



# BOARD MEETING

SEPTEMBER 13, 2022

LSGCD



***NOTICE OF HEARINGS AND MEETING  
OF THE BOARD OF DIRECTORS OF THE  
LONE STAR GROUNDWATER CONSERVATION DISTRICT  
To be held on Tuesday, September 13, 2022  
Lone Star GCD – James B. "Jim" Wesley Board Room  
655 Conroe Park North Drive  
Conroe, Texas 77303***

***NOTICE OF PUBLIC HEARING ON  
PERMIT AND PERMIT AMENDMENT APPLICATIONS***

**TUESDAY, SEPTEMBER 13, 2022, AT 6:00 P.M.**

***Held In Person with the option for Public Comment  
Remotely by Publicly Accessible Videoconference  
(The videoconference opens at 5:45 P.M.)***

1. Call to Order and Declare Hearing Open to the Public
2. Roll Call
3. Prayer and Pledges of Allegiance
4. Any Public Comments or Requests to Contest and General Manager Permit Hearing Report and Recommendation on Granting, Denying, or Amending Applications for the following Operating Permits and/or Meter Exemptions:
  - i. Ricky Pierce (BET Holdings), for a proposed well to be drilled at 12461 FM 1314, Conroe not to exceed 0.14 mg annually, Commercial and Irrigation use, (Driller of record: Eastex Well Service);
  - ii. Sherwood Sporthorses Inc., for a proposed amendment to OP-20032601, increase of 0.8 mg annually, 20502 Forest View Dr., Magnolia, Commercial and Irrigation use;
  - iii. RAC Materials, for a proposed operating permit for 1 existing well not permitted, not to exceed 0.025 mg annually, 31350 Highway 249, Pinehurst, Commercial use;
  - iv. LGI Homes Texas, LLC (future MUD #125), for a proposed well to be drilled at Approx. 0.5 miles SW of intersection of Jackson Rd and FM 149, (Lat. 30/15/53 Long. -95/42/45), Magnolia, not to exceed 0.588235 mg annually, Public Supply (PWS) use and Commercial, hydrogeological report submitted with application, (Driller of record: TBD);
  - v. Empire Canopy Sign & Construction, for a proposed well to be drilled at 3111 Lone Star Lane, Pinehurst, not to exceed 0.150 mg annually, Commercial use (Driller of record: Ricky Bonds Water Wells).



- vi. City of Cut and Shoot, for a proposed amendment to OP03-0077, well to be drilled at 13906 Willis Waukegan Road, Conroe, increase of 158 mg annually, Public Supply (PWS) use, hydrogeological report submitted with application, (Driller of record: TBD);
  - vii. Ranchcrest Water System, for a proposed amendment to OP-05112901, increase of 20 mg annually, 24063 Wilde Dr., Magnolia, Public Supply (PWS);
  - viii. Utilities Investment Co. Inc. (Timberswitch), for a proposed amendment to OP-06041301, increase of 4 mg annually, 300' SW of the intersection of Timberswitch Rd. and Hanna Bell Dr, (Lat. 30/18/37 Long. 95/16/40), Cleveland, Public Supply (PWS) use;
  - ix. Conroe ISD (Moorehead Jr. High), for a proposed amendment to OP-11061602, well to be drilled at 16840 FM 2090, Conroe, increase of 4 mg annually, Public Supply (PWS) use (Driller of record: O'Day Drilling Company, Inc);
  - x. Aqua Pure (Peach Creek Plantation), for a proposed amendment to OP-07042601, increase of 10 mg annually, 3601 N. Duck Creek Rd., Cleveland, Public Supply (PWS) use; and
  - xi. Freedom Isn't Free Properties, for a proposed amendment to OP-21120901, increase of 0.1 mg annually, 18436 FM 1314, Conroe, Commercial use.
5. Discussion, consideration, and possible action on the following Operating Permits and/or Meter Exemptions:
- i. Ricky Pierce (BET Holdings), for a proposed well to be drilled at 12461 FM 1314, Conroe not to exceed 0.14 mg annually, Commercial and Irrigation use, (Driller of record: Eastex Well Service);
  - ii. Sherwood Sporthorses Inc., for a proposed amendment to OP-20032601, increase of 0.8 mg annually, 20502 Forest View Dr., Magnolia, Commercial and Irrigation use;
  - iii. RAC Materials, for a proposed operating permit for 1 existing well not permitted, not to exceed 0.025 mg annually, 31350 Highway 249, Pinehurst, Commercial use;
  - iv. LGI Homes Texas, LLC (future MUD #125), for a proposed well to be drilled at Approx. 0.5 miles SW of intersection of Jackson Rd and FM 149, (Lat. 30/15/53 Long. -95/42/45), Magnolia, not to exceed 0.588235 mg annually, Public Supply (PWS) use and Commercial, hydrogeological report submitted with application, (Driller of record: TBD);
  - v. Empire Canopy Sign & Construction, for a proposed well to be drilled at 3111 Lone Star Lane, Pinehurst, not to exceed 0.150 mg annually, Commercial use (Driller of record: Ricky Bonds Water Wells).
  - vi. City of Cut and Shoot, for a proposed amendment to OP03-0077, well to be drilled at 13906 Willis Waukegan Road, Conroe, increase of 158 mg annually, Public Supply (PWS) use, hydrogeological report submitted with application, (Driller of record: TBD);
  - vii. Ranchcrest Water System, for a proposed amendment to OP-05112901, increase of 20 mg annually, 24063 Wilde Dr., Magnolia, Public Supply (PWS);



- viii. Utilities Investment Co. Inc. (Timberswitch), for a proposed amendment to OP-06041301, increase of 4 mg annually, 300' SW of the intersection of Timberswitch Rd. and Hanna Bell Dr, (Lat. 30/18/37 Long. 95/16/40), Cleveland, Public Supply (PWS) use;
  - ix. Conroe ISD (Moorehead Jr. High), for a proposed amendment to OP-11061602, well to be drilled at 16840 FM 2090, Conroe, increase of 4 mg annually, Public Supply (PWS) use (Driller of record: O'Day Drilling Company, Inc);
  - x. Aqua Pure (Peach Creek Plantation), for a proposed amendment to OP-07042601, increase of 10 mg annually, 3601 N. Duck Creek Rd., Cleveland, Public Supply (PWS) use; and
  - xi. Freedom Isn't Free Properties, for a proposed amendment to OP-21120901, increase of 0.1 mg annually, 18436 FM 1314, Conroe, Commercial use.
6. Adjourn or continue permit hearing in whole or in part.

The above agenda schedules for the meetings and hearings of the District represent an estimate of the order for the indicated items and are subject to change at any time.



**NOTICE OF MEETING  
OF THE BOARD OF DIRECTORS OF THE  
LONE STAR GROUNDWATER CONSERVATION DISTRICT  
TO ADOPT DESIRED FUTURE CONDITIONS\***

**TUESDAY, SEPTEMBER 13, 2022, AT 6:00 P.M.**

***SPECIAL – CALLED PUBLIC MEETING TO ADOPT THE DESIRED  
FUTURE CONDITIONS (“DFCs”) FOR THE GULF COAST AQUIFER  
THAT APPLY TO THE LONE STAR GROUNDWATER CONSERVATION  
DISTRICT***

1. Call to Order and Declare Hearing Open to the Public.
2. Roll Call.
3. Public comment or other information on the adoption of the DFCs.
4. Presentation and discussion of DFCs adopted by the district representatives of Groundwater Management Area (GMA) 14 at the GMA 14 joint planning meeting held on January 5, 2022.
5. Discussion, consideration, and possible action regarding the adoption of Resolution #22-007 – Resolution for the Adoption of Desired Future Conditions for the Gulf Coast Aquifer that apply to the Lone Star Groundwater Conservation District, in accordance with Section 36.108(d-4) of the Texas Water Code.
6. Adjourn.

The above agenda schedule for the meetings and hearings of the District represent an estimate of the order for the indicated items and are subject to change at any time.

*These public hearings and meetings are available to all persons regardless of disability. If you require special assistance to attend the meeting or hearing, please contact the Lone Star GCD at 936/494-3436 at least 24 hours in advance of the meeting.*

At any time during one the above meetings or hearings and in compliance with the Texas Open Meetings Act, Chapter 551, Government Code, Vernon’s Texas Codes, Annotated, the Lone Star Groundwater Conservation District Board may meet in executive session on any of the above agenda items for consultation concerning attorney-client matters (§551.071); deliberation regarding real property (§551.072); deliberation regarding prospective gift (§551.073); personnel



matters (§551.074); and deliberation regarding security devices (§551.076). Any subject discussed in executive session may be subject to action during an open meeting.

### **Certification**

I, the undersigned authority, do hereby certify that on September 8, 2022 at or before 5:00 p.m., I posted and filed the above notices of meeting(s) and hearing(s) with the Montgomery County Clerk's office and also posted a copy in the front window of the Lone Star GCD office in a place convenient and readily accessible to the general public all times and that it will remain so posted continuously for at least 10 days preceding the date of the scheduled hearing as required by Chapter 36, Texas Water Code.

*/s/ Samantha Stried Reiter*

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Samantha Stried Reiter, General Manager  
Lone Star Groundwater Conservation District



**NOTICE OF REGULAR MEETING OF THE  
BOARD OF DIRECTORS**

**TUESDAY, SEPTEMBER 13, 2022, AT 6:00 P.M.  
(TO BEGIN UPON ADJOURNMENT OF THE ABOVE-LISTED PUBLIC HEARINGS)**

***Held In Person with the option for Public Comment  
Remotely by Publicly Accessible Videoconference  
(The videoconference opens at 5:45 P.M.)***

The Board of Directors may discuss, consider, and take action, including expenditure of funds, on any item or subject matter posted in this agenda.

1. Call to Order and Declare Regular Meeting Open to the Public
2. Roll Call
3. Public Comment on any agenda item or any other matter (Public comment is limited to a maximum of 3 minutes per speaker); *See Comment Card for Other Guidelines and Procedures*
4. Executive Session - The Board will recess for a closed Executive Session pursuant to Texas Government Code and section §551.071, to consult with the District's attorney regarding pending or contemplated litigation, settlement offers; or on matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act, Chapter 551, Government Code regarding any agenda item on any of the board meetings or hearings posted for today.

No action will be taken in Executive Session.

5. Re-convene in Open Session.
6. Discuss, consider, and take action as necessary concerning approval of Meeting Minutes:
  - a) August 9, 2022, Public Hearing on Permit Applications
  - b) August 9, 2022, Order of Election
  - c) August 9, 2022, Regular Board of Directors Meeting
7. Receive annual report presentation for 2021-2022 Water Education Program – Joe Thrasher, Tinker LLC
8. Committee Reports:
  - A. Budget & Finance Committee – Jonathan Prykryl, Chair



- 1) Brief the Board on the Committee’s activities since the last regular Board meeting
- 2) Review of unaudited financials for the month of August 2022 – Samantha Stried Reiter
- B. Communications Committee – Jim Spigener, Chair
  - 1) Brief the Board on the Committee’s activities since the last regular Board meeting
- C. DFC & Technical Committee – Stuart Traylor, Chair
  - 1) Brief the Board on the Committee’s activities since the last regular Board meeting
- D. Legislative Committee – Jim Spigener, Chair
  - 1) Brief the Board on the Committee’s activities since the last regular Board meeting
- E. Rules, Bylaws & Policies Committee – Larry Rogers, Chair
  - 1) Brief the Board on the Committee’s activities since the last regular Board meeting
9. Receive information from District’s technical consultants regarding subsidence studies and/or discussion regarding the same – Samantha Stried Reiter and/or District’s technical consultant(s).
  - a. Discussion, consideration, and possible action to approve Subsidence Study Phase 3 Scope of Work
10. Groundwater Management Area 14 – update the board on the issues related to joint planning activities and development of desired future conditions in GMA 14 – Samantha Reiter and/or District’s technical consultant(s).
  - a. Discussion, consideration, and possible action on any items related to Lone Star GCD’s proposal(s) to and/or participation in GMA 14.
11. General Manager’s Report – The General Manager will brief the Board on pertinent operational and management issues that the District, its employees, or consultants have encountered since the last regular Board meeting. – Samantha Stried Reiter
12. General Counsel’s Report – The District's legal counsel will brief the Board on any pertinent legal issues and developments impacting the District since the last regular Board meeting, and legal counsel's activities on behalf of the District, including without limitation: waste injection well monitoring activities and injection well applications filed at the Railroad Commission of Texas or the Texas Commission on Environmental Quality, including District protests or other actions regarding same; District Rules





enforcement activities; District Rules and regulations, and District Management Plan development or implementation issues; groundwater-related legislative activities; joint planning and desired future conditions development activities; contemplated and/or pending litigation involving the District; developments in groundwater case law and submission of legal briefs; election matters, legislation or legislative activities; contractual issues related to the District; open government, open records requests, policy, personnel, and financial issues of the District; and other legal activities on behalf of the District. – Stacey V. Reese.

13. New Business.

14. Adjourn.

The above agenda schedules for the meetings and hearings of the District represent an estimate of the order for the indicated items and are subject to change at any time.

*These public hearings and meetings are available to all persons regardless of disability. If you require special assistance to attend the meeting or hearing, please contact the Lone Star GCD at 936/494-3436 at least 24 hours in advance of the meeting.*

At any time during one the above meetings or hearings and in compliance with the Texas Open Meetings Act, Chapter 551, Government Code, Vernon's Texas Codes, Annotated, the Lone Star Groundwater Conservation District Board may meet in executive session on any of the above agenda items for consultation concerning attorney-client matters (§551.071); deliberation regarding real property (§551.072); deliberation regarding prospective gift (§551.073); personnel matters (§551.074); deliberation regarding security devices (§551.076); and deliberation regarding cybersecurity (§551.089). Any subject discussed in executive session may be subject to action during an open meeting.

### **Certification**

I, the undersigned authority, do hereby certify that on September 8, 2022, at or before 5:00 p.m., I posted and filed the above notices of meeting(s) and hearing(s) with the Montgomery County Clerk's office and also posted a copy in the front window of the Lone Star GCD office in a place convenient and readily accessible to the general public all times and that it will remain so posted continuously for at least 72 hours preceding the scheduled time of said meeting in accordance with the Texas Government Code, Chapter 551.

