

PRICE RIVER WATER IMPROVEMENT DISTRICT
November 15, 2022

A regular meeting of the Board of Trustees of the Price River Water Improvement District was held on Tuesday, November 15, 2022 at 7:00 p.m. at the District's Service Center located at 265 South Fairgrounds Road, Price, Utah.

PRESENT

Keith Cox
Rick Davis
Scott Jensen
Barney Zauss
Lenise Peterman
Jeff Richens
Micha Marrelli
Shelly Bird
Chris Matthews
Brent Richardson
Zeph Tucker

Zack Mead
Tracee Mead
John Neilson
Crystal Neilson
Jordon Peirce
Jacob Martinez
Mike Robertson
Beau Fausett
Pat Hanson
Jordan Poole

John Singleton
Troy Mastin
Blaine Shipley
Carol Summer
Tom Matthews
Lynna Topolovec
Louie Tonc
Derek Quinton
Ross Bryner
Tony Mower

EXCUSED

Chairman Cox welcomed everyone to Board Meeting and noted all Board Members present.

PLEDGE OF ALLEGIANCE

Chairman Cox asked Davis to lead the attendees in the Pledge of Allegiance.

PUBLIC HEARING

Chairman Cox gave instructions and guidelines for the public hearing. Richens presented and passed out handouts to those in attendance. Peterman moved to open the public hearing at 7:02 pm. Davis seconded and the motion passed unanimously. AYE: Cox, Davis, Jensen, Zauss and Peterman.

Carol Summer from Kenilworth expressed the she is not happy with different areas being charged different fees. She feels that her area has the highest fees and is charged a pump fee for every 1000 gallons of water she uses. She also is concerned that in the fall the water smells and the tank is not getting cleaned. Richens explained that all customers have a base rate which includes the first 6000 gallons of water. He let her know that there are three areas in the district that have a pump fee and that it is due to the fact that the water needs to be pumped to them. Jensen advised that the smell is from the low reservoir levels in Scofield and everyone in the county experiences the smell. Chairman Cox advised that the board will consider her concerns and see what, if anything, they can do.

Tom Matthews from Spring Glen addressed the board. He has no problem with the rates being increased however, he feels that PRWID could be more efficient with spending and saving money. He feels the new building is not needed, four mechanics and company vehicles are too many, and the company could xeriscape which would save money.

Carol Summers brought up the question as to what is PRWID is going to do with the 400 homes that are being built between Helper and Kenilworth? Will it be infrastructure that Price Water will do or will the developers be responsible? Cox assured her the developers will be responsible to pay for it.

Lynna Topolovec from Spring Glen feels that the increase scheduled for 2024 should be avoided because there is no way of knowing what the economy will be then and an increase may not be needed. She is also concerned about the discrepancy between retail and wholesale rates. She says the previous analysis done in the 1990's by an outside resource showed the cities should be paying \$1.00 less than the county. To her understanding, the district is not currently tracking costs by the processing plant, trunk lines and the sewer laterals and asked if that is correct. Per Richens, that is not correct. He explained she had previously asked how much money the district spends on a specific section of line. There is no break down on what line maintenance does when they are working on the trunk line verses work on a collector or a transmission line or the main line through the valley. The budget is not separated into those kind of categories. However, the treatment on either end is separate from line maintenance. Lynna also expressed that the different lines should be tracked and a better estimate could reflect what the difference should be between wholesale and retail. She feels everyone should pay for the main trunk lines and for the two plants. Lynna says there are people in the county who are still paying the full retail price when they are in the same situation as the cities are and connected directly to the trunk line. That is not fair to those as they have already been impacted by the trunk lines going through their fields and yards. And now they are being double priced and the district is not servicing any lines to those homes. Lynna feels that it is not that difficult to mark the people in the system to say they do not need to pay the extra fee. It might need to spread the costs to everyone else, but they should not be any different than the cities are.

Tom Matthews forgot to ask if a study was done in order to explain why the sewer and water rates were raised the same amount. Richens let Tom know that a rate study was not performed. The last rate study was done in the nineties and cost around \$40,000. Today that study would cost upward of \$100,000 and the District is not sure that would be a good use of money. Richens explained the Board discussed the rates and also received input from the auditor. He let Tom know that the rates are not going up the same. Sewer rates are increasing at a higher rate than water. Cox assured the public that the board, along with the employees, have had many meetings and discussions to resolve what is fair for departments, individuals and communities. This has been a long process coming up with the changes and the Board is unified in the direction PRWID is going in order to meet the challenges that are before them.

