District Manager / District Foreman's Report
Board Meeting 11/19/26
PUBLIC VERSION

Action needed from Board / Important Updates

- **Board approval for following non-capital project items:**
  - None
- **FY27 Capital Projects for Approval**
  - **Park Accessibility Improvements**
    - Asphalting walking paths to all pavilions and bathroom trailer pad: Not to exceed $20,000.00
      - High cost than we expected but they have to add granite bases unlike the walking paths.
      - We have capital projects funds we can reallocate for this as there are a couple we are not going to pursue
- **FY27 Budget Updates BOARD HAS ALREADY APPROVED – IN PROCESS**
  - Electric service panel upgrade install and boring to tennis power panels:
    - Approved Not to exceed $100,000.00 in August:
      - Paid $45,000.00 for initial equipment purchase
      - 2nd payment for Stovall Electrical Services for new electrical service box and other equipment - $35,000.00
      - The install has been put on hold until further notice. All equipment is in-house and he can schedule whenever we are ready.
  - Bathroom Trailer pad site: FY27 Approved in August Not to exceed $80,000.00
    - 20' x 30' x 5" concrete pad (contract vendor): **COMPLETED**
    - Shade structure for pad site (purchased and built in-house): **COMPLETED**
    - Install maglocks/strike pad with cell connectivity for scheduling: **COMPLETED**
    - Stub up electrical (in-house): ***estimating $500.00***
    - Bore water line from backside of park bathroom (contract vendor): ***estimating $60,000-$75,000***
      - Shane talking with company he spoke with in August.
    - Install new water fountain and drainage (in-house): ***estimating $500.00***
      - we will install it ourselves once we have water line completed
  - Park Toddler Playground: **COMPLETED**
    - Backfilled around the edges and added sod
    - Added two new benches and trash can and moved picnic tables around the space.
  - Gator Replacement
    - Shane has quote but hasn't placed the order yet.
    - Approved in August Not to exceed $13,000.00
  - ESP Cameras Phase 2: Approved not to exceed $75,000.00
    - Scheduled for install 11/16-18
    - New equipment is in-house
    - Remaining expenses as part of this approved line item:
      - 100' boom lift to replace the two current antenna with new upgraded versions
      - Doug Stovall – adding additional electrical conduit to support higher power needs

- **Pool project: GPD**
    - M**aster Plan web site**

- **Important Updates**
    - Eagle Project Isaac Cook: Tree planting in park
        - Scheduled for Sunday, 11/15/26
    - Holiday office hours and closures
        - Thanksgiving
            - Wed., 11/25: closing at 4 p.m.
            - Thurs. 11/26: closed all day
            - Fri., 11/27: closed all day
        - Staff Holiday celebration
            - Fri., 12/11: closing at 11 a.m.
        - Winter reduced office hours
            - Mon., 12/21 – Wed., 12/30: office closing at 5 p.m.
            - Thurs., 12/31: closing at 2 p.m.
        - Christmas office closures
            - Thurs., 12/24: closed all day
            - Fri., 12/25: closed all day
        - New Years closures
            - Fri., 1/1: closed all day

Constables
- Water theft issue with Equix sub-contractor for CenterPoint

Flock Updates
- No issues or updates to report

Hazard Mitigation Plan
- No updates

Parks and Rec Facilities Updates
- **Top Priorities**
    1. Isaac Cook Eagle Scout Project – completed 11/16/26 – planted 13 new trees on new lake
    2. Fitness Center ramp drainage and grass areas
    3. ESP phase 2 – 11/16 – 11/20/26
    4. Roof for new ramp to fitness center doors – design and options
    5. Pool construction site prep for electric panel and new conduit
    6. Pool House list of items we are salvaging prior to demo

- **Park Updates / Issues – SHANE**
    - Park Projects for November
        - Toddler playground: **COMPLETED**
            - Backfill around the concrete curb with slight slope and add sod or seed (or seed mat): **COMPLETED**
            - Benches installed **COMPLETED**
            - Install trash can(s) **COMPLETED**

