# PUBLIC NOTICE OF MEETING



# WOODWAY CITY COUNCIL

JUNE 9, 2025 – 5:30 P.M.

TAKE NOTICE THAT A REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF WOODWAY, TEXAS, WILL BE HELD IN THE DONALD J. BAKER COUNCIL CHAMBERS AT WOODWAY CITY HALL, 922 ESTATES DRIVE, WOODWAY, TEXAS, COMMENCING AT 5:30 P.M. ON MONDAY, JUNE 9, 2025, TO CONSIDER AND ACT UPON ANY LAWFUL SUBJECT WHICH MAY COME BEFORE IT INCLUDING, AMONG OTHERS, THE ITEMS LISTED BELOW.

# **AGENDA**

# **CALL MEETING TO ORDER**

# **INVOCATION**

- 1. Invocation
- 2. Pledge of Allegiance

# **PUBLIC COMMENT**

3. The City Council invites citizens to address the Council on any matter, including items on the agenda, except public hearings that are included on the agenda. Comments related to Public Hearings will be heard when the specific hearing starts. Please limit your comments to three (3) minutes per Resolution R-87-11. The Council is not permitted to take any action or discuss any item not listed on the agenda. When called to speak, please state your name and address, and if speaking on a specific agenda item, state the item before beginning your comments.

# **PRESENTATIONS**

- 4. Presentation of Yard of the Month for June
- 5. Presentation of Valor Award to Woodway Public Safety Department First Responders

# ITEMS FOR INDIVIDUAL DISCUSSION, CONSIDERATION AND/OR ACTION

6. Discussion and consider action on approval of Final Plat for Tanglewood Estates Addition, Phase 2, Lots 6-21, Block G, Lots 2-26, Block H, Lots 1-8, Block L, to the City of Woodway, McLennan County, Texas, being part of those tracts of land described as Tract 6 (79.150 acres) in a Deed to WDA Development, LLC as recorded in McLennan County Clerk's Document 2018044087 of the Official Public Records of

# WOODWAY CITY COUNCIL AGENDA

Page 2

June 9, 2025 - 5:30 P.M.

McLennan County, Texas

# **CONSENT AGENDA**

- 7. A. Discussion and consider action on minutes of the regular City Council meeting held May 19, 2025, at 5:30 p.m.
  - B. Discussion and consider action on entering into an agreement with Willdan Financial Services, the most highly qualified respondent to the May 8, 2025 RFQ for Water/Wastewater Rate Study, in an amount not to exceed \$75,000, and authorizing the City Manager to execute any documents in connection therewith
- 8. Discussion and consider action on Consent Agenda

# CITY MANAGER AND CITY COUNCIL REPORTS

- 9. City Manager's Report (Briefings or updates may be provided regarding City services, administrative/personnel matters, real estate/development, infrastructure, events, regulations, community and intergovernmental relations issues.)
- 10. City Council Reports (Briefings or updates may be provided regarding City Council committee and liaison assignments.)

# **CLOSING ITEM**

11. Consider action on adjournment

The City Council may go into Executive Session on any item listed on the agenda in accordance with Chapter 551 of the Texas Government Code.

Councilmembers unable to attend in person may participate via videoconference in accordance with Chapter 551 of the Texas Government Code.

I certify that the above notice of meeting was posted at Woodway City Hall, 922 Estates Drive, Woodway, Texas, on the 6<sup>th</sup> day of June 2025 at 5:00 p.m.

Donna Barkley, City Secretary

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's Office at (254) 772-4480 or FAX (254) 772-0695 for further information.

☐ Presentation, Report and/or Discussion Only



Meeting Date: June 9, 2025

# CITY COUNCIL AGENDA ITEM FORM

Prepared By: Mitch Davison  Approved By:	□ Public Hearing/Related Action ■ Individual Discussion/Action □ Consent □ Executive Session				
Caption:					
Discussion and consider action on approval of Final Plat for G, Lots 2-26, Block H, Lots 1-8, Block L, to the City of tracts of land described as Tract 6 (79.150 acres) in a Dec County Clerk's Document 2018044087 of the Office	Woodway, McLennan County, Texas, being part of those ed to WDA Development, LLC as recorded in McLennan				
Background Information:					
Jason Meeks (applicant) submitted a Final Plat for Tanglew 26, Block H, Lots 1-8, Block L, to the City of Woodway, Mescribed as Tract 6 (79.150 acres) in a Deed to WDA Decoument 2018044087 of the Official Public Records of Mescribed 2018044087.	McLennan County, Texas, being part of those tracts of land velopment, LLC as recorded in McLennan County Clerk's				
City staff has requested that the applicant be present to	answer any questions from the City Council.				
The Planning and Zoning Commission took action on May 27, 2025, and recommends to the City Council that the final plat of Tanglewood Estates Addition, Phase II be approved.					
Financial Impact:					
Total of Proposed Expenditure: N/A Amount Budgeted: Account No.: If not budgeted, other funding options:					
G. CO.					

# **Staff Recommendation:**

City staff recommends approval of Final Plat for Tanglewood Estates Addition, Phase 2, Lots 6-21, Block G, Lots 2-26, Block H, Lots 1-8, Block L, to the City of Woodway, McLennan County, Texas, being part of those tracts of land described as Tract 6 (79.150 acres) in a Deed to WDA Development, LLC as recorded in McLennan County Clerk's Document 2018044087 of the Official Public Records of McLennan County, Texas.



# CITY OF WOODWAY FINAL PLAT/REPLAT SUBMITTAL FORM

(ALL INFORMATION REQUESTED MUST BE PROVIDED)

Items to be completed by Applicant	
Check one of the following: X This submittal is a plat of acreage	
☐ This submittal is a <b>replat</b>	
☐ This submittal is an <b>amended plat</b>	
Meeting Dates:  May 13, 2025 P + Z  May 14, 2025 C C	
Current legal description of property: WDA Development, LLC Called 79.150 Acres, Tract 6, M.C.C.D. 2018044087	
·	
Proposed legal description of property (must list all lot(s), block(s) and name of addition:  Tanglewood Addition Phase 2, Lots 6-21, Block G, Lots 2-26, Block H, Lots 1-8, Block L, to the G Woodway, McLennan County, Texas.	City of
Applicant information:	
Applicant name: Jason Meeks; Bowman Consulting	
Mailing address: 5054 Franklin Ave., Ste. A, Waco, TX. 76712	
Telephone/fax numbers: (254) 776-1519	
Alternate contact: Jeanine Davis	

Applicant's Signature: fluid Date: 4-9-25
Items to be completed by office:  Date of submittal: 495 Submittal accepted by: 1000 S
\$250.00 fee paid Date of notification to City Secretary:
Staff level review conducted by:
- John Norman
Mitch Davison
Date: 4/9/25

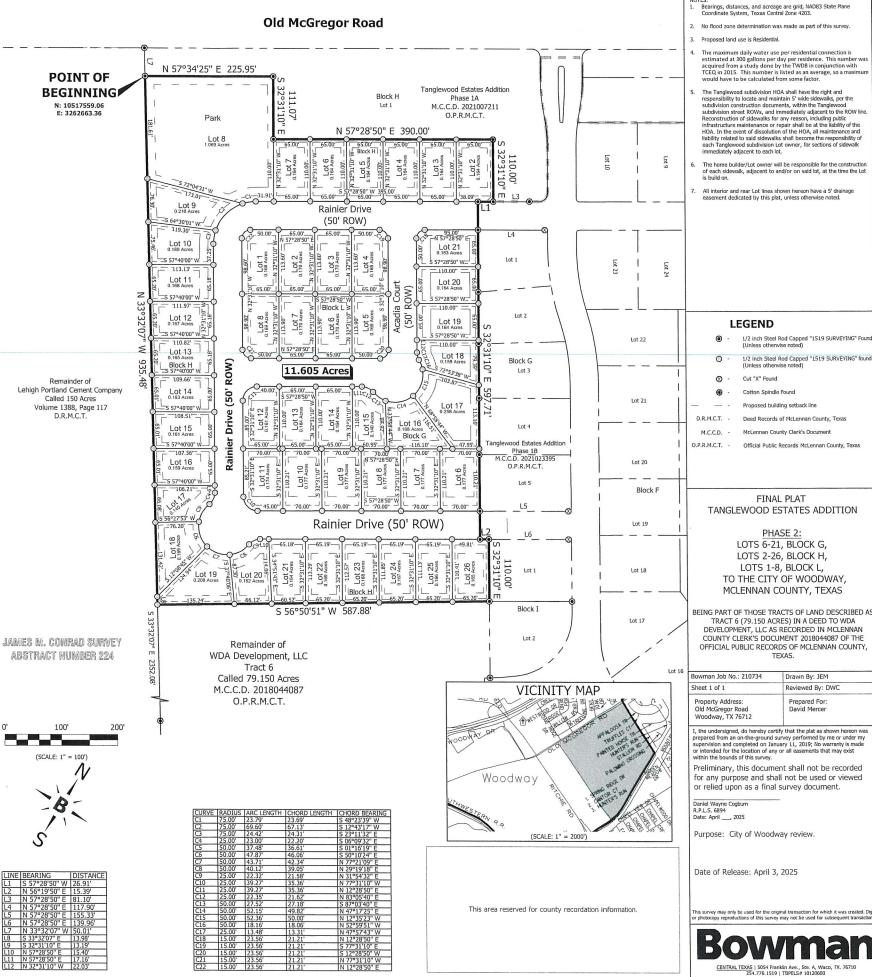
This area reserved for county recordation information OWNER'S DEDICATION N: 10517559.06 WDA Development, LLC, being the owner of proposed PRELIMINARY PLAT, TANGLEWOOD ESTATES ADDITION E: 3262663.36 PHASE 2; LOTS 1-50, BLOCK H; TO THE CITY OF WOODWAY, MCLENNAN COUNTY, TEXAS shown hereon, does hereby dedicate to the public forever all streets, alleys, parks, easements and other land intended for public use. by: David Mercer, President WDA Development, LLC 1620 La Salle Avenue Waco, Texas 76706 Waco, Texas 76706 January 13, 2025 COUNTY OF McLENNAN Before me, the undersigned authority, Notary Public in and for the State of Texas, on this day personally appeared, David Mercer, known to me to be the person whose name is subscribed to the foregoing instrument and he acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacities therein stated. Given under my hand and seal of office this the \_\_\_\_ day of \_\_\_\_\_ Notary Public in and for the State of Texas NOTE: Approval of this plat does not approve or disapprove any designated land use now or in the future or guarantee availability or adequacy of water supply or sewage transportation, treatment or disposal. Approved by the City of Woodway on the \_\_\_\_\_ day of \_\_\_\_\_ A.D. 2025. Remainder of City Secretary Called 150 Acres D.R.M.C.T. Chairman, Planning and Zoning Commission LEGAL DESCRIPTION COUNTY OF McI FNNAN BEING all that tract of land located in the City of Woodway, McLennan County, Texas, out f the James M. Conrad Survey, Abstract Number 224, being a portion of the remainder of that called 79.150 acre tract of land described as Tract 6 in a deed to WDA Development, LLC as recorded in McLennan County Clerk's Document (M.C.C.D.) 2018044087 of the Official Public Records of McLennan County, Texas (O.P.R.M.C.T.), and being further Beginning at a 1/2 inch steel rod capped "1519 SURVEYING" found in the southwest line of said 79.150 acres and the northeast line of the remainder of that called 150 acre tract of land described in a deed to Lehigh Portland Cement Company as recorded in Volume 1388, Page 117 of the Deed Records of McLennan County Texas, and a south corner south corner of Lot 1, Block H of Tanglewood Estates Addition Phase LA to the City of Woodway, McLennan County, Texas, as shown on the plat recorded in M.C.C.D. 2021007211 of said O.P.R.M.C.T., from which a 1/2 inch steel rod capped "1519 SURVEY" found for the west corner of said Lot 1, Block H bears North 33 degrees 32 minutes 07 seconds West, 50.01 feet; THENCE the following bears and distances with the northwest and northeast lines of said Lot 1, Block H: North 57 degrees 34 minutes 25 seconds East, 225.95 feet to a 1/2 inch steel rod capped "1519 South 32 degrees 31 minutes 10 seconds East, 111.07 feet to a 1/2 inch steel rod capped "1519 North 57 degrees 28 minutes 50 seconds East, 390.00 feet to a cotton spindle found for corner; South 32 degrees 31 minutes 10 seconds East, 110,00 feet to a 1/2 inch steel rod capped "1519 SURVEYING" found for a south corner of said Lot 1, Block H, and being in a southeast line of said Tanglewood Estates Addition Phase 1A and a northwest line of Tanglewood Estates Addition Phase 1B to the City of Woodway, McLennan County, Texas, as shown on the plat recorded in M.C.C.D. 2021023395 of said O.P.R.M.C.T., from which a 1/2 inch steel rod capped "1519 SURVEYING" found bears North 57 degrees 28 minutes 50 seconds East, 81.10 feet for reference: (SCALE: 1" = 100') THENCE the following bearings and distances with the northwest, southwest, and southeast lines of said Tanglewood Estates Addition Phase 1B: South 57 degrees 28 minutes 50 seconds West, 26.91 feet to a 1/2 inch steel rod capped "1519 South 32 degrees 31 minutes 10 seconds East, 597.71 feet to a 1/2 inch steel rod capped "1519

North 56 degrees 19 minutes 50 seconds East, 15.39 feet to a 1/2 inch steel rod capped "1519

South 32 degrees 31 minutes 10 seconds East, 110.00 feet to a 1/2 inch steel rod capped "1519 SURVYING" found for corner;

THENCE South 56 degrees 50 minutes 51 seconds West, 587.88 feet over and across said 79.150 acres to a 1/2 inch steel rod capped "BCG" set for corner in the southwest line of said 79.150 acres and the northeast line of said 150 acres, from which 1/2 inch steel rod cappd "1519 SURVEY" found bears South 33 degrees 32

THENCE North 33 degrees 32 minutes 07 seconds West, 935.48 feet with the common line of said 79.150 acres and 150 acres to the POINT OF BEGINNING and containing 11.605 acres of land.





# PROPOSED CONSTRUCTION PLANS FOR: TANGLEWOOD ESTATES

# ADDITION PHASE 2

PROJECT PARCEL ID 140027 PROJECT ADDRESS WOODWAY, TX MCLENNAN COUNTY

# PROJECT INFORMATION

PROJECT

TANGLEWOOD ESTATES ADDITION PH. 2

PROJECT ADDRESS/LOCATION

WOODWAY, TX 140027

PARCEL ID NUMBERS
LOT ACREAGE

11.605 ACRES

LIMIT OF DISTURBANCE (LOD)

12.122 ACRES

PARCEL ZONING

11

EXISTING BUILDING CONDITIONS

VACANT UNDEVELOPED LAND

# PROJECT SUMMARY

THE APPLICANT PROPOSES A SINGLE-FAMILY DEVELOPMENT. THE PROPOSED IMPROVEMENTS INCLUDE LANDSCAPE SCREENING, STORMWATER INFRASTRUCTURE, AND APPLICABLE UTILITIES.

# AGENCY CONTACTS

PERMIT APPLICATIONS DEPARTMENT

CITY OF WOODWAY

COMMUNITY SERVICES & DEVELOPMENT DIRECTOR -

MITCH DAVISON 924 ESTATES DRIVE WOODWAY, TX 76712

(254) 772-4050

FIRE DEPARTMENT

CITY OF WOODWAY

FIRE MARSHAL - JASON GRAVES

920 ESTATES DRIVE

WOODWAY, TX 76712 (254) 772-4470

ELECTRIC

TXU ELECTRIC (800) 711-9112

NATURAL GAS

ATMOS ENERGY

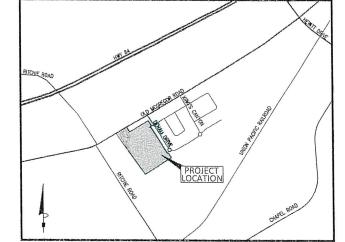
(888) 286-6700

# NOTES

- FINAL BUILDING UTILITY CONNECTIONS TO BE DETERMINED PER ARCHITECT DRAWINGS
- NO WETLANDS ON SITE
- SITE IS LOCATED IN ZONE X (OUTSIDE OF THE 100-YEAR FLOOD PLAIN)
   PER FEMA FIRM NUMBER 48309C0530D, EFFECTIVE DECEMBER 20, 2019
- ELEVATIONS ARE BASED ON:

# BENCHMARI

X-CUT IN FIRE HYDRANT NUT
 N: 10517154,86 E: 3261872,99
 ELEVATION = 728,33\* (NAVD'85)
 X-CUT BRIDGE
 N: 10518864,51 E: 3264552,29
 ELEVATION = 80.01 (MASS),29



# **ENGINEER**

BOWMAN CONSULTING GROUP, LTD -2805-DALLAS-PARKWAY, SUITE 310-PLANO, TEXAS 75093 PHONE: 972.497.2993 CONTACT: RYAN SAFFORD, P.E.

# OWNER/DEVELOPER

WDA DEVELOPMENT, LLC 1620 LA SALLE AVENUE WACO, TEXAS 76706 PHONE: 254.300.4192 CONTACT: DAVID MERCER

# SURVEYOR

BOWMAN CONSULTING GROUP, LTD FORMERLY 1519 5054 FRANKLIN AVENUE WACO, TEXAS 76710 PHONE: 254.230.4320 CONTACT: DANIEL COGBURN, RPLS

# Bowman

Sheet List Table				
Sheet	Sheet Title			
Number 1	COVER SHEET			
2	PLAT			
3	BOWMAN GENERAL NOTES			
4	DEMOLITION PLAN			
5				
	EROSION CONTROL PLAN			
6	EROSION CONTROL DETAILS			
,	PAVING PLAN & PROFILE - RAINIER DRIVE			
8	PAVING PLAN & PROFILE - RAINIER DRIVE			
9	PAVING PLAN & PROFILE - ACADIA COURT			
10	GRADING PLAN			
11	PRE-DEV DRAINAGE AREA MAP			
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15	STORM PLAN & PROFILE - SD-A			
16	STORM PROFILES - LATERALS			
17	STORM PLAN & PROFILE - SD-B & SD-C			
18	DETENTION POND			
19	SANITARY SEWER PLAN			
20	SANITARY SEWER PLAN & PROFLE - SS-1			
21	SANITARY SEWER PLAN & PROFILE - SS-2			
22	SANITARY SEWER PLAN & PROFILE - SS-3			
23	SANITARY SEWER PLAN & PROFILE - SS-4			
24	WATER PLAN			
25	WATER PLAN & PROFILE - WL-A			
26	WATER PLAN & PROFILE - WL-A			
27	WATER PLAN & PROFILE - WL-B			
28	SIGNAGE & LIGHT PLAN			
29	CONSTRUCTION DETAILS			
30	CONSTRUCTION DETAILS			
31	CONSTRUCTION DETAILS			
32	CONSTRUCTION DETAILS			
33	CONSTRUCTION DETAILS			
34	CONSTRUCTION DETAILS			
35	CONSTRUCTION DETAILS			

Know what's below.

THE LOCATION OF DISTING UNDERGOOUND UTILITIES AND SHOWN IN MA IMPRODUATE WAY ONLY. THE CONTRACTOR SHALL OPERATION OF ALL ESSIMILATION OF ALL DAMAGES WHICH IMPIT DE COCASIONED BY THE CONTRACTORS FALURE TO EXACTLY LICALE AND PRESENTE ANY AND ALL INDERGROON UTILITIES.



TANGLEWOOD ESTATES ADDITION PHASE WOODWAY, TX

COVER SHEET

(0)

# TBPE FIRM NO. 14309

This area reserved for county recordation information

### OWNER'S DEDICATION

WDA Development, LLC, being the owner of proposed PRELIMINARY PLAT, TANGLEWOOD ESTATES ADDITION, PHASE 2; LOTS 1-50-0LOCK H; TO THE CITY OF WOODWAY, MCLENNAN COUNTY, TEXAS shown hereon, does hereby dedicate to the public forever all streets, alleys, parks, easements and other land intended for public use.

by: David Mercer, President WDA Development, LLC 1620 La Salle Avenue Waco, Texas 76706 OWNER: WDA Development, LLC c/o David Mercer 1620 La Salle Avenue Waco, Texas 76706

Submission date: January 13, 2025

STATE OF TEXAS COUNTY OF McI FNNAN

Before me, the undersigned authority, Notary Public In and for the State of Texas, on this day personally appeared, David Mercer, known to me to be the person whose name is subscribed to the foregoing instrument and he acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacities therein stated.

Given under my hand and seal of office this the \_\_\_ day of \_\_\_\_\_, 2025.

Notary Public in and for the State of Texas
My Commission Expires

NOTE: Approval of this plat does not approve or disapprove any designated land use now or in the future or guarantee availability or adequacy of water supply or sewage transportation, treatment or disposal.

Approved by the City of Woodway on the \_\_\_\_\_ day of \_\_\_\_\_ A.D. 2025.

City Secretary

Chairman, Planning and Zoning Commission

LEGAL DESCRIPTION

STATE OF TEXAS COUNTY OF McLENNAN

BEING all that tract of land located in the City of Woodway, McLennan County, Texas, out f the James M. Conrad Survey, Abstract Number 224, being a portion of the remainder of that called 79.150 acre tract of land described as Tract 6 in a deed to WDA Development, LLC as recorded in McLennan County Clerk's Document (M.C.C.D.) 2018044087 of the Official Public Records of McLennan County, Texas (O.P.R.M.C.T.), and being further described as follows:

Beginning at a 1/2 inch steel rod capped "1519 SURVEYING" found in the southwest line of said 79.150 acres and the northeast line of the remainder of that called 150 acre tract of land described in a deed to Lehigh Portland Cement Company as recorded in Volume 1388, Page 117 of the Deed Records of McLennan County, Texas, and a south corner south corner of Lot 1, Block H of Tanglewood Estates Addition Phase 1A to the City of Woodway, McLennan County, Texas, as shown on the plat recorded in M.C.C.D. 2021007211 of said O.P.R.M.C.T., from which a 1/2 inch steel rod capped "1519 SURVEY" found for the west corner of said Lot 1, Block H bears North 33 degrees 32 minutes 07 seconds West, 50.01 feet:

THENCE the following bears and distances with the northwest and northeast lines of said Lot 1, Block H:

North 57 degrees 34 minutes 25 seconds East, 225.95 feet to a 1/2 inch steel rod capped "1519 SURVEYING" found for corner;

South 32 degrees 31 minutes 10 seconds East, 111.07 feet to a 1/2 inch steel rod capped "1519 SURVEYING" found for corner;

North 57 degrees 28 minutes 50 seconds East, 390.00 feet to a cotton spindle found for corner;

South 32 degrees 31 minutes 10 seconds East, 110.00 feet to a 1/2 inch steel rod capped "1519 SURVEYING" found for a south corner of said Lot 1, Block H, and being in a southeast line of said Tanglewood Estates Addition Phase 1a And a northwest line of Tanglewood Estates Addition Phase 1B to the City of Woodway, McLennan County, Texas, as shown on the plat recorded in M.C.C.D. 2021023395 of said O.P.R.M.C.T., from which a 1/2 inch steel rod capped "1519 SURVEYING" found bears North 57 degrees 28 minutes 50 seconds East, 81.10 feet for reference;

THENCE the following bearings and distances with the northwest, southwest, and southeast lines of said Tanglewood Estates Addition Phase 18:

South 57 degrees 28 minutes 50 seconds West, 26.91 feet to a 1/2 inch steel rod capped "1519 SURVEYING" found for corner;

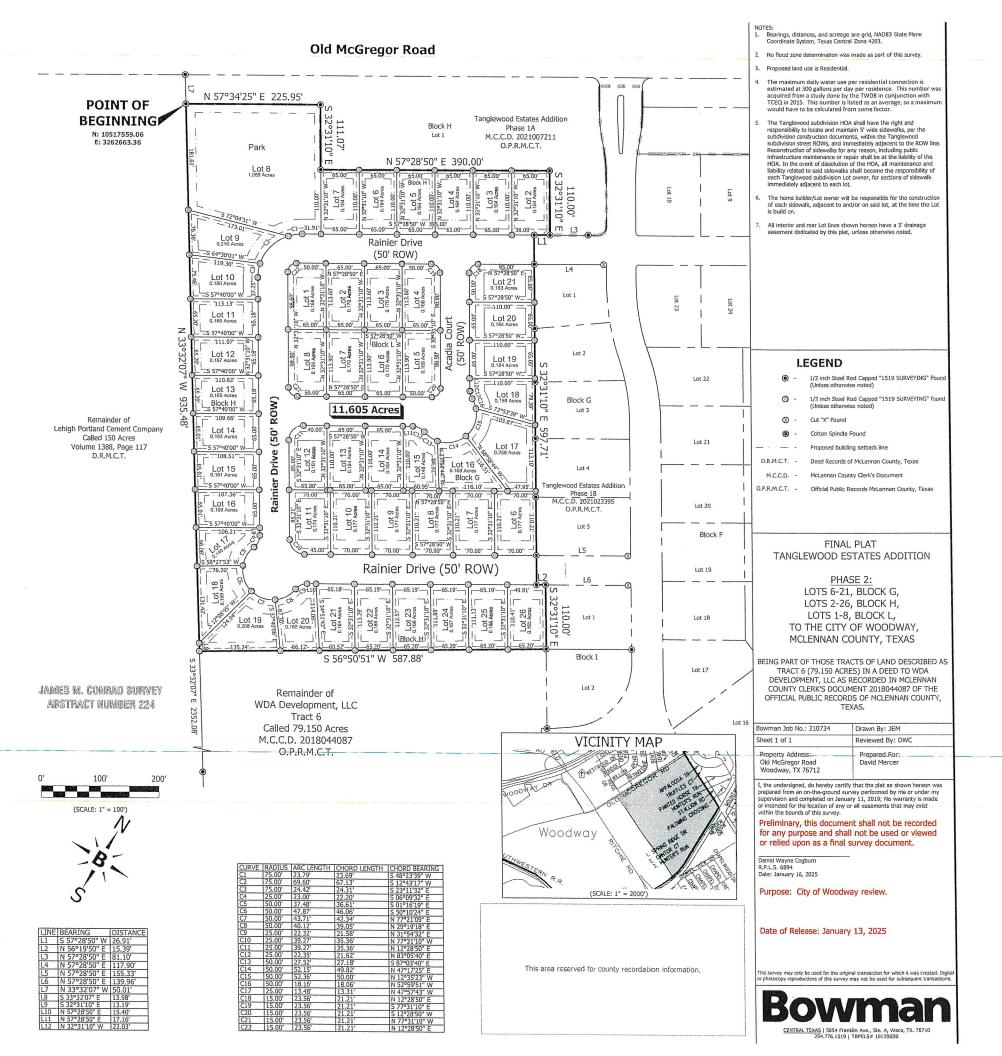
South 32 degrees 31 minutes 10 seconds East, 597.71 feet to a 1/2 inch steel rod capped "1519 SURVEYING" found for corner;

North 56 degrees 19 minutes 50 seconds East, 15.39 feet to a 1/2 inch steel rod capped "1519 SURVEYING" found for corner;

South 32 degrees 31 minutes 10 seconds East, 110.00 feet to a 1/2 inch steel rod capped "1519 SURVYING" found for corner:

THENCE South 56 degrees 50 minutes 51 seconds West, 587.88 feet over and across said 79.150 acres to a 1/2 inch steel rod capped "BCC" set for corner in the southwest line of said 79.150 acres and the northeast line of said 150 acres, from which 1/2 inch steel rod cappd "1519 SURVEY" found bears South 33 degrees 32 minutes 07 seconds East, 2352.08 feet for reference;

THENCE North 33 degrees 32 minutes 07 seconds West, 935.48 feet with the common line of said 79.150 acres and 150 acres to the **POINT OF BEGINNING** and containing **11.605 acres** of land.

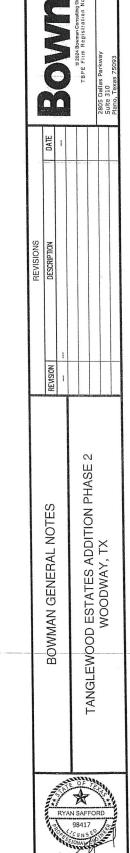


### **GENERAL NOTES:**

- ALL ELEVATIONS SHOWN ARE BASED ON A TOPOGRAPHIC SURVEY PERFORMED BY BOWMAN CONSULTING GROUP, LTD.
- 2. CONTRACTOR SHALL VERIFY ACCURACY OF ANY TEMPORARY BENCHMARKS SHOWN PRIOR TO UTILIZING THEM FOR CONSTRUCTION.
- 3. THE EXISTING UNDERGROUND UTILITIES SHOWN HEREON ARE BASED UPON AVAILABLE INFORMATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF ALL UTILITIES PRIOR TO BEGINNING DIGGING OPERATIONS. IF UTILITIES OTHER THAN THOSE SHOWN ARE ENCOUNTERED DURING CONSTRUCTION, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY AND TAKE STEPS TO PROTECT THE LINE(S) AND ENSURE CONTINUED-SERVICE, DAMAGE CAUSED TO EXISTING UTILITIES BY THE CONTRACTOR SHALL BE REPAIRED BY THE CONTRACTOR, ADDITIONALLY, THE CONTRACTOR SHALL CONFIRM THE CONNECTION POINTS OF NEW UTILITIES TO EXISTING UTILITIES PRIOR TO BEGINNING NEW CONSTRUCTION.
- 4. THE CONTRACTOR SHALL INSTALL ALL EROSION CONTROL AND PREVENTION STRUCTURES SHOWN ON THE PLANS. ALL EROSION AND SEDIMENT CONTROL DEVICES SHALL BE CONSTRUCTED SIMULTANEOUSLY WITH THE DISTURBANCE OF THE LAND AND SHALL REMAIN FUNCTIONAL UNTIL THE CONTRIBUTING DISTURBED AREAS ARE STABILIZED, SILT BARRIERS WILL BE INSTALLED AS NECESSARY TO PREVENT EXCESSIVE SEDIMENTATION OF DOWNSTREAM AREAS. DEVICES SHALL BE IN ACCORDANCE WITH MCLENNAN COUNTY FOR CONSTRUCTION ACTIVITIES.
- IF WORK IS SUSPENDED OR DELAYED FOR FOURTEEN (14) DAYS, THE CONTRACTOR SHALL TEMPORARILY STABILIZE THE DISTURBED AREA AT CONTRACTORS EXPENSE.
- 6. THE TREE PROTECTION IN THE AREAS OF WORK SHALL BE INSTALLED BY THE CONTRACTOR PRIOR TO THE START OF LAND DISTURBANCE ACTIVITIES. UNLESS SPECIFICALLY SHOWN ON THESE PLANS, THE DESTRUCTION OF ANY REGULATED TREES IS PROHIBITED. PROTECTIVE BARRICADES SHALL BE PLACED AROUND ALL TREES DURING ALL PHASES OF CONSTRUCTION.
- THE CONTRACTOR SHALL NOTIFY THE ENGINEER IF UNSUITABLE MATERIAL IS DISCOVERED PRIOR TO BEGINNING ANY REMOVAL OPERATION.
- CONTRACTOR WILL BE REQUIRED TO ADJUST MANHOLE FRAMES TO MATCH FINAL GRADE AT NO ADDITIONAL COST.
- 9. ANY DAMAGE TO EXISTING PAVEMENT MUST BE REPAIRED AT CONTRACTOR'S EXPENSE
- ALL RIGHT-OF-WAY AND DRAINAGE EASEMENT CONSTRUCTION SHALL MEET APPLICABLE CITY OF WOODWAY STANDARD SPECIFICATIONS UNLESS SPECIFIED ELSEWHERE AND APPROVED IN WRITING BY THE ENGINEER.
- 11. WHERE FIELD INSPECTIONS ARE REQUIRED BY THE COUNTY, THE CONTRACTOR SHALL NOTIFY THE ENGINEERING DIVISION A MINIMUM OF 48 HOURS IN ADVANCE TO SCHEDULE SUCH INSPECTIONS.
- 12. A COMPLETE SET OF APPROVED DRAWINGS AND SPECIFICATIONS MUST BE MAINTAINED ON SITE AT ALL TIMES THAT THE CONTRACTOR IS PERFORMING WORK. THESE DRAWINGS SHALL BE MADE AVAILABLE TO THE COUNTY PERSONNEL AT THEIR REQUEST.
- 13. ANY REVISIONS DURING CONSTRUCTION WHICH ALTER THE ROAD LAYOUT, CONSTRUCTION METHODS, RIGHT-OF-WAY LOCATIONS OR STORM DRAINAGE AS INDICATED AND APPROVED BY THE CITY MUST BE SUBMITTED AND APPROVED IN WRITING BY THE CITY ENGINEER.
- THE CONTRACTOR AND ALL SUB-CONTRACTORS HIRED BY THE CONTRACTOR SHALL BE LICENSED TO WORK IN THE STATE OF TEXAS.
- 15. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL CONSTRUCTION PERMITS NECESSARY FROM OTHER RESPONSIBLE AGENCIES.
- 16. ALL TRAFFIC CONTROL SIGNS AND PAVEMENT MARKINGS SHALL BE IN ACCORDANCE WITH THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS" CURRENT EDITION. ALL DRAINAGE WILL BE MADE FUNCTIONAL DAILY AS WORK PROGRESSES.
- 17. EACH EXISTING ROAD WILL BE CLEANED OF DEBRIS AND RESTORED DAILY, OR MORE OFTEN IF NECESSARY.
- 18. NEW PAVEMENT TO BE FLUSH WITH EDGE OF EXISTING PAVEMENT.
- ALL SANITARY SEWER SHALL BE IN ACCORDANCE WITH CITY OF WOODWAY STANDARDS AT THE TIME OF CONSTRUCTION.
- ALL WATER INFRASTRUCTURE SHALL BE IN ACCORDANCE WITH CITY OF WOODWAY STANDARDS AT THE TIME OF CONSTRUCTION.
- 21. THE SEDIMENT AND EROSION CONTROL PLAN MUST BE KEPT ON SITE AT ALL TIMES, AND IN A DESIGNATED AREA THAT IS ACCESSIBLE TO THE INSPECTORS.
- 22. SEDIMENT AND EROSION CONTROL INSPECTIONS MUST BE COMPLETED BY A CERTIFIED INSPECTOR.
- 23. SEDIMENT AND EROSION CONTROL SHOULD INCLUDE A CONCRETE WASHOUT/STAGING AREA FOR SITE AND BUILDING CONSTRUCTION AND ALL OTHER PURPOSES OF THE DEVELOPMENT.
- 24. CONSTRUCTION DEBRIS MUST BE PLACED INSIDE CONTAINERS AND NOT LEFT EXPOSED TO THE ELEMENTS.
- 25. SITE MUST BE BUILT ACCORDING TO APPROVED CITY PLANS UNLESS SEDIMENT AND EROSION CONTROL PLAN DOCUMENTS ARE UPDATED BY THE ORIGINAL PREPARER, REVIEWED AND APPROVED. OTHERWISE PERMITS WILL BE INVALIDATED.
- 26. NO OBSTRUCTIONS, TO INCLUDE BUT NOT LIMITED TO FENCES, STRUCTURES, OR LANDSCAPING MAY BE PERMITTED OR BUILT WITHIN ANY SWALES OR DRAINAGE EASEMENT.
- 27. CONTRACTOR IS RESPONSIBLE FOR COORDINATING INSTALLATION OF UNDERGROUND UTILITIES WITH THE APPROPRIATE UTILITY COMPANY.
- 28. PIPE LENGTHS THAT ARE SHOWN ON THE PLANS ARE 2D LENGTH FROM CENTER TO CENTER, FIELD ADJUSTMENT OF THE ACTUAL PIPE LENGTHS MAY BE NECESSARY.
- 29. THE CONTRACTOR SHALL STAGE CLEARING AND GRUBBING WORK TO MINIMIZE THE AMOUNT OF EROSION AND SEDIMENTATION.
- 30. THE CONTRACTOR SHALL PROVIDE APPROPRIATE BARRICADES, WARNING LIGHTS, AND WARNING SIGNS TO ENSURE THE SAFETY OF THE PUBLIC AT ALL TIMES.
- 31. THE CONTRACTOR IS RESPONSIBLE FOR ALL CONSTRUCTION SIGNAGE AND MAINTENANCE OF EXISTING PERMANENT SIGNS DURING CONSTRUCTION.
- 32. THE CONTRACTOR SHALL VERIFY PROPERTY LINES, BUILDING DIMENSIONS, AND ALL OTHER SITE CONDITIONS PRIOR TO CONSTRUCTION. ANY SIGNIFICANT VARIATIONS SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.
- 33. WRITTEN DIMENSIONS ON THESE DRAWINGS SHALL HAVE PRECEDENCE OVER SCALED DIMENSIONS ON THE JOB. BOWMAN CONSULTING GROUP SHALL BE NOTIFIED IN WRITING OF ANY VARIATION FROM THE

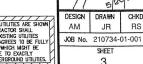
DIMENSIONS, CONDITIONS, AND SPECIFICATIONS SHOWN BY THESE DRAWINGS.

