

**DENTON COUNTY DEVELOPMENT DISTRICT 4
DENTON COUNTY FRESH WATER SUPPLY DISTRICT 6
DENTON COUNTY FRESH WATER SUPPLY DISTRICT 7
“Lantana”**

General Manager’s monthly report for February 2014

- Upper Trinity Regional Water District points of interest: The next board meeting will be on March 6th. The contract to construct the Doe Branch Water Reclamation Plant should be on the Agenda for Board consideration. As Chairperson of the Policy Review Committee I will present a new proposed policy regarding supplemental fluoridation of our water. The policy recommends not supplementing the level of fluoride present in our water, partly as a result of the presence of fluoride in numerous other products each of us encounter on a daily basis. The current recommended level of fluoride is 0.7 MG/L; Upper Trinity’s water has about half that level naturally.
- Drought conditions- The DFW area has received a total of 0.33” of rain in January, which is about 1.73” below average. Lake Lewisville- current elevation 514.52’, - 7.48’, Ray Roberts- current elevation 624.83’, - 7.67’, Lake Chapman (Cooper Lake) - current elevation 427.26’, - 12.74’, Lake Lavon- current elevation 479.74’, - 12.26’. Elevations given are for the conservation pool elevation not the flood pool elevation. Flood pool elevations are 6-12’ above the conservation pools.
- Argyle Fire District points of interest: AUI has completed the construction of Station 511. Open house was January 11th from 2:00- 5:00PM. The Dedication Ceremony followed at 6:00PM. Approximately 300 people attended the Open House. The Fire District received a total of 242 calls for service within Lantana during 2013 which accounted for 21% of the total calls for the year. Property losses totaled \$431,000 for the year. The next Fire Board meeting is scheduled for February 27th at 7:00PM.
- GM Construction has commenced construction of Juniper Addition Phase B. They are currently grading the site and processing the imported fill material within the subdivision. Completion is currently scheduled for the end of June.
- RKM Utility Services has also commenced construction of Garner Addition Phase A. They are currently importing fill material from the Town Center site. Completion is currently scheduled for the first part of July.
- All Around Lawn Care has completed construction on the Magnolia Phase F Hardscape package.
- All Around Lawn Care has commenced the installation of the Magnolia Phase F Landscape package. However, the weather has hampered any significant progress.

- All Around Lawn Care has completed the Landscape Package for Juniper Addition Phase A.
- Ratliff Hardscape has completed the Hike and Bike Trail extension adjacent to Isabel Addition. A final inspection was conducted on January 8th. They are nearing completion of the punch list items noted at the inspection.
- Pavecon is making good progress on the construction of Kendall Addition Phase 3 and Bandera Addition Phase 4. This will be the final phases of both subdivisions. Rough grading has been completed in Kendall and is nearing completion in Bandera. Wet utilities (water, wastewater and storm sewer lines) are nearing completion in Kendall and underway in Bandera. Both projects are currently scheduled to be completed in July.
- LH Lacy Construction is making slow progress on the new elementary school site and adjacent residential development as a result of the winter weather and other delays. Subgrade stabilization has commenced and paving should commence next Wednesday. Project completion was scheduled for the middle of November, but is significantly behind. Project completion is now anticipated in April.
- Balfour Beatty is making good progress on the construction of Elementary School 22. They are currently erecting the structural steel framing and masonry walls. Onsite wet utilities (water, wastewater and storm sewer lines) have been completed. They are also nearing completion of the well drilling for the geothermal heating and cooling systems for the facility. The new school is scheduled to open in the fall of 2014.
- Kwik Industries has completed construction of the car wash which is at 7120 FM 407, adjacent to the Kwik Oil change facility. They are scheduled to open for business this weekend.
- Kwik Industries has also commenced construction of the Dry Cleaners which will be located at 7140 FM 407 just west of the car wash. They have completed the plumbing rough and foundation.
- CVS submitted plans on December 11th. The plans have been approved and the permit is ready to be issued. The location will be 7000 FM 407, which is at the northwest corner of Copper Canyon Road and FM 407.
- LH Lacy is making good progress on the construction of the Lantana Town Center. They are currently clearing and grading the site. Excess soil is being exported from the site and is being transported to Garner and Juniper Additions where the material is needed.
- Phoenix Fabricators has completed construction of the new elevated water tank. The security yard light has been installed. Only one item on the punch list has not been corrected.
- Lane Construction has completed the reconstruction of Copper Canyon Road.
- Lane Construction is nearing completion on the reconstruction of FM 407 from Chin Chapel to FM 1830. They are currently working on the intersections and medians between Copper Canyon Road and Jernigan

Road. They still lack some paving at the realignment of the S curve near FM 1830 as well. The entire project is anticipated to be completed in approximately 2 months.

- We now have 511 customers signed up for ACH, automatic payments for utility billing. To sign up visit the Districts' website at www.lantanatx.org, click on Utility Bill Payment, and follow the prompts to enter your bank account information. We also have 792 residents utilizing our electronic utility billing option.
- We have issued 1979 building permits in District 6 and 1001 building permits in District 7 for single-family residences through the month of January.
- We currently have two building permit applications awaiting review in District 6 and nineteen building permit applications awaiting review in District 7. 42 building permit applications for new homes were received in January; and 20 building permit applications for new homes were approved in January.
- We now have 1944 occupied homes in District 6 and 901 occupied homes in District 7 as of January 31st. This is an increase of 13 new families for the month of January.
- District 6 activity: 1971 homes have received Foundation Inspections. 1962 homes have received Framing Inspections. 1947 Homes have been completed and received Final Inspections.
- District 7 activity: 974 homes have received Foundation Inspections. 962 homes have received Framing Inspections. 915 homes have been completed and received Final Inspections.
- During the month of January, 3 residential building permits were issued in District 6 and 21 were issued in District 7. 8 foundation inspections were approved in District 6 and 15 were approved in District 7. 1 framing inspection was approved in District 6 and 11 were approved in District 7. 3 final inspections were approved in District 6 and 15 were approved in District 7.
- During the month of January, 7 permits were issued for remodels/additions and 7 swimming pool permits were issued.
- District 6 building permit revenue for the month of January was \$29,043.00.
- District 7 building permit revenue for the month of January was \$162,763.00.
- \$2,320.00 was received for contractor registration renewals in January.
- Water accountability for the month of November was at 109%. 26,162,000 gallons was pumped into the distribution system and 28,427,300 gallons was accounted for in billings and other uses. Water accountability for the month of December was at 88%. 20,628,000 gallons was pumped into the distribution system and 18,189,400 gallons was accounted for in billings and other uses. Water accountability for the month of January was at 92%. 25,205,000 gallons was pumped into the distribution system and 23,245,800 gallons was accounted for in billings

and other uses. 25,205,000 purchased gallons equates to a load factor of 27% of our subscribed capacity. Meter read dates for November, December and January have varied between Upper Trinity and Lantana resulting in accountability percentage ranges outside typical percentages. However, when total consumption for the three months is compared to total billings/uses for the three months, accountability is at 97%.