/s/ Samantha Stried Reiter

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Samantha Stried Reiter, General Manager  
Lone Star Groundwater Conservation District

# Ricky Pierce (BET Holdings)

12461 FM 1314  
Conroe, TX 77302

Permit No. OP-22072901

## Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	0.140
<b>GM Recommendation (MG):</b>	0.140
<b>Water use:</b>	Commercial and Irrigation
<b>Location:</b>	12461 FM 1314, Conroe
<b>Well Registration:</b>	2022072902
<b>Depth (ft):</b>	200.0
<b>Diameter (in):</b>	4.0

## Information

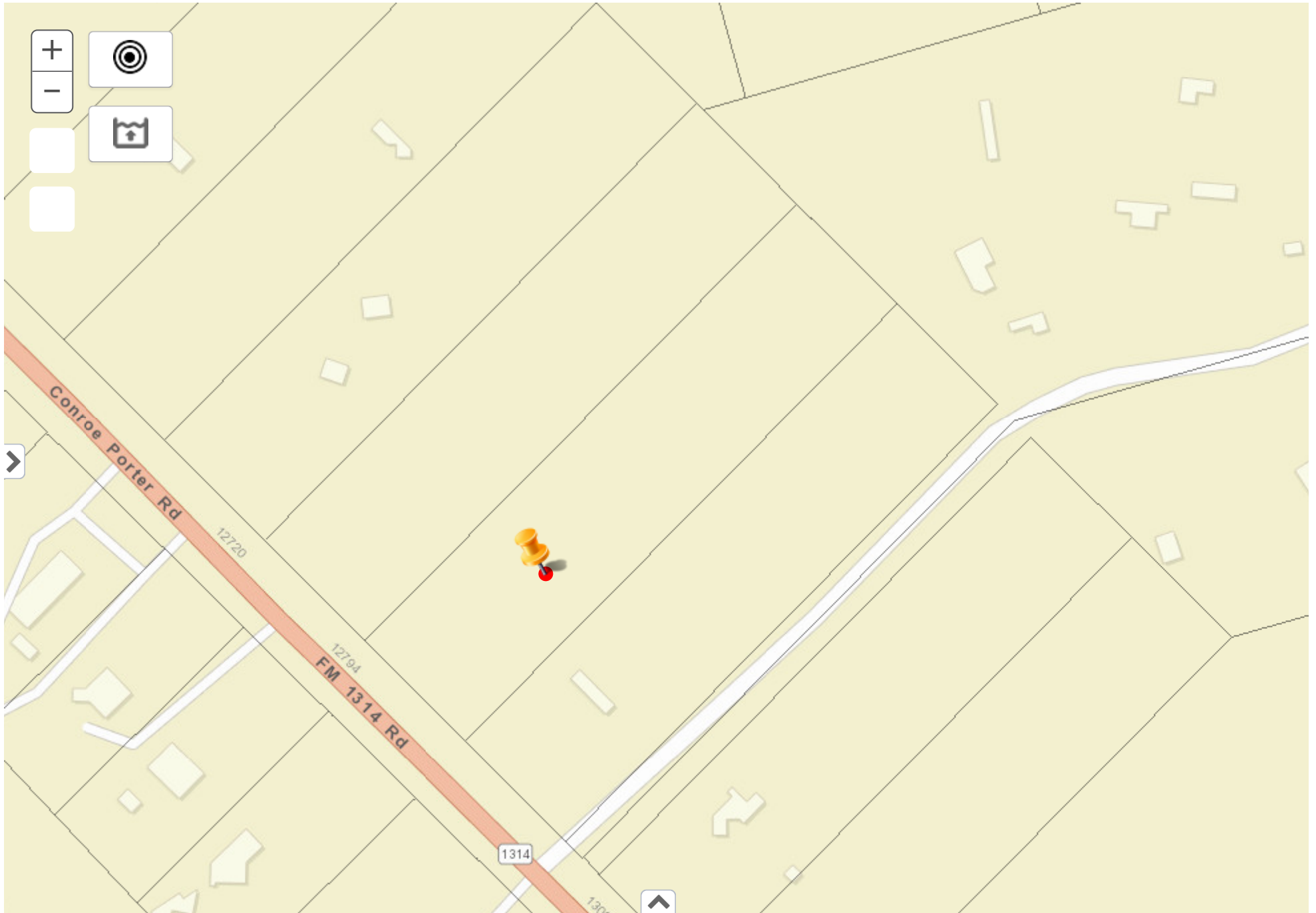
1. Issue a permit commencing September 13, 2022 in perpetuity (unless amended or revoked).
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant provides water for the trucking yard office.
5. Applicant requests 140,000 gallons for 2022 and annually thereafter.
6. **District Staff Technical Review and Recommendation:** Applicant is requesting registration and authorization to drill one new well. Applicant is further requesting allocation of 140,000 gallons for 2022 and annually thereafter. Applicant's well will supply water for fire prevention tank, sanitary needs for trucking yard office, and landscaping irrigation. Applicant states water from this well will provide 10,000 gallon firefighting storage tank, sanitary needs of staff members, and irrigation of 0.22 acre landscaping. Staff recommends to the General Manager that she recommend the Board authorize the registration and construction of the new well, as well as approve the requested 140,000 gallons annually thereafter.
7. Based on technical review, staff recommends to the General Manager that she recommend approval of that which is being requested.



Lone Star Groundwater Conservation District  
655 Conroe Park North Drive, Conroe, TX 77303

Pierce, Ricky (BET Holdings) OP-22072901  
12641 FM 1314, Conroe

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# Sherwood Sporthorses Inc.

Attn: Joanna Schroeder  
20530 Forestview Dr.  
Magnolia, TX 77355

Permit No. OP-20032601A

## Amend Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	0.800
<b>GM Recommendation (MG):</b>	0.800
<b>Water use:</b>	Commercial and Irrigation
<b>Location:</b>	20502 Forest View Dr., Magnolia
<b>Well Registration:</b>	N/A
<b>Depth (ft):</b>	N/A
<b>Diameter (in):</b>	N/A

## Information

1. **Amend permit** - increase allocation. Permit Terms: commencing January 1, 2022 in perpetuity (unless amended or revoked).
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant requests to increase allocation by 800,000 gallons.
5. Applicant currently has an OP in the amount of 800,000 gallons. Amount available pending approval of this application equals 1,600,000 gallons.
6. Applicant's reported pumpage for 2022 equals 713,300 gallons.
7. **District Staff Technical Review and Recommendation:** Applicant currently holds OP-20032601A with an allocation of 800,000 gallons annually. Applicant is requesting an increase in the permit allocation of 800,000 gallons. If approved the revised allocation will be 1,600,000 gallons for 2022 and annually thereafter. Applicant's well serves as a 40-stall horse training facility and staff housing. Applicant states that they have added additional staff housing, additional dust control to 3 training arenas and landscaping improvements. Applicant's well is also used for the daily washing of training horses, weekly washing of saddle pads and towels, water for 10 pasture horses and 8 cattle, sanitary needs of staff, trainer, and clients. The daily training regimen of preparing jumping horses for competition, arena requires 'consistent arena footing'. Applicant requires irrigation on a daily basis and during the summer months the arena may require additional irrigation. District staff have reviewed the information submitted by applicant. Staff recommends to the General Manager that she recommend the Board authorize the requested increase of 800,000 gallons annually.
8. Based on technical review, staff recommends to the General Manager that she recommend approval of that which is being requested.

# RAC Materials

Attn: Frank DeNina  
12106 Holderrieth Rd  
Tomball, TX 77375

Permit No. OP-22080901

## Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	0.025
<b>GM Recommendation (MG):</b>	0.025
<b>Water use:</b>	Commercial
<b>Location:</b>	31350 Highway 249, Pinehurst
<b>Well Registration:</b>	2022080902
<b>Depth (ft):</b>	184.0
<b>Diameter (in):</b>	4.0

## Information

1. **Existing Well** - Issue a permit commencing January 1, 2022 in perpetuity (unless amended or revoked).
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant provides water for construction office.
5. This is an **existing well** not permitted with the District. Well began beneficially using water in 2019
6. Applicant requests 25,000 gallons for 2022 and annually thereafter.
7. **District Staff Technical Review and Recommendation:** Applicant has submitted a request for registration of one existing well not permitted with the District. Applicant is further requesting an allocation of 25,000 gallons for 2022 and annually thereafter. Applicant's existing well is providing water to wash vehicles and equipment, a 4,000 gallon fire storage tank and washing of hands. Staff recommends to the General Manager that she recommend the Board approve the registration of the existing well and the allocation of 25,000 gallons for 2022 and annually with the condition applicant remits water use fees from 2019 to present as specified by District.
8. Based on technical review, staff recommends that the General Manager recommend approval to the Board as requested with the condition: Applicant remits water use fees from 2019 to present as specified by District.
9. Meter has already been properly installed.



Lone Star Groundwater Conservation District  
655 Conroe Park North Drive, Conroe, TX 77303



# LGI Homes Texas, LLC (future MUD #125)

Attn: Nick Sandoval  
1450 Lake Robbins Drive, Suite 430  
The Woodlands, TX 77380

Permit No. OP-22082501

## Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	0.588235
<b>GM Recommendation (MG):</b>	0.588235
<b>Water use:</b>	Public Supply (PWS) and Commercial
<b>Location:</b>	Approx. 0.5 miles SW of intersection of Jackson Rd and FM 149, Magnolia (Lat. 30/15/53 Long. -95/42/45)
<b>Well Registration:</b>	2022082502
<b>Depth (ft):</b>	1145.0
<b>Diameter (in):</b>	14.0

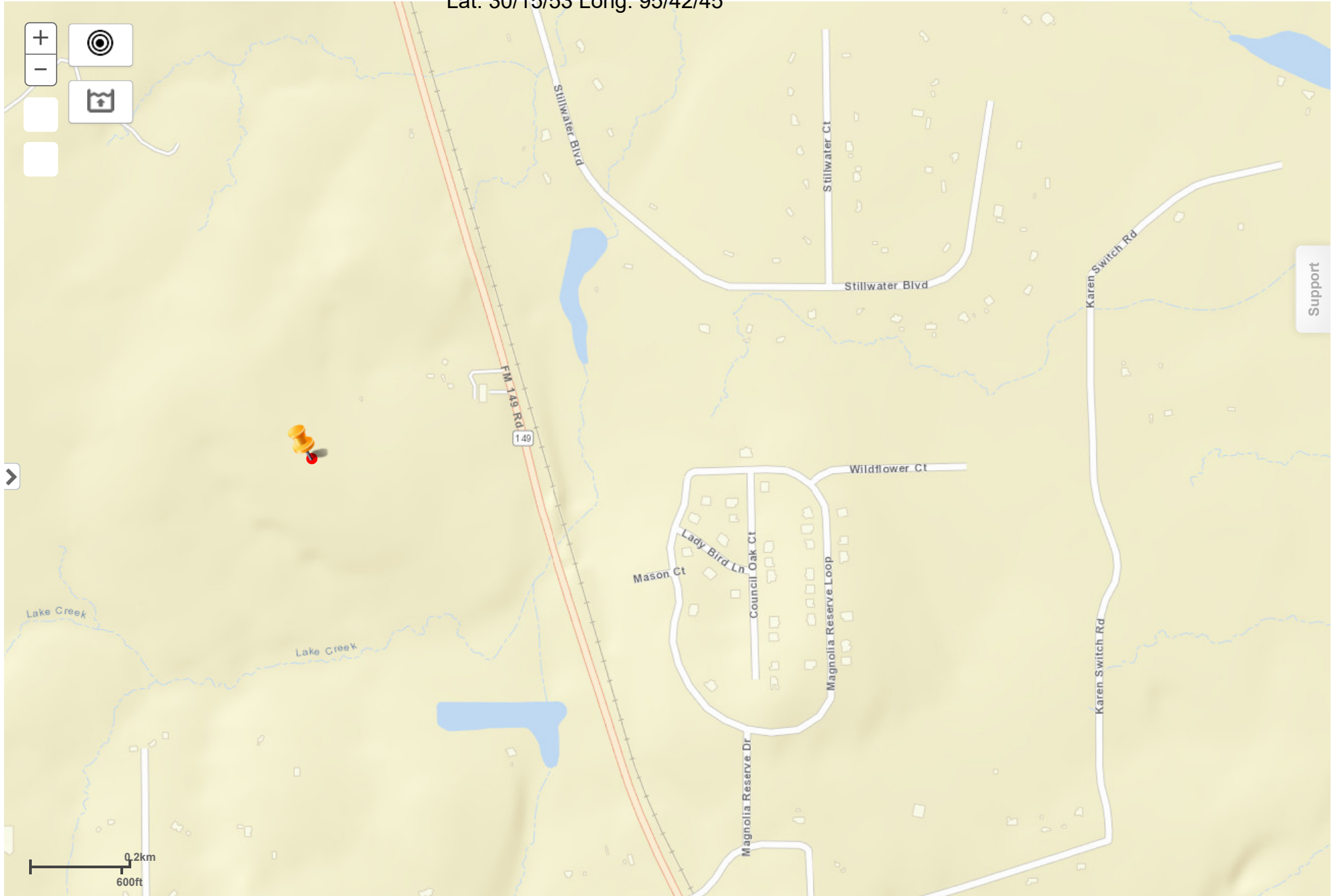
## Information

1. Issue a permit commencing September 13, 2022 in perpetuity (unless amended or revoked).
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant provides water for a MUD District.
5. Applicant requests to increase allocation by 588,235 gallons.
6. A hydrogeological report is required due to the maximum GPM of the proposed well is 700 GPM or greater. District consultants have reviewed the submitted hydrogeological report and found it to meet the requirements as detailed in the Hydrogeological Report Guidelines.
7. **District Staff Technical Review and Recommendation:** Applicant is requesting registration of and authorization to begin construction on one new well which will serve a newly developing area. Applicant is further requesting the issuance of OP-22082501 with an allocation of 588,235 gallons for 2022 and annually thereafter. Applicant will use allocation during the pump test, step test, construction of water lines, utilities, irrigation during preliminary construction, developing residential connections and commercial connections. Applicant is estimating buildout construction of 1,161 homes, 114 multi-family connections and 146 commercial connections at the end of five years. Staff recommends to the General Manager that she recommend the Board approve the registration and construction of the proposed wells, and further approve the requested allocation of 588,235 gallons for 2022 and annually thereafter.
8. Based on technical review, staff recommends to the General Manager that she recommend approval of that which is being requested.

LGI Homes Texas, LLC (future MUD #125)  
OP-22082501  
Lat. 30/15/53 Long. 95/42/45



Lone Star Groundwater Conservation District  
655 Conroe Park North Drive, Conroe, TX 77303





# Empire Canopy Sign & Construction

Attn: Kitty Caffey  
3111 Lone Star Lane  
Pinehurst, TX 77362

Permit No. OP-22072701

## Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	0.150
<b>GM Recommendation (MG):</b>	0.150
<b>Water use:</b>	Commercial
<b>Location:</b>	3111 Lone Star Lane, Pinehurst
<b>Well Registration:</b>	2022072702
<b>Depth (ft):</b>	220.0
<b>Diameter (in):</b>	4.0

## Information

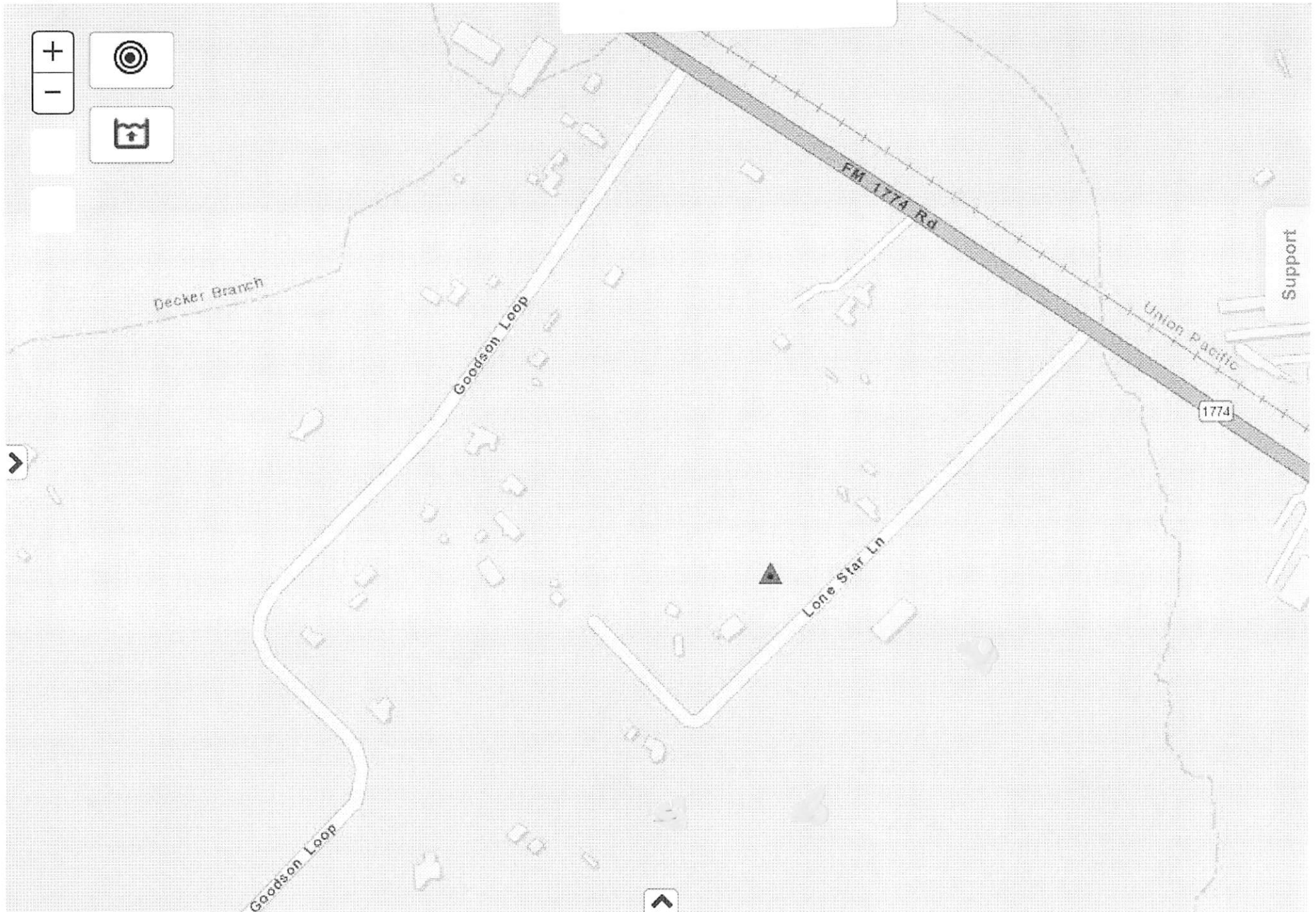
1. Issue a permit commencing September 13, 2022 in perpetuity (unless amended or revoked).
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant requests 150,000 gallons for 2022 and annually thereafter.
5. Applicant will provide water for a sign/construction office with 7 employees.
6. **District Staff Technical Review and Recommendation:** Applicant is requesting registration of and authorization to begin construction on one new well which will serve a sign and construction office. Applicant is further requesting the issuance of OP-22072701 with an allocation of 150,000 gallons for 2022 and beyond. Applicant states the allocation will be used for 7 employees. District staff recommends to the General Manager that she recommend the Board approve the registration and construction of the proposed well, and the requested allocation of 150,000 gallons for 2022 and beyond.
7. Based on technical review, staff recommends to the General Manager that she recommend approval of that which is being requested.