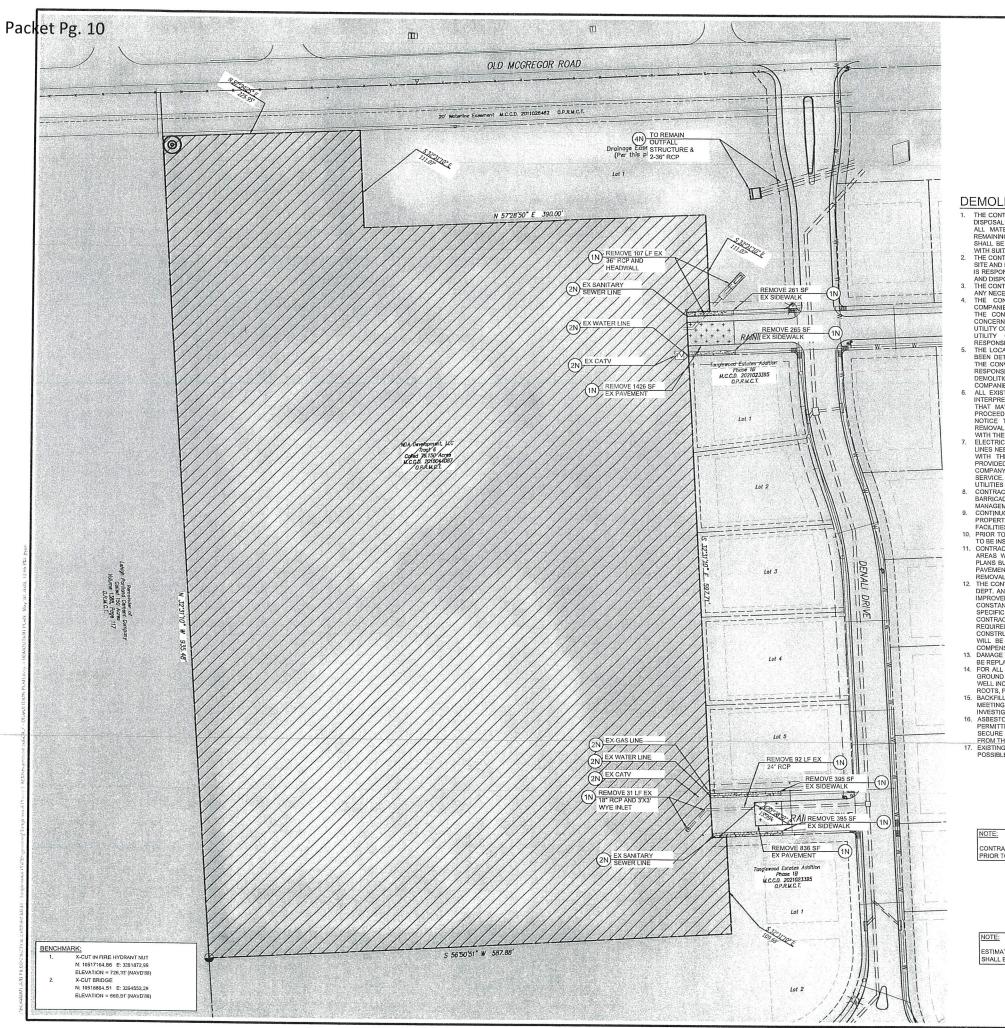
- 34. ALL CURVE RADII ARE SHOWN TO THE FACE OF CURB UNLESS NOTED OTHERWISE.
- 35. ALL DRAINAGE WILL BE MADE FUNCTIONAL DAILY AS WORK PROGRESSES
- AT THE CONCLUSION OF THE CONSTRUCTION PROJECT, ALL COMPONENTS OF THIS DESIGN PACKAGE SHALL BE IN OPERABLE CONDITION, MEETING ITS REQUIREMENTS.
- 37. THE CONTRACTOR SHALL CONTACT TEXAS 811, UTILITY COMPANY REPRESENTATIVES, PERFORM TEST PITS, REVIEW CURRENT TEST PIT DATA, AND WHATEVER OTHER OPERATIONS AVAILABLE TO ENSURE THE EXACT HORIZONTAL AND VERTICAL LOCATION OF ALL UTILITIES IN THE AREA OF CONSTRUCT TO INSURE THE EXACT HORIZONTAL AND VERTICAL LOCATION OF ALL UTILITIES IN THE AREA OF CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY BOWMAN CONSULTING GROUP, LTD. OF ANY POTENTIAL CONFLICTS PRIOR TO COMMENCING CONSTRUCTION.
- 38. THE CONTRACTOR SHALL CAREFULLY EXAMINE THE SITE AND MAKE ALL INSPECTIONS NECESSARY IN ORDER TO DETERMINE THE FULL EXTENT OF THE WORK REQUIRED TO MAKE THE PROPOSED WORK CONFORM TO THE DRAWINGS AND SPECIFICATIONS.
- 39. UTILITY COMPANIES SHALL BE NOTIFIED 72 HOURS IN ADVANCE OF ANY EXCAVATION.
- 40. ALL UNDERGROUND UTILITIES WITHIN THE STREET RIGHT-OF-WAY SHALL BE INSTALLED TO THE REQUIRED DISTANCE BEYOND THE RIGHT-OF-WAY LINE PRIOR TO THE INSTALLATION OF ANY SUBBASE MATERIAL, CURB AND GUTTER OR SIDEWALK.
- 41. ADDITIONAL SILTATION AND EROSION CONTROL MEASURES SHALL BE INSTALLED AS DIRECTED BY THE INSPECTOR DURING FIELD REVIEW.
- 42. ALL SURFACED STREETS SHALL BE MAINTAINED IN A CLEAR CONDITION; FREE OF DUST, MUD OR SNOW AT ALL TIMES. THE DEVELOPER SHALL PROVIDE ADEQUATE MEANS TO CLEAN TRUCKS AND OTHER EQUIPMENT USING SURFACED STREETS.
- 43. CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTMENTS AND/OR RECONSTRUCTIONS OF ALL UTILITY COVER (MANHOLE FRAMES AND COVERS, VALVE BOX COVERS, ETC.) TO MATCH THE FINISHED GRADES OF THE AREAS EFFECTED BY THE CONSTRUCTION.
- 44. THE CONTRACTOR MUST HAVE THE APPROVED SET OF CONSTRUCTION PLANS AND ALL APPLICABLE PERMITS IN POSSESSION PRIOR TO THE START OF CONSTRUCTION. AT LEAST ONE (1) COPY OF THE APPROVED PLANS, WITH REVISIONS, MUST BE KEPT ON-SITE AT ALL TIMES.
- 45. THESE PLANS MAKE NO REPRESENTATION AS TO THE SUBSURFACE CONDITIONS AND THE PRESENCE OF SUBSURFACE WATER OR THE NEED FOR SUBSURFACE DRAINAGE FACILITIES.
- 66. STORM SEWER AND CULVERT PIPE SHALL BE REINFORCED CONCRETE PIPE TO CONFORM TO THE CURRENT A.A.S.H.T.O. DESIGNATION M170, UNLESS OTHERWISE DESIGNATED ON THESE PLANS, CLASS III PIPE AS A MINIMUM, WILL BE REQUIRED WITHIN THE LIMITS OF RIGHT-OF-WAY.
- 47. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING A SAFE CONSTRUCTION SITE AND COMPLYING WITH ALL OSHA REGULATIONS.
- 48. EMERGENCY VEHICLE ACCESS SHALL BE PROVIDED DURING ALL PHASES OF CONSTRUCTION.
- 49. WHERE IMPROVEMENTS ARE PROPOSED WITHIN EXISTING EASEMENTS OF RECORD, THE DEVELOPER SHALL OBTAIN WRITTEN PERMISSION FROM THE AUTHORITIES THAT ARE DOMINANT TENEMENTS OF THESE EASEMENTS FOR PERMIT FOR ANY DISTURBANCES WITHIN THESE AREAS PRIOR TO CONSTRUCTIONS.
- 50. ALL FINISHED GRADING, SEEDING, SODDING OR PAVING SHALL BE DONE IN SUCH MANNER TO PRECLUDE THE PONDING OF WATER.
- TYPICAL SECTIONS ARE INTENDED TO SHOW GENERAL FEATURES OF THE PROPOSED CONSTRUCTION.
   FOR EXACT DETAILS AT ANY GIVEN LOCATION, SEE THE SITE PLAN SHEETS.
- 52. ALL SIDEWALKS TO BE 4" THICK CONCRETE UNLESS OTHERWISE SHOWN ON THE PLAN.
- 53. THE ENGINEER SHALL NOT HAVE CONTROL OVER OR CHARGE OF AND SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES OR FOR SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK SHOWN ON THESE PLANS. THE ENGINEER SHALL NOT BE RESPONSIBLE FOR THE CONTRACTOR'S SCHEDULES OF FALURE TO CARRY OUR THE WORK, THE ENGINEER IS NOT RESPONSIBLE FOR ACTS OR OMISSIONS OF THE CONTRACTOR, SUBCONTRACTORS, OR THEIR AGENTS OR EMPLOYEES, OR OF ANY OTHER PERSONS PERFORMING PORTIONS OF THE WORK.
- 54. ALL GAS LINES REQUIRE A MINIMUM OF 1 FOOT VERTICAL AND 5 FEET HORIZONTAL SEPARATION. CONSTRUCTION WITHIN 10 FEET OF THE GAS LINE REQUIRES A GAS LINE REPRESENTATIVE TO BE PRESENT DURING CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE TO COORDINATE WITH THE GAS COMPANY PRIOR TO CONSTRUCTION.
- 55. NO TREES SHALL BE PLANTED IN THE WATER AND SEWER EASEMENTS.
- 56. UNLESS OTHERWISE NOTED HEREIN, CONSTRUCTION OF PAVEMENT AND DRAINAGE STRUCTURES SHALL BE IN ACCORDANCE WITH THE CITY OF WOODWAY STANDARDS.
- UPON AWARD OF CONTRACT, THE CONTRACTOR SHALL OBTAIN THE NECESSARY LOCAL TRADE PERMITS (INCLUDING APPLICATIONS AND FEES) ASSOCIATED WITH THE WORK INDICATED ON THE DRAWINGS, IN THE SPECIFICATIONS AND IN THE CONTRACT DOCUMENTS.
- 58. ALL ROAD IMPROVEMENTS AT THE DRIVE CONNECTIONS ARE TO BE COORDINATED WITH THE CITY OF WOODWAY ENGINEERING DEPARTMENT PRIOR TO CONSTRUCTION.
- 59. IN ROLLING AND HILLY TERRAINS, SWEEPING OF THE STONE BASE AND/OR APPLICATION OF A TACK COAT MAY BE REQUIRED NEAR INTERSECTIONS. THESE REQUIREMENTS WILL BE ESTABLISHED BY THE INSPECTOR AND BASED ON FIELD CONDITIONS.
- 60. APPROVAL OF THIS PLAN IS NOT AN AUTHORIZATION TO GRADE ADJACENT PROPERTIES. WHEN FIELD CONDITIONS WARRANT OFF-SITE GRADING, PERMISSION MUST BE OBTAINED FROM THE AFFECTED PROPERTY OWNERS
- 61. IN ORDER TO ENSURE PROPER DRAINAGE, KEEP A MINIMUM OF 0.5% SLOPE ON THE CURB.
- 62. CURB AND GUTTER SHOWN ON PLANS MAY REQUIRE ADJUSTMENT BASED UPON FIELD CONDITIONS. ASSOCIATED STORM DRAINAGE MAY ALSO REQUIRE MODIFICATION BASED UPON FIELD CONDITIONS.
- 63. THE PURPOSE OF THE STORM DRAINAGE EASEMENT (SDE) IS TO PROVIDE STORM WATER CONVEYANCE. BUILDINGS ARE NOT PERMITTED IN THE EASEMENT AREA. ANY OTHER OBJECTS WHICH IMPEDE STORM WATER FLOW OR SYSTEM MAINTENANCE ARE ALSO PROHIBITED.
- 64. BACKFILL BEING PLACED. BACKFILL MATERIAL MUST BE APPROVED BY THE CITY INSPECTOR PRIOR TO PLACEMENT OF THE MATERIAL WITHIN THE PUBLIC STREET RIGHT-OF-WAY.
- 65. CITY OF WOODWAY GENERAL NOTES SHALL TAKE PRECEDENCE.

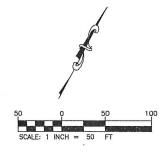












# **DEMOLITION NOTES**

- THE CONTRACTOR IS RESPONSIBLE FOR THE DEMOLITION, REMOVAL, AND DISPOSAL (IN A LOCATION APPROVED BY ALL GOVERNING AUTHORTIES) OF ALL MATERIALS, SUCH THAT THE IMPROVEMENTS SHOWN ON THE REMAINING PLANS CAN BE CONSTRUCTED, ALL FACILITIES TO BE REMOVED SHALL BE UNDERCUT TO SUITABLE MATERIAL AND BROUGHT TO GRADE. WITH SUITABLE COMPACTED FILL MATERIAL PER THE SPECIFICATIONS.

  2. THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL DEBRIS FROM THE SITE AND DISPOSING THE DEBRIS IN A LAWPUL MANNER, THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED FOR DEMOLITION AND DISPOSAL.

- IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED FOR DEMOLITION AND DISPOSAL.

  3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING SERVICES TO ANY NECESSARY UTILITIES DURING CONSTRUCTION.

  4. THE CONTRACTOR SHALL COORDINATE WITH RESPECTIVE UTILITY COMPANIES PRIOR TO THE REMOVAL AND/OR RELOCATION OF UTILITIES. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANY COMPANIES PRIOR TO THE REMOVAL AND/OR RELOCATION OF UTILITIES. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANY FOR OWNER WHICH MAY BE PERFORMED BY THE UTILITY COMPANY FOR THEIR SERVICES. THE CONTRACTOR IS RESPONSIBLE FOR PAYING ALL FEES AND CHARGES.

  5. THE LOCATIONS OF ALL EXISTING UTILITIES SHOWN ON THIS PLAN HAVE BEEN DETERMINED FROM INFORMATION AVAILABLE AND ARE GIVEN FOR THE CONTRACTOR. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THEIR SECURACY, PRIOR TO THE START OF ANY DEMOLITION ACTIVITY, THE CONTRACTOR SHALL NOTIFY THE UTILITY COMPANIES FOR ONSITE LOCATIONS OF EXISTING UTILITIES.

  6. ALL EXISTING SEWERS, PIPING AND UTILITIES SHOWN ARE NOT TO BE INTERPRETED AS THE EXACT LOCATION, OF AS THE ONLY OBSTACLES THAT MAY OCCUR ON THE SITE. VERIFY EXISTING CONDITIONS AND PROCEED WITH CAUTION AROUND ANY ANTICIPATED FEATURES. GIVE NOTICE TO ALL UTILITY COMPANIES REGARDING DESTRUCTION AND REMOVAL OF ALL SERVICE LINES AND CAP ALL LINES BEFORE PROCEEDING WITH THE WORK.

  7. ELECTRICAL, TELEPHONE, CABLE, WATER, FIBER OPTIC CABLE AND/OR GAS LINES NEEDING TO BE REMOVED OR RELOCATED SHALL BE COORDINATED WITH SHALL BE
- 7. ELECTRICAL, TELEPHONE, CABLE, WATER, FIBER OPTIC CABLE ANDIOR GAS LINES REEDING TO BE REMOVED OR RELOCATED SHALL BE COORDINATED WITH THE AFFECTED UTILITY COMPANY, ADEQUATE TIME SHALL BE PROVIDED FOR RELOCATION AND CLOSE COORDINATION WITH THE UTILITY COMPANY IS NECESSARY TO PROVIDE A SMOOTH TRANSITION IN UTILITY SERVICE, CONTRACTOR SHALL PAY CLOSE ATTENTION TO EXISTING UTILITIES WITHIN THE ANY ROAD RIGHT OF WAY DURING CONSTRUCTION.

  8. CONTRACTOR MUST PROTECT THE PUBLIC AT ALL TIMES WITH FENCING, BARRIGADES, ENCLOSURES, ETC., (AND OTHER APPROPRIATE BEST MANAGEMENT PRACTICES) AS APPROVED BY CONSTRUCTION MANAGER.

  9. CONTINUOUS ACCESS SHALL BE MAINTAINED FOR THE SURROUNDING PROPERTIES AT ALL TIMES DURING DEMOLITION OF THE EXISTING FACILITIES.

- 11. CONTRACTOR MAY LIMIT SAW-CUT & PAVEMENT REMOVAL TO ONLY THOSE AREAS WHERE IT IS REQUIRED AS SHOWN ON THESE CONSTRUCTION PLANS BUT IF ANY DAMAGE IS INCURRED ON ANY OF THE SURROUNDING PAVEMENT, ETC. THE CONTRACTOR SHALL BE RESPONSIBLE FOR IT'S
- REMOVAL AND REPAIR

  12. THE CONTRACTOR SHALL COORDINATE WATER MAIN WORK WITH THE FIRE DEPT. AND THE CITY/COUNTY UTILITY DEPARTMENT TO PLAN PROPOSED IMPROVEMENTS AND TO ENSURE ADEQUATE FIRE PROTECTION IS CONSTANTLY AVAILABLE TO THE STORE AND SITE THROUGHOUT THIS SPECIFIC WORK AND THROUGH ALL PHASES OF CONSTRUCTION. CONTRACTOR WILL BE RESPONSIBLE FOR ARRANGING/PROVIDING ANY REQUIRED WATER MAIN SHUT OFFS WITH THE CITY/COUNTY DURING CONSTRUCTION. ANY COSTS ASSOCIATED WITH WATER MAIN SHUT OFFS WILL BE THE RESPONSIBILITY OF THE CONTRACTOR AND NO EXTRA COMPENSATION WILL BE PROVIDED.
- COMPENSATION WILL BE PROVIDED DAMAGE TO ALL EXISTING FACILITIES AND IMPROVEMENTS TO REMAIN WILL
- 13. DAMAGE TO ALL EXISTING FACILITIES AND IMPROVEMENTS TO REMAIN WILL BE REPLACED AT CONTRACTOR'S EXPENSE.

  14. FOR ALL ITEMS NOTED TO BE REMOVED, REMOVE NOT ONLY THE ABOVE GROUND ELEMENTS, BUT ALSO REMOVE ALL UNDERGROUND ELEMENTS AS WELL INCLUDING, BUT NOT LIMITED TO; FOUNDATIONS, GRAVEL FILLS, TREE ROOTS, PIPES, TANKS, ETC.

  15. BACKFILL ALL EXCAVATIONS RESULTING FROM THE DEMOLITION WORK MEETING THE REQUIREMENTS FOR FILL OUTLINED IN THE GEOTECHNICAL INVESTIGATION REPORT FOR THIS SITE.

  16. ASBESTOS AND ANY OTHER HAZARDOUS MATERIAL SHALL BE PROPERLY PERMITTED AND REMOVED BY THE CONTRACTOR. CONTRACTOR SHALL SECURE ALL PERMITS FOR DEMOLITION AND REMOVAL OF MATERIALS FROM THE SITE.

  17. EXISTING PERIMETER TREES & LANDSCAPING TO REMAIN WHEREVER POSSIBLE.

CONTRACTOR MUST OBTAIN ROW PERMITS FROM THE CITY AND/OR DOT PRIOR TO DOING ANY WORK IN THE RIGHT OF WAY

ESTIMATED QUANTITIES ARE NOT FOR BIDDING PURPOSES. CONTRACTOR SHALL BASE THEIR BID ON THEIR OWN QUANTITY TAKEOFFS





CLEAR AND GRUB EXISTING LANDSCAPING

86

EXISTING SIDEWALK TO BE REMOVED

EXISTING PAVEMENT TO BE REMOVED

# **DEMOLITION KEY NOTES**

- 2N PROTECT EXISTING UTILITIES TO REMAIN
- 3N SAWCUT LINE
- 4N EXISTING TO REMAIN
- TO REMOVE AND RELOCATE

## **EXISTING LEGEND**

LEC	GEND	D.R.M.C., I. Deed Records McLennan County Te O.P.R.M.C.T. Official Public Records McLennan County Texas			
8	Irrigation Control Valve				
M	Water Valvo	-	1/2" Steel rod Set		
ò	Fire Hydrant	0	FND CONC MONM W/ DISC		
3	Water Meter	[8]	FND CONC MONM		
9	Water Manhole	÷	Iron Rod Found		
0	Sant Sew MH	3	Capped Iron Rod Found		
3	WW Cleanout	1	Calculated Corner		
ø	Power Pole	-	Found Pk Nail		
0	Electric Manhola	9	Set "X" Cut in Concrete		
63	Electric Meter	(3)	Found "Y" Cut in Concrete		
Ħ	Light Standard	0	Found "X" Cut In Concrete		
(FFE	Air Conditioner Unit	0	Found Iron Pipe		
-	Guy Wire	-35	Bench Mark Set/Find		
ma	Transfermer/Junction box		SIGN		
6)	Storm Manhole	[2]	TV Cable Pedestal		
圌	Grate Inlet	111	Phone Pedestal		
1	Dig Tess Marker	0	Telephone Manhole		
100	Existing Finish Floor	$\neg$	Fiber Optic Manhole		
雷	Tree	19	Gas Moter		
0	Bore Hole	6	Monitoring Well		
ů.	HC Parking Space	9	Gas Test Valve		
æ	Unknown Manhole Type	4	Agrial Panel Point		



THE LICATION OF ENSTING LINDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL SHOW IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL SHOW OF THE SHALL SH

Know what's below. Call before you dis

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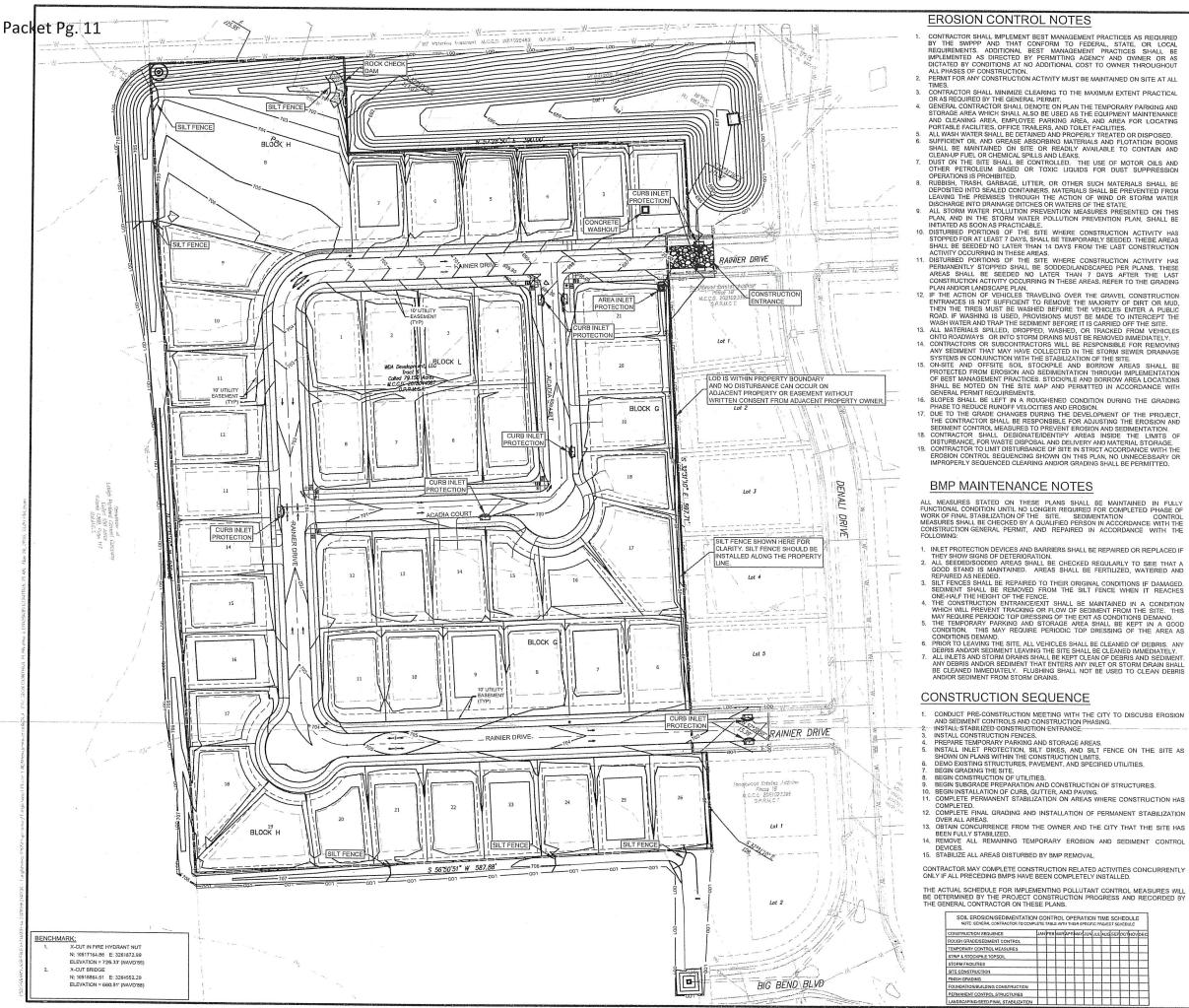
PHASE

ESTATES ADDITION WOODWAY, TX

**FANGLEWOOD** 

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DEMOLITION



# **EROSION CONTROL NOTES**

- CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES AS REQUIRED BY THE SWPPP AND THAT CONFORM TO FEDERAL, STATE, OR LOCAL REQUIREMENTS. ADDITIONAL BEST MANAGEMENT PRACTICES SHALL BE MPLEMENTS. ADDITIONAL BEST MANAGEMENT PRACTICES SHALL BE RECORDED AS DISCOUNTIONAL BOOMER OR AS DICTATED BY CONDITIONS AT NO ADDITIONAL COST TO OWNER THROUGHOUT ALL PLASES OF CONCENTRATIONS. ALL PHASES OF CONSTRUCTION
- 2. PERMIT FOR ANY CONSTRUCTION ACTIVITY MUST BE MAINTAINED ON SITE AT ALL TIMES
- 3. CONTRACTOR SHALL MINIMIZE CLEARING TO THE MAXIMUM EXTENT PRACTICAL

- OF BEST MANAGEMENT PRACTICES, STOCKPILE AND BORROW AREA LOCATIONS SHALL BE NOTED ON THE SITE MAP AND PERMITTED IN ACCORDANCE WITH GENERAL PERMIT REQUIREMENTS.

  16. SLOPES SHALL BE LEFT IN A ROUGHENED CONDITION DURING THE GRADING
- PHASE TO REDUCE RUNOFF VELOCITIES AND EROSION.

  17. DUE TO THE GRADE CHANGES DURING THE DEVELOPMENT OF THE PROJECT, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTING THE EROSION AND SEDIMENT CONTROL MEASURES TO PREVENT EROSION AND SEDIMENTATION.
- CONTRACTOR SHALL DESIGNATE/IDENTIFY AREAS INSIDE THE LIMITS OF DISTURBANCE, FOR WASTE DISPOSAL AND DELIVERY AND MATERIAL STORAGE.
- CONTRACTOR TO LIMIT DISTURBANCE OF SITE IN STRICT ACCORDANCE WITH THE EROSION CONTROL SEQUENCING SHOWN ON THIS PLAN, NO UNNECESSARY OF IMPROPERLY SEQUENCED CLEARING AND/OR GRADING SHALL BE PERMITTED

# BMP MAINTENANCE NOTES

ALL MEASURES STATED ON THESE PLANS SHALL BE MAINTAINED IN FULLY FUNCTIONAL CONDITION UNTIL NO LONGER REQUIRED FOR COMPLETED PHASE OF WORK OF FINAL STABILIZATION OF THE SITE. SEDIMENTATION CONTROL MEASURES SHALL BE CHECKED BY A QUALIFIED PERSON IN ACCORDANCE WITH THE CONSTRUCTION GENERAL PERMIT, AND REPAIRED IN ACCORDANCE WITH THE

- 1. INLET PROTECTION DEVICES AND BARRIERS SHALL BE REPAIRED OR REPLACED IF
- THEY SHOW SIGNS OF DETERIORATION.
  ALL SEEDED/SOODED AREAS SHALL BE CHECKED REGULARLY TO SEE THAT A GOOD STAND IS MAINTAINED. AREAS SHALL BE FERTILIZED, WATERED AND
- GOOD STAND IS MAINTAINED. AREAS SHALL BE FERTILIZED, WATERED AND REPAIRED AS NEEDED.

  SILT FENCES SHALL BE REPAIRED TO THEIR ORIGINAL CONDITIONS IF DAMAGED. SEDIMENT SHALL BE REMOVED FROM THE SILT FENCE WHEN IT REACHES ONE-HALF THE HEIGHT OF THE FENCE.

  THE CONSTRUCTION ENTRANCE/EXIT SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOW OF SEDIMENT FROM THE SITE. THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE EXIT AS CONDITIONS DEMAND.

  THE TEMPORARY PARKING AND STORAGE AREA SHALL BE KEPT IN A GOOD CONDITION. THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE AREA AS CONDITIONS DEMAND.
- CONDITIONS DEMAND.
- CONDITIONS DEMAND.
  PRIOR TO LEAVING THE SITE, ALL VEHICLES SHALL BE CLEANED OF DEBRIS. ANY
  DEBRIS AND/OR SEDIMENT LEAVING THE SITE SHALL BE CLEANED IMMEDIATELY.
  ALL INLETS AND STORM DRAINS SHALL BE KEPT CLEAN OF DEBRIS AND SEDIMENT.
  ANY DEBRIS AND/OR SEDIMENT THAT ENTERS ANY INLET OR STORM DRAIN SHALL BE CLEANED IMMEDIATELY. FLUSHING SHALL NOT BE USED TO CLEAN DEBRIS AND/OR SEDIMENT FROM STORM DRAINS.

# CONSTRUCTION SEQUENCE

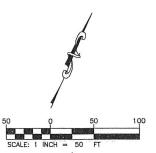
- 1. CONDUCT PRE-CONSTRUCTION MEETING WITH THE CITY TO DISCUSS EROSION AND SEDIMENT CONTROLS AND CONSTRUCTION PHASING.
  2. INSTALL-STABILIZED CONSTRUCTION ENTRANCE.
  3. INSTALL-STABILIZED CONSTRUCTION ENTRANCE.
  4. PREPARE TEMPORARY PARKING AND STORAGE AREAS.
  5. INSTALL INLET PROTECTION, SILT DIKES, AND SILT FENCE ON THE SITE AS SHOWN ON PLANS WITHIN THE CONSTRUCTION LIMITS.
  6. DEMO EXISTING STRUCTURES, PAVEMENT, AND SPECIFIED UTILITIES.
  7. BEGIN GRADING THE SITE.
  8. BEGIN CONSTRUCTION OF UTILITIES.
  9. BEGIN SUBGRADE PREPARATION AND CONSTRUCTION OF STRUCTURES.
  10. BEGIN INSTALLATION OF CURB, GUTTER, AND PAVING.
  11. COMPLETE PERMANENT STABILIZATION ON AREAS WHERE CONSTRUCTION HAS COMPLETED.

- COMPLETED. 12. COMPLETE FINAL GRADING AND INSTALLATION OF PERMANENT STABILIZATION
- OVER ALL AREAS. 13. OBTAIN CONCURRENCE FROM THE OWNER AND THE CITY THAT THE SITE HAS
- BEEN FULLY STABILIZED. 14. REMOVE ALL REMAINING TEMPORARY EROSION AND SEDIMENT CONTROL
- DEVICES. 15. STABILIZE ALL AREAS DISTURBED BY BMP REMOVAL.

CONTRACTOR MAY COMPLETE CONSTRUCTION RELATED ACTIVITIES CONCURRENTLY ONLY IF ALL PRECEDING BMPS HAVE BEEN COMPLETELY INSTALLED.

THE ACTUAL SCHEDULE FOR IMPLEMENTING POLLUTANT CONTROL MEASURES WILL BE DETERMINED BY THE PROJECT CONSTRUCTION PROGRESS AND RECORDED BY THE GENERAL CONTRACTOR ON THESE PLANS.

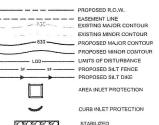
SOIL EROSION/SEDIMENTATIO NOTE: GENERAL CONTRACTOR TO COMP												=
CONSTRUCTION SEQUENCE	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEF	OCT	NOV	c
ROUGH GRADE/SEDIMENT CONTROL	T				Г					$\vdash$		t
TEMPORARY CONTROL MEASURES	T								Г	Т	$\Box$	t
STRIP & STOCKPILE TOPSOIL	T						Г			$\vdash$		t
STORM FACILITIES	T	Г							Г	T		t
SITE CONSTRUCTION	T			Г		Т					$\vdash$	t
FIMSH GRADING	T	1		Г							$\vdash$	t
FOUNDATION/BUILDING CONSTRUCTION		Т	Г	Г	Г	Т		Г	Г	Т	Т	İ
PERMANENT CONTROL STRUCTURES						Т	Г			Т	$\vdash$	İ
LANDSCADING SEED SINAL STARK IZATION	T	Т	Т		T	T	Т	T	$\overline{}$	T		1



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# **EROSION CONTROL LEGEND**





STAGING / SPOILS AREA

PROPOSED ROCK BERM



# EXISTING LEGEND

LEG	GEND	D.R.M.C.T. Deed Records McLennan County Tex O.P.R.M.C.T. Official Public Records McLennan County Texas			
(2)	Irrigation Control Valve				
Þq	Water Valve	-	1/2" Steel rod Set		
45	Fire Hydrant	[5]	FND CONC MONM W/ DISC		
0	Water Meter	[5]	FND CONC MONM		
6	Water Manhole	9	. Iron Rod Found		
હૃ	Sant Sew MH	(6)	Capped Iron Rod Found		
3	WW Geanout	A	Calculated Corner		
ø	Power Pole	2	Found Pk Nail		
٥	Electric Manhole	0	Set "X" Cut in Concrete		
m	Electric Meter	0	Found "Y" Cut in Concrete		
χį	Light Standard	0	Found "X" Cut in Concrete		
E3	Air Conditioner Unit	@	Found Iron Pipe		
-0	Guy Wire	÷	Bench Mark Set/Fnd		
375	Transformer/Junction box	-97	SIGN		
19	Storm Manhole	[7]	TV Cable Pedestal		
器	Grate Inlet	13	Phone Pedastal		
tta :	Dig Tess Marker	Φ	Telephone Manhole		
\$	Existing Finish Roor		Fiber Optic Manhole		
9	Tree	9	Gas Meter		
0	Bore Hole	3)	Monitoring Well		
ě.	HC Parking Space	6	Gas Test Valve		
. A)	Unknown Manhole Type		Aerial Panel Point		





THE LOCATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN!
IN AN APPRODUATE WAY ONLY. THE CONTRACTOR SHALL
DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES
BEFORE COMMENCING WORK. CONTRACTOR AGREES TO BE FULLY
RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE
COCASIONED BY THE CONTRACTOR'S FALURE IT DE ACRETY
LIDCATE AND PRESENVE ANY AND ALL MODERGROUND UTILITIES.



\*

RYAN SAFFOR

RS

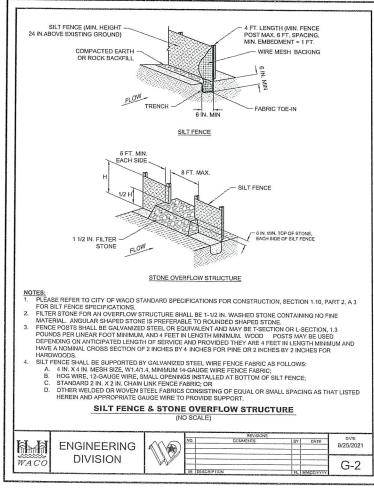
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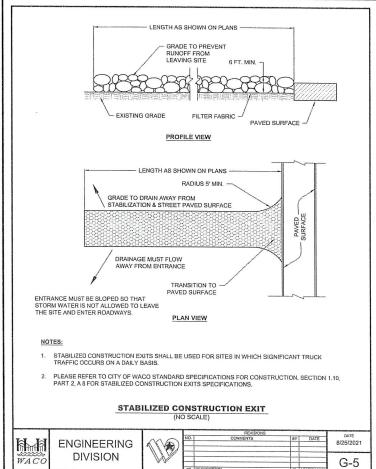
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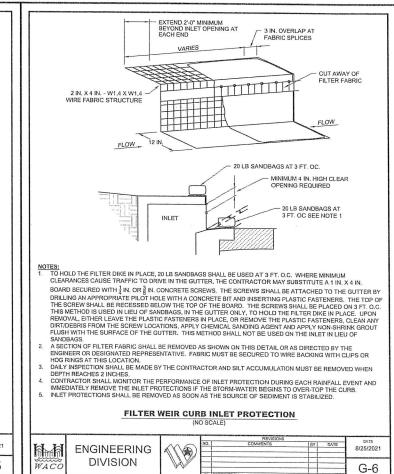
**TANGLEWOOD** 

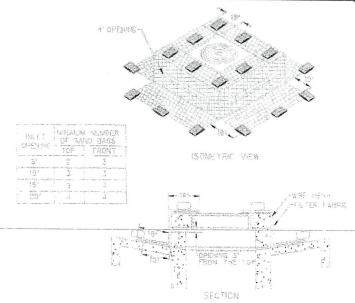
CONTROL

EROSION









- CONTRACTOR SHALL MURITOR THE PERFORMANCE OF BLEF PROTECTION SUPPRO BATH RANK ALL EVENT AND PRECIDETE : BLOOSE THE NETT PROTECTIONS F THE STORM MATER RECORD TO UVERTOR THE SUPPL
- 19 MILE 1980 ECTIONS SHALL BE REARTVED AS BOOK AS THE SOLUCE OF BETOMENT IS SHAN JEED.

FILTER FABRIC WYE INLET PROTECTION



THE LOCATION OF ENSTRING UNDERGROUND UTILITIES ARE SHOWN IN AN APPRODUATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL ENSTRING UTILITIES SEFORE CRAMENONS WORK, CONTRACTOR AGREES TO BE FILLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MORTH OF COCASIONED BY THE CONTRACTIONS FALLINE TO EXACTLY LOCALE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

DESIGN DRAWN AM JR JOB No. 210734-01-001

ESTATES ADDITION PHASE WOODWAY, TX

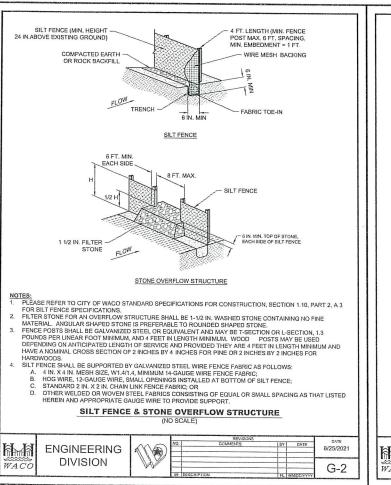
TANGLEWOOD

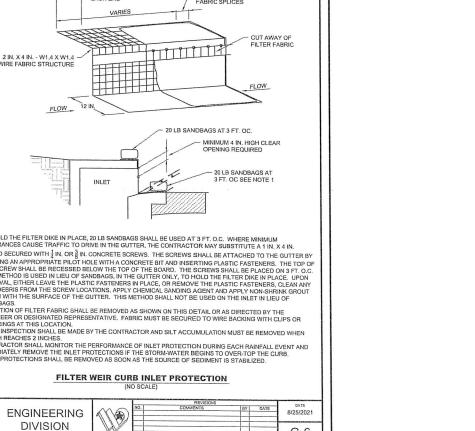
DETAIL

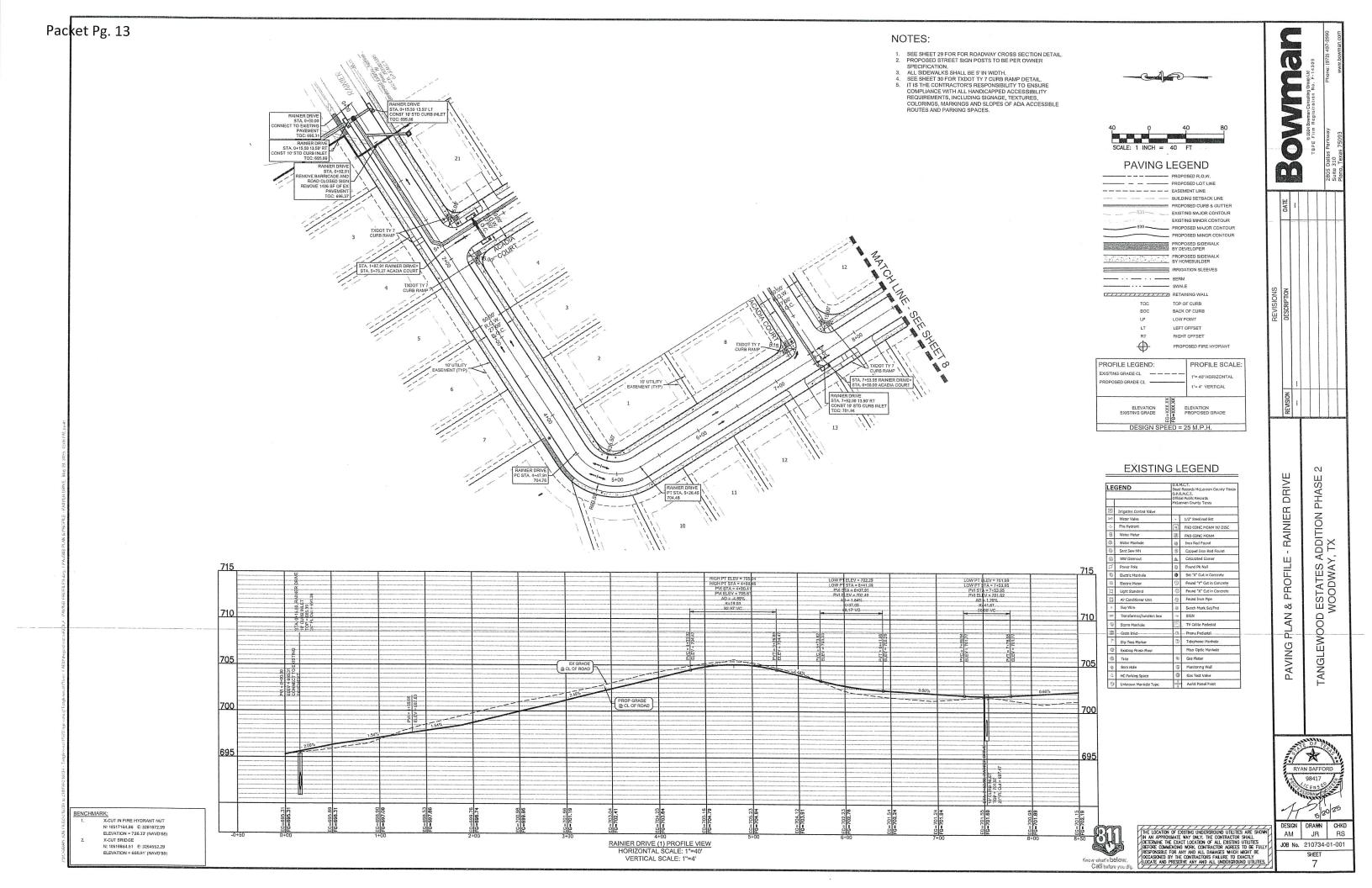
**EROSION CONTROL** 

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BENCHMARK:

1. X-CUT IN FIRE HYDRANT NUT
N: 10517164.86 E: 3261872.99
ELEVATION = 726.33' (NAVD'68)

X-CUT BRIDGE N: 10518864.51 E: 3264552.29 ELEVATION = 660.91' (NAVD'88)

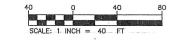
# 710 PROP GRADE 등 등 년 왕 등 보 **705** 700 695

RAINIER DRIVE (2) PROFILE VIEW HORIZONTAL SCALE: 1"=40' VERTICAL SCALE: 1"=4'

# NOTES:

- 1. SEE SHEET 29 FOR FOR ROADWAY CROSS SECTION DETAIL.
  2. PROPOSED STREET SIGN POSTS TO BE PER OWNER SPECIFICATION.
  3. ALL SIDEWALKS SHALL BE 5 IN WIDTH.
  4. SEE SHEET 30 FOR TXDOT TY 7 CURB RAMP DETAIL.
  5. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE COMPLIANCE WITH ALL HANDICAPPED ACCESSIBILITY REQUIREMENTS, INCLUDING SIGNAGE, TEXTURES, COLORINGS, MARKINGS AND SLOPES OF ADA ACCESSIBLE ROUTES AND PARKING SPACES.





