



# **NOTICE OF PUBLIC HEARINGS AND BOARD MEETING**

**OF THE BOARD OF DIRECTORS  
Of the  
PRAIRIELANDS GROUNDWATER CONSERVATION DISTRICT**

**To be held at  
9:00 AM, Monday, October 20, 2025  
Prairielands GCD – Board Room  
208 Kimberly Drive  
Cleburne, TX 76031**

## **Notice of Public Hearing on Permit Application(s)**

**The Prairielands GCD Board of Directors will hold a hearing on the below-listed application(s) for Operating Permit and/or Amendment to Permit. Notice of the Hearing on Permit Applications and/or Permit Amendments was also posted separately in accordance with the District Rules, and Chapter 36, Texas Water Code, no later than 10 days prior to the date of this hearing.**

1. Call to order and declare hearing open to the public
2. Roll call
3. Board will receive a report from the General Manager describing the following applications for an Operating Permit and the General Manager's recommendation to the Board:
  - 1) Tuminoski, Ted & Deana, for a proposed Operating Permit (OP-25-097) for authorization to drill a new well (PGCD-003733; 32.54544000, -97.21562000) to be located at 820 Farris Rd, Burleson in Johnson County; and to produce groundwater in an amount not to exceed 300,000 gallons in 2025; 1,539,000 gallons annually (2026→2029); Filling a pond or other surface impoundment (KB)
  - 2) C&N Properties of Ft Worth LLC, for a proposed Operating Permit (OP-25-096) for authorization to drill a new well (PGCD-003735; 32.40879000, -97.09397000) to be located at 2035 CR 214, Venus in Johnson County; and to produce groundwater in an amount not to exceed 383,950 gallons annually (2025→2029); Commercial Use (KB)

- 3) Javelin Energy Partners (Lawrence Moertle), for a proposed Operating Permit (OP-25-098) for authorization to produce groundwater from an existing well (PGCD-000727; 32.44349678, -97.33630432) located at 1909 CR 706, Joshua in Johnson County; not to exceed 1,068,000 gallons annually (2025→2029); Supplying water for Oil & Gas production (KB)
  - 4) Station Ridge, LLC, for a proposed Operating Permit (OP-25-099) for authorization to drill a new well (PGCD-003752; 32.46222200, -97.58444400) to be located at 9345 CR 1233, Godley, in Johnson County; and to produce groundwater in an amount not to exceed 1,000,000 gallons in 2025, and 3,000,000 gallons annually (2026→2029); Livestock (KB)
4. Receive public comment(s) or requests to contest the above-listed application(s) for Operating Permits or Operating Permit amendments
  5. Discussion, consideration, and possible action on the above-listed applications for Operating Permit(s) or Operating Permit amendment(s)
  6. Adjourn or continue public hearing in whole or in part.

## **Regular Board Meeting**

**The Regular Board Meeting will begin at 9:00 a.m., or upon the adjournment of the Show Cause Hearing on Enforcement Matters.**

**The Prairielands GCD Board of Directors may discuss, consider, and take all necessary action, including possible expenditure of funds, regarding each of the agenda items below:**

1. Call to order and declare regular meeting open to the public
2. Roll call
3. Public comment (Verbal comments limited to 3 minutes per speaker)
4. Presentation of Consent Agenda. All items are considered routine and self-explanatory and may be considered and approved by one motion of the Board. There will be no separate discussion of the items unless a Board Member requests, in which event the item will be removed from the consent agenda and considered in its normal sequence.
  - a) Minutes of September 15, 2025, Special Meeting
  - b) Minutes of September 15, 2025, Hearing on Permit Applications
  - c) Minutes of September 15, 2025, Continued Public Hearing on Exception to Spacing Requirements

- d) Minutes of September 15, 2025, Continued Show Cause Hearing on Enforcement Matters
  - e) Minutes of September 15, 2025, Regular Board Meeting
  - f) September 2025 monthly invoices and payment of bills
5. Finance Report – Brian Watts, Comptroller
- a) Presentation of unaudited financials for the month of September 2025
  - b) Review of cash flow and cash projection for year end 2025
  - c) Presentation of 3<sup>rd</sup> Quarter Investment Report 2025
6. Consider enforcement action for the following, including without limitation to settle the violation, order a show cause hearing to be set, or instruct the General Manager to institute a civil suit for violations of District Rules – Kathy Turner Jones, General Manager
- a) Operating a well without permit; Failure to submit Water Use Fees; Failure to Meter Groundwater Production; and Failure to Submit Accurate Water Production Reports for water well PGCD-002814 located at 13800 N HWY 171, Cresson, Johnson County, TX:
    - Lucky's RediMix Concrete/Challenger Holdings Properties LLC/LBJG Realty LP
7. Policy and Personnel Committee – Marty McPherson
- a) Review and action as necessary regarding Texas County District Retirement System's Plan Assessment for Plan Year 2025-2026 – Kathy Turner Jones
  - b) Report and recommendations from Board's Policy and Personnel Committee to consider adoption of Resolution #25-005 authorizing revisions to the District's personnel policies and procedures and to further authorize the General Manager to take any and all action necessary for the implementation of this Resolution – Kathy Turner Jones
8. Hydrogeologist Report – John Ellis, INTERA, Inc.
- a) Update on District involved activities.
  - b) Update on activities and meetings related to Groundwater Management Area 8 joint planning and the development of desired future conditions.
9. Update on well registration and permitting activities – Kaylin Garcia, Permitting Director
- a) Monthly well registration(s) report
  - b) Report on current and YTD permitted authorization and production

