MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS OF THE FERN BLUFF MUNICIPAL UTILITY DISTRICT
May 19, 2010

THE STATE OF TEXAS
WILLIAMSON COUNTY

The Board of Directors of the Fern Bluff Municipal Utility District convened in a regular meeting, open to the public, at 6:04 p.m. on May 19, 2010 at the Fern Bluff Municipal Utility District Community Center, 7320 Wyoming Springs Drive, Round Rock, Texas, pursuant to notice duly given in accordance with the law.

The roll was called of the following members of the Board of Directors:

Patrick Savarese	President
Jeff Bradley	Vice President
Joseph Teiber	Secretary
Farrell Walker	Treasurer
Dave Quillman	Assistant Secretary/Treasurer

All Directors were present with the exception of Directors Bradley and Walker; thus constituting a quorum. Also present were District General Manager, Janey Miller; Operations Manager, Hector Alanis; Phil Haag and Jennifer Waits of McGinnis Lochridge & Kilgore LLP; Community Center Manger, Cindy Alvarado; Mark Burns of ECO Systems; Director Elect, Jessica Stempko, and several District residents.

1. Immediately upon calling the meeting to order, Director Teiber led the Pledge of Allegiance.

2. The first item of business was the 2010 Directors Election. After canvassing the District votes, Director Quillman and Jessica Stempko were sworn in as Directors to the Board of Directors for the Fern Bluff Municipal Utility District. Immediately thereafter, the Board duly elected officers as follows:

Patrick Savarese	President
Joseph Teiber	Vice President
Dave Quillman	Secretary
Farrell Walker	Treasurer
Jessica Stempko	Assistant Secretary/Treasurer

3. Next, the Board received Director Handbooks issued by the Association of Water Board Directors (AWBD). Ms. Waits explained that the handbook is a general guide for basic information and guidelines for water districts.

4. The next item was a Board discussion regarding coyote abatement. Ms. Miller reported on coyote activity throughout the District, including a resident's dog was attacked by a coyote, a resident found the remains of a cat in his yard, believed to be the result of coyotes and there have been sightings of coyotes near the greenbelt. She said that she has contacted officials at the county, state and federal level in an effort to identify ways to trap the coyotes. There are two options – hire a hunter to track and kill the coyotes, or hire a trapping company to trap and kill the coyotes. Ms. Miller further stated that she contacted two trappers and learned that trapping would require the District to close down the areas where there is known coyote sightings and/or activity. The Directors discussed the issue further and determined educating residents is the first and key plan of action. Director Stempko asked if there were certain times of the year in which coyotes are more active, thus making residents and pets more susceptible. The Spring and Fall seasons are. Upon further discussion, the Board determined to distribute an article in the newsletter and on the District website about coyote awareness and pet safety; the parks and recreation committee will identify places for warning signs, and requested Ms. Miller to find the cost of hiring professional trappers to trap and kill.

5. The Board then considered the next item of business; the Consent Agenda. Upon a motion by Director Teiber and seconded by President Savarese; the Board unanimously approved the items on the consent agenda, including the meeting minutes from the April regular meeting, payment of and transfers for operation expenses with the exception of an invoice from Oteka's, as it was mistakenly charged to the MUD and was an HOA expense, and requests and change orders.

6. Next, the Board discussed the Wyoming Springs widening project. Ms. Miller presented the Board with information containing the status of the project.

7. The Board then received reports from consultants and committees:

   Landscape Contractor – Mr. Burns presented his report in its entirety and as contained in the Board packet. Mr. Burns had no proposals for Board review an asked that residents be aware of run times for the irrigation system throughout the parks, as to prevent any unintentional watering to go unreported. He reported on several dead trees in Olsen Meadows and said he would have them removed. Mr. Burns discussed flower projects and transition planting with Ms. Miller and sport field rehabilitation with President Savarese.

   General Manager – Ms. Miller presented her General Manager's Report in its entirety, and as contained in the Board packet. She asked the Directors to determine where two new trashcans should be placed, and reported on the general status of projects throughout the District.

Operations Manager – Mr. Alanis presented his report on operations in the District in its entirety and as contained in the Board packet. He reported that he received call as low water pressure, noting high meter usage and water softening system disrepair were responsible for the low pressure and that it was not a utility-related issue.

Deed Restriction – The Board reviewed a proposed agreement from Planned Community Management, Inc. for deed restriction services. Upon a motion by Director Quillman and seconded by President Savarese; the Board unanimously approved to terminate the District's Agreement for Deed Restriction Services with Treasure of the Hills and to engage PCMI, contingent upon input from the Directors regarding language throughout the agreement and final revisions by Mr. Haag.

Security – Director Teiber reported that he plans to meet with Lt. David to discuss more patrols from 10-12 a.m. at the Fern Bluff Park. He also reported that he is researching costs for security cameras as well. Mr. Alanis requested Director Teiber to look into a camera for the booster station and water tower.

Newsletter – Items for the May newsletter include, Coyote awareness, landscaping, pet waste management, and the District's obligations to comply with its Municipal Separate Stormwater Permit (MS4).

There being no further business to come before the Board, Director Teiber moved to adjourn the meeting at 7:15 p.m. Director Quillman seconded the motion, and upon being placed to a vote, the meeting adjourned.

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Secretary
Fern Bluff MUD Board of Directors