

FILED FOR RECORD LOWER BRUSHY CREEK WCID
Regular Called Meeting of the Board of Directors

SM
2:50 pm
OCT 11 2023

Nancy E. K...
County Clerk, Williamson Co., TX

Edmond S Komandosky, President
Scott Ging, Vice President
Monica P Masters, Secretary/Treasurer
Allen R David, Director
Laine Holman, Director

Notice is hereby given for a regular called meeting of the Board of Directors of the Lower Brushy Creek WCID to be held on **Monday October 16, 2023 at 7:30 am** at the Greater Taylor Chamber of Commerce, 1519 North Main Street, Taylor, Texas 76574 for the purpose of considering the following agenda items. The Board of Directors will meet, consider, deliberate, and may take action on all agenda items.

AGENDA

1. Welcome, Call to Order, and determination of a Quorum;
2. Citizens Communications - *an opportunity for the public to address the Board on agenda items or concerns not on the agenda (limited to 3 minutes each)*
3. Consider approval of Minutes for the *Regular Called Meeting Minutes of September 11, 2023*
4. Consider approval of the following Financial Reports:
 - a. Account Register for September 2023
 - b. Fourth Quarter Financial Report and
 - c. Fourth Quarter Investment Report;
5. Consideration and approval of Task Orders to TerraSol for dam maintenance:
 - a. Task Order No 24-01 for fall shredding in the amount of \$20,524,80 and
 - b. Task Order No 24-02 for spring herbicide, fertilizer, and spot straying in the amount of \$82,452.50.
6. Agency Reports
7. Consideration and discussion of General Manager's report and update;
8. Executive Session as authorized by Section 551.072 (Deliberations regarding Real Property) of Chapter 551, Title 5 of the Texas Local Government Code: easements and land values associated with LBC Site 18 Upgrade Project;
9. Reconvene to open session to take action, if any, on matters discussed in the Executive Session;
10. Consideration and approval of "A RESOLUTION AUTHORIZING AMENDMENT OF CERTAIN EXISTING EASEMENTS AND ACQUISITION, BY PURCHASE OR CONDEMNATION, OF PROPERTY RIGHTS ALONG AND AROUND THE LOWER BRUSHY CREEK WATERSHED FLOOD STRUCTURE NO. 18 IN WILLIAMSON COUNTY, TEXAS"
11. Director's comments, and

12. Adjournment.

"The Lower Brushy Creek Water Control & Improvement District Board of Directors reserves the right to adjourn into executive session at any time during the meeting to discuss any of the matters listed above, as authorized by Texas Local Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations regarding Real Property), 551.073 (Deliberations regarding Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations regarding Security Devices), and 551.087 (Deliberations regarding Economic Development Negotiations)."

CERTIFICATION

I certify that a copy of the October 16, 2023 agenda of items to be considered by the Board of Directors of the Lower Brushy Creek WCID was posted on October 10, 2023.

Sue Lilly

Sue Lilly
District Clerk

Minutes of the September 11, 2023
Meeting of the Board of Directors of the Lower Brushy Creek WCID

President Ed Komandosky called the Regular Meeting of the Board of Directors of the Lower Brushy Creek WCID to order at 7:30am on Monday September 11, 2023 and announced that a quorum was present. Board Members present included: Vice President Scott Ging, Board Director Allen David and Board Director Laine Holman. Others present included General Manager Jim Clarno, PR Representative Richard Stone, District Attorney Mark Schroeder, District Clerk Sue Lilly and Jess Anderson and Brook Web with NRCS.

President Komandosky opened a Public Hearing regarding the proposed FY 24 Budget and Tax Rate at 7:31am.

There were no citizen's communications

General Manager, Jim Clarno, presented for consideration and approval of the August 7, 2023 meeting minutes. A motion was made by Vice President Scott Ging to approve the meeting minutes as presented. The motion was seconded by Director Allen David and approved by a vote of 4-0.

Secretary/Treasurer Monica Masters joined the meeting.

Clarno presented for consideration and approval the following financial reports: Checking Account Register for July 2023 and Checking Account Register for August 2023. A motion was made by Director Laine Holman to approve the financial reports as presented. The motion was seconded by Director David and approved by a vote of 5-0.

Clarno presented for consideration and approval of Change Order No.2 to the O&M Agreement with TerraSol to remove the FY 22 Schedule for Unit Prices contained in the initial bid with FY22, FY23, and FY24 Schedule for Unite Prices and revised termination date for the contract will be September 30, 2024. A motion was made by Director David to approve Change Order No. 2 to the O&M Agreement with TerraSol as presented. The motion was seconded by Director Holman and approved by a vote of 5-0.

