

MINUTES

WOLF CREEK WATER AND SEWER IMPROVEMENT DISTRICT
February 12, 2026

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 on **Thursday, February 12, 2026**, at 8:00 a.m. in the business office located at 2580 N. Highway 162, Suite A.

Board Members Present: Don Stefanik, Henry Huchel, Jon Bingham, Pam Young
Present via Zoom:

Board Members Excused/ Absent: Miranda Menzies

Others Present: Rob Thomas - General Manager, Annette Ames - Controller/Recorder, John Lewis & Rick Everson – EVO & Lewis Homes,

The regular meeting was called to order at 8:05 a.m. by Jon Bingham

1. Rick Everson presented the request for water proposal EVO has for the district. The board stated that the district will discuss and consider the proposal and get back to EVO.
2. Henry Huchel made the motion to pass the amended resolution 26-2 Sewer Plant Capacity and Management pending verification that the revised number for gallons per day per ERU was supported by the District data. Pam Young duly seconded the motion, and the roll call vote was as follows:
Miranda Menzies Absent
Jon Bingham Aye
Don Stefanik Aye
Henry Huchel Aye
Pam Young Aye
3. Pam Young made the motion to accept the amended resolution 26-1 Water Conservation Plan. Henry Huchel duly seconded the motion, and the roll call vote was as follows:
Miranda Menzies Absent
Jon Bingham Aye
Don Stefanik Aye
Henry Huchel Aye
Pam Young Aye
4. Annette Ames updated the board on the Fuller GRAMA request; the District is waiting for a response from the Fullers. Rob Thomas also updated the board on the backflow prevention inspection that was completed, at the time of the inspection, the backflow preventer seemed to be working properly.
5. The minutes from January 15, 2026- Regular Meeting, January 18, 2026 – Emergency Meeting were presented. Pam Young made a motion to approve the January 15, 2026, Regular Meeting, January 18, 2026 – Emergency Meeting. Henry Huchel duly seconded the motion, and the roll call vote was as follows:

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

6. The January 2026 Financial Report, A/P & A/R, and Bank Statement had been sent to the Board previously for review and presented for approval. Don Stefanik made the motion to approve and accept the January 2026 Financial Report, A/P & A/R, and Bank Statement. Henry Huchel duly seconded the motion; the roll call vote was as follows:

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

7. Rob Thomas updated the board on a service lateral leak on Patio Springs Drive. The District crews isolated and repaired the section. The break was deep (around 5–11 ft), and it required manual excavation through conduit and rock. Mr. Thomas also updated the board on the water leak at Village One informing the board that having the sheriff reach out saved the district's crews time in searching for the leak.
8. Annette Ames informed the board of a complaint from a customer about their statement. The customer said the water had not been used. Rob Thomas explained how running toilets are considered the silent stealer. A usage report was sent, and the customer fixed the toilets in their home.

. Henry Huchel made the motion to go into a Closed Session, Jon Bingham accepted a motion to enter 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 9:05 a.m. Pam Young 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 9:45 a.m. The information discussed in the meeting was informational only and no roll call was necessary.

9. Jon Bingham informed the board that the district received a request from Bryan Frankie and his team at AECOM, to present at the Utah Water Users Conference in St. George about the District's reuse pond. The board discussed and looks forward to this opportunity for the district.

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 9:46 a.m.

The next meeting will be a regular meeting and is scheduled for Thursday, March 12, 2026, at 8:00 a.m. Wolf Creek Water and Sewer Improvement District Office at 2580 N. HWY 162, Suite A, Eden, UT 84310

Annette Ames
Secretary of the Meeting