Lone Star Groundwater Conservation District  
655 Conroe Park North Drive, Conroe, TX 77303

Empire Canopy Sign & Construction  
OP-22072701/Well Reg 2022072702  
3111 Lone Star Ln, Pinehurst

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# City of Cut and Shoot

Attn: Nyla Dalhaus  
P.O. Box 7176  
Cut & Shoot, TX 77306

Permit No. OP03-0077G

## Amend Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	158.000
<b>GM Recommendation (MG):</b>	158.000
<b>Water use:</b>	Public Supply (PWS)
<b>Location:</b>	13906 Willis Waukegan Road, Conroe
<b>Well Registration:</b>	2022072802
<b>Depth (ft):</b>	1060.0
<b>Diameter (in):</b>	16.0

## Information

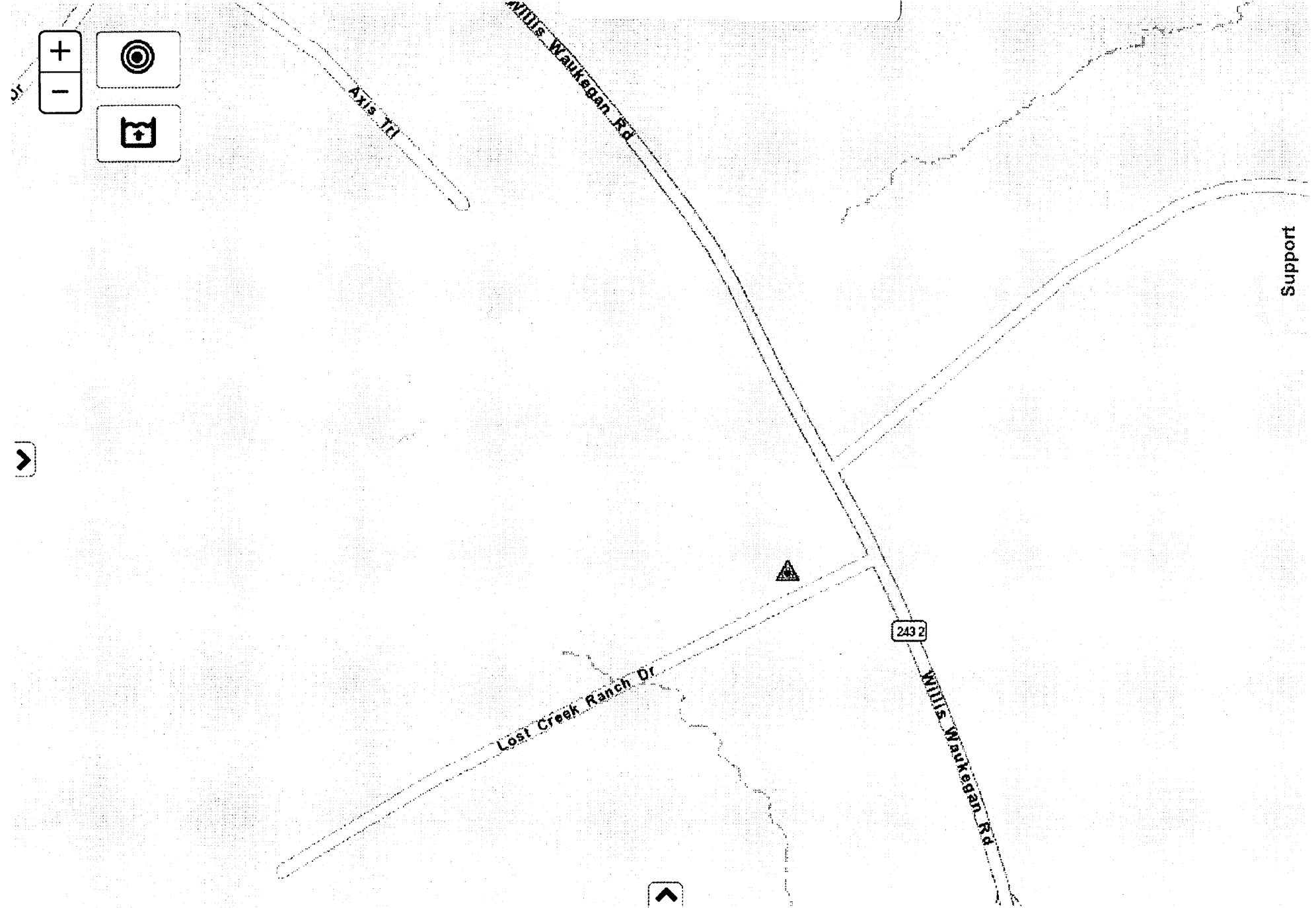
1. **Amend permit** - add well to aggregate system and increase allocation. Permit Term: commencing January 1, 2022 in perpetuity (unless amended or revoked).
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant requests to increase allocation by 158,000,000 gallons.
5. Applicant currently has an HUP in the amount of 54,744,000 gallons and an OP in the amount of 154,372,000 gallons. Amount available pending approval of this application equals 367,116,000 gallons.
6. Applicant's reported pumpage for 2022 equals 107,019,000 gallons.
7. A hydrogeological report is required due to the maximum GPM of the proposed well system will be greater than 700 GPM. District consultants have reviewed the submitted hydrogeological report and found it to meet the requirements as detailed in the Hydrogeological Report Guidelines.
8. District Staff Technical Review and Recommendation: Applicant currently holds HUP231A and OP03-0077F with a combined allocation of 209,116,000 gallons and four wells. Water from these wells is used to supply water to a public water system with 1852 connections. Applicant is requesting an additional 158,000,000 gallons due to an additional development being constructed. Applicant is also requesting the construction of a new well for an additional development. District staff have reviewed the information supplied by applicant. Staff recommends to the General Manager that she recommend the Board approve the construction of the proposed well and the allocation increase of 158,000,000 gallons annually as requested.
9. Based on technical review, staff recommends to the General Manager that she recommend approval of that which is being requested.



Lone Star Groundwater Conservation District  
655 Conroe Park North Drive, Conroe, TX 77303

City of Cut and Shoot  
OP03-0077G/Well Reg 2022072802  
13906 Willis Waukegan Rd, Conroe

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# Ranchcrest Water System

Attn: Shannon Marsh  
P O Box 279  
New Waverly, TX 77358

Permit No. OP-051129011

## Amend Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	20.000
<b>GM Recommendation (MG):</b>	20.000
<b>Water use:</b>	Public Supply (PWS)
<b>Location:</b>	24063 Wilde Dr., Magnolia
<b>Well Registration:</b>	N/A
<b>Depth (ft):</b>	N/A
<b>Diameter (in):</b>	N/A

## Information

1. **Amend permit** - increase allocation. Permit Terms: commencing January 1, 2022 in perpetuity (unless amended or revoked).
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant requests to increase allocation by 20,000,000 gallons.
5. Applicant currently has an HUP in the amount of 2,215,000 gallons and an OP in the amount of 86,785,000 gallons. Amount available pending approval of this application equals 109,000,000 gallons.
6. Applicant's reported pumpage for 2022 equals 51,278,000 gallons.
7. **District Staff Technical Review and Recommendation:** Applicant currently holds HUP243A and OP-05112901G with an aggregate allocation of 89,000,000 gallons annually. Applicant is requesting an increase in the permit allocation of 20,000,000 gallons. If approved the revised aggregate allocation will be 109,000,000 gallons for 2022 and annually thereafter. Applicant serves as a public supply for a residential area with an estimated 1143 single family dwellings. Applicant states they have had an increase in demand in the service area. District staff have reviewed the information submitted by applicant. Staff recommends to the General Manager that she recommend the Board authorize the requested increase of 20,000,000 gallons annually.
8. Based on technical review, staff recommends to the General Manager that she recommend approval of that which is being requested.

# Utilities Investment Co. Inc.(Timberswitch)

Attn: Shannon Marsh  
P.O. Box 279  
New Waverly, TX 77358

Permit No. OP-06041301A

## Amend Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	4.000
<b>GM Recommendation (MG):</b>	4.000
<b>Water use:</b>	Public Supply (PWS)
<b>Location:</b>	300' SW of the intersection of Timberswith Rd. and Hanna Bell Dr, Cleveland (Lat. 30/18/37 Long. 95/16/40)
<b>Well Registration:</b>	N/A
<b>Depth (ft):</b>	N/A
<b>Diameter (in):</b>	N/A

## Information

1. **Amend permit** - increase allocation. Permit Terms: commencing January 1, 2022 in perpetuity (unless amended or revoked).
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant requests to increase allocation by 4,000,000 gallons.
5. Applicant currently has an OP in the amount of 5,100,000 gallons. Amount available pending approval of this application equals 9,100,000 gallons.
6. Applicant's reported pumpage for 2022 equals 3,066,200 gallons.
7. **District Staff Technical Review and Recommendation:** Applicant currently holds OP-06041301A with an allocation of 5,100,000 gallons annually. Applicant is requesting an increase in the permit allocation of 4,000,000 gallons. If approved the revised allocation will be 9,100,000 gallons for 2022 and annually thereafter. Applicant serves as a public supply for a residential area with an estimated 60 single family dwellings. Applicant states they have had an increase in demand in the service area. District staff have reviewed the information submitted by applicant. Staff recommends to the General Manager that she recommend the Board authorize the requested increase of 4,000,000 gallons annually.
8. Based on technical review, staff recommends to the General Manager that she recommend approval of that which is being requested.

# Conroe ISD (Moorehead Jr. High)

Attn: Marshall Schroeder, Director of Custodial/Maintenance  
27075 Geffert Wright Rd  
Spring, TX 77386

Permit No. OP-11061602D

## Amend Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	4.000
<b>GM Recommendation (MG):</b>	4.000
<b>Water use:</b>	Public Supply (PWS)
<b>Location:</b>	16840 FM 2090, Conroe
<b>Well Registration:</b>	2022080503
<b>Depth (ft):</b>	680.0
<b>Diameter (in):</b>	8.0

## Information

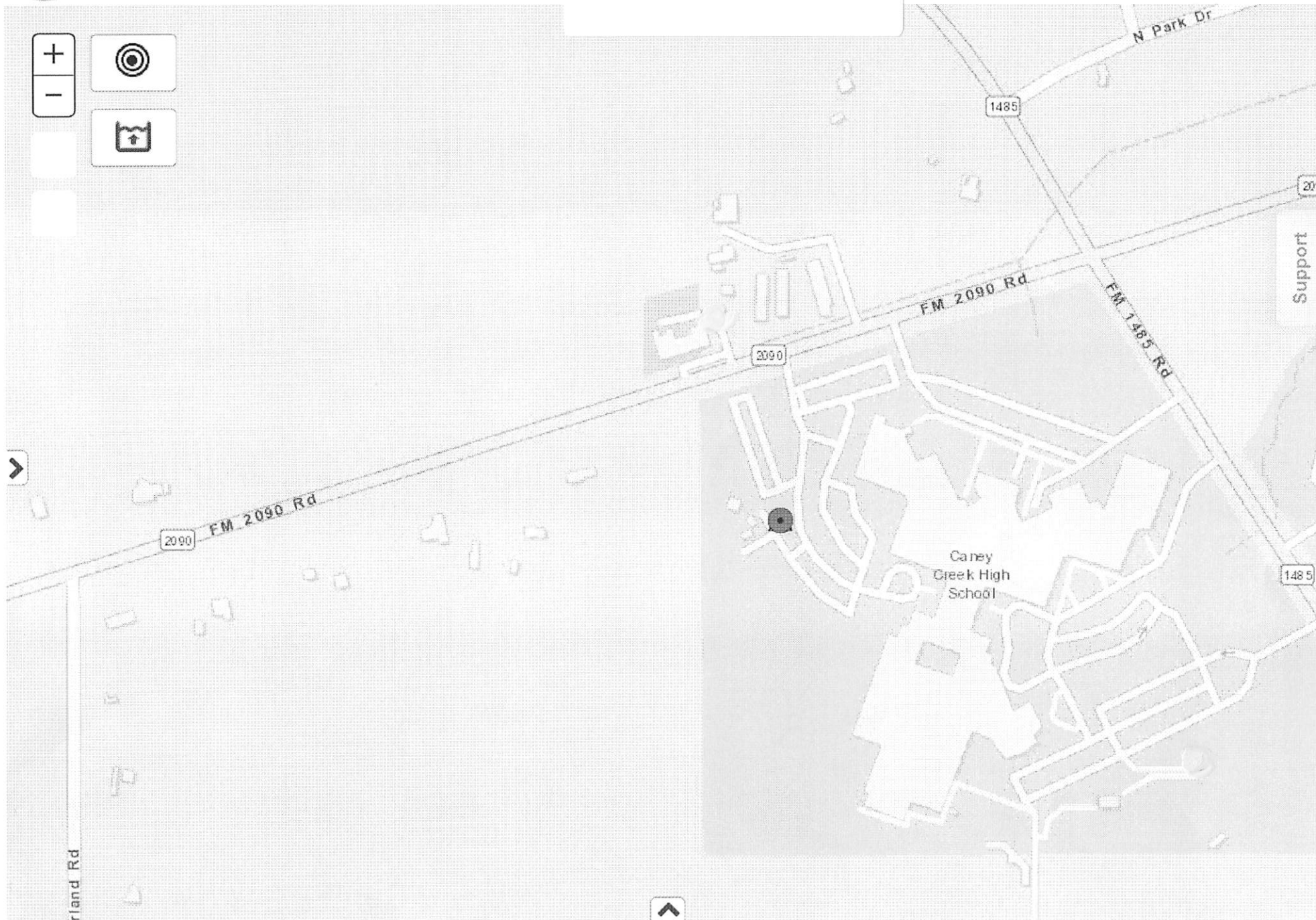
1. **Amend permit** - add well to aggregate system and increase allocation. Permit Term: commencing August 5, 2022 in perpetuity (unless amended or revoked). Applicant requested and was approved for emergency approval to drill proposed well.
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant requests to increase allocation by 4,000,000 gallons.
5. Applicant currently has HUP in the amount of 14,739,100 gallons and an OP in the amount of 14,261,900 gallons. Amount available pending approval of this application equals 33,001,000 gallons.
6. Applicant's reported pumpage for 2022 equals 11,543,556 gallons.
7. **District Staff Technical Review and Recommendation:** Applicant currently holds HUP317A and OP-11061602C with a combined allocation of 29,001,000 gallons and two wells. Water from these wells provide water for 4 Public School campuses, Caney Creek High School, Moorehead Junior High School, Ben Milam Elementary School, and Grangerland Intermediate School, also including the East Transportation Facility and is a back-up source for providing water for the local Caney Creek First Station. Applicant applied and was approved for an Emergency Well to be drilled due to the failing of an existing well. Applicant is also requesting an additional allocation of 4,000,000 gallons for 2022 and annually thereafter due to an increased school population to 8,905 individuals and an additional building for a new junior high school. Applicant reports the usage for 2022 year to date is 11,543,556 gallons through July 31, 2022. District staff have reviewed the information provided by the applicant. Staff recommends to the General Manager that she recommend the Board approve the additional allocation for 2022 and annually thereafter as requested.
8. Based on technical review, staff recommends to the General Manager that she recommend approval of that which is being requested.



Lone Star Groundwater Conservation District  
655 Conroe Park North Drive, Conroe, TX 77303

Conroe ISD (Moorehead Jr High)  
OP-11061602D/Well Reg 2022080503  
16840 FM 2090, Conroe

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# Aqua Pure (Peach Creek Plantation)

Attn: Shannon Marsh  
P.O. Box 279  
New Waverly, TX 77358

Permit No. OP-07042601E

## Amend Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	10.000
<b>GM Recommendation (MG):</b>	10.000
<b>Water use:</b>	Public Supply (PWS)
<b>Location:</b>	3601 N. Duck Creek Rd., Cleveland
<b>Well Registration:</b>	N/A
<b>Depth (ft):</b>	N/A
<b>Diameter (in):</b>	N/A

## Information

1. **Amend permit** - increase allocation. Permit Terms: commencing January 1, 2022 in perpetuity (unless amended or revoked).
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant requests to increase allocation by 10,000,000 gallons.
5. Applicant's reported pumpage for 2022 equals 13,132,800 gallons.
6. Applicant currently has an OP in the amount of 20,000,000 gallons. Amount available pending approval of this application equals 30,000,000 gallons.
7. **District Staff Technical Review and Recommendation:** Applicant currently holds OP-07042601D with an allocation of 20,000,000 gallons and one well. Water from this well is used to supply water to a public water system with 229 connections. Applicant is requesting an additional 10,000,000 gallons due to increase in customers usage and increase in demand. District staff have reviewed the information supplied by applicant. Staff recommends to the General Manager that she recommend the Board approve the increase of 10,000,000 gallons annually as requested.
8. Based on technical review, staff recommends to the General Manager that she recommend approval of that which is being requested.

