

MINUTES
PUBLIC SERVICE BOARD
CITY OF EL PASO
June 8, 2022

The regular meeting of the Public Service Board was held in person, Wednesday, June 8, 2022.

PSB MEMBERS PRESENT

Dr. Kristina D. Mena, Chair
Lisa Saenz, Member
Dr. Ivonne Santiago, Vice Chair
Charlie Intebi, Member
Stefanie Block Uribarri, Member
Mayor Oscar Leeser

PSB MEMBERS PRESENT

Bryan Morris, Secretary-Treasurer

PSB EMPLOYEES PRESENT

John E. Balliew, P.E., President and Chief Executive Officer
Daniel Ortiz, General Counsel

EPWATER EMPLOYEES PRESENT

Marcela Navarrete, Vice President
Paul Rivas, Vice President
Art Duran, Chief Financial Officer
Claudia Duran, Executive Assistant to the President/CEO
Sol Cortez, Deputy General Counsel
Christina Montoya, Marketing and Communications Manager
Lisa Rosendorf, Chief Communications & Government Affairs Officer
Felipe Lopez, Chief Operations Officer
Martin Noriega, Chief Operations Officer
Rose Guevara, Purchasing and Contracts Manager
Mirtha Solis, Purchasing Agent
Robert Davidson, Contract Construction Administrator
Patricia Borschow, Assistant General Counsel
Alejandro Vidales, Real Estate Manager
Ivan Hernandez, Engineering Division Manager
Jesus Garcia, PC/LAN Specialist II
Eric Lugo, Computer Programmer
Luz Holguin, Assistant Chief Financial Officer
Angel Bustamante, Water Systems Division Manager
Lidia Carranco, Assistant Chief Financial Officer
Scott Reinert, Water Resources Manager
Laura Foster, Chief Architect
Leticia Augsberger, Security and Emergency Response Coordinator
Geoffrey Espineli, Engineering Division Manager
David Ornelas, Wastewater Systems Division Manager
Gisela Dagnino, Chief Operations Officer- Stormwater
Adriana Castillo, Engineering Division Manager
Cecilia Bertolli, Capital Improvement Program Manager
Jeff Tepsick, Assistant Chief Financial Officer
Melinda Becker, Assistant General Counsel
Michaela Grambling, Assistant General Counsel

Veronica Galindo, Water Production Manager
Richard Wilcox, Water Supply Manager
Alma De Anda, Land & Rights Manager

GUESTS

Mr. William Tupy, Mountain Walk Association of Home Owners
Mr. Dargelo Caballero, Mountain Walk Association of Home Owners

MEDIA

None

The Public Service Board meeting was called to order by Dr. Mena at 8:03 a.m. A quorum of its members was present. After a moment of silence, those in attendance joined Dr. Santiago in reciting the Pledge of Allegiance.

CONSENT AGENDA

On a motion made by Mayor Leeser, seconded by Ms. Saenz and unanimously carried, the Board took action to move Item 18 before Item 17 and to correct the second parenthetical in item "B" of the Executive Session to read "551.072."

On a single motion made by Dr. Santiago, seconded by Mayor Leeser and unanimously carried, the Board took action on the following consent agenda items:

1. CONSIDERED AND APPROVED THE MINUTES OF THE REGULARLY SCHEDULED MEETING HELD ON MAY 11, 2022.

2. CONSIDERED AND AWARDED BID NUMBER 21-22, TRENCH SAFETY EQUIPMENT, TO UNITED RENTALS (NORTH AMERICA) INC., THE LOWEST RESPONSIVE, RESPONSIBLE BIDDER, IN THE ESTIMATED ANNUAL AMOUNT OF \$223,863.96 FOR A TERM OF ONE YEAR WITH THE OPTION FOR TWO, ONE-YEAR EXTENSIONS PROVIDED THAT FUNDING IS AVAILABLE IN THE APPROVED BUDGET.

3. CONSIDERED AND AWARDED BID NUMBER 55-22, POWDERED ACTIVATED CARBON, TO THE LOWEST RESPONSIVE, RESPONSIBLE BIDDER, CARBPURE TECHNOLOGIES, LLC, IN THE ESTIMATED ANNUAL AMOUNT OF \$94,500 FOR A TERM OF ONE YEAR WITH THE OPTION FOR TWO, ONE-YEAR EXTENSIONS PROVIDED THAT FUNDING IS AVAILABLE IN THE APPROVED BUDGET.