# **PAVING LEGEND**

		PROPOSED R.O.VV.
		PROPOSED LOT LINE
		EASEMENT LINE
		BUILDING SETBACK LINE
	-	PROPOSED CURB & GUTTER
830		EXISTING MAJOR CONTOUR
		EXISTING MINOR CONTOUR
830		PROPOSED MAJOR CONTOL
	_	PROPOSED MINOR CONTOU
		PROPOSED SIDEWALK BY DEVELOPER
14000000000		PROPOSED SIDEWALK BY HOMEBUILDER
		IRRIGATION SLEEVES
		BERM
		SWALE
77777777	11111	RETAINING WALL
TC	C	TOP OF CURB
ВС	C	BACK OF CURB
LP	i.	LOW POINT
LT		LEFT OFFSET
R		RIGHT OFFSET

PROFILE LEGEND:	PROFILE SCALE
PROPOSED GRADE CL PROPOSED GRADE CL	1"= 40" HORIZONTAL 1"= 4" VERTICAL
ELEVATION XXX EXISTING GRADE	ELEVATION PROPOSED GRADE

PROPOSED FIRE HYDRANT

0

# **EXISTING LEGEND**

LE	GEND	D.R.M.C.T. Deed Records McLennan County Texas O.P.R.M.C.T. Official Public Records McLennan County Texas				
[2]	Irrigation Control Valve					
14	Water Valve	1.1	1/2" Steel rod Set			
Ą.	Fire Hydrant	05	FND CONC MONM W/ DISC			
0	Water Meter	調	FND CONC MONM			
8	Water Menhole	19	Iron Red Found			
9	Sant Sew MH	0	Capped Iron Rod Found			
3	WW Geanout	A	Calculated Corner			
ø	Power Pole	0	Found Pk Nail			
49	Bectric Manhole	1	Set "X" Cut in Concrete			
153	Electric Meter	0	Found "Y" Cut in Concrete			
Ħ	Light Standard	0	Found "X" Cut in Concrete			
E3	Air Conditioner Unit	0	Found Iron Pipe			
-	Guy Wire	办	Bench Mark Set/Fnd			
1225	Transformer/Junction box	~	SIGN			
0	Storm Manhole	[77]	TV Cable Pedestal			
画	Grate Injet	m-	— Phone Pedestal			
iv.	Dig Tess Marker	1	Telephone Manhole			
0	Existing Finish Floor	T	Fiber Optic Manhole			
9	Tree	(6)	Gas Meter			
专	Bore Hole	3	Monitoring Well			
5	HC Parking Space	0	Gas Test Valve			
(9)	Unknown Manhole Type	4	Acrial Panel Point			



THE LICATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SMALL EXTENSIVE THE EXAMPLE CONTRACTOR AGESTS TO BE FULLY RESPONSIBLE FOR ANY AND ALL DIAMAGES WHICH MIGHT BE COCKNOWN OF THE CONTRACTOR SPALINE TO EXCENT UDGATE. AND FRESHIVE ANY AND ALL DIAMAGES WHICH MIGHT BE COCKNOWN OF THE CONTRACTOR SPALINE TO EXCENT UDGATE. AND FRESHIVE ANY AND ALL DIAMAGENCIAND UTILITIES.



PAVING PLAN & PROFILE - RAINIER DRIVE

TANGLEWOOD ESTATES ADDITION PHASE WOODWAY, TX

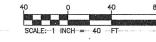
AM JOB No. 210734-01-001

NOTES: 1. SEE SHEET 29 FOR FOR ROADWAY CROSS SECTION DETAIL.
2. PROPOSED STREET SIGN POSTS TO BE PER OWNER SPECIFICATION.
3. ALL SIDEWALKS SHALL BE 5' IN WIDTH.
4. SEE SHEET 30 FOR TXDOT TY 7 CURB RAMP DETAIL.
5. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE COMPLIANCE WITH ALL HANDICAPPED ACCESSIBILITY REQUIREMENTS, INCLUDING SIGNAGE, TEXTURES, COLORINGS, MARKINGS AND SLOPES OF ADA ACCESSIBLE ROUTES AND PARKING SPACES. RAINIER DRIVE -19 14 705 PROP GRADE 700 700 EX GRADE @ CL OF ROAD 695 695 690 690 STA: 2+20:30, ACAGIA 10: CURB INLET 10: = 700 57 21\*FIL CIUI = 699.07 BENCHMARK: X-CUT IN FIRE HYDRANT NUT N: 10517164.86 E: 3261872.99 ELEVATION = 726.33' (NAVD'88) X-CUT BRIDGE N: 10518864.51 E: 3264552.29 ACADIA COURT PROFILE VIEW HORIZONTAL SCALE: 1"=40" VERTICAL SCALE: 1"=4" ELEVATION = 660,91' (NAVD'88)

Packet Pg. 15



SOVER Bownen Consulting Group Lid
TBP E Firm Repristration No. F-14309



# PAVING LEGEND PROPOSED R.O.W.

	PROPOSED LOT LINE
	EASEMENT LINE
20077 VALUE 10000 VALUE	BUILDING SETBACK LINE
Maria	PROPOSED CURB & GUTTER
830	EXISTING MAJOR CONTOUR
The second second	EXISTING MINOR CONTOUR
830	PROPOSED MAJOR CONTOUR
	PROPOSED MINOR CONTOUR
	PROPOSED SIDEWALK BY DEVELOPER

	IRRIGATION SLEET
	BERM
	SWALE
777777777777777777777777777777777777777	RETAINING WALL

	RETAINING WA
TOC	TOP OF CURB
BOC	BACK OF CURB
LP	LOW POINT
LT	LEFT OFFSET
RT	RIGHT OFFSET
<b>+</b>	PROPOSED FIF

PROFILE LEGEND: EXISTING GRADE CL PROPOSED GRADE CL	PROFILE SCALE  1°= 40' HORIZONTAL  1°= 4' VERTICAL
	ELEVATION PROPOSED GRADE

DESIGN SPEED = 25 M.P.H.

# **EXISTING LEGEND**

LE	GEND	O,P.F Offici	M.C.T. Records McLennan County Texa LM.C.T. al Public Records nnan County Texas
2	Irrigation Control Valve		
ы	Water Valve	-	1/2" Steel rod Set
本	Fire Hydrant	0	FND CONC MONM W/ DISC
9	Water Meter	(35)	FND CONC MONM
9	Water Manhele	0)	Iron Rod Found
9	Sant Sew MH	(9)	Capped Iron Rod Found
3	WW Cleanout	A	Calculated Corner
IJ	Power Pole	4	Found Pk Nail
0	Bectric Manhole	*	Set "X" Cut in Concrete
m	Electric Meter	0	Found "Y" Cut in Concrete
Ħ	Ught Standard	0	Found "X" Cut in Concrete
C	Air Conditioner Unit	0	Found Iron Pipe
۵	Guy Wire	*	Bench Mark Set/Fnd
100	Transformer/Junction box	-0-	SIGN
9	Storm Manhole	[19]	TV Cable Pedestal
m	Grate-Injet	101	Phone Pedestal
P	Dig Tess Marker	0	Telephone Manhole
0	Existing Finish Roor	T	Fiber Optic Manhole
0	Tree	9	Gas Metar
ø	Bore Hole	9	Monitoring Well
4	HC Parking Space	0	Gas Test Valve
9	Unknown Manhole Type	4	Aerial Panel Point



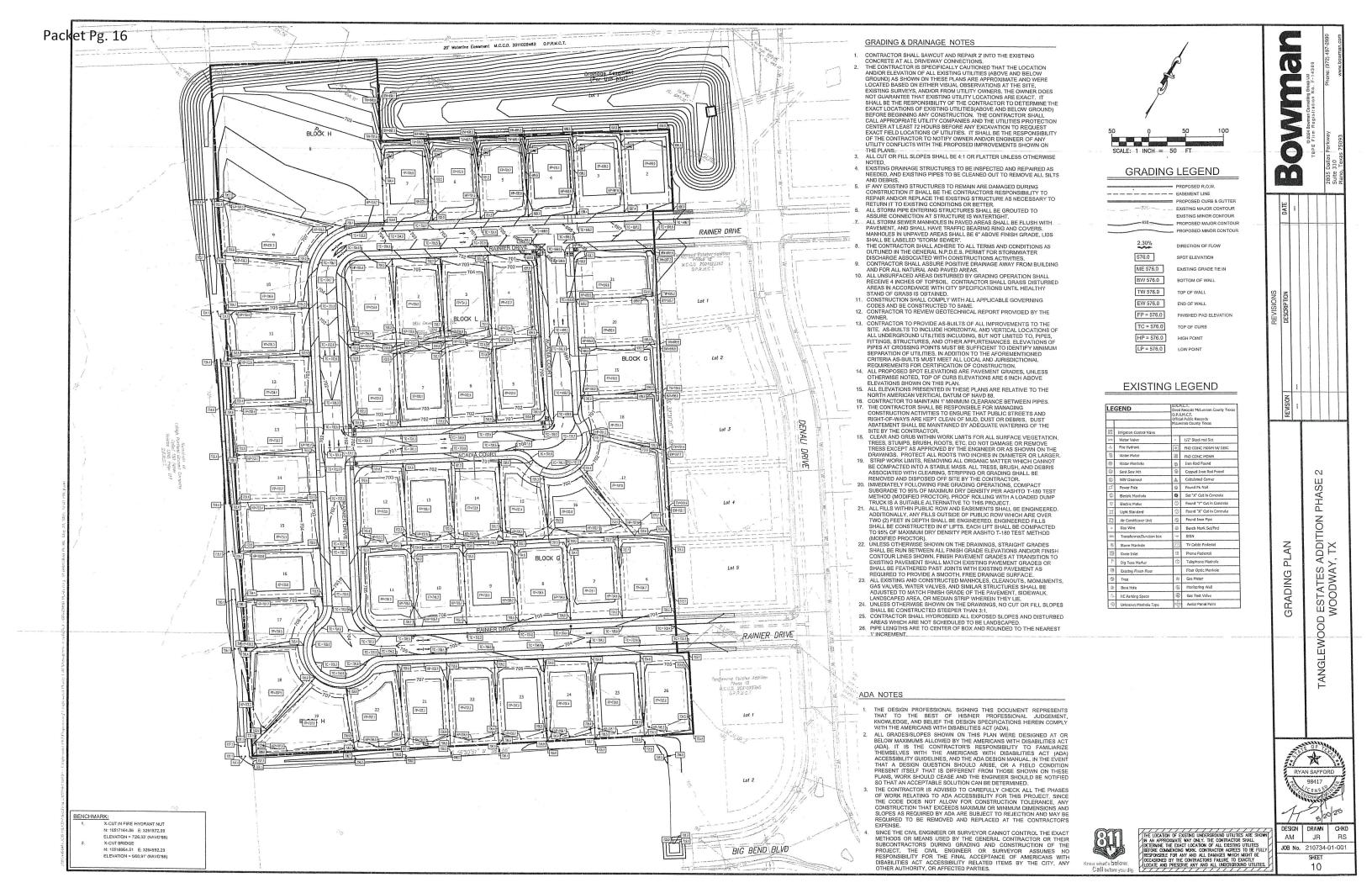
PAVING PLAN & PROFILE - ACADIA COURT

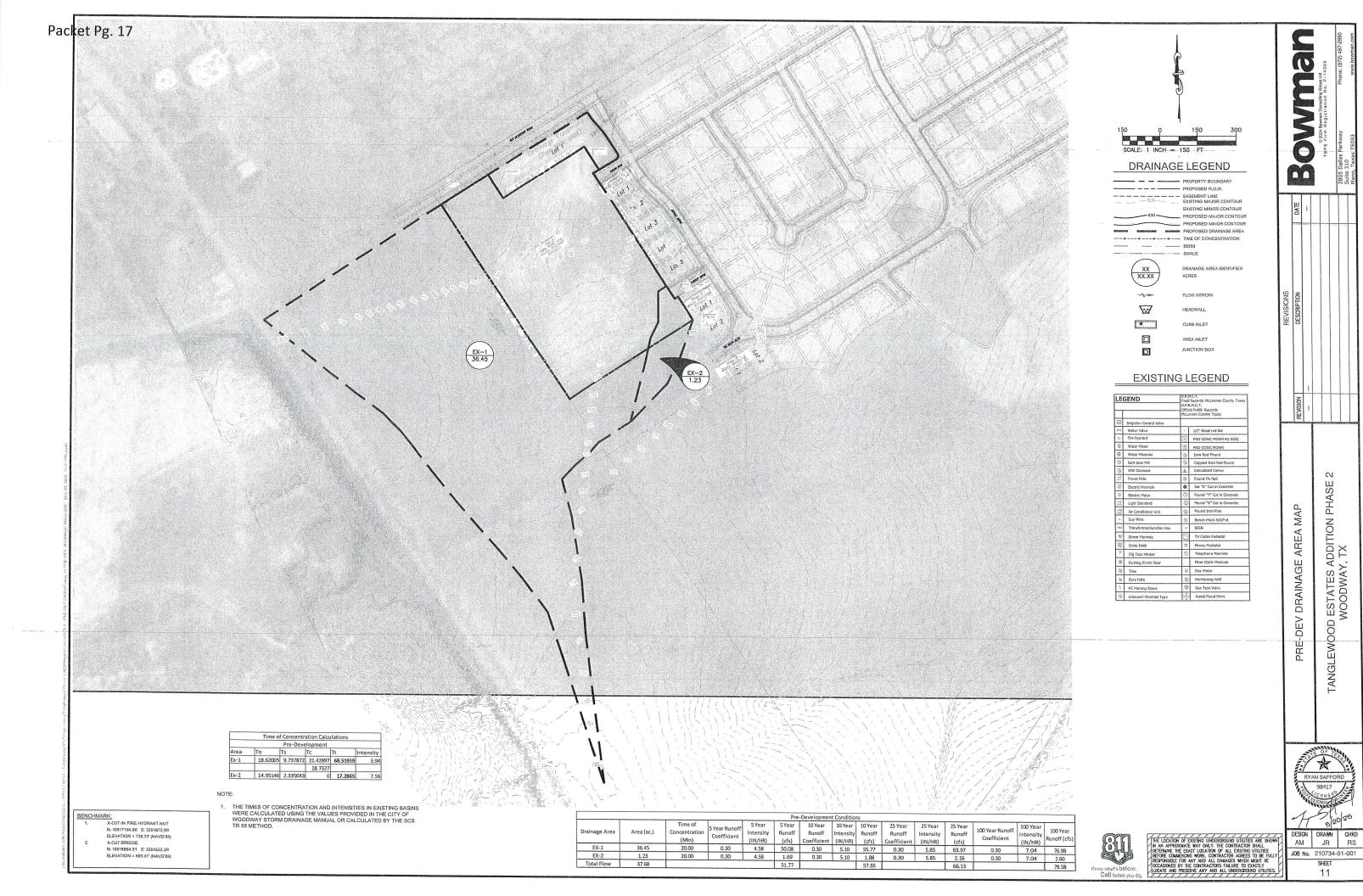
TANGLEWOOD ESTATES ADDITION PHASE WOODWAY, TX



THE LOCATION OF EVISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTION STALL DETERMINE THE EXACT LOCATION OF ALL ENSINED UTILITIES EFFOR COLORACIONS MIGHT. CONTRACTOR AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DIALAGES WHICH MIGHT BE COCKNING BY THE CONTRACTOR'S FALLINE TO EXACTLY LICOLITY, AND PRESENTE ANY AND ALL MODERSTOAND UTILITIES.

DESIGN DRAWN AM RS JR JOB No. 210734-01-001 SHEET 9







Packet Pg.₁19EAR

Storm ID	Station Downstream	Station Upstream	Upstream Connection	Area ID	Area Acreage (ac)	Area Intensity (I)	Length (ft)	Diameter (in)	Material	Slope (%)	Downstream Flowline (Stop) (ft)	Upstream Flowline (Start) (ft)	Manning's n	Q Flow (cfs)	Qcap Capacity (Full Flow) (cfs)	V Velocity (ft/s)	Friction Slope (ft/ft)	Hydraulic Grade Line (Out) (ft)	Hydraulic Grade Line (In) (ft)	Velocity Head (Out) (ft)	Headloss Coefficient	Headoss	Froudes Number
	00÷00.00	00+33.70	45° Bend				33.70	42	HDPE	0.005	688	688.19	0.01	39.49	92.85	9.26	0.001	691.5	691.52	0.26	0.35	0.02	1.476
	00+33.70	00+72.66	Curb Inlet	A-7	0.60	7.74	38.96	42	HDPE	0.005	688.19	688.38	0.01	39.58	91.29	9.15	0.001	691.62	691.63	0.27	0.50	0.02	1.449
	00+72.66	00+81.16	Manhole	-			8.50	42	HDPE	0.0053	688.38	688.43	0.01	35.99	100.31	9:57	0:001	691.77	691.78	0.22	0.25	-0.00	1.614
	00+81.16	01+02.91	Wye				21.75	36	HDPE	0.019	688.43	689.34	0.01	31.72	119.03	14.25	0.001	691.83	691.76	0.32	0.75	-0.07	2.850
	01+02.91	02+39.82	45° Bend				136.91	36	HDPE	0.019	689.34	691.92	0.01	25.17	119.03	13.36	0.014	692.07	693.54	0.22	0.35	1.46	2.860
	02+39.82	02+50.07	45° Bend				10.25	36	HDPE	0.019	691.92	692.42	0.01	25.18	121.14	13.53	0.015	693.77	693.74	0.47	0.35	-0.03	2.911
Storm A	02+50.07	02+92.32	Manhole				42.25	36	HDPE	0.019	692.42	692.92	0.01	25.22	119.24	13.38	0.018	693.97	694.54	0.47	0.00	0.57	2.865
StormA	02+92.32	04+60.83	Wye				168.51	27	HDPE	0.006	693.67	694.68	0.01	18.8	31.18	8.21	0.005	694.94	696.2	1.04	0.75	1.26	1.429
ee to the last to	04+60.83	04+67.83	Pipe Size Change				7.00	27	HDPE	0.006	694.68	694.72	0.01	14.25	31.18	7.67	0.001	696.7	696.7	0.22	0.00	0.00	1.487
	04+67.83	05+00.06	45° Bend				32.23	24	HDPE	0.006	694.97	695.16	0.01	14.28	22.78	7.66	0.002	696.7	696.67	0.38	0.35	-0.04	1.390
	05+00.06	05+28.72	45° Bend				28.66	24	HDPE	0.006	695.16	695.34	0.01	14.31	22.78	7.66	0.003	696.84	696.77	0.40	0.35	-0.07	1.389
	05+28.72	05+83.45	Manhole				54.73	24	HDPE	0.006	695.34	695.66	0.01	14.37	22.78	7.67	0.005	696.96	697.03	0.43	0.75	0.07	1.388
	05+83.45	08+34.50	45° Bend				251.05	21	HDPE	0.006	695.79	697.42	0.01	9.92	16.47	7.16	0.005	697.49	698.59	0.27	0.35	1.10	1.415
	08+34.50	08+42.21	Curb Inlet	A-1	2.29	7.74	7.71	21	HDPE	0.006	697.42	697.47	0.01	9.93	15.95	6.99	0.003	698.78	698.76	0.38	1.25	-0.02	1.361
Storm A LAT A1	00+00.00	00+21.50	Curb Inlet	A-6	0.86	7.74	21.50	24	HDPE	0.1029	689.18	691.39	0.01	4.51	94.26	15.43	0.025	691.83	692.14	0.03	1.25	0.30	6.005
Storm A LAT A2	00+00.00	00+47.66	Curb Inlet	A-8	0.72	7.74	47.66	24	HDPE	0.0402	689.84	691.75	0.01	6.87	58.87	12.53	0.019	692.07	692.68	0.07	1.25	0.60	3.874
Storm A LAT A3	00+00.00	00+30.41	Curb Inlet	A-3	1.20	7.74	30.41	18	HDPE	0.012	693.8	694.18	0.01	4.51	17.67	8.36	0.007	694.39	694.97	0.75	1.25	0.58	2.396
Storm A LAT A4	00+00.00	00+12.02	Curb Inlet	A-5	0.22	7.74	12.02	18	HDPE	0.025	693.88	694.18	0.01	2.4	24.68	8.85	0.031	694.54	694.75	0.16	1.25	0.21	3.317
Storm A LAT A5	00+00.00	00+12.02	Curb Inlet	A-4	0.95	7.74	12.02	21	HDPE	0.0278	THE RESERVE THE PARTY OF THE PA	695.26	0.01	4.7	34.30	9.99	0.001	696.7	696.69	0.06	1.25	-0.01	3.162
Storm A LAT A6	00+00.00	00+30.41	Curb Inlet	A-2	1.24	7.74	30.41	21	-	0.0093		696.07	0.01	4.73	19.92	6.79	0	697.49	697.49	0.06	1.25	0.00	1.841
04	00+00.00	00+13.36	45° Bend		-		13.36	24	-	0.1328		696.76	0.01	2.3	103.60	13.47	0.028	696.98	697.18	0.00	0.35	0.20	6.338
Storm B	00+13.36	00+25.16	Curb Inlet	B-2	0.48	7.74	11.80	24	-	0.1328		698.32	0.01	2.3	109.90	14.04	0.139	697.25	698.85	0.01	1.25	1.60	6.702
Storm B LAT B1	00+00.00	00+30.63	Curb Inlet	B-1	1.24	7.74	30.63	18	HDPE	0.1007	695.23	698.32	0.01	4.36	43.23	15.69	0.085	696.73	699.12	0.09	1.25	2.39	5.820
Storm C	00+00.00	00+12.50	Curb Inlet	OS-2	2.45	5.10	12.50	18	HDPE	0.007	696.86	686.95	0.01	3.78	45.24	5.59	0.000	699.36	699.36	0.09	1.25	0.00	1.688

10	n	VE	ΔF

100 YEAR		THE THE CASE OF TH																					
Storm ID	Station Downstream	Station Upstream	Upstream Connection	Area ID	Area Acreage (ac)	Area Intensity (I)	Length (ft)	Diameter (in)	Material	Slope (%)	Downstream Flowline (Stop) (ft)	Upstream Flowline (Start) (ft)	Manning's n	Q Flow (cfs)	Qcap Capacity (Full Flow) (cfs)	V Velocity (ft/s)	Friction Slope (ft/ft)	Hydraulic Grade Line (Out) (ft)	Hydraulic Grade Line (In) (ft)	Velocity Head (Out) (ft)	Headloss	Headoss	Froudes Number
	00+00.00	00+33.70	45° Bend				33.70	42	HDPE	0.005	688	688.19	0.01	51.45	92.85	9.90	0.001	691.5	691.54	0.44	0.35	0.04	1.431
	00+33.70	00+72.66	Curb Inlet	A-7	0.60	10.62	38.96	42	HDPE	0.005	688.19	688.38	0.01	51.56	91.29	9.78	0.001	691.7	691.75	0.45	0.50	0.05	1.402
	00+72.66	00+81.16	Manhole				8.50	42	HDPE	0.0053	688.38	688.43	0.01	48.17	100.31	5.01	0.001	691.98	691.99	0.39	0.25	0.01	1.575
	00+81.16	01+02.91	Wye				21.75	36	HDPE	0.019	688.93	689.34	0.01	42.49	119.03	15.43	0.002	692.08	692.09	0.56	0.75	0.00	2.817
	01+02.91	02+39.82	45° Bend				136.91	36	HDPE	0.019	689.34	691.92	0.01	34.74	119.03	14.61	0.013	692.54	693.84	0.38	0.35	1.29	2.843
	02+39.82	02+50.07	45° Bend				10.25	36	HDPE	0.019	691.92	692.12	0.01	34.75	121.14	14.80	0.013	694.12	694.04	0.61	0.35	-0.09	2.895
Storm A	02+50.07	02+92.32	Manhole				42.25	36	HDPE	0.019	692.12	692.92	0.01	34.81	119.24	14.64	0.017	694.33	694.84	0.61	0.00	0.51	2.848
Otomia	02+92.32	04+60.83	Wye				168.51	27	HDPE	0.006	693.67	694.68	0.01	26.22	31.18	8.79	0.006	695.26	696.47	1.20	0.75	1.21	1.286
	04+60.83	04+67.83	Pipe Size Change				7.00	27	HDPE	0.006	694.68	694.72	0.01	20.47	31.18	5.15	0.003	697.17	697.18	0.41	0.00	0.02	1.403
	04+67.83	05+00.06	45° Bend				32.23	24	HDPE	0.006	694.97	695.16	0.01	20.52	22.78	6.53	0.005	697.18	697.34	0.66	0.35	0.16	1.210
30	05+00.06	05+28.72	45° Bend				28.66	24	HDPE	0.006	695.16	695.34	0.01	20.57	22.78	6.55	0.005	697.57	697.71	0.67	0.35	0.14	1.208
	05+28.72	05+83.45	Manhole				54.73	24	HDPE	0.006	695.34	695.66	0.01	20.67	22.78	6.58	0.005	697.95	698.22	0.67	0.75	0.27	1.204
	05+83.45	08+34.50	45° Bend				251.05	21	HDPE	0.006	695.79	697.42	0.01	15.43	16.47	6.42	0.006	698.72	700.15	0.64	0.35	1.43	1.184
	08+34.50	08+42.21	Curb Inlet	A-1	2.29	10.62	7.71	21	HDPE	0.006	697.42	697.47	0.01	15.44	15.95	6.42	0.006	700.38	700.42	0.64	1.25	0.04	1.111
Storm A LAT A1	00+00.00	00+21.50	Curb Inlet	A-6	0.86	10.62	21.50	24	HDPE	0.1029	689.18	691.39	0.01	6.02	94.26	16.83	0.021	692.08	692.26	0.06	1.25	0.17	6.087
Storm A LAT A2	00+00.00	00+47.66	Curb Inlet	A-8	0.72	10.62	47.66	24	HDPE	0.0402	689.84	691.75	0.01	8.19	58.87	13.19	0.011	692.54	692.77	0.11	1.25	0.23	3.888
Storm A LAT A3	00+00.00	00+30.41	Curb Inlet	A-3	1.20	10.62	30.41	18	HDPE	0.012	693.8	694.18	0.01	5.43	17.67	8.80	0.015	694.84	695.06	0.27	1.25	0.22	2.385
Storm A LAT A4	00+00.00	00+12.02	Curb Inlet	A-5	0.22	10.62	12.02	18	HDPE	0.025	693.88	694.18	0.01	3.84	24.68	10.15	0.024	694.84	694.91	0.16	1.25	0.07	3.352
Storm A LAT A5	00+00.00	00+12.02	Curb Inlet	A-4	0.95	10.62	12.02	21	HDPE	0.0278	694.93	695.26	0.01	5.97	34.30	2.48	0.001	697.17	697.18	0.10	1.25	0.01	3.173
Storm A LAT A6	00+00.00	00+30.41	Curb Inlet	A-2	1.24	10.62	30.41	21	HDPE	0.0093	3 695.79	696.07	0.01	5.7	19.92	2.37	0.001	698.72	698.74	0.09	1.25	0.02	1.832
Storm B	00+00.00	00+13.36	45° Bend				13.36	24	HDPE	0.132	8 694.98	696.76	0.01	2.92	103.60	14.47	0.035	696.98	697.25	0.01	0.35	0.27	6.419
Storing	00+13.36	00+25.16	Curb Inlet	B-2	0.48	10.62	11.80	24	HDPE	0.132	8 696.76	698.32	0.01	2.92	109.90	15.08	0.138	697.33	698.92	0.15	1.25	1.59	6.788
Storm B LAT B1	00+00.00	00+30.63	Curb Inlet	B-1	1.24	10.62	30.63	18	HDPE	0.100	7 695.23	698.32	0.01	5.22	43.23	16.51	0.088	696.73	699.2	0.14	1.25	2.47	5.838
Storm C	00+00.00	00+12.50	Curb Inlet	OS-2	2.45	7.04	12.50	18	HDPE	0.007	696.86	686.95	0.01	5.22	45.24	6.14	0	699.36	699.36	0.02	1.25	0.00	1.704



THE LICATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY DILY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES REFORE COMPACIONS (MORE CONTRACTOR AGREES 10 BE FILLY RESPONSIBLE FOR ANY AND ALL DIAMAES WHICH MIGHT BE COCKNOWNED BY THE CONTRACTORS FALLIER TO EXCITE LICOLATE AND PRESENCE ANY AND ALL UNDERGROUND UTILITIES.

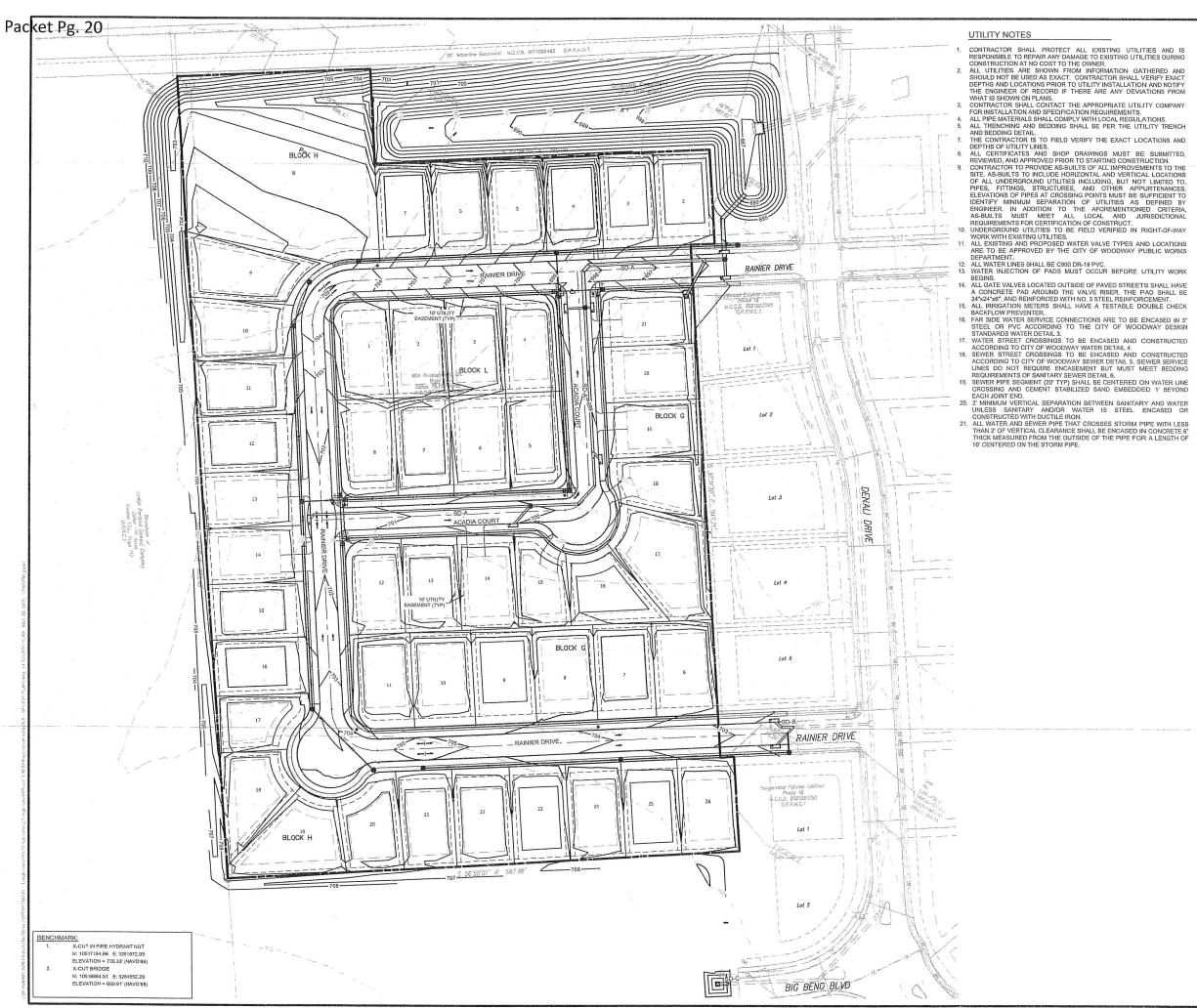
Tippe Firm Registration No. F-14309

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	REVISION	1			

TANGLEWOOD ESTATES ADDITION PHASE 2 WOODWAY, TX DRAINAGE CALCULATIONS



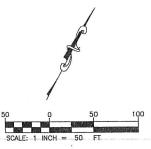
CHKD DESIGN DRAWN AM JR JOB No. 210734-01-001
SHEET
13



- CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES AND IS RESPONSIBLE TO REPAIR ANY DAMAGE TO EXISTING UTILITIES DURING CONSTRUCTION AT NO COST TO THE OWNER.

  ALL UTILITIES ARE SHOWN FROM INFORMATION GATHERED AND SHOULD NOT BE USED AS EXACT. CONTRACTOR SHALL VERIFY EXACT DEPTHS AND LOCATIONS PRIOR TO UTILITY INSTALLATION AND NOTIFY THE ENGINEER OF RECORD IF THERE ARE ANY DEVIATIONS FROM WHAT IS SHOWN ON BUSING.

- 12. ALL WATER LINES SHALL BE C900 DR-18 PVC.
  13. WATER INJECTION OF PADS MUST OCCUR BEFORE UTILITY WORK



# PROPOSED UTILITY LEGEND

PROPOSED BUILDING PROPERTY LINE STD. 6" CONCRETE CURB WATER LINE SANITARY LINE SANITARY MANHOLE  $\bigcirc$ 

₩.M.
94
C22-20-38-28-46-
3.5.5.5.5.E.S

CURB INLET

STORMSEWER MANHOLE

WATER METER



0

Bowm

# EXISTING LEGEND

LE	GEND	D.K.M.C.T.  Deed Records McLennan County T  O.P.R.M.C.T.  Official Public Records McLennan  Gounty Taxos							
B	Irrigation Control Volve	0000	ny reads						
×	Water Valve		1/2" Steel rod Set						
4	Fire Hydront	19	FND CONC MONN W/ DISC						
3	Water Mater	120	FND CONG MONM						
64	Water Manhole	學	fron Rod Found						
9	Sant Sew MH	6	Capped Iron Rod Found						
3	WW Cleanout	À	Calculated Corner						
ø	Power Pole	*	Found Pk Noil						
Ð	Electric Monhole	0	Set "X" Cut in Concrete						
Ш	Electric Mater	(1)	Found "Y" Out in Concrete						
H	Light Standard	0	Found "X" Cut in Concrete						
MI.	Air Conditioner Unit	9	Found Iron Pipe						
+	Guy Wire	9	Bench Mark Set/Fnd						
F30	Transformer/Junction bo	2	SIGN						
æ	Storm Manhole	[77]	TV Coble Pedestal						
器	Grate Injet	Œ	Phone Pedestol						
P	Dig Tess Marker	0	Telephone Manhole						
0	Existing Finish Floor	T	Fiber Optic Manhole						
3	Tree	(4)	Gas Mater						
3	Bore Hole	1	Monitoring Well						
A.	HC Parking Space	隐							
0	Unknown Manhole Type		Aerial Panel Point						



THE LIDCATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY DALY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENDING MORE CONTRACTOR ADDRESS TO BE FULLY RESPONSIBLE FOR MAY AND ALL DALAGES WHICH MIGHT BE COCASIONED BY THE CONTRACTORS FALURE TO EXCHITY LIDCATE AND PRESERVE ANY AND ALL MORREROUND UTILITIES.

