service Payment due September 1, 2018 - \$496,860.00

**Oakmont PUD
Cash Analysis
May 10, 2018**

GENERAL OPERATING ACCOUNT - Compass Bank

Ending Balance from last meeting	\$	256,387.56
Add in voided check #4380 written to Director Bramlett	+	138.53
Add in voided check #4385 written to Director Bramlett	+	138.52
<u>Receipts</u>		
Accounts Receivable Collections	+	87,609.24
Maintenance Tax	+	15,187.79
Interest earned on account	+	53.15
<u>Withdrawals</u>		
Payments to United States Treasury for payroll taxes on director fees from previous meeting	-	183.60
Transfer to General Operating Money Market Account	-	150,000.00
Bank service charges & credit card billing	-	50.47
<u>Checks previously approved</u>		
4411 - Void		
Checks presented for signatures May 10, 2018		
4412 - Bruce Bramlett, director fee for 5/10/18 meeting - \$150.00, less taxes - (\$11.47)	-	138.53
4413 - Jennifer Smith, director fee for 5/10/18 meeting - \$150.00, less taxes - (\$11.47)	-	138.53
4414 - Kerry Simmons, director fee for 5/10/18 meeting - \$150.00, less taxes - (\$11.47)	-	138.53
4415 - Shaun Hebert, director fee for 5/10/18 meeting - \$150.00, less taxes - (\$11.48)	-	138.52
4416 - Ty Warren, director fee for 5/10/18 meeting - \$150.00, less taxes - (\$11.47)	-	138.53
4417 - Bruce Bramlett, director fees for 4/26/18 meeting - \$150.00, less taxes - (\$11.48)	-	138.52
4418 - Jennifer Smith, director fees for 4/26/18 meeting - less taxes - (\$11.48)	-	138.52
4419 - Kerry Simmons, director fee for 4/26/18 meeting - \$150.00, less taxes - (\$11.48)	-	138.52
4420 - Shaun Hebert, director fee for 4/26/18 meeting - \$150.00, less taxes - (\$11.47)	-	138.53
4421 - Ty Warren, director fees for 4/26/18 meeting - \$150.00, less taxes - (\$11.48)	-	138.52
4422 - Champions Hydro-Lawn, monthly maintenance for April	-	2,101.95
4423 - Coats Rose, P.C., legal fees through March 31, 2018	-	4,412.30
4424 - Constellation New Energy, Inc., 25134 1/2 Haverford - \$4,971.55 6950 1/2 West Rayford - \$319.15	-	5,290.70
4425 - Hays Utility South Corporation, maintenance and operations for April	-	11,485.92
4426 - Jones and Carter, Inc., general engineering fees for March - \$2,674.25 GIS - \$600.00	-	3,274.25
4427 - L & S District Services, LLC, bookkeeping fees and expenses for April	-	1,267.90
4428 - Lake Pro, Inc., lake management	-	646.83
4429 - North Harris County Regional Water Authority, pumpage fees	-	59,296.00
4430 - Northampton MUD, pro rata share M-102 ditch maintenance	-	100.00
4431 - Northampton WWTP, sewer service for March	-	21,292.25
4432 - Residential Recycling of Texas, Inc., trash and recycling service for May	-	16,770.75
4433 - Lawnie Shults, refund	-	52.85
4434 - Jesslynn Johnson, refund	-	75.00
4435 - Silvia Celorio, refund	-	21.47

GENERAL OPERATING ACCOUNT - Continued

4436	- Lisa Hufschmidt, refund	-	27.56
4437	- Coldwell Banker Real Estate, refund	-	75.00
4438	- David J Dubios, refund	-	5.37
4439	- Off Cinco, website expenses	-	370.00
4440	- AT&T, blank check for incoming invoice	-	
	Total Disbursements	\$	278,185.42

Ending Balance at May 10, 2018 \$ 81,329.37

Investments

Money Market Account at Compass Bank \$ 3,957,048.38

Total Operating Funds \$ 4,038,377.75

12 month Operating Reserve (1,960,000.00)

Net Operating Funds \$ 2,078,377.75

RECREATIONAL FACILITIES FUND - Compass Bank

Ending Balance from last meeting \$ 334,547.87

Receipts

Rent	+	550.00
Pool passes	+	710.00
Maintenance Tax	+	5,514.08
Interest earned on account	+	51.14
Total Receipts	\$	6,825.22

Withdrawals

Transfer to Rec Money Market Account	-	200,000.00
Bank service charge	-	18.00
NSF items	-	50.00

Checks previously approved

1958	- Void	
1959	- Grand Slam AV & Security, pool audio (50% deposit)	- 8,034.00

RECREATIONAL FACILITIES FUND - Continued

Checks presented for signatures May 10, 2018

1960	- Aquatic Management of Houston, Inc., pool maintenance and repairs - \$6,830.53		
	June pool management fee - \$14,387.50	-	21,218.03
1961	- AT&T, phone service	-	65.26
1962	- CenterPoint Energy, 25005 Northcrest	-	38.05
1963	- Constellation New Energy, Inc., 25005 Northcrest - \$515.30, 25005 Northcrest B - \$345.63	-	860.93
1964	- Direct TV, cable service	-	54.24
1965	- Jones and Carter, Inc., general engineering fees for March	-	2,405.75
1966	- Risher Fitness Equipment, Inc., equipment	-	1,830.53
1967	- Risher Fitness Management, Inc., management fees/expenses for May	-	11,441.21
1968	- Silversand Services, landscape maintenance - \$23,593.33, less credit - (\$747.50)	-	22,845.83
1969	- Comcast, blank check for incoming invoice		
1970	- Ready Refresh, blank check for incoming invoice		
1971	- Vanguard Cleaning Systems of Greater Houston, blank check for incoming invoice		
1972	- AT&T Uverse, blank check for incoming invoice		
1973	- AT&T, blank check for incoming invoice		
	Total Disbursements	\$	268,861.83
Ending Balance at May 10, 2018			\$ 72,511.26
<u>Investments</u>			
Money Market Account at Compass Bank			\$ 295,948.21
Total Recreational Facilities Funds			\$ 368,459.47

CAPITAL PROJECTS FUND - Compass Bank

Ending Balance from last meeting (no activity) \$ 12,170.47

PARK CAPITAL PROJECTS FUND - Compass Bank

Ending Balance from last meeting (no activity) \$ 600,181.89

DEBT SERVICE FUND - Compass Bank

Ending Balance from last meeting	\$	492,831.53
<u>Receipts</u>		
Transfer from Tax Fund	+	39,298.13
Interest earned on account	+	104.64
<u>Withdrawals</u>		
Bank service charge	-	18.00
Total Withdrawals	\$	18.00
Ending Balance at May 10, 2018	\$	532,216.30
<u>Investments</u>		
Money Market Account at Spirit of Texas Bank	\$	210,330.32
Money Market Account at Central Bank		151,979.63
CD/Green Bank dated 2/26/18 due 8/27/18 at 1.25%		245,000.00
CD/Texas Capital Bank dated 2/26/18 due 8/27/18 at 1.15%		245,000.00
CD/Allegiance Bank dated 2/26/18 due 8/27/18 at 1.00%		245,000.00
CD/Post Oak Bank dated 2/26/18 due 8/27/18 at 1.00%		245,000.00
CD/Preferred Bank dated 2/26/18 due 8/27/18 at .80%		245,000.00
CD/Central Bank dated 3/5/18 due 9/5/18 at 1.25%		325,000.00
Total Investments	\$	1,912,309.95
Total Debt Service Funds	\$	2,444,526.25
Next Debt Service Payment due September 1, 2018 - \$496,860.00		