        - Concrete back park gate sidewalk and clean up rocks: **COMPLETED**
        - Sinkhole on Stevens Lake on house side: **COMPLETED**
        - Bathroom trailer: **IN PROCESS**
            - Shade structure for bathroom trailer install
        - Asphalt quote for paths to pavilions and bathroom trailer pad: **IN PROCESS**
            - Shane contacting company 11/5/26
            - Getting quote 11/6
            - Board approval 11/19
            - Complete by 12/4
        - Tree assessment from Texas Tree Elite: **IN PROCESS**
            - Met with Jose and he is working on scheduleing 4-hour block to perform inspection in next two weeks.
        - Park bathroom roof and Pavilion 3 renovation
        - Rye grass seed from Ewing
        - Get quote for bench frames from Joe: **IN PROCESS**
            - Joe is making 2 at a time for next couple of months…he is very busy.
            - Will deliver when he has 2 completed – asked for 10 total
            - These will be lumber benches with metal footers and frame
        - Rebuild power stand near flag pole
            - This will take the most time and be most difficult due to large tree stump and weight of current equipment
        - Use 100' boom lift to get to some broken branches on trees in park along park road
    - Park Projects for December
        - Clear lake reeds from water edge
        - Rebuild short wooden bridge near Trey's Creek
            - This may be 100% rebuild – won't know until we take the boardwalk apart
        - Pavilion 4, 5, and pergola renovation
        - Azalea garden area – finish cleaning out piles, stump grinding, ground leveling as best we can with what we have
        - Bathroom Trailer
            - Power for bathroom trailer
            - Potable water line and waste
            - Or do we schedule to move the trailer every couple days back to maint. building and empty it and refill water tank?
            - Or can we use the water pump to refill the tank in its place and look at contract for septic company to come and empty it once/week or twice/month?

Parks and Rec Program updates

- Pool is closed for the season
- Christmas movie for Klein Collins Softball
    - They have asked for assistance for their fundraiser Christmas movie event on Fri. 12/11.
    - We assisted them last year by providing screen and audio system.
- Christmas movie at the park – December 18 (last day for KISD fall semester)
    - Home Alone
    - Will provide drinks, popcorn, S'mores, and hot chocolate (if cold enough)

SPA

- New businesses
    - Absolute Recomp – new gym replacing Urban Air and Woodlands Gymnastics Academy

- Closed businesses
    - Urban Air – space has already been leased/sold to a new gym
    - Woodlands Gymnastics Academy – space has already been leased/sold to a new gym

Swim Team Updates

- Gave a brief update to FOST president about project status – just delay in permitting and possible scope redesign for budget reasons…no major concerns.

Tennis Updates

- When we have a preliminary construction schedule, we will work with Rivera and tennis leagues to make sure to avoid demo days as much as possible – will be up to the tennis groups but they will be made aware of the demo and how that will impact noise and air quality
- Rivera Tennis
    - Normal fall schedule
    - Have their spring schedule through April
- Tennis Leagues
    - No issues or updates

Water/Sewer

- Rate Order Updates
    - Mills is reworking some issues with Rate Order and application for Changes to Existing Commercial Properties – confusion about the application and app payment process for us and then service application and deposit for service with MOC
- All plants
    - Knox Boxes were installed on all automated gates at plants and park for emergency services access.
- WWTP
    - Had some alarm system repairs fixed week of 11/9
- WP1
    - Plan to rebuild wooden fence in November/December in sections and incorporate the TCEQ required space for the water tank perimeter…will work with Norman on this change to the fence line.
    - Had some alarm system repairs fixed week of 11/9
- WP2
    - Had some gate access issues fixed week of 11/9
- Lift Stations
    - No updates or issues

Website Updates

- Updates the Residential Water and Sewer page.

CLOSED SESSION