

# PRAIRIELANDS GROUNDWATER CONSERVATION DISTRICT

November 18, 2024

## MINUTES OF PUBLIC HEARING ON APPLICATION FOR OPERATING PERMIT

The Board of Directors of the Prairielands Groundwater Conservation District (“District”) met in a public hearing within the boundaries of the District at 208 Kimberly Dr, Cleburne, TX 76031, on November 18, 2024.

President Charles Beseda presided and called the public hearing to order at 9:02 a.m., announcing the meeting open to the public.

### ROLL CALL

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

Charles Beseda  
Brad Daniels  
Barney McClure  
Paul Tischler

John Curtis  
Maurice Osborn  
Marty McPherson  
Kathy Tucker

All members of the Board were in attendance with the exception of Director Tucker, thus constituting a quorum of the Board of Directors. Also present at said meeting were Kathy Turner Jones, General Manager; Brian Sledge, General Counsel; District staff; and members of the public. John Ellis and Daniel Luptin, Hydrogeologists, participated via video conference. *Copies of the public sign-in sheets are attached hereto as Exhibit “A” to the November 18, 2024, Regular Board Meeting minutes.*

### EMPLOYEE FIVE-YEAR SERVICE RECOGNITION:

Ms. Jones presented Mr. Rusty Zent a commemorative paperweight in recognition of his five years of employment with the District.

### RECEIVE PERMIT HEARING REPORT FROM GENERAL MANAGER, ANY PUBLIC COMMENT(S), REQUESTS TO CONTEST AND CONSIDER GRANTING, DENYING, OR AMENDING APPLICATIONS FOR THE FOLLOWING OPERATING PERMITS:

1. Tally, Jim, for a proposed amendment to an existing Operating Permit (OP-23-041-A) for additional groundwater production in the amount of 300,000 gallons and to authorize groundwater production from one (1) existing well (PGCD-003485; 32.51949813, -

97.10017757) located in Johnson County at 2920 Chambers Street, Venus. OP-23-041-B not to exceed a total permitted authorization of 750,000 gallons annually (→2027); Commercial Use (AK);

2. Latham Springs Baptist Encampment, 134 PR 223, Aquilla; for a proposed Operating Permit (OP-24-069) for authorization to produce groundwater only in the amount not to exceed 6,300,000 gallons from well (PGCD-000508; 31.81775166, -97.27587984) located .58 miles north of intersection HCR 2202 N and FM 1304, SW of Aquilla, Hill County. OP-24-069 not to exceed 6,300,000 gallons annually for 2024→2027; Recreational/Public Water Supply (KB);
3. Three W Solar, LLC, 253 HCR 1327, Hillsboro; for a proposed amendment to Operating Permit (OP-24-066) for authorization to drill a non-exempt well (PGCD-003511) located at 32.03249200, -97.21395500; off of HCR 1327, NW of Hillsboro in Hill County; Commercial Use (KB);
4. U.S. Lime Company, 15865 FM 1434, Cleburne; for a proposed Operating Permit (OP-24-070) for authorization to drill one new non-exempt well (PGCD-003545) located at 32.24129900, -97.57557800; one mile west of FM 1434 in Johnson County. OP-24-070 not to exceed 6,958,500 gallons annually for 2024→2028; Industrial/Manufacturing (KB);
5. South Fort Worth RV Ranch, LLC, for a proposed amendment to Operating Permit (OP-22-024) for additional groundwater production only in the amount of 965,500 gallons from well (PGCD-000376; 32.49785600, -97.27946100) located approximately 4.5 miles south of Burleson at 2604 CR 602, Burleson, in Johnson County. OP-22-024-A not to exceed a total permitted authorization of 7,393,500 gallons annually for 2024→2026; Non-Ag Irrigation (KB);
6. Crest Water Company (Granda Vista) (PWS #1260120), for a proposed Operating Permit (OP-24-071) for additional groundwater production only in the amount of 5,000,000 gallons producing from wells (PGCD-000622; 32.52239253, -97.46495705), (PGCD-000623; 32.51972829, -97.46305292), and (PGCD-000624; 32.51988784, -97.46063105) located within CCN #12037 in Johnson County. OP-24-071 not to exceed 5,000,000 gallons annually for 2024→2027; Public Water Supply (AK);
7. Texas Water Utilities LP (Sundance Addition) (PWS #1260025), for a proposed Operating Permit (OP-24-072) for additional groundwater production only in the amount of 11,357,000 gallons producing from wells (PGCD-000908; 32.46576000, -97.43386800), (PGCD-001054; 32.48324573, -97.44519318) and (PGCD-000906; 32.49138249, -97.43096932) located within CCN #12983 in Johnson County. OP-24-072 not to exceed 11,357,000 gallons annually for 2024→2027; Public Water Supply (KB);
8. Aqua Texas Inc (Squaw Creek Subdivision Water System) (PWS #2130021), for a proposed Operating Permit (OP-24-074) for additional groundwater production only in the amount of 5,304,400 gallons producing from wells (PGCD-000229; 32.30771700, -97.74618100) and (PGCD-000230; 32.30680510, -97.74114073) located within CCN