JR JOB No. 210734-01-001

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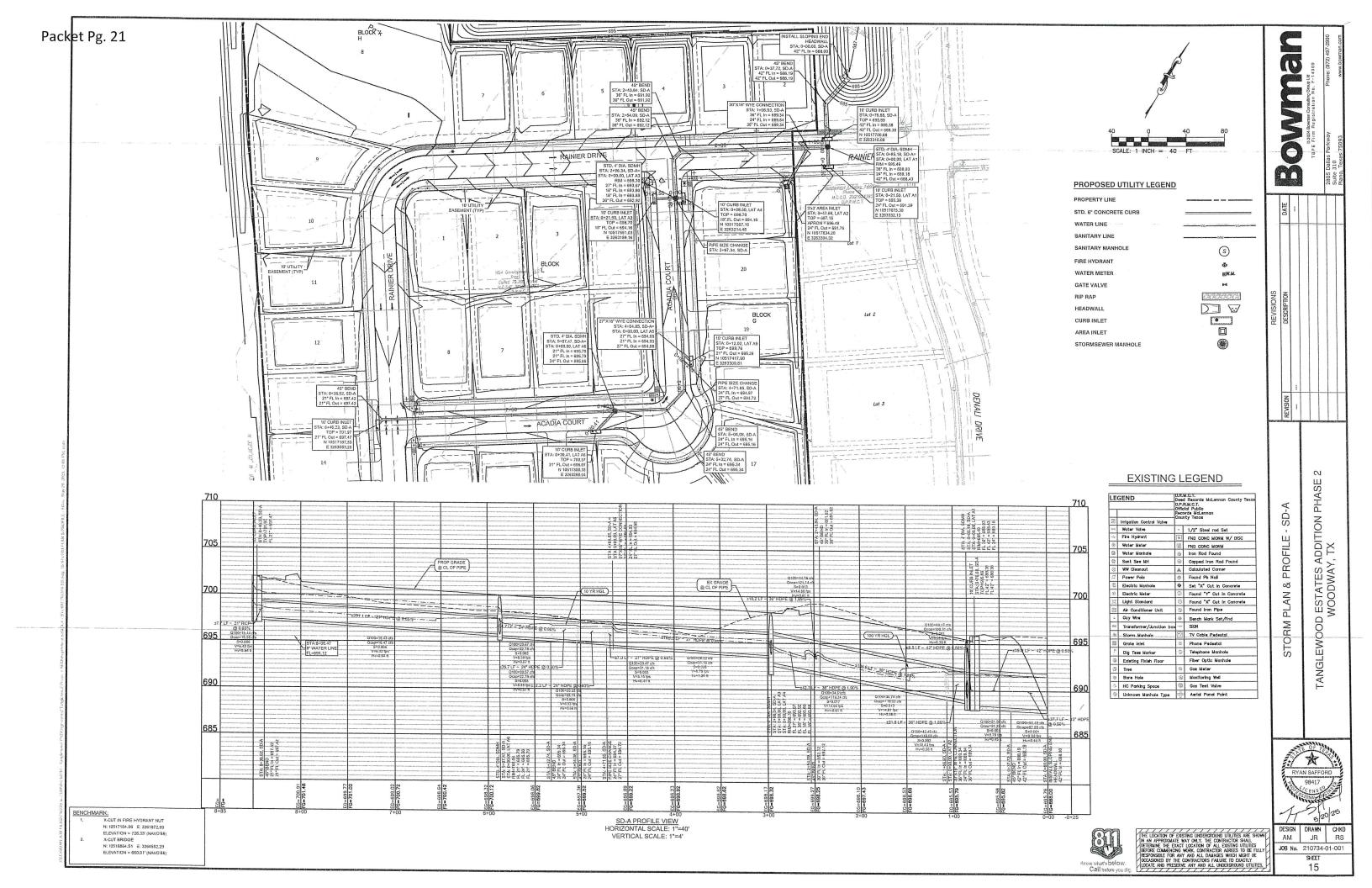
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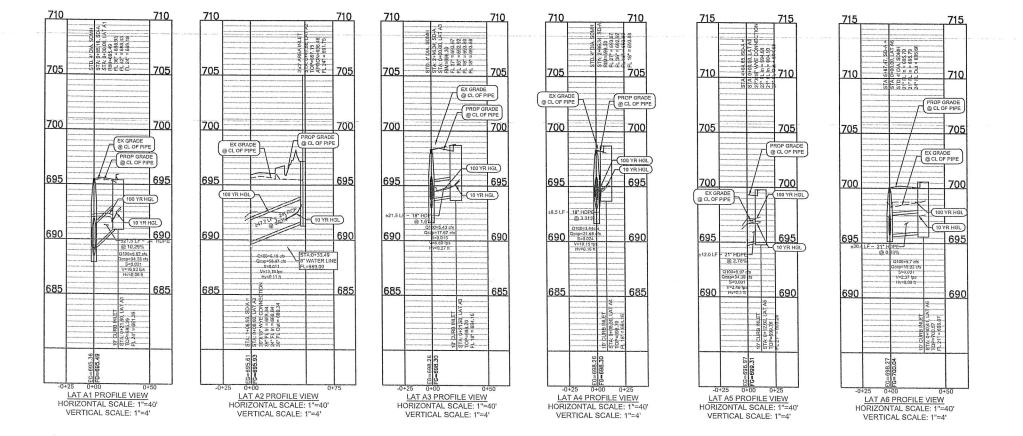
ESTATES ADDITION WOODWAY, TX

TANGLEWOOD

PLAN

STORM





| BENCHMARK: 1. X-CUT IN FIRE HYDRANT NUT N: 10517164.68 E: 3251872.99 ELEVATION = 25.33 (NAVD'88) 2. X-CUT BRIDGE

N; 10518864,51 E; 3264552,29



THE LOCATION OF ENSING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL ENSINE UTILITIES EFFORE COMPACIONS FORK FOR FORWARD AND ALL DAMAGES HOLD MIGHT BE COCASIONED BY THE CONTRICTOR'S FALLIER TO EXACTLY LOCATION FOR THE CONTRICTOR'S FALLIER TO EXACTLY UDGATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

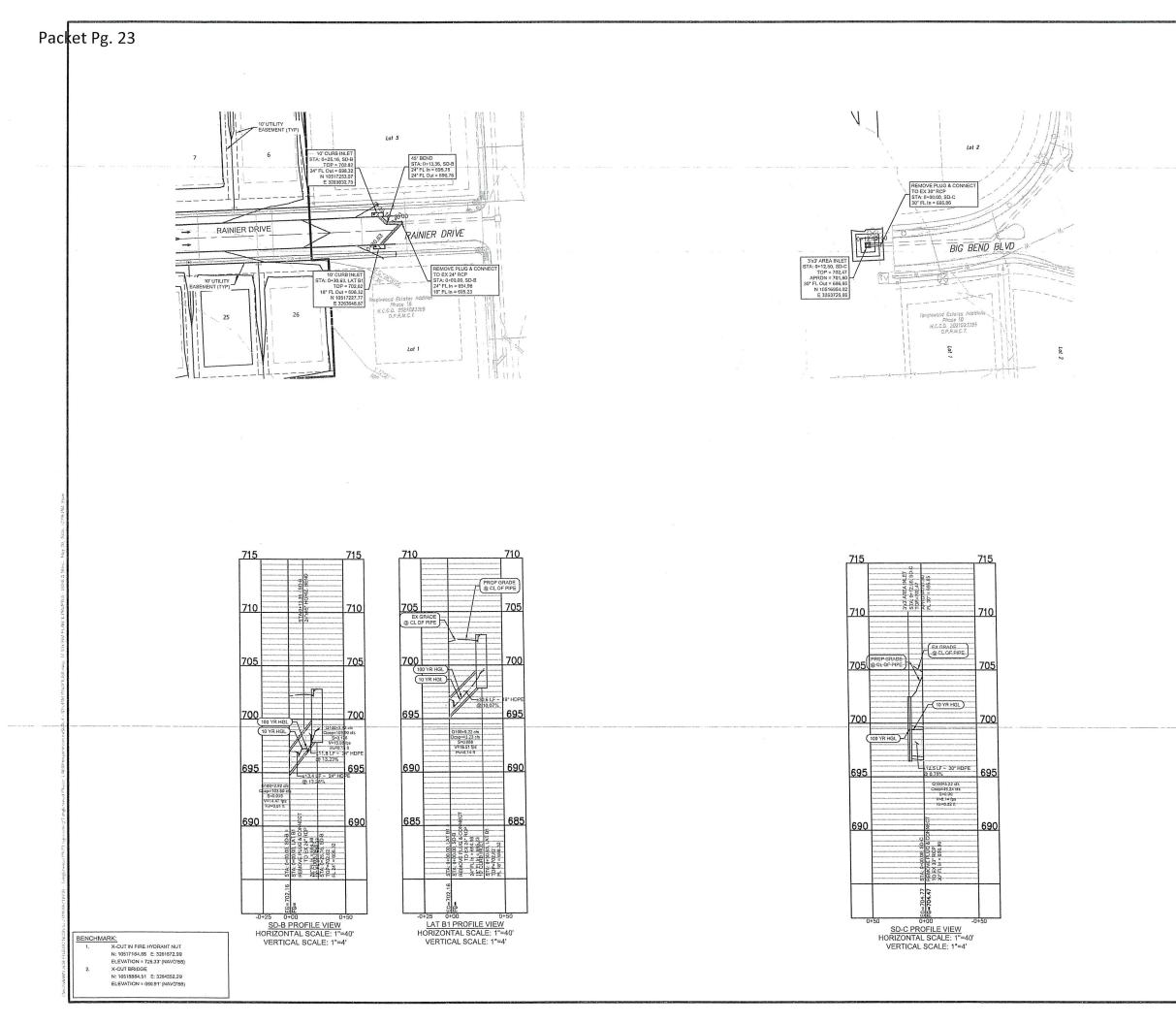
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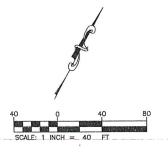
TANGLEWOOD ESTATES ADDITION PHASE WOODWAY, TX

Control of the Filter Repistration No. F-14309

REVISION

STORM PROFILES - LATERALS





Bowman

# PROPOSED UTILITY LEGEND

PROPERTY LINE	COMPANIES AND ANY DEPOSITIONS
STD. 6" CONCRETE CURB	
WATER LINE	WL
SANITARY LINE	W.
SANITARY MANHOLE	S
FIRE HYDRANT	ø
WATER METER	⊞W.M.
GATE VALVE	Ħ
RIP RAP	<b>建建筑建筑</b>

STORMSEWER MANHOLE

HEADWALL

CURB INLET AREA INLET

# **EXISTING LEGEND**

LE(	GEND	D.R.M.C.T.  Deed Records McLennan County Texa  Q.P.R.M.C.T.  Jofficial Public							
7		Reco	rds McLennon						
<b>(3)</b>	Infigation Control Valve	Cour	ity Texas						
ÞФ	Water Valve	-	1/2" Steel rod Set						
0	Fire Hydrant	9	FND CONC MONM W/ DISC						
Û	Water Meter		FHD CONC MONM						
0	Water Manhale	0	Iron Rod Found						
ø	Sant Sew MH	(9)	Capped Iron Rod Found						
0	WW Cisanout	A	Calculated Corner						
ß	Power Pole	0	Found Pk Nall						
4	Electric Manhole	ø	Set "X" Cut in Concrete						
E.	Electric Meter	0	Found "Y" Cut in Concrete						
Ħ	Light Standard	0	Found "X" Cut In Concrete						
25	Air Conditioner Unit	0	Found Iron Pipe						
÷	Guy Wire	0	Bench Mark Set/Fnd						
tito	Transformer/Junction ba		2GH						
(8)	Storm Monhole	[77]	TV Cable Pedestal						
蹴	Grate Inlet	100	Phone Pedestal						
F	Dig Teaz Morker	0	Telephone Manhole						
9	Existing Finish Floor		Fiber Optic Manhole						
心	Tree	(9)	Gas Meter						
南	Bore Hole	3	Monitoring Well						
Ò	HC Parking Space	0	Gas Test Valve						
0	Unknown Manhole Type	計	Aerial Panel Point						

TANGLEWOOD ESTATES ADDITION PHASE WOODWAY, TX

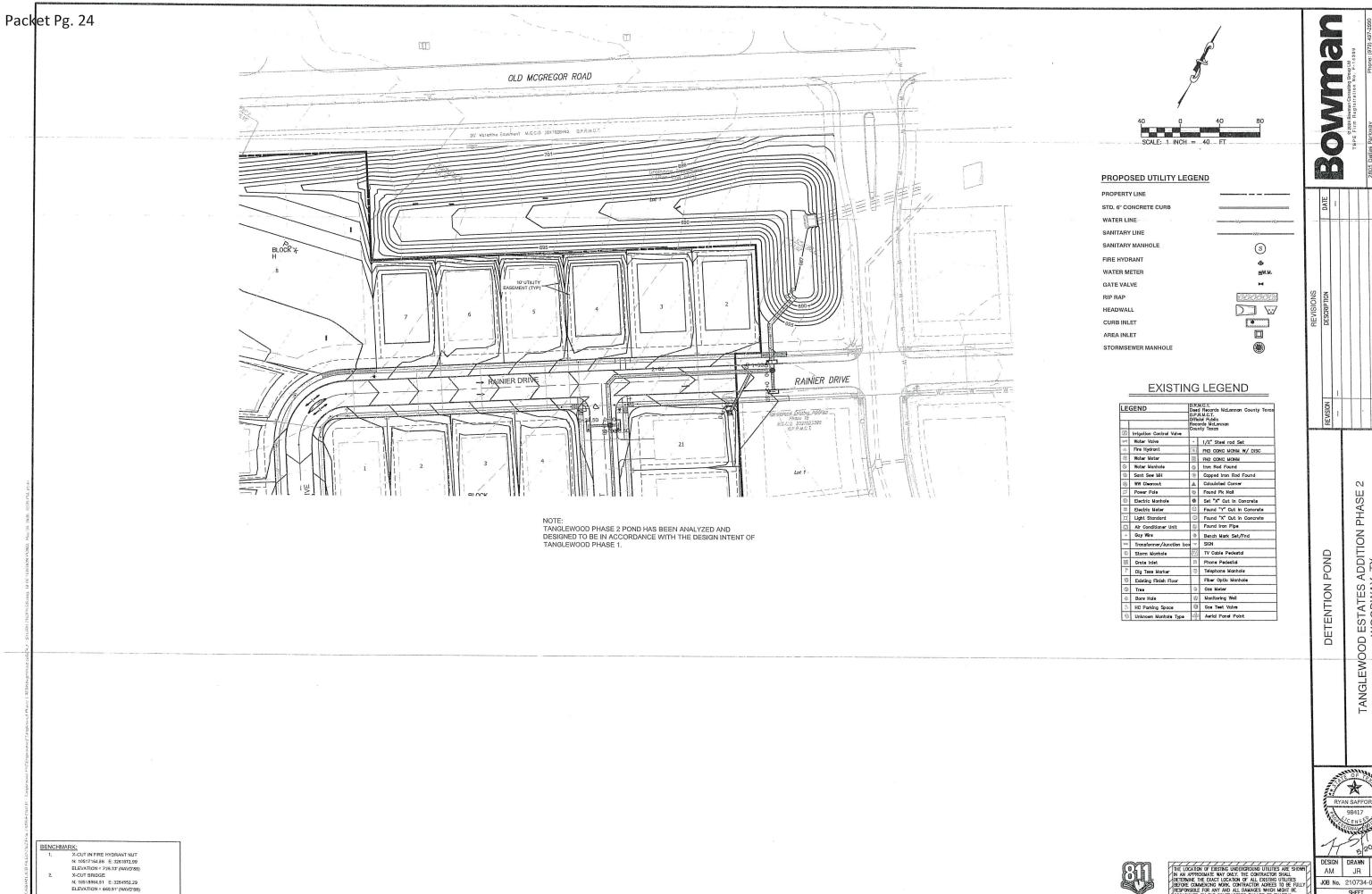
STORM PLAN & PROFILE - SD-B & SD-C



THE LOCATION OF DISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPRODUATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL DISTING UTILITIES BEFORE COMMENCING MORE CONTRACTOR ADDRESS TO BE FULLY RESPONDED FOR ANY AND ALL DISTINGS WHO HIGHT BE CONSINCING THE CONTRACTORS ARRURE TO DEVOLUTIONS.

Call before you dig.

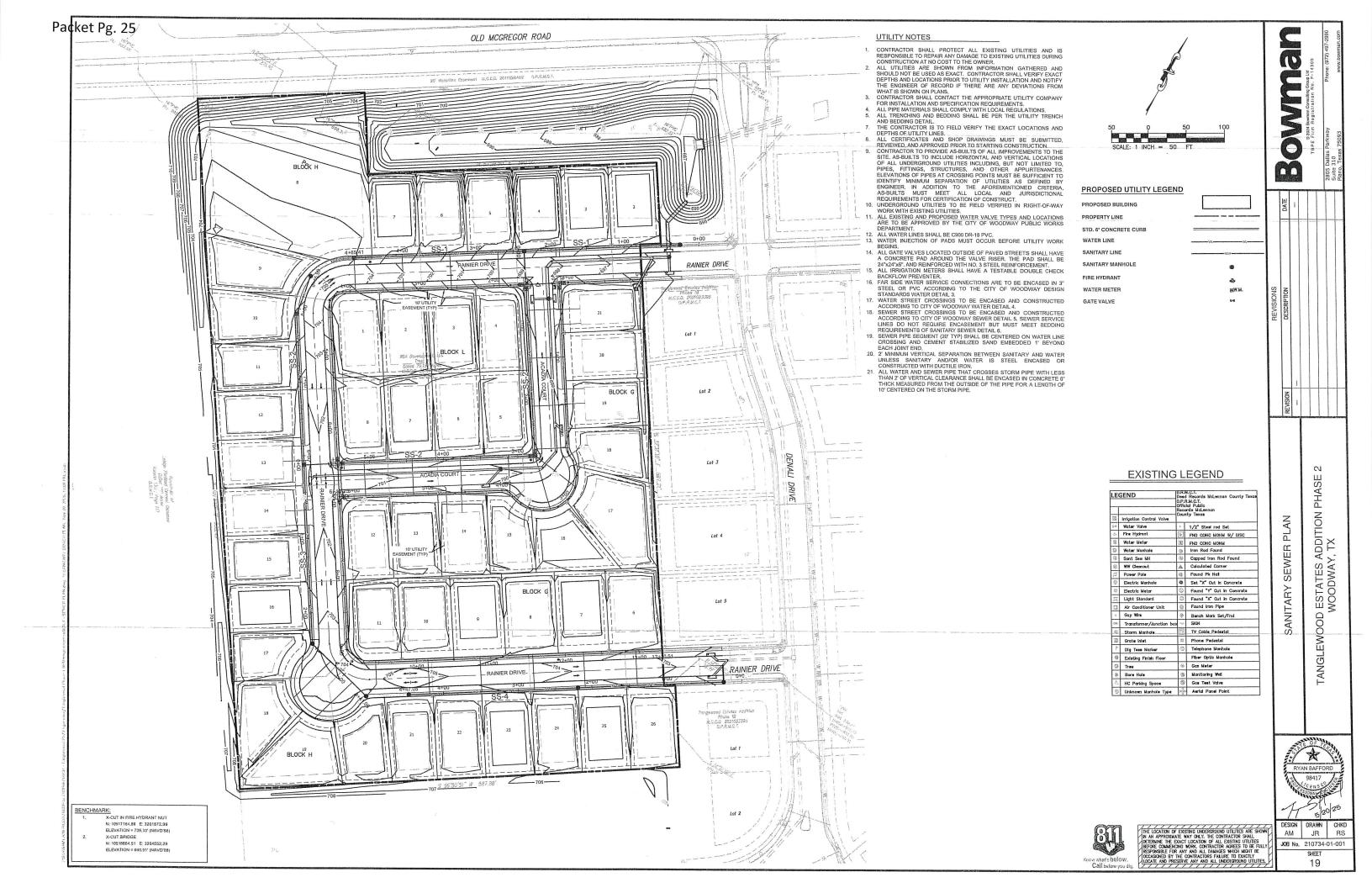
DESIGN DRAWN AM JR JOB No. 210734-01-001 17



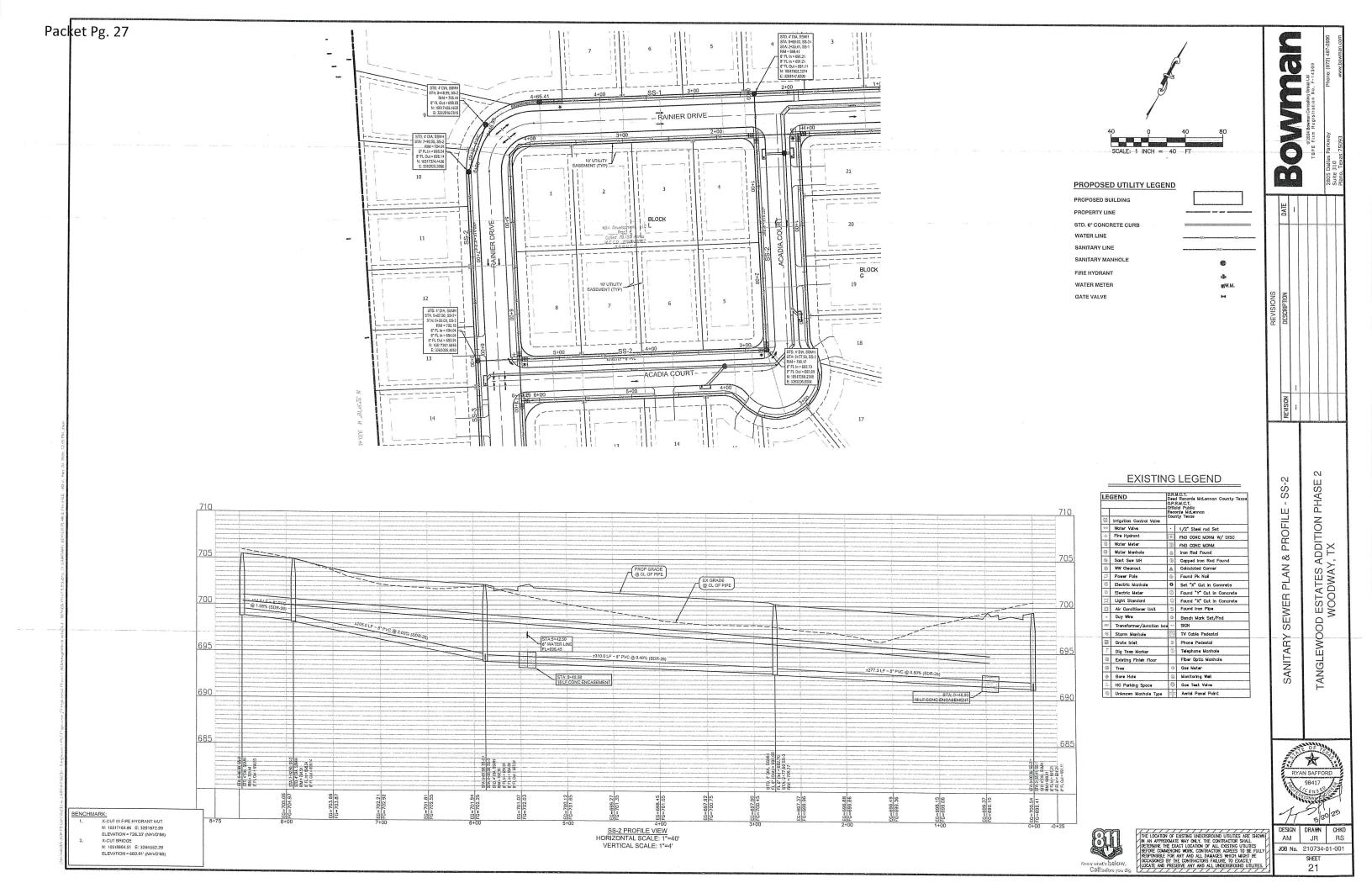
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CHKD JOB No. 210734-01-001

TANGLEWOOD ESTATES ADDITION PHASE WOODWAY, TX



Packet Pg. 26 SOVER THE FIRE REPLETATION NO. F-14309 PROPOSED UTILITY LEGEND PROPOSED BUILDING PROPERTY LINE STD. 6" CONCRETE CURB RAINIER RAINIER DRIVE WATER LINE FIRE HYDRANT 4 WATER METER œ₩.M. GATE VALVE **EXISTING LEGEND** SANITARY SEWER PLAN & PROFLE - SS-1 TANGLEWOOD ESTATES ADDITION PHASE WOODWAY, TX LEGEND ☐ Irrigation Control Volve
☐ Water Volve
☐ Fire Hydrant 710 1/2" Steel rod Set FND CONC MONM W/ DISC FND CONC MONM Water Meter Water Manhole Copped Iron Rod Found Sant Sew MH WW Cleanout Power Pale Calculated Corner Found Pk Not Electric Manhole Electric Meter Found "Y" Cut in Concrete Found "X" Cut in Concrete Light Standard Air Conditioner Unit Bench Mark Set/Find TV Cable Pedestal Phone Pedestal Grate Inlet Dig Tess Marker Telephone Manhole Fiber Optic Monhole Existing Finish Floor Gas Meter Tree Bore Hole Monitoring Well HC Parking Space Gas Test Valve Unknown Monhole Type Aerial Panel Point EX 8" PVC @ 1.25% :G=703.05 3=696.67 BENCHMARK: X-CUT IN FIRE HYDRANT NUT N: 10517164,86 E: 3261872,99 ELEVATION = 726,33' (NAVD'88) DESIGN DRAWN AM JR CHKD RS THE LOCATION OF EMSTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPRODUATE WAY ONLY. THE CONTRACTOR SHULL DETERMINE THE EXACT LOCATION OF ALL EMSTING UTILITIES HEROE COLORAGEONS WORK, CONTRACTOR AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE COCASIONAD BY THE CONTRACTORS FALURE TO EXACTLY LICATE AND PRESENVE ANY AND ALL UNDERGROUND UTILITIES. JR X-CUT BRIDGE SS-1 PROFILE VIEW
HORIZONTAL SCALE: 1"=40'
VERTICAL SCALE: 1"=4' JOB No. 210734-01-001 N: 10518864.51 E: 3264552.29 Know what's below, Call before you dig. 20



Packet Pg. 28 Bowman PROPOSED UTILITY LEGEND PROPOSED BUILDING PROPERTY LINE STD. 6" CONCRETE CURB WATER LINE -RAINIER DRIVE-SANITARY LINE SANITARY MANHOLE FIRE HYDRANT WATER METER ⊞W.M. BLOCK GATE VALVE  $\bigcirc$ UTILITY CROSSING **EXISTING LEGEND** ☐ Irrigation Control Valve

☐ Water Valve

☐ Fire Hydrant 1/2" Steel rod Set FND CONC MONM W/ DISC Water Hoter FND CONC MONM
Iron Rod Found Water Manhale Capped Iran Rod Found
Calculated Corner
Found Pk Naii Sant See NH

WW Cleanout Power Pole Electric Monhole Set "X" Cut in Concrete  $\alpha$ Ⅲ Electric Meter

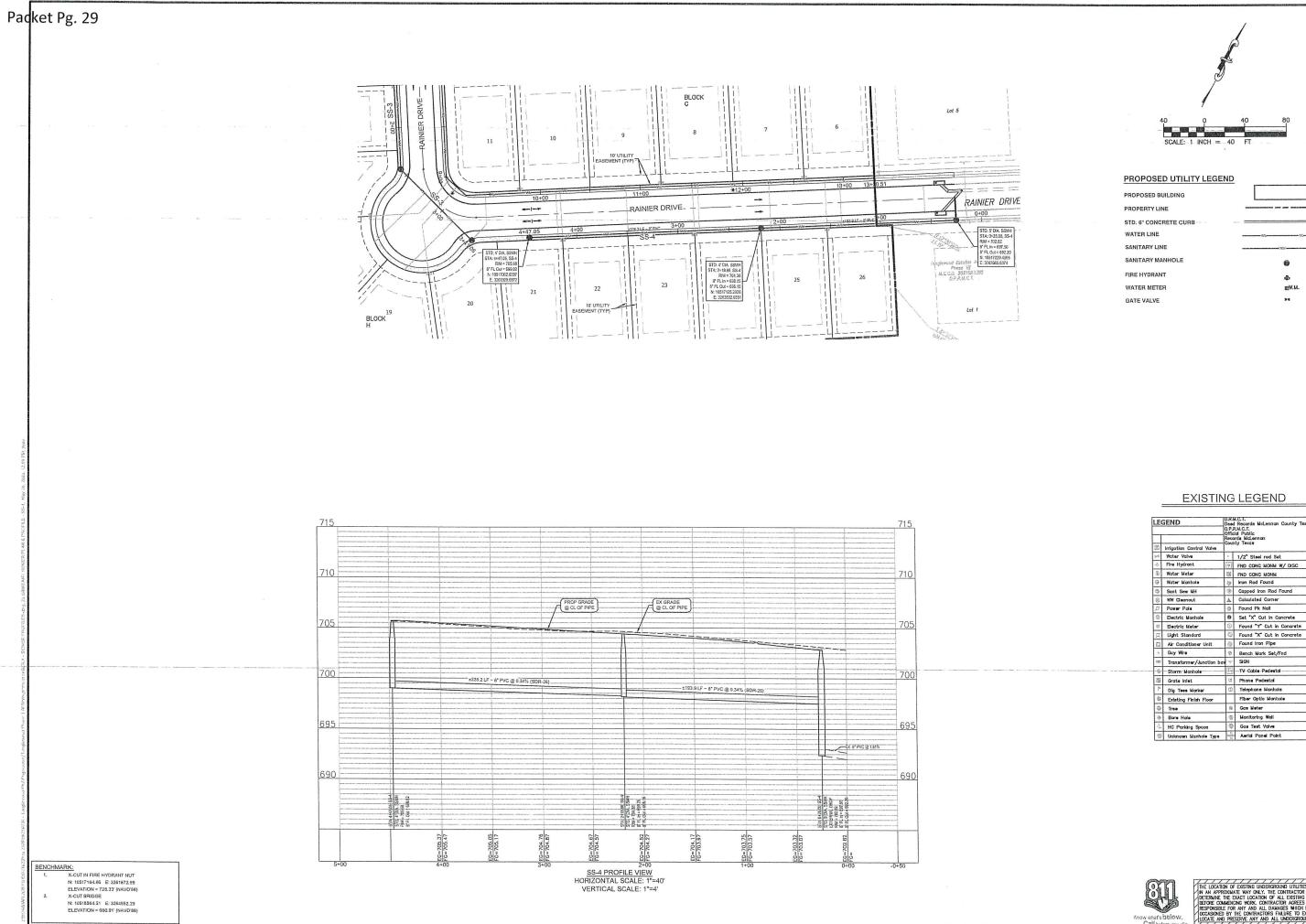
☑ Light Standard Found "Y" Cut in Concrete ) ESTATES ADDITION PHASE WOODWAY, TX SS Found "X" Cut in Concrete Found Iron Pips → Guy Wre Bench Mark Set/Find SEWER PLAN & PROFILE Transformer/Junction TV Cable Pedestal Storm Monhole Grate Inlet Phone Pedestal Dig Tess Marker Existing Finish Floor Fiber Optic Manhole Tree Gas Meter Bore Hole Monitoring Well Gas Test Valve HC Parking Space EX GRADE @ CL OF PIPE Aerial Panel Point ⊕ Unknown Manhole Type TANGLEWOOD SANITARY ±99.3 LF - 8° PVC @ 1.10% (SDR-25)... STA 040000 SS-3 STA 540750 SS-2 STO 4704, SSAN RMM-772318 BF FLR = 694,04 GF FOR = 693,94 ATA NA BENCHMARK:

1. X-CUT IN FIRE HYDRANT NUT DESIGN AM DRAWN CHKD JR RS N: 10517164.86 E: 3261872.99 SS-3 PROFILE VIEW HORIZONTAL SCALE: 1"=40' ELEVATION = 726.33' (NAVD'88) X-CUT BRIDGE N: 10518864.51 E: 3264552.29 ELEVATION = 660.91' (NAVD'86)

VERTICAL SCALE: 1"=4"

THE LICATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE CLAMENCING MORE CONTRACTOR AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE COCKISIONED BY THE CONTRACTOR SAFAURE OF EXACTLY LIDOLATE AND PRESERVE MY AND ALL UNDERGROUND UTILITIES.

JOB No. 210734-01-001 SHEET 22



1	GEND	O.P.i Offici Reco	M.C.T. I Records McLennan County Texas R.M.C.T. Iol Public rds McLennan ty Texas
図	Irrigation Control Valve	-	
piq	Water Valve	•	1/2" Steel rod Set
4	Fire Hydront	9	FND CONC MONM W/ DISC
1	Water Meter	圆	FND CONC MONM
9	Water Manhole	慷	Iron Rod Found
Ť	Sont Sew MH	(1)	Capped Iron Rod Found
80	WW Cleanout	A	Calculated Corner
IJ	Power Pole	告	Found Pk Nail
0	Electric Monitole	a	Set "X" Cut in Concrete
15	Electric Meter	0	Found "Y" Cut in Concrete
Ħ	Light Standard	0	Found "X" Cut in Concrete
D	Air Conditioner Unit	0	Found Iron Pipe
-6	Guy Wire	Ø	Bench Mark Set/Fnd
122	Transformer/Junction bo	75"	acu
-6:	Storm Manhole	Evi	-TV-Cable-Pedestal-
商	Grate Inlet	ш	Phone Pedestal
1-	Dig Tess Marker	0	Telephone Manhole
Ð	Existing Finish Floor		Fiber Optic Manhole
0	Tree	9	Gas Meter
4	Bore Hole	(2)	Monitoring Well
位	HC Parking Space	8	Gas Test Valve
1	Unknown Manhole Type	-0-	Aerial Panel Point

JR JOB No. 210734-01-001

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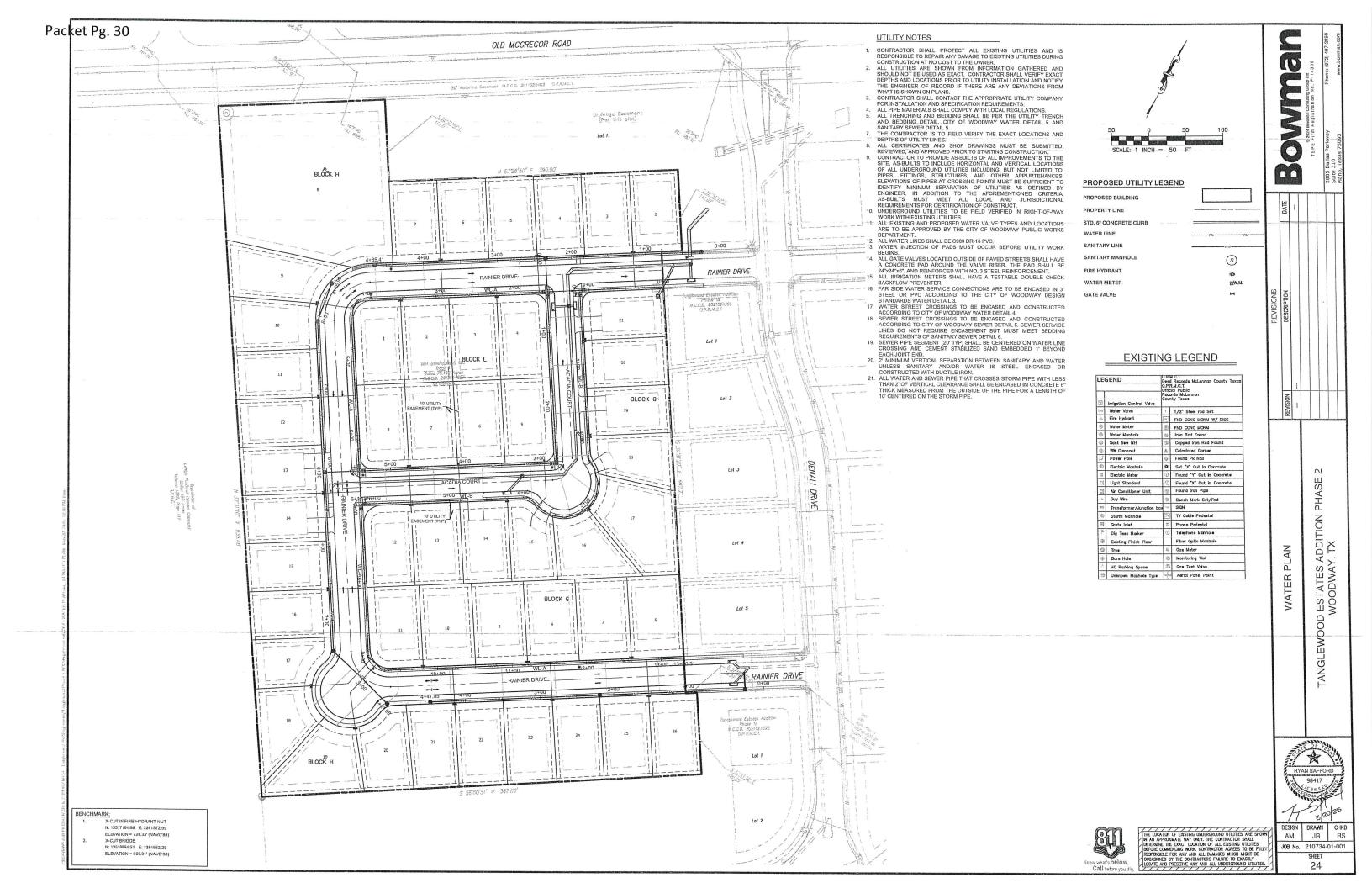
TANGLEWOOD ESTATES ADDITION PHASE WOODWAY, TX

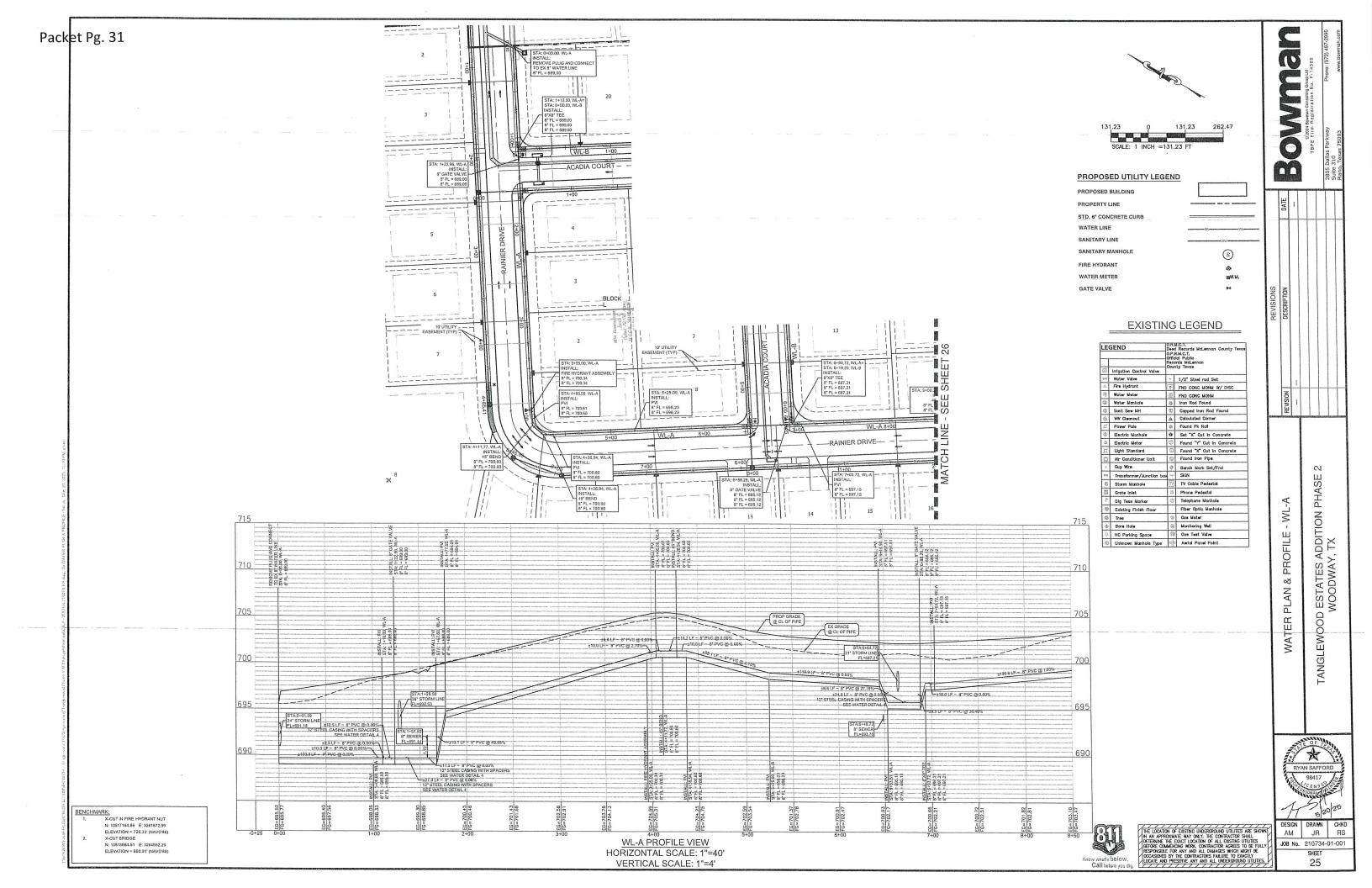
TO THE FITTH RESISTATION NO. F-14309

SS-4

SANITARY SEWER PLAN & PROFILE

THE LIDCATION OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPRODUATE WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LICATION OF ALL EXISTING UTILITIES EFFORE COMMENDING WORK. OF THE EXISTING UTILITIES FOR SHEEPING THE OFFICE OF THE STREET OF THE THE RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE COCKISIONED BY THE CONTRACTORS FAULKET OF EXACTLY LICATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.



