

WALDEN POND FRESH WATER SUPPLY DISTRICT OF KAUFMAN COUNTY

TO: THE BOARD OF SUPERVISORS OF WALDEN POND FRESH WATER SUPPLY DISTRICT OF KAUFMAN COUNTY AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given pursuant to V.T.C.A., Government Code §551, that the Board of Supervisors of Walden Pond Fresh Water Supply District of Kaufman County (“District”) will hold a regular meeting on Thursday, March 12, 2026, at 12:00 p.m. at 2728 N. Harwood Street, Suite 500, Dallas, Texas 75201. The Board will discuss and, if appropriate, act upon the following items:

1. Public communications and comments;
2. Review and approve Minutes of the February 9, 2026, Board of Supervisors meeting;
3. Review letter to the Board confirming candidates for the May 2, 2026, Supervisors Election; consider and adopt Order Declaring Unopposed Candidates Elected and Cancelling Election and authorize required notice of same;
4. Consider review and approve a contingent fee contract with Linebarger Goggan Blair & Sampson, LLP, for the collection of delinquent taxes owed to the District pursuant to the Texas Tax Code, Section 6.30, and Government Code 2254.1036 and adoption of Resolution Approving same;
5. Hear report from developer or engineer as to development projects within the District and take any action in connection with plat approval, reimbursement agreements or assignments thereunder, or other development related items;
6. Hear report from operator and take any action necessary or appropriate regarding utility accounts and communication, repair of District facilities, security of District facilities, or other operations related items;
7. Consider review and acceptance of engineer’s report, and take any action necessary or appropriate;
 - a. Status of construction projects within the District;
 - b. Consider authorizing preparation of construction plans/specifications for water, sewer, paving and recreational facilities or repair/modification of existing facilities;
 - c. Consider approval/ratification of construction plans and specifications;
 - d. Consider approval/ratification of advertising for bids for contract(s);
 - e. Consider approval/ratification of award of construction contract(s);
 - f. Consider approval/ratification of contractor pay estimates, change orders and engineering fee statements; and
 - g. Consider acceptance of certificate of completion; authorize final acceptance of facilities.
8. Consider review and approve Signage Maintenance Agreement between the District and StreetSmart Traffic Safety, LLC;

9. Review and approve bookkeeping report, adopt any necessary resolutions and approve signature cards relating to any new accounts, investment report, update listing of depositories, review tax collections, approval of engagement for preparation of annual financial report, and take further action on such matters as may be necessary with regard to bookkeeping matters;
10. Discuss and set date of next Board meeting; and
11. Adjournment.

The Board of Supervisors will go into Executive Session, if necessary and appropriate, pursuant to the applicable section of Subchapter D, Chapter 551, Texas Government Code Annotated, the Texas Open Meetings Act, on any matter that may come before the Board. No action decision or vote on any subject or matter may be taken unless specifically listed on the agenda for this meeting.

EXECUTED this 5th day of March, 2026.



WALDEN POND FRESH WATER
SUPPLY DISTRICT OF KAUFMAN
COUNTY

A handwritten signature in blue ink, appearing to read "Ross S. Martin". The signature is written in a cursive style and is positioned above a horizontal line.

Ross S. Martin, Attorney for the District

NOTICE PURSUANT TO GOVERNMENT CODE SEC. 2254.1036

Pursuant to Section 2254.1036 of the Government Code, notice is hereby given that a meeting of the Walden Pond Fresh Water Supply District of Kaufman County will be held on March 12, 2026 at the Walden Pond Fresh Water Supply District of Kaufman County meeting room for the purpose of considering and taking action on all matters on the agenda for the meeting, including approval of an agreement with the law firm of Linebarger Goggan Blair & Sampson, LLP as special counsel to perform all legal services necessary to collect delinquent property taxes and authorizing the execution of such agreement.

The agreement to be considered is necessary for the delinquent taxes owed to Walden Pond Fresh Water Supply District of Kaufman County to be collected in the most effective manner. The District desires that such delinquent tax, penalties and interest be collected as provided in the Texas Tax Code.

The Linebarger Goggan Blair & Sampson, LLP firm is fully qualified to provide this representation, being the largest delinquent tax collection law firm in the State of Texas, as well as the United States and having been engaged in this specialized legal service for more than 50 years. In addition, the Linebarger Goggan Blair and Sampson, LLP firm possesses infrastructure and technology, such as call center technology, that the District does not currently possess.

The specialized legal services required by this agreement cannot be adequately performed by the attorneys and supporting personnel of the District due to the high cost of implementing the appropriate infrastructure and technology and employing sufficient in-house attorneys and staff with the level of experience and competence necessary to perform these activities.

Linebarger will be compensated on a contingent fee basis as provided in the Texas Tax Code Sections 6.30, 33.07, 33.08, 33.11, and 33.48. These Texas Tax Code sections specifically provide for an additional penalty on delinquent taxes to compensate collection attorneys. A contract to pay inside or outside attorneys on an hourly basis would represent an additional cost to the District.

Entering into the proposed agreement is in the best interests of the residents of the District because the delinquent taxes will be professionally and competently collected without the additional costs to the District of implementing infrastructure and technology, and employing in-house personnel or paying outside counsel on an hourly fee basis which would otherwise be required.