Oakmont PUD General Operating Fund Profit & Loss Budget Performance March 2018

	Mar 18	Budget	Oct '17 - Mar 18	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Water Revenue					
4100 · Customer Service Fees - Water	16,839.31	22,000.00	125,347.20	132,000.00	264,000.00
4150 · NHCROWA Collections	23,717.72	41,565.00	228,073.27	249,390.00	498,780.00
Total Water Revenue	40,557.03	63,565.00	353,420.47	381,390.00	762,780.00
Sewer Revenue					
4200 · Customer Service Fees - Sewer	38,832.10	38,665.00	232,706.72	232,010.00	464,000.00
Total Sewer Revenue	38,832.10	38,665.00	232,706.72	232,010.00	464,000.00
Other Revenues					
4320 · Maintenance Taxes	0.00	0.00	1,035,748.30	1,035,800.00	1,171,500.00
4330 · Penalties and Interest	1,442.18	1,575.00	10,861.85	9,450.00	18,900.00
4380 · Termination/Reconnection/NSF Fe	0.00	150.00	0.00	900.00	1,800.00
4400 · Transfer/Connection Fees	507.50	250.00	3,492.50	1,500.00	3,000.00
5380 · Miscellaneous Income	0.00	0.00	4.23	0.00	100.00
5385 · HOA Storage space lease	0.00	0.00	1,200.00	0.00	0.00
5391 · Interest Income	3,447.65	400.00	10,281.15	2,400.00	4,800.00
5505 · Recreational Fees	0.00	415.00	285.00	2,510.00	5,000.00
5510 · Rent of Facilities	950.00	500.00	5,712.50	3,000.00	6,000.00
5515 · Pool Passes	15.00	0.00	45.00	0.00	3,000.00
5520 · Maintenance Tax - Recreational	0.00	0.00	449,882.05	450,375.00	450,375.00
Total Other Revenues	6,362.33	3,290.00	1,517,512.58	1,505,935.00	1,664,475.00
Total Income	85,751.46	105,520.00	2,103,639.77	2,119,335.00	2,891,255.00
Expense					
Water Expenses					
6100 · Bulk Water Purchases	825.00	0.00	825.00	0.00	0.00
6124 · Laboratory Expense	245.00	430.00	1,726.18	2,620.00	5,200.00
6126 · Permit Fees	0.00	0.00	2,793.00	2,800.00	2,800.00
6127 · NHCROWA Pumpage Fee	43,044.70	41,415.00	211,650.70	248,510.00	497,000.00
6135 · Repairs & Maintenance	36,100.34	7,900.00	56,354.80	47,400.00	94,800.00
6142 · Chemicals	961.75	750.00	4,322.44	4,500.00	9,000.00
6151 · Telephone	0.00	50.00	0.00	300.00	600.00
6152 · Utilities	4,437.54	4,750.00	25,857.46	28,500.00	57,000.00
Total Water Expenses	85,614.33	55,295.00	303,529.58	334,630.00	666,400.00
Sewer Expenses					
6201 · Purchased Sewer Service	21,292.25	13,000.00	110,709.54	78,000.00	156,000.00
6235 · Repair and Maintenance	0.00	1,360.00	2,700.00	8,160.00	16,300.00
6275 · Sewer Inspection Expense	0.00	0.00	4,576.89	0.00	0.00
Total Sewer Expenses	21,292.25	14,360.00	117,986.43	86,160.00	172,300.00

Oakmont PUD General Operating Fund Profit & Loss Budget Performance March 2018

	Mar 18	Budget	Oct '17 - Mar 18	YTD Budget	Annual Budget
Other Expenses					
6310 · Director Fees	2,100.00	1,875.00	10,650.00	11,250.00	22,500.00
6314 · Payroll Taxes	160.65	142.00	814.73	852.00	1,700.00
6320 · Legal Fees	4,412.30	6,665.00	30,047.62	40,010.00	80,000.00
6321 · Auditing Fees	0.00	0.00	10,950.00	11,000.00	11,000.00
6322 · Engineering Fees	2,674.25	5,500.00	29,741.75	33,000.00	66,000.00
6322.05 · Eng. Fees-Surplus Funds App	0.00	0.00	0.00	0.00	7,500.00
6322.10 · Eng. Fees-GIS	600.00	600.00	3,600.00	3,600.00	7,200.00
6325 · Election Expense	0.00	0.00	0.00	0.00	15,000.00
6326 · TCEQ Assessment Fees	0.00	0.00	3,772.62	3,570.00	3,570.00
6332 · Operator Expense	5,930.20	6,000.00	34,923.83	36,000.00	72,000.00
6333 · Bookkeeping Fees	1,262.20	1,300.00	7,726.29	7,800.00	15,600.00
6335 · Drainage Facilities Maintenance	4,676.95	5,500.00	44,858.36	33,000.00	66,000.00
6352 · Utilities	310.55	350.00	1,886.58	2,100.00	4,200.00
6353 · Insurance	0.00	0.00	0.00	0.00	16,200.00
6354 · Travel Expense	0.00	135.00	976.34	790.00	1,600.00
6356 · Registration/Membership Fees	0.00	0.00	1,800.00	1,000.00	1,000.00
6359 · Other Expenses	87.08	85.00	432.64	490.00	1,000.00
6360 · Website Expense	355.00	835.00	3,352.00	4,990.00	10,000.00
6375 · CSI Inspections	90.00	0.00	250.00	0.00	0.00
6379 · Customer Service Agreement	0.00	0.00	220.00	110.00	600.00
6380 · Termination/Reconnection/NSF Ex	992.73	700.00	6,893.32	4,200.00	8,400.00
6399 · Garbage Expense	17,100.25	17,500.00	100,939.25	105,000.00	210,000.00
Total Other Expenses	40,752.16	47,187.00	293,835.33	298,762.00	621,070.00
Recreational Facilities					
6411 · Rec Facilities Management Fee	10,915.00	10,700.00	64,845.00	64,200.00	128,400.00
6412 · Pool Management Fee	9,092.50	5,835.00	15,824.70	34,990.00	70,000.00
6422 · Engineering Fees	2,405.75	1,250.00	7,025.75	7,500.00	15,000.00
6435 · Repairs & Maintenance - Rec	3,837.98	4,170.00	30,829.78	38,850.00	50,000.00
6435.01 · Maintenance and Repairs - Pool	18,742.38	5,415.00	21,963.38	32,510.00	65,000.00
6436 · Landscape Maintenance	3,627.43	7,000.00	26,637.85	42,000.00	84,000.00
6440 · Supplies-Rec Center	2,294.79	460.00	9,537.06	2,740.00	5,500.00
6451 · Telephone/Internet Expense	364.64	265.00	2,001.85	1,610.00	3,200.00
6452 · Utilities - Rec Facilities	1,048.93	835.00	6,800.01	4,990.00	10,000.00
6453 · Insurance-Rec Facilities	0.00	0.00	0.00	0.00	6,000.00
6459 · Other Expense	0.00	85.00	0.00	490.00	1,000.00
Total Recreational Facilities	52,329.40	36,015.00	185,465.38	229,880.00	438,100.00
Total Expense	199,988.14	152,857.00	900,816.72	949,432.00	1,897,870.00
Net Ordinary Income	-114,236.68	-47,337.00	1,202,823.05	1,169,903.00	993,385.00

Oakmont PUD General Operating Fund Profit & Loss Budget Performance

March 2018

	Mar 18	Budget	Oct '17 - Mar 18	YTD Budget	Annual Budget
Other Income/Expense					
Other Expense					
Capital Outlay					
7300.01 - Recreation Improvements	359.26	0.00	5,462.41	0.00	0.00
7300.08 - Water Plant Recoating & Improve	0.00	0.00	0.00	0.00	40,000.00
7300.09 - M-102 Channel Rep & Improvement	0.00	0.00	0.00	0.00	20,000.00
Total Capital Outlay	359.26	0.00	5,462.41	0.00	60,000.00
Total Other Expense	359.26	0.00	5,462.41	0.00	60,000.00
Net Other Income	-359.26	0.00	-5,462.41	0.00	-60,000.00
Net Income	-114,595.94	-47,337.00	1,197,360.64	1,169,903.00	933,385.00