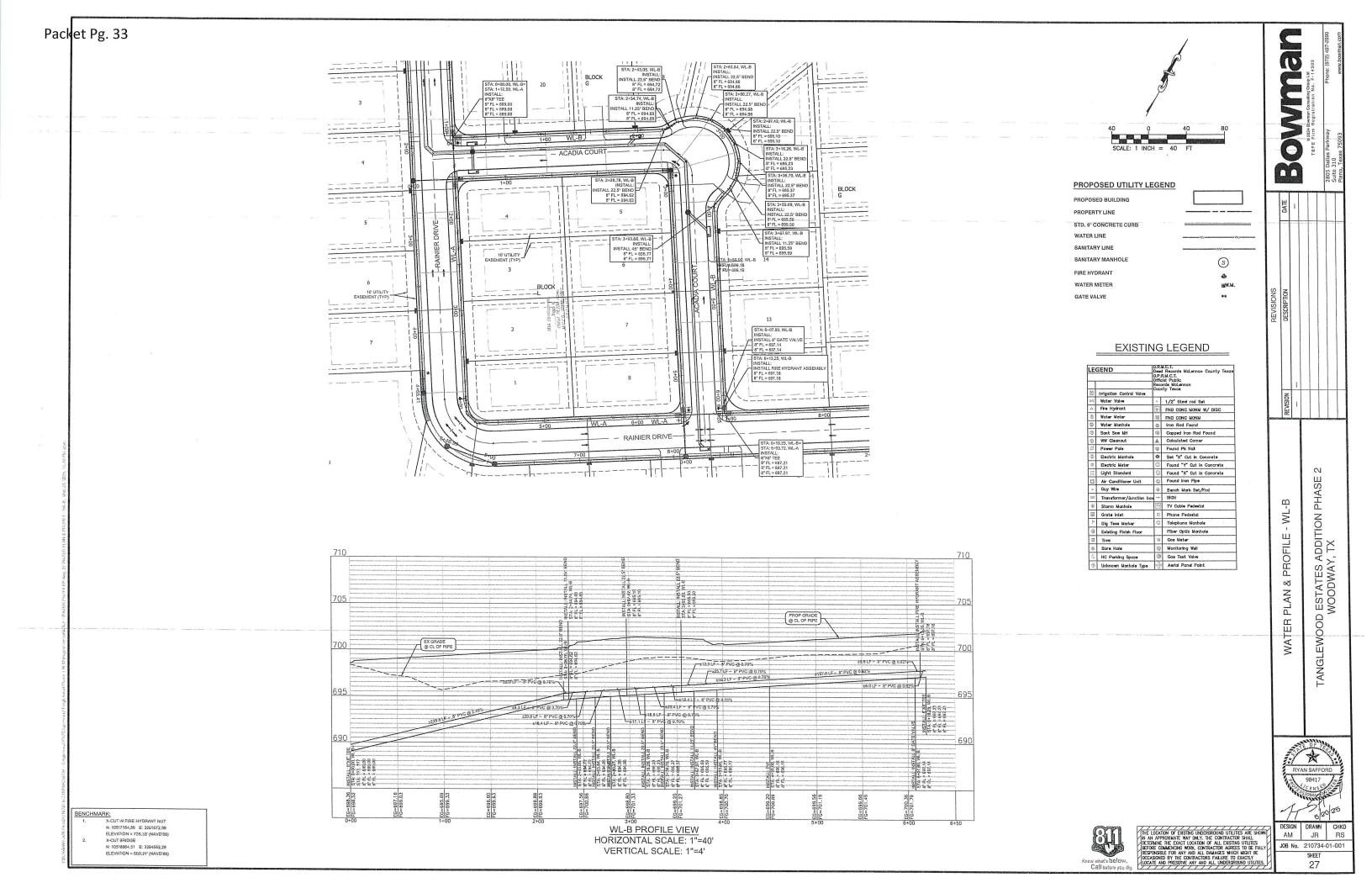


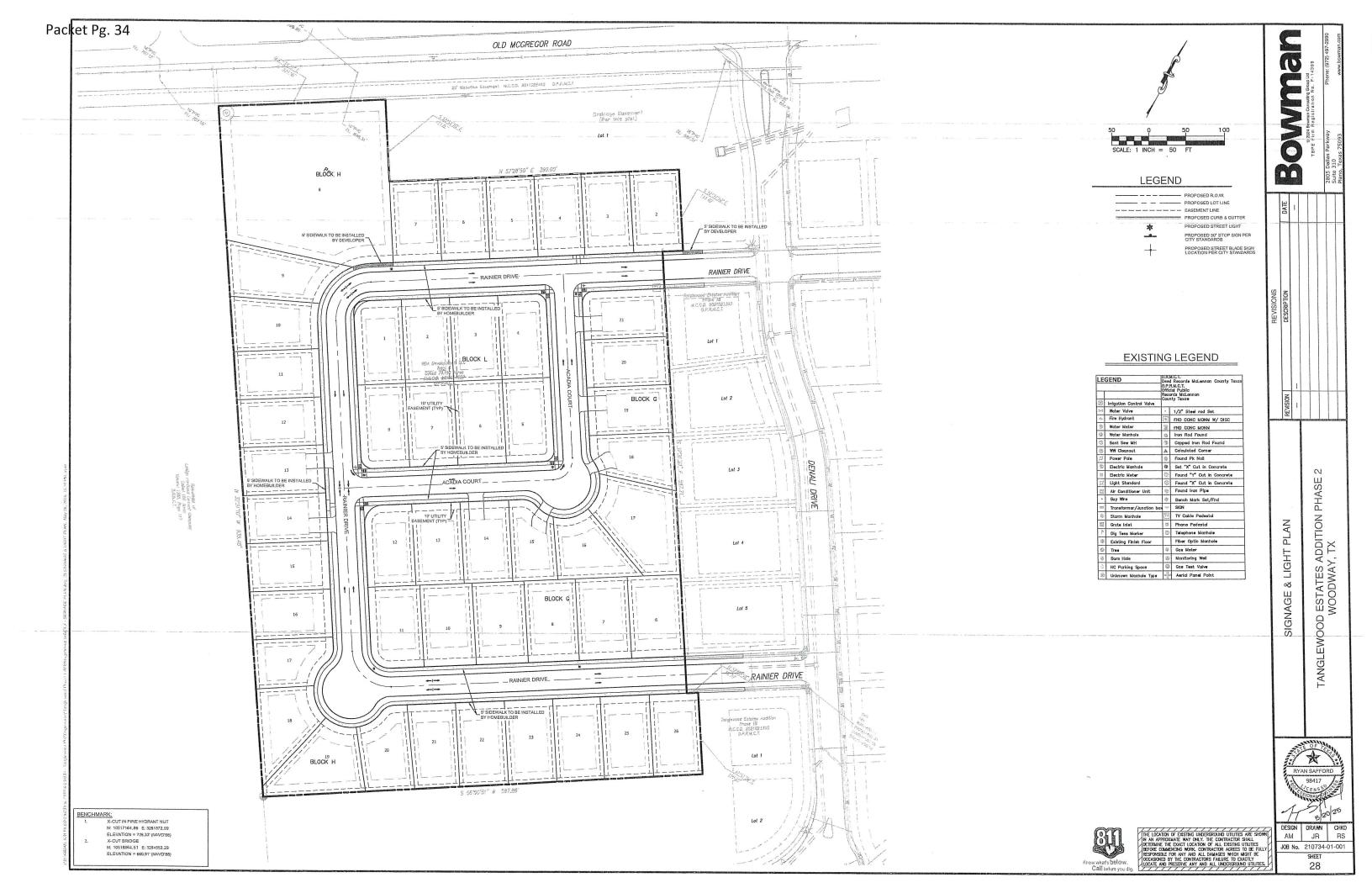
VERTICAL SCALE: 1"=4"

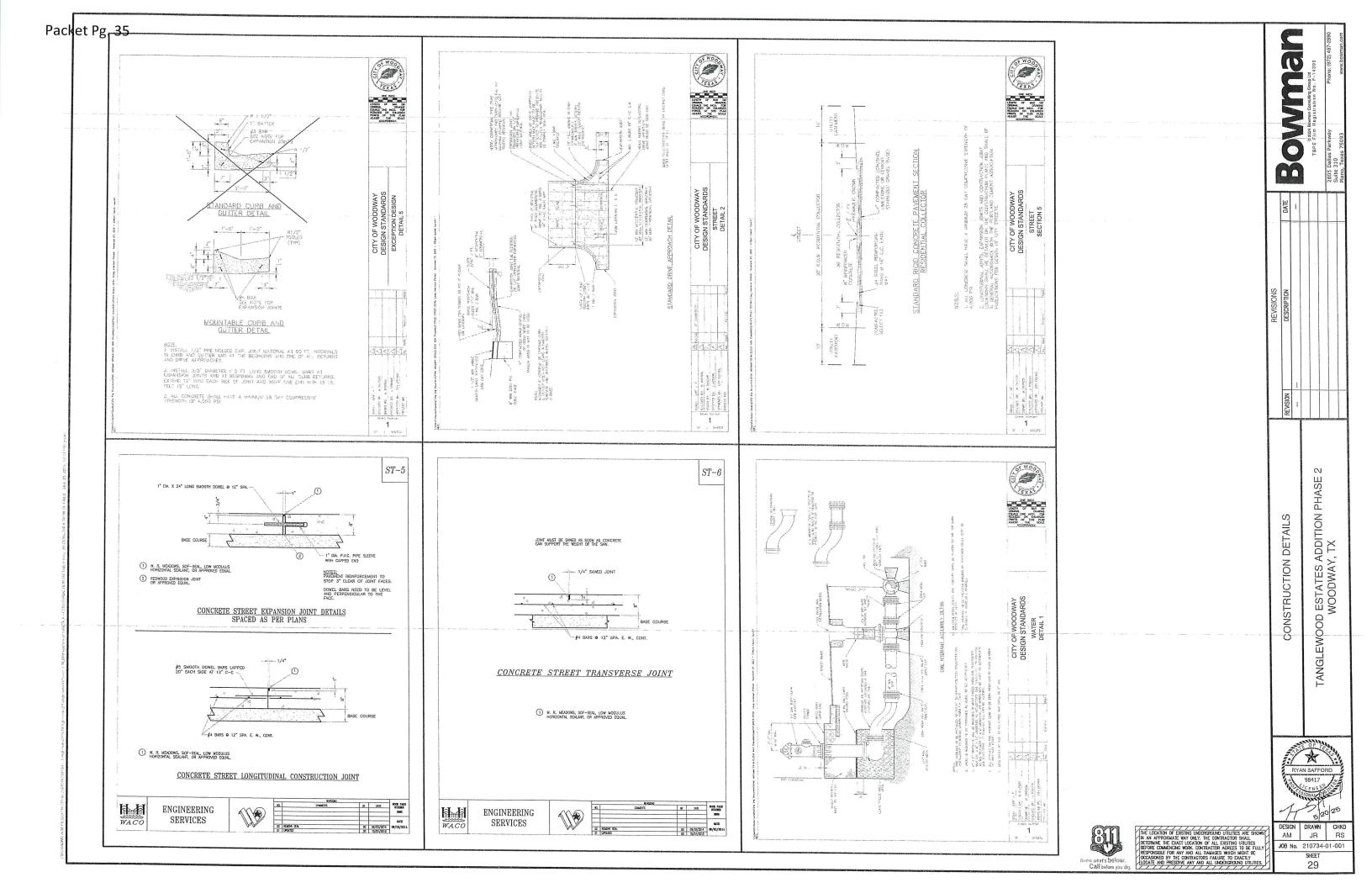
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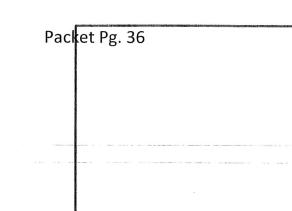
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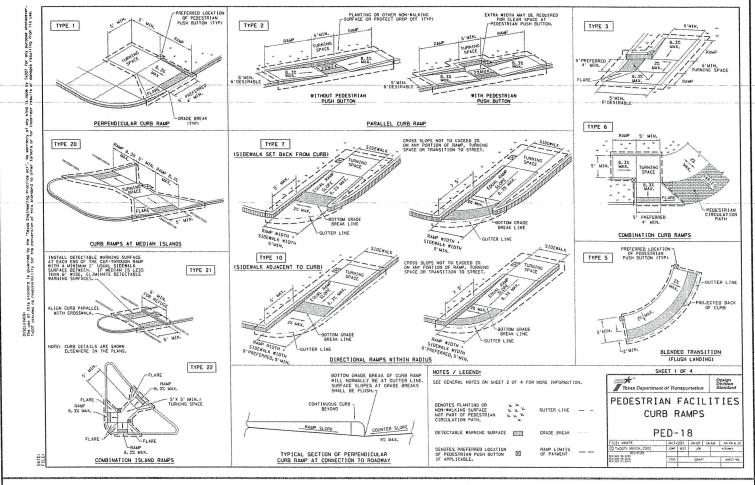
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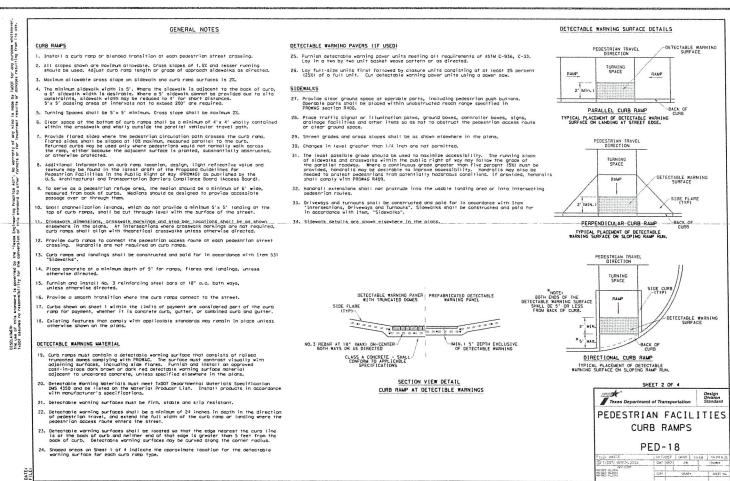














THE LOCATION OF EASTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIME WAY ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES REFORE COMMENCING MINC. CONTRACTOR ARREST TO BE PULLY RESPONSIBLE FOR ANY AND ALL ADMARCS WHICH MORT BY COCKSIONED BY THE CONTRACTORS FALINE TO EXACTLY.

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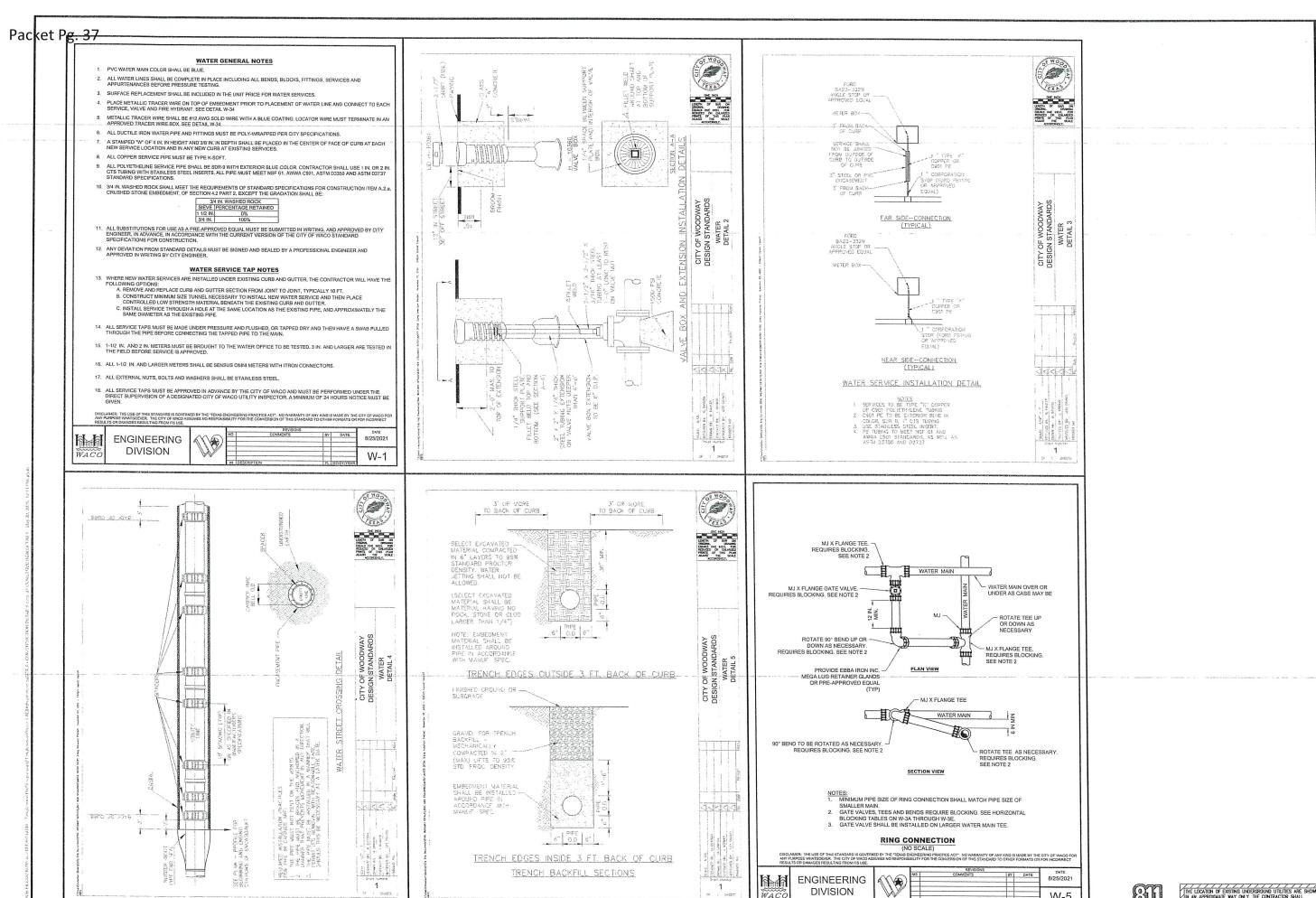
ESTATES ADDITION WOODWAY, TX

TANGLEWOOD

CONSTRUCTION DETAILS

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THE LOCATION OF ENSTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY DALY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL ENSTING UTILITIES EFFORE COMMERCION MORE CONTRACTOR ASSESS TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT DE COCASIONED BY THE CONTRACTORS FALURE: TO EXACTLY LIDEATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

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ESTATES ADDITION WOODWAY, TX

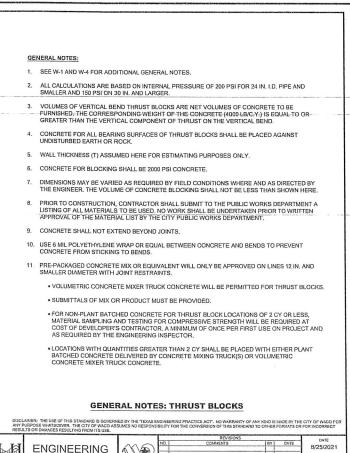
TANGLEWOOD

CONSTRUCTION DETAILS

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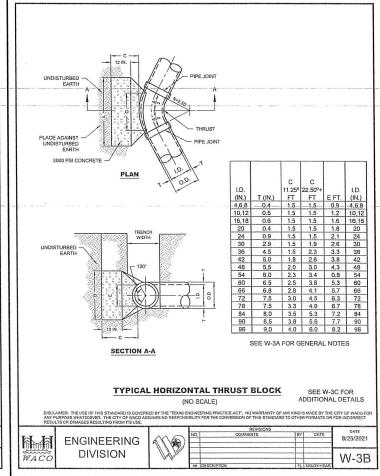
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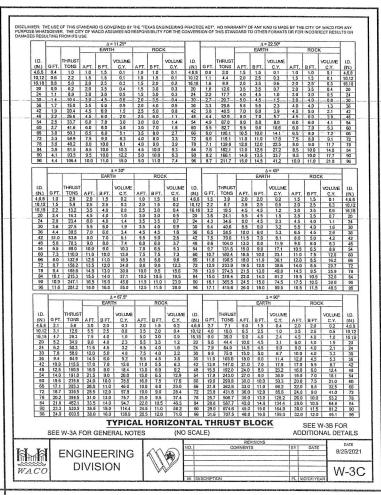
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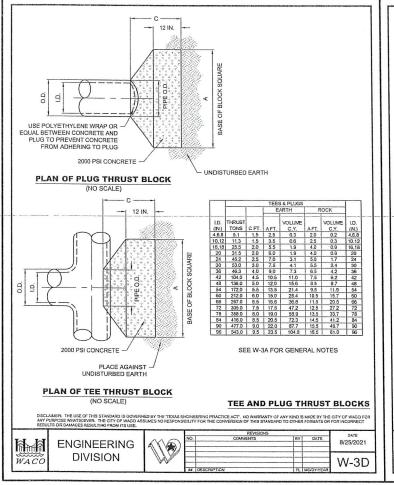


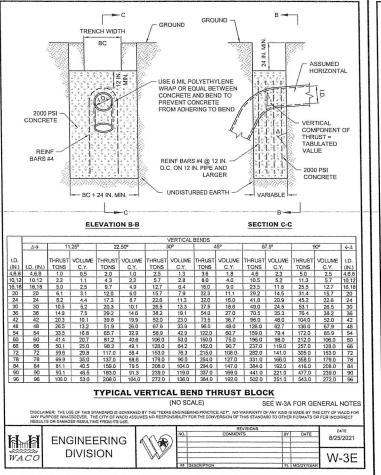
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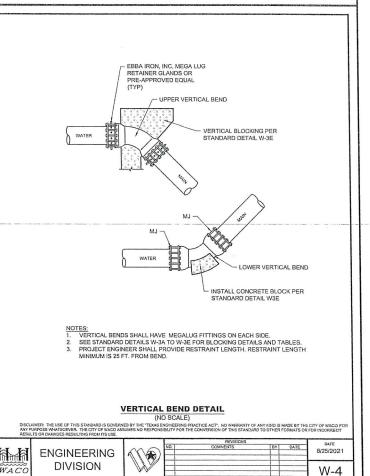
DIVISION

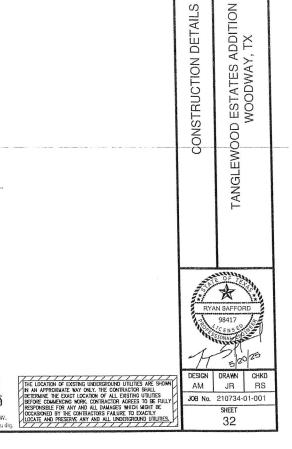




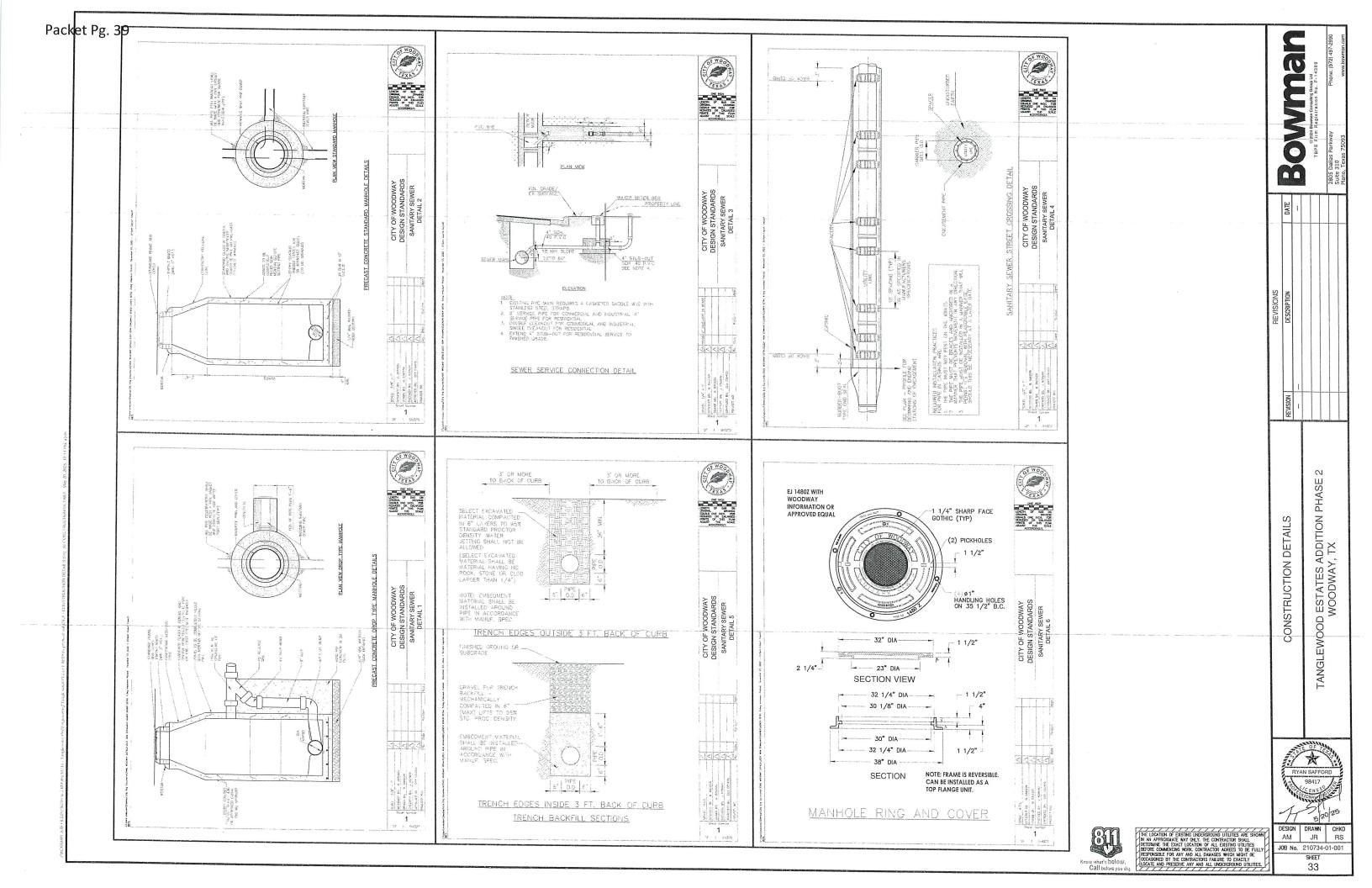


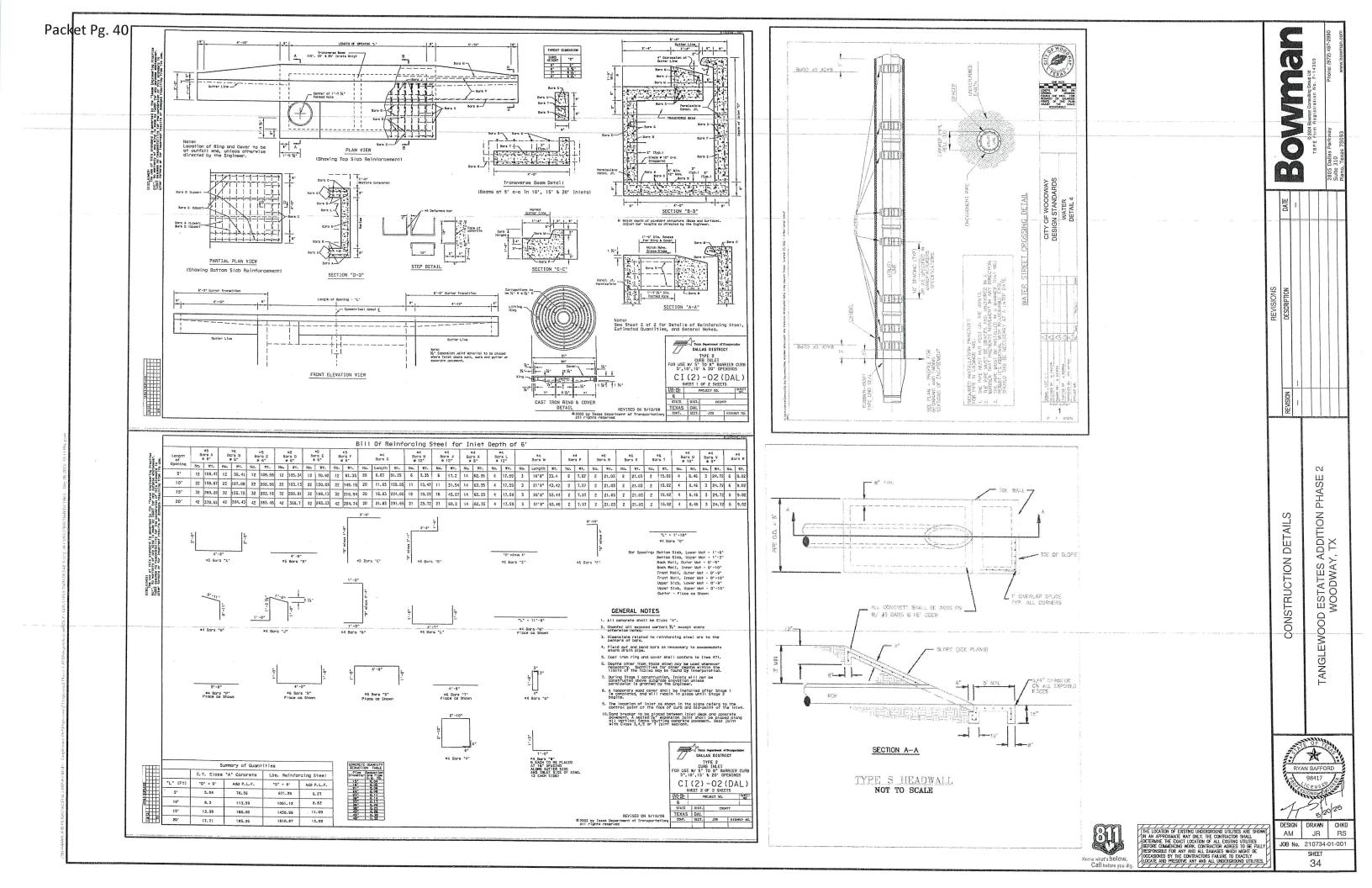


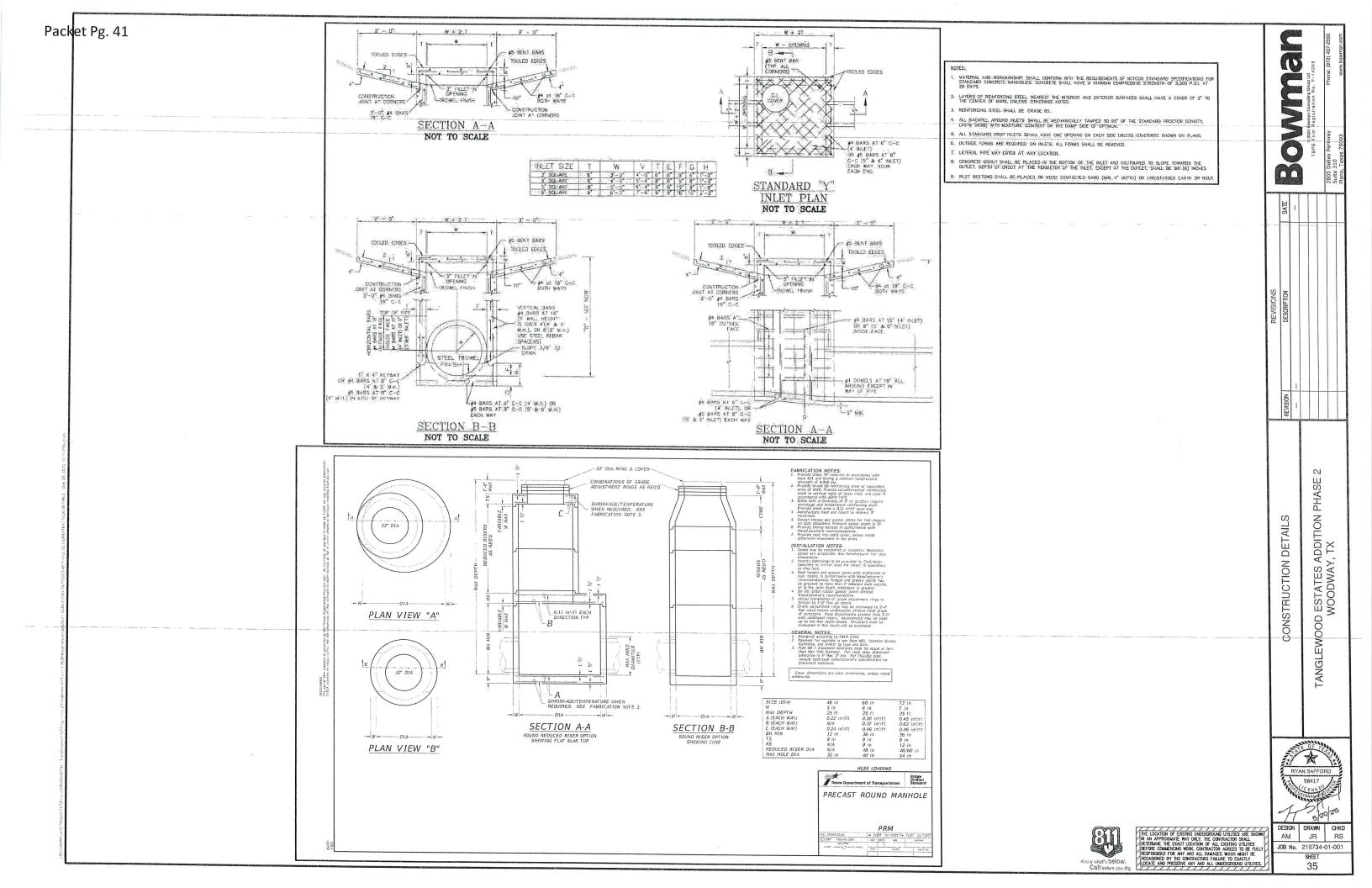




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## WOODWAY CITY COUNCIL MINUTES ITEM #

7A

May 19, 2025 - 5:30 p.m.

The Woodway City Council met in a regular meeting in the Donald J. Baker Council Chambers at Woodway City Hall, 922 Estates Drive, Woodway, Texas, on Monday, May 19, 2025, at 5:30 p.m. The following individuals were in attendance:

Mayor:

Amine Qourzal

Mayor Pro Tem:

Storey Cook

Councilmembers:

David Russell, Janell Gilman, David Keyston, Ken Sury and Dave Whitby

Councilmembers Absent:

None

City Manager:

Adam Niolet Jennifer Rogers

Assistant City Manager City Secretary:

Donna Barkley

City Staff:

Mitch Davison, Khalil El-Halabi and Todd Gill

Contract Staff:

David Shaw, City Attorney

## CALL MEETING TO ORDER

Mayor Qourzal called the meeting to order at 5:30 p.m.

## INVOCATION AND PLEDGE

1. INVOCATION

Father James with St. Jerome Catholic Church provided the invocation.

2. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance to the United States Flag was recited in unity.

#### PUBLIC COMMENT

- THE CITY COUNCIL INVITES CITIZENS TO ADDRESS THE COUNCIL ON ANY MATTER, INCLUDING ITEMS ON THE AGENDA, EXCEPT PUBLIC HEARINGS THAT ARE INCLUDED ON THE AGENDA. COMMENTS RELATED TO PUBLIC HEARINGS WILL BE HEARD WHEN THE SPECIFIC HEARING STARTS. PLEASE LIMIT YOUR COMMENTS TO THREE (3) MINUTES PER RESOLUTION R-87-11. THE COUNCIL IS NOT PERMITTED TO TAKE ANY ACTION OR DISCUSS ANY ITEM NOT LISTED ON THE AGENDA. WHEN CALLED TO SPEAK, PLEASE STATE YOUR NAME AND ADDRESS, AND IF SPEAKING ON A SPECIFIC AGENDA ITEM, STATE THE ITEM BEFORE BEGINNING YOUR COMMENTS
  - Erika Beverly, resident Spoke on the need to fix water system in the city.
  - Dwain Moss, resident Spoke on old Woodway Family Center, tax rate and homestead exemptions
  - Susanne Green, resident Spoke on the sewer system construction
  - David Wilson, resident Spoke on the upcoming Parks & Recreation Commission meeting and requested it be moved to the old Family Center

WOODWAY CITY COUNCIL MINUTES Page 2 May 19, 2025, at 5:30 p.m.

## ITEMS FOR INDIVIDUAL DISCUSSION, CONSIDERATION AND/OR ACTION

4. DISCUSSION AND CONSIDER ACTION TO APPROVE A CONTRACT AMENDMENT WITH STV, INC., SUCCESSOR IN INTEREST BY ACQUISITION OF CP&Y, INC., FOR ADDITIONAL CONSTRUCTION ADMINISTRATION AND RESIDENT PROJECT REPRESENTATIVE SERVICES FOR THE FAIRWAY GRAVITY SEWER REPLACEMENT PHASE III, IN AN AMOUNT NOT TO EXCEED \$55,225.00, AND AUTHORIZING THE CITY MANAGER TO EXECUTE ANY DOCUMENTS IN CONNECTION THEREWITH

Mr. Niolet presented this item and provided an overview of this project. Mr. Scott Wetzel, with STV (project manager) provided an update and answered questions.

Councilmember Whitby moved to approve a Contract Amendment with STV, Inc., for additional Construction Administration and Resident Project Representative services for the Fairway Gravity Sewer Replacement Phase III, in an amount not to exceed \$55,225.00, and authorizing the City Manager to execute any documents in connection therewith. Mayor Pro Tem Cook seconded, and the motion passed unanimously.

## **CONSENT AGENDA**

The Consent Agenda consists of non-controversial, routine and budgeted items which require no public hearing. The Consent Agenda is subject to being approved with one single motion; however, the Mayor or any City Councilmember may remove any item from the Consent Agenda for separate discussion and consideration.

- 5. A. DISCUSSION AND CONSIDER ACTION ON MINUTES OF THE REGULAR CITY COUNCIL MEETING HELD MAY 12, 2025, AT 5:30 P.M.
  - B. DISCUSSION AND CONSIDER ACTION TO AWARD A CONTRACT IN RESPONSE TO REQUEST FOR BIDS #25-02, 2025 MICROSURFACING IMPROVEMENTS TO INTERMOUNTAIN SLURRY SEAL, INC., THE LOWEST RESPONSIBLE BIDDER, IN AN AMOUNT NOT TO EXCEED \$360,856.60, AND AUTHORIZING THE CITY MANAGER TO EXECUTE ANY DOCUMENTS IN CONNECTION THEREWITH
- 6. CONSIDER ACTION ON CONSENT AGENDA

Item 5B was removed for separate discussion.

DISCUSSION AND CONSIDER ACTION TO AWARD A CONTRACT IN RESPONSE TO REQUEST FOR BIDS #25-02, 2025 MICROSURFACING IMPROVEMENTS TO INTERMOUNTAIN SLURRY SEAL, INC., THE LOWEST RESPONSIBLE BIDDER, IN AN AMOUNT NOT TO EXCEED \$360,856.60, AND AUTHORIZING THE CITY MANAGER TO EXECUTE ANY DOCUMENTS IN CONNECTION THEREWITH

There was a brief discussion.