Clarno presented for consideration and approval of a contract with Ancira Strategic Partners for Communications Services for FY24 for a not-to-exceed amount of \$12,000. A motion was made by Secretary/Treasurer Monica Masters to approve the contract with Ancira Strategic Partners for Communication Services for FY24 as presented. The motion was seconded by Vice President Ging and approved by a vote of 5-0.

Clarno presented for consideration and approval of a contract with RTS Connect for Communications Services for FY24 for a not-to-exceed amount of \$14,000. A motion was made by Secretary/Treasurer Masters to approve the contract with RTS Connect for Communication Services for FY24 as presented. The motion was seconded by Director Holman and approved by a vote of 5-0.

Clarno presented for consideration and approval to enter into contract with K Friese and Associates for Professional Services Agreement for services for FY24 for a not-to-exceed amount of \$120,000. A motion was made by Director David to approve to enter into contract with K Friese and Associates for Professional Services Agreement for services for FY24 as presented. The motion was seconded by Secretary/Treasurer Masters and approved by a vote of 5-0.

President Ed Komondosky closed the Public Hearing at 7:55am. No actions were taken.

General Manager, Clarno presented the Proposed FY24 Budget and Tax Year 23 Tax Rate.

Clarno presented for consideration and approval of the FY24 Budget. A motion was made by Vice President Ging to approve the FY24 Budget as presented. The motion was seconded by Director Holman and approved by a vote of 5-0.

Clarno presented for approval of an Order Levying Taxes for the Tax Year 2023 at a rate of 1.6265 cents for each \$100.00 valuation of property. A motion was made by Secretary/Treasurer Masters to approve the Order Levying Taxes for the Tax Year 2023 as presented. The motion was seconded by Director David and approved by a vote of 5-0.

Representatives with NRCS, Jess Anderson and Brook Web presented an update regarding their agency and conservation planning.

General Manager, Clarno presented the General Manager's Report and updates for consideration and discussion.

President Komandosky announced that there would be no Executive Session needed.

There were no Directors comments.

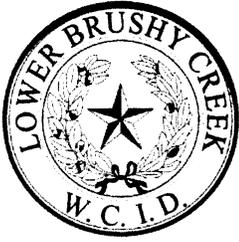
There being no further business, the meeting was adjourned without objection at 8:30 am.

Respectfully submitted:

Monica P Masters
Secretary

Balance as of 09/01/23					
	TexPool Acct (General Fund)				\$464,023.70
	TexPool Acct (Rainy Day Fund)				\$209,820.09
	City National Bank				\$144,856.51
				Total Funds Available	\$818,700.30
Income					
	various		TexPool (General Fund)		\$441.92
	09/30/23		TexPool (General Fund)	Interest Posted	\$2,031.16
	09/30/23		TexPool (Rainy Day Fund)	Interest Posted	\$917.76
				Total Income	\$3,390.84
Expenses					
	09/05/23	2092	Clarno Consulting	General Manager's Fees	\$6,500.00
	09/07/23	2100	Clark Jackson PC	Accounting Services	\$400.00
	09/08/23	2099	A to Z Fence Co.	Refencing Site 31	\$50,119.40
	09/11/23	2102	RTS Connect	Communications Consulting	\$1,200.00
	09/11/23	2104	Taylor Chamber of Commerce	Business Expo Sponsor	\$500.00
	09/13/23	2103	M&E Consultants	FY 23 Inspection	\$35,688.00
	09/18/23	2105	A to Z Fence Co.	Refencing Site 3	\$37,189.40
	09/20/23	2106	Heritage Office Suites	Office Rental	\$1,028.00
	09/20/23		GoDaddy. com	Debit Card Purchase (Legal)	\$511.42
				Total Expenses	\$133,136.22
Balance as of 9/30/2023					
	TexPool Acct (General Fund)				\$466,496.78
	TexPool Acct (Rainy Day Fund)				\$210,737.85
	City National Bank Acct				\$11,720.29
				Total Funds Available	\$688,954.92
Prepared 10/08/2023					

