

October 14, 2024
San Benito, Texas

A meeting of the Board of Directors of Cameron County Drainage District No. 3 convened on October 14, 2024, at 2:00 p.m. at the office of the District, pursuant to notice duly given as required by law. Present were Ronaldo Garcia, Matthew McCarthy, and Jason Shafer, Directors; Craig M. Harmon, General Manager; Jack Brown, Engineer; Freddie Ortega, Maintenance Superintendent; and B. R. Dossett, Attorney. President Garcia called the meeting to order and presided.

1. Minutes. The minutes for August 12, 2024, August 26, 2024, and September 9, 2024 meetings were presented and reviewed. A motion was made and seconded that the Minutes of August 12, 2024, August 26, 2024, and September 9, 2024 meetings be approved. Following a discussion, the motion unanimously carried.
2. Public Comment Period. No one appeared. No written comments were received.
3. Subdivision Approvals. No plats were presented.
4. Audit of Fiscal Year ending September 30, 2023.

Mr. Juan Salinas, Audit Manager, presented the Audit for fiscal year ending September 30, 2023. A motion was made and seconded that the Audit of fiscal year ending September 30, 2023 be approved. Following a discussion, the motion unanimously carried.

5. Annexation and Donation of Drains.

5.1. Annexation.

- 5.1.1. Request of Yountville Holdings, LLC, Owner, that District Annex 3,060.089 out of Share 22, Espiritu Santo Grant. The Petition for Annexation is with the petitioner for legal review (as of January 2024).
- 5.1.2. Request of Arturo and Nadia Yerena of Yerena Subdivision for annexation of 10.16 acres, Bowie Subdivision. The Annexation letter was presented to attorney for review.

5.2. Donations.

- 5.2.1. Offer of Frank Russell to donate to the District the drain and canal Right-of-Way shown along East and South sides of South 281 Subdivision. Attorney Dossett is still researching the proposed donation.
- 5.2.2. Drains in 3,060.089 acres of Share 22, Espiritu Santo Grant, owner Yountville Holdings, LLC. The Donation Deed is with the donor for legal review (as of January 2024).
- 5.2.3. Drain C-Right/Drain C-Left/Lateral V, Block 148, San Benito Land & Water Company Subdivision–Donation of Lateral North of Haine Drive. The agreement with Town and Country Townhomes is still pending.

6. Equipment.

6.1. Purchased equipment delivery status.

- 6.1.1. John Deere 6130M tractor - Tractor serial #LO6430AJBA705211, DD40, was delivered September 23, 2024.

- 6.1.2. John Deere 670G motor grader - Motor Grader serial #1DW670GPARF719796, was delivered September 30, 2024.
- 6.1.3. John Deere 644G wheel loader - The wheel loader serial #1BZ644GAAPLA00168, was delivered September 30, 2024.
- 6.1.4. 2025 Chevrolet Equinox – The vehicle is on order.
- 6.1.5. 2025 Ford F350 – The vehicle is on order.
- 6.1.6. 2023 Ford F550 - The vehicle is on order.

6.2. Disposal of Equipment.

- 6.2.1. 2008 John Deere 670D motor grader – traded in to Doggett Heavy Equipment September 30, 2024 towards the purchase of the new motor grader and wheeled loader for \$21,000.
- 6.2.2. 2015 John Deere 6105 tractor (DD #26), serial #1L06105MJFH818745 – traded in to Tellus Equipment September 11, 2024 towards the purchase of John Deere tractor (DD40) for \$19,000.
- 6.2.3. 2010 John Deere 6415 (ID #7), serial #1L0640AJBA705211 - traded in to Tellus Equipment September 11, 2024 towards the purchase of John Deere tractor (DD40) for \$8,000.
- 6.2.4. 2015 Ford F150 truck (Unit #61), Vin #1FTMF1E83FFA60591 – sold to CCID #2 October 2, 2024 for \$3,000.
- 6.2.5. 2016 Ford F150 truck (Unit #63), Vin #1FTMF1E85GFC00772 – sold to CCID #2 October 2, 2024 for \$3,500.
- 6.2.6. 2016 New Holland TS6125 tractor (DD#24), serial #NH04539M – sold to Jose Luis Gomez October 2, 2024 for \$12,001.

