

**MINUTES**  
**EVERGREEN UNDERGROUND WATER CONSERVATION DISTRICT**  
**OCTOBER 31, 2025 - REGULAR SCHEDULED BOARD MEETING**

The public meeting of the Board of Directors of the Evergreen Underground Water Conservation District, pursuant to notice, was at the District Office, 110 Wyoming Blvd., Pleasanton, Atascosa County, Texas.

Directors Present:

Darrell Brownlow, President  
Clayton Neal, Vice President  
Weldon Riggs  
Sherman Posey  
Edward Griffin  
Thomas Moy III  
Wes Shahan  
Zachary Mann

Directors Absent:

Amanda Wheeler, Secretary/Treasurer

Employees Present:

Aarin Teague, General Manager  
Jaime Griffin, Business Coordinator  
Steffinie Mannfield, Natural Resources Technician  
Samantha Nicholson, Permit Coordinator

Contractors Present on Behalf of EUWCD: Monique Norman, Legal

Guests Present:

Daniel Smith  
Steven Siebert  
Carolyn Black  
Brandon Rohan  
Scott Akin  
Kay Love  
Kerry Averyt  
Bob Ulrich  
Alyssa Balzen  
Onyekachi Ofojioha  
Agyei Kyevemeh

Agenda:

Attached.

**1. Declaration of Quorum and Call to Order:**

President Brownlow declared a quorum present and called the meeting to order at 9:00 a.m. The meeting was posted and filed as required by law.

**2. Pledge of Allegiance.**

**9. Briefing Regarding the Process for Contested Case Hearings.**

Moved up.

President Brownlow gave a brief history of the Evergreen Underground Water Conservation District as well as some statistical information.

General Manager Teague explained the contested case hearing process.

**3. Public Comments:**

None.

***Recess to Public Hearing***

**Public Hearing – Water Well Drilling and Production Permit Applications**

***a. Call to Order***

President Brownlow called the Public Hearing to order at 9:20 a.m.

***b. Public Comments:***

*None*

***c. Drilling / Production Permits:***

-Presented by Samantha Nicholson

-The Board was presented with a drilling and production permit application for David Mark Cluck (Drilling/Production Permit#3321) for a new well to be located in Wilson County for Domestic use.

*Director Posey moved to approve the drilling and production permit. Director Shahan seconded the motion, and there being no further discussion, the motion carried unanimously.*

-The Board was presented with a drilling and production permit application for Poncho Properties, LLC (Drilling/Production Permit#3349) for a new well to be located in Wilson County for Irrigation use.

*Director Neal moved to approve the drilling and production permit. Director Riggs seconded the motion and there being no further discussion, the motion carried unanimously.*

-The Board was presented with a drilling and production permit application for Bladerunner Farms, LLC (Drilling/Production Permit#3351) for a new well to be located in Atascosa County for Irrigation use.

*Director Posey moved to approve the drilling and production permit. Director Griffin seconded the motion. Director Moy abstained, and there being no further discussion, the motion carried unanimously.*

-The Board was presented with a drilling and production permit application for Respondek Jerome Farms LTD (Drilling/Production Permit#3357) for a new well to be located in Wilson County for Irrigation use.

*Director Neal moved to approve the drilling and production permit. Director Mann seconded the motion, and there being no further discussion, the motion carried unanimously.*

-The Board was presented with a drilling and production permit application for Mark Jacob (Drilling/Production Permit#3358) for a new well to be located in Atascosa County for Irrigation use.

*Director Riggs moved to approve the drilling and production permit. Director Shahan seconded the motion. Director Moy abstained, and there being no further discussion, the motion carried unanimously.*

-The Board was presented with a drilling and production permit application for Bladerunner Farms, LLC (Drilling/Production Permit#3369) for a new well to be located in Atascosa County for Irrigation use.

*Director Griffin moved to approve the drilling and production permit. Director Posey seconded the motion. Director Moy abstained, and there being no further discussion, the motion carried unanimously.*

***d. Drilling / Production Permits for P-13 Conversion Wells:***

None

***e. Amendment to Change Permitted Use on Existing Wells:***

-Presented by Samantha Nicholson

*Director Posey moved to have the four permits in section e presented and considered in one action. Director Riggs seconded the motion, and there being no further discussion, the motion carried unanimously.*

-The Board was presented with four permit amendment applications for King Ranch Turfgrass, L.P. (Production Permit#'s 2402, 2403, 2404, and 2405) for four wells located in Frio County to modify the designated use to Irrigation use from Industrial Use.