4. CONSIDERED AND AWARDED BID NUMBER 56-22, HYDROGEN CHLORIDE, TO SYOXSA, INC. TO THE SOLE RESPONSIVE, RESPONSIBLE BIDDER, IN THE ESTIMATED ANNUAL AMOUNT OF \$134,000 FOR A TERM OF ONE YEAR WITH THE OPTION FOR TWO, ONE-YEAR EXTENSIONS, PROVIDED THAT FUNDING IS AVAILABLE IN THE APPROVED BUDGET.

5. CONSIDERED AND AWARDED BID NUMBER 48-22, SODIUM CHLORITE 25%, TO THE LOWEST RESPONSIVE, RESPONSIBLE BIDDER, INTERNATIONAL DIOXIDE INC., IN THE ESTIMATED ANNUAL AMOUNT OF \$122,600 FOR A TERM OF ONE YEAR WITH THE OPTION FOR TWO, ONE-YEAR EXTENSIONS PROVIDED THAT FUNDING IS AVAILABLE IN THE APPROVED BUDGET.

6. CONSIDERED AND APPROVED A MASTER CONTRACT FOR MAINTENANCE, REPAIR, AND OPERATION (MRO) EQUIPMENT, SUPPLIES, MATERIALS, AND SERVICES TO SOUTHWEST WATER SUPPLIES AND SERVICES THROUGH ESC REGION 19 ALLIED STATES COOPERATIVE CONTRACT NUMBER 22-7434 IN THE ESTIMATED ANNUAL AMOUNT OF \$2,000,000 DURING THE TERM OF THE ESC REGION19 CONTRACT 22-7434, WHICH HAS AN

END DATE OF APRIL 30, 2023, WITH FOUR ANNUAL EXTENSION OPTIONS, SHOULD ESC REGION 19 EXERCISE THE OPTION TO EXTEND.

7. CONSIDERED AND APPROVED AMENDMENT NUMBER 1 TO PROFESSIONAL ENGINEERING SERVICES CONTRACT FOR THE RANCHOS REAL PUMP STATION PROJECT AWARDED TO PARKHILL, SMITH & COOPER, INC., FOR ADDITIONAL TASK ORDERS RELATED TO CONSTRUCTION PHASE SERVICES FOR AN ADDITIONAL AMOUNT OF \$627,367.

REGULAR AGENDA

8. SAFEST SECTION OF THE QUARTER AWARDS- FIRST QUARTER 2022

On a motion made by Mayor Leeser, seconded by Dr. Santiago and unanimously carried, the Board deleted this item from the agenda.

9. CONSIDERED AND AWARDED BEST VALUE BID 32-22 SECURITY GUARD SERVICES TO THE HIGHEST RANKED OFFEROR UNIVERSAL PROTECTION SERVICE, LP DBA ALLIED UNIVERSAL SECURITY SERVICES IN THE ESTIMATED ANNUAL AMOUNT OF \$1,554,781.02 FOR A ONE-YEAR TERM WITH THE OPTION FOR TWO ONE-YEAR EXTENSIONS.

Rose Guevara, Utility Purchasing and Contracts Manager, provided a presentation to the Board regarding this item. Security guard services are vital to ensure the safety and integrity of the Utility. These guard services include the Main Office, Customer Service Center, Water and Wastewater Treatment Plants, Desalination Plant Complex (includes Tech20 Center), Stormwater Operations Facility, Fleet Maintenance/Warehouse Campus, Field Office, and multiple sandbag distribution sites on a seasonal basis. The previous Best Value Bid was awarded on February 13, 2019. The average hourly rate with markup is 15% higher than the previous bid. Ms. Guevara answered questions from the Board on this item.

On a motion made by Mayor Leeser, seconded by Dr. Santiago, and unanimously carried, the Board awarded best value Bid 32-22 Security Guard Services to the highest ranked offeror Universal Protection Service, LP dba Allied Universal Security Services in the estimated annual amount of \$1,554,781.02 for a one-year term with the option for two one-year extensions.

