1 2 3 4 5 6 7 8	CYPRES	UTES OF THE MEETING OF THE SABINE RIVER AUTHORITY STATE OF LOUISIANA BOARD OF COMMISSIONERS S BEND RESORT LEARNING CENTER 000 CYPRES BEND PARKWAY MANY, LA 71449 M THURSDAY, FEBRUARY 23, 2023
9 10 11 12 13 14 15 16 17 18	MEMBERS PRESENT:	Mr. Jimmy Foret, Jr, Chairman Mr. Ned Goodeaux, Vice-Chairman Mr. Byron Gibbs, Secretary Mr. Shane Jeane Mr. Mike McCormic Mr. Kevin Mitchell Mr. Therman Nash Mrs. Estella Scott Mr. Stanley Vidrine
20 21 22	MEMBERS ABSENT:	Mr. Kenneth Ebarb Mr. Jeremy Evans
23 24 25 26 27 28 29 30 31	OTHERS PRESENT:	Warren Founds, Executive Director-SRA, Many, LA Becky Anderson, Adm Asst 5-SRA, Many, LA Kellie Ferguson, Adm Prog Dir 3-SRA, Many, LA Alan Fulton, Eng. Intern 1-SRA, Many, LA Chevy Medlock, Adm Prog Mgr 3-SRA, Many, LA Chad Strother, Land Specialist 3-SRA, Many, LA There were 9 visitors.
32 33	Mr. Foret called the	meeting to order. Mr. Nash offered the Prayer and Mr. Foret
34	led the Pledge. The roll wa	s called and it was noted that Mr. Ebarb and Mr. Evans were
35	absent however, a quorum v	was established.
36	Mr. Foret asked if the	here were any additions or deletions to the circulated agenda?
37	Mr. Founds stated that staff	would like to request to add under New Business, Item #2-
38	Adopt Resolution for Hiring	g Taylor, Porter, Brooks, & Phillips, LLC as legal counsel for
39	the out-of-state water sales.	Mr. Gibbs moved, seconded by Mr. Jeane to amend the
40	circulated agenda and add	opt the amended agenda. Motion carried unanimously.
41	Mr. Foret stated that	the minutes of the January 23, 2023 meeting were in the
42	packet and asked for a moti	on to approve the minutes if there were no corrections.
43	Mr. Mitchell moved, secon	nded by Mrs. Scott to approve the minutes of the Board
44	meeting of January 23. 20	23 as circulated. Motion carried unanimously.
45	STAFF REPORTS	: Item #1-TBPJO- Power House Operations: Mr. Fulton
46	stated that at the Power Hou	use, there were a total of 1,020 hours generated in January and
47	720 hours as of February 15	th. He stated that year-to-date, total generation was 65,686.4

- 1 MWH through February 15<sup>th</sup>. He stated that update on the power house step-up
- 2 transformer replacement project is that the drilling and pouring the concrete piers has
- 3 begun. **Reservoir Levels/Status:** The average reservoir level through January was
- 4 169.19'msl and to-date February 15<sup>th</sup>, it is 171.56'msl. Through the month of February,
- 5 attempts will be made to keep the reservoir near a level of 169'msl. Spillway Electrical
- 6 Repair Project, he stated that a meeting was held on January 31st to review the plans and
- 7 specs and revisions were suggested. He stated that once these revisions to the plans are
- 8 complete, a date will be set for pre-bid meetings. **FERC/NERC/SERC:** Certrec
- 9 Corporation continues to provide support to SRA-TX and SRA-LA for
- 10 NERC/SERC/FERC compliance issues for Power House.
- 11 **Item #2-Shoreline: Permitting Activity:** Mr. Strother stated that from
- January 19<sup>th</sup>, 2023 thru February 16, 2023, there were (5) new structure permits, (25)
- transferred structure permits, (0) new water withdrawal(s), (5) transferred water
- withdrawals, (6) cancelled water withdrawals, (0) shoreline improvements
- 15 (dredge/erosion control), (32) approved final inspections and (0) failed final inspection.
- NORTH-Converse area: 0-new structures; 2-transferred structures; 0-transferred water
- withdrawals and 0-cancelled water withdrawal. **NORTH-Noble area:** 0 new structures;
- 0-transferred structures; 0-new water withdrawal; 0-transferred water withdrawal and 0-
- cancelled water withdrawal; **NORTH-Zwolle area: 1**-new structures; 4-transferred
- structure; 0-new water withdrawal; 0 -transferred water withdrawal; 2- cancelled water
- 21 withdrawal. **MID LAKE-Many area:** 4-new structures; 13-transferred structures; 0-
- 22 new water withdrawal; 3-transferred water withdrawal; 2-cancelled water withdrawals; 0-
- shoreline improvements. **SOUTH-Florien: 0**-new structures; 6-transferred structures; 0-
- 24 new water withdrawal; 2-transferred water withdrawal and 1-cancelled water withdrawal.
- 25 **FLOWAGE EASEMENTS:** He stated that "Killin Time" Subdivision is being
- developed with 67 lots located in Section 21 of T4n-R12W and the new Sunset
- 27 Subdivision is being developed with 13 lots located in Section 2, of T6n-R13W.
- 28 **ENCROACHMENT PROGRAM:** Mr. Strother stated that no change to report. He
- stated that there no other issues to report at this time.
- 30 **Item #3-Operational**: Mr. Carr stated that the maintenance crew continues to
- 31 maintain the buildings and grounds at all parks. He stated that the buoy crew has been