Mayor Pro Tem moved to award Bid #25-02, City of Woodway 2025 Micro-Surfacing Improvements, to Intermountain Slurry Seal in the amount not to exceed \$360,856.60 and authorized the City Manager to execute any documents in

# Packet Pg. 44

WOODWAY CITY COUNCIL MINUTES Page 3
May 19, 2025, at 5:30 p.m.

connection therewith. Councilmember Gilman seconded, and the motion passed unanimously.

Mayor Pro Tem Cook moved that the Consent Agenda be approved as follows:

A. Approve the minutes of the regular City Council meeting held May 12, 2025, at 5:30 p.m.

Councilmember Gilman seconded, and the motion passed unanimously.

## CITY MANAGER AND CITY COUNCIL REPORTS

7. CITY MANAGER'S REPORT (BRIEFINGS OR UPDATES MAY BE PROVIDED REGARDING CITY SERVICES, ADMINISTRATIVE/PERSONNEL MATTERS, REAL ESTATE/DEVELOPMENT, INFRASTRUCTURE, EVENTS, REGULATIONS, COMMUNITY AND INTERGOVERNMENTAL RELATIONS ISSUES)

Mr. Niolet reported on the following:

- Wished the City Council a Happy Elected Officials Day
- Senate Bill 1173 It seeks to modernize and streamline local government procurement processes by raising the monetary threshold at which competitive procurement methods are required. This will update the threshold from \$50,000 to \$100,000 effective September 1, 2025
- Public Safety has 7 applicants for 3 public safety officer openings. They anticipate the background process will be completed by June 30<sup>th</sup>.
- The speed bumps installed on Old Farm Road seem to have caused a higher problem of traffic on Oak Springs. We are looking at solutions.
- Plan to upload city council packets to the website starting in July
- 8. CITY COUNCIL REPORTS
  - Mayor Qourzal appointed Councilmember Whitby as the new liaison to the Parks & Recreation Commission
  - Councilmember Gilman reported that the Planning & Zoning Commission approved a final plat in the EHM Addition; the sale of Starlight Estates was brought up and the plat will expire by the end of the year or January of next year.

## **CLOSING ITEMS**

9. CONSIDER ACTION ON ADJOURNMENT

Mayor Pro Tem Cook moved to adjourn the meeting, Councilmember Gilman seconded and the meeting adjourned at  $6:23~\mathrm{p.m.}$ 

Donna Barkley, City Secretary	Amine Qourzal, Mayor



# CITY COUNCIL AGENDA ITEM FORM

Meeting Date: June 9, 2025	☐ Presentation, Report and/or Discussion Only ☐ Public Hearing/Related Action		
Prepared By: Brenda Hernandez	☐ Individual Discussion/Action		
Approved By:	<ul><li>■ Consent</li><li>□ Executive Session</li></ul>		
Caption:			
Discussion and consider action on entering into an a qualified respondent to the May 8, 2025 RFQ for Water and authorizing the City Manager to execute any documents.	agreement with Willdan Financial Services, the most highly r/Wastewater Rate Study, in an amount not to exceed \$75,000, ents in connection therewith		
Background Information:			
On May 8, 2025, staff opened sealed qualification packets for water/wastewater rate study consulting services. The request for qualification was advertised in the Waco Tribune, posted on the City's website and outside of City Hall We received five qualifications. The Finance Director and Assistant Director of Community Services reviewed all submissions and narrowed the list down to two consultants. References were checked for the two finalists, and the winning consultant was Willdan Financial Services based out of Plano, Tx.			
The water/wastewater rate study is a budgeted item that	t will determine the appropriate costs of delivering services to		

# **Financial Impact:**

Total of Proposed Expenditure:

\$ TBD

Amount Budgeted:

\$75,000

Account No.:

504-4501-4513108 (Project Number 50458)

each class of customers, financial sufficiency to operate without subsidy and allowing for updates of operating, debt service, capital costs, and developing rates that are compatible with the City's billing system and easily explained to customers. City Staff including the Finance Director, Assistant Director of Community Services, and Utility Billing

If not budgeted, other funding options:

Coordinator will work with Willdan to complete the study.

#### **Staff Recommendation:**

City staff recommends approving and entering into an agreement with Willdan Financial Services to provide consultant services for a water and wastewater rate study, in an amount not to exceed \$75,000, and authorizing the City Manager to execute any documents in connection therewith

# REQUEST FOR QUALIFICATIONS



# THE CITY OF WOODWAY WATER/WASTEWATER RATE STUDY CONSULTANT SERVICES

The City of Woodway is soliciting responses from qualified individuals, firms, or corporations to provide a comprehensive water/wastewater rate study. The purpose of the study is to provide the City with sufficient information to support recommendations to the City Council for adjustment and restructuring in rates to administer water and wastewater operations in the City.

Please submit one (1) original and three (3) copies of the statement of qualifications in a sealed envelope or package; and one digital copy on a flash drive. Please send your submissions to: Donna Barkley, City Secretary, City of Woodway, 922 Estates Drive, Woodway, Texas 76712. Statement of Qualifications must be received by the City no later than 3 p.m. on May 8, 2025, at which time they will be publicly opened and recorded.

The RFQ is available for viewing online at <a href="www.woodwaytexas.gov">www.woodwaytexas.gov</a>. All questions or comments may be addressed to Brenda Hernandez, Finance Director at <a href="bhernandez@woodwaytexas.gov">bhernandez@woodwaytexas.gov</a>, or 254-772-4480 and must be received by 12 p.m. on May 1, 2025.

The City of Woodway reserves the right to accept or reject any or all submittals, to waive technicalities, and to take whatever action is in the best interest of the City of Woodway and its citizens.

This notice was posted at Woodway City Hall, 922 Estates Drive, Woodway, Texas, on the 21st day of April 2025 at 5:00 p.m.

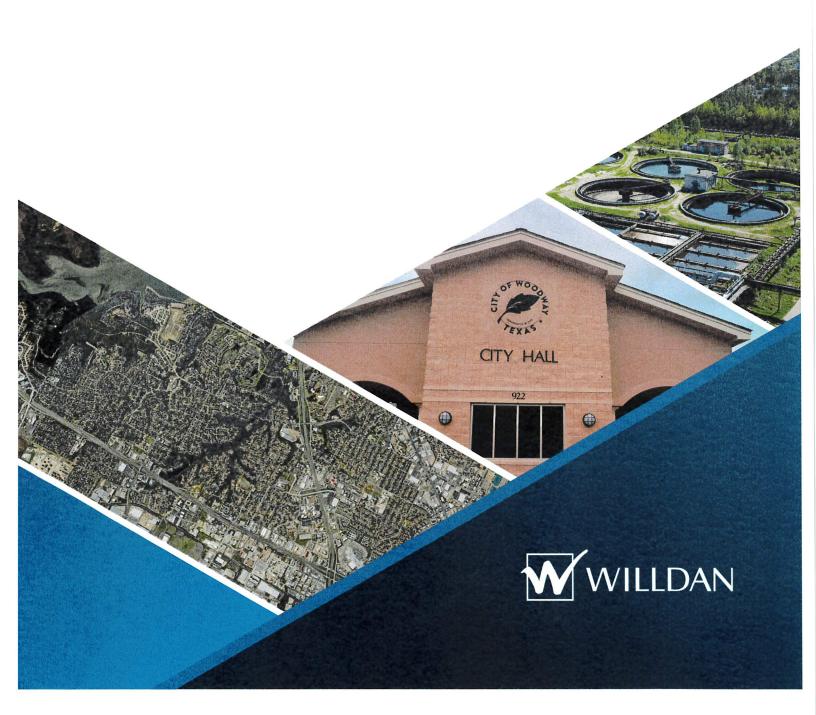
Donna Barkley, City Secretary

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's Office at (254) 772-4480 or FAX (254) 772-0695 for further information.

# CITY OF WOODWAY TEXAS

Proposal

Water/Wastewater Rate Study Consulting Services





# Letter of Transmittal

May 8, 2025

Donna Barkley City Secretary City of Woodway 922 Estates Drive Woodway, TX 76712

Re: Request for Proposal for Water and Wastewater Rate Study

Dear Ms. Barkley:

Thank you for the opportunity to present our qualifications and proposal for services for a Water and Wastewater Rate Study to the City of Woodway TX ("City"). Willdan Financial Services ("Willdan") is one of the largest public sector financial consulting firms in the United States. Our company has helped over 800 public agencies in the USA and six sovereign nations successfully address a broad range of financial and rate-related challenges.

We have a proven track record of completing projects on time and staying within the quoted budget. Our client references will confirm that we do not miss deadlines or exceed our budget in our engagements. We encourage you to contact the references provided for feedback on our performance, commitment to our clients and adherence to project milestones.

Willdan's interactive approach will involve the use of a customized financial model developed in Microsoft Excel that is easy to use, and a focused and tailored analysis of the City's current water and wastewater rates, revenues, capital and operational expenditures, debt commitments, reserve funding, and other financial data. We will employ our proven interactive approach and will adapt our internationally recognized Excel-based financial model for the specific use of the City. This will help us guide the City through operating and financial scenarios, evaluate the impact of policy assumptions, and perform sensitivity analysis on utility rate and financial strategies. As our proposal will demonstrate, we will achieve all of the objectives set forth in your RFQ in the timeframe you require.

Our ability to focus on the financial aspects of operating publicly owned utility systems is coupled with recognized leadership in strategic planning and operations. This combination enables us to bring unmatched value to our clients. Our team brings a set of nationally recognized qualifications and experts that set us apart. These qualifications include:

Live and Work in Texas — We will conduct the analysis for this study both at the City and from our Plano, Texas office, where our entire team is based. Since our office is less than two hours from the City, our team would be available on short notice for meetings and presentations at the City. Plus, we have an in-depth knowledge of the challenges facing Central Texas utilities, given our residence within the state and our experience with approximately 125 Texas cities and utilities. In addition to having previously worked for the City of Woodway, we have worked for numerous central Texas communities, including Bellmead, Robinson, Hewitt, Waco, Brazos River Authority, Alvarado, Cleburne, Glen Rose, Hutto, Leander, Liberty Hill, Llano, Marble Falls, and several others.

Senior Level Project Team -- We present a team of professionals with decades of experience providing economic and financial consulting services to the utility industry. Our team includes professionals with nation-wide reputations and experience in the industry, and impeccable academic credentials. Our project manager, Mr. Dan V. Jackson, has over 40 years' experience as a utility rate consultant, and our other team members also have senior-level experience in the utility industry.

Extensive Expertise in Financial Rate Modeling — Our team has decades of experience in water and wastewater utility wholesale/retail rate modeling as well. Unlike many other firms, our project team does not require any subcontractors to complete the tasks involved in this study. Our final interactive dashboard-driven model will be tailored specifically for the City and will be both technically proficient and remarkably easy to understand and update. The Willdan rate model is considered to be one of the premier ratemaking tools in the industry and has been adapted for the use of setting rates for hundreds of cities across Texas, the USA and six sovereign nations.

Packet Pg. 49
Donna Barkley, City Secretary
The City of Woodway, TX
Request for Qualifications for Professional Financial Consulting Services

May 8, 2025 | Page ii

The Project Team's efforts will result in a focused and tailored analysis of the City's current utility rates and revenues, development of a comprehensive financial management plan, wholesale and retail cost of service analysis based on guiding industry practices, and innovative rate design solutions. Our internationally recognized model will have the capability to carefully test and evaluate financial scenarios and rate design and policy assumptions.

**Effectively Communicate Study Results** — Sound technical analysis is only one element of this process. It will be equally important to effectively and transparently communicate results to City staff, City Commission members, key stakeholders and, ultimately, to those that will be subject to new rates. Our team has conducted over 400 public presentations on the need for and benefits of long-term rate plans, and we are frequently complimented by clients for our presentations ability to present complex issues in a straightforward and easy to understand manner.

Appreciate the Sensitivity of Rate Proposals – Our team understands the fact that the political, social and economic impact of rate alternatives on ratepayers is of critical importance to those who responsible for deciding whether to implement these plans. We recognize that it is never easy to ask ratepayers to pay more for utility service. Therefore, we will work with City staff to design rate alternatives that will recover the revenue the utility requires, while to the best extent possible minimizing the impact of any increases on ratepayers and their families.

Offering a Highly Innovative Approach — Our approach to the development of utility financial management has been carefully honed over the years. We will work collaboratively with City staff to carefully assess and understand City's unique water and wastewater system concerns and issues and develop a tailored approach that will best serve your needs. We do not use a "cookie-cutter" approach but rather bring a combination of planning and financial expertise providing a thorough understanding of all aspects of utility operations and management. This allows us to work collaboratively to provide comprehensive business solutions.

I am authorized to execute the City's agreement with Willdan. Thank you once again for this opportunity, and please feel free to contact me if you have any questions. We look forward to hearing from you.

# **Contact Information**

## **Primary Contact**

Jason Gray
Office #: 972-378-6588 | Cell #:469-396-9640

Fax #: 888-326-6864 Email: jgray@willdan.com

Respectfully submitted,

Willdan Financial Services

Jason Gray Vice President

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# **Required Submittals**

# **Certificate of Insurance**

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PROC	DUCER Lockton Insurance Brokers, LLC		***********		CONTAC			***************************************	**************************************
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	777 S. Figueroa St., 52nd Floor Los Angeles CA 90017				G-MAE, ACORES	t:			
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ACORD 25 (2016/03)

The ACORD name and logo are registered marks of ACORD



# SAM Record

Last updated by Antonella Extrella on Oct 01, 2024 at 11:38 AM

WILLDAN FINANCIAL SERVICES



# WILLDAN FINANCIAL SERVICES

 Unique Entity ID
 CAGE / NCAGE

 GANXLJLGB2M7
 55XF2

 Registration Status
 Expiration Date

 Active Registration
 Oct 1, 2025

Physical Address Mailing Address
27368 Via Industria #200
STE 200 Temecula, California 92590-4856

Temecula, California 92590-4856 United States

United States

All Awards

Purpose of Registration

Business information

Doing Business as Division Name Division Number (blank)

WILLDAN GEOTECHNICAL Willdan Financial Services (blank)

Congressional District State / Country of Incorporation URL

California / United States http://www.willdan.com

Registration Dates
Activation Date

 Activation Date
 Submission Date
 Initial Registration Date

 Oct 8, 2024
 Oct 1, 2024
 Aug 13, 2008

Entity Dates

Entity Start Date Fiscal Year End Close Date

Jun 15, 1968 Jan 01

Immediate Owner

CAGE Legal Business Name (blank) (blank)

Highest Level Owner

CAGE Legal Business Name (blank) (blank)

Executive Compensation

Registrants in the System for Award Management (SAM) respond to the Executive Compensation questions in accordance with Section 6202 of P.L. 110-252, amending the Federal Funding Accountability and Transparency Act (P.L. 109-282). This information is not displayed in SAM. It is sent to USAspending.gov for display in association with an eligible award. Maintaining an active registration in SAM demonstrates the registrant responded to the questions.

**Proceedings Questions** 

Registrants in the System for Award Management (SAM.gov) respond to proceedings questions in accordance with FAR 52:209-7, FAR 52:209-9, or 2. C.F.R. 200 Appendix XII. Their responses are displayed in the responsibility/qualification section of SAM.gov. Maintaining an active registration in SAM.gov demonstrates the registrant responded to the proceedings questions.

## Exclusion Summary

Active Exclusions Records?

No

#### SAM Search Authorization

I authorize my entity's non-sensitive information to be displayed in SAM public search results:

Yes

#### Entity Types

**Business Types** 

Entity Structure Entity Type Organization Factors
Corporate Entity (Not Tax Exempt) Business or Organization (blank)

Profit Structure

For Profit Organization

May 05, 2025 05:25:47 PM GMT https://sam.gov/entity/43.4N/Q.REGB2M7/core/Data?status—mail

Page Lof 2



Lant updated by Antonella Extrella on Oct 01, 2024 at 11:38 AM

WILLDAN FENANCIAL SERVICES

#### Socio-Economic Types

Check the registrant's Reps & Certs, if present, under FAR 52.212-3 or FAR 52.219-1 to determine if the entity is an SBA-certified HUBZone small business concern. Additional small business information may be found in the SBA's Dynamic Small Business Search if the entity completed the SBA supplemental pages during registration.

Financial Information	
Accepts Credit Card Payments	Debt Subject To Offset
No	No
EFT Indicator	CAGE Code
0000	65XF2

## Points of Contact

#### **Electronic Business**

}

Antonella Estrella, Director, Marketing

Operations

2401 E. Katella Avenue

STE 300

Anaheim, California 92806

United States

REBEKAH Smith 27368 Via INDUSTRIA, Suita 200 Terrecula, California 92590

United States

**Government Business** 

A.

MARK RISCO, President/CEO

27368 Via INDUSTRIA, Suite 200

Temecula, California 92590

**United States** 

REBEKAH Smith

27368 Via INDUSTRIA, Suite 200 Temecula, California 92500

United States

Past Performance

A MARK Risco 27368 Via INDUSTRIA, Suite 200

Temecula, California 92590

United States

REBEKAH Smith

27368 Via INDUSTRIA, Suite 200 Terrecula, California 92500

United States

# Service Classifications

#### **NAICS** Codes

Primary

NAICS Codes

NAICS Title

Yes 541611

Administrative Management And General Management Consulting

Services

Special Studies/Analysis- Accounting/Financial Management

541618 Other Management Consulting Services

#### **Product and Service Codes**

PSC B547 PSC Name

Disaster Response

## Yes, this entity appears in the disaster response registry.

H	Bonding Levels	Dollars
1	blank)	(blank)

States Any Counties

(blank)

Metropolitan Statistical Areas

(blank)

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Page 2 of 2



# **Conflict of Interest Questionnaire**

CONFLICT OF INTEREST QUESTIONNAIRE For vendor doing business with local governmental entity	FORM CIQ
This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.	OFFICE USE ONLY
This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176,001(1-a) with a local governmental entity and the vendor meets requirements under Section 176,006(a).	Date Recover
By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of tects that require the statement to be filed. See Section 176.006(a-1), Local Government Code.	
A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.	
Name of vendor who has a business relationship with local governmental entity.	
N/A Check this box if you are filing an update to a previously filed questionnaire.	
(The law requires that you life an updated completed questionnaire with the ap later than the 7th business day after the date on which you became aware that the or incomplete or inaccurate.)	propriate filing authority not iginally filed quastioncaire was
Name of local government officer about whom the information in this section is being dis-	closed.
N/A	
This section (item 3 including subparts A, B, C, & D) must be completed for each officer employment or other business relationship as defined by Section 176.001(1-a), Local Governages to this Form CiO as necessary.  A. Is the local government officer named in this section receiving or likely to receive taxable income, from the vendor?	mment Gode. Atlach additions
Yes No	
Is the vendor receiving or likely to receive taxable income, other than investment income, for government officer named in this section AND the taxable income is not received from the little section.	om or at the direction of the local local governmental entity?
Yes No	with any and in citizen the breed
<ul> <li>c. Is the filer of this questionnaire employed by a corporation or other business entity government officer serves as an officer or director, or holds an ownership inferest of one p</li> </ul>	with respect to which the social proent or more?
Yes No	
D. Describe each employment or business and family relationship with the local government	ent officer named in this section.
4	
Your 05	/08/2025

Adopted 8/7/2015

City of Woodway RFQ for Water/Wastewater Rate Study



# **Certification Regarding Lobbying**

#### **Certification Regarding Lobbying**

(To be submitted with each bid or offer exceeding \$100,000)

The undersigned certifies, to the best of his or her knowledge and belief, that:

- No Federal appropriated-funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of congress, or an employee of a member of congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.
- If any funds other than Federal-appropriated funds have been paid or will be paid to any person for
  influencing or attempting to influence an officer or employee of any agency, a Member of Congress,
  an officer or employee of Congress, or an employee of a Member of Congress in connection with this
  Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit
  Standard Form-LLL, Disclosure of Lobbying Activities, in accordance with its instructions.
- The undersigned shall require that the language paragraph 1 and 2 of this anti-lobbying certification
  be included in the award documents for all subawards at all tiers (including subcontracts, subgrants,
  and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall
  certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Title 31, U.S.C. § 1352, (as amended by the Lobbying Disclosure Act of 1995).

The Contractor, <u>Jason Gray</u>, certifies or affirms the truthfulness and accuracy of each statement of its certification and disclosure, if any. In addition, the Contractor understands and agrees that the provisions of Title 31 U.S.C. § 3801 et seq., apply to this certification and disclosure, if any.

Than		
Signature of Contractor's Authorized Official		
Jason Gray, Vice President	Date:	05/05/2025
Printed Name and Title of Contractor's Authorized Official		

City of Woodway RFQ for Water/Wastewater Rate Study



# Non-Exclusion Affidavit

## Non-Exclusion Affidavit for General Contractors

Federal, state, and local government agencies, not-profits, and other organizations that use federal money to fund all or part of any program or project are required to follow specific requirements regarding the use of such federal funds. One of these requirements is that no contract, subcontract, grant, financial assistance, or other forms of assistance provided using federal funds may be awarded to individuals or entities that have been suspended, debarred, or otherwise excluded from participation in federally funded programs.

The U.S. federal government maintains a Web site known as the "System for Award Management" (SAM) at <a href="www.sam.gov">www.sam.gov</a>. One of the purposes of the SAM Web site is to provide a comprehensive list of all individuals, firms, and other entities that have been suspended, debarred, or otherwise excluded from participation in federally funded contracts, subcontracts, grants, etc. SAM provides a simple means of helping government, non-profit agencies, and other organizations ensure that they do not award federally-funded grants, contracts, subcontracts, or other financial or non-financial benefits to any individual, firm, or other entity that has been excluded by any agency from participation in such federally funded activities.

I, Jason Gray				y certify that ne	
Willdan Financial Services				organization I re	
any subcontractors that I or said comp	any may emp	olay to wark o	on any federa	illy funded activi	ity have been
suspended, debarred, or otherwise of	excluded by a	ny federal a	gency from p	participation in	any federally
funded activity. I further acknowledge	a my understa	anding that, t	efore enteri	ng into a contra	ct with me or
with the company or organization	I represent,	City of Wo	odway staff	will perform	a search on
www.sam.gov to verify whether I, th					
work on any federally funded activity	ty, have been	excluded fr	om participa	tion in any fed	erally funded
activity.					
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gray			05/05/2	025	
Signature of Contractor Representati	ve	Date			
	F.11				AREN NEWMAN CHECKON Notary ID #131882514 My Commission Expires
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Notary Public in and for Collin	County,	Texas	_(Insert Stat	e Name)	
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City of Woodway			16	-	
RFO for Water/Wastewater Rate Study					



# **Disclosure of Lobbying Activities**

# DISCLOSURE OF LOBBYING ACTIVITIES CONTINUATION SHEET

Authorized for Local Reproduction Standard Form - LLL

Reporting Entity:	Page	of
Willdan does not participate in Lobbying Act	ivities	

City of Woodway RFQ for Water/Wastewater Rate Study



## Willdan does not participate in Lobbying Activities

DISCLOSURE OF LOBBYING ACTIVITIES

Complete this form to disclose lobbying activities pursuant to 31 U.S.C. 1352

(See next page for public burden disclosure)

1. Type of Federal Action:	2. Status of Feder	ral Action:	3. Report Type:		
a. contract b. grant c. cooperative agreement d. loan e. loan guarantee f. loan insurance	a. bid/of b. initial c. post-a		a. Initial filing b. material change  For Material Change Only:  Year		
Name and Address of Reporting Entity:     Prime		5. If Reporting Ent Name and Addr	ity in No. 4 is Subawardee, Enter ess of Prime:		
Congressional District, if known:		Congressional Distr	tict, if known:		
6. Federal Department/Agency:		7. Federal Program	n Name/Description:		
8. Federal Action Number, If known:		9. Award Amount			
10. a. Name and Address of Lobbying Entity (if individual, last name, first name, MI):		b. Individuals Performing Services (Including address if different from No. 10. a.) (last name, first name, Mi):			
(attach Continuation Sheet(s) SF-LLL-A, If	necessary)	Γ			
11. Amount of Payment (check all that apply):		13. Type of Payme	nt (check all that apply):		
actual	planned		retainer one-time fee		
12. Form of Payment (check all that apply):			commission		
a. cash		PROFES	d. contingent fee		
b. in-kind; specify: nature		- D 6.	deferred		
MGH   The second measurement and restrict and an extension of the second	DESCRIPTION OF THE PROPERTY OF	d f.	other, specify		
14. Brief Description of Services Performed or t member(s) contacted for payment indicated in	Item 11:	Date(s) of Service, i	ncluding officer(s), employee(s), or		
(attach Continuation Sheet(s) SF-LLL-A, If	necessary)				
15. Continuation Sheet(s) SF-LLL-A attached:	Ye	No 🗆			
16. Information requested through this form is a		Signature			
31 U.S.C. section 1352. This disclosure of lobbying material representation of fact upon which relia		Print Name:			
the tier above when this transaction was made		Linit Isquee:			
This disclosure is required pursuant to 31 U.S.C.		Title:			
Information will be reported to the Congress ser		1 Ft. 15-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-1-			
will be available for public inspection. Any perso the required disclosure shall be subject to a civil than \$10,000 and not more than \$100,000 for e	penalty of not less	Telephone No:	Date:		

City of Woodway RFQ for Water/Wastewater Rate Study



# **Vendor References**

## **Vendor Reference**

Please list at least five governmental agencies (preferably local government units) where the same or similar products and/or services as contained in this request for qualifications were recently provided.

#### THIS FORM MUST BE RETURNED WITH YOUR QUALIFICATIONS

		Reference One
	it/Entity Name:	
City of	Hewitt, Texas	
Address:	200 Patriot Court, Hewitt, 1	TX 76643
Contact Per	rson and Title: Mr. Bo Th	homas, City Manager
Phone:	(254) 666-6171	Fax:
Email Addre	ess: bthomas@cityofhewitt.c	om
Contract Period:	2010-2016, 2016, 2021	Scope of Work: Water and Wastewater Cost of Servic Rate Study and Annual Updates,
		Stormwater Drainage Study,

		Reference Two
Governme	ent/Entity Name:	
City o	of Tomball, Texas	
Address:	401 Market St. Tomba	II, TX 77375
Contact Pe	erson and Title: Mr. Day	rid Esquivel, City Manager
Phone:	(281)290-1411	Fax:
Email Add	ress: desquivel@tomball	ltx.gov
Contract Period:	2018; 2023	Scope of Work: Water and Wastewater Rate Study

		REFERENCE THREE
Government/En	tity Name:	
City of Bella	ire, Texas	
Address: 700	8 S. Rice Ave	ellaire, TX 77401
Contact Person a	and Title: To	Gross, Senior Purchasing/Contract Coordinator
Phone: (71:	3)662-8138	Fax:
Email Address:	tgross@bellaii	c.gov
Contract		Scope of Work: Water, Wastewater, Solid Waste &
Period: 20	24	Drainage Rate Study

City of Woodway RFQ for Water/Wastewater Rate Study



			REFEREN	CE FOUR	
Governmen	nt/Entity	Name:			
City	of Kenn	edale, TX	Water and Wastewat	er Cost of Service	Study; 2024
Address:	405 N	funicipal C	)rive, <mark>Kennedale, Te</mark> xa	s 76060	
Contact Per	rson and	Title:	Jon Horton, CPA, Dire	ctor of Finance	
Phone:	(817)	985-2110		Fax:	
Email Addre	ess:	jhorton@	cityofkennedale.com		
Contract Period:	2024			Scope of Work:	Water and Wastewater Cost of Service Study

	REFERENCE FIVE
Government/Entity Name:	
City of Heath, Texas	
Address: 200 Laurence Drive, Heath, 1	Texas 75032
Contact Person and Title: Jay Ayers, D	irector of Finance
Phone: 972-771-6228	Fax:
Ernail Address: ayera@heathtx.com	
Contract 2022 - Gurrent Period:	Scope of Work: 2022 Water and Wastewater Rate Stu 2025 water and Wastewater Rate Stud

City of Woodway RFQ for Water/Wastewater Rate Study





# Signature Page

#### Respondent Must Complete and Return This Page With Offer Signature Page

By submitting a response to this solicitation, the undersigned certifies that at the time of submission, he/she is not on the <u>Federal Government's</u> list of suspended, ineligible, or debarred contractors. In the event of placement on the list between the time qualifications submission and time of award, the undersigned will notify the City. Failure to do so may result in terminating a contract for default.

The undersigned affirms that they are duly authorized to execute the contract, that this company, corporation, firm, partnership or individual has not prepared these qualifications in collusion with any other respondent, and that the contents of these qualifications as to prices, terms or conditions of said qualifications have not been communicated by the undersigned nor by any employee or agent to any other respondent or to any other person(s) engaged in this type of business prior to the official opening of these qualifications. And further, that neither the respondent nor their employees nor agents have been for the past six (6) months directly nor indirectly concerned in any pool or agreement or combination to control the price of goods or services on, nor to influence any person to respond or not to respond thereon.

Willdan Financial Services	Jan				
Firm (Entity Name)	Signature				
5500 Democracy Drive, Suite 130	Jason Gray				
Street & Mailing Address	Print Name				
x					
Plano, TX 75024	05/05/2025				
City, State & Zip	Date Signed				
972-378-6588	888-326-6864				
Telephone Number	Fax Number				
jgray@willdan.com					
E-mail Address					
Respondent Shall Retur	Respondent Shall Return Completed Form with Offer.				

City of Woodway RFQ for Water/Wastewater Rate Study



# **Respondents Certification**

## Respondent's Certification

I have carefully examined the Request for Statements of Qualifications, Scope of Services Background, and any other documents accompanying or made a part of this Request for Qualifications.

I hereby propose to furnish the services specified in the Request for Qualifications. I agree that my proposal will remain firm for a period of up to 120 days in order to allow the City adequate time to evaluate the qualifications submitted.

I verify that all information contained in this proposal is truthful to the best of my knowledge and belief. I further certify that I am duly authorized to submit this proposal on behalf of the firm as its act and deed and that the firm is ready, willing and able to perform if awarded the contract.

I further certify, under oath, that these qualifications are made without prior understanding, agreement, connection, discussion, or collusion with any other person, firm or corporation submitting a proposal for the same service: no officer, employee or agent of the City or any other Respondent is interested in said proposal: and that the undersigned executed this Respondent's Certification with full knowledge and understanding of the matters therein contained and was duly authorized to do so.

Willdan Financial Services	
NAME OF BUSINESS	
BY:	Sworn to and subscribed before me
Thom	this <u>5th</u> day of March , 2022
SIGNATURE	
Jason Gray, Vice President NAME & TITLE, TYPED OR PRINTED	RAREN NEWMAN CHECKON Notary ID #131882514 My Commission Expires March 22, 2027
5500 Demorcracy Drive, Suite 130 MAILING ADDRESS	Notary Public
	State of Texas
Plano, TX 75024	05/22/2027
CITY, STATE, ZIP CODE	My Commission Expires: 05/22/2027
(972 ) 378-6588	
TELEPHONE NUMBER	

Respondent Shall Return Completed Form with Offer.

City of Woodway RFQ for Water/Wastewater Rate Study



# Code Section 2271-002 Verification

#### I. VERIFICATION REQUIRED BY TEXAS GOVERNMENT CODE SECTION 2271.002

Chapter 2271 of the Texas Government Code prohibits the City from entering into a contract for goods or services that (a) has a value of \$100,000 or more that is to be paid wholly or partly from public funds and (b) is with a for-profit company, not including a sole proprietorship, that has 10 or more full-time employees unless the contract contains a written verification from the company that it (1) does not boycott Israel, and (2) will not boycott Israel during the term of the contract. Boycotting Israel includes refusing to deal with, terminating business activities with, or otherwise taking any action intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or with an Israeli controlled territory, but does not include an action made for ordinary business purposes.

By executing this contract, Consultant verifies that it does not boycott Israel and will not boycott Israel during the term of this contract.

#### II. VERIFICATION REQUIRED BY TEXAS GOVERNMENT CODE SECTION 2274.002

Chapter 2274 of the Texas Government Code prohibits the City from entering into a contract for goods or services that (a) has a value of \$100,000.00 or more that is to be paid wholly or partly from public funds and (b) is with a for-profit company, not including a sole proprietorship, that has 10 or more full-time employees unless the contract contains a written verification from the company that it (1) does not boycott energy companies, and (2) will not boycott energy companies during the term of the contract. Boycotting energy companies includes without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (A) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law; or (B) does business with a company described by Section (A).

By executing this contract, Consultant verifies that it does not boycott energy companies and will not boycott energy companies during the term of this contract.

#### III. VERIFICATION REQUIRED BY TEXAS GOVERNMENT CODE SECTION 2274.002

City of Woodway RFQ for Water/Wastewater Rate Study



# Code Section 2252 Verification

Chapter 2274 of the Texas Government Code prohibits the City from entering into a contract for goods or services that (a) has a value of \$100,000.00 or more that is to be paid wholly or partly from public funds and (b) is with a for-profit company, not including a sole proprietorship, that has 10 or more full-time employees unless the contract contains a written verification from the company that it (1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association, and (2) will not discriminate during the term of the contract against a firearm entity or firearm trade association. Discriminating against a firearm entity or firearm trade association is defined in Texas Government Code Section 2274.001.

By executing this contract, Consultant verifies that it does not discriminate against a firearm entity or firearm trade association and will not discriminate against a firearm entity or firearm trade association during the term of this contract.

## IV. VERIFICATION REQUIRED BY TEXAS GOVERNMENT CODE SECTION 2252

Pursuant to Subchapter F, Chapter 2252, Texas Government Code, Contractor certifies it: (1) is not identified on a list prepared and maintained under Texas Government Code § 806.051, § 807.051, or § 2252.153; (2) is not engaged in business with Iran, Sudan, or a foreign terrorist organization; and (3) Contractor acknowledges this Agreement may be terminated and payment withheld if this certification is inaccurate.

The above-stated verifications are given as to the below named company and as to its wholly-owned subsidiaries, majority-owned subsidiaries, parent companies and affiliates.

The above-stated verifications are submitted by the company's general counsel, chief compliance officer, managing director or other officer given specific authority to so execute on behalf of the company.

Company/Firm:	Willdan Financial Services	
Signature:	Y	
Printed Name: _	Jason Gray	
Title:		
Date:	05/05/2025	

City of Woodway RFQ for Water/Wastewater Rate Study



# **Qualifications and Experience**

# **Project Team**

Our management and supervision of the project team is very simple: staff in every position with experienced, capable personnel in sufficient numbers to deliver a superior product to the client, on time and on budget. With that philosophy in mind, we have selected experienced professionals for this engagement. The chart below identifies each team member and their role specific to this project.

The team presented within this proposal has worked collectively on numerous similar projects. An established work practice among the team members has been forged, allowing us to deliver your project effectively and efficiently.

# The City of Woodway, TX Project Team

		VESTABLE DATE SEE ESTAV				
Dan Jackson. Vice President   Senior Project Director						
Areas of Expertise:	Rate and Cost-of-Service Studies; Strategic Planning; Expert Witness Testimony; Financial and Cash Flow Analyses; Revenue Sufficiency Studies; Special District Formation and Administration					
Office Location:	5500 Democracy Drive, Suite 130, Plano, Texas 75024					
Telephone:	(972) 378-6588 <b>Email:</b> jgray@willdan.com					
Jason Gray, Vice President & Managing Principal   Project Advisor						
Areas of Expertise:	Rate and Cost-of-Service Studies; Impact/Capacity Fees; Expert Witness Testimony; Debt Issuance Support; Financial and Cash Flow Analyses; Bond Feasibility Reports; Revenue Sufficiency Studies					
Office Location:	5500 Democracy Drive, Suite 130, Plano, Texas 75024					
Telephone:	(972) 378-6588 Email: djackson@willdan.com					
Daniel Lanning, Project Manager   Senior Financial Analyst						
Areas of Expertise:	Rate and Cost-of-Service Studies; Impact/Capacity Fees; Revenue Sufficiency Studies; Water, Wastewater, Stormwater, and Solid Waste Financial Planning; Financial and Cash Flow Analyses					
Office Location:	5500 Democracy Drive, Suite 130,	Plano, Texas 75024				
Telephone:	(972) 378-6588	Email:	dlanning@willdan.com			
Alex Hulevich, Senior Analyst   Senior Project Analyst						
Areas of Expertise:	Cost-of-Service Studies; Rate Studies; Revenue Sufficiency Studies; Cost Allocation Plans; User Fee Studies					
Office Location:	5500 Democracy Drive, Suite 130, Plano, Texas 75024					
Telephone:	(972) 378-6588 Email: ahulevich@willdan.com					

# **Subcontractors**

Due to the nature of the requested services and Willdan's vast experience with the proposed scope of work, Willdan will not employ, contract with, or use the services of any subcontractors at any point during this engagement.

## Resumes

A resume for each team member has been provided on the following pages.



# Dan V. Jackson, MBA

# Vice President and Principal in Charge - Project Director

Education

Master of Business Administration, University of Chicago, 1984; Specialization in Finance/Accounting

> Bachelor of Arts, University of Chicago, 1982; Major in Social Sciences Dean's Honor List

Areas of Expertise Rate Design

Cost of Service

Financial Forecasting

Valuation Analysis

**Acquisition Analysis** 

Privatization Analysis

**Economic Impact Analysis** 

**Expert Witness Testimony** 

**Affiliations** 

Member, American Water Works Association

National Association for Business Economics

40 Years' Experience

Mr. Jackson has 40 years of experience as an international financial expert, having completed utility rate/cost of service studies and long-term financial plans for clients throughout the USA and five sovereign Pacific nations. He also has served as an expert witness in state court, federal court and before several public utility commissions. Mr. Jackson's prior experience includes positions with Deloitte and Touche and Reed-Stowe and Company. In 1997, Mr. Jackson co-founded Economists.com LLC, an international consulting firm with offices in Dallas and Portland, Oregon. Willdan acquired Economists.com in 2015, and Mr. Jackson now serves as Vice President.

Mr. Jackson has prepared over 400 utility rate studies for over 125 clients in Texas, 250 clients across the USA, and 9 sovereign nations and US territories during his long career. He has given dozens of lectures and presentations before professional associations on utility rate issues.

Mr. Jackson is also an accomplished author; his newest novel **Rainbow Bridge** is now available on Amazon.com and in selected bookstores and has won the prestigious Feathered Quill Award for animal-based literature.

## Water/Wastewater - Rate Studies and Long-Term Financial Plans

Mr. Jackson has served as project manager for over 400 water and wastewater rate studies and long-term financial plans. His clients have primarily been cities and public utilities located in Texas, Oklahoma, Arkansas, Arizona and across the USA. He has given over 300 public presentations on rate and long-term financial plans for city councils and ratepayers throughout the USA. His clients have ranged from Arizona and Texas border communities to Northwestern metropolises, rural water districts, urban suburbs and inner-city communities.

#### Electric - Rate Studies and Financial Plans

Mr. Jackson has managed over 25 electric rate studies across the USA. He has helped set electric rate policy in 5 nations, and has met with senior government officials and regulatory agencies to develop appropriate guidelines. He is frequently engaged by the Asian Development Bank to prepare electric tariff analyses and assess the impact of solar PV on the cost of service for Pacific utilities. He has provided expert witness testimony supporting electric rate designs.

#### Solid Waste and Stormwater – Rate Studies and Financial Plans

Mr. Jackson has managed over 15 solid waste and 10 stormwater rate studies and financial plans, across the southwest United States and the Pacific Region. He has provided expert witness testimony supporting electric rate designs on numerous occasions.

## Water/Wastewater - CCN/System Valuations and Acquisitions

Mr. Jackson has prepared approximately 50 water and wastewater CCN and system valuations, for the purpose of enabling utilities to acquire additional service territory. A critical component of these analyses was the impact of the acquisitions on the user rates for both existing ratepayers and the acquired territories.

## Water/Wastewater - Impact Fee Studies

Mr. Jackson has prepared approximately 25 water and wastewater impact fee studies for utilities throughout the United States.

