

MINUTES

WOLF CREEK WATER AND SEWER IMPROVEMENT DISTRICT
May 9, 2024

In accordance with the requirements of Utah Code Annotated Section 52-4-7(1)(d), the District records in the minutes the names of all citizens who appear and speak at an open Board of Trustees Meeting and the substance "in brief" of their comments. Such statements may include opinions or purported facts. The District does not verify the accuracy or truth of any statement but includes it as part of the record pursuant to State Law.
This meeting is recorded. The recording of this meeting can be found on the Public Notice Website at utah.gov/pmn. Within three working days after the meeting date.

A regular meeting of the Board of Trustees of Wolf Creek Water and Sewer Improvement District (WCWSID) was held **Thursday, May 9, 2024**, at 8:00 a.m. in the business office located at 2580 N. Highway 162, Suite A, and via web conference on Zoom.

Board Members Present: Miranda Menzies, Don Stefanik, Jon Bingham, Pam Young, Henry Huchel

Board Members Absent:

Others Present: Rob Thomas, General Manager, Annette Ames, Controller/Recorder, ShyAnna Chambers, Office Assistant, Eric Householder -Lewis Homes 3718 N Wolf Creek Dr. Eden, Ron Gleason - 4426 Sunrise Drive, Eden, Brad Rasmussen – Aqua Engineering, Kay Hoogland - 5447 E. Fraser Ridge Dr., Eden, Tyler Ridley, Cheryl Allen, Tonya.

The regular meeting was called to order at 8:02 a.m. by Miranda Menzies

1. The minutes from the April 4, 2024 - Public Hearing, April 11, 2024 - Regular Meeting. Pam Young made a motion to approve the April 4, 2024 - Public Hearing, April 11, 2024 - Regular Meeting, Henry Huchel duly seconded the motion, and the roll call vote was as follows:

Miranda Menzies Aye
Jon Bingham Aye
Don Stefanik Aye
Henry Huchel Aye
Pam Young Aye

2. Rob Thomas updated the board on the proceedings for the Eden Hill Tank. Miranda Menzies asked when the contractors would get started. Mr. Thomas responded that they would get started soon.
3. Miranda Menzies gave an update on the East Well. Henry Huchel asked what it cost to connect to Eden Water Works distribution. Rob Thomas replied that it was coming off the district's distribution so there is no additional cost, the design has not been prepared and this connection has not happened yet. Jon Bingham asked if the bid included the metering. Mr. Thomas responded that it is included. Jon Bingham made the motion to accept the bid from Great Basin Construction on the East Well. Don Stefanik duly seconded the motion, and the roll call vote was as follows:

Miranda Menzies Aye
Jon Bingham Aye
Don Stefanik Aye
Henry Huchel Aye

Pam Young Aye

4. Brad Rasmussen (Aqua Engineering) gave an update from the Division of Water Quality (DWQ) about the groundwater study & reuse requirement. Mr. Rasmussen recommends that he write a letter to DWQ discussing the problems that the District is running into. The Board agreed to have Mr. Rasmussen write a letter to the DWQ.
5. Miranda Menzies reviewed the Eden sewer service area (ESSA) situation for the Newtown Eden business district. Jon Bingham stated that the responsibility for this sewer line should not be on the District to make it happen. If Weber County wants sewer lines in the valley they need to step up and take action to make that happen. Mrs. Menzies clarified that the district did not offer to put in sewers until 1 year after the developer's agreement was signed. Weber County started talking in March 2023 about fund availability for sewers in Eden and also to help the Developer with the cost of the sewers in the ESSA Agreement. In November 2023, two different grants were issued from Weber County, 1- to Wolf Creek Water & Sewer Improvement District and 2- a separate grant went to the developers, for sewer lines in Eden. Miranda Menzies made a motion to table the final decision on the sewer line in the ESSA till next month. Jon Bingham duly seconded the motion; the roll call vote was as follows:

Miranda Menzies Aye
Jon Bingham Aye
Don Stefanik Aye
Henry Huchel Aye
Pam Young Aye

6. Miranda Menzies reviewed the Reuse (secondary water) projects. Pam Young updated the board on the conversation with the governor's office.
7. Miranda Menzies updated the board on the meeting for the pipeline rebid.
8. Rob Thomas updates the board on the progress of the Snowflake construction project to connect the sewer line to our system. Miranda Menzies asked what is the bedding of the pipe that is going back in. Mr. Thomas replied gravel then sand then native material, no rocks or boulders. Mrs. Menzies asks about an estimated completion date. Mr. Thomas answered at the end of June.
9. Annette Ames found the addendum to the Cobabe Lease agreement that extended the lease to 2028. Upon updating the board no further discussions were needed at this time.
10. Annette Ames reminded the board members to make sure their yearly training was completed.
11. Annette Ames presented a billing issue to the board regarding Mr. Garland's irrigation usage. The board decided to leave it to the staff to handle.
12. Annette Ames presented the Fraud Risk Assessment to the Board. Henry Huchel made the motion to accept the proposed audit documents for the Fraud Risk Assessment as prepared by the district staff. Don Stefanik duly seconded the motion, and the roll call vote was as follows:

Miranda Menzies Aye
Jon Bingham Aye

Don Stefanik Aye
Henry Huchel Aye
Pam Young Aye

13. The April 2024 Financial Report, A/P & A/R, and aging had been sent to the Board previously for review. Pam Young made a motion to approve the April 2024 Financial Report, A/P & A/R, and aging, and Henry Huchel duly seconded the motion, the roll call vote was as follows:

Miranda Menzies Aye
Jon Bingham Aye
Don Stefanik Aye
Henry Huchel Aye
Pam Young Aye

14. Miranda Menzies accepted a motion to enter into a Closed Session. Henry Huchel made the motion to go into a Closed Session to discuss the purchase or Ownership of Water Rights, Land or Other Real Property, Personnel Matters, Imminent Legal Action, or Loan Applications at 9:58 a.m. Don Stefanik duly seconded the motion, and it was unanimously approved. Don Stefanik made a motion to reopen the regular meeting and Henry Huchel duly seconded the motion, and it was unanimously approved. The regular meeting reconvened at 11:25 a.m. Henry Huchel made a motion to accept the items discussed in the Closed Session. Pam Young duly seconded the motion The roll call vote was as follows:

Miranda Menzies	Aye
Jon Bingham	Aye
Don Stefanik	Aye
Henry Huchel	Aye
Pam Young	Aye

There being no further business Henry Huchel made a motion to adjourn, Pam Young duly seconded the motion, and it was unanimously approved. The meeting was adjourned at 11:29 a.m.

The next meeting will be a regular meeting and is scheduled for Thursday, June 13, 2024, at 8:00 a.m. by web conference on Zoom or in person at the business office located at 2580 N. Highway 162, Suite A, Eden, Utah.

Annette Ames
Secretary of the Meeting