

II. Update reports

B. Customer Account Specialist Report

1. Public/Shareholder Comments - *(note: any member may address the meeting with a 3-minute time limit on this subject. Must have signed up to speak on this subject prior to the opening of this meeting)*  
No one signed up to speak
2. Delinquent Accounts and Collections - Lien status

**Customer Account Specialist Report**

February 13, 2022 – Annual Meeting

Feb. 2020 there were 62 total accounts

Feb. 2022 68 active customer accounts + 2 well meters

1 developer property closed March 2021  
paid membership fee and tap fee

1 meter added to existing property April 2021

1 developer property closed September 2021  
paid membership fee

Dec. 2021 Well Consumption 127600

Add customer consumption 256090

Jan. 2022 Well Consumption 138900

Add customer consumption 278565

Dec. 2021 Well Reject Line 10150

Jan. 2022 Well Reject Line 11060

Feb. 2021 there were 7 serious delinquencies and liens

Aug. 2021 there were 10 serious delinquencies and liens

Nov. 2021 6 serious delinquencies and liens cleared, leaving 4 liens

Jan. 2022 we still stand at 4 active liens filed with the county

Nov. 2021 11 properties signed up for email billing

Feb. 2022 25 properties are now receiving email billing

Email billing allows the property owner to receive their utility billing on the first of every month.

If you would like to sign up for email billing, please let me know.  
 My contact information is on your monthly bill or you can give me your email today.

According to our tariff and when there is a delinquency, a 10% late charge will be added to the next bill.

When 3 consecutive utility bills are not paid, a lien may be filed with the county and water meter may be locked stopping water service. Notice is sent prior to meter lock.

If a lien has been filed, a "Release of Lien" will only be filed when all water usage charges and late charges are paid in full.

When a check is returned insufficient, a \$35.00 charge will be added to the utility bill, as well as a late fee.

Meters are read on the last day of the month, unless it is a holiday or an extreme weather event. Billings go out normally on the first of every month, but by the 5<sup>th</sup>.

Water payments are due by the 15<sup>th</sup> of every month.

All meters must be accessible for reading. If a meter is not accessible, previous water usage will be averaged and an estimate utility usage amount will be established.

An "Inaccessible Meter" notice will be mailed to property owner giving a time limit to correct.

Meters must be free of weeds and obstructions.

All property owners must notify CMWSC Billing Specialist of any change of address or sale of property, before property closing occurs.

### C. Treasure's Report

1. Public/Shareholder Comments - *(note: any member may address the meeting with a 3-minute time limit on this subject. Must have signed up to speak on this subject prior to the opening of this meeting)*

No one signed up to speak

2. Balance Sheet - Profit and Loss

	<u>Jan - Dec 21</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
<b>Water Bills</b>				
<b>Maintenance Fees</b>	3,907.50	#####	-8,102.35	32.54%
<b>Membership Fees</b>	3,000.00	0.00	3,000.00	100.0%
<b>Monthly Water Bill</b>	44,774.53	#####	13,953.48	145.27%
<b>Tap Fees</b>	8,100.00	0.00	8,100.00	100.0%
<b>Total Water Bills</b>	<u>59,782.03</u>	<u>#####</u>	<u>16,951.13</u>	<u>139.58%</u>
<b>Total Income</b>	<u>59,782.03</u>	<u>#####</u>	<u>16,951.13</u>	<u>139.58%</u>
<b>Gross Profit</b>	59,782.03	#####	16,951.13	139.58%
<b>Expense</b>				
<b>Bank Service Charges</b>				