# Freedom Isn't Free Properties

Attn: Matt Erickson  
18436 FM 1314  
Conroe, TX 77302

Permit No. OP-21120901A

## Amend Operating Permit

<b>Date of Hearing:</b>	9/13/2022
<b>Request (MG):</b>	0.100
<b>GM Recommendation (MG):</b>	0.100
<b>Water use:</b>	Commercial
<b>Location:</b>	18436 FM 1314, Conroe
<b>Well Registration:</b>	N/A
<b>Depth (ft):</b>	N/A
<b>Diameter (in):</b>	N/A

## Information

1. **Amend permit** - increase allocation. Permit Terms: commencing January 1, 2022 in perpetuity (unless amended or revoked).
2. No written opposition was received regarding the proposed permit.
3. The permit application is administratively complete.
4. Applicant requests to increase allocation by 100,000 gallons.
5. Applicant's reported pumpage for 2022 equals 62,000 gallons.
6. Applicant currently has an OP in the amount of 50,000 gallons. Amount available pending approval of this application equals 150,000 gallons.
7. **District Staff Technical Review and Recommendation:** Applicant currently holds OP-21120901 with an annual allocation of 50,000 gallons and one well. Water from this well provides water for a storage facility. Applicant states that water is used for 2 employees, a 30,000 gallon fire tank, water hydroseeding of ½ acre of grass and occasional power washing of 80,000 square feet of drive way and parking lot area. Applicant is reporting the usage for 2022 through July is 62,000 gallons. Applicant is requesting an additional 100,000 gallons annually due to an increase in maintenance of the property. District staff have reviewed the information provided by the applicant. Staff recommends to the General Manager that she recommend the Board approve the allocation increase of 100,000 gallons annually as requested.
8. Based on technical review, staff recommends to the General Manager that she recommend approval of that which is being requested.

## COMMENTS ON LSGCD ADOPTION OF DFCs

JOHN YOARS

September 13, 2022

I have the following comments on the LSGCD adoption to the GMA-14 DFC's on September 13, 2022. Adoption of the DFC as written provides LSGCD to proactively support the residents of Montgomery County. The option created by replacing the word and with or creates two possible groundwater-use strategies. The first option of the DFC is to create a management plan that causes "no less than 70% median available draw down remaining in 2080." This option favors a select group of developers who desire to produce groundwater with questionable concern on the impact on the residents of Montgomery County. This plan as shown in the GMA-14 "DESIRED FUTURE CONDITIONS EXPLANATORY REPORT," figure 4-19, shows large areas of Montgomery County subsiding from one to four feet. That is not good for drainage and flooding concerns for these residents.

The second DFC strategy allowed is "or no more than an average of 1.0 additional foot of subsidence between 2009 and 2080." From 2009 to 2022, some of that one foot has already been consumed by subsidence. By developing a management plan focused on this option of the DFC, the LSGCD Board of Directors would be better prioritizing the needs of the residents in Montgomery County. This would be a positive step in the reducing the impact on drainage and flooding that subsidence creates.

## RESOLUTION #22-007

### RESOLUTION FOR THE ADOPTION OF THE DESIRED FUTURE CONDITION FOR THE GULF COAST AQUIFER THAT APPLIES TO THE LONE STAR GROUNDWATER CONSERVATION DISTRICT

THE STATE OF TEXAS §

COUNTY OF MONTGOMERY §

**WHEREAS**, the Lone Star Groundwater Conservation District (“Lone Star”) was created by the Legislature of the State of Texas by the Act of May 17, 2001, 77th Leg., R.S., ch. 1321, 2001 Tex. Gen. Laws 3246, as amended (the “Enabling Act”), as a groundwater conservation district operating under Chapter 36, Texas Water Code, and the Enabling Act; and

**WHEREAS**, pursuant to § 35.151 of the Texas Water Code, the Texas Water Development Board (“TWDB”) has designated groundwater management areas that, together, cover all major and minor aquifers in the state, and, through Title 31 Texas Administrative Code §356.21, the TWDB has designated the area encompassing all of Austin, Brazoria, Chambers, Fort Bend, Galveston, Grimes, Hardin, Harris, Jasper, Jefferson, Liberty, Montgomery, Newton, Orange, Polk, San Jacinto, Tyler, Walker, Waller, and Washington counties as Groundwater Management Area No. 14 (“GMA 14”); and

**WHEREAS**, Lone Star and four other groundwater conservation districts, Bluebonnet Groundwater Conservation District, Brazoria Groundwater Conservation District, Lower Trinity Groundwater Conservation District, and Southeast Texas Groundwater Conservation District, (collectively referred to herein as the “Districts”) are located wholly or partially within GMA 14; and

**WHEREAS**, the Districts are authorized by Chapter 36, Texas Water Code, to engage in joint planning activities for the coordinated management of the aquifers located in GMA 14, and are required to establish desired future conditions (“DFC(s)”) for the relevant aquifers within GMA 14; and

**WHEREAS**, Section 36.108 of the Texas Water Code requires representatives from the Districts to hold joint planning meetings for the consideration of DFC options, the proposal of DFCs for adoption, and after the contemplation of comments and suggested revisions provided by the public and Districts, the adoption of DFCs for each relevant aquifer in GMA 14 and the submission of an explanatory report to the TWDB; and

**WHEREAS**, the District representatives for GMA 14 have engaged in joint planning activities and developed DFCs, and on January 5, 2022, the District representatives for GMA 14 took final action to adopt DFCs for the relevant aquifers in GMA 14 by resolution and then submitted the Desired Future Conditions Explanatory Report to the TWDB as required by Section 36.108(d-3) of the Texas Water Code; and

**WHEREAS**, the DFCs adopted by the District representatives of GMA 14 are described in terms of no less than 70 percent median available drawdown remaining in 2080 or no more than an average of 1.0 additional foot of subsidence between 2009 and 2080; and

**WHEREAS**, Section 36.108(d-4) of the Texas Water Code states “after a district receives notification from the Texas Water Development Board that the desired future conditions resolution and explanatory report

under Subsection (d-3) are administratively complete, the district shall adopt the applicable desired future conditions in the resolution and report”; and

**WHEREAS**, Lone Star received a letter notifying Lone Star that the Executive Administrator of the TWDB has determined that the DFC resolution and explanatory report are administratively complete, and therefore Lone Star may proceed with the adoption of the DFC that applies to Lone Star in compliance with Section 36.108(d-4) of the Texas Water Code; and

**WHEREAS**, for the reasons set forth in Lone Star’s Summary Report for Public Comments Received and Position Paper submitted to the Districts in GMA 14, the Lone Star Board finds that the DFC of no less than 70 percent median available drawdown remaining in 2080 is reasonable and necessary for the effective and prudent management of groundwater resources within Montgomery County; and

**WHEREAS**, the Lone Star Board also finds that all notice requirements for a meeting, held this day, to take up and consider the adoption of the DFC described herein that applies to Lone Star have been, and are, satisfied;

**NOW, THEREFORE, be it resolved by the Board of Directors of the Lone Star Groundwater Conservation District that the following DFC is hereby established for the Gulf Coast Aquifer as the DFC that applies to Lone Star:**

No less than 70 percent median available drawdown remaining in 2080.

AND IT IS SO ORDERED.

PASSED AND ADOPTED on this 13<sup>th</sup> day of September, 2022.

**LONE STAR GROUNDWATER CONSERVATION DISTRICT**

By: \_\_\_\_\_  
James Spigener, Board President

ATTEST:

\_\_\_\_\_  
Larry Rogers, Secretary

# LONE STAR GROUNDWATER CONSERVATION DISTRICT

August 9, 2022

## MINUTES OF PUBLIC HEARING ON PERMIT APPLICATIONS

The Board of Directors of the Lone Star Groundwater Conservation District (“District”) met in regular session, open to the public held in person in the Lone Star GCD – James B. “Jim” Wesley Board Room located at 655 Conroe Park North Drive, Conroe, Texas, and remotely via the publicly accessible webinar/telephone conference call within the boundaries of the District on August 9, 2022.

### CALL TO ORDER:

President Spigener called to order the Public Hearing on Permit Applications at 6:03 PM announcing the meeting open to the public.

### ROLL CALL:

The roll was called of the members of the Board of Directors, to wit:

Jon Paul Bouché  
Larry Rogers  
Jonathan Prykryl  
Janice Thigpen  
Stuart Traylor  
Jim Spigener  
Kenneth Earnest

Seven members of the Board were present, thus constituting a quorum of the Board of Directors. Also, in attendance at said meeting were Samantha Reiter, General Manager; Stacey V. Reese, District Counsel; and members of the public. *Copies of the public sign-in sheets and comment cards received are attached hereto as Exhibit “A” to the Regular Board of Directors Meeting minutes.*

### PRAYER AND PLEDGES OF ALLEGIANCE:

President Spigener called on Director Bouche for the opening prayer and Secretary Rogers to lead the Pledge of Allegiance and the Pledge of Allegiance to the state flag.

## **PUBLIC COMMENTS:**

No comments were received.

Ms. Hein briefed the Board on permit applications received for the month and reported that there were eight applications received for this month. Applications for consideration and recommended for possible approval included the below:

### **1. SP Utility Co., Inc. (Cypresswood Subdivision)**

Applicant is requesting registration of a new well and production authorization in the amount of 30,000,000 gallons for 2022 and annually thereafter. Based on technical review of the information supplied, it is the General Manager's recommendation to approve that which is requested.

### **2. Hidden Arbor RV Park**

Applicant is requesting registration of a new well and production authorization in the amount of 3,000,000 gallons for 2022 and annually thereafter. Based on technical review of the information supplied, it is the General Manager's recommendation to approve that which is requested.

### **3. Porter Special Utility District**

Applicant is requesting an amendment to an Operating Permit for an increase in production authorization in the amount of 469,143,999 gallons for 2022 and annually thereafter. Based on technical review of the information supplied, it is the General Manager's recommendation to approve that which is requested.

### **4. Deer Trail Water District LLC (Lexington Heights)**

Applicant is requesting registration of two new wells and production authorization in the amount of 9,250,000 gallons for 2022 and annually thereafter. Based on technical review of the information supplied, it is the General Manager's recommendation to approve that which is requested.

### **5. City of Magnolia**

Applicant is requesting an amendment to an Operating Permit for registration of a new well and an increase in production authorization in the amount of 162,364,000 gallons for 2022 and annually thereafter. Due to the combined max gpm of the well system for HUP039/OP-04041601, a hydrogeological report was required for the proposed amendment. LSGCD technical consultants have reviewed the submitted hydrogeological report and found it meets the requirements as detailed in District Rules and guidance documents. Based on technical review of the information supplied, it is the General Manager's recommendation to approve that which is requested.

### **6. MSEC Enterprises (Montgomery Trace WS/Crown Oaks)**

Applicant is requesting an amendment to an Operating Permit for registration of a new well and an increase in production authorization in the amount of 353,862,200 gallons for 2022 and annually thereafter. Due to the combined max gpm of the well system for HUP294/OP02-0011, a hydrogeological report was required for the proposed amendment. LSGCD technical consultants have reviewed the submitted hydrogeological report and found it meets the requirements as detailed

in District Rules and guidance documents. Based on technical review of the information supplied, it is the General Manager's recommendation to approve that which is requested.

#### **7. Quadvest, LP (Lake Windcrest WS)**

Applicant is requesting an amendment to an Operating Permit for registration of a new well and an increase in production authorization in the amount of 176,650,000 gallons for 2022 and annually thereafter. Due to the combined max gpm of the well system for HUP178/OP03-0025K and required documentation to request exemption from spacing rules, a hydrogeological report was required for the proposed amendment. LSGCD technical consultants have reviewed the submitted hydrogeological report and found it meets the requirements as detailed in District Rules and guidance documents. Based on technical review of the information supplied, it is the General Manager's recommendation to approve that which is requested.

Ms. Hein brought to the Boards attention item #7 - Quadvest, LP (Lake Windcrest WS). Quadvest is requesting an amendment to their Operating Permit to add a well to the permitted aggregate system. This is different from the amendment request from Lake Windcrest that was received during the July board meeting. This request is for a new well at a different water plant that also serves the Lake Windcrest subdivision. However, the request is similar to the July permit amendment in that it is in a proposed location that triggered the need for a hydrogeological report as a variance for the District's spacing rules. The District's technical consultants and staff have reviewed the application and report and confirm they match the requirements set forth.

#### **8. Ranchcrest Water System**

Applicant is requesting an amendment to an Operating Permit for registration of a new well and an increase in production authorization in the amount of 39,590,900 gallons for 2022 and annually thereafter. Due to the combined max gpm of the well system for OP-05112901, a hydrogeological report was required for the proposed amendment. LSGCD technical consultants have reviewed the submitted hydrogeological report and found it meets the requirements as detailed in District Rules and guidance documents. Based on technical review of the information supplied, it is the General Manager's recommendation to approve that which is requested.

Following Ms. Hein's report, Secretary Rogers motioned to approve items #1-8, as recommended by the General Manager. Director Bouche seconded. Motion passed.

President Spigener adjourned the public hearing on permit applications at 6:11 PM.

**PASSED, APPROVED, AND ADOPTED THIS 13th DAY OF September 2022.**

---

Larry Rogers, Board Secretary



# LONE STAR GROUNDWATER CONSERVATION DISTRICT

August 9, 2022

## MINUTES TO CALL FOR THE NOVEMBER 8, 2022, GENERAL AND SPECIAL ELECTION OF DIRECTORS

The Board of Directors of the Lone Star Groundwater Conservation District (“District”) met in regular session, open to the public, held in person in the Lone Star GCD – James B. “Jim” Wesley Board Room located at 655 Conroe Park North Drive, Conroe, Texas, and remotely via the publicly accessible webinar/telephone conference call within the boundaries of the District on August 9, 2022.

### CALL TO ORDER:

President Spigener presided and called to order the Call for the November 8, 2022, General and Special Election of Directors meeting at 6:13 PM, announcing that it was open to the public.

### ROLL CALL:

The roll was called of the members of the Board of Directors, to wit:

Jon Paul Bouché  
Jonathan Prykryl  
Larry A. Rogers  
Janice Thigpen  
Stuart Traylor  
Jim Spigener  
Kenneth R. Earnest

Seven members of the Board were present thus constituting a quorum of the Board of Directors. Also, in attendance at said meeting were Samantha Reiter, General Manager; Stacey V. Reese, District Counsel; Kristin Fancher, District Attorney (virtually), District staff; and members of the public. *Copies of the public sign-in sheets are attached hereto as Exhibit “A” to the Regular Board of Directors Meeting minutes.*

President Spigener stated this was a meeting to call for the November 8, 2022, General and Special Election of Directors.

Discuss, consider, and adopt Resolution Calling November 8, 2022, General and Special Election of Directors - Order of Election.

Upon a motion by Secretary Rogers, seconded by Director Prykryl and unanimously approved by those present, the Board authorized Resolution #22-005 ordering the general election of directors to be held on November 8, 2022, in accordance with the laws of the State of Texas. *Copy of Resolution #22-005 is attached hereto as Exhibit "B".*

Upon a motion by Director Prykryl, seconded by Vice President Traylor and unanimously approved by those present, the Board authorized Resolution #22-006 ordering the special election of directors to be held on November 8, 2022, in accordance with the laws of the State of Texas. *Copy of Resolution #22-006 is attached hereto as Exhibit "C".*

Discuss, consider and take action as necessary to authorize Election Services Agreement with Montgomery County to hold November 8, 2022, Joint Election and authorize General Manager to execute.

Upon a motion by Director Bouche, seconded by Vice President Traylor and unanimously carried, the Board approved authorizing the General Manager to execute the Election Services Agreement with Montgomery County to hold the November 8, 2022, Joint Election.

Discuss, consider, and take action as necessary to authorize Joint Election Agreement with Montgomery County and all participating entities and authorize General Manager to execute.