*Director Riggs moved to approve the use permit amendments. Director Neal seconded the motion. Director Moy abstained, and there being no further discussion, the motion carried unanimously.*

***f. Amendment to Increase Production on Existing Wells:***

-Presented by Samantha Nicholson

-The Board was presented with a permit amendment application for King Ranch Turfgrass, L.P. (Production Permit#1467) for a well located in Atascosa County for Irrigation use. The amendment adjusts the production allocation of the well to 157.53 acre ft based on 2-acre feet, an increase of 7.53 acre ft per year.

*Director Posey moved to approve the production permit amendment. Director Griffin seconded the motion. Director Moy abstained and there being no further discussion, the motion carried unanimously.*

-The Board was presented with a permit amendment application for Rosewood Resources, Inc. (Production Permit#2816) for a well located in Frio County for Industrial use. The amendment adjusts the production allocation of the well to 967.80 acre ft based on 75% of the pump's capacity, an increase of 239.39 acre ft per year.

*Director Neal moved to approve the production permit amendment. Director Shahan seconded the motion. Director Moy abstained and there being no further discussion, the motion carried unanimously.*

***Amendment to Change Location of Wells:***

None

***g. Amendment to Change Well Production Capacity:***

None

***h. Amendment to Change Well Proposed Aquifer and Depth:***

*None*

***i. Report on Activities of Permit on Existing Wells:***

-Presented by Aarin Teague

The Board was presented with the following permits that were approved by staff under Rule 7.1:

**Report on Permit on Existing Wells:**

Name	Production Permit	Well Location	Use
Bladerunner Farms, LLC	3030	Atascosa County	Irrigation
King Ranch Turfgrass, L.P.	3181	Atascosa County	Irrigation
Nextier Completion Solutions	3290	Frio County	Industrial
Nextier Completion Solutions	3291	Frio County	Industrial
Cluck Ranch, Inc.	3319	Wilson County	Livestock
Ernest & Rosalie Moczygembra Trustee	3360	Wilson County	Irrigation
Mark Jacob	3359	Atascosa County	Irrigation
King Ranch Turfgrass, L.P.	3364	Atascosa County	Irrigation
Roy E. Aguilar	3365	Atascosa County	Domestic

King Ranch Turfgrass, L.P.	3366	Atascosa County	Irrigation
King Ranch Turfgrass, L.P.	3370	Atascosa County	Domestic
Bladerunner Farms, LLC	3372	Atascosa County	Irrigation

Report on Re-Permit of Wells:

Name	Production Permit	Well Location	Use
Bladerunner Farms, LLC	1359	Atascosa County	Irrigation
King Ranch Turfgrass, L.P.	1381	Atascosa County	Irrigation
King Ranch Turfgrass, L.P.	1467	Atascosa County	Irrigation
Bladerunner Farms, LLC	1526	Atascosa County	Irrigation
Bladerunner Farms, LLC	1551	Atascosa County	Irrigation
Bladerunner Farms, LLC	1552	Atascosa County	Irrigation
King Ranch Turfgrass, L.P.	1677	Atascosa County	Irrigation
Bladerunner Farms, LLC	1779	Atascosa County	Irrigation
Bladerunner Farms, LLC	1816	Atascosa County	Irrigation
Nextier Completion Solutions	1896	Atascosa County	Industrial
King Ranch Turfgrass, L.P.	2409	Atascosa County	Irrigation
King Ranch Turfgrass, L.P.	2517	Atascosa County	Irrigation
Bladerunner Farms, LLC	2567	Atascosa County	Irrigation
Bladerunner Farms, LLC	2568	Atascosa County	Irrigation
King Ranch Turfgrass, L.P.	2701	Atascosa County	Irrigation
King Ranch Turfgrass, L.P.	2748	Atascosa County	Irrigation
Rosewood Resources, Inc	2816	Frio County	Industrial

Report on Reduction Amendments:

Name	Production Permit	Well Location	Use	Amendment
King Ranch Turfgrass, L.P.	1749	Atascosa County	Irrigation	Annual Production Reduction
King Ranch Turfgrass, L.P.	1750	Atascosa County	Irrigation	Annual Production Reduction
Bladerunner Farms, LLC	2989	Atascosa County	Irrigation	Annual Production Reduction
South Texas Frac Real Estate LLC	3067	Atascosa County	Industrial	Well Operator
King Ranch Turfgrass, L.P.	3163	Frio County	Irrigation	Annual Production Reduction
King Ranch Turfgrass, L.P.	3164	Frio County	Irrigation	Annual Production Reduction
King Ranch Turfgrass, L.P.	3165	Frio County	Irrigation	Annual Production Reduction
King Ranch Turfgrass, L.P.	3166	Frio County	Irrigation	Annual Production Reduction
King Ranch Turfgrass, L.P.	3167	Frio County	Irrigation	Annual Production Reduction
King Ranch Turfgrass, L.P.	3368	Atascosa County	Irrigation	Annual Production Reduction