Oakmont PUD
Series 2014 Park Bonds
May 10, 2018

	TCEQ Approved Amount	District Expenditure	Over (Under)
<u>CONSTRUCTION COSTS</u>			
Auburn Lakes - Landscaping	\$ 44,723	\$ 44,723.16	\$ 0.16
Auburn Lakes Estates Sections 1&2 - Landscaping and Sidewalks	14,579	14,579.44	0.44
Auburn Lakes Pines Section 3 - Landscaping	13,658	13,658.29	0.29
Auburn Lakes Reserve Section 2 - Landscaping	11,103	11,103.20	0.20
Auburn Lakes Retreat Sections 1,2 & 3 - Landscaping	9,957	9,956.75	(0.25)
Auburn Lakes East Detention Basin - Landscaping	1,820	1,820.00	0.00
Auburn Lakes West Detention Basin - Landscaping	64,442	59,046.50	(5,395.50)
Auburn Lakes Entrance / Water Plant - Landscaping	6,130	6,130.00	0.00
Auburn Lakes Estates Section 2 - Sidewalks	22,050	22,050.00	0.00
Auburn Lakes Pines Section 3 & 4 - Sidewalks	5,200	5,200.00	0.00
Auburn Lakes Retreat Sections 2 & 4 - Sidewalks	7,491	7,490.92	(0.08)
Auburn Lakes Reserve Section 1/ Recreation Center - Sidewalks	7,000	7,000.00	0.00
Auburn Lakes Recreation Center - Sitework, Utilities, Paving, etc...	421,336	421,335.80	(0.20)
Auburn Lakes Estates - Amenisty Lake Engineering	822	822.00	0.00
Auburn Lakes Pines Section 1,2,3 & 4 - Land Costs	81,767	81,767.11	0.11
Auburn Lakes Village Section 2 - Land Costs	28,135	28,134.59	(0.41)
Auburn Lakes Reserve Section 1,2 & 4 - Land Costs	47,114	47,113.78	(0.22)
Auburn Lakes Retreat Sections 1,2,3,4 & 5 - Land Costs	121,958	121,956.57	(1.43)
Auburn Lakes Estates Section 1 & 2 - Land Costs	250,789	250,788.55	(0.45)
Recreation Center - Land Costs	149,731	149,731.02	0.02
Auburn Lakes East Detention Pond - Landscaping	288,000	0.00	(288,000.00)
Auburn Lakes Recreation Center / Lot Paving	212,000	0.00	(212,000.00)
<u>NON-CONSTRUCTION COSTS</u>			
Legal Fees	70,350	70,350.00	0.00
Fiscal Agent Fees	58,000	49,400.00	(8,600.00)
Developer Interest	301,443	254,150.68	(47,292.32)
BAN Interest	6,556	6,557.04	1.04
Bond Discount	72,208	72,207.60	(0.40)
Bond Issuance Expenses	44,959	37,016.45	(7,942.55)
BAN Issuance Costs	12,048	22,394.56	10,346.56
TCEQ Bond Issuance Expenses	6,675	6,175.00	(500.00)
Attorney General Fee	2,470	2,470.00	0.00
Bond Application Report Cost	45,000	47,464.63	2,464.63
Contingency	40,486	0.00	(40,486)
TOTAL	\$ 2,470,000	\$ 1,872,593.64	\$ (597,406.36)
Proceeds from Series 2014 Park Bonds	\$ 2,470,000.00		
Interest Income/Bank Service charges	2,775.53		
Expenditures from Bond Proceeds	<u>(1,872,593.64)</u>		
Total Capital Projects Funds from Series 2014 Park Bonds		\$ 600,181.89	

Oakmont PUD
 Series 2013 Bonds
 May 10, 2018

	TCEQ Approved Amount	District Expenditure	Over (Under)
<u>CONSTRUCTION COSTS</u>			
Auburn Lakes Retreat & Reserve, Section 5 Utilities	\$ 661,400	\$ 661,399.55	\$ (0.45)
Auburn Lakes Retreat & Reserve, Section 5 Clearing and Grubbing	24,743	24,744.14	1.14
Storm Water Pollution Prevention	25,200	31,979.90	6,779.90
Engineering	226,317	145,342.73	(80,974.27)
Water Plant No. 1 Expansion Phase III	335,000	339,000.00	4,000.00
Contingencies	33,500		(33,500.00)
Engineering	55,275	57,697.10	2,422.10
<u>NON-CONSTRUCTION COSTS</u>			
Legal Fees	40,500	40,500.00	0.00
Fiscal Agent Fees	32,400	32,400.00	0.00
Developer Interest	30,758	26,846.06	(3,911.94)
Bond Discount	48,600	48,600.00	0.00
Bond Issuance Expenses	55,137	32,662.84	(22,474.16)
TCEQ Bond Issuance Expenses	4,550	4,050.00	(500.00)
Attorney General Fee	1,620	1,620.00	0.00
Bond Application Report Cost	45,000	32,728.55	(12,271.45)
Contingency	0		0
TOTAL	\$ 1,620,000	\$ 1,479,570.87	\$ (140,429.13)
Funds remaining from Series 2012		\$ 71,191.16	
Proceeds from Series 2013 Bonds	\$ 1,620,000.00		
Interest Income / Bank Service charges	248.23		
Surplus funds used for Water Well Rework	(199,698.05)		
Expenditures from Bond Proceeds	(1,479,570.87)		
Total Capital Projects Funds from Series 2013		\$ 12,170.47	

EQUI-TAX INC
TAX ASSESSOR'S REPORT
OAKMONT PUD
April 2018

HISTORICAL TAX SUMMARY

YEAR	RATE	LEVY AMOUNT	OUTSTANDING	\$ COLLECTED	PCT
2017	0.87000	3,925,335.86	24,854.41	3,900,481.45	99.3%
2016	0.90000	4,096,992.32	558.12	4,096,434.20	99.9%
2015	1.00000	4,323,404.83	191.04	4,323,213.79	99.9%
2014	1.10000	4,062,026.23	224.71	4,061,801.52	99.9%
2013	1.24000	3,467,912.00	0.00	3,467,912.00	100.0%
2012	1.25000	2,694,759.40	0.00	2,694,759.40	100.0%
2011	1.25000	2,392,418.77	0.00	2,392,418.77	100.0%
2010	1.25000	2,050,001.10	0.00	2,050,001.10	100.0%
2009	1.25000	1,946,314.80	0.00	1,946,314.80	100.0%
2008	1.25000	1,455,912.14	0.00	1,455,912.14	100.0%
2007	1.25000	801,413.83	0.00	801,413.83	100.0%
2006	1.30000	346,274.73	0.00	346,274.73	100.0%
2005	1.35000	165,094.12	0.00	165,094.12	100.0%

FISCAL YEAR
10/01/17 TO 09/30/18

BEGINNING CASH BALANCE	99,815.36	69,635.89
	<u>CURRENT MONTH</u>	<u>YEAR TO DATE</u>
REVENUE		
2017 - TAXES	7,782.41	3,900,481.45
2016 - TAXES	-90.00	17,508.90
2015 - TAXES		11,042.53
PRIOR - TAXES		11,176.88
PENALTY & INTEREST	777.67	14,330.16
COLLECTION FEES		4,342.81
OVERPAYMENTS		12,122.09
MISC REVENUE	0.95	10,960.03
CAD ADJ DUE TAXPAYER	890.40	2,964.51
TOTAL REVENUE	9,361.43	3,984,929.36
DISBURSEMENTS	CHECK #	
TAX ASSESSOR FEE	1624	1,870.51
M/O TRANSFER		15,187.79
PARKS		5,514.08
D/S TRANSFER		39,298.13
MISC. DISBURSEMENTS		348.75
COMPUTER & POSTAGE		3,148.02
LEGAL FEES		4,342.81
TAX ASSESSOR BOND		0.00
BANK CHARGE		0.00
LEGAL NOTICES		845.90
AERIAL PHOTO/FRAMING		0.00
REFUND - OVERPAYMENTS	**	0.95
REFUND - CAD LAWSUITS	1625 & 1626	533.09
REFUND - CAD CORR.	1627 - 1629	261.00
CENTRAL APPRAISAL DIST.		14,740.00
TOTAL DISBURSEMENTS		62,665.55
ENDING CASH BALANCE	46,511.24	46,511.24

EXHIBIT

tabbler

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**OAKMONT PUD
DEPOSITORY PLEDGE REPORT
April 2018**