Upon a motion by Secretary Rogers, seconded by Director Prykryl and unanimously carried, the Board approved authorizing the General Manager to execute the Joint Election Agreement with Montgomery County and all participating entities.

There being no further business, President Spigener adjourned the meeting at 6:26 PM.

**PASSED, APPROVED, AND ADOPTED THIS 13<sup>th</sup> DAY OF SEPTEMBER 2022.**

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Larry Rogers, Board Secretary

# LONE STAR GROUNDWATER CONSERVATION DISTRICT

**August 9, 2022**

## **MINUTES OF REGULAR MEETING**

The Board of Directors of the Lone Star Groundwater Conservation District (“District”) met in regular session, open to the public, held in person in the Lone Star GCD – James B. “Jim” Wesley Board Room located at 655 Conroe Park North Drive, Conroe, Texas, and remotely via the publicly accessible webinar/telephone conference call within the boundaries of the District on August 9, 2022.

### **CALL TO ORDER:**

President Spigener presided and called to order the regular Board of Directors meeting at 6:26 PM, announcing that it was open to the public.

### **ROLL CALL:**

The roll was called of the members of the Board of Directors, to wit:

Jon Paul Bouché  
Jonathan Prykryl  
Larry A. Rogers  
Janice Thigpen  
Stuart Traylor  
Jim Spigener  
Kenneth Earnest

Seven members of the Board were present, thus constituting a quorum of the Board of Directors. In attendance at said meeting were Samantha Reiter, General Manager; Stacey V. Reese, District Counsel; and members of the public. *Copies of the public sign-in sheets and comment cards received are attached hereto as Exhibit "A".*

### **PUBLIC COMMENTS:**

No public comments were received.

### **EXECUTIVE SESSION:**

President Spigener announced Executive Session would be held at the end of the Board Meeting.

## **APPROVAL OF THE MINUTES:**

President Spigener stated the Board would consider the meeting minutes as listed for approval on today's agenda. Without further discussion, upon a motion by Vice-President Traylor to approve as amended and seconded by Director Earnest, the Board approved the meeting minutes as presented.

- a) July 12, 2022, Public Hearing on Permit Applications
- b) July 12, 2022, Regular Board of Directors Meeting

## **COMMITTEE REPORTS:**

### **A. Budget & Finance Committee –**

- 1) Brief the Board on the Committee's activities since the last regular Board meeting — Director Prykryl stated that the committee has not met. Ms. Reiter stated that the committee is working on setting up meetings and a doodle poll was sent out. Those on the committee are requested to review the dates and respond so that a meeting can be set up.
- 2) Review of unaudited financials for the month of July 2022 – Ms. Reiter reported that for the month of July 2022, income was \$224,117.48 and expenses were \$99,383.20 resulting in a net income of \$124,734.28. Year-to-date net income is \$957,531.51. Total cash on hand was \$4,183,700.81

### **B. Communications Committee –**

- 1) Brief the Board on the Committee's activities since the last regular Board meeting - The Communication Committee continues to work diligently and has nothing to report at this time.

### **C. DFC & Technical Committee – Stuart Traylor, Chair**

- 1) Brief the Board on the Committee's activities since the last regular Board meeting - The DFC Committee has nothing to report but will have a meeting before the next board meeting.

### **D. Legislative Committee –**

- 1) Brief the Board on the Committee's activities since the last regular Board meeting – President Spigener stated the committee had a good meeting today with the consultant and the new members of the committee. Nothing further to report.

### **E. Rules, Bylaws & Policies Committee – Larry A. Rogers, Chair**

- 1) Brief the Board on the Committee's activities since the last regular Board meeting – The committee has future meetings planned but nothing to report at this time.

**RECEIVE INFORMATION FROM DISTRICT'S TECHNICAL CONSULTANTS REGARDING SUBSIDENCE STUDIES AND/OR DISCUSSION REGARDING THE SAME:**

Subsidence Study Phase 3 -- Ms. Reiter stated there is no update as we are awaiting committee meetings to take place. The consultants are still reviewing options and trying to tighten up their preliminary draft scope.

**GROUNDWATER MANAGEMENT AREA 14 - UPDATE THE BOARD ON THE ISSUES RELATED TO JOINT PLANNING ACTIVITIES AND DEVELOPMENT OF DESIRED FUTURE CONDITIONS IN GMA 14:**

Ms. Reese shared that per Chapter 36, after the executive administrator determines that the Explanatory Report is administratively complete, GCDs are required to adopt the DFC that is applicable to their District. The hope was to handle this during today's board meeting but as you know at the July board meeting, there were 2 vacancies on the board which required the committee's to be reconstituted. The DFC and Technical Studies Committee now has a new director on the committee, and we want to ensure they have an opportunity to convene the DFC committee before this board votes on adopting and approving the DFC that was approved by GMA 14 earlier this year. The plan is to conduct a committee meeting soon so that during the September board meeting the board will be able to adopt the DFC applicable to the District at a special-called meeting. The notice for that special meeting has been posted with the county clerk and on the website and it includes the link to the Explanatory Report. The notice also includes instructions on how the public can make comments on the DFC. A DFC meeting will hopefully take place within the next week or two and they will be reviewing the approved DFC, the DFC process, what that means, how the District will be tracking and achieving it.

**GENERAL MANAGER'S REPORT:**

Ms. Reiter stated that her report is included in the packets. Ms. Reiter reminded the board and the public that the District has upcoming committee meetings and important election dates. She stated that the District is still accepting applications for place on the ballot. The deadline is August 22<sup>nd</sup> at 5 PM for the general election. Ms. Reiter shared that next month's meeting she is anticipating the proposed agenda to include a presentation from our education curriculum program, Tinker, on how the program fared this past school year. Ms. Reiter had a conversation with Joe Thrasher earlier in the day and the feedback was positive. Many students were reached, and the teachers really enjoyed the program. Through the program we reached over 1700 5<sup>th</sup> grade students and 33 schools. Tinker reaches out to all the school in Montgomery County and solicits interest from the schools including private schools and home schools. This year was a little different from last year because Tinker is tailored to be able to be utilized both online and in person. I am excited to get the report to present to the board. Finally, Ms. Reiter is anticipating having some discussion and possible action on budget items as well at the next meeting.

**GENERAL COUNSEL'S REPORT:**

Ms. Reese gave an update that we have officially resolved all enforcement matters. There were three and two were resolved. The third one was a matter of getting the paperwork in with the new owner and that has all been submitted and approved Ms. Reiter also made mention that this is the District's first year performing the permit review audits, these are the 5-year audits which took the place of annual renewals. Ms. Reiter stated that out of the 347 audits sent out over the last three months we have received 235 that have been finalized. Kirstin and her permitting department are working hard and making great strides. Samantha praised Kirstin and added that she has been an amazing asset to the District.

**NEW BUSINESS:**

No new business.

**EXECUTIVE SESSION:**

The Board recessed at 6:48 PM into a closed Executive Session pursuant to Texas Government Code, Sections 551.071, to consult with the District's attorney regarding pending or contemplated litigation, settlement offers, or on matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act, Chapter 551, Government Code regarding any agenda item on any of the board meetings or hearing posted for today.

**RECONVENE IN OPEN SESSION:**

Following Executive Session, the Board reconvened in Open Session and President Spigener declared it open to the public at 7:00 PM

**ADJOURN:**

There being no further business, Vice-President Traylor motioned to adjourn the meeting and Secretary Rogers seconded. The meeting was adjourned at 7:05 PM.

**PASSED, APPROVED, AND ADOPTED THIS 13th DAY OF SEPTEMBER 2022.**

---

Larry Rogers, Board Secretary

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WATER EDUCATION PROGRAM  
**ANNUAL REPORT**

22

*Lone Star Groundwater Conservation District  
Water Education Program  
Designed and implemented by Tinker LLC*



---

WATER EDUCATION PROGRAM

## MESSAGE FROM **TINKER LLC**

*Joseph Thrasher*

---



Dear Samantha,

We wanted to take a moment to express our gratitude for selecting Tinker to deliver your Water Education Program. We thoroughly enjoyed working with the teachers, students, and parents within your jurisdiction. We truly appreciate your support and would love to continue as your preferred vendor for years to come.

For your reference, enclosed is our school year 2021-2022 report regarding your program. We hope you are pleased with the outcomes.

Thanks again!

A handwritten signature in blue ink, appearing to read 'Joe Thrasher', with a long, sweeping underline.

Joseph Thrasher





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# WATER EDUCATION PROGRAM EXECUTIVE SUMMARY

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*School Year 2021-2022*

Tinker LLC is pleased to submit this annual report describing the implementation and outcomes of the Water Education Program. From September 2021 through June 2022, Tinker LLC supported the water conservation education efforts in Texas through a partnership with Lone Star Groundwater Conservation District ("District").



The program was developed to educate fifth-grade students and their parents about water through the end-to-end implementation of a locally based water conservation education program within schools. Program goals included the following:

- Provide teachers with locally based lesson content that supports Texas state education standards and enriches current curriculum
- Educate students about the importance of water in our community
- Encourage families to practice water-saving habits
- Provide families the opportunity to save water and money through a take-home Water Conservation Kit

District staff and Tinker LLC developed a curriculum that included seven locally based lessons, STEM activities, digital program resources, student contests, and teacher grants. Through the lessons and activities, students learned about water in the community and how to use it responsibly. They were provided the opportunity to make their homes more water efficient and developed water-use skills they can use for a lifetime.

Tinker LLC managed all aspects of the program design and implementation, including school recruitment, lesson development, day-to-day program management, and reporting.

## By the Numbers

**18**

*schools participated*

**32**

*teachers participated*

**1,717**

*students enrolled*

**4,203**

*gallons saved per kit*

Below are the program highlights:

- 1. School Participation.** During school year 2021-2022, 1,717 fifth-grade students and 32 teachers participated in the program. Each of these students received a Water Conservation Kit and access to digital learning resources.
- 2. Curriculum.** Tinker worked with district staff to design a curriculum that included lessons developed specifically for local students. Each lesson included locally based information and supported Texas education standards. Below is the list of lessons we developed:
  - Groundwater
  - Drought
  - Water Energy Nexus
  - Efficiency & Conservation
  - At Home
  - Course Review
- 3. Knowledge Retention.** Students completed a pre-program assessment before beginning the program to determine their baseline knowledge. On average, students correctly answered 5.3 of 10 questions. At the conclusion of the lessons, a post-assessment was administered to evaluate knowledge gain. On average, students correctly answered 7.87 of 10 questions, representing a 48 percent increase!
- 4. Water Conservation Kits.** Water Conservation Kits were made available to each student and teacher participating. 1,717 water conservation kits were distributed. Each kit contained high efficiency water use products that when installed help to curb household water and energy usage. Students work with their parents to install the products and report their actions. Based on the reported data projected savings can be found below.

	Water	Electricity	Natural Gas
Annual household savings:	4,203 gals	336.05 kWh	10.37 Therms
Annual program-wide savings:	7,217,119 gals	577,003 kWh	17,808 Therms
Lifetime household savings:	35,455 gals	2,856 kWh	87.91 Therms
Lifetime program-wide savings:	60,876,658 gals	4,904,694 kWh	150,937 Therms

*\*The algorithms and data used for these calculations can be found in Appendix A*

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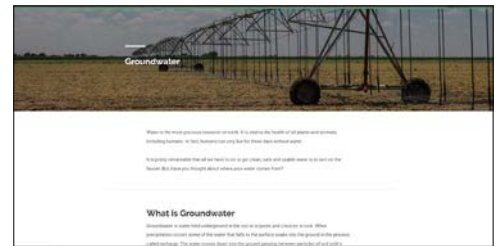
# WATER EDUCATION PROGRAM DESCRIPTION

---

School Year 2021-2022

The Water Education Program is a locally based curriculum designed to teach fifth-grade school students about water and how to use it wisely. Offered as a completely turnkey program, Tinker managed all aspects of the program implementation.

Working with district staff, Tinker designed and customized lessons appropriate for fifth-grade students attending schools within the District's jurisdiction. Next, Tinker contacted eligible teachers using a variety of communication tools to introduce the program and collect enrollment commitments. Participating teachers, students, and parents were then provided access to Tinker's online platform or web application.



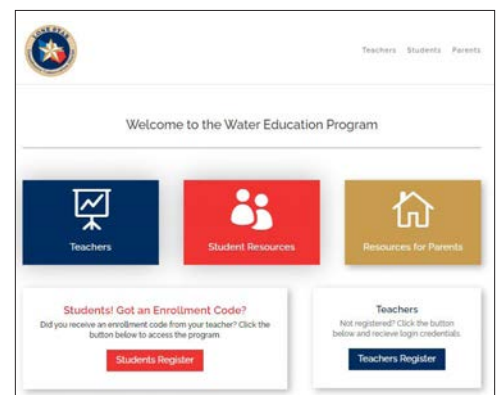
**Custom Lessons**

## Program Delivery

Delivered by classroom teachers, the curriculum fit seamlessly within the current classroom setting. The curriculum included seven lessons that were designed to support Texas state education standards, featured engaging digital content, and included hands-on activities. Moreover, each lesson included resources such as video streaming content, online assessments, and more.

Using resources from our online platform or web application, teachers delivered the curriculum to their students. Students and parents were also provided access to the online web application, which included online portals designed specifically for each participating segment.

The District was provided with its own customized version of the web application that displayed its logo at the top of each page and referenced it throughout the pages.

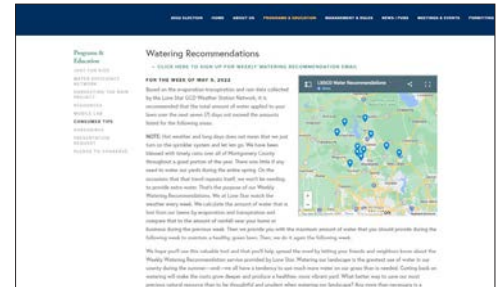


**Web Application**

The District's custom web application provided teachers with an on-demand repository of digital teaching resources and allowed for:

- **Robust Program Tracking.** All program actions were tracked and recorded in real time. The data was analyzed and used to inform the actions of program staff and published within an on-line dashboard. District staff was supplied credentials to access the dashboard and encouraged to follow program progress.
- **Additional Engagement Opportunities.** Other related programs were promoted within each relevant portal.

Upon completion of the lessons, students acquired new knowledge of water conservation, and each student was provided a Water Conservation Kit containing water-saving devices. During the final lesson, students completed exercises using the devices included in the kit, giving their families an opportunity to immediately and consistently conserve water.



**Additional Engagement Opportunities**

Throughout the program, students completed simple surveys and assessments. This data was collected, analyzed, and summarized to gauge the curriculum's impact on students. At the close of the unit, students and parents completed a pledge to continue to conserve water.

At the end of the school year, all data generated from the lessons and any predefined success metrics were collected to present in this Final Report.



# WATER EDUCATION PROGRAM TIMELINE

*Phase 1: Launch*

		Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	June
Phase 1: Launch	Contract Executed	█									
	Branding information provided	█									
	Incentive programs developed	█									
	Print & digital materials published		█								
	Quality control checks performed		█								
	Eligible school information identified	█									
Phase 2: Implementation	Teachers introduced to the program		█								
	Participation commitments collected		█	█	█	█	█	█			
	Access to digital materials granted		█	█	█	█	█	█	█		
	Materials and kits shipped		█	█	█	█	█	█	█		
	Communication with teachers		█	█	█	█	█	█	█	█	
	Collection & evaluation of program data		█	█	█	█	█	█	█	█	
Phase 3: Reporting	Program closed to participation									█	█
	Program data compiled and analyzed									█	█
	Final report developed and delivered										█

# WATER EDUCATION PROGRAM PROGRAM MATERIALS

## Phase 1: Launch

During the program, teachers, students, and parents were provided with a variety of resources expertly designed to educate them about water conservation and encourage water conservation behaviors via the web application. Each set of materials prominently displayed the District's logo and referenced it throughout the pages when appropriate.

## PARENT PROGRAM RESOURCES



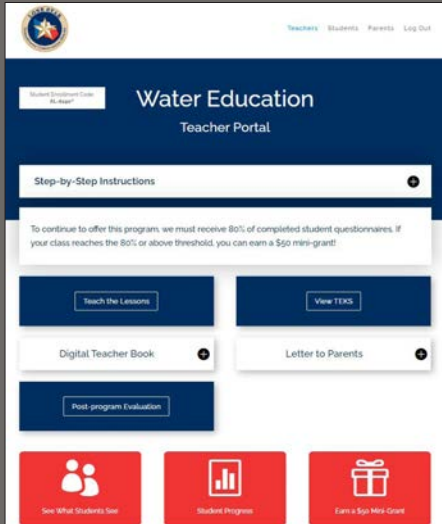
### DIGITAL MATERIALS

Parents of participating students were provided access to the parent portal through the web application. The available resources included the following.