7. Projects.

7.1. Drains C Left and C Right. Following a brief discussion on the benefits of the projects, a motion was made and seconded requesting Scheibe Consultants pursue grant opportunities for drain expansion projects on C-Left and C-Right, the motion unanimously carried.

7.2. East Line Relief Drain Project

7.2.1. Monte Grande Subdivision Unit 1. Status report and make necessary decisions to determine that there is a public necessity to acquire fee simple title to the east 180 feet of Club House Property and Blocks 24, 23, 22, 21, 20, 19, 18, 17, 36, 45, 49, 56, 57, 60, and .412 acre out of Block 61, 0.911 acre out of Block 49, and .0798 acre out of Block 56. Offer letters have been mailed to all landowners. The determination of public necessity was done at the September 9, 2024 meeting.

7.2.2. Receive Status Report and make necessary decision on notice of right-of-way in Blocks 17, 18, 19, 20, 21, 22, 36, 45, 48, 57, south 10 Acres of Block 23, north 10 acres of Block 60, and north 10 acres of the south 20 acres of Block 61, Monte Grande Subdivision Unit 1. A Notice of Right-of-Way for each of the respective properties was presented and signed by President Garcia.

- 7.3. Drain B-1 and Drain B-2 Interconnect. Engineer Brown is finalizing the plans. There have been no updates on the acceptance status of the FEMA FMA grant request.
- 7.4. Drain B-2–Upgrade of Pennsylvania Boulevard Road Crossing. No change in status.
- 7.5. Rancho Grande Diversion Project/Drain A Bypass Extension to River – Installation of structure at outfall. Engineer Brown is waiting for Rubicon’s sub-contractor to complete an on-site visit to provide a more detailed estimate on the cost to complete the automation of the associated gates.
- 7.6. Drain E-Notice of drain ROW in old CPL power plant property. No change in status.
8. Rules. Proposed rule revisions of Cameron County Drainage District #3. A Takings Impact Analysis will be prepared. The Private Real Property Rights Preservation Act requires that a Takings Impact Analysis be conducted when a governmental entity plans to adopt rules and that a notice of the intention to adopt rules be published in the newspaper. The Takings Impact Analysis will be prepared. Consideration and action on the proposed rules will be done at the December 2024 Board meeting. The required notice will be published in the San Benito News.
9. License Agreements/Rights-of-Way/Permits/Interlocal Corporation Agreements.
 - 9.1. Los Reyes Estates Subdivision. License agreement is ready, pending signatures.
 - 9.2. San Pedro Estates Subdivision. License agreement is drafted, pending developer’s depiction of down to complete the required exhibits.
 - 9.3. Drain F Right/F Left in Block 214, SBL&W Co. road crossing. Not presented
 - 9.4. Rio Delta Subdivision. License agreement pending, with District’s attorney to draft as of 5/14/2024.
 - 9.5. Cielo Grande Subdivision. License agreement pending, with District’s attorney to draft as of 4/2/2024.
 - 9.6. El Monte Cristo Subdivision. License agreement pending, with District’s attorney to draft as of 5/14/2024.
10. Reports.
 - 10.1. Financial.
 - 10.1.1. Financial Report for the month of September 2024. Presented and reviewed.
 - 10.1.2. Financial Report for Fiscal Year through September 30, 2024. Presented and reviewed.
 - 10.2. Manager. All matters discussed under other Agenda items.
 - 10.3. Attorney. All matters discussed under other Agenda items.
 - 10.4. Engineer. All matters discussed under other Agenda items.
 - 10.5. Drain Supervisor. All matters discussed for work done in the month of August.
11. Payment of Accounts, Wages, and Directors’ Services.
 - 11.1. A motion was made and seconded to ratify the issuance of the following checks issued between the September 9, 2024, meeting and this meeting, the motion unanimously carried.