10. CONSIDERED AND AWARDED BID NUMBER 33-22, MAINTENANCE OF NATURAL GAS ENGINES, TO SOUTHWEST COMMERCIAL ENGINES, INC., THE SOLE BIDDER, IN THE ESTIMATED ANNUAL AMOUNT OF \$1,026,250 FOR A TERM OF ONE YEAR WITH THE OPTION FOR TWO, ONE-YEAR EXTENSIONS, PROVIDED THE FUNDING IS AVAILABLE IN THE APPROVED BUDGET.

Mirtha Solis, Purchasing Agent, provided a presentation to the Board regarding this item. EPWater has 25 stationary natural gas engines located at multiple wells and booster stations. These natural gas engines require scheduled maintenance service to keep all equipment in good operating condition. The previous bid was opened on December 14, 2018. This bid is 3% higher than the previous bid. Ms. Solis answered questions from the Board on this item.

On a motion made by Mayor Leeser, seconded by Ms. Sanz, and unanimously carried, the Board awarded Bid Number 33-22, Maintenance of Natural Gas Engines, to Southwest Commercial Engines, Inc., the sole bidder, in the estimated annual amount of \$1,026,250 for a term of one year with the option for two, one-year extensions, provided the funding is available in the approved budget.

11. CONSIDERED AND AWARDED BID NUMBER 12-22, MONTANA EAST 36-INCH WATER LINE EXTENSION – PHASE II (HOMESTEAD, RANCHOS REAL PUMP STATION TO EDGEMERE BOULEVARD) TO THE LOWEST RESPONSIVE, RESPONSIBLE BIDDER, OSCAR RENDA CONTRACTING, INC., IN THE AMOUNT OF \$10,446,250.

Ivan Hernandez, Engineering Division Manager, provided a presentation to the Board regarding this item (copy on file in Central Files.) The East Montana service area is steadily growing. However, only one pump station

supplies water to the area. Continued growth will require additional pumping capacity. This project is intended to construct a new 36-inch concrete steel cylinder transmission main pipeline that will convey water from the proposed Ranchos Real Pump Station located near John Hayes Street and Pebble Hills Boulevard to the intersection of Vista Del Este Street and Edgemere Boulevard, where it will tie-in to a line that feeds the Vista Del Este Tank. This project is necessary to serve the continued development along the north and south of the Montana Avenue corridor, east of Loop 375. Mr. Hernandez answered questions from the Board on this item.

On a motion made by Dr. Santiago, seconded by Ms. Saenz, and opposed by Mayor Leeser, the Board awarded Bid Number 12-22, Montana East 36-Inch Water Line Extension – Phase II (Homestead, Ranchos Real Pump Station to Edgemere Boulevard) to the lowest responsive, responsible bidder, Oscar Renda Contracting, Inc., in the amount of \$10,446,250.

12. CONSIDERED AND AWARDED BID NUMBER 30-22, NORTHEAST AQUIFER STORAGE AND RECOVERY (ASR) ENHANCED ARROYO PHASE I, TO THE LOWEST RESPONSIVE, RESPONSIBLE BIDDER, ZTEX CONSTRUCTION INC., IN THE AMOUNT OF \$6,339,000.

Scott Reinert, Water Resources Manager, provided a presentation to the Board regarding this item (copy on file in Central Files.) The project provides recharge for the Hueco Bolson aquifer with water reclaimed by the Fred Hervey Water Reclamation Plant. The Enhanced Arroyo provides the infrastructure to provide a cutting-edge modern approach to aquifer recharge, recharge management, and public use in an area uniquely suited geologically for ASR. Mr. Reinert answered questions from the Board on this item.

On a motion made by Mayor Leeser, seconded by Dr. Santiago, and unanimously carried, the Board awarded Bid Number 30-22, Northeast Aquifer Storage and Recovery (ASR) Enhanced Arroyo Phase I, to the lowest responsive, responsible bidder, ZTEX Construction Inc., in the amount of \$6,339,000.

