



Waller-Harris Emergency Service District 200

540 Ellen Powell

Prairie View, Texas 77445-8000

936-372-8084

The Board of Commissioners of Waller-Harris Emergency Services District 200 (*the District*) met in a meeting, open to the public, at WHESD200 Station 81/District Administration Building located at 540 Ellen Powell, Prairie View, Texas 77455 on September 16, 2025 at 5:30 P.M.

Commissioners

Brenda Bundick	Present
Ann Saunders	Present
Melinda Hashaw	Present
Sherry Whiteley	Present
Brian Davis	Not Present

Also present, Fire Chief Will McDugle, Assistant Chief James Jones, Division Chief Joseph Nguyen, and Administrative Director Lisa Denecamp.

1. **Call meeting to order.** The meeting was called to order by President Bundick at 5:31 P.M.
2. **Pledge of Allegiance.** The pledge of allegiance was conducted by Commissioner Saunders.
3. **Invocation.** Commissioner Hashaw gave the invocation.
4. **To receive public comment.** President Bundick asked if anyone signed up for Public Comments. Silas Garrett and Cindy Jenkins signed up for public comments. Silas Garrett asked the Board to reconsider giving an easement by necessity to get out of their property onto a public road. Ms. Cindy Jenkins thanked the First Responders.
5. **To receive the financial report from the District Bookkeeper.** Christina Moore with Better Bookkeepers went over the financial report, including the property tax deposits, bank statements and sales tax. Commissioner Whiteley made a motion seconded by Commissioner Saunders to approve the financial report. For more detailed information concerning the District's financial condition, see the financial reports on file with the District.
6. **Consent Agenda.** President Bundick asked if any items needed to be removed from the consent agenda to the non-consent agenda. No items were removed from the consent agenda. President Bundick asked if the Commissioners reviewed the consent agenda items and had any questions. Commissioner Hashaw made a motion seconded by Commissioner Saunders to approve the consent agenda items: meeting minutes for August 19, 2025, approve the financial report, payment of all bills as presented and approval of Drone Sense Renewal for five thousand three hundred dollars (\$5,300.00). After discussion, President Bundick called for a vote and the vote passed 3-0 with Commissioner Bundick abstaining.
7. **Non-Consent Agenda.** There were no non-consent agenda items.
8. **To review, discuss and take action regarding payments to District Providers.** The Provider reports were given to the Commissioners. All providers submitted their reports. Commissioner Saunders made a motion seconded by Commissioner Whiteley to approve payment to all providers. After discussion, President Bundick called for a vote and the vote passed 3-0 with President Bundick abstaining.
9. **To review and take action on the ratification of a continuing and amended contract with Perdue, Brandon, Fielder, Collins & Mott, L.L.P, a private law firm pursuant to §6.30 of the Tax Code for the collection of delinquent District ad valorem property taxes and, providing for the payment of up to 20% of the delinquent taxes, penalties, and**

interest which are collected by the attorney under said contract. Otiliz Gonzalez from Perdue, Brandon, Fielder, Collins & Mott, L.L.P discussed with the Board that the District is allowed to collect delinquent property taxes in early turnover. Ms. Gonzalez informed the Board that this can be done by approving an amended contract to collect in early turnover. Legal counsel presented to the Board the amended contract with Perdue, Brandon, Fielder, Collins & Mott, L.L.P allowing the District to collect delinquent property taxes in early turnover. Commissioner Whiteley made a motion seconded by Commissioner Hashaw to approve the amended contract with Perdue, Brandon, Fielder, Collins & Mott, L.L.P allowing the District to collect delinquent property taxes in early turnover. After discussion, President Bundick called for a vote and the vote passed 3-0 with President Bundick abstaining.

10. To discuss and take action on the imposition of additional penalty on delinquent taxes pursuant to §33.07 of the Tax Code and adoption of a resolution regarding same for taxes. Legal counsel presented a resolution to the Board for the imposition of additional penalty on delinquent taxes pursuant to 33.07 of the Tax Code. Commissioner Whiteley made a motion seconded by Commissioner Saunders to approve the resolution to the Board for the imposition of additional penalty on delinquent taxes pursuant to 33.07 of the Tax Code. After discussion, President Bundick called for a vote and the vote passed 3-0 with President Bundick abstaining.