#13201 in Somervell County. OP-24-074 not to exceed 5,304,400 gallons annually for 2024→2027; Public Water Supply (AK);

**RECEIVE PUBLIC COMMENT(S) OR REQUESTS TO CONTEST THE ABOVE-LISTED APPLICATIONS FOR OPERATING PERMITS**

None.

**DISCUSSION, CONSIDERATION, AND POSSIBLE ACTION ON THE ABOVE-LISTED APPLICATIONS FOR OPERATING PERMITS**

Director Daniels made a motion to approve applications OP-23-041-B, OP-24-069, OP-24-066-A, OP-24-070, OP-22-024-B, OP-24-071, OP-24-072 and OP-24-074, in accordance with the General Manager's recommendation. Director Curtis seconded the motion, and it passed unanimously by those present.

At 9:15 a.m., the Board recessed into a closed executive session under Section 551.071 of the Texas Government Code to consult with legal counsel regarding items on the agenda. No final action was taken during the closed session. At the conclusion of the closed session, the Board will reconvene in an open public session. The Board reconvened in open session at 10:01 a.m.

**RECEIVE PERMIT HEARING REPORT FROM GENERAL MANAGER, ANY PUBLIC COMMENT(S), REQUESTS TO CONTEST AND CONSIDER GRANTING, DENYING, OR AMENDING APPLICATIONS FOR THE FOLLOWING OPERATING PERMITS:**

9. Avalon WSC (PWS #0700019), "(Continued from October 21, 2024, public hearing)", for a proposed amendment to an existing Operating Permit (OP-24-055) to add additional groundwater production only in the amount of 24,000,000 gallons in 2024 and 44,971,480 gallons thereafter producing from wells (PGCD-000654; 32.21077824, -96.79663354) and (PGCD-000655; 32.21716572, -96.79924799) located within CCN #10913 in Ellis County. OP-24-055-A not to exceed a total permitted authorization of 33,171,420 gallons in 2024 and 54,142,900 gallons annually (→2027); Public Water Supply (AK).

**RECEIVE PUBLIC COMMENT(S) OR REQUESTS TO CONTEST THE ABOVE-LISTED APPLICATIONS FOR OPERATING PERMITS**

None.

**DISCUSSION, CONSIDERATION, AND POSSIBLE ACTION ON THE ABOVE-LISTED APPLICATIONS FOR OPERATING PERMITS**

The General Manager presented a recommendation to amend Operating Permit OP-24-055 for Avalon Water Supply Corporation (Avalon WSC). The proposed amendment would authorize

additional groundwater production not to exceed 24,000,000 gallons for the year 2024 and 44,971,480 gallons annually for the years 2025 through 2027. This adjustment would result in a maximum combined authorized production of 79,028,520 gallons in 2024 and 100,000,000 gallons annually thereafter.

A special condition was proposed to be included in the amended permit, imposing disincentive fees of ten times the annual water use fee rate each year, beginning in calendar year 2025. These fees would apply to any system water loss deemed wasteful, as calculated under District Rule 5.8, based on the most recent prior five years of required water audits.

Director Tischler moved to approve the amendment to Operating Permit OP-24-055 as recommended. Director McPherson seconded the motion. The motion carried unanimously.

### **ADJOURN**

There being no further business, Director McPherson made a motion to adjourn the public hearing. Director Curtis seconded the motion and the motion carried unanimously. The public hearing was adjourned at 10:05 a.m.

**PASSED, APPROVED, AND ADOPTED THIS 16<sup>TH</sup> DAY OF DECEMBER 2024.**



Maurée Osborn, Board Secretary