

**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 2017

- Upper Trinity Regional Water District (UTRWD) points of interest: At the February Board meeting the board approved the 2017 Work Program Guidelines. The Board also authorized Springsted Inc. (formerly The Waters Group) to conduct an employee compensation and classification study. The Board also approved moving forward with the expansion of the Harpool North Storage pond. Originally the expansion was planned to double the size of the pond. However, the revised plan will add approximately 20% to the pond bringing it to approximately 63 acres. A task order with Alan Plummer and Associates was approved for the design and construction of Mustang SUD’s third point of entry for their water system. The next board meeting will be on March 2nd.
- Area lake levels; During the month of January, the DFW area received a total of 4.39” of rain which is 2.33” above average. Lake Lewisville- current elevation 522.35’, +0.35’, Lake Ray Roberts- current elevation 632.72’, +0.22’, Lake Chapman (Cooper Lake) - current elevation 436.29’, -3.71’, Lake Lavon- current elevation 489.52’, -2.48’.
- Argyle Fire District points of interest: At the January Board meeting, Chief Hohenberger updated the Board on Station 514, which will be located in Northlake. Construction is scheduled to commence on March 15th and be completed in October 2018. The Fire District is implementing a new program called CHP (Community Health Paramedics) Paramedics will routinely visit patients who call 911 on a regular basis. By checking on them regularly, the hope is to reduce the number of 911 calls and subsequent transports to the hospital. The Fire District has also changed emergency notification providers from Code Red to Everbridge. Information on the new service has been sent to all Lantana residents on the last water billing. The Fire District received a total of 36 calls for service within Lantana during the month of December which accounted for 29% of the total calls for the month. The next Fire Board meeting is scheduled for February 23rd at 7:00PM.
- A preconstruction meeting was conducted on February 14th with RPMX for the construction of Barrington Addition Phase B. Construction is currently scheduled to commence next month and be completed next January. The phase consists of 93 additional 50’ and 60’ lots. Highland Homes will be the builder within the addition. For additional information regarding the subdivision please visit Lantanatx.org.
- RKM is nearing completion on the final phase of Garner Addition. The phase consists of 82 lots. Retaining walls have been completed except for a small portion of wall at the intersection of Monahan and Copper

Canyon Road. They have completed paving the streets. Franchise utilities are currently being installed. Meter boxes, barrier free ramps and regulatory signage will be installed upon completion of the franchise utilities and final grading. Subdivision completion is currently scheduled for March. Cal Atlantic will be the builder within the subdivision.

- Ratliff Hardscape has completed the Reata Hardscape package except for a small portion of sidewalk adjacent to the detention pond. The private portion, consisting of the subdivision entry sign and raised planter bed should be completed in March.
- Ratliff Hardscape is making good progress on the Barrington Hardscape package. Completion should occur in March.
- GM Construction has completed construction of Phase A of Barrington Addition. The project is located at the north end of Lantana Trail and consists of 119 lots. A final inspection was conducted on January 10th. GM construction is nearing completion of the punch list items. Highland Homes will be the builder within the subdivision. They are nearing completion on the construction of their two model homes on Haverford Ln. They have also submitted plans for 28 additional homes within the addition.
- Ratliff hardscape will commence construction of the Garner East Phase 2 hardscape package upon completion of Barrington Addition.
- Retail strip center south of Kroger activity: The following businesses have completed construction and are now open for business: The Tutoring Center, Tokyo Samurai Restaurant, Terry Donuts, Lantana Eyecare, Nathan Romney DDS., Supercuts, Marble Slab Creamery, Lantana Spa and Nails, Hollywood Feed, Medspring Urgent Care, Farmers Insurance, and Remax Realty.
- Spring Valley has completed construction of two additional strip center buildings North of Kroger. One building consists of 5 lease spaces and is approximately 9,800 SF. Three lease spaces are designated as food establishments. Dickey's and Dominos are open for business. Construction of Smiles Up Dentistry, has been completed and they are open for business. A second adjacent building consists of 2 lease spaces and is approximately 4,200 SF. One of the spaces is a Starbucks with a drive through. The second space is an AT&T Wireless store.
- We now have 760 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 2259 residents utilizing our electronic utility billing option.
- We have issued 2052 building permits in District 6 and 1493 building permits in District 7 for single-family residences through the month of January. Which is a total of 3,545 within Lantana.
- We currently have 2 building permit applications awaiting review in District 6 and 13 building permit application awaiting review in District 7. 39 building permit applications for new homes were received in January;

and 21 building permit applications for new homes were approved in January.

- We now have 2013 occupied homes in District 6 and 1402 occupied homes in District 7 as of January 31st. This is an increase of 5 new families for the month of January.
- District 6 activity: 2037 homes have received Foundation Inspections. 2026 homes have received Framing Inspections. 2014 Homes have been completed and received Final Inspections.
- District 7 activity: 1465 homes have received Foundation Inspections. 1454 homes have received Framing Inspections. 1420 homes have been completed and received Final Inspections.
- During the month of January, 2 residential building permits were issued in District 6 and 5 were issued in District 7. 6 foundation inspections were approved in District 6 and 5 were approved in District 7. 4 framing inspections were approved in District 6 and 2 were approved in District 7. No final inspections were approved in District 6 and 5 were approved in District 7.
- During the month of January, 8 permits were issued for residential remodels/additions, 4 swimming pool permits were issued and no commercial permits were issued.
- District 6 building permit revenue for the month of January was \$19,872.50.
- District 7 building permit revenue for the month of January was \$49,576.00.
- \$2,300.00 was received for contractor registration renewals in January.
- Water accountability for the month of January was at 99%. 24,870,000 gallons was pumped into the distribution system and 24,567,200 gallons was accounted for in billings and other uses. 24,870,000 purchased gallons equates to a load factor of 25% of our subscribed capacity.