Description	1st Quarter	2nd Quarter	3rd Quarter	4th Quarter	Total to Date	FY 23 Budget (Approved)	% of budget
INCOME							
Tax Income	\$446,522.88	\$298,620.53	\$11,921.80	\$8,081.19	\$765,146.40	\$730,000.00	104.81%
TSSWCB Grants							
Maintenance Grants	\$0.00	\$0.00	\$0.00	\$124,051.20	\$124,051.20	\$220,105.00	56.36%
Repair Grants	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Rehabilitation Grants	\$21,458.12	\$0.00	\$0.00	\$0.00	\$21,458.12	\$0.00	0.00%
Total TSSWCB Grant Income	\$21,458.12	\$0.00	\$0.00	\$124,051.20	\$145,509.32	\$220,105.00	66.11%
Other Income							
Transfer from General Fund Surplus	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$150,000.00	0.00%
Permits, fees and interest	\$5,495.51	\$11,781.63	\$10,401.77	\$9,117.40	\$36,796.31	\$6,000.00	613.27%
Total Other Income	\$5,495.51	\$11,781.63	\$10,401.77	\$9,117.40	\$36,796.31	\$156,000.00	23.59%
TOTAL INCOME	\$473,476.51	\$310,402.16	\$22,323.57	\$141,249.79	\$947,452.03	\$1,106,105.00	85.66%
EXPENSES							
Administrative Expenses							
General Manager	\$24,000.00	\$18,000.00	\$18,000.00	\$12,000.00	\$72,000.00	\$72,000.00	100.00%
District Clerk	\$740.00	\$620.00	\$1,260.00	\$700.00	\$3,320.00	\$15,000.00	22.13%
Directors Fees	\$100.00	\$1,500.00	\$900.00	\$1,300.00	\$3,800.00	\$7,500.00	50.67%
Professional Services - Accounting	\$1,150.00	\$1,200.00	\$1,200.00	\$1,200.00	\$4,750.00	\$4,800.00	98.96%
Professional Services - Auditing	\$0.00	\$16,000.00	\$0.00	\$0.00	\$16,000.00	\$16,000.00	100.00%
Professional Services - Communciations/Consulti	\$5,600.00	\$5,400.00	\$6,800.00	\$5,477.40	\$23,277.40	\$25,000.00	93.11%
Professional Services - Legal	\$1,650.00	\$0.00	\$7,079.97	\$591.40	\$9,321.37	\$15,000.00	62.14%
Advertising/Legal Notices	\$3,056.50	\$1,713.00	\$1,065.00	\$0.00	\$5,834.50	\$10,000.00	58.35%
Bonds/Insurance	\$1,330.84	\$0.00	\$0.00	\$452.00	\$1,782.84	\$2,200.00	81.04%
Dues/Subscriptions/Prof Development	\$320.00	\$791.48	\$200.00	\$0.00	\$1,311.48	\$3,000.00	43.72%
Meals/Entertainment	\$185.97	\$760.09	\$45.20	\$0.00	\$991.26	\$750.00	132.17%
Office - rental/deposit	\$2,937.00	\$3,117.00	\$3,094.00	\$3,135.40	\$12,283.40	\$14,000.00	87.74%
Office - furniture/equipment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$500.00	0.00%
Office - Supplies	\$60.00	\$156.75	\$296.48	\$0.00	\$513.23	\$2,500.00	20.53%
Postage/Delivery Charges	\$0.00	\$3.90	\$210.00	\$0.00	\$213.90	\$600.00	35.65%
Travel/Mileage	\$2,000.00	\$1,615.48	\$1,500.00	\$1,000.00	\$6,115.48	\$6,500.00	94.08%
Website	\$0.00	\$656.25	\$225.00	\$0.00	\$881.25	\$1,200.00	73.44%
Williamson Central Appraisal District	\$0.00	\$973.75	\$1,947.50	\$0.00	\$2,921.25	\$4,500.00	64.92%
Williamson County - Election Office	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Williamson County - Tax Collector/Assessor	\$5,525.37	\$0.00	\$0.00	\$0.00	\$5,525.37	\$5,400.00	102.32%
Misc. (5% contingency)	\$0.00	\$50.00	\$34,000.00	\$500.00	\$34,550.00	\$10,750.00	321.40%
Total Administrative Expenses	\$48,655.68	\$52,557.70	\$77,823.15	\$26,356.20	\$205,392.73	\$217,200.00	94.56%
Engineering Services							
Professional Services - Engineering/Surveying							
General	\$0.00	\$0.00	\$0.00	\$22,900.00	\$22,900.00	\$5,000.00	458.00%
Inspection of all dams	\$1,390.00	\$0.00	\$0.00	\$35,688.00	\$37,078.00	\$25,000.00	148.31%
Breach maps for Emergency Action Plans	\$0.00	\$33,205.25	\$7,924.75	\$0.00	\$41,130.00	\$45,214.00	90.97%
Emergency Action Plans	\$6,987.75	\$9,013.75	\$13,303.10	\$3,628.75	\$32,933.35	\$46,600.00	70.67%
Other	\$22,908.97	\$14,112.13	\$16,675.31	\$29,309.25	\$83,005.66	\$40,000.00	207.51%
Total Engineering/Surveying	\$31,286.72	\$56,331.13	\$37,903.16	\$91,526.00	\$217,047.01	\$161,814.00	134.13%
Professional Services - USGS							
Gauge Installation	\$0.00	\$30,000.00	\$0.00	\$0.00	\$30,000.00	\$140,500.00	21.35%
Gauge Maintenance	\$7,500.00	\$7,187.50	\$37,187.50	\$0.00	\$51,875.00	\$8,250.00	628.79%
Total USGS	\$7,500.00	\$37,187.50	\$37,187.50	\$0.00	\$81,875.00	\$148,750.00	55.04%
Total Engineering Services	\$38,786.72	\$93,518.63	\$75,090.66	\$91,526.00	\$298,922.01	\$310,564.00	96.25%
Project Expenses							
Dam Maintenance	\$42,058.04	\$1,729.38	\$76,588.40	\$22,528.92	\$142,904.74	\$515,900.00	27.70%
Dam Repairs	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$50,000.00	0.00%
Dam Rehabilitation/Upgrade	\$21,204.20	\$0.00	\$0.00	\$0.00	\$21,204.20	\$0.00	0.00%
Other Projects	\$0.00	\$4,448.50	\$119,467.00	\$122,280.67	\$246,196.17	\$0.00	0.00%
Total Project Expenses	\$63,262.24	\$6,177.88	\$196,055.40	\$144,809.59	\$410,305.11	\$565,900.00	72.50%
TOTAL EXPENSES	\$150,704.64	\$152,254.21	\$348,969.21	\$262,691.79	\$914,619.85	\$1,093,664.00	83.63%