10. Update on well monitoring and field operations – Michael Heath, Field Operations Coordinator
  - a) Overview of field related activities
  - b) Update on quarterly water levels
11. Update on public outreach activities, educational, and conservation efforts – Sarah Clark, Public Relations/Education Coordinator
  - a) Overview of District involved activities
12. General Manager’s Report and Update – The General Manager will brief the Board on the following administrative, operational, and regulatory matters of the District and any other items included in the General Manager’s written report, which may be discussed, considered, and acted upon by the Board, including authorizing the initiation of, managing, or resolving enforcement action or litigation where applicable – Kathy Turner Jones
  - a) Update on current administrative activities of the District
  - b) Drought Monitoring
  - c) Enforcement
13. General Manager performance evaluation and compensation package—discussion, consideration, and possible action. — Marty McPherson
14. General Counsel’s Report — The District’s legal counsel will brief the Board on pertinent legal issues and developments impacting the District since the last Board meeting, and legal counsel’s activities on behalf of the District, including without limitation waste injection well monitoring activities including any protests of injection well applications with the Railroad Commission of Texas or the Texas Commission on Environmental Quality, District rules enforcement activities, rules and management plan implementation issues, groundwater-related legislative activities, joint planning and DFC development activities, developments in groundwater case law and submission of legal briefs, contractual issues related to the District, open government, policy, personnel, and financial issues of the District, threatened or pending claims or litigation against the District, and other legal activities on behalf of the District – Brian Sledge, Legal Counsel, Sledge Law Group, PLLC
15. Committee Appointment(s) (District Bylaws 4.1) – Charles Beseda, President
  - a) Budget and Finance Committee
  - b) Advisory Committee(s)
16. Open Forum / Discussion of New Business for Future Meeting Agendas
17. Adjourn Regular Meeting

*The above agenda schedule represents an estimate of the order for the indicated items and is subject to change at any time. Public hearings and public meetings of the District are available to all persons*

*regardless of disability. If you require special assistance to attend a hearing or meeting, please call (817)556-2299 at least 24 hours in advance of the hearing or meeting to coordinate any special physical access arrangements.*

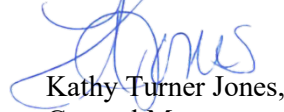
At any time during a hearing or meeting of the Prairielands Groundwater Conservation District Board and in compliance with the Texas Open Meetings Act, Chapter 551, Government Code, Vernon's Texas Codes, Annotated, the Board may meet in a closed executive session on any of the above agenda items or other lawful items for consultation concerning attorney-client matters (§551.071); deliberation regarding real property (§551.072); deliberation regarding prospective gifts (§551.073); personnel matters (§551.074); and deliberation regarding security devices (§551.076). Any subject discussed in executive session may be subject to action during an open hearing or meeting.

Persons may make comments for or against an application for any type of permit, permit amendment, replacement well, or exception request without the need to request a contested case hearing on the application. However, persons wanting to protest an application involving a permit or permit amendment by requesting a contested case hearing must do so in writing in accordance with District Rule 10.6 that is either received by the District or submitted at the public hearing in person before the time that the Board takes final action on the application, as set forth more specifically in the District Rules.

### **Certification**

I, the undersigned authority, do hereby certify that on or before 5:00 PM on October 14, 2025, I posted and filed the above notice of meeting(s) and hearing(s) with the Texas Secretary of State, the Johnson, Ellis, Somervell, and Hill counties' clerk offices, and also posted a copy in the front window of the Prairielands GCD office in a place convenient and readily accessible to the general public at all times and that it will remain so posted continuously for at least three business days preceding the scheduled time of said meeting in accordance with the Texas Government Code, Chapter 551.043.

Prairielands Groundwater Conservation District

  
Kathy Turner Jones,  
General Manager