15208	Tellus Equipment	flex-wing shredder deck	\$23,352.11
15209	O'Reilly's	machine repairs	\$ 2,030.18
15210	Pitney Bowes	postage meter usage	\$ 226.50
15211	San Benito News	tax rate publication	\$ 330.00
15212	TX Child Support SDU	child support	\$ 561.70
15213	Advance Auto Parts	shop tools	\$ 90.78
15214	Aflac	insurance	\$ 249.84
15215	JR ITSolutions	programming services	\$ 3,607.11
15216	Lincoln Financial	insurance	\$ 216.48
15217	Oil Patch	unleaded gasoline	\$10,997.73
15218	Lucinda Trevino	janitorial supplies	\$ 217.30
15219	CCID #2	machine moves 2024	\$37,400.00
15220	JR ITSolutions	GM computer	\$ 3,441.95
15221	JR ITSolutions	programming services	\$ 4,202.37
15222	Tellus Equipment	JD 6130 tractor (DD40)	\$113,703.43
15223	TX Child Support SDU	child support	\$ 561.70
15224	Voided Check	print jam	\$ - 0 -
15225	Voided Check	print jam	\$ - 0 -
15227	Dossett Law	legal fees	\$10,200.00

Following a discussion, the motion unanimously carried.

11.2. A motion was made and seconded to issue the following checks:

15226	Doggett Heavy Equipment	Motor grader/wheel loader	\$585,423.73
15228	Global Fueling	fuel tank	\$5,580.98
15229	AtMax Equipment	high press filters	\$1,131.56
15230	Allegra Printing	envelope printing	\$108.65
15231	Allstate	insurance	\$74.67
15232	AT&T Mobility	mobility	\$231.48
15233	Blackout Window Tint	equipment tint	\$2,530.00
15234	Cameron County Clerk	recording fees	\$350.00
15235	Cameron County Irr.Dist.2	moves Oct 24 - Sep 25	\$50,000.00
15236	Dainamik	GPS monitoring	\$910.00
15237	Diaz, Daniel	phone allowance	\$45.00
15238	ERHWS Corp	water bill	\$78.19
15239	Firestone	auto repairs	\$243.60
15240	First Community Bank	petty cash	\$250.67
15241	Gateway Printing	office supplies	\$977.10
15242	Gigabit Communications	internet	\$200.00
15243	Grajale's Tire Shop	flat repairs	\$105.50
15244	Harmon, Craig M.	healthcare	\$770.51
15245	Hollon Oil Company	hydraulic oil	\$778.00
15246	John Deere Financial	machine repairs	\$2,182.62
15247	Lopez, Roberto CPA	Audit 9/20/2023	\$13,000.00
15248	Luis Coronado	weld repairs	\$200.00
15249	Matt's Cash & Carry	shop tools	\$112.84
15250	McCoy's	shop tools	\$34.98
15251	Oil Patch Fuel	O/R diesel	\$13,375.32

15252	O'Reilly Auto Parts	machine repair	\$1,099.46
15253	Ortega, Federico	phone allowance	\$45.00
15254	Pruneda Tech Service	copier toner	\$285.00
15255	Rio Hondo Lumber	drain repairs	\$73.97
15256	Rey's Tire Service	flat repairs	\$470.00
15257	Solorio, Nelda	janitorial	\$4,967.50
15258	Scheibe Consulting, LLC	engineering fees	\$506.60
15259	TxTag	toll fees	\$5.11
15260	Trevino, Lucinda	janitorial	\$461.60
15261	Tractor Supply	fuel meter	\$239.99
15262	Texas State Alarm	alarm monitoring	\$69.98
15263	TWCA Risk Management	insurance	\$854.00
15264	TX Child Support SDU	child support	\$561.70
15265	UniFirst	uniforms	\$527.15
15266	Wilcac Life Insurance	insurance	\$21.67

Following a discussion, the motion unanimously carried.

12. Insurance. Renewal of health insurance.

13. Adjournment. There being no further business, the meeting adjourned.

Ronaldo Garcia, President

Jason Shafer, Secretary