Depository Bank	Wells Fargo Bank
Depository Pledge Agreement Signed	Nov-14
Minutes Confirming Collateral Pledge	Nov-14
Custodian Bank	Bank of New York Mellon
Collateral Receipt	3/31/2018
Annual Bank Audit	Dec-17
Monthly Statement of Value	3/31/2018

Type of Collateral

Market Value

3140GPUW6

4,202,752

31418ACM8

7,638

Wells Fargo Bank monitors Balances daily and places Securities as necessary

DATE
5/10/2018

MONTHLY OPERATIONS REPORT
OAKMONT PUBLIC UTILITY DISTRICT

METER COUNT	
Occupied	1,137
Vacant	4
Commercial	2
Commercial O/D	2
Builder	1
Irrigation/Esplanade	18
Total	1,164

BILLED CONSUMPTION		
03/13/18	to	04/13/18
Residential		15,600,000
Builders		11,000
Commercial O/D		50,000
Commercial		205,000
Irrigation		357,000
Total Gallons		16,223,000

Total Consumption: 16,223,000

Plant Pumpage: 16,618,000

Billed Percentage of Water: 97.62%

#1

Calculated Well GPM 1,427

Design Well GPM 1,400

Well Pumpage 16,618,000

Arrears for the Month of	MARCH	Month of	APRIL
Cut-Off Notices Mailed	03/23/18	Meter Read Date	04/13/18
Number of Notices Mailed	50	Billing Date	04/20/18
Cut-Off Date	04/12/18	Mailing Date	04/23/18
Number of Actual Cut-Offs	7	Due Date	05/15/18



OAKMONT PUBLIC UTILITY DISTRICT

DATE
5/10/2018

MONTHLY OPERATIONS SUMMARY

WATER PRODUCTION

April-18

Total Water Pumped for Calendar Month of : April-18 **17,440,000** Gallons

Pumpage Year to Date: **38,618,000** Gallons

Distribution System Chlorine Residual Reporting:

Average	<u>1.86</u>	mg/l.
Maximum	<u>2.03</u>	mg/l.
Minimum	<u>1.71</u>	mg/l.

TEXAS DEPARTMENT OF HEALTH I.D. NO. 1010337

Bacteriological Analysis : **4**

Samples Taken On : **04/18/18**

All samples were returned negative from the state approved testing laboratory.

OAKMONT PUBLIC UTILITY DISTRICT
MONTHLY OPERATIONS SUMMARY

DATE
5/10/2018

BILLING & COLLECTION REPORT
April-18

Balance Forward	<u>Total</u>
As of 03/22/18	\$ 81,090.09

Collection Period:

	03/22/18	TO	04/20/18
Deposit	\$		850.00
Water	\$		16,639.60
Sewer	\$		38,086.49
Connect	\$		403.39
Penalty	\$		1,161.52
RWA Fee	\$		23,685.19
Undistributed Overpayments	\$		1,573.95
TOTAL	\$		82,400.14

Current Adjustments:

\$ 1,995.92

Current Billing for

April-18

	03/13/18	TO	04/13/18
Deposit	\$		-
Water	\$		22,818.95
Sewer	\$		38,630.20
Connect	\$		-
Penalty	\$		616.57
RWA Fee	\$		51,231.40
TOTAL	\$		113,297.12

TOTAL RECEIVABLE

\$ 113,982.99

Billing Report Through:	04/20/18	Consumption:	16,223,000
Deposits on file for the district:	\$95,107.50		
Credit Card Payments:	225	Electronic Transfer:	229
Bank Draft Payments:	230	Paperless:	99
E Payments:	80		

OAKMONT PUBLIC UTILITY DISTRICT

MONTHLY OPERATIONS SUMMARY WASTEWATER TREATMENT PLANT March-18

TPDES Permit # 10910-001
TX0058548

Expires: 3/1/2018

Effluent Quality Data: Reported for: March-18

	<u>Previous Month</u>	<u>Reported</u>	<u>Permitted</u>	<u>Excursion</u>
DO Minimum	6.63 mg/l	7.23 mg/l	4.00 mg/l	NO
pH Minimum	6.34 s.u.	7.25 mpn	6.00 s.u.	NO
pH Maximum	8.18 s.u.	7.63 mpn	9.00 s.u.	NO
TSS Average	3.81 mg/l	4.87 mg/l	15.00 mg/l	NO
TSS Maximum	16.30 mg/l	7.63 mg/l	40.00 mg/l	NO
TSS lbs/day	23.67 lbs/day	30.07 lbs/day	144.00 lbs/day	NO
NH3-N Average	0.25 mg/l	0.11 mg/l	3.00 mg/l	NO
NH3-N Maximum	1.24 mg/l	0.20 mg/l	10.00 mg/l	NO
NH3-N lbs/day	1.49 lbs/day	0.71 lbs/day	29.00 lbs/day	NO
Flow Average	0.676 mgd	0.768 mgd	0.750 mgd	NO
CL2 Res Min	1.17 mg/l	1.18 mg/l	1.00 mg/l	NO
CL2 Res Max	0.09 mg/l	0.08 mg/l	0.10 mg/l	NO
E Coli Avg.	6.00 mpn	1.00 mpn	63 mpn	NO
E Coli Maximum	41.00 mpn	1.00 mpn	200 mpn	NO
BOD 5 Average	4.00 mg/l	2.00 mg/l	10.00 mg/l	NO
BOD 5 Maximum	7.00 mg/l	3.00 mg/l	25.00 mg/l	NO
BOD 5 lbs/day	21.58 lbs/day	15.00 mg/l	63.00 lbs/day	NO
Total Treated	20,956,000	gallons		

Effluent Quality Compliant with Discharge Permit ? YES

OAKMONT PUBLIC UTILITY DISTRICT

5/10/2018

CUT-OFF LIST STATUS

April 12, 2018

<u>NAME</u>	<u>ADDRESS</u>	<u>AMOUNT</u>	<u>STATUS</u>
Garcia, Rodrigo	24907 Corbingate Dr	\$232.30	PD/ON
Sanchez, Arnaldo	25015 Pikecrest Dr	\$227.41	PD/ON
Garcia, Raul	6423 Mouring Ct	\$239.32	PD/ON
Villarreal, Imelda	6623 Green Gable Manor	\$309.33	PD/ON
Jouett, Todd	6626 Pelham Chase Dr	\$242.82	PD/ON
Sopchak, Patrick	25210 Carrick Bend Dr	\$266.99	PD/ON
Vargas, Alberto	6211 Stone Hill Rd	\$214.01	OFF

Operators Action Items

Oakmont PUD Regular Meeting

05.10.2018

1. Red Flag Program update letter submitted to attorney.
2. Storm inlet at flagged and backfilled at detention pond, repair scheduled.
3. Sanitary manhole survey sec 1 and 2 Village of Auburn Lakes completed, manhole repair work is being scheduled.
4. Oakmont Backlot Sewer System inlet inspection completed. Only a few minor repairs needed at this time.
5. Review and authorize printing and distribution of the 2017 Consumer Confidence Report to all District customers.

OAKMONT P.U.D.

2017 Drinking Water Quality Report

OUR DRINKING WATER IS SAFE

The Texas Commission on Environmental Quality (TCEQ), has assessed our system and determined that our water is safe to drink. The analysis was made by using the data in the attached tables. Your water meets federal standards set forth by the United States Environmental Protection Agency (USEPA), there may not be health based benefits to purchasing bottled water or point of use devices.

En Español

Este informe contiene información importante acerca de su agua potable. Haga que alguien lo traduzca para usted, o hable con alguien que lo entienda.

Where do we get our drinking water?

Our drinking water is obtained from ground water sources. It comes from the Gulf Coast Aquifers some 500 to 2,000 feet below ground surface. TCEQ completed an assessment of your source water and results indicate that some of our sources are susceptible to certain contaminants. The sampling requirements for your water system is based on this susceptibility and previous sample data. Any detections of these contaminants will be found in this Consumer Confidence Report. For more information on source water assessments and protection efforts at our system contact Howard Wilhite at 281-353-9809.