- A parent letter describing the program, its goals, and the water conservation opportunities available
- Additional water conservation resources offered by the District
- Program evaluation
- Access to Kit installation instructions



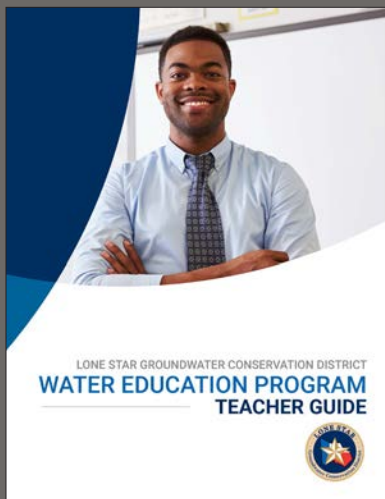
## TEACHER PROGRAM RESOURCES



### DIGITAL MATERIALS

Teachers were provided access to the teacher portal through the web application. The available resources included the following.

- Instructions to guide teachers through the administration of the program
- Supported Texas state education standards
- Letter to parents in English and Spanish
- Lesson materials including:
  - Lesson plans
  - Digital slides for classroom presentations
  - Online resources
  - Video content
  - Online homework exercises
  - Assessments
- Post-program Evaluation
- Student progress reporting



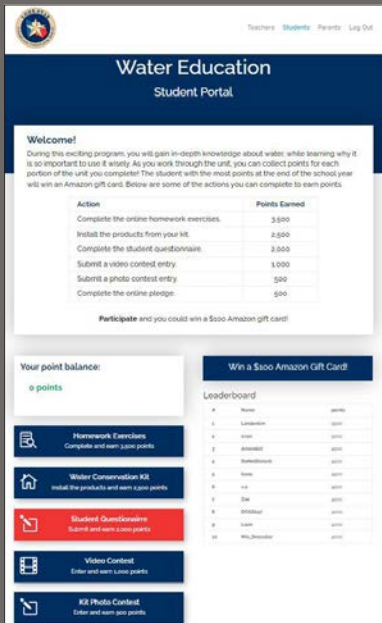
### SUPPORTING PHYSICAL MATERIALS

Participating teachers were provided a printed Teacher Guide to support the digital resources. The Teacher Guide included the following:

- Program goals
- Instructions to administer the program
- Unit plan
- Lesson plans
- Contest and mini-grant information
- Answer keys



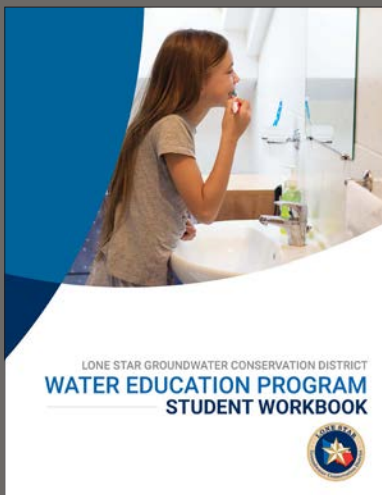
# STUDENT PROGRAM RESOURCES



## DIGITAL MATERIALS

Students were provided access to the student portal within the web application. Resources available included the following:

- Access to digital lessons and assessments
- Video contest information
- The student leaderboard
- Access to Kit installation instructions
- Additional water conservation information



## SUPPORTING PHYSICAL MATERIALS

Participating students were provided a student workbook to support the digital resources. The student workbook included the following:

- Classroom activity worksheets
- Classroom assessments

---

# WATER EDUCATION PROGRAM

## EDUCATION CONTENT

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### *Phase 2: Implementation*

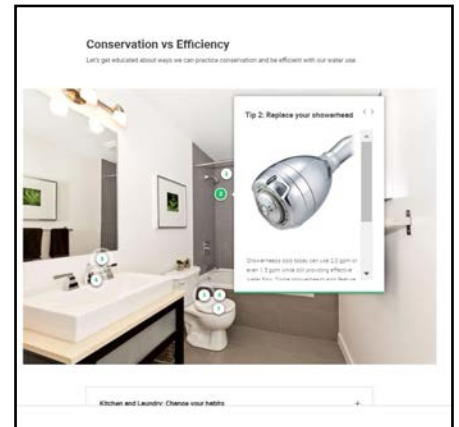
The Water Education Program curriculum was designed to build upon and supplement current classroom science, math, and language arts curriculum.

To support educational goals, Tinker worked with district staff to develop lessons specifically for students. Each lesson included locally based information and supported Texas education standards. Below is the list of lessons we developed:

- Groundwater
- Drought
- Water Energy Nexus
- Efficiency & Conservation
- At Home
- Course Review

To support each lesson, Tinker worked with district staff to include teaching resources, video resources, hands-on activities, and homework exercises in the lessons.

At the conclusion of each classroom lesson, teachers had the option of assigning online homework exercises that reviewed the content taught in the classroom. Tinker worked with district staff to develop each homework exercise. These exercises included locally based video content, interactive activities, labeled graphics, flash card grids, and more. The extensive information in each exercise was designed to be engaging and to maximize the knowledge retention of the student.



**Custom Lessons**



**Homework Exercises**

---

# WATER EDUCATION PROGRAM WATER CONSERVATION KITS

---

## *Phase 2: Implementation*

A take-home Water Conservation Kit was provided to 1,717 participants. Each contained products that can be used at home to conserve water. Students work with their parents to use the products and report on their actions.

Each kit contained the following items:

- Showerhead  
*1.5 GPM / Watersense*
- Kitchen Aerator  
*1.5 GPM / Watersense*
- Bathroom Faucet Aerator  
*1.0 GPM*
- Water Flow Rate Bag
- Toilet Leak Detector Tablets
- Outdoor Watering Gauge



**The Water Conservation Kit featured custom branding with the Lone Star GCD logo.**



---

# WATER EDUCATION PROGRAM STUDENT COMPETITIONS

---

## Phase 2: Implementation

A fun component of the Water Education Program was the student competitions: the Student Challenge and the Video Contest.

### Student Challenge

Each student that registered for the online activities were automatically entered into the Student Challenge. As students progressed through the online portion of the program, they earned points for each activity completed. In the web application, students followed their point progress and competed with classmates. Below is a sample of these activities:

Action	Points Earned
Complete the online homework exercises	3,500
Install the products from the Kit	2,500
Complete the online student survey	2,500
Submit a video contest entry	1,000
Complete the online water use pledge	500

### Video Contest

As part of the program, students were given the opportunity to participate in a video contest. Students created a short two- to three-minute video about water conservation for a chance to win. Videos were uploaded through the web application.

The screenshot shows the 'Video Contest' page of the Water Education Program. At the top, there is a navigation bar with links for 'Teachers', 'Students', 'Parents', and 'Log Out'. The main heading is 'Video Contest' with a sub-heading 'Enter and earn 1000 points!'. Below this, a box highlights the 'Top prize: 1000 points and a \$100 Amazon gift card' with a deadline of 'Enter by May 23rd'. The page contains several sections: 'Objective' (to create a video teaching peers about water conservation), 'Prize' (1000 points and a \$100 Amazon gift card), 'Required' (video length, clarity, examples of water conservation, and meeting official rules), and 'Rules' (parental consent, proper citation, verification of winners, one submission per person, and reading the contest form).

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# WATER EDUCATION PROGRAM TEACHER MINI-GRANTS

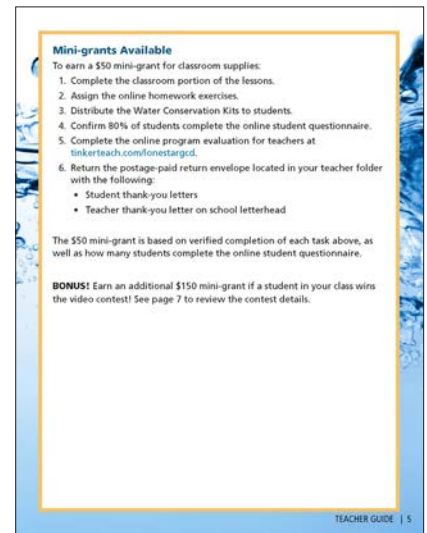
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## *Phase 2: Implementation*

Participating teachers had a chance to earn a \$50 mini-grant for classroom supplies!

Teachers earned the \$50 mini-grant if they completed the following:

- Distributed the Parent Letter
- Completed the classroom lessons and assign the related online homework exercise.
- 80% of students completed the online student survey.
- Completed the post-program evaluation in the teacher portal.
- Returned the postage-paid return envelope located in your teacher folder with the following:
  - Student thank-you letters
  - Teacher thank-you letter on school letterhead



---

## WATER EDUCATION PROGRAM **PARTICIPATION**

---

*Phase 2: Implementation*

During the 2021-2022 school year, elementary school teachers at schools within the District's jurisdiction were introduced to the program and asked to participate. Commitments were received from 18 elementary schools representing 32 teachers and 1,717 fifth-grade students. The participating schools can be found below.

School	Teachers	Students
Bens Branch Elementary	1	115
Bozman Intermediate	3	200
Brookwood Forest Elementary	1	65
Cox Intermediate school	3	200
Dogwood Elementary	2	65
Keenan Elementary	3	153
Kings Manor Elementary	1	24
Lone Star Elementary	1	68
Oakley Elementary	4	123
Peach Creek Elementary	1	80
Piney woods elementary	1	70
Porter Elementary	5	125
Robert Crippen Elementary	1	105
St. Anthony of Padua School	1	36
Suchma Elementary	1	160
The John Cooper School	1	81
The Rubicon Academy	1	22
Timber Lakes Elementary	1	25

---

## WATER EDUCATION PROGRAM PROJECTED WATER SAVINGS

---

### *Phase 3: Reporting*

Through the program 1,717 Water Conservation Kits were distributed to participants. The kits were packed with high efficiency products that when installed help to curb household water and energy usage while reducing green house gas emissions. Students work with their parents to install the products and report their actions. The outcomes are found below.

#### **Number of Kits: 1,717**

47% of students reported installing the showerhead

41% of students reported installing the kitchen aerator

53% of students reported installing the bathroom aerator

65% of students reported using the toilet leak detector tablets

56% of students reported using the rain gauge

Using the data collected, we calculated the projected resource savings. Projections are found below:

	Water	Electricity	Natural Gas
Annual household savings:	4,203 gals	336.05 kWh	10.37 Therms
Annual program-wide savings:	7,217,119 gals	577,003 kWh	17,808 Therms
Lifetime household savings:	35,455 gals	2,856 kWh	87.91 Therms
Lifetime program-wide savings:	60,876,658 gals	4,904,694 kWh	150,937 Therms

*\*The algorithms and data used for these calculations can be found in Appendix A*

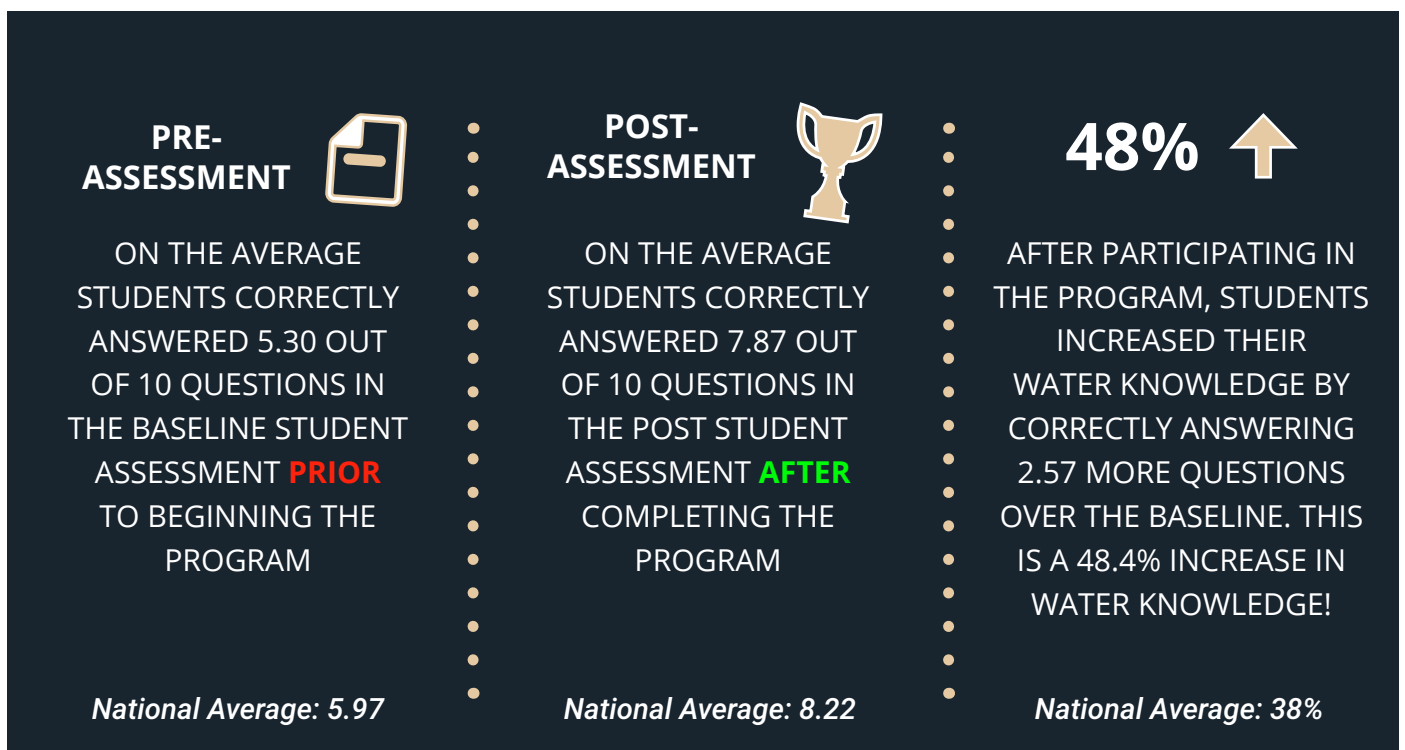
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# WATER EDUCATION PROGRAM PROGRAM ASSESSMENT

---

Phase 3: Reporting

To determine the effectiveness of the program, we collected pre- and post-program data to assess changes in students' knowledge, attitude, and behavior with respect to water conservation. The outcome is provided below.





---

## WATER EDUCATION PROGRAM **LESSON ASSESSMENTS**

---

*Phase 3: Reporting*

At the conclusion of each lesson, students were asked to complete a lesson assessment. The assessment was designed to measure knowledge growth within the topic as well as to reinforce the education. The results are used to determine the effectiveness of each lesson. The table below contains the average student score within each lesson assessment.

Lesson	Assessment	National Average
Groundwater	85%	88%
Drought	91%	87%
Water Energy Nexus	83%	86%
Efficiency & Conservation	93%	94%
Course Review	91%	93%

---

# WATER EDUCATION PROGRAM STUDENT EVALUATION

---

*Phase 3: Reporting*

At the conclusion of the unit students were asked to complete a post-program evaluation. Responses are found below:

**STUDENT PROGRAM EVALUATION**

1. Did you enjoy the Program?	★★★★★
2. Were the lesson and online content easy to use?	YES: 84%
3. Would you like to see this program continue?	YES: 92%
4. Did you and your family change the way you use water?	YES: 92%

---

# WATER EDUCATION PROGRAM TEACHER EVALUATION

---

*Phase 3: Reporting*

At the conclusion of the unit teachers were asked to complete a post-program evaluation. Responses are found below:

## TEACHER PROGRAM EVALUATION

- |  |           |
|--|-----------|
| 1. Overall how satisfied were you with the program:                  | ★★★★★     |
| 2. Did this program support education standards in your grade level? | YES: 100% |
| 3. Was the online content and lessons easy to use?                   | YES: 85%  |
| 4. Was the program staff knowledgeable and courteous?                | YES: 100% |
| 5. Did the program staff effectively answer all of your questions?   | YES: 100% |
| 6. How satisfied were your students with this program?               | YES: 84%  |
| 7. Would you conduct the program again if given the opportunity?     | YES: 100% |
| 8. Would you recommend this program to your colleagues?              | YES: 100% |

---

## WATER EDUCATION PROGRAM **CONTINUOUS IMPROVEMENT**

---

### *Phase 3: Reporting*

In addition to successful implementation of the Water Education Program, Tinker LLC evaluates program outcomes in an effort to continually improve the program. Areas to be enhanced are identified below:

**Content.** As identified in this report, students successfully completed the lessons which resulted in a net knowledge gain in our community. During school year 2022-2023, Tinker LLC plans to enhance the content through the redesign of some lessons and minor updates to others.

