

**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 September 2014

- Upper Trinity Regional Water District points of interest: At the Board meeting on September 4th, the board approved the operating budgets and rates for FY ‘14-15. Water and wastewater rates will increase approximately 3%. The board also approved the purchase of the land adjacent to the Doe Branch Water Reclamation Plant, which will provide access to the site from 380. The Doe Branch Plant construction has commenced and should be completed in approximately 18 months.
- Drought conditions- The DFW area received a total of 4.34” of rain in August, which is about 2.47” above average. However, we are still approximately 8.5” below average rainfall for the year. Lake Lewisville- current elevation 515.89’, - 6.11’, Ray Roberts- current elevation 625.81’, - 6.69’, Lake Chapman (Cooper Lake) - current elevation 429.70’, - 10.30’, Lake Lavon- current elevation 479.85’, - 12.15’. 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: The Fire District received a total of 24 calls for service within Lantana during July which accounted for 22% of the total calls for the month. The next Fire Board meeting is scheduled for September 24th at 7:00PM.
- Ratliff Hardscape has completed the sidewalk extensions providing pedestrian access to Dorothy Adkins Elementary School. Gold Landscape has also completed the sod installation at the disturbed areas. All work was completed prior to the first day of school.
- American Landscape Systems, Inc. is making good progress on the installation of the Kendall Addition Phase C Landscape Package and Bandera Addition Phase D Landscape Package. Project completion for both projects is scheduled for September 15th barring any inclement weather.
- RKM Utility Services is nearing completion on the construction of Garner Addition Phase A. They are currently installing the wastewater lift station required to serve the subdivision. Co-Serv is nearing completion on installing the franchised utilities. Completion is currently scheduled for the first week of October.
- LH Lacy Construction has completed the Tanner Parkway extension and adjacent residential development. The tie in of Simmons at FM 407 has also been completed.

- A Notice to Proceed on the construction of Bellaire Addition Phase 3 is anticipated to be issued to Pavecon within the next few weeks. This will be the final phase of the addition and connect Bellaire and Azalia Additions.
- Plans have been submitted and reviewed for the next phase of Garner Addition which will be immediately east of Fairlin Addition and west of Simmons.
- Balfour Beatty has completed construction of Dorothy Adkins Elementary School. The Certificate of Occupancy was issued on August 20th. The facility opened August 25th, which was the first day of school. The school will have an ultimate capacity of approximately 700 students. However, attendance the first year will be approximately 295 students.
- Kwik Industries has completed construction of the Dry Cleaners which is located at 7140 FM 407 just west of the car wash. The Certificate of Occupancy was issued on September 8th.
- Helker and Crawford is making good progress on the construction of CVS which is located at 7000 FM 407. They have installed the mechanical, electrical and plumbing systems within the building. They are currently working on interior and exterior finishes. Onsite utility adjustments and taps have been completed. Store opening is anticipated prior to the end of the year.
- Spring Valley is making good progress on the Lantana Town Center. They are nearing completion of the private improvements including prepping the pad and private utility installation for Kroger, the strip center and the pad sites. Approximately 95% of the parking lot area has been paved. They have completed installation of piers and grade beams for the foundation. Exterior masonry wall construction has commenced. Kroger opening is scheduled for next spring.
- Plans have been submitted, reviewed and approved for the retail strip center and Kroger's fuel station.
- Plans have been submitted and reviewed for Pizza Hut which will be at 7040 FM 407 immediately east of Sonic. Revised plans are anticipated to be submitted within the next few weeks. Construction should commence next month.
- Lane Construction is nearing completion of the reconstruction of FM 407 from Chin Chapel to FM 1830. Traffic has been switched over to two lanes of the new paving adjacent to the S curve near FM 1830. They are nearing completion on the other two lanes in the vicinity. The entire project was anticipated to be completed by the end of June. However, it now appears the project should be completed by the end of September.
- TxDOT is installing traffic signals at the intersections of Blanco and FM 407 and at Simmons and FM 407. The signal at Blanco is expected to be operational by the end of March 2015 and the Simmons signal is anticipated by May 2015.
- We now have 554 customers signed up for ACH, automatic payments for utility billing. To sign up visit the Districts' website at www.lantanatx.org,

2650 FM Highway 407 E Suite125, Bartonville, Texas 76226
 Tel. (940) 728-5050 Fax. (940) 725-2192

click on Utility Bill Payment, and follow the prompts to enter your bank account information. We also have 972 residents utilizing our electronic utility billing option.

- We have issued 2005 building permits in District 6 and 1142 building permits in District 7 for single-family residences through the month of August.
- We currently have 1 building permit application awaiting review in District 6 and 15 building permit applications awaiting review in District 7. 21 building permit applications for new homes were received in August; and 25 building permit applications for new homes were approved in August.
- We now have 1967 occupied homes in District 6 and 1018 occupied homes in District 7 as of August 31st. This is an increase of 32 new families for the month of August.
- District 6 activity: 1994 homes have received Foundation Inspections. 1985 homes have received Framing Inspections. 1972 Homes have been completed and received Final Inspections.
- District 7 activity: 1109 homes have received Foundation Inspections. 1097 homes have received Framing Inspections. 1026 homes have been completed and received Final Inspections.
- During the month of August, 4 residential building permits were issued in District 6 and 23 were issued in District 7. 5 foundation inspections were approved in District 6 and 12 were approved in District 7. 4 framing inspections were approved in District 6 and 21 were approved in District 7. 2 final inspections were approved in District 6 and 12 were approved in District 7.
- During the month of August, 4 permits were issued for remodels/additions and 4 swimming pool permits were issued.
- District 6 building permit revenue for the month of August was \$26,190.00.
- District 7 building permit revenue for the month of August was \$176,479.00.
- \$650.00 was received for contractor registration renewals in August.
- Water accountability for the month of August was at 91%. 75,980,000 gallons was pumped into the distribution system and 69,159,200 gallons was accounted for in billings and other uses. 75,980,000 purchased gallons equates to a load factor of 82% of our subscribed capacity. We read our meters on August 29th. However, Upper Trinity did not read their meter until September 1st. Backing out the two additional days of consumption brings our accountability up to 97%.