Drinking water, including bottled water, may reasonably be expected to contain at least small amounts of some contaminants. The presence of contaminants does not necessarily indicate that water poses a health risk. More information about contaminants and potential health effects can be obtained by calling the EPA's Safe Drinking Water Hotline (1-800-426-4791).

Special Notice for the ELDERLY, INFANTS, CANCER PATIENTS, people with HIV/AIDS or other immune problems:

You may be more vulnerable than the general population to certain microbial contaminants, such as Cryptosporidium, in drinking water. Infants, some elderly, or Immuno-compromised persons such as those undergoing chemotherapy for cancer; those who have undergone organ transplants; those who are undergoing treatment with steroids; and people with HIV/AIDS or other immune system disorders can be particularly at risk from infections. You should seek advice about drinking water from your physician or health care provider. Additional guidelines on appropriate means to lessen the risk of infection by Cryptosporidium are available from Safe Drinking Water Hotline (800-426-4791).

Contaminants that may be Present in Source Water

The sources of drinking water (both tap and bottled water) include rivers, lakes, streams, ponds, reservoirs, springs, and wells. As water travels over the surface of the land or through the ground, it dissolves naturally-occurring minerals and in some cases, radioactive material, and can pick up substances resulting from the presence of animals or from human activity.

Contaminants that may be present in source water include:

- Microbial contaminants, such as viruses and bacteria, which may come from sewage treatment plants, septic system, agricultural livestock operations, and wildlife;
- Inorganic contaminants, such as salts and metals, which can be naturally occurring or result from urban stormwater, runoff, industrial or domestic wastewater discharges, oil and gas production, mining or farming;
- Pesticides and herbicides, which may come from a variety of sources such as agriculture, urban stormwater runoff, and residential uses;
- Organic chemical contaminants, including synthetic and volatile organic chemicals, which are by-products of industrial processes and petroleum production, and can also come from gas stations, urban stormwater runoff, and septic systems; and
- Radioactive contaminants, which can be naturally-occurring or be the result of oil and gas production and mining activities.

In order to ensure that tap water is safe to drink, the USEPA prescribes regulations that limits the amount of certain contaminants in water provided by public water systems. Federal Food and Drug Administration Agency regulations establish limits for contaminants in bottled water that must provide the same protection for public health.

Our drinking water is delivered by wells from underground aquifers that are protected from many of the sources of contamination described.

Contaminants may be found in drinking water that may cause taste, color, or odor problems. These types of problems are not necessarily causes for health concerns. For more information on taste, odor, or color of drinking water, please contact the system's business office.

Drinking water, including bottled water, may reasonably be expected to contain at least small amounts of some contaminants. The presence of contaminants does not necessarily indicate that water poses a health risk. More information about contaminants and potential health effects can be obtained by calling the EPA's Safe Drinking Water Hotline at (800) 426-4791

EPA website: www.epa.gov/safewater

FDA website: www.nrdc.org/nrdc/nrdcpro/bw/bwinx

Public input concerning your water system may be made at regularly scheduled meetings on the second Thursday of each month at 7:00 p.m. at Auburn Lakes Recreation Center, at 25005 Northcrest Drive, Spring, Texas. You may contact Howard Wilhite, Hays Utility South Corporation at 281-353-9809 with any concerns or questions you may have.

Hays
CORPORATION
Serving



About the Following Table

The following table contains all of the chemical constituents which have been found in your drinking water for the most recent testing performed in accordance with applicable regulations. USEPA requires water systems to test up to 97 constituents. The constituents detected in your water are listed in the attached table.

DEFINITIONS

Maximum Contaminant Level (MCL) - The highest level of a contaminant in drinking water. MCL's are set as close to the MCLG's as feasible using the best available treatment technology.

Maximum Contaminant Level Goal (MCLG) - The level of a contaminant in drinking water below which there is no known or expected health risk. MCLG's allow for a margin of safety.

Treatment Technique - A required process intended to reduce the level of a contaminant in drinking water.

Action Level - The concentration of a contaminant which, if exceeded, triggers treatment or other requirements which a water system must follow.

ppm = parts per million or milligrams per liter (mg/l), one part per million corresponds to one minute in two years or a single penny in \$10,000.

ppb = parts per billion or micrograms per liter (mg/l), one part per billion corresponds to one minute in 2,000 years or a single penny in \$10,000,000.

pCi/l = pico curies per liter: Measure of radioactivity.

Maximum Residual Disinfectant Level (MRDL) - The highest level of a disinfectant allowed in drinking water. There is convincing evidence that addition of a disinfectant is necessary for control of microbial contaminants.

Oakmont Public Utility District 2017 Drinking Water Quality Report

Inorganic Contaminants							
Year	Constituent	Highest Detected Level at Any Sampling Point	Range of Detected Levels	MCL	MCLG	Units of Measure	Source of Constituent
2016	Barium	0.0568	0.0568-0.0568	2	2	ppm	Erosion of natural deposits.
2013	Fluoride	1.44	1.44-1.44	4	4	ppm	Erosion of natural deposits.
2017	Nitrate	0.04	0.04-0.04	10	10	ppm	Erosion of natural deposits.

*Fluoride is found naturally in the Northampton Water Supply in an amount that is equivalent to the recommended levels approved for cavity prevention by the American Dental Association and the Texas Department of Health.

Organic Contaminants							
Year	Constituent	Highest Detected Level at Any Sampling Point	Range of Detected Levels	MCL	MCLG	Units of Measure	Source of Constituent
2017	Total Trihalomethanes	15.3	12.5-15.3	80	n/a	ppb	By-product of drinking water chlorination.
2017	Total Haloacetic Acid	2.2	1.9-2.2	60	n/a	ppb	By-product of drinking water chlorination.

Disinfectant Residual							
Year	Constituent	Highest Detected Level at Any Sampling Point	Range of Detected Levels	MCL	MCLG	Units of Measure	Source of Constituent
2017	Chlorine Disinfectant	2.50	0.38-2.50	4	0	ppm	Disinfectant used to control microbes.

Lead and Copper

Year	Constituent	The 90th Percentile	Number of Sites Exceeding Action Levels	Action Level	Units of Measure	Source of Constituent
2015	Lead	1	0	15	ppm	Corrosion of household plumbing system.
2015	Copper	.081	0	1.3	ppm	Corrosion of household plumbing system.

The 90th percentile of the Lead/ Copper analysis means the top 10% (highest sample results) of all samples collected.

If present, elevated levels of lead can cause serious health problems, especially for pregnant women and young children. Lead in drinking water is primarily from materials and components associated with service lines and home plumbing. This water supply is responsible for providing high quality drinking water, but cannot control the variety of materials used in plumbing components. When your water has been sitting for several hours, you can minimize the potential for lead exposure by flushing your tap for 30 seconds to 2 minutes before using water for drinking or cooking. If you are concerned about lead in your water, you may wish to have your water tested. Information on lead in drinking water, testing methods, and steps you can take to minimize exposure is available from the Safe Drinking Water Hotline or at <http://www.epa.gov/safewater/lead>.

Unregulated Contaminants**

Year	Constituent	Average of all Sampling Points	Range of Detected Levels	Units of Measure
2010	Chlorodibromomethane	2.4	2.4-2.4	ppb
2017	Bromodichloromethane	2.17	1.9-2.5	ppb
2017	Bromoform	5.63	1.5-6.8	ppb
2017	Dibromoacetic Acid	2.05	1.9-2.2	ppb
2017	Bromochloroacetic Acid	1.0	1.0-1.0	ppb
2017	Dibromochloromethane	5.75	5.0-6.5	ppb

**Unregulated contaminants are those for which EPA has not established drinking water standards. The purpose of unregulated contaminant monitoring is to assist EPA in determining the occurrence of unregulated contaminants in drinking water and whether future regulation is warranted.

The drinking water produced by Your District exceeds the minimum water quality standards as established by the USEPA.

Our water is safe to drink.