**Teacher Program Administration.** Due to the increased use of the google suite of digital tools in classrooms, Tinker LLC will integrate the seamless google login feature for teachers and students. This will allow teachers and students to use a single school login to access the google suite of digital tools and the Web App.

These enhancements will improve the program while continuing to meet the changing needs of educators and students. Ultimately these will result in increased knowledge leading to the adoption of sustainable habits as well as responsible water use amongst program participants.

---

# WATER EDUCATION PROGRAM

## APPENDIX A

---

Phase 3: Reporting

### BATHROOM AERATOR RETROFIT

Projected Savings

#### Reported Inputs

Average household size:	4.54 people
Percent of homes with electric water heat:	62%
Percent of homes with natural gas water heat:	38%
Retrofit bathroom aerator installation rate:	53%
Participants using kits:	1717 students

#### Assumed Inputs

Weighted average daily per capita reduction in water consumption:	0.6 gallons per day <sup>1</sup>
Percent of faucet water used in a household is hot water:	70% <sup>1</sup>
Temperature of incoming cold water:	55° <sup>1</sup>
Temperature of outgoing hot water:	120° <sup>1</sup>
Electric hot water heater efficiency:	90% Efficient <sup>1</sup>
Natural Gas hot water heater efficiency:	60% Efficient <sup>1</sup>
Product life:	5 years <sup>2</sup>

#### Outcomes

Projected annual water savings for all households:	904,786.54 Gallons <sup>1</sup>
Projected annual electric savings for all households:	69,320.83 kWh <sup>1</sup>
Projected annual natural gas savings for all households:	2,175.00 Therms <sup>1</sup>
Projected lifetime water savings for all households:	4,523,932.71 Gallons <sup>1</sup>
Projected lifetime electric savings for all households:	346,604.14 kWh <sup>1</sup>
Projected lifetime natural gas savings for all households:	10,875.02 Therms <sup>1</sup>

<sup>1</sup> WaterSense® High-Efficiency Lavatory Faucet Specification Supporting Statement. EPA, 2007, Appendix A: Calculations and Key Assumptions.

<sup>2</sup> Manufacturer

# SHOWERHEAD RETROFIT

## Projected Savings

### Reported Inputs

Average household size:	4.54 people
Full bathrooms per home:	1.91 bathrooms
Previous showerhead flow rate:	2.730 gallons
Retrofit showerhead flow rate:	1.441 gallons
Percent of homes with electric water heat:	62%
Percent of homes with natural gas water heat:	38%
Retrofit showerhead installation rate:	47%
Participants using kits:	1,717 students

### Assumed Inputs

Showers per day per person:	0.67 showers <sup>1</sup>
Average length of use:	8.2 minutes <sup>1</sup>
Percent of showerhead water that is heated:	73% hot water <sup>1</sup>
Temperature of incoming cold water:	55° <sup>1</sup>
Temperature of outgoing hot water:	120° <sup>1</sup>
Product life:	10 years <sup>2</sup>

### Outcomes

Projected annual water savings for all households:	4,958,211.81 Gallons <sup>1</sup>
Projected annual electric savings for all households:	403,935.60 kWh <sup>1</sup>
Projected annual natural gas savings for all households:	12,378.67 Therms <sup>1</sup>
Projected lifetime water savings for all households:	49,582,118.12 Gallons <sup>1</sup>
Projected lifetime electric savings for all households:	4,039,356.00 kWh <sup>1</sup>
Projected lifetime natural gas savings for all households:	123,786.72 Therms <sup>1</sup>

<sup>1</sup> *WaterSense® Specification for Showerheads Supporting Statement. EPA, 2010, Appendix A: Calculations and Key Assumptions.*

Step 1 [(Previous showerhead flow rate: 3.868 gallons - Retrofit showerhead flow rate: 1.50 gallons) x Average length of use: 8.2min x Showers per day per person: 0.67 x Average household size: 5.45] ÷ Full bathrooms per home: 1.71 = 41.46396 gallons saved per day

*\*Equation is divided by full bathrooms per home because we only provide one showerhead*

Step 2 41.46396 gallons saved per day x 365 days = 15,134.344290 gallons saved per year

Step 3 15,134.34429 gallons saved per year x retrofit showerhead installation rate: 53% x 427 participants = 3,425,053.46 gallons saved per year program-wide

Step 4 3,425,053.46 gallons saved per year program-wide x Conversion Factor (acre-feet per gallon): 0.00000306888324597 = 10.51 Acre Feet

<sup>2</sup> *Manufacturer*

## KITCHEN AERATOR RETROFIT

### Projected Savings

#### Reported Inputs

Average household size:	4.54 people
Percent of homes with electric water heat:	62%
Percent of homes with natural gas water heat:	38%
Retrofit kitchen aerator installation rate:	41%
Participants using kits:	1717 students

#### Assumed Inputs

Average length of use:	3.0 minutes per day <sup>1</sup>
Additional length of use for each family member:	0.5 minutes per day <sup>1</sup>
Previous kitchen faucet aerator flow rate:	2.5 G.P.M. <sup>2</sup>
Retrofit kitchen faucet aerator flow rate:	1.5 G.P.M. <sup>3</sup>
Percent of faucet water used in a household is hot water:	70% <sup>4</sup>
Temperature of incoming cold water:	55° <sup>4</sup>
Temperature of outgoing hot water:	120° <sup>4</sup>
Electric hot water heater efficiency:	90% Efficient <sup>4</sup>
Natural Gas hot water heater efficiency:	60% Efficient <sup>4</sup>
Product life:	5 years <sup>2</sup>

#### Outcomes

Projected annual water savings for all households:	1,354,121.49 Gallons <sup>4</sup>
Projected annual electric savings for all households:	103,746.93 kWh <sup>4</sup>
Projected annual natural gas savings for all households:	3,255.15 Therms <sup>4</sup>
Projected lifetime water savings for all households:	6,770,607.47 Gallons <sup>4</sup>
Projected lifetime electric savings for all households:	518,734.63 kWh <sup>4</sup>
Projected lifetime natural gas savings for all households:	16,275.77 Therms <sup>4</sup>

<sup>1</sup> Quantec, LLC. (2008). *Impact of Flipping the Switch: Evaluating the Effectiveness of Low Income Residential Energy Education Programs*. Portland: Drakos, Jamie et al.

<sup>2</sup> Vickers, Amy (2002). *Water Use and Conservation*. Amherst, MA: WaterPlow Press.

<sup>3</sup> Manufacturer

<sup>4</sup> WaterSense® High-Efficiency Lavatory Faucet Specification Supporting Statement. EPA, 2007, Appendix A: Calculations and Key Assumptions.

**Lone Star Groundwater Conservation District**

**Balance Sheet**

As of August 31, 2022

Accrual Basis

	Aug 31, 22
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
First Bank (Money Market)	3,984,314.50
First Bank (Operating)	50,781.73
TexPool	47,000.79
<b>Total Checking/Savings</b>	4,082,097.02
<b>Accounts Receivable</b>	
Accounts Receivable	7,924.31
<b>Total Accounts Receivable</b>	7,924.31
<b>Other Current Assets</b>	
Allow for Bad Debts	-30,819.89
<b>Other Receivable</b>	
Allowance for Doubifal Accounts	20,602.80
<b>Total Other Receivable</b>	20,602.80
<b>Prepaid Insurance</b>	
TWCA premium	9,307.81
Prepaid Dishonesty & Public Bond	162.81
<b>Total Prepaid Insurance</b>	9,470.62
<b>Total Other Current Assets</b>	-746.47
<b>Total Current Assets</b>	4,089,274.86
<b>Fixed Assets</b>	
<b>Bldg &amp; Land</b>	
Conroe Park - Land	260,187.00
Conroe Park - Building & Design	1,593,552.27
Accumulated Depr - Bldg	-423,236.04
<b>Total Bldg &amp; Land</b>	1,430,503.23
<b>Furniture &amp; Equipment</b>	
Furniture/Fixture/Equipment	350,516.94
Accumulated Depreciation	-264,509.70
<b>Total Furniture &amp; Equipment</b>	86,007.24
<b>Total Fixed Assets</b>	1,516,510.47
<b>TOTAL ASSETS</b>	5,605,785.33
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
Accounts Payable	1,845.78
<b>Total Accounts Payable</b>	1,845.78
<b>Other Current Liabilities</b>	
Deposits Payable	54.00
<b>Accrued Expenses</b>	
Accrued Expenses	67,171.53
Accrued Expenses - Other	-67,171.53
<b>Total Accrued Expenses</b>	0.00
Accrued Vacation Time	19,426.32
Deferred Revenue	237,235.62



**Lone Star Groundwater Conservation District**

**Balance Sheet**

As of August 31, 2022

Accrual Basis

---

	<u>Aug 31, 22</u>
<b>Direct Deposit Liabilities</b>	
<b>BCBS-EE portion</b>	<u>-560.00</u>
<b>Total Direct Deposit Liabilities</b>	-560.00
<b>Payroll Liabilities</b>	<u>2,190.05</u>
<b>Total Other Current Liabilities</b>	<u>258,345.99</u>
<b>Total Current Liabilities</b>	<u>260,191.77</u>
<b>Total Liabilities</b>	260,191.77
<b>Equity</b>	
<b>Invested in Capital Assets, net</b>	1,518,850.65
<b>Retained Earnings</b>	2,758,157.69
<b>Net Income</b>	<u>1,068,585.22</u>
<b>Total Equity</b>	<u>5,345,593.56</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<u><u>5,605,785.33</u></u>

**Lone Star Groundwater Conservation District**  
**Statement of Revenues and Expenditures - Budget vs. Actual**  
**August 2022**

	Aug 22	Budget	Jan - Aug 22	YTD Budget	Annual Budget
<b>Ordinary Income/Expense</b>					
<b>Income</b>					
<b>Administrative Fee</b>					
<b>Application Fee</b>					
Application Fee-Other	0.00	412.50	0.00	3,300.00	4,950.00
AWS Production Permit	0.00	250.00	0.00	2,000.00	3,000.00
AWS Groundwater Test Well	0.00	125.00	0.00	1,000.00	1,500.00
Emergency Permit	0.00		275.00		
Existing Well Application	400.00	125.00	1,925.00	1,000.00	1,500.00
Operating Permit	1,850.00	1,833.33	2,599.64	14,666.64	22,000.00
<b>Total Application Fee</b>	2,250.00	2,745.83	4,799.64	21,966.64	32,950.00
<b>Change of Ownership/Type</b>	450.00	333.33	4,450.00	2,666.64	4,000.00
<b>Publication Fees</b>	525.00	416.66	4,222.49	3,333.28	5,000.00
<b>Record Request</b>	0.00	125.00	0.00	1,000.00	1,500.00
<b>Returned Check Fee</b>	0.00	4.16	162.00	33.28	50.00
<b>Well/Meter Re-inspection Fees</b>	0.00	166.66	-250.00	1,333.28	2,000.00
<b>Total Administrative Fee</b>	3,225.00	3,791.64	13,384.13	30,333.12	45,500.00
<b>Interest Income</b>	428.87	416.66	2,886.29	3,333.28	5,000.00
<b>Lone Star GCD Fees</b>					
<b>Agricultural Permits</b>					
Agricultural OP 2022	73.57	114.41	667.65	915.28	1,373.00
Agricultural HUP 2022	65.46	93.91	548.23	751.28	1,127.00
<b>Total Agricultural Permits</b>	139.03	208.32	1,215.88	1,666.56	2,500.00
<b>Export Fees</b>	0.00	50.00	0.00	400.00	600.00
<b>Historic Use Fee</b>					
Historic Use Fee 2022	96,403.26	125,000.00	869,794.09	1,000,000.00	1,500,000.00
<b>Total Historic Use Fee</b>	96,403.26	125,000.00	869,794.09	1,000,000.00	1,500,000.00
<b>Operating Permit Fees</b>					
Operating Permit 2022	139,590.02	116,666.66	1,029,170.71	933,333.28	1,400,000.00
Operating Permit 2021	0.00		16,395.94		
Operating Permit 2020	0.00		15.17		
Operating Permit 2019	0.00		18.74		
Operating Permit 2018	0.00		18.74		
<b>Total Operating Permit Fees</b>	139,590.02	116,666.66	1,045,619.30	933,333.28	1,400,000.00

**Lone Star Groundwater Conservation District**  
**Statement of Revenues and Expenditures - Budget vs. Actual**  
**August 2022**

09/07/22

Accrual Basis

	Aug 22	Budget	Jan - Aug 22	YTD Budget	Annual Budget
<b>AWS Production fees</b>					
<b>AWS Production Fees - 2022</b>	14,473.20	16,666.66	130,258.80	133,333.28	200,000.00
<b>Total AWS Production fees</b>	14,473.20	16,666.66	130,258.80	133,333.28	200,000.00
<b>Overpumpage of a Permit</b>	0.00	4,166.66	147,893.25	33,333.28	50,000.00
<b>Penalty/ Interest</b>	-900.00	833.33	9,991.21	6,666.64	10,000.00
<b>Total Lone Star GCD Fees</b>	249,705.51	263,591.63	2,204,772.53	2,108,733.04	3,163,100.00
<b>Total Income</b>	253,359.38	267,799.93	2,221,042.95	2,142,399.44	3,213,600.00
<b>Gross Profit</b>	253,359.38	267,799.93	2,221,042.95	2,142,399.44	3,213,600.00
<b>Expense</b>					
<b>Election Expense</b>	0.00	8,333.33	359.00	66,666.64	100,000.00
<b>Litigation</b>					
<b>Legal-DFC Appeal</b>	0.00	4,166.66	0.00	33,333.28	50,000.00
<b>Total Litigation</b>	0.00	4,166.66	0.00	33,333.28	50,000.00
<b>Educate/Public Aware Coordinate</b>					
<b>Community Aware/Public Relation</b>					
<b>Scholarship/Sponsorship</b>	2,500.00	416.66	2,500.00	3,333.28	5,000.00
<b>Mach 1 Strategic Communications</b>	8,100.00	7,500.00	64,800.00	60,000.00	90,000.00
<b>PAM Units</b>	0.00	1,250.00	4,942.00	10,000.00	15,000.00
<b>Educational Curriculum Schools</b>	0.00	4,166.66	44,148.54	33,333.28	50,000.00
<b>Rainwater Collection Expansion</b>	0.00	62.50	106.50	500.00	750.00
<b>Website Modification</b>	0.00	416.66	0.00	3,333.28	5,000.00
<b>ET Weather Station Network</b>	0.00	416.66	280.91	3,333.28	5,000.00
<b>Communication/Public Awareness</b>	0.00	833.33	375.00	6,666.64	10,000.00
<b>Conservation Products</b>	0.00	416.66	1,190.79	3,333.28	5,000.00
<b>Total Community Aware/Public Relation</b>	10,600.00	15,479.13	118,343.74	123,833.04	185,750.00
<b>Total Educate/Public Aware Coordinate</b>	10,600.00	15,479.13	118,343.74	123,833.04	185,750.00
<b>Attorney Fees</b>					
<b>Legislative Consulting</b>	9,000.00		45,000.00		
<b>PIA Legal Work</b>	0.00	416.66	0.00	3,333.28	5,000.00
<b>General Counsel Work</b>	28,736.59	30,000.00	170,006.14	240,000.00	360,000.00
<b>Legal Work - Additional</b>	0.00	2,500.00	13,375.00	20,000.00	30,000.00
<b>Total Attorney Fees</b>	37,736.59	32,916.66	228,381.14	263,333.28	395,000.00

**Lone Star Groundwater Conservation District**  
**Statement of Revenues and Expenditures - Budget vs. Actual**  
**August 2022**