13. CONSIDERED AND AWARDED A PRECONSTRUCTION SERVICES AGREEMENT FOR THE EPWATER MAIN ADMINISTRATION BUILDING – RFP/CMAR 58-22 TO HENSEL PHELPS CONSTRUCTION CO IN THE AMOUNT OF \$34,500 AND AUTHORIZED FUTURE TASK ORDERS OR AMENDMENTS TO BE ISSUED UNDER THIS CONTRACT FOR ADDITIONAL PRECONSTRUCTION PHASE SERVICES IN THE ESTIMATED AMOUNT OF \$10,000 PROVIDED THAT FUNDING IS AVAILABLE IN THE APPROVED BUDGET FOR THE ADDITIONAL TASK ORDERS OR AMENDMENTS, AND AUTHORIZED THE USE OF COMMERCIAL PAPER.

Laura Foster, Chief Architect, provided a presentation to the Board regarding this item (copy on file in Central Files.) EPWater began planning for a new headquarters building in 2018, based on 20-year projections. Studies recommended a 75,000 square-foot building located on four acres at 1154 Hawkins Boulevard. In November 2021, the Public Service Board awarded the architecture contract to Exigo/Lake Flato, who has completed the project's schematic design phase. EPWater staff and consultants determined that the project would need to be accomplished while the current main building remains operational and in three construction phases: parking deck, new main building, and demolition of the existing building. Therefore, EPWater staff determined that using a Construction Manager-at-Risk (CMAR) method of project delivery will be optimal for achieving these project milestones. The CMAR shall assume the risk for construction, if GMP is approved by the Public Service Board, at the contracted price and provide consultation to EPWater regarding construction during and after the design. At this time, the recommendation is to award a contract for the preconstruction services. During the preconstruction phase, the CMAR shall consult EPWater and the design team on constructability, procure bid packages, and develop proposed Guaranteed Maximum Prices (GMPs) for each phase of the work for EPWater's consideration. A Standard Form of Agreement Between Owner and Contractor for Construction Contract will be presented to the Public Service Board for consideration if an Initial GMP is negotiated and recommended for approval. Ms. Foster answered questions from the Board on this item.

On a motion made by Mayor Leeser, seconded by Dr. Santiago, with Ms. Uribarri-Block abstaining, the Board awarded a Preconstruction Services Agreement for the EPWater Main Administration Building – RFP/CMAR 58-22 to Hensel Phelps Construction Co in the amount of \$34,500 and authorized future task orders or amendments to be issued under this contract for additional preconstruction phase services in the estimated amount of \$10,000

provided that funding is available in the approved budget for the additional task orders or amendments, and authorized the use of commercial paper

14. CONSIDERED AND APPROVED A SECOND AMENDMENT TO THE SMARTPHONE METER READING (SPMR) SYSTEM SUBSCRIPTION AGREEMENT TO PURCHASE ADDITIONAL LICENSES AND MAINTENANCE SERVICES, WHICH ARE USED FOR THE METER READING SOFTWARE IN ACCORDANCE WITH SECTION 252.022(A)(7)(A) OF THE TEXAS LOCAL GOVERNMENT CODE, WITH MRSP, LLC. DBA SMARTPHONE METER READING, L.L.C., FOR AN ESTIMATED ANNUAL AMOUNT OF \$52,544 FOR AN INITIAL TERM OF FIVE YEARS WITH AN OPTION TO EXTEND AN ADDITIONAL FIVE ONE-YEAR TERMS, WITH AN ANNUAL ALLOWANCE FOR A THREE PERCENT INCREASE, CONTINGENT UPON VENDOR PROVIDING ANNUAL DOCUMENTATION ATTESTING TO THEIR SOLE SOURCE STATUS AND PROVIDED THAT FUNDING IS AVAILABLE IN THE APPROVED BUDGET.

Mark Bolduc, Business and Customer Service Manager, provided a presentation to the Board regarding this item. On February 9, 2017, EPWater entered into a SmartPhone Meter Reading (SPMR) System Subscription Agreement (Agreement) with Datamatic, Inc. for the SPMR meter reading software and maintenance, which is used to read meters manually via android devices. On August 20, 2019, EPWater approved the assignment of the Agreement to MRSP, LLC through an amendment. The software and services are proprietary and a sole source. Additional licenses and maintenance services are needed. Mr. Bolduc answered questions from the Board on this item.