Report on Replacement Wells:

None

**j. Report on Activities of Permit Renewals:**

The Board was presented the following permit renewals that were approved by staff on Existing Wells:

Name	Production Permit	Well Location	Use
King Ranch Turfgrass, L.P.	1912	Frio County	Irrigation
Cluck Ranch, Inc.	2038	Wilson County	Irrigation
Cluck Ranch, Inc.	2040	Wilson County	Irrigation
Cluck Ranch, Inc.	2063	Wilson County	Irrigation
Cluck Ranch, Inc.	2337	Wilson County	Irrigation
Cluck Ranch, Inc.	2382	Wilson County	Irrigation

Cluck Ranch, Inc.	2572	Wilson County	Irrigation
Cluck Ranch, Inc.	2896	Wilson County	Irrigation
King Ranch Turfgrass, L.P.	2917	Frio County	Irrigation
Clay Teixeira	2973	Atascosa	Irrigation
Cluck Ranch, Inc.	3096	Wilson County	Irrigation
Cluck Ranch, Inc.	3319	Wilson County	Livestock

***k. Adjourn:***

President Brownlow called the Public Hearing adjourned at 10:05 a.m.

***Reconvene to Regular Meeting***

**4. Approval of Minutes from September 26, 2025, Board of Directors Meeting:**

The minutes of the September 26, 2025, meeting were presented to the board.

*Director Shahan moved to approve the minutes. Director Griffin seconded the motion, and there being no further discussion the motion carried unanimously.*

**5. Directors Activity Reports.**

The Directors below presented their official activity as a representative of the Evergreen Underground Water Conservation District for the previous month:

- Region L 10/02/2025 – Director Griffin on behalf of Direct Brownlow
- GMA 15 10/09/2025 – Director Griffin
- GMA 13 10/10/2025 – Director Brownlow

**6. Presentation and Approval of Report of Bills Paid, Deposits, and Financial Statements for September 2025.**

-Presented by Jaime Griffin.

The report of bills paid, deposits, and financial statements for September 2025 were presented to the Board.

*Director Riggs moved to receive and file the reports. Director Neal seconded the motion and there being no further discussion the motion carried unanimously.*

**7. Presentation and Discussion Regarding District Investments.**

-Presented by Aarin Teague.

The Board of Directors was presented with the quarterly investment report by the Public Funds Investment Officer for July 01, 2025 through September 30, 2025.

**8. Discussion and Possible Action Regarding Commitment of Funds to a Legal Fund.**  
-Presented by Aarin Teague.

The Board of Directors was presented with a recommendation to move allocation of \$1,000,000.00 from the uncommitted reserved fund to a legal fund.

Director Riggs moved to approve the recommendation to establish a \$1,000,000.00 legal fund. Director Posey seconded the motion, and there being no further discussion the motion carried unanimously.

**10. Briefing Regarding the Draft Proposed District Management Plan.**  
-Presented by Aarin Teague.

**11. Briefing Regarding Status of Drought and Groundwater Levels in the District.**  
-Presented by Steffanie Mannfield.

**12. Set Date and Time for the Next Board of Directors Meetings**

The board previously set the next board of directors meetings to occur on November 21, 2025, and December 19, 2025 at 9:00 AM at the offices for Evergreen Underground Water Conservation District.

**13. Consider and Take Appropriate Action on Items to be Placed on the Next Agenda:**

None

**14. General Manager's Report:**  
-Presented by Aarin Teague.

- Permit Activities

The following permit activity was reported:

- 04 Amendment of Existing Permits
- 110 Exempt Well Registrations
- 06 New Well Drilling Permits
- 04 Permits on Existing Wells
- 10 Production Permits
- 00 Permit Renewals
- 04 Re-permit of Expired Production Permits
- Public Comment Period for SHSUD Drilling, Production, and Transport Permits
  - 34 Written Comments
  - 11 Requests for Contested Case Hearing

Staff Activity Reports:

- 1<sup>st</sup> Meter Grant Reimbursement from TWDB
- Finished Board Room Audio Visual Project
- 2 Large Permit Holder Clean Up Efforts
- Public Assistance with Confirming Registration Status

November Staff Work Plan:

