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MINUTES OF THE MEETING OF
THE BOARD OF DIRECTORS OF
WELLS BRANCH MUNICIPAL UTILITY DISTRICT

June 7, 2005

A regular meeting of the Board of Directors was held June 7, 2005, at the Wells Branch Community Center, 2106 Klattenhoff, Austin, Texas. The meeting was open to the public and notice was given as required by the Texas Open Meetings Act. A copy of the Certificate of Posting of the Notice is attached as Exhibit "A".

Members of the Board as it was called to order are:

Charles R. Walters	-President
Donna Howe	-Vice President
Robert O'Donnell	- Secretary
Joy Smith	- Treasurer
	and Assistant Secretary
Janet Maxey	- Assistant Secretary-Treasurer

and all of the Directors were present, except Director O'Donnell, thus constituting a quorum. Also present during the course of the meeting were Don H. Williams, District manager; Mike Willemson of 1733 Gaylord Drive in the District; Peter Bartlett of 1725 Gaylord Drive in the District; Joe Wieck of 1730 Gaylord Drive in the District; Rodney and Jennifer Lane of 3909 Coffee Bean Cove in the District; and Cliff Avery of Gilleland Creek Press.

Director Walters called the meeting to order at 6:30 p.m. There being no consultants with reports, Director Walters announced that the Board would receive input from citizens and recognized Mr. Bartlett and Mr. Willemson. Mr. Bartlett and Mr. Willemson discussed the acre adjacent to St. Andrew's Presbyterian Church. They said that they were told when they purchased their homes that the acre would be a buffer between the church and adjacent homes. They expressed concern that the property would be sold for a commercial enterprise incompatible with their adjacent residential property. Director Walters said there was little the District could do if there were no restrictions placed on the property by the original developer. Director Smith suggested that the gentlemen explore their options with the Wells Branch Owners Association, which enforces covenants related to commercial development. Director Howe suggested that if the area in question were a part of the Brookside development, then the Homeowners Association could enforce restrictions on the property. Director Walters thanked the gentlemen for bringing this matter to the Board and advised that the District would continue to monitor the situation and, if it were able to assist the homeowners, it would do so.

Director Walters then recognized Mr. and Mrs. Lane who said they were requesting a refund for a recreation tag, because they had incorrectly interpreted the guest benefits

1 accruing from purchase of the tag. Director Howe advised that the Finance
2 Committee had reviewed the matter and had authorized a refund. *The Board directed*
3 *that District staff make it clear that guest passes are for single-use.*

4
5 Director Walters then announced that the Board would consider its consent agenda,
6 including:

7
8 **Agenda Item No. 5** Approve the Recreation Committee
9 recommendation, a copy of which is
10 attached as Exhibit "B," regarding the
11 location, hours of operation, rules,
12 furnishing; and staffing of the Summer
13 Youth Center;

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15 **Agenda Item No. 6** Approve fencing on district property
16 adjacent to the Wells Branch Community
17 Library; and

18
19 **Agenda Item No. 7** Approve adjustment of the irrigation bill for
20 the Wells Branch Community Library.

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22 **Director Smith moved, seconded by Director Howe, approval of the consent**
23 **agenda as presented, and the motion passed unanimously.**

24
25 Director Walters then announced that the Board would conduct work sessions on topics
26 addressed by Committees:

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28 **ADMINISTRATIVE COMMITTEE:** No report

29
30 **FACILITIES COMMITTEE:** Director Smith reported that the Committee planned to
31 meet soon. The Board discussed the MUD's options regarding the acreage adjacent to St.
32 Andrew's Presbyterian Church. *Director Maxey asked, and Mr. Williams agreed, to ask*
33 *Richard Fadal of the District's landscape firm to investigate low limbs in Katherine*
34 *Fleischer Park.*

35
36 **FINANCE COMMITTEE:** Director Howe discussed on-going negotiations with the
37 Wells Branch Community Library District.

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39 **PUBLIC SAFETY COMMITTEE:** No report.

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41 **RECREATION COMMITTEE:** Director Walters continued discussion of the Summer
42 Youth Center. *Director Howe suggested, and the Board generally so directed, that the*
43 *District keep a record of participation at the Youth Center.* The Board scheduled a
44 formal open house at the Youth Center from 6 to 7 p.m.
45 June 16.

46
47 Director Walters then announced that the Board would receive announcements from

1 Directors. Director Maxey suggested that the District commission a T-shirt for the
2 forthcoming Fourthfest, and displayed a proposed design. **Director Maxey moved,**
3 **seconded by Director Howe that the Board authorize**
4 **T-shirts for the Fourthfest events and authorize Director Maxey to approve a**
5 **design for the shirts. The motion passed unanimously.** *Director Howe asked,*
6 *and the Board generally so directed, that the District purchase director shirts for the*
7 *female members of the Board.*

8
9 Director Walters then announced the Board would discuss future meeting times. The
10 Board generally agreed to omit the July 5 regular meeting and meet only on July 19. The
11 Board generally agreed, effective July 19, to begin meetings at
12 6 p.m. but, recognizing that some citizens may not be able to leave work and navigate
13 Austin traffic for arrival at 6 p.m., the Board would keep the citizens communication
14 portion of the agenda flexible to take input whenever citizens arrived.

15
16 There being no further business to come before the Board, the meeting adjourned at 7:37
17 p.m.

18
19 Respectfully submitted:

20
21
22 June 21, 2005

23 Date

24 Joy Smith, Treasurer
25 and Assistant Secretary
26 Board of Directors
27 Wells Branch Municipal Utility District

28 (SEAL)
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