

# HIDALGO COUNTY CONSOLIDATED WATER CONTROL AND IMPROVEMENT DISTRICT

1325 Pecan Blvd.  
McAllen, Texas 78501  
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## BOARD OF DIRECTORS' REGULAR MEETING

\*\*\*\*\*AGENDA\*\*\*\*\*

**TAKE NOTICE THAT A REGULAR BOARD MEETING OF THE BOARD OF DIRECTORS OF THE HIDALGO COUNTY CONSOLIDATED WATER CONTROL AND IMPROVEMENT DISTRICT *WILL TAKE PLACE AT THE MAIN OFFICE OF THE CONSOLIDATED DISTRICT AT 1325 PECAN BLVD, MCALLEN, TEXAS, 78501 AT 12:00 O'CLOCK NOON ON WEDNESDAY, AUGUST 20, 2025. THIS AGENDA AND WRITTEN NOTICE IS POSTED IN ACCORDANCE WITH THE APPLICABLE PROVISIONS OF CHAPTER 551, TEXAS GOVERNMENT CODE, INCLUDING THE ACCESSIBILITY REQUIREMENTS OF SECTION 551.043, TEXAS GOVERNMENT CODE. IF, DURING THE COURSE OF THE MEETING, THE BOARD DETERMINES THAT A CLOSED MEETING SHOULD BE CONVENED REGARDING AN ITEM ON THE AGENDA AND THAT SUCH CLOSED MEETING IS AUTHORIZED BY AN APPLICABLE PROVISION OF CHAPTER 551, TEXAS GOVERNMENT CODE, INCLUDING BUT NOT LIMITED TO EITHER SECTION 551.071 OR SECTION 551.072, TEXAS GOVERNMENT CODE, THE PRESIDENT OR OTHER PRESIDING OFFICER SHALL ANNOUNCE THE CONVENING OF THE CLOSED SESSION, INCLUDING THE TIME AND SUBJECT OF THE CLOSED SESSION AND THE STATUTE UNDER WHICH THE CLOSED SESSION IS PERMITTED, AND, UPON CONCLUSION OF SUCH CLOSED SESSION, THE PRESIDENT OR OTHER PRESIDING OFFICER SHALL ANNOUNCE THE TIME OF RECONVENING IN OPEN SESSION.***

### Call to Order:

Pledge of Allegiance  
Prayer

1. Consideration and possible action to approve the minutes of the July 16, 2025 meeting of the Board of Directors for the Hidalgo County Consolidated Water Control and Improvement District.
2. Consideration and action to authorize payment of accounts payable.
3. Presentation of financial reports and discussion of financial condition of District.
4. Consideration and possible action regarding budget and budget amendments.
5. Consideration and possible action regarding exclusive Easement Agreement with MSIP Affiliated, LTD for proposed monument sign at the McAllen South Industrial Park Development lateral for relocation.
6. Consideration and possible action to approve letter to be sent with flat rate assessments.
7. Consideration and possible action to approve notice regarding allocation deposit policy for 2026.
8. Consideration and possible action to approve notice regarding District rates and deposit policy for metered water.
9. Consideration and possible action to approve a tank water policy.
10. Consideration and possible action to terminate services from JR IT Software Solutions LLC.
11. Consideration and possible action to terminate services from Custom Software.
12. Consideration and possible action to terminate services from Linebarger Goggan Blair & Sampson, LLP
13. Progress Report on conversion to Eclipse Water Accounting Software.
14. Consideration and possible action regarding District balances in Falcon and Amistad Reservoirs and authorizing the President to allocate water.
15. Consideration and possible action to relocate line for the Ranchettes at McColl Subdivision and establish price for the relocation cost.
16. Consideration and possible action to approve the following subdivision plats, construction plans and associated easements:
  - a. Ranchettes at McColl Subdivision.
  - b. West Palm Subdivision
  - c. The Villages at Dallas Subdivision
  - d. Sunset Groves Phase II Subdivision
  - e. TJ Estates Subdivision
  - f. JJ Estates Subdivision