#### International Experience

Mr. Jackson is recognized as an international expert on utility financial planning and tariff (rate) design by the World Bank and the Asian Development Bank. Under their direction, he has assisted in projects that have brought potable water to villages in developing nations. He has worked on these engagements in the independent nations of Fiji, Samoa, Palau, Kiribati, Cook Islands, and the U.S. territories of American Samoa and the Commonwealth of Northern Mariana Islands. He has worked independently for water, wastewater and electric utilities in Guam, Tuvalu and the Kingdom of Tonga



#### Other

D. Jackson Resume Continued Mr. Jackson has prepared numerous additional utility financial analyses, including but not limited to: conservation ratemaking, utility wholesale contract reviews, cost allocation studies, non-rate fee studies, lease vs. purchase, economic impact of desalination, telecommunications franchise fees, and the financial feasibility of reuse.

# Water/Wastewater – Rate Studies and Long-Term Financial Plans Texas – Dallas/Fort Worth

Tex	as – Dallas/Fort Worth				
	Allen		Balch Springs		Burleson
п	Cedar Hill		Celina		Cleburne
	Denison	ш	Denton County FWSD 1A		Coppell
	DeSoto		Duncanville		Denton County FWSD 8C
	Ferris		Grand Prairie	-	Fairview
ш	Garland		Hutchins		Frisco
	Heath	M	Little Elm		Hackberry
H	Kaufman		Kennedale		Josephine
	Mesquite		Midlothian		McKinney
M	Princeton		Parker		Oak Point
	Rowlett		Prosper		Plano
	Rockwall		Royce City		Richardson
M	Venus		Sachse		Sherman
Tex	<u>cas — Statewide</u>				
	Alvarado		Amarillo		Aqua Water Supply Corp.
	Beeville		Brownsville PUB		Brady
	Castroville		Cibolo Creek Municipal	•	Combes
н	Crystal Clear SUD		Authority		Donna
u	El Paso County WCID #4		Del Rio	m	Edinburg
	Galveston		El Paso County Tornillo		Fairfield
	Harlingen WaterWorks		WCID		Groesbeck
н	Harker Heights		Galveston County WCID	ш	Harris County MUD 188
	Hondo		Hempstead		Hewitt
	Laredo		Jonah Special Utility		Kempner WSC
•	Leander		District		La Villa
	Los Fresnos		Laguna Madre Water		Liberty Hill
	McLendon-Chisholm		District		Marfa
	North Fort Bend Water		League City	•	New Braunfels
	Authority	=	Marble Falls		Port Arthur
•	Port of Houston Authority		Mercedes		Raymondville
=	Robinson	=	Rockport	=	San Juan
	Schertz		Paris	•	Selma
•	Schertz-Seguin Local Govt	•	Primera	•	Southmost Reg. Water
	Corp.		Robstown		Authority
•	Tomball		Seguin		Venus
•	Waller	•	Sonora	•	Wells Branch MUD
•	Webb County	•	Troup		West University Place
=	Yancey Water Supply	•	West Harris Co. Reg.	•	Winona
			14/ · A · I		1 A / I . 1 L

Water Auth



Corporation

Whitehouse

## <u>Arizona</u>

D. Jackson Resume Continued

- Carefree Chloride Domestic Water Imp District
- Cottonwood

Bisbee

- Eloy
- Goodyear
- Marana
- Oro Valley
- Prescott
- Queen Creek
- Show Low
- Tonto Village DWID
- Winslow

- Buckeye
- Casa Grande
- Clarkdale
- Douglas
- **Florence**
- Holbrook
- Miami
- Patagonia
- **Prescott Valley**
- Safford
- Somerton
- Wellton
- Tucson Water
- Yuma

- Camp Verde Sanitary District
- Chino Valley
- Clifton
- Eagar
- Flowing Wells Improvement Dist.
- Jerome
- **Nogales**
- Payson
- Quartzsite
- San Luis
- **Tombstone**
- Willcox

#### **Arkansas**

- **Bryant**
- North Little Rock Wastewater Utility
- Community Water System
- Conway
- Greenbrier
- Russellville
- Benton Washington **RPWA**
- **Hot Springs**
- Hot Springs Village

#### Oklahoma

- Ada
- Edmond
- Lindsay

- Altus
- Miami

- Chickasha
- Pryor

#### International Regulated Utilities - Pacific and Caribbean

- Water Authority of Fiji
- EPC, Independent State of Samoa
- **Guam Power Authority**
- Palau Public Utilities Corporation
- Commonwealth Utility Corp Saipan
- Virgin Islands Telephone Company
- Tuvalu Electric Corp.
- Kiribati Public Utilities **Board**
- American Samoa Power Authority
- TTV Cook Islands

## Stormwater - Rate Studies and Long-Term Financial Plans

- Hot Springs, AR
- Balch Springs, TX
- Hewitt, TX
- Coppell, TX
- Bryant, AR
- San Marcos, TX

Prescott Valley, AZ

# Solid Waste - Rate Studies and Long-Term Financial Plans

- Duncanville, TX
- Frisco, TX
- Hewitt, TX
- Mercedes, TX
- San Luis, AZ
- Somerton, AZ
- Goodyear, AZ
- Altus, OK
- Miami, OK

## Impact Fee Studies

- E. Medina Co. Special Utility Dist, TX
- Harlingen, TX
- Cibolo Creek Municipal Auth., TX
- Laguna Madre Water
- Hot Springs, AR
- Crystal Clear SUD, TX
- Liberty Hill, TX

D. Jackson Resume Continued

- Los Fresnos, TX
- Seguin, TX
- Wellton, AZ
- Yuma, AZ

#### District, TX

- Marble Falls, TX
- San Luis, AZ
- Prescott, AZ
- Mesquite, TX
- Marana, AZ
- Prescott Valley, AZ

#### **CCN Valuations**

- PUC Texas 30 CCN Valuations
- Avondale, AZ
- Bolivar WSC
- Bullhead City, AZ
- Buckeye, AZ
- Casa Grande, AZ (private)
- Chino Valley, AZ
- Cottonwood, AZ
- Clarkdale, AZ
- Denton, TX
- Florence, AZ

- Marilee SUD 2 parcels
- Marana, AZ
- Pine Strawberry Water
   Imp District, AZ
- Prescott, AZ
- Prescott Valley, AZ
- Queen Creek, AZ
- Show Low, AZ
- Aubrey, TX
- Huffines Development
- Arlington, TX
- Celina, TX

- Forney Lake WSC, TX
- Gunter, TX
- Kempner WSC, TX
- Lancaster, TX
- Taylor, TX
- Whitehouse, TX
- Van Alstyne, TX
- Rockwall, TX
- Trinity Water Reserve, TX
- North Chicago, IL
- North Little Rock WWU, AR

## **Expert Witness Testimony**

Mr. Jackson has served as an expert witness in over 20 cases before state court, federal court and Public Utility Commissions.

**City of Arlington, TX –** Seven separate cost of service analyses and testimony in wholesale contract rate proceedings before TNRCC. Largest ongoing wastewater rate dispute in Texas history, 1990-1994.

Cameron County Fresh Water Supply District No. 1 vs. Town of South Padre Island (TNRCC Docket 30346-W) – Expert testimony on reasonableness of rate structure, 1992.

Cameron County Fresh Water Supply District No. 1 vs. Sheraton Hotel/Outdoor Resorts (TNRCC Docket 95-0432-UCR) – Expert testimony on reasonableness of rate structure, 1993.

Laguna Madre Water District (PUC Docket 49154) – Expert testimony on the reasonableness of the District's raw water rate -- 2019.

City of Celina, TX (SOAH Docket 2003-0762-DIS) — Expert testimony on the proposed creation of a Municipal Utility District, 2004.

City of Celina, TX (PUC Docket No. 49225) – Expert testimony on the reasonableness of outside city limit rates – 2020.

**City of Leander, TX** (PUC Docket No. 53063) – Expert testimony on the reasonableness of outside city limit rates – 2023.

**East Medina County Special Utility District** (SOAH Docket 582-02-1255) — Expert testimony on CCN application, 2003.

**East Medina County Special Utility District** (SOAH Docket 582-04-1012) — Expert testimony on CCN application, 2004.

**City of Karnes City, TX –** Expert testimony on valuation of CCN before the Texas Commission on Environmental Quality, 2009.

**City of Princeton, TX** (SOAH Docket 582-06-1641 and TCEQ Docket 2006-0044-UCR) – Expert testimony on ability to serve proposed service territory, 2007.

**Town of Little Elm, TX** (SOAH Docket 582-01-1618) — Expert testimony on reasonableness of rate structure, 2001.

**Schertz Seguin Local Government Corporation –** Expert testimony addressing application of San Antonio Water System for groundwater permits for Gonzalez County UWCD, 2009.



**D. Jackson**Resume Continued

City of Ruidoso, NM - Expert testimony on reasonableness of Wastewater Rates, 2010.

City of Hot Springs, AR – Expert witness testimony on Reasonableness of Stormwater Rates, 2010.

**Dallas County Water Control and Improvement District No. 6** (TNRCC Docket 95-0295-MWD) – Hearing on the merits for proposed wastewater treatment plant permit, 1995.

**Commonwealth Utilities Corporation Saipan --** Expert testimony before Commonwealth Public Utilities Commission on reasonableness of rate structure, 2010-2015.

City of Mesquite, Texas vs. Southwestern Bell Telephone Company (No. 3-89-0115-T, U.S. Federal Court Northern Texas) -- 18 year estimate of revenues excluded from municipal franchise fees by SWB. Expert testimony on SWB accounting and franchise policies and Discovery disputes, 1991-1995.

City of Port Arthur, et. al., vs. Southwestern Bell Telephone Company (No. D-142,176, 136th Judicial District Court of Beaumont, Texas) -- 20 year estimate of revenues excluded from municipal franchise fees by SWB. Expert testimony on SWB accounting and franchise policies. 1993-1995.

Southwestern Bell Telephone Company vs. City of Arlington, Texas (No. 3:98-CV-0844-X, U.S. Federal Court Northern Texas) -- 15 year estimate of access revenues excluded from municipal franchise fees by SWB. Expert testimony on SWB accounting and franchise policies, 1996.

Metro-Link Telecom vs. Southwestern Bell Telephone Company (No. 89-CV-0240, 56th Judicial District Court Galveston County Texas) -- 20 year pro forma model calculating lost revenue from the cancellation of a trunk line leasing contract.

Complaint of the City of Denton against GTE Southwest, Inc. (PUC Docket 14152), 1994.

GTE vs. City of Denton (No. 95-50259-367, 367th Judicial District Court of Denton County, Texas) -- 10 year estimate of revenues excluded from municipal franchise fees by GTE, 1994-1996.

MAS vs. City of Denton, Texas (No. 99-50263-367, Judicial District Court of Denton County, Texas) – Testimony on reasonableness of franchise fee payment calculations.

#### Telecommunications

**City of Dallas, TX –** Forecast of economic and financial construction and non-construction damages resulting from franchise's failure to fulfill terms of agreement, 2004

City of Dallas, TX ---Financial evaluation and forecast of alternative wireless services contracts, 2005.

City of Dallas, TX -- Evaluation and advice concerning VOIP contract with SBC, 2003

Voice Web Corporation -- Financial forecast and strategic plan for CLEC development, 2001

**United Telephone of Ohio** -- Pro forma forecast model forecasting the impact on financial statements of proposed changes in state telecommunications regulatory structures. Model was used as the basis for privatization bids for Argentine and Puerto Rican Telephone Companies, 1988.

**Bonneville Power Administration** – Evaluation and financial forecast of long-term fiber optic leasing operation, 1999.

Bonneville Power Administration – Economics of Fiber Analysis, 1999.

City of Portland, Oregon – Municipal Franchise Fee Review, 2000.

**US West, Inc.** – Valuation study and financial forecast of headquarters operation. Used as basis for Partner's allocated cost testimony before the Public Utility Commission in Washington and Utah.

Star-Tel -- Estimate of revenues lost due to rival's unfair business practices, 1995.

Cities of Denton and Carrollton, Texas -- Review of municipal franchise fee payments by GTE, 1994-1996.

Winstar Gateway Network -- forecast of average lifespan per ANI for specific customer classes.

**Advisory Commission on State Emergency Communications** -- Review of E911 Equalization Surcharge Payments by AT&T, ATC Satelco, and Lake Dallas Telephone Company.

**Northern Telecom** -- Projection of potential revenue generated from the long-term lease of DMS-100 switching units to Pacific Bell.



D. Jackson

Resume Continued

## Publications/Presentations/Seminars

- Raising Water and Wastewater Rates How to Maximize Revenues and Minimize Headaches Arizona Small Utilities Association, August 2002; Texas Section AWWA, April 2003
- Wholesale Providers and the Duty to Serve: A Case Study Water Environment Federation, September 1996.
- Lease vs. Purchase A Guideline for the Public Sector Texas Town and City, March 1998 .
- An Introduction to Lease vs. Purchase Texas City Managers Association May 1998.
- *Technische Universiteit Delft* Delft Netherlands -- Annual Infrastructure Conference May 2000, 2001.
- The US Water Industry A Study in the Limits of Privatization -- Technische Universiteit Delft Delft Netherlands March 2007.
- The New Information Economy: Opportunity or Threat to the Rio Grande Valley? Rio Grande Valley Economic Summit -- Oct 2000.
- The Financial Benefits of Regionalization A Case Study Texas Water Development Symposium September 2010.
- Developing Conservation Water Rates Without Sacrificing Revenue TWCA Conference, San Antonio Texas, October 2012.
- Water Rates Challenges for Pacific Utilities Pacific Water and Wastes Conference, American Samoa, September 2014.
- Water Rate Increases Meeting the Needs of Arizona Utilities NAMWUA Conference May 2025
- Water Rates Challenges for Arizona Utilities GFOAZ Conference, August 2023.



# Jason D. Gray, MPSA

# **Project Advisor**

Education Master of Public Service Administration, George Bush School of Government & Public Service at Texas A&M University

Bachelor of Arts in Political Science, Minnesota State University at Moorhead

> Certificate in High Performance/High Potential Leadership

Cox School of Business at Southern Methodist University

Certification in Mediation & Dispute Resolution

George Bush School of Government & Public Service at Texas A&M University

Areas of Expertise

Executive-level reporting
Data storytelling to
enhance decision support
Strategic Planning
Financial Forecasting

**Economic Impact Analysis** 

Economic Development Negotiations

> Financial Impacts of Municipal Growth

Bond Rating Optimization

Expert Witness Testimony

Affiliations Member, International City/County Management Association

Member, Texas City Management Association

Member, American Public Works Association

26 Years' Experience

Mr. Gray is a management consultant with over 25 years of combined city staff and municipal consulting experience. As a former City Manager, Mr. Gray gained a hands-on appreciation of the operational, political, and financial considerations necessary for rate and fee studies. As a professional consultant, Mr. Gray has led over 170 municipal projects ranging from utility rate studies and long-term financial plans, City Council workshop facilitations, city-wide strategic planning efforts, financial and economic impact analyses of growth and development, and consistently engaging project stakeholders in meaningful ways.

## Relevant Consulting Experience

Project manager and analyst for multiple water/wastewater rate studies and long-term financial plans:

- Celina, TX
- Burleson, TX
- McKinney, TX
- Cleburne, TX
- Safford, AZ
- Bellaire, TX
- Great Lakes Water Authority, MI

- Friendswood, TX
- Mesquite, TX
- Sherman, TX
- Heath, TX
- Richland Hills, TX
- Friendswood, TX
- Kennedale, TX

- Harlingen, TX
- Hewitt, TX
- Josephine, TX
- Denison, TX
- Melissa, TX
- Graham, TX
- Palo Pinto County Municipal WD #1

Solution architect for the restructuring of a multi-billion-gallon wholesale water rate, assisting thirteen member cities to compromise on a generational rate structure settlement | North Texas Municipal Water District (TX)

Lead city negotiator and project manager on a multi-decade 2,100-acre mixed-use development projected to deliver over \$3 billion in direct value growth | Frisco, TX

Lead negotiator for a community to partner with a quality developer on a high-profile 14-acre commercial development site with a planned improvement value of over \$350 million | Frisco, TX

Sales tax and revenue impact analyst for mass transit authority adapting revenue estimates to account for COVID-19 pandemic | Denton County Transportation Authority, TX

Facilitated strategic planning, goal alignment, goal execution, and reporting processes:

- Bismarck, ND, TX
- Missouri City, TX
- Pilot Point, TX

- Hutto, TX
- Argyle, TX
- Rio Grande Valley MPO

Founded the Center for Public Servant Leadership, an organization that provides tools and training to public-sector entities to develop a culture of servant leadership

# Municipal Projects and Relevant Experience McKinney, TX

- Increased General Fund reserve by 28% in three years with no tax increases and limited assessed value increases
- Elevated S&P Credit Rating to the industry best AAA
- Cultivated a culture of transparency which led to one of just four perfectly rated Texas Comptroller's
   Office Gold Leadership Circle awards (2012) and a Platinum Leadership Circle award (2014)
- Developed multi-year financial plan to execute reasonable and regular property tax rate reductions
- Developed and implemented a strategic "Program/Service Level" methodology of budget decisionmaking utilizing quantitative and qualitative
- Improved ISO rating from ISO3 to ISO1, significantly decreasing commercial property and liability insurance costs
- City Manager of Money Magazine's Best Place to Live in America in 2014



J. Grav

Resume Continued

#### Celina, TX

- Increased Moody's and S&P Bond Ratings three steps from junk bond status to investment grade
- Created and administered multiple Tax Increment Reinvestment Zones
- Renegotiated the City's largest single development agreement to provide for city public safety services to a residential community outside of the city limits
- Dramatically increased General Fund reserve from 3 days of operating reserve to over 80 days of reserve in three years
- Led effort to plan, propose, and approve the three successful bond elections

#### Frisco, TX

- Created and administered multiple Tax Increment Reinvestment Zones
- Led effort to plan, propose, and approve the three successful bond elections
- Project manager for selection of and transition to a new Enterprise Resource Planning (ERP) system

#### **Expert Witness Testimony & Litigation Experience**

Petition by Outside City Ratepayers Appealing the Water Rates Established by the City of Leander, TX | Public Utility Commission of Texas | Docket #53063 | Testifying Expert for the City of Leander

MC Trilogy, Texas, LLC v. City of Heath et al | United States District Court for the Northern District of Texas, Dallas Division | Docket #3:22-CV02154-D | Testifying Expert Witness

Petition of the Cities of Garland, Mesquite, Plano, and Richardson Appealing Wholesale Water Rates Implemented by North Texas Municipal Water District | Public Utility Commission of Texas | Docket #46662 | Analyst and Settlement Solution Architect for multiple parties

Collin County Municipal Utility District No. 1 Appealing Water and Wastewater Rates established by the City of Celina | Public Utility Commission of Texas | Docket #49448 | Testifying Expert Witness for City of Celina

City of Celina v. City of Pilot Point and Talley Ranch Management LTD | Texas 2nd District of Appeals | 362nd District Court of Denton County | Docket #2-08-230-CV | Fact witness for City of Celina

**Upstream Addicks and Barker (Texas) Flood-Control Reservoirs v. United States** | Court of Federal Claims | Sub-Master Docket No. 17-9001L | Brief for Amici Curiae

**City of Marana, AZ v. Pulte Home Company, LLC** | Arizona Superior Court, Pima County | Case No. C2020 5095 | Testifying Expert Witness for City of Marana



#### Education

Bachelor of Science, Accounting, Bentley University, Waltham Massachusetts

#### Areas of Expertise

Management Consulting

Impact Fee Studies

Financial Analysis

Utility Rate and Cost Studies

Feasibility and Financial Analysis and Reporting

Expert Witness

**Utility Regulation** 

#### **Affiliations**

American Water Works Association (AWWA)

Texas Section American Water Works Association

#### Societies

Past Co-Chairman New England AWWA Rate and Charges Committee

Past Chairman Texas AWWA Rates and Charges Committee

Member: AWWA Rates and Charges Committee;

Member Task Force Revising AWWA Manual M1 –Water Rates and Charges;

Member Task Force to prepare AWWA Manual M54 – Developing Rates for Small Systems;

Past Member Task Force to edit/revise AWWA Manual M29 – Fundamentals of Water Utility Capital Financing

Water Environment Federation
-- Past Member Financing and
Charges for Wastewater
Systems Task Force that
prepared WEF Manual of
Practice No. 27, Financing and
Charges for Wastewater
Systems.

35 Years' Experience

### Daniel D. Lanning, Sr.

### Sr. Project Manager/Sr. Financial Analyst

Mr. Lanning is a management consultant with over 35 years of domestic and international experience in utility financial/cost of service studies and energy efficiency and procurement matters. As a consultant, he has served as project manager, task leader, and key staff person on cost of service, impact fee, asset valuation, financial feasibility, and management studies for public and private utilities. He has presented testimony before local and federal courts and state regulatory agencies supporting positions utility cost of service issues. He has served for the past decade on the AWWA Rates and Charges Committee. Prior to his consulting career, Mr. Lanning served as a member of the New Hampshire Public Utilities Commission staff where he held several positions including Assistant Finance Director, Chief Auditor, and a PUC Examiner.

#### Water/Wastewater - Cost of Service and Rate Studies

Mr. Lanning has developed and updated over 150 water, wastewater cost of service, rate and long-term financial planning studies for domestic and international government and private (IOU) entities. These studies regularly involve evaluating utility capital improvement plans, capital financing alternatives, operating statistics, and budget reporting. Mr. Lanning also has significant experience designing computer financial models for utilities and other government entities. Example projects include: Brownsville, TX (W/WW Rates); McKinney, TX (W/WW Rates); Richardson, TX (W/WW Rates); Beeville, TX (W/WW Rates); and USAID (Bosnia and Herzegovina sector wide financial strengthening of water/ wastewater utilities).

#### Stormwater and Solid Waste - Rate Studies and Long-term Financial Plans

Mr. Lanning has led and participated in numerous important stormwater and solid waste financial, rate and cost of service studies and projects. These studies included developing fees for retail solid waste, tipping fees for landfills, and developing stormwater and wastewater fees utilizing

#### Water/Wastewater - Impact Fees

Mr. Lanning has prepared impact/capacity fee analyses in Texas, Arizona, and Massachusetts. Recent example impact/capacity fee studies include: Yuma, AZ; Marana, AZ; Seguin, TX; and Cibolo Creek Municipal Authority, TX. These studies required strict adherence with state statutes that include preparation of specific reports and participation in public meetings.

#### Professional Experience

Mr. Lanning has led and participated in over 100 important financial, rate and impact fee studies and projects as a consultant. A sample list of water and wastewater rate and solid waste analysis projects have been provided on the following pages.

- Safford, AZ (W/WW, Gas, Electric Rates)
- San Luis, AZ (W/WW and Solid Waste Rates)
- Yuma, AZ (W/WW Capacity/Impact Fees, Solid Waste)
- Winslow, AZ (W/WW Rates and Bond Feasibility Study)
- Douglas, AZ (Solid Waste Rates)
- Marana, AZ (W/WW Impact Fees)
- Camp Verde, AZ (W/WW Rates)
- Nogales, AZ (Water Cost Analysis)
- Oro Valley, AZ, (W/WW Rates)
- Payson, AZ, (Water Rates)
- Bisbee AZ (WW Rates)

- Harlingen, TX (W/WW Rates)
- Hempstead, TX (W/WW, Gas, Electric Rates)
- Kennedale, TX (W/WW Rates)
- Marble Falls, TX (W/WW Rates, Impact Fee, PUCT Filing)
- Melissa, TX (W/WW Rates)
- El Paso County Tornillo WID, TX (W/WW Rates)
- Richardson, TX (W/WW Rates)
- Schertz Seguin Local Government Corporation (Wholesale W Rates)
- Seguin, TX (W/WW Impact Fee)
- Liberty Hill, TX (W/WW Impact Fees)



- Leander, TX (W/WW Rates & PUCT Filing)
- League City, TX (W/WW Rate Study)
- Rowlett, TX (W/WW Rate Study)
- Royse City, TX (W/WW Rate Study)
- San Juan, TX (W/WW Rate Study)
- Grand Prairie, TX (W/WW Rate Revenue Requirement Study)
- Burleson, TX (W/WW Rates)
- McKinney, TX (W/WW Rates)
- Plano, TX (W/WW Rates)
- Frisco, TX (W/WW Rates)
- Amarillo TX (W/WW Rates)
- Brownsville PUB (W/WW Rates)
- Laredo, TX (W/WW Rates)
- Llano, TX (W/WW Rates)
- Del Rio, TX (W/WW & Gas Rates)
- Brady, TX (W/WW Rates)
- Celina, TX (W/WW Rate Study & PUCT Filing)
- Rockwall, TX (W/WW Rates; Asset Valuation)
- Crystal Clear SUD, TX (W/WW Rates)
- Edinburg, TX (Raw Water Cost Analysis)
- Sherman, TX (W/WW Rates)
- Los Fresnos, TX (W/WW Rates)
- Balch Springs, TX (W/WW Rates)
- Hutchins, TX (W/WW Rates)
- University Park, TX (W/WW Rates)
- Highland Park, TX (W/WW Rates)
- Schertz, TX (W/WW Rates)
- Beeville, TX (W/WW Rates)
- West Harris Regional Water Authority, TX (Wholesale Water Rates)
- Plano, Garland, Richardson, Mesquite, TX (Evaluation of Wholesale Water Contract)
- Midlothian, TX (W/WW Rates)
- Friendswood, TX (W/WW Rates)
- Fairview, TX (W/WW Rates)
- Glen Rose, TX (W/WW Rates)

- Greenbrier, AR (W/WW Impact Fees)
- Hot Springs, AR (W/WW Impact Fees and Non-Revenue Water Audit)
- Hot Springs Village, AR (W/WW Rates)
- Conway Corp. AR (W/WW Rates)
- City Corp., Russellville AR (W/WW Rates)
- Bryant, AR (W/WW Rates)
- Cibolo Creek Municipal Authority, TX (W/WW Impact Fees and WW Rate Analysis)
- Fort Worth, TX (W/WW Impact Fees)
- North Little Rock Wastewater Utility, AR (WW Rate Study)
- Westminster, CO (W/WW Rates)
- Duluth, MN (WW Rates)
- Lansing, MI (CSO Value Engineering Study)
- Oswego, NY (W/WW Rates)
- New Bedford, MA (CSO Affordability and SRF Funding Application)
- Brewer Water District, ME (W Rates)
- Los Angeles Department of Water and Power (Integrated Resource Plan – Financial Model)
- Fort Worth, TX (Wholesale Rates & Contract Negotiations)
- Falls Church, VA (Utility Asset Valuation)
- USAID (Bosnia and Herzegovina sector wide financial strengthening of water/ wastewater utilities)
- Waller Lansden Dortch, & Davis, LLP (Representing Trustee of Jefferson County, AL sewer debt)
- OK Foods Inc., Muldrow, OK (W Rates)
- Corporation (IFC) and Egyptian Ministry of Housing, Utilities & Urban Developments (Purchase Feasibility Study)
- City of Nashua, NH (Negotiation Support -Purchase of Private Water System

#### **Professional Activities**

- Water Rates in New England A Decade of State Regulatory Decisions North Atlantic Water Workers Symposium, 1994.
- SDWA Impact on Rates Joint New England Water Works Association and New Hampshire Water Works Association Meeting, January 1995.
- Developing Performance Measures Round Table Moderator; New England Water Works Association - 114th Annual Conference, 1995.



# D. Lanning Resume Continued

- Benchmarking Performance Measures: What Are They? Why Use Them? Round Table Moderator; New England Water Works Association - 115th Annual Conference, 1996.
- Water Utility Rate Making Seminar Moderator; New England Water Works Association one day seminar, 1996, 1997, 1998.
- The Breakup of Power in New England: Changes in the Rules of the Game J.S. Kowalczyk and D.D. Lanning. New England Health Care Engineers Conference, 1997.
- The Energy Supermarket J.S. Kowalczyk and D.D. Lanning, Rhode Island Water Works Association, December 1997.
- Electric Utility Restructuring Round Table Moderator; New England Water Works Association -117th Annual Conference, 1998.
- Cost of Service vs. Reality Presentation, New York Water Works Association, 1998.
- Contributions In Aid of Construction Past, Present and Future AWWA Conference, Denver, CO, June 2000.
- Is Deregulation An Alternative Means To Rate Stability? Southwest Section AWWA Annual Conference, Boiser City, LA, September 2000.
- Charting a Course through the Deregulated Energy Environment: The City of Dallas Experience R.
   R. Rogers, J. Dillard, D. D. Lanning; AWWA/WEF Joint Management Conference, Portland OR;
   February 2001.
- Rate 101 Seminar Fundamentals of Ratemaking Seminar Moderator Texas AWWA one day seminar, October 2002.
- User Fees: Cause and Effect Presenter 2003 Arkansas Water Works and Water Environment Association Conference Short School "Visionaries for Arkansas", April 2003.
- How Utility Rates and Charges Are Determined Presenter Kansas Water Environmental Association, 58th Annual Conference – April 2003.
- Rate 101 Seminar Fundamentals of Water and Wastewater Rates Government Financial Officers
  Association of Texas 2004 Annual Conference April 2004 Presenter ("Revenue Requirements")
  and Lead Moderator.
- Alternative Financing Available for Water/Wastewater Utility Energy Saving Improvements: Two Examples From New York – C. Korzenko and D. Lanning, (co-presenters) American Water Works Association (AWWA) 2005 Annual Conference and Exposition – San Francisco.
- Rate 101 Seminar Fundamentals of Water and Wastewater Rates Government Financial Officers
   Association of Texas 2005 Fall Conference November 2005 Presenter ("Revenue Requirements")
   and Lead Moderator.
- "Planning and Financing Water and Wastewater Utility Infrastructure Replacement" S. Kuhr, G. Nestel, H. Reynolds and D. Lanning Underground Infrastructure Management magazine and web site five articles published between 2005 and 2008.
- "Now That I Must Do It, How Do I Do It? What You Need to Know About the Fundamentals of Water Utility Capital Finance An Introduction to AWWA's New and Improved Manual M29," American Water Works Association (AWWA) conference ACE 07 Workshop June 24, 2007 Workshop Presenter "Financial Requirements Planning Process."
- "Everything You Ever Wanted to Know About Finance Management but were Afraid to Ask: An Overview of the New AWWA Financial Management for Water Utilities Manual," American Water Works Conference (AWWA) ACE 08 Workshop, June 8, 2008 Workshop Presenter "Operational and Capital Planning, Capital Assets, CIP and Planning, Benchmarking, Strategic Financial Planning."
- "Inside/Outside Rates: Refinements in the M1 Manual" Eric Rothstein and Dan Lanning; AWWA 2012 Annual Conference and Exhibits (ACE12) Rate and Charges Committee Session "AWWA's Updated M1 Manual Perspectives on a Changing World;" June 13, 2012.



### Alexander Hulevich

### **Project Analyst**

Education

Bachelor of Science, Business Administration, University of Mountain College

Areas of Expertise

Rate Studies

Rate Design

Dynamic Computer Modeling

Cost of Service Studies

Alternatives Analysis

Advanced Excel

Cost Allocation Studies

User Fee Studies

Expertise in Banking Rules and Regulations

Other Languages

Spanish; Russian

10 Years' Experience

Mr. Hulevich is a Financial and Budget Analyst with over 10 years of experience. His consulting experience includes a variety of projects associated with public water, wastewater, stormwater, and sanitation utility systems throughout the United States.

Mr. Hulevich has been involved with many different facets of project analysis including collecting, interpreting, and analyzing a variety of raw data received from clients (budgets, billing data, historical usage, current and future debt, CIP plans, etc.) for creation of water/wastewater rate models, user fees studies, and cost allocation plans. He has experience evaluating utility rates and charges, and forecasting future revenue requirements, cost of service, population growth, and consumption patterns in order to develop rate recommendations.

In addition, Mr. Hulevich has an impressive knowledge of preparing reports, presentations, and making recommendations for internal and external stakeholders, including utility management, elected officials, and the public.

#### Relevant Project Experience

- City of Bellaire, TX
- Town of Sunnyvale, TX
- Town of Chino Valley, AZ
- City of Missouri City, TX
- City of Temple, TX

- City of Alvarado, TX
- City of Van Alstyne, TX
- City of Rockport, TX
- City of Mesquite, TX
- City of Heath, TX

### Recent projects

City of Bellaire, TX – Water, Wastewater, Stormwater and Sanitation Rate Study (Project Analyst, 2024): Mr. Hulevich prepared a water, wastewater, stormwater, and sanitation rate analysis and report for the City of Bellaire in 2024. The study was used by the City to establish a new stormwater utility and adopt new FY2025 rates for its water, wastewater and sanitation utilities.

**City of Van Alstyne, TX – Water and Wastewater Rate Study** (Project Analyst, 2024): Mr. Hulevich prepared a water and wastewater rate analysis and a 5-year rate plate for the City of Van Alstyne, TX that is facing the challenges associated with rapid growth and the need to update its aging infrastructure.

City of Rockport, TX – Water and Wastewater Rate Study and Non-Rate User Fee Analysis (Project Analyst, 2024): Mr. Hulevich prepared a comprehensive water and wastewater rate study and financial plan for the City of Rockport, TX in 2024 with an emphasis on the outside city rates. Additionally, Mr. Hulevich assisted in water utility user fee analysis for the City.

City of Mesquite, TX – Water and Wastewater Rate Study and Cost Allocation Plan Analysis (Project Analyst, 2023): Mr. Hulevich prepared a water and wastewater rate analysis and report for the City of Mesquite in 2023. The report included recommended rates and a financial plan for the next 10 years. Also, Mr. Hulevich, assisted in preparing a cost allocation plan analysis for the City.

City of Temple, TX – User Fee Study (Project Analyst, 2023): Mr. Hulevich prepared a comprehensive user fee study in fiscal year 2023. The cost to provide individual services for each department was developed using fully burdened hourly rates. The study included calculations of services being provided and any additional services needed by the City. Also, Mr. Hulevich assisted in preparing a report of the findings.

**Town of Chino Valley, AZ – User Fee Study** (Project Analyst, 2023): Mr. Hulevich prepared a comprehensive user fee study in fiscal year 2023 for the Town of Chino Valley. The cost to provide individual services for each department was developed using fully burdened hourly rates. The study included calculations of services being provided and any additional services needed by the City. In Addition, Mr. Hulevich, assisted in preparing a report of the findings. Brief History of the Firm

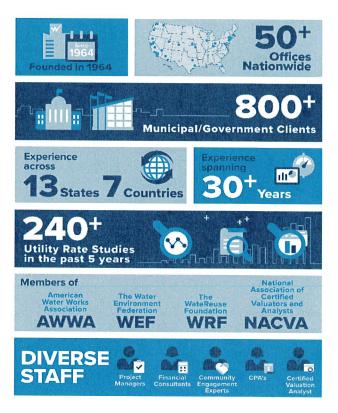


### Firm History

Willdan Financial Services is an operating division within Willdan Group Inc. (WGI), which was founded in 1964 as an engineering firm working with local governments. Today, WGI is a publicly traded company (WLDN). WGI, through its divisions, provides professional technical and consulting services that ensure the quality, value and security of our nation's infrastructure, systems, facilities, and environment. The firm has pursued two primary service objectives since its inception—ensuring the success of its clients and enhancing its surrounding communities.

A financially stable company, Willdan has approximately 1,700 employees working in more than a dozen states across the U.S. Our employees include a number of nationally recognized Subject Matter Experts for all areas related to the broadest definition of connected communities, four of whom are committed to contribute their expertise throughout the duration of City's engagement.

Willdan has solved complex challenges for local communities and delivered industry-leading solutions that have transformed government and commerce. Today, we are leading our clients into a future accelerated by change in resources, infrastructure, technology, regulations, and industry trends.



### Willdan Financial Services

Established in 1988, Willdan Financial Services, is one of the largest public sector economic and financial analysis consulting firms in the United States. We have helped over 800 public agencies successfully address a broad range of infrastructure challenges. Willdan assists local public agencies by providing the following services:

### Willdan Financial Services

#### **Primary Services**

- Utility rate and cost of service studies
- User fee studies
- Cost allocation studies
- Real estate economic analysis
- Tax increment finance district formation and amendments
- Property tax audits
- Housing development and implementation strategies
- Municipal advisory services

- Public Improvement District Formation and Administration
- Development impact fee establishment and analysis
- Economic development strategic plans
- District administration services
- Feasibility studies
- Arbitrage rebate and continuing disclosure services
- Debt issuance support
- Long-term financial plans and cash flow modeling.

Our staff of nearly 80 full-time employees support our clients by conducting needs based project delivery to assist them in keeping current with the latest developments in our areas of expertise.

In 2015, the Plano, Texas office of Economists.com joined Willdan. Economists.com provided economic analysis and innovative financial solutions since 1997 to a wide range of municipal and public sector utilities and other critical infrastructure organizations.



### **Utility Rate Experience**

Willdan's professional staff has provided professional consulting services, including financial planning; rate and cost-of-service studies; alternative and feasibility analyses; and operational and management studies for water, reclaimed water, wastewater, solid waste, and stormwater utility clients across the United States for three decades. Additionally, Willdan staff are involved with the development of the rate-setting methodologies set forth in the American Water Works Association (AWWA) M-1 manual "Principles of Water Rates, Fees and Charges," the AWWA M-85 manual" Development Impact Fees", and the AWWA M-29 manual "Water Utility Capital Financing." Willdan is nationally recognized for its expertise with staff frequently being called upon to speak or instruct on utility financial matters, as subject matter experts, including the AWWA Utility Management conference.

Willdan staff is experienced in a broad range of utility planning services; and therefore, understand the importance of an approach that integrates elements of utility planning, engineering, and finance.



At present Mr. Kevin Burnett, a Willdan Principal Consultant, is involved in the current update to the M1 manual. Willdan Team members possess considerable experience in utility rate and cost-ofservice studies and have performed these services for hundreds of utilities throughout the country. Our team includes staff with public sector experience spanning 30 years, and staff on the forefront of utility ratemaking and rate-modeling. In addition, some team members have held staff positions with local jurisdictions and therefore understand the financial, operational, and political realities faced by governmental

staff and management. We craft solutions which are sensitive to this. Our expertise spans across the following financial planning services:

#### Willdan Financial Services

#### **Experience and Expertise**

- Retail and wholesale rate studies
- Revenue sufficiency analyses
- Utility management and policy assistance
- Connection fee / impact fee studies
- Miscellaneous fee and charge studies
- Renewal and replacement sufficiency analyses
- Comprehensive alternatives analyses
- Capital project funding and feasibility studies

- Interactive rate model development with dashboards showing key performance indicators
- Impact Fee/System Development Charge Studies
- CIP financial scenario planning
- Bond feasibility reports
- Valuation/divestiture studies
- Litigation Support & Expert Witness Services
- Public Improvement District Administration

Willdan will work with City to identify and prioritize operational and fiscal objectives, and then to match these objectives to specific rate attributes. We use this information throughout the engagement to develop a comprehensive financial plan and design utility rates that effectively meet not only financial, but also your policy goals.

Willdan employs its proven interactive approach coupled with advanced financial modeling techniques to design a financial plan that meets established goals and performance criteria. These modeling techniques serve as a powerful decision-support tool to provide City with genuine business solutions and recommendations as to the strategic direction of its utilities.

During rate and financial planning projects we employ tools and techniques which focus on consensus building among stakeholders to ensure the team understands the future financial implications of current management decisions. Our extensive project expertise is bolstered by our unique interactive financial planning process and model.



### **Plano Office Clients**

Willdan has a long history of successful project engagement and management, both in the state of Texas and around the world. The following table presents a comprehensive listing of the Plano office's clients. As the table shows, in addition to over 125 cities in Texas alone, the Plano office has worked for over 75 cities across the USA, the sovereign nations of Fiji, Palau, Cook Islands, Samoa, Tuvalu and Kiribati, and the US Commonwealth/Territories of Saipan CNMI, Guam and American Samoa. Designated project team members listed in this proposal worked on every one of these engagements.