- Reminder Emails for Annual Reporting
- Draft Management Plan Updates
- Database Upgrade Implementation
- 1 Large Permit Holder Clean Up

Staff discussed upcoming meetings which impact District business including:

Other Notable Dates

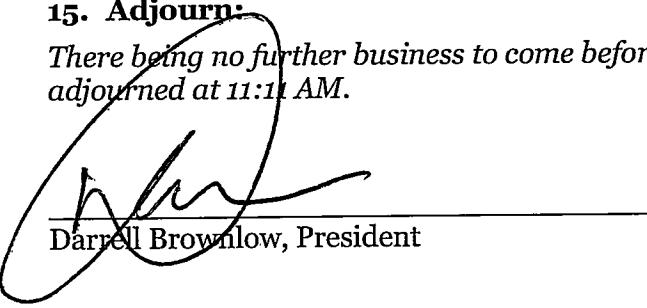
- Nov 6<sup>th</sup> – Stockdale EDC Discussion on Groundwater @ Stockdale Community Hall
- Nov 20<sup>th</sup> – TWDB Financial Assistance Workshop @ Medina County Courthouse
- Nov 27<sup>th</sup> & 28<sup>th</sup> – Office Closed
- Dec 11<sup>th</sup> – Office Lobby Closed, EUWCD hosting TDRL for well inspection training

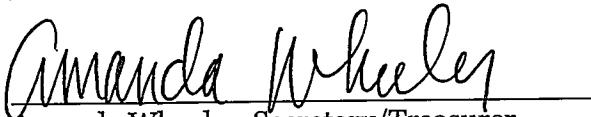
- Legislative and Legal Updates presented by Monique Norman  
None

**15. Adjourn:**

*There being no further business to come before the Board, President Brownlow declared the meeting adjourned at 11:11 AM.*

  
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Darrell Brownlow, President

**ATTEST:**

  
\_\_\_\_\_  
Amanda Wheeler, Secretary/Treasurer



**NOTICE OF MEETING  
OF THE BOARD OF DIRECTORS  
EVERGREEN UNDERGROUND WATER CONSERVATION DISTRICT**

Notice is hereby given that a meeting of the Evergreen Underground Water Conservation District will be held **Friday, October 31, 2025, at 9:00 a.m. at the District Office, 110 Wyoming Blvd., Pleasanton, Atascosa County, Texas**, at which the following subjects will be discussed, to wit:

**AGENDA**

Matters to be discussed, including the public hearing(s) and agenda, that are subject to vote by the Directors of the Evergreen Underground Water Conservation District are as follows:

1. Declaration of Quorum and Call to Order.
2. Pledge of Allegiance.
3. Public Comments on Agenda Items or Other District Business, Limited to 5 minutes each.

***Recess to Public Hearing***

**Public Hearing – Water Well Drilling and Production Permit Applications**

- a. Call to Order.
- b. Public Comments.
- c. Drilling/Production Permits.
- d. Drilling/Production Permits for P-13 Conversion Wells
- e. Amendment to Change Permitted Use on Existing Wells
- f. Amendment to Increase Production on Existing Wells
- g. Amendment to Change Location of Wells
- h. Amendment to Change Well Production Capacity
- i. Amendment to Change Well Proposed Aquifer and Depth
- j. Report on Activities of Permit on Existing Wells
- k. Report on Activities of Permit Renewals
- l. Adjourn.

***Reconvene to Regular Meeting***

4. Approval of Minutes from the September 26, 2025 Board of Directors Meeting.
5. Directors Activity Reports.
6. Presentation, Discussion, and Approval of Report of Bills Paid, Deposits, and Financial Statements for September 2025.
7. Presentation and Discussion regarding district investments.
8. Discussion and Possible Action Regarding Commitment of Funds to a Legal Fund
9. Briefing regarding the processes for contested case hearings.
10. Briefing regarding the draft proposed District Management Plan.
11. Briefing Regarding Status of Drought and Groundwater Levels in the District.
12. Set Date and Time for Future Board of Directors Meetings.
13. Consider and Take Appropriate Action on Items to be Placed on the Next Agenda
14. General Manager's Report.
  - a. Legislative and Legal Updates
  - b. Permit Activities
  - c. Staff Activity Reports
15. Adjourn.

**Agenda items may be considered, deliberated, and/or acted upon in a different order than set forth above.**

At any time during the meeting and in compliance with the Texas Open Meetings Act, Chapter 551, Government Code, Vernon's Texas Codes, Annotated, the Evergreen Underground Water Conservation District Board may meet in executive session on any of the above agenda 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 meeting.