

**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 November 2019

- Upper Trinity Regional Water District (UTRWD) points of interest: The November Board meeting, was planned as an all-day work session/retreat. We were scheduled to tour North Texas Municipal Water District’s Bois d’Arc Lake site. However, due to inclement weather the retreat was cancelled, and the Board retreated to the Board room for a regular meeting at District Headquarters in Lewisville. At the meeting a contract in the amount of \$9.5M was approved with Archer Western Construction for the expansion of the Tom Harpool Water Treatment Plant. This will expand the plant capacity from 20MGD to 30MGD, subject to TCEQ testing and concurrence.
- Argyle Fire District points of interest: The October Board meeting was held on the 24th. The contract was approved with Denton County for dispatching services for FY 2019-20. The new ambulance, Medic 514 was placed in service on November 15th. The new Pierce engine to replace Engine 511 is in the final step of assembly/testing and will be delivered later this month. The Fire District responded to a total of 30 calls in Lantana during the month of September which accounted for 24% of the total calls for the month. 40% of the Lantana calls for the month were Fire related; and 60% were EMS calls. 40% of the entire District calls for the month were Fire related; and 60% were EMS calls.
- Area lake levels; During the month of October, the DFW area received a total of 4.42” of rain which is 0.37” below average. Lake Lewisville- current elevation 521.03’, -0.97’, Lake Ray Roberts- current elevation 632.78’, +0.28’, Lake Chapman (Cooper Lake) - current elevation 438.06’, -1.94’, Lake Lavon- current elevation 487.93’, -4.07’.
- Barrington Addition B and C Landscape and Hardscape projects are nearing completion. Ratliff has completed the Hardscape package except for signage and striping at the Haverford Lane crosswalk for the Hike and Bike Trail extension. The final inspection was tentatively set for October 17th. However, due to the remaining striping and signage the inspection was cancelled. Hopefully, the remaining work will be completed by year end. SRH has completed the Landscaping project except for correction of a few punch list items which were noted at the final inspection conducted on September 26th. The developer has authorized some additional improvements primarily in the vicinity of the detention pond including additional irrigation, sod and installation of additional trees. This work is underway and should also be completed by year end.

- The Lantana Water Districts' new website is now live. Please take a look at www.lantanatx.org, Navigating the new site is much simpler and information is much easier and quicker to find.
- We have received the Districts' new irrigation controllers, pedestals and related irrigation equipment. The site survey has been completed. The first 21 controllers have been installed. Work will continue throughout the Winter as we change out all 63 controllers utilizing our staff. The new controllers in Barrington Addition will be compliant with our new system.
- Osmose has completed repainting the streetlights on Lantana Trail. They have also completed repainting the regulatory sign poles in phase one (Larkspur, Sandlin, Sierra, Wisteria, Camden, Laviana, Sonora, Heritage1 (Laurel), Telea, and Carlisle A) of District 6. Street signs and street name blade changeouts in phase one are in progress.
- We have received our second shipment of median reflectors. Installations have commenced along our minor arterials/collectors including but not limited to Branch Crossing, Razor Road, Golf Club Drive Tanner Parkway as well as the egress side of medians at the entrances to our neighborhoods.
- 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, Lantana Spa and Nails, Hollywood Feed, Farmers Insurance, and Remax Realty. Construction of F 45 Gym which is in Suite 180 has been completed and they are now open for business.
- Two additional projects have completed construction on the pad sites adjacent to Kroger. Chase Bank is to the south of Starbucks and the other is a Firestone retail center behind Starbucks. Chase Bank and the Firestone Retail Center continue to do well. Only one additional pad site remains on the Kroger side of FM 407, which is located at the corner of Jeter and FM 407.
- The permit has been issued for the Kroger remodel. Scope of work includes renovation of the deli and bakery areas. Change out of several refrigerated cases. Reworking the clothing area, paving repairs, and some drainage improvements to the outside sales area. All work has been completed.
- Ratliff is making good progress on construction of the HOA's new amenity center in Barrington Addition. The building will be a 5,000 SF facility, located on Haverford Lane next to the model homes. The facility is comprised of 3 meeting rooms and a pre-meeting room, capable of being opened into one large room for community events. Framing has been completed and the roof has been installed. Installation of exterior doors, windows and finishes have been completed. Exterior grading has been completed and most of the landscaping has been installed. The framing and insulation inspections have been approved. Drywall

installation is nearing completion. Construction is estimated to be completed in approximately 3 months.

- Z Constructors has completed construction of the first building within Phase 2 of The Lantana Town Center, which is located on the inside of the FM407 curve just South of Blanco. The project consists of a multi-tenant 15,000 SF building. Two future phases will consist of 5 additional buildings with an additional 48,820 SF of retail and restaurant uses. The shell building has been completed. Casa Mia restaurant, Great Clips, Luxury Nails and Spa, and Bank of America are doing well. Shellman's Liquor store which is located at the north end of the building in suite 100 has been completed and they are also doing well. The final lease space in the building, is Honey Dental Office located in suite 200. Construction has been completed and they are now open for business.
- We now have 946 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 3,511 residents utilizing our electronic utility billing option.
- We have issued 2,120 building permits in District 6 and 1,862 building permits in District 7 for single-family residences through the month of October, which is a total of 3,982 within Lantana.
- We currently have no building permit applications awaiting review in District 6 and 5 building permit applications awaiting review in District 7. Six building permit applications for new homes were received in October, and 8 building permit applications for new homes were approved in October.
- We now have 2,100 occupied homes in District 6 and 1,766 occupied homes in District 7 as of October 31st. This is an increase of 16 new families for the month of October.
- District 6 activity: 2,110 homes have received Foundation Inspections. 2,109 homes have received Framing Inspections. 2,100 Homes have been completed and received Final Inspections.
- District 7 activity: 1,836 homes have received Foundation Inspections. 1,828 homes have received Framing Inspections. 1,773 homes have been completed and received Final Inspections.
- During the month of October, no residential building permits were issued in District 6 and 5 were issued in District 7. One foundation inspection was approved in District 6 and 4 were approved in District 7. Two framing inspections were approved in District 6 and 8 were approved in District 7. Three final inspections were approved in District 6 and 4 were approved in District 7.
- During the month of October, 12 permits were issued for residential remodels/additions; 6 swimming pool permits were issued.
- District 6 building permit related revenue for the month of October was \$5,199.00.

- District 7 building permit related revenue for the month of October was \$43,922.00.
- \$150.00 was received for contractor registration renewals in October.
- Water accountability for the month of October was at 99%. 68,515,000 gallons were pumped into the distribution system and 67,955,500 gallons were accounted for in billings and other uses. 68,515,000 purchased gallons equates to a load factor of 63% of our subscribed capacity. This is a 24% decrease from September.