1575 Sawdust Road, Suite 400
The Woodlands, Texas 77380-3795
Tel: 281.363.4039
Fax: 281.363.3459
www.jonescarter.com

May 7, 2018

Board of Directors
Oakmont Public Utility District
c/o Coats | Rose
9 Greenway Plaza, Suite 1100
Houston, Texas 77046

Re: Engineering Report
Board Meeting of May 10, 2018

Dear Directors:

The following information summarizes our activities on your behalf since your last meeting:

1. **M102 Channel Repair** – Northampton MUD has submitted the final Essential Elements of Information for the project to FEMA. The engineers for Northampton MUD continue to work with FEMA to develop the project scope of work and costs.
2. **Recreation Center Expansion** – Below is a list of warranty items that have been identified and are being addressed by the contractor:
 - (1) Replace caulking that was installed incorrectly. – Work has been completed.
 - (2) Investigate and repair damaged area on plaster/Sundek at beach entry – Work has been completed.
 - (3) Touch up coat pool water features – Work has been completed.
 - (4) Repair cracks in pool coping – Repairs scheduled for this week.
 - (5) Repair cracks and peeling paint in the fitness center ceiling – Repairs scheduled for this week.
 - (6) Repair broken door for men’s bathroom in pool pavilion – Repairs scheduled for this week.
3. **Surplus Funds and Change in Scope Application** – We are finalizing a draft report to provide to the District’s consultants for review.
4. **Water Well Performance** - We received and reviewed the results of the water well performance test completed in March 2018. The water well is performing as designed and no action is recommended at this time.
5. **WoodsEdge Church Sidewalks** – We are working with WoodsEdge Church to obtain an easement for the construction of the proposed sidewalks.





Board of Directors
Oakmont Public Utility District
Page 2 of 2
May 7, 2018

6. **Harris County Flood Control Drainage Channel** – We are coordinating with the District’s operator to inspect the storm drains along the District’s northern and eastern boundaries. We expect to complete the inspection this week. We also conducted a site visit to the drainage channel along the District’s northern boundary and we are preparing an exhibit of our findings to send to Harris County Flood Control.
7. **Swimming Pool Calcium Removal** – Bayou Connect Services has completed the calcium removal from the pool coping and waterline tile. We plan to schedule a final inspection this week to evaluate and discuss options for rectifying the plaster staining in the vicinity and additional calcium removal in the wading pool.
8. **Auburn Lakes Estates Storm Sewer Evaluation** – We are coordinating with the District’s operator to evaluate the amount of debris within the submerged portion of the Auburn Lakes Estates storm sewer system to determine if further storm sewer cleaning is required.

Sincerely,

A handwritten signature in blue ink that reads 'Chris Roznovsky'.

Chris Roznovsky, PE
Engineer for the District

CVR/ab

K:\W5489\W5489-0900-00 General Consultation\Meeting Files\Status Reports\2018\Status Report 5-2018.doc

Mallory J. Craig

From: Tom Dillard <tdillard@champhydro.com>
Sent: Wednesday, May 9, 2018 3:40 PM
To: Mallory J. Craig; ty@texaspub.com
Cc: Chris Roznovsky
Subject: Oakmont PUD Board Meeting

Ty and Mallory:

I will not be attending tomorrow night's board meeting for Oakmont PUD as I have a conflict. There's nothing to report other than we need rain. Our scheduled maintenance continues. Next month I'll have a proposal for some needed repairs on the West Pond we have been watching for some time. Nothing major but we want to catch it early before it escalates. If you have any questions please contact me.

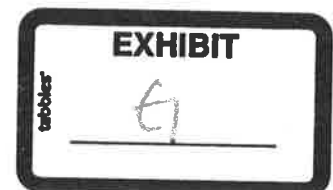
Thanks,
Tom

Tom Dillard
Account Manager

Champions

HYDRO - LAWN, INC.

13226 Kaltenbrun Rd.
Houston, TX 77086
281.445.2614 Office
281.445.2349 Fax
281.924.7733 Mobile
tdillard@champhydro.com
www.championshydrolawn.com



**Auburn Lakes Recreation Center:
Oakmont Public Utility District
General Meeting - May 2018**



RISHER FITNESS MANAGEMENT

**Prepared by: Tina DeAses, Recreation Director
Risher Fitness Management, Inc.**

Risher Fitness Management, Inc. has been contracted to manage the Auburn Lakes Recreation Center.



Discussion Items & Quotes

- I. Automated External Defibrillator \$1,275.00
 - a. Phillips AED

Includes: Philips Heartstart AED, Carry Case, Battery, Pads, and Inspection Tags. First Responder Kit, Alarmed Cabinet. 3D Wall Sign and Decal. CPR Savers - CPR/AED Training Handbook

- II. Grand Slam Av And Security
 - a. Wifi Booster (Proposal 779) \$500.00

Quantity 2 - NanoStation 5 GHz airMAX Radio and labor
 - b. Heos Wireless Multi-Room Pre-Amplifier w/ Bluetooth & Hi-Res Support \$300.00

- III. Ice Machine Options
 - i. *Ice-O-Matic – GEMUO90 – Pearl Ice Maker* *\$4,264.99**

(Still waiting on handyman rate for cutting granite countertop.)

- 1. Ice Machines Plus Invoice: \$3,174.99
 - a. Ice Machine \$2,722.00
 - b. Additional Items:
 - i. Filtration System \$39.99
 - ii. Pump \$363.00
 - iii. Shipping: \$50.00
- 2. Install ice machine next to the kitchen sink. Power is present, drain, and water supply is present in this area. \$390.00
- 3. Electrician will need to install a *dedicated* outlet \$700.00
- 4. Carpenter to cut into granite countertops (waiting)*
- 5. <https://www.icemachinesplus.com/ice-o-matic-gemu090.html>

- ii. *Manitowoc RNS-0385A 29 1/8" Air Cooled Undercounter Nugget Ice Machine Total:* *\$5,049.00*

Price includes ice machine, filter, shipping, plumber cost, electrician cost, and location would be in the chair closet.

 - 1. Ice Machines Plus Invoice: \$3,584.00
 - a. Ice machine \$3,374.00
 - b. Additional Items:
 - i. Filter \$160.00
 - ii. Shipping \$50.00
 - 2. Running the pipe on the outside of the wall and back into the storage area with the drain line exiting the building and connecting the icemaker. \$765.00

3. Electrician will need to install a *dedicated* outlet

\$700.00

4. <https://www.icemachinesplus.com/manitowoc-rns-0385a-1.html>

IV. American Flag & Pole for Auburn Lakes Recreation Center \$38.95

a. Flags Importer POL-ALUM10SILVER Outdoor Pole \$33.00

b. Anley Fly Breeze 3x5 Foot American US Polyester Flag - Vivid Color and UV
Fade Resistant - Canvas Header and Double Stitched – USA Flags with Brass
Grommets 3 X 5 Ft \$5.95

V. Banners (Office Depot) \$270.00

a. 3 ft x 6 ft full color outdoor banner (Tyvek material) for pool pavilion \$135 each

Pool Party Policy for Auburn Lakes Pool & Splash Pad

The Board of Directors (the "Board") of Oakmont Public Utility District (the "District"), as owner and operator of the pool and splash pad at the Auburn Lakes Recreation Center (the "Pool") has established the below policy and rules regarding the reservation and use of the Pool party area for pool parties.

