

October 2023



A semi-annual publication from Wolf Creek Water & Sewer Improvement District to promote water conservation and to keep customers aware of issues in our District.

MESSAGE FROM THE WATER & SEWER UTILITY MANAGEMENT

**WE WILL BEGIN SHUTTING DOWN THE IRRIGATION SYSTEM
OCTOBER 16th THROUGH OCTOBER 20th
WEATHER PERMITTING**

**THE ANNUAL OPEN BOARD MEETING AND BUDGET HEARING WILL
BE HELD ON DECEMBER 14, 2023, AT 6:00 P.M.**

For board meeting Information and quicker area updates for the Wolf Creek Water & Sewer Improvement District follow us on Facebook at <https://www.facebook.com/wcwsid>



Fiscal Year Budget in Review

It's that time again! The upcoming budget hearing held on December 14, 2023, will review the proposed 2024 budget for the needs of Wolf Creek Water and Sewer Improvement District this will include each department, projects in the works, and future projects, etc. They will consider potential changes to try and keep from increasing rates if possible or overspending in unnecessary areas.

The budget process is to ensure the financial standability and that the budget is balanced. This requires careful consideration of revenues and expenses as well as making sure there is adequate funds for critical projects and services. Once the Board considers all input, they will vote to adopt the final 2024 budget. **Please call our office with any questions or concerns.**

No election will be held in 2023. We only had three seats up for election and three candidates who filed a Declaration of Candidacy.

CONGRATULATIONS to our new board members:

- Miranda Menzies
- Jon Bingham
- Don Stefanik

We look forward to the next four years of your dedicated guidance.

Thank you to all our community members who are still helping us to conserve water. Even though we had a great winter in terms of water we still need to be careful of waste since it takes several years of good winters to restore our aquifers for future use.

As members of the Board of Trustees and Staff Members, we would like to wish you a happy and safe Winter Season.

Miranda Menzies – Chairperson
Jon Bingham – Vice Chair
Don Stefanik–Board Member
Pam Young –Board Member
Bud Huchel – Board Member

Rob Thomas – Gen. Manager
Cole Vincent–Asst. Manager
Annette Ames – Controllor
ShyAnna Chambers – Office Asst

EDEN SEWER SERVICE AREA (ESSA)

We would like to inform you of some of the complex issues we are currently dealing with.

In trying to find the best way through the issues, you OUR CUSTOMERS are our primary responsibility and concern in every decision we make.

There has been much talk of sewer lines being put into the Eden area. On September 26, 2023, Ogden Valley Planning Commission approved Conditional Use Permits for two sewage lift stations 1) at Osprey Ranch subdivision, and 2) in the area east of Valley Market 4-way stop. The pumping stations being built by Developers will move sewage from Osprey Ranch to our Willow Brook Lane sewage treatment plant. We will take ownership of the lines and lift stations only when they are finished, inspected/tested, and commissioned.

These facilities were part of a June 2022 District contract with Osprey Ranch LLC, Cobabe Ranch LLC, Eden Crossing LLC, Wolf Creek Resort Holdings LLC, and Watts Enterprises, Inc., to provide sewer to the “ESSA” which currently encompasses 200 units distributed over Cobabe Ranch, Osprey Ranch, and Eden Crossing. We are preparing to annex these areas into our sewer service District. The 200 units have been deferred from the Wolf Creek build-out numbers. We are not providing water for any of these developments. The ESSA contract also brought multiple other benefits to WCWSID and its customers, including the donation of land in the Bridges for a reuse water storage pond, and a commitment from Wolf Creek Resort Holdings LLC to install a new efficient irrigation system on the Golf Course. Reuse water will be applied to the golf course, freeing up secondary water for our current lot owners (standby).

At the same time in 2022, Weber County Commissioners asked the district to help support the future sewer system in the north arm of the Ogden Valley, to reduce the increases of nitrate (a nitrogen compound contributed by septic systems, fertilizers, and livestock) in groundwater. This issue was identified in the 2019 Utah Geological Survey study. Our initial focus on sewers in the north arm will be only in the Eden commercial area, where businesses are asking for public sewer to be provided. These Eden sewers will not be installed unless funding to cover the costs is available, and so will not incur costs to existing “Wolf Creek Area” customers. We are still studying and developing the fees and monthly assessments that will apply in annexed areas and must follow state statutes for how these are calculated and charged.