Lynna brought up that PRWID workforce does not have one person who works for the city and one for the county. She is wondering why isn't the money for raises and such not spread equally between wholesale and retail? She feels there should not be a difference. Cox assured her that there is a difference between city and county. County residents receives all of the services that PRWID takes care of. The cities take care of their own residents until it hits the main. The cities need money to take care of those situations. She feels that PRWID does not provide it for everyone in the county. Richens said she is speaking about a home that is connected to the collector main. Lynna thinks it is simple. Cox assured her it is not that simple and that this is not the purpose of

this public hearing. The Board is establishing rates that will be charged to the cities and rates that will be charged to PRWID users. It turns out that City users will be charged \$1.00 less per month.

Tom Matthews expressed again that he hopes the board will take into consideration the stuff he talked about regarding the vehicles and the building. Tom doesn't feel like the Board is hearing him. Cox informed him the Board has discussed and talked about saving money and Tom is welcome to read the last 20 years of notes and minutes to see that it has been discussed.

Louie Tonc from Spring Glen admits he has not studied this much but was told there was a study done years back determining it should be \$1.00 difference between city and county. It seems to him by looking at the handout that it is a \$10.00 difference and would like to know why. Richens explained that the study was done by an independent firm over a year and half period and referred to a copy of the minutes and resolution that was adopted as a result of that study that he had emailed to his sister Lynna. The study actually determined that instead of having a \$1.00 difference between county and city, it would be more fair and equitable to be approximately a \$9.00 difference. Louis said he did not see that email. Richens had emailed them the resolution which explained the rates and increases. The actual study is no longer available as it was completed more than twenty years ago and it is not part of the record retention. Prior to the rate study there was a \$1.00 difference. After the rate study it justified the difference that was imposed at that time.

Beau Fausett from Price expressed appreciation and thanks in behalf of the employees in regards to the increase of wages.

Chairman Cox asked for clarification regarding recording what is being proposed and what is needed in the minutes. Richens gave instructions that the public meeting needs to be closed and once the Board is back in regular session they will discuss and adopt whatever is needed. Zauss moved to close the public hearing at 7:41. Peterman seconded and the motion passed unanimously. AYE: Cox, Davis, Jensen, Zauss and Peterman.

RESOLUTION 2022-1 A RESOLUTION INCREASING OR CONFIRMING THE RATES ON THE SUPPLEMENTAL FEE SCHEDULE, RATES CHARGED FOR HAULED SEWER RATES, AND INCREASING THE WHOLESALE AND RETAIL RATES FOR WATER AND SEWER FOR ALL USERS SERVICED BY THE PRICE RIVER WATER IMPROVEMENT DISTRICT.

- A. Discuss and approve or disapprove of water and sewer rate increases as well as adjustments to the Supplemental Fee Schedule.

Richens referred board members to Exhibit A which is found in the packet and distributed to the public. He explained the different rates and the dates they will take effect, as well as the proposed supplemental fee schedule changes. No change for impact fees or inspection fees. Peterman moved to approve the water, sewer and supplemental fee rates as outlined. Zauss seconded the motion. Davis asked for a clarification regarding adopting for the 2-year increase or one year. It was clarified that the motion is for the two-year increase adoption. No further discussion. AYE: Cox, Davis, Jensen, Zauss and Peterman.

- B. Adopt Resolution 2022-1

Zauss moved to adopt Resolution 2022-1. Jensen seconded and the motion carried unanimously. AYE: Cox, Davis, Jensen, Zauss and Peterman.

PUBLIC COMMENT PERIOD

None

POSSIBLE CONFLICTS WITH AGENDA ITEMS

Chairman Cox would like to recuse himself from voting on agenda Item #10 REVIEW AND APPROVE REQUEST OF WAIVERS OF SEUALG/SEUEDD as he is a part-time employee for SEUALG and would like to declare that conflict and refrain from voting.

MINUTES

There were no corrections or additions to the minutes of the November 2, 2022 meeting. Jensen moved to approve the minutes of the November 2, 2022 meeting. Zauss seconded and the motion passed unanimously. AYE: Cox, Davis, Jensen, Zauss and Peterman.

DEPARTMENT REPORTS BY BOARD

Jensen reported the line crew has worked on leaks, set meters, poured cement at the sewer plant, tested the fire flows at the hospital, sucked out valve boxes, and hauled asphalt for the County Road. They also took bacterial and trihalomethane samples.