This list does not include the hundreds of additional clients served by other Willdan offices. We do not "pack" our proposals with representative engagements in which designated team members did not participate, as it is our belief that a company's general experience not shared by proposed team members is not useful to, nor relevant to, City's needs and requirements.

Willdan Financial Services Plano Office Central Texas Clients			
Client	Recent Engagement		
Alvarado	2024		
Bellmead	2005		
Brady	2019		
Brazos River Authority	2005		
Burleson	2025		
Cleburne	2025		
Glen Rose	2025		
Harker Heights	2006		
Hewitt	2021		
Hutto	2025		
Jonah Water SUD	2005		
Leander	2024		
Liberty Hill	2022		
Llano	2025		
Marble Falls	2024		
Robinson	2015		
Taylor	2016		
Waco	2016		

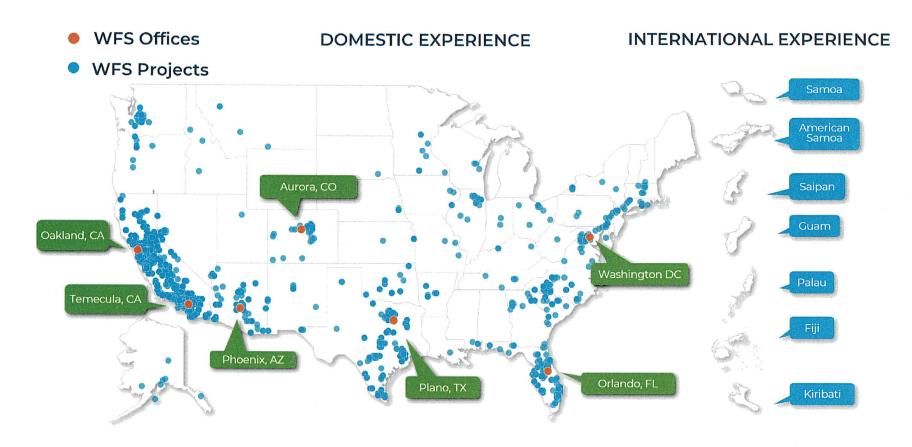


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	exas		Arizona	·····································
1 Alamo Heights	46 Garland	91 Prosper	1 AZ Dept Environ Qual	1 Bryant
2 Allen	47 Glen Rose	92 Raymondville	2 Avondale	2 Community Water System
3 Alvarado	48 Graham	93 Richardson	3 Bisbee	3 Conway
4 Amarillo	49 Groesbeck	94 Richland Hills	4 Buckeye	4 Greenbrier
5 Aqua Water Supply Corp	50 Hackberry	95 Robstown	5 Bullhead City	5 Hot Springs
6 Aubrey	51 Harker Heights	96 Rockport	6 Camp Verde	6 Hot Springs Village
7 Arlington	52 Harlingen	97 Rockwall	7 Carefree	7 North Little Rock WWW Utiliuty
8 Balch Springs	53 Harris County MUD 188	98 Rowlett	8 Casa Grande	8 Russellville
9 Bellaire	54 Heath	99 Royse City	9 Chino Valley	9 Benton Washington RPWA
10 Bellmead	55 Hempstead	100 San Benito	10 Clarkdale	
11 Beeville	56 Hewitt	101 San Juan	11 Clifton	Oklahoma
12 Brady	57 Hutchins	102 San Marcos	12 Cottonwood	1 Ada
13 Brazos River Authority	58 Hutto	103 Schertz	13 Chloride DWID	2 Chickasha
14 Brownsville PUB	59 Jonah Water SUD	104 Schertz Seguin LGC	14 Douglas	3 Lindsay
15 Burleson	60 Kempner WSC	105 Seguin	15 Eagar	4 Potawatomi Nation
16 Castroville	61 Kennedale	106 Selma	16 Eloy	5 Edmond
17 Cedar Hill	62 La Villa	107 Sherman	17 Flowing Wells Irr Dist	6 Miami
18 Celina	63 Laguna Madre Water Dist	108 Sonora	18 Florence	7 Pryor
19 Cinco SW MUD 1, 2, 3	64 Laredo	109 Southmost RgnlWater Auth	19 Gila Bend	
20 Cibolo Creek Mun Auth	65 Lavon	110 Taylor	20 Globe	USA
21 Cibolo Valley LGC	66 Leander	111 Tomball	21 Goodyear	1 North Chicago, IL
22 Cleburne	67 League City	112 Tornillo WID	22 Holbrook	2 South Adams County, CO
23 Combes	68 Liberty Hill	113 Trent Waterworks	23 Jerome	3 Sarpy County, NE
24 Coppell	69 Little Elm	114 Troup	24 Marana	4 Eustis, FL
25 Crandall	70 Llano	115 Van Alstyne	25 Miami	
26 Crystal Clear SUD	71 Los Fresnos	116 Venus	26 Nogales	International
27 Del Rio	72 Marble Falls	117 Waco	27 Oro Valley	<ol> <li>Water Authority of Fiji</li> </ol>
28 Denton	73 Marfa	118 Waller	28 Patagonia	2 Palau Public Utilities Corp
29 Denton County FWSD #1A	74 Melissa	119 Waxahachie	29 Payson	3 Kiribati PUB
30 Denton County FWSD #8C	75 McKinney	120 Webb County	30 Picacho Peak	4 American Samoa Power Auth
31 Denton County Trans Auth	76 McLendon-Chisholm	121 Wells Branch MUD	31 Pine Strawberry WID	5 Electric Power Corp — Samoa
32 DeSoto	77 Mercedes	122 West Harris County RWA	32 Pomerene Domestic WID	6 Commonwealth Utilities Corp — Saipa
33 Denison	78 Mesquite	123 Whitehouse	33 Prescott	7 Guam Power Authority
34 Donna	79 Midlothian	124 Wilmer	34 Prescott Valley	8 To Tatou Vai Cook Islands
35 Duncanville	80 New Braunfels	125 Winona	35 Quartzsite	9 Tuvalu Electric Corporation
36 Eagle Pass	81 New Summerfield	126 Woodway	36 Queen Creek	10 World Bank
37 East Medina Cty SUD	82 North Fort Bend Water Auth	127 Yancey Water Supply Corp	37 Safford	11 Asian Development Bank
38 Edinburg	83 Oak Point		38 Show Low	12 Pacific Region Infrastructure Auth
39 El Paso County WCID #4	84 Palo Pinto CMWD #1		39 San Luis	300 A 100 A
40 Fairfield	85 Parker		40 Somerton	
41 Fairview	86 Peach Creek WSC		41 Springerville	*
42 Ferris	87 Plano		42 Tombstone	
43 Frisco	88 Port Arthur		43 Water Infra Finance Auth	
44 Graham	89 Primera		44 Wellton	
45 Galveston	90 Princeton		45 Willcox	
-c Carveston	CO. Timodon		46 Winslow	
			47 Yuma	



## **National & International Presence**

Willdan team members possess considerable experience in utility rate and cost-of-service studies and have performed these services for hundreds of utilities throughout the country and six sovereign nations and territories in the Pacific Region. The graphical representation below depicts Willdan's office locations and geographical client presence.





### **Business References**



### WILLDAN FINANCIAL SERVICES, INC

#### **CREDIT REFERENCES**

Address:

2401 E. Katella Avenue, Suite 300

Anaheim, CA 92806

Phone:

(714) 940-6300

Date of Incorporation:

April 2, 2008

State of Incorporation:

California

Name of Officers:

Michael A. Bieber, Chairman of the Board

Mark J. Risco, President / Chief Executive Officer Creighton K. Early, Chief Financial Officer / Treasurer

Kate Nguyen, Secretary

Cathaleen Steele, Assistant Secretary

Federal Identification No:

33-0302345

Dun & Bradstreet No:

62-0658823

#### BANK LENDING REFERENCES

#### BMO Harris Bank, N.A.

111 W. Monroe Street, 5C · Chicago, Illinois 60603 Contact: Marilyn Bond · Phone: (312) 461-2966 Account No. 4398780

For financial information, please visit: http://ir.willdangroup.com/

#### TRADE REFERENCES

#### Office Solutions

23303 La Palma Avenue Yorba Linda, CA 92887 Phone: (714) 692-7415 Contact: Account Receivable

#### **Rexel Energy Solutions**

350 Myles Standish Blvd., Suite 204 Taunton, MA 02780 Phone: (508) 738-5266

Fax: (508) 266-2433 Contact: credit@rexelenergy.com

#### **AppleOne**

PO Box 29048 Glendale, CA 91209-9048 Phone: (951) 296-5430 Contact: Paul Villamil

Engineering and Planning | Energy Efficiency and Sustainability | Financial and Economic Consulting | National Preparedness and Interoperability 714.940.6300 | 800.424.9144 | fax: 714.940.4920 | 2401 East Kafella Avenue, Suite 300, Anaheim, California 92806-5909 | www.wiliden.com



## Approach to the Work

# Methodology and Approach Project Understanding

Willdan understands that the City of Woodway seeks a comprehensive water and wastewater rate study that will assist the City in modifying rates, if needed, to ensure financial sufficiency for its water operations, capital renewal and project funds. The firm selected to prepare the rate study will provide expert assistance to the City in determining the cost of providing water and wastewater services to the City's customers. The overall objective is to establish user rates and charges that are sufficient to meet future system revenue requirements including capital improvement needs, debt service coverage, operating costs (including cost of treating water and wastewater) and non-operating costs, and minimum operating reserves (typically 60 - 90 days).

The project team will also work with the City to establish rates around a broader set of goals and objectives, including but not limited to developing options for revenue recovery of the water and wastewater utilities, which includes rate structure modification to better align the cost of service with the rates charged for those services. *Ultimately, these goals need to align with the City of Woodway's stated objectives of:* 

- Determining the appropriate costs of delivering services to each class of customers
- Financial sufficiency to operate without subsidy and allowing for updates of operating, debt service, and Capital costs and
- Developing rates that are compatible with the City's billing system and easily explained to customers/laypeople

This will also include enhancement of financial/rate stability, conservation, consumption characteristics of the utility's customer classes, and *minimizing customer impacts and maintaining competitive rates with neighboring communities*.

To accomplish these overall goals and objectives for the rate study, our team's approach will utilize the "generally accepted" cash basis rate setting methodology as delineated in AWWA's Manual M1 for the water utility and WEF MOP No. 27 for the wastewater utility.

The rate study project team will collect from staff such standard inputs as account growth projections, historical and forecast adjusted water and wastewater and consumption (billing units), outstanding debt service schedules, the current CIP, three (3) years of account/usage/revenue data from the City's billing system, and current budget information to develop the forecast of future costs. The information developed during this rate study will allow the City to choose alternative capital plans that will minimize the impact on all classes of ratepayers, while still allowing it to meet the increasing expense demands of operations and environmental standards and regulations.

Upon finalization of the inputs outlined above, the project team will prepare a comprehensive 10-year forecast Microsoft Excel based water and wastewater rate model that will present alternative long-term water and wastewater rate plans sufficient to fund operating expenditures, the forecast CIP and debt service.

Our rate model will allow City to test a variety of "what-if" alternatives. This is especially useful in testing the affordability of the capital improvement program, allowing the user to turn new projects "on or off" in the model, determine funds needed to support the CIP, change the costing with updated information, delay their funding, or look at cash vs. debt vs. fee-funding alternatives and their impact on affordability.

Our deliverables will include written reports that is understandable to those who are not ratemaking or financial professionals.

The rate study draft and final report will have an executive summary that succinctly documents the rate study's findings and recommendations. The final deliverable will include preparations and separate delivery of the rate study presentations to City Staff and City Council and work with City on the public involvement process, and we will work tirelessly with staff to ensure that our recommended alternatives are successfully implemented.



### Work Plan

Below summarizes the standard approach commonly employed by Willdan to develop utility rates. Each step of the steps are typically performed in tandem.



### Water and Wastewater Rate Study Scope of Work

The remainder of this section presents our approach to performing the major tasks required to successfully conduct a water and wastewater rate study and long-term financial plan engagement, in accordance with City's RFP. Assuming timely responses to information/data requests by City, we will complete the rate study work plan in 14 weeks. The period required to accomplish each work plan task is listed in the task header. Many of these tasks will be performed in tandem so the sum of each task's level of effort will not necessarily match the 14-week completion commitment.

#### Task I: Project Kick-off, Data Acquisition and Assessment

4 Weeks

The project team will meet with City staff at the outset of this project. The purpose of this meeting will be to discuss study goals and objectives, review requirements for completing each task, establish responsibilities and lines of communication, and refine the work plan and schedule.

Prior to this meeting we will provide a preliminary data request list to initiate data collection and organization. The initial data that will be required by the project team will include, but not be limited to, the following: current fiscal year utility budget; most recent audited financial statements; water and wastewater billing data/reports identified by customer class by month from the previous three to four years to present (which will be used to develop a general familiarity

NOTE: Gathering this data and attending the kick-off meeting and work sessions with the project team represents the bulk of the time required by City staff.

with the City's billing system and forecast sales volumes); the volumes of treated water produced and purchased and wastewater treated in the previous four years; debt schedules for all outstanding water/ww related debt; copy of the most recent Capital Improvement Plans (planned infrastructure improvements) approved by the City; wholesale contracts; and historical and current rate schedules.

#### Task II: Demographic Analysis

3 Weeks

The project team will prepare a comprehensive demographic analysis of ratepayers as a pretext to the development of the water and wastewater rate plans. The project team will develop current data on: number of households; median household income; average water and wastewater monthly bills, both in total and as a percentage of household income; and benchmark the City's current and proposed rates to monthly rates and fees charged by other utilities in neighboring and similar communities for a comparison survey. The results of the survey will include comments as to whether the developed rates will materially impact the City's ability to attract and retain retail and commercial businesses.



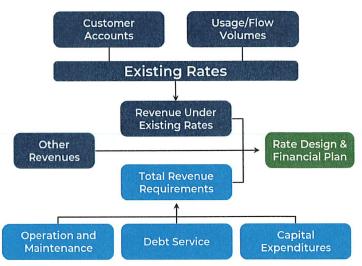
#### Task III: Determine Revenue Requirements

6 Weeks

In this task, the project team will analyze the City's existing water and wastewater fund financial condition and the planned infrastructure improvements. Based on this analysis the project team will determine overall revenue requirements for the current year and for a ten-year forecast period. The revenue requirements consist of the total cost to provide this service, including operation and maintenance (O&M) costs (including cost of water produced and purchased and wastewater treated), transfers to the General Fund, debt service payment and coverage requirements on existing and any proposed new debt, direct capital outlays financed by rates, and other financial needs. We will consider the levels of cash reserve funding required (typically 60-90 days) for the utility systems operation in our determination of the revenue requirements.

The development of a reasonable set of assumptions concerning future operating and non-operating costs and capital spending for repairs and replacements and system expansion is one of the most critical elements of the revenue requirement.

The project team will discuss and analyze all components of these categories with City staff, including: the expected amount of CIP, the impact of peak demands on the cost of providing service, inflation estimates, anticipated changes to operating costs, various funding alternatives, expected reserve requirements, and debt coverage requirements. The underlying assumptions used to project the water and wastewater financials will be clearly stated in all rate study presentations and the rate study report.



Finally, the cost of service/revenue requirements that allocate costs to appropriate users will be calculated based on the Cash Basis for City's retail customers, in accordance with industry standards outlined in AWWA M-1 and WEF MOP No. 7 publications. For Wholesale customers and retail customers outside city limits, the project team may need to calculate revenue requirement based on the "Utility Basis" to provide City with a fair return on utility assets in accordance with AWWA M-1 guidelines. If needed, we will advise City on the most appropriate and defensible method to determine the revenue requirement for these customers.

#### Task IV: Determine User Characteristics and Customer Classes

6 Weeks

A fundamental principle of cost-of-service ratemaking for water and wastewater utilities is for costs to be allocated to user groups based on the peak demands each group places on the system. In the case of water service, demands typically are measured in terms of base and peak demands that are critical to the sizing and operation of system facilities. For sewer service, demands usually are measured in terms of customer flows and sewage strength characteristics that determine sewer treatment plant influent loadings. These demands are collectively referred to as "user characteristics."

Using information gathered from the City's billing data, the City's master planning consultant, or other internal sources, this task involves determining the appropriate groupings of customers so that customers with similar user characteristics populate the same customer class. For cost-allocation purposes, analysis of historic demand and consumption characteristics with the purpose of properly classifying and segregating the costs associated with the different functions and customers of the City's utility system. Customers are then grouped into different classes based on differences in their user characteristics. The development of information for grouping customers and allocating costs to specific customer groups is an essential step in the ratemaking process, to ensure that costs will be recovered from these groups in direct proportion to their use of the system.

As with all our studies, AWWA Manual M-1 will provide the framework for our allocation methodology.



The determination of customer user characteristics as noted above will include a careful review of the City's sales volume histories and forecasts. The volume data must be considered as a whole and separately for each defined customer class. Methodologies for projecting water and sewer revenues will be assessed to confirm appropriate accounting for expected growth, water losses, inflow and infiltration, and normal weather conditions. The project team will analyze historical demand and consumption characteristics.

Historical water sales data used for forecasting purposes will be reconciled against water supply/production records; historical sewer flow and loadings data will be used to determine flows and loadings for the system and individual customer classes.

The utility system accounts and respective usage will be forecast for a 10-year planning period. Such projections will be developed by considering historical growth trends, peak demands, climatological patterns, local economic conditions, the potential for adding/losing major utility customers, changes in customer class usage patterns over time, and experienced judgment. The forecast usage projections will be based on the projected number of utility accounts and a usage per account analysis to differentiate the historical effects of account growth and increased (decreased) average usage by customer class. The project team will finalize 10-year projections of sales volumes that will then be used to calculate projected revenues under current rates for the 10-year rate forecast period.

#### Task V: Cost Functionalization, Classification and Allocation

3 Weeks

In this task the project team will calculate the cost of water transmission/distribution, water supply and treatment and wastewater collection and treatment based on the information gathered in previous tasks. As discussed in Task III, these costs include such categories as O&M (personnel, chemicals, contractual obligations, engineering, administrative, equipment maintenance, vehicles, customer service, materials, etc.), reserves, debt service, and capital outlays funded by rates (assuming that the Cash Basis is utilized). These costs will then be assigned to individual customer classes through a three-step apportionment process designed to prevent deviation from cost of service principles and enhance fairness and equity.

These steps are referred to as "functionalization," "classification," and "allocation." Functionalization involves the categorization of utility costs according to the utility functions these costs are incurred to perform. Typical water utility functions include treatment, pumping, storage, distribution, and customer billing; wastewater functions include treatment, collection, disposal, and customer billing. Classification is the apportionment of functionalized utility costs according to the types (or classes) of demands served by the utility, and is primarily applicable to the water utility. For water utilities, AWWA M-1 ratemaking methodologies prescribe classification of costs according to base, maximum-day, maximum-hour, and customer demands.

Water Environment Federation (WEF) and U.S. Environmental Protection Agency (EPA) methods classify sewer costs according to flow, biochemical oxygen demand (BOD) loadings, and total suspended solids (TSS) loadings. **Allocation** is the assignment of classified utility costs to individual customer classes. *Costs are allocated proportionately to customer classes based on their contributions to total utility system demands*.

Under typical circumstances, standard industry ratemaking principles and practices as outlined in AWWA and WEF ratemaking manuals and guidelines serve as the foundation for cost allocations to customer classes. These industry manuals and guidelines are not prescriptive and recognize the need to afford utility decision makers the flexibility to reflect local circumstances.



#### Task VI: Alternative Rate Designs for Current Year and Ten-year Forecast

5 Weeks

After allocating costs to customer classes, a plan will be developed for evaluating rate design options that will recover allocated costs, including O&M, debt service, and reserve requirements. We will conduct a detailed review of the existing rates and the ability of those rates to pay for water and wastewater services.

Because several rate alternatives will be examined in this study, the project team proposes that for ease of evaluation the rate design process be segregated into a two-step process. In this task, the current year and 10-year forecast rate design alternatives will be presented separately. This will enable City staff to evaluate both its immediate short-term needs and its longer-term needs under each alternative.

The rate model spreadsheet will be developed in a dynamic manner such that Willdan and City staff will be able to analyze various "What If" scenarios detailing the financial impacts under each scenario. The rate structure alternatives will be developed to recover the projected revenues needed to fund utility operations, recognizing equitable cost recovery by customer class, establishing reasonable recovery of costs from existing and new utility customers, and complying with applicable regulations and policies.

Importantly, we will ensure that any proposed rate design can be easily incorporated into City's billing system.

We intend to consult closely with City officials to develop a consensus on the most appropriate alternative rate designs for each of the alternatives. In this task we also intend to accomplish the following objectives:

- Determine whether any rate classes are subsidizing the others, and the degree to which any subsidy is equitable by Identifying the relative costs of servicing different classes of customers.
- Provide analysis and recommendations for fixed vs. variable elements of the rate.
- Estimate the impact of the proposed rate structures regarding affordability (assisting low-income customers) and conservation efforts.
- Provide a detailed delineation of the advantages and disadvantages of each alternative including *industry best* practices for rate design, such as a more conservation oriented tiered pricing approach.
- Calculate the impact of any proposed "transition period" into the new rates.
- Compare the recommended rates to the City's historical rate structure.

The project team will prepare the cost of water and wastewater utility service per household based on the new rate design (also known as a "bill impact analysis" which is commonly performed in our rate studies). If so desired we will moderate an internal review/discussion with management to align the cost of service and alternative rate structures with the City goals regarding such topics as operational objectives, long term objectives, rate impacts on users, alternative rate designs, rate elasticity and use of rate studies in implementing rate changes.

Specific attention will be given to the sensitivity of system revenues to possible changes in customer usage prompted by a more aggressive affordability and/or conservation rate structure. Rate designs will be subjected to revenue generation tests and reviewed for administrative efficiency and ease of explanation to the customers and other laypeople.

In instances where cost of service based changes in revenue responsibility will result in significant rate increases for any one customer class, the merits of implementing rate changes over a multiyear (transition) period will be discussed with City staff. If appropriate, multiyear rate transition plans will be developed that meet, to the extent possible, expressed criteria for rate change acceptance. The project team will meet with City officials prior to unveiling any recommendations to City Council or the public to go over the initial alternatives and to make any revisions as deemed appropriate by City staff.

Finally, the project team will recommend ways of communicating utility system costs, water conservation methods and practices, and possible rate adjustments including recommendations for restructuring the billing format.



#### Task VII: Prepare & Present Draft & Final Reports, Draft Ordinance

4 Weeks

The project team will prepare concise draft and final rate study reports and ordinances. The report will provide detailed information on the determination of revenue requirements, document allocations of revenue requirements to functional parameters and customer classes, and alternative rate recommendations for the water and wastewater utilities. Information on the impact of recommended rate changes to customers' typical monthly bills will be provided. The steps in the rate calculations will be described clearly so that there is a full understanding of the technical steps and assumptions contained in the determination of the rates.

We will also prepare draft modifications to the City's Code of Ordinances to address proposed changes to the current utility rates and fees.

The draft report and ordinance will be presented to the City's senior management staff and the City's attorney, and the project team will address questions and/or concerns and incorporate management comments into final recommendations. The final report will include an executive summary that succinctly documents the rate study's findings and recommendations. Bound copies of the study and final recommendations will be presented to City.

#### Task VIII: City Council Meetings and Public Meetings

3 Weeks

With the approval of staff, we will be prepared to conduct the following formal meetings with City: an initial staff meeting to review project goals and data requirements (with additional meetings with staff as necessary during the analysis segment of this project), a formal meeting with senior management to present and review preliminary findings and recommendations and to make adjustments as necessary based on staff input, a workshop with City Council to present and review initial findings and recommendations, and a final meeting and public hearing with City Council to approve the chosen rate plan.

#### Task IX: Project Management and Quality Control

14 Weeks

At Willdan, we utilize a Project Management Process/Approach that ensures projects are completed on time, within budget and most importantly yield results that match our clients' expectations. We will document discussions leading to important policy decisions and/or the choice of critical assumptions used in constructing the analysis and model. Following key stakeholder discussions, we will schedule a call to summarize findings and direction with Utility staff, to make certain that we are in agreement with stated objectives, and that feedback is incorporated as appropriate.



# **Project Management Approach**

Project Management				
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Define the Project	Plan the Project	Manage the Project	Review the Project	Communicate the Project
<ul> <li>Identify the project scope, set objectives, list potential constraints, document assumptions.</li> <li>Define a course of action and develop an effective communication plan.</li> <li>Provide a forum for applying the team's collective expertise to solving difficult analytical issues that arise in complex projects.</li> </ul>	<ul> <li>Collaborate with the project team and client staff and agree upon timeline to meet the estimated project timeline.</li> <li>Assign workload functions to appropriately qualified staff to ensure milestones are met, on time.</li> <li>Pre-schedule quality control meetings with the project team to maintain the progressive motion of the project.</li> </ul>	<ul> <li>Direct existing and upcoming project tasks.</li> <li>Control and monitor work in progress.</li> <li>Provide feedback to client and project team.</li> <li>Identify and resolve deviances from project timeline.</li> </ul>	<ul> <li>Review all work products and deliverables.</li> <li>Utilize structured quality assurance process involving up to three levels of review at the peer level, project manager level.</li> <li>Procure executive officer level review.</li> </ul>	<ul> <li>Communicate with the client regarding work status and progress.</li> <li>Ensure client is in receipt of regular status updates.</li> <li>Schedule regular conference calls to touch base.</li> <li>Inform client of roadblocks, work outside of projected scope.</li> </ul>



### **Project Disclaimer**

As part of this proposal, the City further represents, acknowledges, and agrees that:

- (i) City uses, or may use, the services of one or more municipal advisors registered with the U.S. Securities and Exchange Commission ("SEC") to advise it in connection with municipal financial products and the issuance of municipal securities;
- (ii) City is not looking to Willdan to provide, and City shall not otherwise request or require Willdan to provide, any advice or recommendations with respect to municipal financial products or the issuance of municipal securities (including any advice or recommendations with respect to the structure, timing, terms, and other similar matters concerning such financial products or issues);
- (iii) The provisions of this proposal and the services to be provided hereunder as outlined in the scope of services are not intended (and shall not be construed) to constitute or include any municipal advisory services within the meaning of Section 15B of the U.S. Securities Exchange Act of 1934, as amended (the "Exchange Act"), and the rules and regulations adopted thereunder;
- (iv) For the avoidance of doubt and without limiting the foregoing, in connection with any revenue projections, cash-flow analyses, feasibility studies and/or other analyses Willdan may provide City with respect to financial, economic or other matters relating to a prospective, new or existing issuance of municipal securities of City, (A) any such projections, studies and analyses shall be based upon assumptions, opinions or views (including, without limitation, any assumptions related to revenue growth) established by City, in conjunction with such of its municipal, financial, legal and other advisers as it deems appropriate; and (B) under no circumstances shall Willdan be asked to provide, nor shall it provide, any advice or recommendations or subjective assumptions, opinions or views with respect to the actual or proposed structure, terms, timing, pricing or other similar matters with respect to any municipal financial products or municipal securities issuances, including any revisions or amendments thereto; and
- (v) Notwithstanding all of the foregoing, City recognizes that interpretive guidance regarding municipal advisory activities is currently quite limited and is likely to evolve and develop during the term of the potential engagement and, to that end, City will work with Willdan throughout the term of the potential Agreement to ensure that the Agreement and the services to be provided by Willdan hereunder, is interpreted by the parties, and if necessary amended, in a manner intended to ensure that City is not asking Willdan to provide, and Willdan is not in fact providing or required to provide, any municipal advisory services.



# Knowledge of City's Water-Sewer Rate System

The Willdan project team brings to the City of Woodway the advantages of a general knowledge of utility cost of service and ratemaking, an understanding of the challenges faced by utilities similar to Woodway, and a specific familiarity with the City of Woodway's water and sewer system. The combination of these factors makes our team uniquely qualified to conduct this water and wastewater rate and cost of service study for the City.

In 2005, Willdan's project director, Mr. Dan V. Jackson, prepared for Woodway an extensive analysis of the financial implications of the City expanding its water purchases from the City of Waco vs. the alternative of drilling new groundwater wells. The project was conducted jointly by the Cities of Bellmead, Woodway and Hewitt, who engaged Mr. Jackson. Mr. Jackson conducted an extensive review of Woodway's current water and wastewater system, its production and treatment operating and capital costs, and its forecast for future growth and water demands for a twenty-year period. He presented his findings and conclusions to City Staff, City Manager Yost Zachary, and the City Council in open session. This analysis served as the basis for the City's current relationship with the City of Waco.

In addition to this specific experience with Woodway, the Willdan project team understands the general challenges the City faces in providing water and wastewater service in the 21<sup>st</sup> century. Cities like Woodway desire to operate their utilities like businesses – they want the revenues from user rates to cover all the costs of providing the service. Water is essentially a product, and cost is incurred in making that product available to the end user. And as that product increases in cost, the City has no choice but to pass that cost through to its end user. A city that sells its product at less than the cost of producing it will soon find itself in severe financial distress.

Along with generally increasing operating costs, cities must continually invest in their water and wastewater systems in order to assure that it continues to operate at a level that is acceptable to its citizens. This requires capital investment, which along with operating cost increases must also be recovered through rates.

Based on both research and our existing familiarity with Woodway and surrounding communities, our project team notes that the City of Wooday's utility system is facing many of the same challenges as outlined above. A 2023 presentation to the City indicated that water CIP could exceed \$17 million by 2030 and given the alarming increases in capital costs in recent years, those costs could end up being even higher. Wastewater capital improvements are likely to be in a similar or higher range. Further, Woodway's 2024 ACFR indicates that the water and wastewater fund is currently experiencing an operating deficit, which must be eliminated as a part of any new rate plan. These factors add to the challenges of designing and implementing a new rate plan, as increases must be designed to both eliminate existing operational deficits and fund future operating and capital commitments.

At the same time, the City must be sensitive to the fact that ratepayers generally do not like to have rate increases. After all, no one wants to pay for anything at any time for any reason. This means that the challenge becomes how to pass along these inevitable cost increases in a manner that minimizes the impact on the end users.

The Willdan project team has addressed these challenges for cities across the state of Texas, the USA and six sovereign nations. We understand the cost and operational pressures cities like Woodway are facing. However, unlike many of our competitors, we fundamentally understand that rate plans are as much a social, community and political decision as they are a financial decision. In other words, we are not simply going to write a report and prepare a spreadsheet. We are going to work extensively with City staff and council to design a rate plan that will get the City the revenue it requires to operate its system while at the same time being acceptable to the community.

Furthermore, our team has extensive experience presenting rate plans in a straightforward and informative manner to decision makers and citizens. Mr. Jackson, an award-winning writer, has provided over 300 public presentations on the reason for an need to implement new rate plans for utilities from the South Pacific to the upper Midwest USA. The objective of these presentations is to outline why new plans are necessary and beneficial to the community. He and the Willdan project team will bring this same set of skills to the City of Woodway.

To summarize, our specific experience with Woodway, our decades of service to cities with similar challenges to Woodway, our detailed knowledge of ratemaking and cost of service principles, and our fundamental understanding that the rate design decision is one that combines community, social and political factors with financial objectives makes our team uniquely qualified to serve the citizens of Woodway.





# CITY COUNCIL AGENDA ITEM FORM

Meeting Date: June 9, 2025	☐ Presentation, Report and/or Discussion Only ☐ Public Hearing/Related Action			
Prepared By: Donna Barkley	☐ Individual Discussion/Action			
Approved By:	■ Consent □ Executive Session			
Caption: Discussion and consider action on consent a	genda			
Background Information:				
The following items are included on the consent agenda:				
A. Discussion and consider action on minutes of the regular City Council meeting held May 19, 2025, at 5:30 p.m.				
B. Discussion and consider action on entering into an agreement with Willdan Financial Services, the most highly qualified respondent to the May 8, 2025 RFQ for Water/Wastewater Rate Study, in an amount not to exceed \$75,000, and authorizing the City Manager to execute any documents in connection therewith				
Financial Impact: Please see individual items on consent agenda.				
Staff Pacammandation: Approve all items on the consent agenda as presented				



# MISCELLANEOUS ITEMS FOR COUNCIL

Distributed with June 9, 2025 City Council Meeting Packet

- > Tentative list of agenda items for future meetings
- ➤ Tentative Calendar for Adoption of 2025-2026 Annual Budget and 2025 Ad Valorem Tax Rate

### **Upcoming Calendar Items of Interest**

- Monday, June 9 Regular City Council meeting – 5:30 p.m.

- Thursday, June 19 City Offices closed in observance of Juneteenth

- Monday, July 14 Regular City Council meeting – 5:30 p.m.

# PENDING AGENDA ITEMS

# WOODWAY CITY COUNCIL AND PLANNING/ZONING COMMISSION (Updated 06/05/25)

This is a tentative planning calendar utilized to assist the City Secretary to compile draft meeting agendas.

DATE	CITY COUNCIL ITEMS	DATE	PLANNING & ZONING ITEMS
		06/10	Canceled – no agenda items
		07/08	
07/14	- Intro of the proposed 2025/2026 annual budget - Setting, the date, time & place to conduct the required PH on the proposed 2025/2026 annual budget - Quarterly presentation – PS - Quarterly presentation – Comm Serv - Quarterly presentation – Finance - Semi-annual presentation – CBA & Pavilion - Semi-annual presentation – WFC - Presentation – TMCA Municipal Clerks Office Achievement of Excellence Award - Presentation Yard of the Month		
08/11	<ul> <li>D &amp; CA on acceptance of 2025 ad valorem tax values</li> <li>Follow-up discussion on proposed annual budget &amp; proposed ad valorem tax rate, &amp; consensus on proposed tax rate</li> <li>D &amp; CA on proposal to place an action item on a future mtg agenda for the purpose of adopting a 2025 ad valorem tax rate</li> <li>D &amp; CA on setting the date, time &amp; place for the required PH on the proposed 2025 ad valorem tax rate</li> <li>Yard of the Month</li> </ul>	08/12	

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08/25	- PH on proposed budget	
	- Final adoption of 2025-2026 annual budget	
	- PH on proposed tax rate	
	- Final adoption of 2025 ad valorem tax rate	
	- Ordinance amending Chapter 2, Admin	
	- Resolution amending Master Fee Schedule	

#### **RECURRING COUNCIL ITEMS:**

- January/April/July/October (first meeting of the month) Quarterly presentations Public Safety and Community Services
- January/April/July/October (second meeting of the month) Quarterly presentation Finance
- January/July (second Council meeting of the month) Semi-annual presentations Carleen Bright Arboretum and Woodway Family Center
- Woodway Public Safety Association Day proclamation Annually at the meeting prior to the annual cook-out
- Appointment of Judges to Municipal Court of Record every two years (Next 09/2026)

**RECURRING P&Z ITEMS:** Every six months - Update to P&Z from Building Official regarding current PUD projects (Next 11/2025)

# TENTATIVE CALENDAR FOR ADOPTION OF 2025-2026 ANNUAL BUDGET AND 2025 AD VALOREM TAX RATE

Dates	Scheduled Activities	Comments/Notes
April 30	Approximate date to receive preliminary appraisal roll from McCAD. City Secretary conducts audit to assure all subdivisions are included.	McLennan County Tax Office calculates the preliminary tax rate worksheet and provides to City Secretary and Finance Director.
July 14	<ul> <li>Regular City Council meeting - 5:30 p.m.</li> <li>Proposed budget document provided to Council.</li> <li>City Manager's annual presentation on proposed budget and tax rate.</li> <li>City Council schedules public hearing on proposed budget for August 25 at 5:30 p.m</li> </ul>	<ul> <li>Only one Council meeting is required in July (allowed by City Charter)</li> <li>Proposed budget must be presented to the City Council prior to August 1 per the City Charter.</li> <li>Budget hearing required by City Charter.</li> </ul>
July 25	Deadline for Chief Appraiser to certify rolls to the taxing units; finalization of no-new-revenue and voter-approval tax rate calculations.	McLennan County Tax Office calculates the "no-new-revenue and voter-approval tax rates" and provides to City Secretary and Finance Director.
August 7	City Secretary publishes notice of public hearing on proposed budget for August 25 at 5:30 p.m. (Waco Tribune-Herald)	<ul> <li>Per Charter, must be published at least 15 days in advance of the hearing. August 7 is 18 days in advance.</li> <li>Must send to paper by Monday, August 4 to meet newspaper deadline.</li> <li>City Secretary prepares draft notice and Finance Director provides any needed percentages, amounts, etc.</li> </ul>
August 11	<ul> <li>Regular City Council meeting - 5:30 p.m.</li> <li>Follow-up discussion on proposed budget and tax rate.</li> <li>City Secretary confirms 2025 ad valorem tax values as certified by the McLennan County Appraisal District Board of Directors.</li> <li>City Council reaches consensus on proposed tax rate.</li> <li>After agreeing on proposed tax rate, Council takes record vote on a proposal to place an item on a future agenda for voting on the rate</li> <li>Council schedules the required public hearing on the proposed tax rate for August 25 at 5:30 p.m. (states time and place to adopt)</li> <li>Council schedules and announces meeting of August 25 to adopt proposed tax rate</li> </ul>	<ul> <li>By voting for or against the proposal, the Councilmembers are not specifying support for or against the rate; this vote is for or against placing an item on a future agenda for discussion and action on the proposed rate.</li> <li>Record vote and public hearing required by Truth-in-Taxation.</li> </ul>

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Dates	Scheduled Activities	Comments/Notes
August 18	City Secretary places "Notice of 2025 Tax Year Proposed Property Tax Rate" on City's website.	This is the only required Truth-in- Taxation notice. Must be at least a quarter page in size, and headline
August 19	Paul Graser (McLennan County Tax Office) publishes the "Notice of 2025 Tax Year Proposed Property Tax Rate" (Waco Trib).	<ul> <li>must be 24-point font or larger.</li> <li>Must be placed on website at least 7 days prior to the public hearing.</li> </ul>
	Per the McLennan County Tax Office (Paul Graser), if the rate the council proposes exceeds the no-new-revenue rate, there has to be a statement on the ad as to what the extra money will be used for. It can't	<ul> <li>August 18 is 7 days prior to the public hearing.</li> <li>Must be published in the</li> </ul>
	be a general statement.	newspaper 5 days before the public hearing.  • August 19 is 6 days prior to the
	*	<ul><li>public hearing</li><li>Must send to newspaper by</li></ul>
		<ul><li>August 14 to meet newspaper deadline.</li><li>City Secretary prepares draft</li></ul>
	=	notice and Finance Director provides any needed figures, etc.
August 25	Regular City Council meeting – 5:30 p.m.  • Public hearing on proposed budget.	Budget hearing required by Charter.
	<ul><li>Final adoption of 2025-2026 annual budget</li><li>Public hearing on proposed tax rate.</li></ul>	• Tax rate items required by Truth-in-Taxation.
	• Final adoption of 2025 ad valorem tax rate	<ul> <li>Per Truth-in-Taxation, tax rate must be adopted at the same meeting as the public hearing or within 7 days of public hearing.</li> <li>Truth-in-Taxation requires that the</li> </ul>
		meeting be posted and open to the public as required by law; that the tax rate be adopted as a separate
		item on the agenda, that the budget be adopted first, and that it be adopted by official resolution, ordinance or order. Woodway
		adopts by ordinance.

#### Note:

The Tax Code prescribes that the tax rate must be adopted before September 30; however, the McLennan County Tax Office requires an earlier deadline so that they will have ample time to prepare and mail out tax statements for all of the entities they contract with. The "goal" deadline for all McLennan County entities to adopt their 2025 ad valorem tax rate is September 1<sup>st</sup>.