On a motion made by Mayor Leeser, seconded by Dr. Santiago, and unanimously carried, the Board approved a Second Amendment to the SmartPhone Meter Reading (SPMR) System Subscription Agreement to purchase additional licenses and maintenance services, which are used for the meter reading software in accordance with Section 252.022(a)(7)(A) of the Texas Local Government Code, with MRSP, LLC. dba SmartPhone Meter Reading, L.L.C., for an estimated annual amount of \$52,544 for an initial term of five years with an option to extend an additional five one-year terms, with an annual allowance for a three percent increase, contingent upon vendor providing annual documentation attesting to their sole source status and provided that funding is available in the approved budget.

15. ADOPTED THE 2022 EMERGENCY STORMWATER SYSTEM RESOLUTION, AUTHORIZING THE PRESIDENT/CEO OR DESIGNEE TO CONTRACT AND PURCHASE WITHOUT FURTHER ACTION OF THE PUBLIC SERVICE BOARD, PURSUANT TO ALLOWABLE EXEMPTIONS TO THE BID STATUTE UNDER SECTION 252.022(A) OF THE TEXAS LOCAL GOVERNMENT CODE, INCLUDING TEXAS LOCAL GOVERNMENT CODE SECTION 252.022(A)(2) PROCUREMENTS MADE TO PRESERVE AND PROTECT THE PUBLIC HEALTH AND SAFETY OF THE RESIDENTS OF EL PASO, AND TEXAS LOCAL GOVERNMENT CODE SECTION 252.022(A)(3) PROCUREMENTS NECESSARY BECAUSE OF UNFORESEEN DAMAGE TO PUBLIC PROPERTY, MACHINERY, EQUIPMENT, OR OTHER PROPERTY, IF SEVERE STORMS DURING THE 2022 MONSOON SEASON CAUSE DAMAGE TO THE STORMWATER SYSTEM.

Gisela Dagnino, Stormwater Chief Operations Officer, provided a presentation to the Board regarding this item (copy on file in Central Files.) In the 2021 monsoon season, severe rain events impacted the entire city, causing significant stormwater runoff, overflows, blockages, mudslides, and water stagnation, resulting in property damage to real estate as well as facilities owned by El Paso Water. The 2021 Emergency Stormwater System Resolution authorizing the President/CEO to contract and purchase without further action of the PSB, pursuant to allowable exemptions to the bid statute under Section 252.022(a) of the Texas Local Government Code, facilitated the urgent repairs, maintenance, upgrades, and construction of over 40 projects in the span of over ten months necessary to protect the public health and safety of residents, customers, and property owners and to immediate repairs due to unforeseen damage to EPWater property. Based on information and discussion with a Hydrometeorologist under contract with EPWater, statistics, probability, and behavior of past monsoon seasons in El Paso, it is probable to experience rain events similar to 2021 in the upcoming 2022 monsoon season. An approved 2022 Emergency Stormwater System Resolution will authorize the President/CEO or designee to take necessary action to preserve and protect the public health and safety of residents and to immediately repair EPWater facilities and property if

severe storms cause substantial damages to the Stormwater System. Ms. Dagnino answered questions from the Board on this item.

On a motion made by Dr. Santiago, seconded by Ms. Block-Uribarri, and unanimously carried, the Board adopted the 2022 Emergency Stormwater System Resolution, authorizing the President/CEO or designee to contract and purchase without further action of the Public Service Board, pursuant to allowable exemptions to the bid statute under section 252.022(a) of the Texas Local Government Code, including Texas Local Government Code Section 252.022(a)(2) procurements made to preserve and protect the public health and safety of the residents of El Paso, and Texas Local Government Code Section 252.022(a)(3) procurements necessary because of unforeseen damage to public property, machinery, equipment, or other property, if severe storms during the 2022 monsoon season cause damage to the Stormwater System.

16. MANAGEMENT REPORT:

- **RESULTS OF 2022A DRAINAGE UTILITY BONDS**

Art Duran, Chief Financial Officer, provided a presentation to the Board on this item (copy on file in Central Files.) Priced on May 17, 2022 was the Pricing for Tax Exempt Refunding Bonds, Series 2022A. Council approved parameters as recommended by PSB, which are Series 2022A (Refunding of \$25 million of DFRL notes)- Maximum True Interest Cost – 4.50% ACTUAL:4.07% and Principal Amount of Issue - \$25,330,000 ACTUAL: \$23,750,000. Mr. Duran answered questions from the Board on this item.