11. To discuss and take action on the imposition of additional penalty on delinquent taxes to defray costs of collection by the District's tax attorney, pursuant to §33.08 of the Tax Code and adoption of a resolution regarding same. Legal counsel presented a resolution to the District on the imposition of additional penalty on delinquent taxes to defray costs of collection by the District's tax attorney, pursuant to §33.08 of the Tax Code. Commissioner Hashaw made a motion seconded by Commissioner Saunders to approve the resolution to the Board for the imposition of additional penalty on delinquent taxes to defray costs of collection by the District's tax attorney, pursuant to §33.08 of the Tax Code. After discussion, President Bundick called for a vote and the vote passed 3-0 with President Bundick abstaining.

12. To discuss and take action on the imposition of early additional penalty for collection costs for taxes imposed on personal property on delinquent taxes pursuant to §33.11 of the Tax Code and adoption of a resolution regarding same. Legal counsel presented a resolution to the District on the imposition of early additional penalty for collection costs for taxes imposed on personal property on delinquent taxes pursuant to §33.11 of the Tax Code. Commissioner Saunders made a motion seconded by Commissioner Hashaw to approve the resolution to the Board for the imposition of additional penalty on the imposition of early additional penalty for collection costs for taxes imposed on personal property on delinquent taxes pursuant to §33.11 of the Tax Code. After discussion, President Bundick called for a vote and the vote passed 3-0 with President Bundick abstaining.

13. To review, discuss and take action on matters related to construction, renovation, repair, maintenance and improvements to District facilities and real property, including engagement of design professionals or engineering services, selection of builders/contractors and cooperation with other county entities regarding the development of stations, including action on construction financing. Ricardo Martinez from Martinez Architects presented his report to the Board. Regarding Station 72, Mr. Martinez presented pay application number two (2) to Law Construction for the amount of two hundred and thirty nine thousand eight hundred and twenty two dollars (\$239,822). Law Construction is working with general contractor on ASI 1 and ASI 2, which has been approved. Reframing has been completed. The upstairs is almost framed out and putting rough ends. Bay doors are scheduled to come in after framing. Interior framing will be done through the end of October. Modifications have been made to the overhead doors. Regarding Station 43, Mr. Martinez presented pay application number five (5) to Construction Masters for five hundred and sixty nine thousand six hundred and seventy dollars and thirty four cents (\$569,670.34). Mr. Martinez informed the Board that all variances by the Grand Prairie Commercial Architectural Control Committee have been approved. The District is working with the community on adding more vegetation. The plat has been recorded. Centerpoint has informed the District that it will take fifty two (52) weeks to get service out to Station 43. Mr. Martinez informed the Board he is working with Centerpoint and will have a better understanding of how long it will take at the next meeting. Commissioner Saunders made a motion seconded by Commissioner Hashaw to approve pay application number five (5) to Construction Masters for five hundred and sixty nine thousand six hundred and seventy dollars and thirty four cents (\$569,670.34). After discussion, President Bundick called for a vote and the vote passed 4-0. Commissioner Saunders made a motion seconded by Commissioner Hashaw to approve pay application number two (2) to Law Construction for the amount of two hundred and thirty nine thousand eight hundred and twenty two dollars (\$239,822). After discussion, President Bundick called for a vote and the vote passed 4-0. Commissioner Whiteley made a motion seconded by Commissioner Saunders to approve payment to Structura as discussed in closed session. After discussion, President Bundick called for a vote and the vote passed 4-0.

14. To receive a report from Waller EMS and take any necessary action. Assistant Chief Heather Riley informed the Board that there were eight hundred and twenty two (822) calls in August with thirty nine (39) postings and two (2) air transports. There were five (5) out of area calls. The average response time was ten minutes and forty seven seconds (10:47). Training was done for ACLS, PALS, BLS CPR and senior medic training. Chief Riley informed the Board that HCA Air Life should open October 7, 2025. No action was taken.