Along the new ESSA sewer alignments, the district is not expecting to require existing homeowners to connect to the sewers, though they may request it. Hook-up to nearby public sewer is a health department requirement, not a District responsibility. All new homes in Wolf Creek Area are required to have a sewer connection.

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Several inaccurate statements have been made about this in various media.

We have completed a study on the capacity of the Willow Brook sewage treatment facility. The plant is running well at present and has enough capacity to receive sewage from all the currently planned areas: Current Wolf Creek customers; all standby customers with future building plans in Wolf Creek; and the 200 ESSA units, plus 40-60 equivalent units (businesses) in the Eden commercial core part of ESSA. We expect that expansion of the plant will be needed in the future. It will be extremely expensive, and require additional land, and once again, we are attempting to make sure that these future costs and challenges do not affect current customers. New development must pay for associated costs.

We hope this summary is helpful. If you have questions, please send them via email to Ogdenvalley.sewers2022@gmail.com where we will try to answer them.

Preserving the Great Salt Lake

We all must play our part in preserving the Great Salt Lake. Losing this beautiful symbol of Utah affects us all, from the water we drink to the snow in the mountains not just the ecosystem and wildlife that need the lake to survive.

We all are affected by the drying up of the Great Salt Lake. Yes, after such a great winter for water, the lake water levels increased a lot. With the warm summer coming to an end the water levels are starting to lower slowly, so let us all remember to keep doing our part to protect the Great Salt Lake.



Why Is the Great Salt Lake so important?

- Home to 80% of Utah's valuable wetlands, a resting and breeding spot for millions of migrating Birds.
- Provided over 7700 jobs while also helping the economy with an output of \$1.32 Billion annually.
- Contributes to Utah's "Greatest Snow on Earth", between 5%-8% of Utah's snowfall, extending the ski season 5 to 7 weeks.
- The lake helps contain air and water pollution.

What can we do?

- Keep working on water conservation this includes not only indoor/outdoor household use but also Farmers, Builders, and Developers etc. As we use this precious resource remember we are not the only ones using it.

Remember water flows downhill, what we do now matters.

Sump pumps and our sewer treatment plant

What is a sump pump?

A sump pump is a pump used to remove water that has accumulated in a pump basin or pit in the lowest level of a building, commonly found in the basement or crawl space. Water may funnel into the basin or be filled because of natural groundwater when the water table is higher than the basement or crawl space floor. They remove that water from inside your house to a place a distance from your home/ building, or to a place downhill usually to a less problematic area such as a yard or storm drain.

Why they can be a problem?

In some older buildings, these pumps have been put in and set up to discharge into the sewer system when the home was built. This was once an okay practice but now violates the plumbing code because it can overwhelm the sewer treatment system. During the early spring runoff, when the snow melts and it rains, some homes/ buildings can experience rising water tables causing water to seep into the basements/ crawlspaces. If pumps are discharging into the sewer system, it can greatly increase and even double the sewer flow to the plant causing great increases in electrical and repair costs and affecting the efficiency of our plant. In rare cases the sewer pipes can be overloaded and cause back-ups, which is problematic for low-lying homes.

How does this affect the customers?

When sump pumps discharge into the sewer system causing additional costs for the plant (higher electrical, repair costs, etc.) the costs are then passed on to you, our customers **causing an increase in rates** we want to try and avoid this. If a sump pump is found to be discharging into the sewer system a **Fine of \$1,000.00** is automatically applied to the responsible party's account. You are responsible even if you just bought your home and were unaware of the sump pump setup.

How can we help each other?

Check your home for a sump pump setup if your home has one see how you are discharging. If you are not sure if you have one or how it is discharging call us at 801.745.3435 we will come test your system at **no cost to you**.

If you have a sump pump and notice it might be going into the sewer system via plumbing, drains, or laundry sinks, please let us know so we can work with you to find a better solution in a timely manner.

No Penalty will be imposed if a customer makes us aware of the problem and the connection is corrected in a timely manner.

Not all sump pump setups look the same, but this will give you an idea.