2 marked boat lanes on the reservoir using over 10,000 buoys. He stated that the 3 wastewater project is about 90% complete at Pleasure Point Park. He stated that the lift 4 station has been installed and tested and the 3,500 feet of main installation is complete. 5 He stated that most of the RV pads have been connected. He stated that this project should be completed by the end of the month. He stated that the SRA crew went to 6 7 Sulphur to plug a levee break. **SRD:** Mr. Carr stated that the report was handed out to 8 each member and he would answer any questions. He stated that there had been a break 9 in one of the levees on the canal system. He stated that the SRA crew went down to 10 make repairs and were able to stop the water, but the area was too wet to complete the job 11 so the crew returned on Wednesday to complete the repair. He stated that due to the 12 weather, Ozan Ditch Bridge Crossing has not allowed for this site to be assessed; 13 therefore, this project has not been done. He stated that the pumps, drives and motors 14 have been installed. He stated that staff met with EATON Electrical to conduct a walk 15 down of the job and identified LOTO points. He stated that staff will continue to work 16 with EATON representatives to identify a start date. He stated that staff would like to 17 have this project completed by the second week of March 2023. He stated that staff 18 reported no outages since the last report. 19 Financial Report: Mrs. Ferguson stated that Mr. Medlock would be retiring 20 next April and he's going to introduce his replacement. Mr. Medlock introduced Mr. 21 Jan-Calvin PeBenito. She stated that the financial reports were not circulated within the 22 meeting packet. She stated that for the Toledo Bend Division revenues for January 2023 23 were \$1,499,709.12, expenses were \$916,220.79, showing a profit of \$583,488.40. She 24 stated that for the Diversion Canal Division revenues for January 2023 were \$554,877.82, 25 expenses were \$295,159.02, leaving a profit of \$259,718.80. She stated that the total 26 spent at Cypress Bend for the month of January was \$42,025.15 of the \$473,881.99 27 budgeted amount and year-to-date funds expended have been \$319,360.26. Mr. Gibbs moved, seconded by Mr. Jeane to approve staff reports as circulated and presented. 28 29 Motion carried unanimously. Mrs. Ferguson stated that a check had been received 30 from FEMA for \$4.5 million which is actually a payment for the damages from the 31 hurricane in 1996; however, our total cost of the clean-up and repairs was \$6 million.

out replacing missing and out-of-place buoys. He stated that there are 180 miles of

1

1	SPECIAL REPORTS: Mr. Randy Rolland, general manager of Cypress Bend
2	Resort addressed the Board concerning the pending renovations of the Conference Center
3	and Hotel. He stated that Mitchell, Carlson & Stone, the same firm that designed the
4	Conference Center and hotel, had been hired to develop the plans for the renovations. He
5	stated that all bathrooms would be updated. He continued that he had samples of the new
6	flooring, draperies and wall colors, etc. laying on a table for everyone to review. He
7	stated that initially the renovations of the hotel as well as the golf course were to be
8	completed by March 31st; however, due to loss revenues from the golf course closure,
9	issues with construction materials and prices, and the longer than expected re-opening of
10	the golf course, ALH, No.5 would like to ask for an extension until August 31st to
11	complete the renovations. Mr. Josh Hicks was introduced as the new golf superintendent.
12	Mr. Gibbs moved, seconded by Mrs. Scott to approve giving ALH, No. 5 an
13	extension to August 31, 2023 to complete the renovations to the Cypress Bend
14	Resort & Conference Center. Motion carried unanimously.
15	PUBLIC COMMENTS: None.
16	OLD BUSINESS: Item #1-Discuss Out-of-State Water Sales: Mr. Founds

