

Central Iron County Water Conservancy District
Board Meeting Minutes
July 21, 2022



Board Members

Brent Hunter
Tyler Melling
David Harris
Terri Hartley
Tyler Allred

District Staff

Paul Monroe-General Manager
Mandi Williams-Office Manager
Tracy Feltner-Water Operator
Jessica Staheli-Public Outreach
Kelly Crane-District Engineer
Tyler Glover – Water Operator
Christy Tullis – Billing Clerk
Justin Wayment- Legal Counsel

Others in Attendance

Clint Rogers-Stantec

CALL TO ORDER: •Board Member Hunter called the meeting to order at 6:31 PM. Mandi Williams to lead the Pledge of Allegiance. Tracy Feltner offered the invocation.

DECLARATION OF ABSTENTIONS AND/OR CONFLICTS OF INTEREST BY BOARD MEMBERS: •None.

CONSIDER APPROVAL OF MINUTES FROM THE BOARD MEETING HELD JUNE 16TH, 2022, AND A SPECIAL BOARD MEETING HELD JUNE 23RD, 2022.:

Board Member Harris moved to approve the minutes from the Board Meeting held June 16th, 2022, and a Special Board Meeting held June 23rd, 2022. Second by Board Member Melling. Motion unanimous: 6:34 PM.

CONSIDER APPROVAL OF PAYMENT OF BILLS AND ADJUSTMENTS JUNE 10, 2022 THROUGH JULY 15, 2022: •Williams-Said we purchased a camera for the District for PR and events. We made a payment to the tank cleaners. They cleaned the Chekshani Tank this year. She noted that Cherry Creek media will still have a payment for water festival broadcast. A payment was made to Rocky Mountain Power, Technology Alliance, Transcon Environmental. Last month a change order was approved for Formation and Transcon. She noted that the insurance payment has changed. She also highlighted the lease for the backhoe. Monroe-Said Jeff has been talking to Wheeler-Cat to possibly do a lease similar to our trucks. We have had the back hoe for 5 or 6 years, and we pay for the maintenance. (9:21)

Board Member Harris moved to approve the payment of bills from June 10, 2022 through July 15, 2022. Second by Board Member Allred. Motion Unanimous at 6:41 PM. (9:29)

Williams-Went over the transaction register. She noted that there were a few more payoffs for the special assessments for the Chekshani Improvement Project.

REVIEW 2022 FINANCIALS: •Monroe-Highlighted the financial report. He showed the revenue for the Chekshani Cliffs Improvement Project Line. He highlighted the insurance line

that had increased, conservation projects, and sponsorships for the Water Festival. He highlighted the Chekshani Project, Coal Creek Recharge Project, PVWS Project change order, Sunset Water Improvement Project, District Water Improvement Project that was recently funded, meter replacements. *▪There was some discussion regarding meter replacements.* Monroe-highlighted the cash in checking, the BZI waterline, and the PVWS Project account, and the debt reserve.

PUBLIC COMMENT: ▪None. (19:39)

CONSIDER THE APPROVAL OF AGREEMENT WITH CEDAR CITY FOR THE WWTP CONNETION:

▪Wayment-Said that the WWTP has a well, but they need some additional water, about 12 acre-feet. The idea is that we will supply that water, and they will install that waterline along 2300 to connect to our waterline. At first we thought it was an emergency agreement, but they need water different than that. Typically we require water rights to be turned over before a connection. Cedar does not want to transfer water rights. He had been looking into case law to see how this would work. Cedar City, as a municipality cannot transfer water rights, so we will not require water rights, but they would pay the going rate. *▪There was discussion for several minutes regarding which rate the District would require the city to pay for the water.* ▪Melling-Mentioned the possibility of Cedar City drilling a culinary well near the WWTP. ▪Harris-said charge the regular rate until there is something that is mutually beneficial to both parties. But we want to make sure we are fair in sticking to the regular rates. ▪Melling-Who holds the water rights for the 4B ranch? ▪Monroe-We hold those, and wholesale the water to the District unless the city at some point supplies that water on its own and we would deed the water to the city. *▪There was some discussion regarding infrastructure and different proposals for the WWTP water that the city is receiving.* ▪Allred-We need to treat the city just like we do other people. Hartley-Does the city get any credit for the waterline they install. ▪Monroe-Developers do the same thing, and turn over the water to the city. We do have it written that we would waive the impact fee since it is somewhat of a partnership. He asked the board's input on that. ▪Wayment-said he was going to look into laws about changing impact fees from government agencies. If we are going to do an intergovernmental cost associated with that then we need to figure that out. It would need to be put into our tier system and then vote and adopt that. ▪Harris-could waive fee if that is what Wayment finds, but the rates should stay the same as what we have. ▪Monroe-Said we could revisit the fee resolution if needed. (49:52)