17. Consideration and possible action relating to a request to abandon a utility easement within Dos Lobos I Subdivision, McAllen.
18. Consideration and possible action regarding a request to relocate an irrigation line across Lot 5, Block 1, Highland Drive Addition, McAllen.
19. Consideration and possible action to approve construction plans for the City of McAllen for a parking lot access and storm sewer line crossing the District's 72" Main Pipeline Easement northeast of the intersection of Wichita and Bicentennial.
20. Consideration and possible action to approve the plans and shutdown coordination for the City of McAllen to plug the line leading to the Old Boeye Reservoir.
21. EXECUTIVE SESSION PURSUANT TO SECTIONS 551.071, 551.072 AND 551.074, *TEXAS GOVERNMENT CODE*, TO CONSULT WITH ATTORNEYS FOR THE CONSOLIDATED DISTRICT REGARDING MATTERS, INCLUDING EACH OF THOSE MATTERS DESCRIBED BELOW, IN WHICH THE DUTY OF THE ATTORNEY FOR THE DISTRICT UNDER THE TEXAS DISCIPLINARY RULES OF PROFESSIONAL CONDUCT OF THE STATE BAR OF TEXAS CLEARLY CONFLICTS WITH CHAPTER 551 OF THE TEXAS GOVERNMENT CODE AND TO SEEK THE ADVICE OF THE ATTORNEY FOR THE DISTRICT REGARDING:
  - (a) pending eminent domain proceeding in Cause No. CCD-0517-D styled "Hidalgo County Water Improvement District No. 3 vs. Hidalgo County Irrigation District No. 1";
  - (b) legal issues relating to *Interlocal Cooperation Agreement* between District and City of McAllen regarding extension of Bicentennial Boulevard irrigation pipeline and City of McAllen claim for draft on Texas Regional Bank letter of credit;
  - (c) pending lawsuit in Cause No. C-0937-20-A styled "Hidalgo County Irrigation District No. 1 vs. City of McAllen vs. Hidalgo County Water Improvement District No. 3";
  - (d) pending McAllen Public Utility petitions filed with the Public Utility Commission of Texas and Texas Commission on Environmental Quality appealing wholesale water rates of Hidalgo County Water Imp. District No. 3 including discussion of on-going mediation and settlement proposal by the City of McAllen and MPUB;
  - (e) contemplated litigation relating to default by City of McAllen with respect to payment obligations pursuant to *Permanent Water Supply and Delivery Contract*, as amended, between Hidalgo County Water Improvement District No. 3 and City of McAllen;
  - (f) contemplated litigation relating to condemnation of hike and bike trail property by City of McAllen; and
  - (g) Property Conveyance and License Agreement between HCCWCID and the City of McAllen for the Bicentennial Hike and Bike Trail and value of possible extension.
  - (h) pending or potential or contemplated litigation by or against SCWCID#15 or its predecessor, Santa Cruz Irrigation District No. 15.
  - (i) Pending lawsuit in Cause No. C-2119-25-C styled Hidalgo County Consolidated Water Control Improvement District v. Leonard C. Brechler, In the 139<sup>th</sup> District Court of Hidalgo County, Texas.
  - (j) Discussion and possible action to sell Santa Cruz UT No. 2 Lot 1 Blk1, 9.92 ac – 9.725 Net, aka prior Santa Cruz Irrigation office location on FM 2812.
  - (k) Pending lawsuit in Cause No. C-2250-25-G; Diana Garcia, et al v. AEP Texas Central Company, et al
  - (l) Possible claims or litigation regarding negative water account balances.
  - (m) General Personnel Matters
  - (n) Legal issues and consideration regarding amendment of subdivision fees as it relates to Subchapter O.
  - (o) Legal issues and consideration regarding exclusion of properties from the District.
22. CONSIDERATION AND POSSIBLE ACTION ON ITEMS DISCUSSED IN EXECUTIVE SESSION.
  - a. Action regarding Item 21(a)
  - b. Action regarding Item 21(b)
  - c. Action regarding Item 21(c)
  - d. Action regarding Item 21(d)
  - e. Action regarding Item 21(e)
  - f. Action regarding Item 21(f)
  - g. Action regarding Item 21(g)
  - h. Action regarding Item 21(h)
  - i. Action regarding Item 21(i)
  - j. Action regarding Item 21(j)
  - k. Action regarding Item 21(k)
  - l. Action regarding Item 21(l)

- m. Action regarding Item 21(m)
- n. Action regarding Item 21(o)

23. ADJOURN.