Bad Check	0.00	0.00	0.00	0.0%
Canceled Check	0.00	0.00	0.00	0.0%
Bank Service Charges - Other	0.00	0.00	-1,489.06	100.0%
<b>Total Bank Service Charges</b>	0.00	0.00	-1,489.06	100.0%
Computer and Internet Expenses	0.00	75.41	-75.41	0.0%
<b>Education</b>				
Licensing Fees Well Operator	0.00	430.50	-430.50	0.0%
<b>Total Education</b>	0.00	430.50	-430.50	0.0%
<b>Equipment</b>				
Tools	0.00	0.00	0.00	0.0%
Webrol Vertical Booster Pump	3,403.60			
Equipment - Other	0.00	#####	-18,000.00	0.0%
<b>Total Equipment</b>	3,403.60	#####	-14,596.40	18.91%
expense	250.00			
Grounds Maintenance	80.00			
Harland Clarke Chk	65.34			
Insurance Expense	3,891.00	3,371.00		
Interest earned	-8.16			
<b>Lab Fees</b>				
TCEQ required lab work	843.35	400.00	443.35	210.84%
Lab Fees - Other	420.00	240.00	180.00	175.0%
<b>Total Lab Fees</b>	1,263.35	640.00	623.35	197.4%
Legal fees	1,612.00			
Meals and Entertainment	157.45			
Microsoft	75.41			
New Meters	1,130.00	0.00	1,130.00	100.0%
Non Employee Compensation	13,314.00	#####	1,314.00	110.95%
Office Supplies	3,276.08	792.00	2,484.08	413.65%
Post Office Box Rent	66.00			
Postage	92.91	362.00	-269.09	25.67%
printing supplies	219.96			
Real Edwards Conserv/Reclaim	250.00			
<b>Repairs and Maintenance</b>				
Improvements	0.00	0.00	0.00	0.0%
Meter tap supplies	-79.44	0.00	-79.44	100.0%
Repairs and Maintenance - Other	6,082.44	4,440.00	1,642.44	136.99%
<b>Total Repairs and Maintenance</b>	6,003.00	4,440.00	1,563.00	135.2%
Revenue & Regulatory Assessment	177.33	140.00	37.33	126.66%
Signage for Well Site	0.00	0.00	0.00	0.0%
<b>State of Texas</b>				
Filing Fees	5.14			
<b>Total State of Texas</b>	5.14			

<b>TCEQ</b>				
Water System Fee	0.00	700.00	-700.00	0.0%
<b>Total TCEQ</b>	0.00	700.00	-700.00	0.0%
<b>Travel Expense</b>				
Mileage	956.82	1,248.00	-291.18	76.67%
<b>Total Travel Expense</b>	956.82	1,248.00	-291.18	76.67%
<b>Utilities</b>	4,431.06	3,732.00	699.06	118.73%
<b>Total Expense</b>	43,114.23	#####	-2,816.68	93.87%
<b>Net Ordinary Income</b>	16,667.80	#####	19,767.81	-537.67%
<b>Other Income/Expense</b>				
<b>Other Income</b>				
Accrued Earning	16.54	175.36	-158.82	9.43%
Credit for returned merchandise	282.18	0.00	282.18	100.0%
Fees for Returned check	0.00	0.00	0.00	0.0%
<b>Total Other Income</b>	298.72	175.36	123.36	170.35%
<b>Other Expense</b>				
Donation	100.00	100.00	0.00	100.0%
<b>Total Other Expense</b>	100.00	100.00	0.00	100.0%
<b>Net Other Income</b>	198.72	75.36	123.36	263.69%
<b>Net Income</b>	<b>16,866.52</b>	<b>#####</b>	<b>19,891.17</b>	<b>-557.64%</b>

#### D. Water System Operator

1. Public/Shareholder Comments - *(note: any member may address the meeting with a 3-minute time limit on this subject. Must have signed up to speak on this subject prior to the opening of this meeting)*

Doc Lindstrom signed up to speak

Concern about brown water after system flush and would like some sort of notification in the future so washing clothes is not an issue.

John advised he would put such things on the Facebook page

2. Water System Operator's report on system's operations and concerns
  - a. Chlorine residual looks good – PH levels look good
  - b. Overall system is just as robust as this time last year
  - c. Need to schedule a Well work day – March 19<sup>th</sup> 9:00am