	Aug 22	Budget	Jan - Aug 22	YTD Budget	Annual Budget
<b>Board Expense</b>					
Meeting/Conference	0.00	416.66	0.00	3,333.28	5,000.00
Per Diem	2,500.00	5,250.00	35,000.00	42,000.00	63,000.00
Payroll Tax Liability - Board	191.25	458.33	2,715.76	3,666.64	5,500.00
Board Meeting Expense	378.97	500.00	3,755.39	4,000.00	6,000.00
<b>Total Board Expense</b>	3,070.22	6,624.99	41,471.15	52,999.92	79,500.00
<b>Advertising/Public Notices</b>	623.40	833.33	3,964.30	6,666.64	10,000.00
<b>Audit Fees</b>	0.00	812.50	9,500.00	6,500.00	9,750.00
<b>Building Expense</b>					
Building Maintenance	1,049.16	2,500.00	6,373.22	20,000.00	30,000.00
Utilities & Housekeeping	3,742.68	3,916.66	34,621.11	31,333.28	47,000.00
<b>Total Building Expense</b>	4,791.84	6,416.66	40,994.33	51,333.28	77,000.00
<b>Computer Support</b>					
Hosting/Internet/Backup	600.00	2,083.33	14,800.00	16,666.64	25,000.00
Repair & Support	1,845.00	1,666.66	16,367.61	13,333.28	20,000.00
Software	184.00	416.66	1,328.00	3,333.28	5,000.00
<b>Total Computer Support</b>	2,629.00	4,166.65	32,495.61	33,333.20	50,000.00
<b>Engineering</b>					
District Engineer	0.00	833.33	17,912.07	6,666.64	10,000.00
Engineering Consult Svcs	0.00	16,666.66	45,960.84	133,333.28	200,000.00
GMA 14 Planning	0.00	12,500.00	21,765.00	100,000.00	150,000.00
Well Permit Database Management	0.00	2,083.33	0.00	16,666.64	25,000.00
<b>Total Engineering</b>	0.00	32,083.32	85,637.91	256,666.56	385,000.00
<b>Field/Technical Expense</b>					
Field Supplies	0.00	291.66	0.00	2,333.28	3,500.00
Vehicle Fuel Expense	512.13	416.66	4,135.26	3,333.28	5,000.00
Vehicle/MobileLab Repair & Maint	15.27	208.33	1,374.78	1,666.64	2,500.00
Vehicle -Capital expense	0.00	416.66	0.00	3,333.28	5,000.00
<b>Total Field/Technical Expense</b>	527.40	1,333.31	5,510.04	10,666.48	16,000.00
<b>Insurance</b>					
Bonds	363.25	66.66	666.04	533.28	800.00
Building & Property Insurance	444.00	416.66	3,183.48	3,333.28	5,000.00
Errors and Omissions	173.00	216.75	1,537.00	1,734.00	2,601.00
Liability	87.50	98.16	700.00	785.28	1,178.00
Vehicle Insurance	219.50	259.58	1,837.48	2,076.64	3,115.00
<b>Total Insurance</b>	1,287.25	1,057.81	7,924.00	8,462.48	12,694.00

## Lone Star Groundwater Conservation District Statement of Revenues and Expenditures - Budget vs. Actual August 2022

	Aug 22	Budget	Jan - Aug 22	YTD Budget	Annual Budget
<b>Manager</b>					
Travel/Edu/Training	125.00	666.66	2,359.18	5,333.28	8,000.00
Vehicle Allowance	600.00	600.00	4,800.00	4,800.00	7,200.00
<b>Total Manager</b>	725.00	1,266.66	7,159.18	10,133.28	15,200.00
<b>Memberships Dues /Subscriptions</b>	0.00	833.33	1,540.00	6,666.64	10,000.00
<b>Miscellaneous</b>					
Miscellaneous Expense	113.33	250.00	940.33	2,000.00	3,000.00
<b>Total Miscellaneous</b>	113.33	250.00	940.33	2,000.00	3,000.00
<b>Office Expenses</b>					
Office Equipment	0.00	500.00	3,176.48	4,000.00	6,000.00
Office Supplies	13.38	416.66	2,702.16	3,333.28	5,000.00
<b>Total Office Expenses</b>	13.38	916.66	5,878.64	7,333.28	11,000.00
<b>Payroll Expenses</b>					
Salaries	43,461.95	47,916.66	358,426.94	383,333.28	575,000.00
Payroll Tax Liability	3,252.61	2,916.66	26,779.05	23,333.28	35,000.00
Retirement	2,607.70	2,416.66	21,505.55	19,333.28	29,000.00
Medical/Life	4,807.25	4,333.33	39,500.43	34,666.64	52,000.00
SUI	0.00	208.33	2,016.00	1,666.64	2,500.00
Workman's Comp	108.08	157.00	1,267.18	1,256.00	1,884.00
Payroll Service Fees	26.00	83.33	230.00	666.64	1,000.00
<b>Total Payroll Expenses</b>	54,263.59	58,031.97	449,725.15	464,255.76	696,384.00
<b>Postage Expense</b>					
Postage Meter & Supplies	0.00	166.66	636.67	1,333.28	2,000.00
Postage/Shipping/Delivery Ser	0.00	458.33	4,628.70	3,666.64	5,500.00
<b>Total Postage Expense</b>	0.00	624.99	5,265.37	4,999.92	7,500.00
<b>Printing</b>	357.13	750.00	5,052.71	6,000.00	9,000.00
<b>Programs</b>					
Subsidence Study - Phase III	0.00		9,884.50		
Additional Scientific Programs	0.00	2,083.33	0.00	16,666.64	25,000.00
Subsidence Study - Phase II	0.00	12,500.00	39,699.35	100,000.00	150,000.00
Hydrogeological Modeling/Protec	0.00	83.33	312.10	666.64	1,000.00
USGS Joint Funding Agreement					
USGS - Groundwater Level Data	0.00	1,279.16	7,675.00	10,233.28	15,350.00
USGS - Water Level chg/subside	0.00	11,350.00	28,428.02	90,800.00	136,200.00
<b>Total USGS Joint Funding Agreement</b>	0.00	12,629.16	36,103.02	101,033.28	151,550.00
<b>Total Programs</b>	0.00	27,295.82	85,998.97	218,366.56	327,550.00

**Lone Star Groundwater Conservation District**  
**Statement of Revenues and Expenditures - Budget vs. Actual**  
**August 2022**

	Aug 22	Budget	Jan - Aug 22	YTD Budget	Annual Budget
Rebate Water Use Fees	0.00	1,250.00	13,438.54	10,000.00	15,000.00
Travel/Training Staff	276.75	250.00	2,877.62	2,000.00	3,000.00
Depreciation	0.00	4,166.66	0.00	33,333.28	50,000.00
<b>Total Expense</b>	<b>117,014.88</b>	<b>209,860.44</b>	<b>1,152,457.73</b>	<b>1,678,883.52</b>	<b>2,518,328.00</b>
<b>Net Ordinary Income</b>	<b>136,344.50</b>	<b>57,939.49</b>	<b>1,068,585.22</b>	<b>463,515.92</b>	<b>695,272.00</b>
<b>Net Income</b>	<b>136,344.50</b>	<b>57,939.49</b>	<b>1,068,585.22</b>	<b>463,515.92</b>	<b>695,272.00</b>

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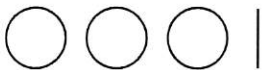
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SUBURBS

# Conroe City Council ousts city administrator and director of finance

Catherine Dominguez, Staff writer

Updated: Aug. 12, 2022 8:32 a.m.





12 of 12



Conroe City Councilman Harry Hardman addresses his concerns with City Administrator Paul Virgadamo during a Conroe City Council meeting at Conroe Tower, Thursday, Aug. 11, 2022, in Conroe.

Jason Fochtman, Houston Chronicle / Staff photographer

The Conroe City Council on Thursday fired two top city leaders, citing a lack of communication for one of the terminations and financial decisions, including the approval of invoices from a construction firm for thousands of dollars in expenses for meals, sunglasses and T-shirts, for the other.

The firings of City Administrator Paul Virgadamo and Director of Finance Steve Williams, each by a 3-2 vote, are effective immediately.

The council named Assistant Director of Finance Collin Boothe as interim director of finance, but did not appoint an interim city administrator.

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Dozens of people packed City Hall, with the foyer of the building standing room only as people watched the meeting through the windows around the chambers.

Council members Howard Wood, Harry Hardman and Marsha Porter voted to fire the two with Curt Maddux and Todd Yancey opposing.

The firings came a day after public comment on personnel items about Thursday's agenda, which Virgadamo requested. Usually personnel matters are discussed in closed, executive session. Williams did not attend Wednesday's discussion or Thursday's meeting and could not be reached for comment.

A handful of Virgadamo supporters, including his wife Stephanie and former Precinct 1 Commissioner Mike Meador, urged the council not to move forward with his firing.

"You heard many people speak here saying we don't know the reasons why, I haven't heard the reasons why myself," Virgadamo said of the council's decision for termination.

Wood, Hardman and Porter cited a lack of communication as a deciding factor in their decisions, saying it had interfered with their decision-making responsibilities.

Virgadamo said he was not contacted by Wood or Porter regarding any job performance concerns. In May, Virgadamo received a positive annual review from the council and was given a raise.

“I’m very disappointed neither of you came to me with concerns,” he said.

## Pattern of problems

Wood and Porter said the council wasn’t informed of a recent Equal Employment Opportunity Commission complaint from an employee regarding a council member and the council was never notified that an outside law firm was hired a year ago to review the city’s charter.

Wood also said “unreasonable invoices” paired with the recent invoices submitted by construction firm DPR Construction for the new Hyatt Regency Hotel and Convention Center were a concern and that Williams should have better scrutinized them..

During a July 15 meeting, council members were stunned after reviewing \$7,000 in invoices from DPR Construction employees. Among the invoices were: more than \$2,000 to Twin Peaks; \$530.50 to Taco Veloz; \$538.04 to Corkscrew BBQ; \$347.34 to

Chuy's; \$302.79 to Chick-Fil-A; \$852.25 to Sam's Club; \$595.30 for Oakley Sunglasses; and \$4,069.60 to Sportex Apparel for T-shirts.

The city is currently auditing those invoices.

Additionally, Wood said, updates to the city's personnel policy, which were requested in January, have not been completed. He also said Virgadamo had not told the council the San Jacinto River Authority is planning to reduce the amount of water the city receives as part of the Ground Water Reduction Plan. The plan delivers surface water from the treatment plant at the Lake Conroe dam to seven sites, including Conroe, via a 57-mile pipeline system.

"These are issues that could be a potential suit against the city or action from the EEOC," Wood said. "If we had known some of this stuff, we could have looked at it. We could have been educated on these matters."

Virgadamo said it has never been the procedure to inform the council of an EEOC complaint. As for the water issue, he said he did know about the planned reduction but had not told the council because he has not received an official letter from the river authority officials.

Virgadamo maintained he has communicated with the council via emails.

Hardman said his concerns are coming from some city employees, who are claiming Virgadamo had created an "atmosphere of fear and intimidation."

"They are reticent to give us information because of fear of reprisals from you," Hardman said. "One of the things you told me when I got on council was to not go to department heads, come to you."

Virgadamo fired back "that is not true, sir."

## Agenda concerns

Virgadamo also questioned whether city leaders violated state law after two items \_ regarding his and Williams' employment \_ were added to Thursday's agenda after it was originally posted last Friday.

City Secretary Soco Gorjon said she was contacted by City Attorney Gary Scott Saturday to add the executive session items to the council's Wednesday workshop agenda and add four related action items to the council's regular agenda Thursday.

Under state law, an agenda must be posted in a place readily accessible to the public for at least 72 hours before the scheduled time of the meeting.

Gorjon said she did not add "revised" to the updated agenda but did change the date of when it was posted from Aug. 5 to Aug. 6. She also said she notified Mayor Jody Czajkoski.

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"revised" is not required. Scott also said that according to the council's rule for agenda, two council members can add an item to an agenda.

Virgadamo started his career with the city in 1997 as the director of Conroe Parks & Recreation. In 2005, Virgadamo was named assistant city administrator and on April 21, 2010, the city council unanimously appointed Virgadamo to replace retiring City Administrator Jerry McGuire.

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Written By

**Catherine Dominguez**

Catherine Dominguez is a reporter at the Conroe Courier.

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**VIEW COMMENTS**

TEXANS

## Deshaun Watson's NFL timeline: From Texans phenom to suspended

A look at the notable events during Deshaun Watson's time in the NFL, from when the Texans drafted him to his suspension for violating the league's player conduct policy

BY GREG BAJAN

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# Despite drought, Woodlands ponds remain healthy compared to 2011

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September 2, 2022



Water streams over the Bear Branch Spillway following recent rainfall, Thursday, Sept. 1, 2022, in The Woodlands. While recent drought has left most of the ponds and lakes around The Woodlands low, officials with The Woodlands Township and the San Jacinto River Authority say it hasn't diminished the level of aquatic life. SJRA officials report the area has received 10 inches more rain so far this year than in the same time during 2011's drought. Jason Fochtman/Staff photographer

Dying trees and low water levels continue to plague Montgomery County, despite recent rains, but The Woodlands Township board says the current drought there is not as severe as the record-breaking conditions from years ago.

"This is not as bad as we were in 2011," said Chris Nunes, chief operating officer for the township. "While there have been ponds with turtle and fish deaths, the township is not seeing large scale impacts on fish and turtles due to lack of water depth."

Nunes said while the effects of the drought are visible, the community's 68 lakes and ponds are healthy. Nunes recently updated the board about the township's drought management plan.

“We look at drought management more from a holistic point, looking at the impacts on all the operations of the township,” Nunes said. “We have always had a drought management plan.”

According to drought.gov, The Woodlands area is in a "severe drought." Drought.gov uses a five-category system for drought conditions: abnormally dry, moderate drought, severe drought, extreme drought and exceptional drought.

Despite the current conditions, Nunes said the situation hasn't reached the record level of the 2011 drought.

Data from the San Jacinto River Authority shows in 2011 through July that year, the total rainfall was 9.73 inches. In 2022, during the same period through July, the area received 19.25 inches. The average year-to-date rainfall is 24.78 inches of rain.

Nunes also said drought management is not about aesthetics, but about pond health. The township's drought plan notes ponds and lakes be at least 50 percent capacity before water needs to be added to raise those ponds one-acre foot.

The township has several ponds and lakes that get runoff from nine wells. Nunes said the township receives up to 9.9 million gallons of runoff from those wells, per its permit with the Lone Star Groundwater Conservation District.

Other ponds have metered runoff, which the township pays per gallon, and several additional ponds and lakes get water by traditional runoff from rain events.

“What would trigger using the water?” board member Ann Snyder asked, referring to the 9.9 million gallons.

Nunes said it would depend on the oxygen in the water. He said the township is testing the water regularly.

“It's a temporary issue that will resolve itself over time,” Chairman Gordy Bunch said of the low water levels.

As far as trees and grass, Nunes said the township is not watering its grassy reserve areas around the community but is watering the areas the township has reforested. Since the 2011 drought, the township has planted more than 330,000 trees. The township has removed about 530 trees due to disease or drought this year.

The trees most affected, Nunes said, are smaller, juvenile pines. Oak trees, he added, may look like they are dying but said they are likely in a forced dormancy from the lack of rain. He cautioned residents from removing those trees until contacting an arborist.



Another way the township conserves water is by switching from natural to artificial turf at several of its sports fields. The township has about 810,000 square feet of artificial turf, saving about 24 million gallons of water a year.

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# Lone Star Groundwater Conservation District calls general, special elections for Nov. 8



By [Jishnu Nair](#) | 3:08 PM Aug 10, 2022 CDT  
Updated 3:08 PM Aug 10, 2022 CDT



The Lone Star Groundwater Conservation District will call a general and special election for Nov. 8 to fill five positions on the entity's board of directors. (Community Impact Newspaper staff)

At an Aug. 9 board of directors meeting, the [Lone Star Groundwater Conservation District](#) directors unanimously approved a general and special election to take place Nov. 8. Directors also approved an agreement with [Montgomery County Elections](#) to run the directors' election.

The district manages groundwater and permitting for Montgomery County residents.

The general election will be held for director seats representing residents of Montgomery County commissioner precincts 2, 3 and 4 as well as the seat representing residents of The Woodlands Township.

The special election will fill the seat representing residents of t' [Harry Hardman](#). Hardman [was elected](#) to the Conroe City Cou

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Filing for positions for the general election opened July 23 and special election candidate opened Aug. 9 and will close Aug. 2

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Office must execute a \$10,000 bond upon taking office.

The current board of directors can be found on the LSGCD's [website](#).

Early voting and Election Day polling locations were approved along with the election resolution at the Aug. 9 meeting and can be found on the LSGCD election [website](#).

By [Jishnu Nair](#) 

Reporter, North Houston Metro

Jishnu joined *Community Impact Newspaper* as a metro reporter in July 2021. Previously, he worked as a digital producer for a television station in Harrisburg, Pennsylvania, and studied at Syracuse University's Newhouse School. Originally from New Jersey, Jishnu covers the North Houston metro area, including *Community Impact Newspaper's* Montgomery County markets. In his spare time, Jishnu is a soccer fan and enjoys learning about wildlife and the environment. Follow him on Twitter [@jishnews](#) for news updates

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**PUBLIC NOTICE**  
Lone Star Groundwater  
Conservation District  
Public Hearings on Permit  
Applications, Special Hearing,  
and Regular Board Meeting.  
6:00 P.M., September 13, 2022  
655 Conroe Park North Drive,  
Conroe, TX 77303  
Published Date: September 7,  
2022



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