- **CONSTRUCTION CONTRACTS UPDATE**

Ivan Hernandez, Engineering Division Manager, provided a presentation to the Board on this item (copy on file in Central Files.) Pursuant to the authorization granted to the President/CEO by the Public Service Board through a resolution passed during the February 9, 2022 regular board meeting, staff evaluated the qualifications of the respective apparent low bidder and determined that the minimum general requirements as well as the minimum project specific criteria as specified in the respective bid documents were met. Bid 06-22- Rehabilitation of High Chaparral Reservoir for the rehabilitation of 3.5MG water storage reservoir to include replacing steel roof and floor and recoating of tank walls was bid out on May 19, 2022 and the project's duration is to be 325 days. Three bids were received and the bid was awarded to Smithco Construction Co., Inc. in the amount of \$3,265,900. Bid 08-22 La Mesa Sewer Relief Line for the installation of 18-inch diameter sanitary sewer main along La Mesa was bid on May 20, 2022 and the duration is to be 120 days. Two bids were received and the bid was awarded to Smithco Construction Co., Inc for a total of \$883,350. Bid 17-22 Luckett Wastewater Replacement for installation of 21-inch wastewater main to include open-cut and pipe bursting installation methods was bid on April 12, 2022 and the duration is to be 210 days. Two bids were received and the bid was awarded to Spartan Construction for \$2,482,906.41. Bid 26-22 Bird Avenue 18-in Gravity Sewer Replacement Line for the installation of 15-in diameter sanitary sewer mains along La Mesa to replace existing 18-in diameter sewer main was bid on May 10, 2022 and the project duration is 365 days. Bid 39-22 Delta Planned water Line Replacement for installation of 12-in and 8-in water mains along Delta between Fonseca and Concepcion was bid on April 21, 2022 and the project duration is to be 240 days. Five bids were received and the bid was awarded to Hawk Construction for \$2,338,787.97. Bid 44-22 Canal Water Treatment Plant- Primary Sedimentation Basin Covers for the installation of pre-engineered aluminum covers and access ladders at the primary sedimentation basins was bid on April 26, 2022 and the project duration is to be 255 days. Three bids were received and the bid was awarded to Cubic Water, LLC in the amount of \$2,391,000. Bid 45-22 Alameda/Roseway Seneca to Foster Sewer Main Replacement for the installation of 12- and 8-inch sanitary sewer mains along Alameda and Roseway was bid on April 12, 2022 and the project duration is to be 270 days. Two bids were received the bid was awarded to Hawk Construction for \$3,299,173. Awarded construction contracts under \$6 million in March were 1, in April 3 and in may 7 for a cumulative total award amount of \$28,741,533.44. Ms. Rojas answered questions from the Board on this item.

- **SAM SNEAD UPDATE AND VIDEO**

Christina Montoya, Marketing and Communications Manager, provided a presentation to the Board on this item (copy on file in Central Files.) Ms. Montoya answered questions from the Board on this item.

18. PUBLIC COMMENT: THE PSB WILL PERMIT PUBLIC COMMENT ON ANY ITEM NOT ON THE AGENDA. THE CHAIR MAY IMPOSE REASONABLE TIME LIMITS FOR EACH SPEAKER.

There were no comments from the public.

17. CONSIDERED THE PRESENTATION OF MOUNTAIN WALK ASSOC. OF OWNERS FOR THEIR APRIL 12, 2022 CLAIM RELATED TO FIRE LINE ACCOUNT CHARGES AND DELIBERATED ON THE APPEAL PURSUANT TO EL PASO WATER'S RULES AND REGULATIONS NO. 8.

Mr. William Tupy, Secretary/Treasurer for the Mountain Walk Assoc. of Owners, provided a presentation to the Board on this item.

