

CAPE CARANCAHUA WSC SPLASH NEWSLETTER

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TEXAS LAW

The members of the POA appoint officers to carry out the board's duties and powers and to otherwise act on behalf of the association. Officers and directors have a *fiduciary relationship toward members* and the POA and must therefore act reasonably within the associations and members' best interests and avoid self-dealing or conflicts of interest. Tex. Prop. Code §209.0052; Tex. Prop. Code §82.103.

Know your rights:

<https://guides.sll.texas.gov/property-owners-associations>

<https://www.puc.texas.gov/consumer/factsheets/waterfacts/WaterSupplyFAQ.pdf>

For more detailed information please go to our website:

<http://caprancahuawatersupplycorps.com>



*Quality on Tap!
Our Commitment,
Our Profession*

CCWSC WATER DEPARTMENT HIGHLIGHTS

What's happening this month

- What is WSC? WSC stands for "Water Supply or Sewer Service Corporation." WSCs are non-profits, member-owned and member-controlled corporations organized under Chapter 67, Texas Water Code. As such, WSCs are subject to the laws and regulations governing the operations of non-profit corporations. The operation of a WSC is the responsibility of its board of directors. Directors are elected by the corporation members.
- The assessment was billed out on 6/24/22 and first installment will be due on 7/15/22. You can pay the minimum monthly amount of 31.66 or you can choose to pay more if you like. Some members are choosing to pay the \$1,900.00 up front. Everyone has the option of paying the assessment out in monthly payments. For those that have automatic payments setup on Payclix, if you have chosen to make payments those will be included in your bill and will be paid with your water bill.
- We received the loan papers from Co-Bank and are in the middle of signing them now.
- G&W Engineering is continuing to work with us on the 120k ground water storage tank project and it appears to be going well.
- The CCR report for 2021 is now available on the CCWSC website. Please follow the direct link to view the report:
<https://capecarancahuawatersupplycorps.files.wordpress.com/2022/07/2021-ccr.pdf>

We want to thank Jenny Bell for her 13-years of service with the water department and wish her well on her retirement.

Phil Taylor is working on getting his Customer Service Inspection (CSI) and Backflow Prevention Assembly Tester certification. Both of these are services for the community for TCEQ regulatory compliance around cross connections for new construction and irrigation systems.

CAPE CARANCAHUA WATER SUPPLY CORPORATION