LOWER BRUSHY CREEK WCID

PO Box 267, Georgetown, Texas 78627
612 Quail Valley Drive, Georgetown, Texas 78626
LowerBrushyCreekWCID@gmail.com

Board of Directors

Edmond Komandosky
President

Scott Ging
Vice President

Monica P. Masters
Secretary/Treasurer

Allen R. David
Director

Laine Holman
Director

TO: President and Member of the Board of Directors
FROM: Jim Clarno, General Manager/Investment Officer
DATE: September 30, 2023
SUBJECT: Investment Report
Fourth Quarter of FY 23

Following please find the Fourth Quarter Investment Report for FY 23 as required by the *Public Fund Investment Act* (Chapter 2459 of the Texas Government Code, as amended by Chapter 2256) and the *Investment Policy* adopted by the Board of Directors of the Lower Brushy Creek WCID on June 10, 2019:

General Manager

James R. Clarno, P.E.
108 Trinity Lane
Georgetown, TX 78633
Cell: 512.517.7596
Email: jclarno.pe@att.net

Fund	General	Rainy Day
Starting Book/Market Value	\$522,062.06	\$207,973.98
Total Deposits	\$8081.19	\$0.00
Total Withdrawn	\$70,000	\$0.00
Interest Earned	\$6,353.53	\$2,763.87
Ending Book/Market Value	\$466,496.78	\$210,737.85
Trade Date	n/a	n/a
Maturity Date	n/a	n/a

Board Attorney

Mark Schroeder
Hejl & Schroeder, PC
P.O. Box 192
311 Talbot Street
Taylor, Texas 76574
Office: 512.365.6348
FAX: 512.365.2226

If you have any questions, please contact me.

Sincerely,

James R. Clarno, P.E.
General Manager/Investment Officer

**LOWER BRUSHY CREEK WCID
FY 24 OPERATIONS MAINTENANCE AND RELATED SERVICES
TASK ORDER No. 24-01**

DESCRIPTION OF TASK ORDER No. 24-01

The **CONTRACTOR** is authorized to perform the following tasks pursuant to the terms and conditions of the **CONTRACT AGREEMENT**:

Bid Item 01-01	Shred all sites ^{1,2}	Up to 321 acres	\$20,524.80
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APPROVAL OF TASK ORDER No. 24-01

LOWER BRUSHY CREEK WCID (Owner)

James R. Clarno, P.E.
General Manager

Date

Notes:

1. The following sites will only be partially shredded
2. The following site will NOT be shredded:

2, 3, 4A, 12 and 24
30 and 31

**LOWER BRUSHY CREEK WCID
FY 24 OPERATIONS MAINTENANCE AND RELATED SERVICES
TASK ORDER No. 24-02**

DESCRIPTION OF TASK ORDER No. 24-02

The **CONTRACTOR** is authorized to perform the following tasks pursuant to the terms and conditions of the **CONTRACT AGREEMENT**:

Bid Item 01-03	Spot Spraying	Approx 51 acres	\$2,295.00
Bid Item 01-04	Herbicide/fertilizer application	Approx 321 acres	\$72,157.00
Bid Item 01-06	Clear Principal Spillway Intake	Sites 2 and 10	\$8,000.00
Total Estimate Amount			\$82,452.50

APPROVAL OF TASK ORDER No. 24-02

LOWER BRUSHY CREEK WCID (Owner)

James R. Clarno, P.E.
General Manager

Date

ORDINANCE # _____ - ____

RESOLUTION

A RESOLUTION AUTHORIZING AMENDMENT OF CERTAIN EXISTING EASEMENTS AND ACQUISITION, BY PURCHASE OR CONDEMNATION, OF PROPERTY RIGHTS ALONG AND AROUND THE LOWER BRUSHY CREEK WATERSHED FLOOD STRUCTURE NO. 18 IN WILLIAMSON COUNTY, TEXAS

October _____, 2023

The undersigned, being the Directors of Lower Brushy Creek Water Control and Improvement District, (the "LBCWCID"), hereby consent to, and adopt, the following resolution by unanimous written consent:

WHEREAS, the LBCWCID is a water control and improvement district as defined in Section 51.001 of the Texas Water Code to provide, among other things, water supply, storage, flood control, irrigation, drainage, reclamation, and preservation of water resources to the public in the State of Texas; and

WHEREAS, the Board of Directors of the LBCWCID (the "Board") has determined that it is necessary and in the best interest of the public and the Board to amend certain existing inundation easements encumbering certain properties (the "Properties") described herein to acquire additional property rights or release certain property rights (the "Property Rights"), due to recent upgrades to the Lower Brushy Creek Watershed Flood Structure No. 18 ("Site 18") located in Williamson County, Texas which were necessary to meet Texas Commission on Environmental Quality ("TCEQ") and USDA Natural Resources Conservation Service regulations for high hazard dams; and

WHEREAS, the Property Rights and the Properties where the top of the dam and spillway at Site 18 were raised and from which the Property Rights shall be acquired or released as the case may be are more particularly described and depicted in the metes and bounds descriptions and plats attached hereto and incorporated herein as Exhibits "A-1" through "A-10."

NOW THEREFORE, BE IT RESOLVED, that the above-stated recitals are incorporated herein for all purposes;

FURTHER RESOLVED that the Board determined that a public use exists under Texas law for the acquisition, by purchase or condemnation, or release, of the Property Rights, in, on, under, and across the Properties to be consistent with the new post-construction 100-year flood elevation;

FURTHER RESOLVED, that the Board also determined that a necessity exists for the acquisition, by purchase or condemnation, or release, of the Property Rights, in, on, under, and across the Properties to advance and achieve the public use of accurately

reflecting the new 100-year flood plain brought about by the upgrades of the dam and spillway at Site 18; and

FURTHER RESOLVED, that the President or Vice President of the LBCWCID, or their designees and retained attorneys, be and they hereby are, specifically authorized to acquire, by purchase or condemnation, the Property Rights described herein on the Properties in furtherance of the stated public purpose and necessity; and

FURTHER RESOLVED, that the determination of necessity to exercise the power of eminent domain in this matter is made according to reason and judgment with due regard and consideration of the relevant facts, circumstances, and alternatives the knowledge of which exist at this time; and

FURTHER RESOLVED, that after LBCWCID or LBCWCID's authorized representative makes a bona fide offer in compliance with Chapter 21 of the Texas Property Code, to an owner of any of the Properties described herein (the "Landowner"), and determines that the Landowner and LBCWCID are unable to agree on the LBCWCID acquiring the necessary property rights from the Landowner voluntarily, or determines that further negotiations for settlement with the Landowner would be futile, then the President, or Vice President of the LBCWCID, or their designees and retained attorneys, are authorized and directed to institute proceedings in eminent domain against the Landowner, and against all other owners, lien holders, and other holders of an interest in the Landowner's property, in order to acquire the property rights necessary for the Property Rights to accurately reflecting the new 100-year flood plain brought about by the construction of the upgrades to the dam and spillway at Site 18; and