On a motion made by Motion made by Lisa Saenz and seconded by Dr. Santiago, and unanimously carried, that the decision of the President/CEO regarding the appeal of Mountain Walk Assoc. of Owners for their claim on April 12, 2022, be **affirmed** to offer Mountain Walk Assoc. of Owners a reimbursement for their fire line account charges in the amount of \$3,420.84 as a good will gesture, if accepted within 30 calendar days, and further direct that Utility staff meet with a representative of the Mountain Walk Assoc. of Owners, and that the Board makes the following findings:

1. That fire line service was originally requested by the owner of 7111 Alabama St. in June 1985 via a signed Installation and Service Contract; and
2. That the installation of a 6" fire line for 7111 Alabama St. was completed on July 21, 1985, and continues to exist presently; and
3. That a monthly charge shall be collected from every El Paso Water customer with a fire line service account regardless of water consumption; and
4. That in 2005 an authorized representative of the Mountain Walk Association called El Paso Water to activate the fire line service; and
5. That the Mountain Walk Assoc. of Owners were accurately charged for the fire line account at 7465 Stoney Hill, formerly known as 7111 Alabama St., in accordance with Rules and Regulations No. 5 and such bills were not erroneous; and
6. That the Mountain Walk Assoc. of Owners had reasonable and repeated notice of the fire line charge as they received and paid a separate monthly bill for the fire line located at 7465 Stoney Hill, formerly known as 7111 Alabama St.; and
7. That Mountain Walk Assoc. of Owners did not request to terminate their fire line service account for 7465 Stoney Hill, formerly known as 7111 Alabama St., until March 09, 2022.

EXECUTIVE SESSION

On a motion made by Dr. Santiago, seconded by Mayor Leeser and unanimously carried, the Board retired into Executive Session 9:48 a.m., June 8, 2022, pursuant to Section 3.5A of the El Paso City Charter and the Texas Government Code, Section 551.071 through 551.089 to discuss the following:

Section 551.071	Consultation with Attorney
Section 551.072	Deliberation Regarding Real Property
Section 551.073	Deliberation Regarding Prospective Gift
Section 551.074	Personnel Matters
Section 551.076	Deliberations Regarding Security Devices or Security Audits
Section 551.087	Deliberation Regarding Economic Development Negotiations
Section 551.089	Deliberation Regarding Security Devices or Security Audits

Discussion and action on the following:

- a. The Board will deliberate regarding the purchase of real property located in the Mission Valley. (551.071) (551.072)
- b. The Board will deliberate regarding the purchase of the real property legally described as follows: Lot 1, Block 9, Canutillo Industrial Park, an addition to El Paso County, Texas, according the Plat thereof on file in Volume 45, Pages 11, 11A, and 11B, Real Property Records, El Paso County, Texas. (Approx. 6.682 acres, or 291,068 sq. ft.) (551.071) (551.071)

On a motion made by Dr. Santiago, seconded by Mayor Leeser and unanimously carried, the Board reconvened in open session at 10:51 a.m., June 8, 2022.

A. THE BOARD WILL DELIBERATE REGARDING THE PURCHASE OF REAL PROPERTY LOCATED IN THE MISSION VALLEY. (551.071) (551.072)

Motion made by Ms. Saenz and seconded by Dr. Santiago that the President and CEO be authorized to proceed with the acquisition of land in the manner approved by the Board, and in accordance with the terms and conditions specified by the Board, and to sign any and all documents necessary to complete the purchase.

B. THE BOARD WILL DELIBERATE REGARDING THE PURCHASE OF THE REAL PROPERTY LEGALLY DESCRIBED AS FOLLOWS: LOT 1, BLOCK 9, CANUTILLO INDUSTRIAL PARK, AN ADDITION TO EL PASO COUNTY, TEXAS, ACCORDING THE PLAT THEREOF ON FILE IN VOLUME 45, PAGES 11, 11A, AND 11B, REAL PROPERTY RECORDS, EL PASO COUNTY, TEXAS. (APPROX. 6.682 ACRES, OR 291,068 SQ. FT.) (551.071) (551.072)

Motion made by Ms. Saenz and seconded by Dr. Santiago that the President and CEO be authorized to proceed with the acquisition of land in the manner approved by the Board, and in accordance with the terms and conditions specified by the Board, and sign any and all documents to complete the purchase.

ADJOURNMENT

On a motion made by Mayor Leeser, seconded by Dr. Santiago and unanimously carried, the meeting adjourned at 10:55 a.m., June 8, 2022.

ATTEST:



Kristina Mena, Chair



Bryan Morris, Secretary-Treasurer