- 1) District residents and those who have purchased an annual pool pass may reserve the Pool party area for pool parties. Residents and pass holders must be in good standing with the District (*i.e.* all taxes and water bills must be paid and up to date) to be eligible to reserve the Pool party area. The Pool party area may be reserved by individuals, and organizations, clubs and groups of which there is at least one resident member.
- 2) Reservation fees and deposits are based upon the number of guests to be present. The reservation fee and deposit includes the reservation of the party area for the duration of the party, up to ten (10) reserved chairs, two (2) reserved tables, a designated trash can, and Pool entry for guests for the duration of the party. All reservations require an additional lifeguard to be present, which will be added as an additional fee to the reservation. Reservation fees and deposits are as follows:
 - a) For groups of 11-20 people:
 - i. Rental fee: \$75
 - ii. Lifeguard fee: \$25 per hour of reservation
 - iii. Refundable Deposit: \$100
 - iv. Reservation time: up to 4 hours
 - b) For groups of 21-40 people:
 - i. Rental fee: \$100
 - ii. Lifeguard fee: \$50 per hour of reservation
 - iii. Refundable deposit: \$100
 - iv. Reservation time: up to 4 hours
- 3) Parties of more than 40 people will not be permitted. No private parties resulting in the closure of the pool to residents and pass holders will be allowed.
- 4) The Pool party area may be reserved for a maximum of four (4) hours during open swim hours only. All Pool party guests who are not residents or pass holders must leave the Pool area at the end of the reservation period. To ensure reasonable use of the Pool by residents and pass holders, the District reserves the right to limit the number of reservations and the duration of reservations.
- 5) Reservations must be made no less than two (2) weeks in advance of the requested reservation date. If a reservation needs to be cancelled, the Requestor must notify the District no less than 72 hours in advance of the reservation date. Upon cancellation, the Deposit and 75% of the Rental Fee will be returned to the Requestor. If the Requestor does not notify the District 72 hours in advance of the reservation date the Deposit will be returned but the entire Rental Fee will be forfeited.
- 6) All persons are required to clean up after the use of the Pool party area and ensure the area is reasonably return to the same condition prior to the party. In the event damage or excessive clean-up is required following the reservation the deposit shall be forfeited. In the instance there is damage or clean up required in excess of the deposit, the Requestor will be invoiced for the charges, payment of which is due within 10 business days of invoicing. If the invoice remains unpaid, the Requestor will be barred from making any further reservations at the Pool or clubhouse.



OAKMONT PUBLIC UTILITY DISTRICT

SOCIAL MEDIA USE POLICY

The Board of Directors (the "Board") of Oakmont Public Utility District (the "District") has established a social media account to communicate events and important information to members of the public. The below policy shall apply to the use of the social media accounts.

1. The social media account shall be operated and maintained by the Social Media Committee, as designated by the Board from time to time, with the assistance of the Recreation Center Manager, as appointed by the recreation center management company employed by the District.
2. Only Board members may request information to be posted on the social media account, the content of which shall only include that which is related to District activities and business and activities at the recreation center. Requests for posted information shall not be taken from the public.
3. The Social Media Committee and the Recreation Center Manager shall review and approve all content to be posted. However, if the Recreation Center Manager is unable to determine whether a post should be allowed, the Recreation Center Manager shall request approval from the Social Media Committee and the District's Attorney.
4. Generally, comment features shall be disabled on all posts. When comments are allowed, comments may only be responded to by the Social Media Committee and/or Recreation Center Manager, whichever is appropriate, and may only be factual in nature. However, features shall be enabled to prohibit negative comments on open posts. Posts which contain comments and responses shall be archived and sent to the District's Attorney for records retention in accordance with the District's records retention policies.
5. Automatic replies to private messages shall be enabled to direct the messenger to submit any comments or questions to the District at board@texaspud.com and lifestyle@texaspud.com.
6. No post shall contain political campaigning materials. Political campaigning materials includes opinions, attempts to sway voting on matters unrelated to District business, and negative materials on the opponent or measures. Posts may contain information about elections by providing voting locations and propositions.
7. Posts shall not contain advertising for any specific company encouraging viewers to purchase a product or service from such company. Posts may contain information about vendors and businesses as it relates to a specific event being held within the District, but shall not encourage viewers to purchase a product or service from such vendors or businesses.
8. All persons requesting access to view the District's social media accounts shall provide a street address to verify District residency prior to being accepted.



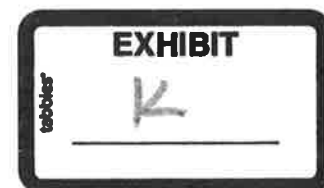
From: TexasPUD <board@texasnud.com>
Date: Sat, May 05, 2018 2:39 pm
To: OPUD Board <board@texasnud.com>

From: Shannon Leyerle
Email: <shannonleyerle@comcast.net>
Phone: 713-545-8295

Message Body:

We recently moved to Shadow Creek. I read something on Facebook indicating that it is possible to pay to join your pool. How much does it cost and what does it include? Thank you!

--
This e-mail was sent from a contact form on TexasPUD.com.



Subject: TexasPUD Contact Form
From: TexasPUD <board@texaspub.com>
Date: Sun, Apr 29, 2018 11:53 am
To: OPUD Board <board@texaspub.com>

From: Gina Bergman
Email: <ginabergman@sbcglobal.net>
Phone: 7138229171

Message Body:

We currently lease a home at 24910 Auburn Bend and we would like to know the procedure to use use the fitness center and swimming pool.

Any direction would be appreciated.

Thank you,

Gina Bergman

--

This e-mail was sent from a contact form on TexasPUD.com.

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Subject: Auburn Lakes Recreation Center/ Fitness Center
From: AMY BONNAFFONS <bonnaffons@sbcglobal.net>
Date: Wed, May 09, 2018 3:40 pm
To: "board@texasnud.com" <board@texasnud.com>

Good afternoon.

My name is Amy Bonnaffons and I have been a resident of Auburn Lakes for the last 4 years. I have seen the neighborhood transition in the last year from adequate to amazing.

The updates to our pool, the amenities provided to the neighborhood, the total remodel of the fitness center and the incredible staff that is employed are truly amazing and something in which our residents should take pride. I used the Auburn Lakes gym back when it was not too appealing. It was dirty, had broken and poorly maintained equipment. Kids were allowed to sit in the corners while parents worked out, and the gym had spilled food and drink, kids climbing on equipment and a lot of equipment that was misused. The remodel of the gym has been amazing, and I am so happy that my home owners dues are going to good use. I am so proud to be part of Auburn Lakes and the amenities provided to us as residents.

I am aware that in the last week there has been complains about the attire required at the gym and the no children allowed policy. I am a mother of three children and cherish my work out time. I 100% support the no children in the fitness center rule. I want to keep the fitness center as nice as it is right now. I want to have a nice place to work out and I do not want to work out in a gym where children are sitting on the sides. In addition I completely support the attire rules. Proper attire is required at just about every gym in existence. These rules are to protect the interest of the residents as a whole.

I would like to address the amazing staff, specifically our recreational manager, Tina. Tina is the most courteous, respectful, and kindest woman we could have for the job. I have been in the fitness center while she is setting up repairs, training new staff members or simply greeting each resident with a smile and making sure all their needs are met. Tina is not a resident here, but goes over and above her duties, takes pride in her work, and does so with a cheerful, positive and professional manner. I have witnessed her attentively listening to residents suggestions, with interest and a smile. I have also witnessed Tina training her support staff teaching them the importance of the treatment of the residents with courtesy and respect. Tina has brought in fitness classes, summer programs for kids, shade for the pool, our new swim team, and continues to do all she can to make our neighborhood amazing. What an asset to our community!

Thank you for taking the time to read my message. The facilities we have right now are amazing and I hope the board will continue to use the appropriate rules and regulations required to protect our investment and keep our beautiful neighborhood as amazing as it is right now.

If you have any questions, please feel free to contact me at 832-878-0918.

Amy Bonnaffons
25307 Auburn Bend Dr.

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Subject: The Tina situation auburn lakes
From: Candice Hebert <Candice.Hebert@tevapharm.com>
Date: Wed, May 09, 2018 8:46 am
To: "board@texaspud.com" <board@texaspud.com>

To whom it may concern,

I am emailing on the subject matter of The Facebook post about the shirt.

First of all I am in that gym every day. Tina has always been very kind and professional. I see how much she does behind the scenes for our pool and gym to make sure it is the high quality that it is. She does A LOT. And for her to be treated the way she has because of a cyber bully is unacceptable.

I work and pack a bag to change at the gym every day. One time I forgot to pack a shirt and did my workout in my sports bra. On my way out Tina, knowing I'm a regular, asked me what I did with my shirt. I told her how I forgot it and she reminded me of the rule. It was no big deal at all. She let me finish my workout and told me next time to remember my shirt. No biggie. It's the rule. It's her job. And she does it VERY WELL.

I don't want to see people in their sports bras either. If that's your thing, workout at home.

Tina is not in the wrong here and I hope y'all see that.

The woman who posted this is wrong. And owes Tina an apology.

If you have any questions please call me.

