

PRICE RIVER WATER IMPROVEMENT DISTRICT  
August 15, 2023

A regular meeting of the Board of Trustees of the Price River Water Improvement District was held on Tuesday, August 15, 2023 at 7:00 pm at the District's Service Center located at 265 South Fairgrounds Road, Price, Utah.

PRESENT

Keith Cox  
Rick Davis  
Scott Jensen  
William Barney Zauss  
Lenise Peterman

EXCUSED

Jeff Richens  
Micha Marrelli  
Shelly Bird

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

PLEDGE OF ALLEGIANCE

Davis led the attendees in the Pledge of Allegiance.

PUBLIC COMMENT PERIOD

None

POSSIBLE CONFLICT WITH AGENDA ITEMS

There were no conflicts with Agenda Items.

MINUTES

Chairman Cox asked for input to the minutes of the August 1, 2023 Board Meeting. As there were no corrections or additions, Jensen moved to approve the minutes from the August 1, 2023 meeting. Peterman seconded and the motion carried unanimously. AYE: Cox, Davis, Jensen, Zauss and Peterman.

DEPARTMENT REPORTS BY BOARD

Zauss reported the water plant is running 3 million gallons per day and they are giving Price City 200 gallons per minute. The results from the PFAS samples which were taken in May came back. It reflected no contaminates of the 29 possible. Lithium was detected at 21.5 micrograms/liter however, there is no maximum contaminant level for lithium. Sara Page at the Division Drinking Water was contacted. She assured there was nothing to worry about but to include it in the consumer confidence report. The blowers which were ordered at the beginning of the year came but had a broken vent cap. It has been replaced and will be installed. Crews have been repairing broken sprinklers and lines.

Jensen reported there was a leak in the Duncan vault (West Wellington). It will be repaired when the parts come in. A meter was set in the Ball Park subdivision and also one in Liberty Estates. Several meters boxes were replaced in Spring Glen. There are 307 AY McDonald meters that were installed in 2014 that will need to be replaced. So far, approximately 65 have been replaced over a period of 8 years.

Peterman reported that Covid 19 sampling is continuing. Some of the biosolids were removed from the east sludge basin. The quarterly whole effluent toxicity test was completed. Weeds were sprayed around the water plant. Overhead crane inspections were completed. Tests are being conducted on phosphorus removal from the plant upgrade. The grout and stucco on the flag pole base have been completed. 245 lab test samples have been collected.

Davis reported Unit #5, the 2005 Ford 250, is back in service. Repair work is continuing on Unit #11, the 2003 Chevy. Unit #16, the 2011 Ford 250, is out of service. Research is being done on costs to repair the Yanmar tractor or whether to replace it. The 2024 truck state bid pricing is now available and the bid time will end on August 28, 2023. The east property fencing and gate design has been completed and given to Ross to be drawn up on AutoCad. The outside lighting plans are completed.

### MANAGER'S REPORT

Richens reported that he attended the Carbon County public hearing regarding the new solar fields. He learned that more than 60% of the property which will be coming from a lower tax rate to a high tax rate is state ground therefore there is no tax increment benefit. The other part of property belongs to TN Ranching (Butch Jensen). The difference the taxable value entities will realize is on the personal property which means the structures of and the solar panels themselves. Those depreciate fairly quickly so it will not be as beneficial to the taxing entities. It was mentioned that Graphite Solar is requesting a reassessment of their properties value down so they would not pay as much in property tax. If they get a reduction in taxable value, then the entities will not receive as much revenue as was expected. PRWID needs to be aware of the companies coming to the area and what kind of a benefit it will be, and also be aware the companies could be asking for a taxable value reduction in the future of the project. Richens received a task order from Water Works Engineering. The signatures need to be authorized. They will be engineering the concrete basin repairs at the WWP for \$30,000. The Board agreed to have it signed and Richens will get it back to the engineers. Commissioner Jensen suggested that PRWID apply for a grant for engineering work for the reuse of the wastewater plant effluent. The application portal is opening on August 17. The Board advised Richens to pursue the grant. It has been reported that, as of yesterday, Scofield Reservoir was at 92.89% full. The reservoir is 1.6 feet down from spilling.

### APPROVE RESOLUTION 2023-2 CERTIFIED TAX RATE

It is a requirement that the certified tax rate be adopted every year as received from Carbon County by resolution. The rate equals .000514 and the district will be asking for .00079 in the upcoming months. Davis moved to approve resolution 2023-2 for the certified tax rate of .000514. Zauss seconded and the motion passed unanimously. AYE: Cox, Davis, Jensen, Zauss and Peterman.

### APPROVE RESOLUTION 2023-4 WATER SHARES TO BE SURRENDERED BY DEVELOPER

The packet contains Resolution 2023-4, but the attorney has given some suggestions regarding it. Richens explained the suggestions. Essentially, he is saying to have specific wording in case the district wants to go back to having a "fee in lieu" of option or if the district wants to buy shares and provide them for a fee to those who are wanting to build a house. The Board agreed with the attorney's suggestions. Zauss moved to approve resolution 2023-4. Jensen seconded the motion. The motion passed unanimously. AYE: Cox, Davis, Jensen, Zauss and Peterman.

DISCUSS AND APPROVE UPDATED 2023 BACKHOE LEASES

Bids from three different companies were submitted a while ago regarding backhoe leases. When the paperwork came back from Honnen Equipment the information was different than what was expected. PRWID contacted Honnen and let them know the bid was for an annual lease and not a lease to purchase. Honnen only has a program for lease to own. That change made them 2<sup>nd</sup> bidder. Richens is proposing to go with Century Equipment and stay with the CASE back hoe. The cost would be \$30,000. Discussion was held as to whether the district should purchase or lease. The Board feels that a lease would be beneficial due to the maintenance coverage that comes along with it, but the option to purchase for the 2024 budget should be explored. Jensen moved to approve leasing two 2023 Case 580 SNT for \$30,000.00. Zauss 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

There was no unfinished business.

Jensen moved to adjourn the meeting at 7:35. Davis seconded the motion.  
AYE: Cox, Davis, Jensen, Zauss and Peterman.

  
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Keith Cox, Chairman

  
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Kim Wood, Clerk