Board Member Harris moved to approve the agreement with Cedar City for the WWTP Connection with the changes that were discussed at the meeting. Second by Board Member Allred. Motion Unanimous at 7:21

WATER IMPROVEMENT PROJECT: ▪Monroe-Said currently out to bid on our test wells and reconstruction of Sunset/Vandenburg well. We are working through some geotechnical issues for cedar highlands tank. In an area that is in a slide and not as stable soil. Wondering about putting in pillars we will get more information from the Geotech Engineers. Plan to get fully designed and put out to bid this winter. He showed some pipeline expansions on the map. There was some discussion regarding holding off a little bit before bidding it out in hopes that the costs will come down a little bit. ▪Crane-said it would also be wise to design these before bidding as well. (1:00:23)

SUNSET SUBDIVISION / HARVEST FIELDS: ▪Monroe-Said we are waiting on a couple of other bids to come back before we purchase some pumps to create another pressure zone. It will be paid for by Henry's Place. We are waiting on bids to redo the well out there that we purchased. (1:00:58)

PINE VALLEY WATER SUPPLY PROJECT: ▪Monroe-Said we are plugging through the EIS project. We have consultants working to address public comments. (1:01:22)

WATER CONSERVATION: AQUIFER RECHARGE & REUSE WWTP WATER:

▪Monroe-Said we had a great Water Festival. It was a good turnout. There wasn't anything on recharge update.

▪Melling-Said Cedar City has put out an RFP for the use of the WWTP water. The city has also been doing some additional research on percolation rates and other factors in that area. He noted that the city has several monitoring wells in the area. He mentioned nitrates in the water.

▪Rogers-Said that the city did put in a nitrate removal system that cut the nitrates down around 2016. ▪Monroe-Mentioned the flooding in Enoch as well and said there would be some variables as well. ▪Melling-Talked about the recharge potential for the effluent water in the winter. Monroe-Said the District is going to put together a proposal. Those details will be discussed in closed session. (1:16:13)

GENERAL MANAGER'S REPORT: OPERATIONS & PUBLIC EDUCATION: ▪None.

BOARD MEMBERS REPORT: ▪Hunter-Said he is going to have to drill a new well for his farm. (1:17:40)

ENGINEERING REPORT: ▪None. (1:18:10)

NEXT MEETING DATE: August 18, 2022

Board Member Harris motioned to close the regular session and go into a closed session for contracts, imminent litigation, or acquiring real property and/or water rights. Second by Board Member Allred. Motion unanimous at 7:50 PM.

Roll Call as follows:

Hartley-Aye

Melling-Aye

Harris-Aye

Hunter-Aye

Board Member Harris motioned to adjourn the closed session and resume regular session Board Meeting. Second by Board Member Allred. Motion unanimous at 8:42PM.

Board Member Harris motioned to move forward with the topics discussed in closed session: Cedar Highlands Easements, WWTP proposal, and a water right protest. Second by Board Member Allred. Motion unanimous at 8:42PM.

Board Member Harris motioned adjourn the regular session Board Meeting. Second by Board Member Allred. Motion unanimous at 8:43 PM.

Meeting Adjourned at 8:43 PM.