Sincerely,
Candice Hebert
713-816-3021

This message is intended solely for the designated recipient(s). It may contain confidential or proprietary information and may be subject to attorney-client privilege or other confidentiality protections. If you are not a designated recipient you may not review, copy or distribute this message. If you receive this in error, please notify the sender by reply e-mail and delete this message. Thank you.

Subject: Auburn Lakes Gym issues

From: Michelle Sailer <methomas82@gmail.com>

Date: Tue, May 08, 2018 2:33 pm

To: Board@texasnud.com

The Auburn Lakes gym has been a facility that I have utilized since I moved into this neighborhood, almost 10 years ago now. This is a place that I have been able to get a good workout in and not have to worry about the crowded gyms and rude employees at big business gyms in the area. I loved the freedom of this gym and the close proximity to my home is a huge time saver. I have to say my opinion of our gym has declined dramatically since the new renovations. While the shiny new equipment has been very nice, the employees there have been sub par and quite frankly rude at times. For a facility that my tax dollars have paid for, I expect better treatment, especially from employees that, in my opinion, are awkward to have in there and not needed. I have three marked occasions I'd like to discuss.

The first occasion was when the "new" gym finally opened. I brought my, then 8 year old, with me to work out. Not for him to sit in there or to play on the equipment, he legitimately wanted me to show him things in the gym and teach him proper form. We were very rudely kicked out upon entry. There was no sorry, or explanation, nothing. Just he can NOT be in here. Leave now.

The second occasion I walked to the park with my 5 year old from our home, which is about a mile from the facility. We played at the park and then went into the gym to fill up our waters. The employee there very rudely tried to kick us out. I kept walking to the back and explained I was just filling my water because we were thirsty. The response of the employee? "I GUESS you can do that and then you must leave". I was extremely taken back by this poor behavior.

The final occasion was just last week. I was completely mortified and taken back by what was said to me. I was running on the treadmill. The cardio room is very stuffy and gets hot with all the large windows. I took off my tank top to cool down a bit. I was then wearing a pair of shorts and a sports top that covered WAY more than what women will be wearing in the pool that I'm looking out to while running on the treadmill. I finished my run and as I was leaving the employee there very rudely said I was NOT allowed to take off my shirt again. I told that person that I did have a shirt on and was covered as much as I should be. I felt the interaction was completely unnecessary and was approached in a manner that was not polite. There is absolutely no reason I shouldn't be able to work out in my community gym in shorts and a sports top. Before you tell me it's for sanitary reasons, let me say this, 1) my shorts are typically pretty short as a runner, so my skin is going to touch anything I sit on. There is no difference in sweat on my legs from sweat on my back 2) apparently your employees are there to wipe things down, so things are clean and will be cleaned if I, or anyone else, dripped sweat. So clean equipment shouldn't be an issue. 3) sweat accumulation is expected in any gym environment, and my experience from 2 decades worth of working out, is that people are generally very respectful and clean up after themselves.

Things I'd like to see changed:

1) Please cut the rudeness from employees. I am not the only one who has experienced this. Many on the Auburn Lakes moms group have spoken up and said they too have had many rude encounters.

2) I'd like to see an opportunity to bring my children in there, if they'd like to work out, as long as a parent is with that child the entire time this shouldn't be an issue. I'm not talking about letting children come in and sit while parents workout. I'm talking about younger ones who have an interest in fitness. We should feed that interest, not hinder it.

3) Dress code is ridiculous. There is no reason at all for people to have to "keep their shirt on" especially in a facility that looks onto a pool with barely dressed individuals. Sanitary reasons are not an excuse as explained above, so please don't come back with that.

4) The cardio room is extremely warm to do an intense cardio session. This will only get worse as the summer months come upon us. Perhaps there is a way to adequately cool it.

Michelle Sailer
Michelle Sailer Photography
713-906-6891
www.michellesailerphotography.com

Subject: TexasPUD Contact Form

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Subject: TexasPUD Contact Form

From: TexasPUD <board@texaspud.com>

Date: Thu, May 10, 2018 9:39 am

To: OPUD Board <board@texaspud.com>

From: Kristan Staab
Email: <ckstaab3@msn.com>
Phone: 3032422936

Message Body:

Hello! I have seen a lot of talk on social media regarding clothing rules in our gym. I would like true board to know there are those of us who appreciate everyone wearing shirts while sweating in the gym. It's mostly a hygiene concern. Staph infections are more prevelant in environments like gyms, and I don't care to be exposed to that. I am a regular user of our gym and my son works the front desk. We are there almost every day. Please contact me if you need to. Thanks!

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Subject: TexasPUD Contact Form

From: TexasPUD <board@texaspud.com>

Date: Thu, May 10, 2018 10:20 am

To: OPUD Board <board@texaspud.com>

From: Tara Lewis
Email: <leigh101476@yahoo.com>
Phone: 970-749-0688

Message Body:

To Whom It May Concern

(Please make me anonymous as i do not want my name mentioned)

It was brought to my attention that a topic about clothing attire in the recreation room will be discussed at the meeting this evening. I am unable to attend but wanted to give my input.

I do not believe that the current rule should be removed in regards to a shirt being worn. I feel that it is inappropriate to wear only a sports bra (women) or no shirt(men). There is no reason why a person should not wear a shirt. Very light weight shirts are made these days so that they can be just as "cooling and breathable" as no shirt. I am a fitness instructor and teach intense fitness classes and ALWAYS have a shirt on and feel just fine during and after. The Gym that I work at requires all to wear shirts. This is completely normal. There is NO reason a person should remove their shirt. The only reason would be is that they are insecure and want to show themselves off. This is also a family community center. Teens workout there. Kids are up against a lot of pressure these days and feel they need to look a certain way. If they see adults modeling this insecure behavior they will think it's ok or may make themselves feel bad. I have children and my teen son works out there. I do not want him around that. As adults we need to be an example. Additionally, there are many people who want to work out because they want to lose weight and are not feeling good about how they look or feel. They don't want to see people half naked. Again, this is a family workout facility not an "I want to look better than the Joneses" facility. Having said that, please keeping the rule of wearing appropriate attire while working out. There is no reason at all for it to be removed.

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Subject: Professionalism Of Tina

From: William Bonnaffons <natespurs@outlook.com>

Date: Thu, May 10, 2018 2:05 pm

To: "board@texasnud.com" <board@texasnud.com>

Cc: "william.bonnaffons@tsa.dhs.gov" <william.bonnaffons@tsa.dhs.gov>

Please allow this message to serve as an opportunity to comment on a social media post and praise the professionalism of Tina. This message is being sent knowing the board meeting for Auburn Lakes will take place a few hours from now.

It is disappointing that a message such as this is needed when the board should not be questioning Tina's professionalism but should be commending Tina's professionalism. Recently I became aware of an incident which occurred at the fitness center between Tina and an Auburn Lakes homeowner who had used the fitness center facilities. I was not present at the fitness center at the time, nor have I seen the social media post and subsequent responses. I will not comment on the postings.

However, I attend the fitness center on a regular basis between 3 to 5 times per week. This message is not a commentary on the social media frenzy, but this message is intended to refute any mention that Tina is unprofessional. I have attended the fitness center on many occasions and observed firsthand Tina speak to gym members, homeowners, maintenance workers, pool attendants, other facility managers and callers wishing to discuss scheduling events at the Auburn Lakes facilities. Also, I have observed Tina train staff members on the importance of maintaining first class facilities and treating members with the utmost respect. At all times, Tina conducted herself as the consummate professional.

The Auburn Lakes facilities are first class compared to other neighborhoods and homeowners associations and that is certainly attributable to Tina's hard work, effort and dedication. If she felt it was necessary to discreetly mention that someone's attire may be inappropriate for the fitness facility, then I will agree with Tina's decision that something be mentioned.

I could provide more examples but I will end this message simply stating that Tina's professionalism should never be questioned and her dedication should be commended.

Unfortunately due to other family commitments, I am unable to attend the board meeting this evening.

Please feel free to forward this message to anyone you deem appropriate and should you have any questions and/or comments please do not hesitate to contact me.

Thank You,

Bill Bonnaffons
281-536-5321

Sent from [Mail](#) for Windows 10