FURTHER RESOLVED, that the President or Vice President of the LBCWCID, or their designees and retained attorneys, be and they hereby are, authorized to execute and deliver, and cause LBCWCID to perform or create, such further documents, instruments, certificates, opinions, consents, pleadings, and other papers, for and on behalf of LBCWCID, and to do and cause to be done such further acts and things as may be necessary, appropriate, or advisable in order to effect the intent of these resolutions, including, but not limited to, (a) surveying, designing, planning, obtaining title information; (b) making a bona fide offer to acquire the Property Rights from the Landowner voluntarily; (c) appraising the Property Rights and/or the Properties; (d) causing eminent domain proceedings to be filed should LBCWCID and the Landowner be unable to agree on the damages related to LBCWCID acquiring the Property Rights; and (e) obtaining, or causing to be applied for and obtained, surety bonds as may be necessary or desirable in connection with any eminent domain proceedings hereinabove authorized or any injunctive proceedings necessary or in connection with or as a precedent to any such eminent domain proceedings. Such documents, instruments, certificates, opinions, consents, pleadings, and other papers, and any amendments, supplements, or modifications thereto shall be in such form and contain such terms and conditions, whether material or non-material, as such officers, or any of them, shall deem necessary, appropriate, or advisable, and all that such officers have done or may do under

or by reason of this and the foregoing resolutions is hereby approved, confirmed, and ratified; and

FURTHER RESOLVED, that the public use and necessity for the acquisition or release of the Property Rights are hereby confirmed and ratified and that all acts done or initiated by employees, attorneys or representatives of the LBCWCID to acquire, or release, the Property Rights, by purchase or condemnation, are hereby ratified, approved, confirmed and validated and declared to be valid in all respects and purposes, as of the respective dates thereof, as being necessary for the public use stated herein; and

FURTHER RESOLVED, that this resolution take effect immediately.

READ AND APPROVED on this ___ day of October, 2023.

By: _____
Edmond S. Komandosky
Board President

ATTEST:

By: _____
Monica P. Masters
Board Secretary

EXHIBITS "A-1" through "A-10"

The following constitute the Property Rights to be acquired or released under this board resolution:

EXHIBIT A-1

An approximately 99.14-acre, permanent easement located in Williamson County, Texas consisting of 97.53-acre and 1.61-acre flood easements which are more particularly described and depicted in the plat and field notes appended hereto and incorporated for all purposes.

EXHIBIT A-2

An approximately 17.39-acre permanent easement located in Williamson County, Texas consisting of a 17.18-acre flood easement and a 0.21-acre berm easement which are more particularly described and depicted in the plat and field notes appended hereto and incorporated for all purposes.

EXHIBIT A-3

An approximately 17.11-acre permanent easement located in Williamson County, Texas consisting of a 16.67-acre flood easement and a 0.44-acre berm easement which are more particularly described and depicted in the plat and field notes appended hereto and incorporated for all purposes.

EXHIBIT A-4

An approximately 11.61-acre permanent flood easement located in Williamson County, Texas which is more particularly described and depicted in the plat and field notes appended hereto and incorporated for all purposes.

EXHIBIT A-5

An approximately 7.06-acre permanent flood easement located in Williamson County, Texas which results in the release of 0.24 acres from the pre-existing flood easement and which is more particularly described and depicted in the plat and field notes appended hereto and incorporated for all purposes.

EXHIBIT A-6

An approximately 42.94-acre permanent flood easement located in Williamson County, Texas which is more particularly described and depicted in the plat and field notes appended hereto and incorporated for all purposes.

EXHIBIT A-7

An approximately 19.24-acre permanent flood easement located in Williamson County, Texas which results in the release of 1.46 acres from the pre-existing flood easement and which is more particularly described and depicted in the plat and field notes appended hereto and incorporated for all purposes.

EXHIBIT A-8

An approximately 1.69-acre permanent flood easement located in Williamson County, Texas and more particularly described and depicted in the plat and field notes appended hereto and incorporated for all purposes.

EXHIBIT A-9

An approximately 0.3904-acre permanent flood easement located in Williamson County, Texas and more particularly described and depicted in the plat and field notes appended hereto and incorporated for all purposes.

EXHIBIT A-10

An approximately 0.59-acre permanent flood easement located in Williamson County, Texas and more particularly described and depicted in the plat and field notes appended hereto and incorporated for all purposes.

See attached.