Zauss reported the new Explorer had transmission issues and the district is working with Price Ford for warranty work. Minor body work is being done on other vehicles. One of the dump trucks needs a new camera system. The generators at the WTP were serviced and are ready for winter. The snow plows have been serviced and hooked up. The Omni oil burner will soon be in use. Trees and sage brush on east property have been removed. Crews are continuing to work on entry level driver training. No update on the lawn mower which was ordered last March.

Peterman reported Covid sampling is continuing. VanCon is continuing to work daily. The scum pump on the primary clarifiers was repaired. Hoses around the plant were cleaned up. Crews have completed air tank inspections, repaired the chain on south primary clarifier and finished hauling sludge to the plant field. They also attended a safety meeting.

Davis reported Price City is still supplying the district 600 gallons per minute. Weekend shifts have been cut back. Two drain times will be programmed on the four mile tank in the winter to help keep the residual of chorine in the system. Communication between the plant and the sludge building has had some issues but is communicating intermittently at the moment. All the operators have taken the chorine safety training.

MANAGER'S REPORT

Richens clarified a previous question regarding conducting the votes in a meeting as instructed in the UASD meeting. If the Board is going into a closed meeting session, there needs to be a "voice" vote. If any members of the Board are on an electronic meeting, all votes must be "voice" vote due to electronic delay. This is done so that each person or persons are recognized. A roll call may be needed to determine who is voting and how they are voting. For example: AYE: Cox, Davis, Jensen, Nay: Zauss, Peterman. But during an "in-person" meeting, roll call voting is not necessary for regular board business. Several changes are being proposed in the upcoming legislative session. It is being proposed that a draft of the minutes needs to be available within 3 days after the open meeting. The recorder can be considered a draft of the minutes. The impact

fee resolution will be changing from 10 days to 14 days. Some changes are being proposed to the Clerk's duties. Some of the Legislators want to remove property taxes from water projects. However, this should not greatly affect the District as property taxes only fund our administrative costs. Water related liability was discussed. Richens reported all of the district's operators have been recertified for the coming three-year period, including water, sewer, distribution collection and backflow. PRWID is preparing a presentation for the Local Emergency Planning Commission.

Davis expressed appreciation for the information and reported that he did meet with the public works director regarding the information that could be given out regarding infrastructure. Price City is looking over the information and will adopt what the city needs. Richens verified to Peterman that he did receive the Board's certificates of training and turned them in to the auditor.

APPROVE VANCON PAY APPLICATION #12

Richens reviewed the VanCon request for payment, which is found in the packet, in the amount \$73,970.49. Jensen moved to pay VanCon \$73,970.49. Davis seconded and the motion carried unanimously. AYE: Cox, Davis, Jensen, Zauss, Peterman.

REVIEW AND APPROVE REQUEST OF WAIVERS FOR SEUALG/SEUEDD

SEUALG, which is a government entity, are building two new buildings on county property. They are requesting a waiver of fees from PRWID for their new construction as well as a waiver of the water share requirements. About 2 shares of water will be needed. Discussion was held regarding different fees and how the meters and water lines will be set as well as water share information. Davis moved to approve the request for the waiver. Jensen seconded and the motion was approved. Cox recused himself from voting. AYE: Davis, Jensen, Zauss and Peterman.

REVIEW AND AWARD BID FOR EAST PROPERTY EARTHWORK

Richens reminded the Board that PRWID had previously sent notice to bid for needed earthwork to five companies. The three who responded came on site and did a walk through. The property was staked out and there were very few questions as to what is needed to be done. Zauss moved to approve the award for the east property earthwork to Nielsen Construction in the amount of \$38,450.00. Peterman seconded and the motion passed unanimously. AYE: Cox, Davis, Jensen, Zauss and Peterman.

CLOSED SESSION

There were no items for a closed session.

UNFINISHED BUSINESS

Zauss expressed his thoughts on how amazing the conference they attended was. Richens thanked the Board for the public hearing. He also expressed appreciation to the employees for their attendance at the public hearing and for supporting the Board in their endeavors. The employee's presence at the meeting really made a difference. The Board was also grateful that the employees were in attendance.

As there were no further items for discussion, Davis moved to adjourn the meeting at 8:28 pm. Jensen seconded and the motion carried unanimously. AYE: Cox, Davis, Jensen, Zauss and Peterman.



Keith Cox, Chairman



Kim Wood, Clerk