15. To receive a report from the Chief/Director of Emergency Services and command staff and take any necessary action related thereto including any needed maintenance, replacements, improvements related to the District's operations, apparatus, equipment, vehicles, training, and testing. Division Chief Ngyuen informed the Board that the bunker gear that was purchased has been distributed to the staff. Chief Ngyuen is working on the radios for interconnection through WestCom. Assistant Chief James Jones informed the Board that pump testing is wrapping up for the week. Tower 71 is getting remounted with equipment. Rescue 71 will be remounted after the Tower is completed. Engine 72 will have the final buildout next week. The District will be attending a Boat and Water training along with the Fire Marshal's Office. On November 1st, the District will be having a live burn. The District did aircraft training with DPS. The District did a table top with Prairie View University regarding coordination for their upcoming Homecoming. The District had five hundred and twenty three (523) calls for August with a year to date total of three thousand six hundred and twelve (3,612). Administrative Director Lisa Denecamp thanked the staff for all their hard work. Chief Will McDugle informed the Board that the Fleet manager position will be closing Friday, September 19, 2025, with interviews to follow. Chief McDugle presented a proposal for the upfit of a quartermaster truck for fifteen thousand five hundred and fifty thousand dollars and thirty three cents (\$15,550.33), which was budgeted for through Ultimate Lighting Solutions. The second proposal presented to the Board was for twenty (24) MDTs through Code Technology a Cooperative Purchasing Agreement for one hundred and sixteen thousand one hundred and sixty (\$116,160.00), that was budgeted for. The third proposal presented to the Board was to dispose of Class B foam through Hazmat International, Inc for eighteen thousand three hundred and thirty two dollars (\$18,332.00), which was not budgeted for. Commissioner Hashaw made a motion seconded by Commissioner Saunders to approve all the proposals as presented by Chief McDugle. After discussion, President Bundick called for a vote and the vote passed 4-0.

16. To review, discuss and take action regarding EMS billing. Administrative Director Lisa Denecamp presented to the Board that in order for the District to receive billing into their account, all bank account must contain their legal name Waller-Harris Emergency Services District No. 200. Commissioner Hashaw made a motion seconded by Commissioner Saunders to approve changing all bank account names to reflect the legal name Waller-Harris Emergency Services District No. 200. After discussion, President Bundick called for a vote and the vote passed 4-0.

17. To review, discuss and take action regarding the appointment of a replacement to fill the remainder of the unexpired term of Ann Saunders. No action was taken.

18. To receive and act to approve the purchase, funding, financing and payment for capital assets, including construction, vehicles, fire-fighting apparatus and equipment and for non-capital items and expenses. No action was taken.

19. To review, discuss and take action regarding dispatch and dispatch services. Chief McDugle informed the Board that he is waiting on Greater Harris 911 for their Memorandum of Understanding to release the District to be able to go to WestCom for dispatching services. Chief asked the Board if they would approve the Memorandum of Understanding pending legal review. Commissioner Whiteley made a motion seconded by Commissioner Hashaw to approve the Memorandum of Understanding with Greater Harris 911 pending final legal review. After discussion, President Bundick called for a vote and the vote passed 4-0.

20. To review, discuss and take action for the sale or disposal of obsolete surplus and/or salvage property pursuant to Texas Health and Safety Code §775.0735. No action was taken.

21. To receive any committee reports and take any necessary action related to the reports. Chief McDugle presented to the Board that the Dispatch Committee is working on run cards with EMS. No action was taken.

22. To review, discuss and take action to schedule future District meeting(s). The next meeting is scheduled for October 21, 2022 at 5:30 P.M. No action was taken.

23. To meet in Closed Session pursuant to Government Code section 551.071 to consult with legal counsel. The Board chose to enter closed session pursuant to Government Code section 551.071 to consult with legal counsel at 6:37 P.M. and came out of closed session at 7:18 P.M.

24. To meet in Closed Session pursuant to Government Code section 551.072 to deliberate regarding real estate matters. The Board chose to enter closed session pursuant to Government Code section 551.072 to discuss real estate matters at 6:37 P.M. and came out of closed session at 7:18 P.M.

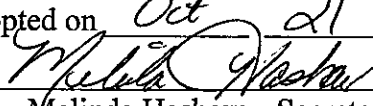
25. To meet in Closed Session pursuant to Government Code section 551.074 to discuss personnel matters. The Board chose not to enter closed session pursuant to Government Code section 551.074 to discuss personnel matters.

26. To review, discuss and take action regarding real estate. No action was taken.

27. To review and act on employment/personnel issue, including policies, handbooks, procedures, hiring, retention, compensation, benefits, scheduling, complaints and discipline of District employees, including administrative staff, fire suppression staff, executive staff and Fire Chief. No action was taken.

28. Adjournment. President Bundick asked if there was any further business that needed to be discussed. There being no further business, President Bundick adjourned the meeting at 7:20 P.M.

These minutes were adopted on Oct 21, 2025 by a vote of 4 to 0



Melinda Hashaw – Secretary