17

18

19

20

21

22

23

24

25

26

27

28

29

30

31

32

stated that in your packet was a list of items that were "key" points to this discussion of an Out-of-State Water Sales Contract. He stated that the some of the main things everyone needs to be aware of are that SRALA would be supplying all the water in this sale and the water being requested in the sale is 800,000 acre feet; however, if it is felt that we should only provide 600,000 acre feet that would leave SRALA approximately 300,000 acre feet for future water sales. He stated that there would be a \$3millon dollar reservation fee, paid to SRALA, within the first year of the signing this agreement and after the agreement has been signed by all parties required by State law for out-of-state water sales. He stated that the \$3,000,000 reservation fee would be due each year for the first ten years of the agreement or until the purchaser began taking water, at which time the terms of the contract would then go into effect. He stated that both agencies SRATX and SRALA would both have to approve the contract, and each agency would share equally in the funds received from the sale of Toledo Bend Reservoir water as per the Sabine River Compact. He stated that SRATX would have to approve and understand the meaning of "Reservation Fee" and not "water sold fee". He stated that as proposed reservation fees would remain with SRALA only. He stated that SRALA currently

- 1 adjusts the price of Toledo Bend Industrial Water every five years using the CIP and
- 2 would continue to do so. He stated that the FERC approved Drought Contingency Plan
- 3 would be included by reference and shall be added as an attachment to the contract. Mr.
- 4 Goodeaux moved, seconded by Mr. McCormic to approve moving forward with
- 5 finalizing an Out-of-State Water Sales Contract and Reservation as long as the
- 6 amount of reserved water is stated as 600,000 acre feet. Motion carried
- 7 unanimously.
- 8 **NEW BUSINESS: Item #1-Adopt Resolution for Written Authority:** Mrs.
- 9 Ferguson stated that this resolution was circulated in the meeting packet. She stated that
- 10 the Executive Director has signed right-of-ways, servitudes, easements and those type of
- documents. She stated that an individual who bought property on the reservoir asked for
- 12 a copy of a resolution giving the general manager/executive director the authority to sign
- 13 any documents concerning the normal daily operational legal instruments. She stated that
- staff researched the issue prepared this resolution that gives the General
- 15 Manager/Executive Director the authority to execute written documents on behalf of the
- agency. Mr. Jeane moved, seconded by Mr. Vidrine to adopt the resolution of
- written authority for the General Manager/Executive Director to sign written legal
- documents of daily operations on behalf of the Agency. Motion carried
- 19 **unanimously.**
- 20 Item #2-Adopt Resolution for Hiring Taylor, Porter, Brooks, & Phillips,
- 21 **LLP:** Mrs. Ferguson stated that the State's Auditor requested that this resolution be
- signed before approving the fee increase from \$225 per hour (state rate) to \$415 per hour
- 23 while representing SRALA during the negotiations of the Out-of-State Water Sales
- contract. She stated that this contract would be retroactive to January 1, 2023 and end on
- November 30, 2024. Mr. Gibbs moved, seconded by Mr. McCormic to adopt the
- resolution approving the fee increase from \$255 per hour to \$415 per hour for legal
- counsel to be performed by Taylor, Porter, Brooks, & Phillips, LLP here
- 28 represented by Mr. John McDermott for negotiations of an Out-of-State Water
- 29 Sales Contract only. Motion carried unanimously.
- 30 **COMMITTEE REPORTS**:
- 31 **1) Diversion Canal: No Meeting.**

1	2) Toledo Bend Division: No Meeting.
2	3) Parks: No Meeting.
3	4) Finance: No Meeting.
4	5) Cypress Bend Golf Resort: No Meeting.
5	6) Toledo Bend Project Joint Operations: No Meeting.
6	LEGAL REPORT: None.
7	<b>EXECUTIVE DIRECTOR'S REPORT:</b> Mr. Founds stated that probably by
8	the next meeting, there could possibly be a final draft for review of the water sales
9	contract which will have to be reviewed by SRA Texas as well. He stated that once the
10	contract draft is received, then a date and time for a meeting of the TBPJO Board would
11	be scheduled. Mr. Gibbs moved, seconded by Mrs. Scott to approve the Executive
12	Director's report as presented. Motion carried unanimously.
13	Mr. Foret stated that the next meeting would be Thursday, March 23, 2023 at
14	1PM at the Cypress Bend Resort Learning Center 2000 Cypress Bend Parkway Many,
15	LA.
16	With no further business to discuss, Mr. Foret asked for a motion to adjourn. Mr.
17	Gibbs moved, seconded by Mrs. Scott to adjourn. Motion carried unanimously.
18	Meeting adjourned at 2:40p.m.
19	
20 21	JAMES FORET, JR, CHAIRMAN
22	
23 24	
25	NED GOODEAUX, VICE-CHAIRMAN
26	
27	
28 29	ATTEST:
29 30	BYRON GIBBS, SECRETARY
	ZINON GIDDO, DECIMENTAL