

PRICE RIVER WATER IMPROVEMENT DISTRICT

May 7, 2024

A regular meeting of the Board of Trustees of the Price River Water Improvement District was held on Tuesday, May 7, 2024 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  
Barney Zauss

Ed Chavez  
Jeff Richens  
Micha Marrelli  
Kim Wood

Bryce Haas

EXCUSED

Chairman Cox welcomed all in attendance to the meeting noting all Board Members are present.

PLEDGE OF ALLEGIANCE

Davis led the attendees in the Pledge of Allegiance.

PUBLIC COMMENT PERIOD

There were no public comments.

POSSIBLE CONFLICT WITH AGENDA ITEMS

There were no conflicts with Agenda Items.

MINUTES

The Chair asked for input to the minutes of the April 16, 2024 board meeting. Chavez moved to approve the minutes from the April 16, 2024 meeting. Zauss seconded and the motion carried unanimously. AYE: Cox, Chavez, Davis, Jensen and Zauss.

DEPARTMENT REPORTS BY BOARD

Zauss reported the the Wastewater Treatment Plant is still testing for COVID-19. Crews are working on landscaping maintenance, transferring the water from the west facultative basin to the east basin and repairing the south final clarifier by modifying the flush gate for the secondary clarifier. They are working with John to update the plant's wireless SCADA communication. Jake and Blaine attended the Water Environment Association of Utah Conference and collected 326 samples, most for process control and some for the state discharge monitoring report.

Jensen reported that Fleet Maintenance completed oil changes on unit #21 and #25. Unit #4, the new 2024 F350, got a break-in maintenance service. They prepared vehicles for the wastewater conference in St. George, serviced the 6" water pump at the sewer plant, completed the Yanmar tractor break-in maintenance service, and serviced the backhoes. The also did some work on the light station, sprayed weeds on all the fence lines at the Fairgrounds Rd. location, repaired the Office's front sign that the wind blew down, and installed the fountain pumps and sprayers. They laid all the rock they had on the east property, removed the stump and cleaned up from the dead tree that was removed, and purchased a thousand feet of 4" conduit and fittings for the electrical on the new building.

Chavez reported that the Line Maintenance crews helped with east property line locations to verify water line location and depth, and they did the same for the sewer line. They checked the “in” and “out” pressures at the Hillcrest vault for Wellington City, helped with the Gordon Creek leak, helped remove the stump at office, replaced another leaking AY-McDonald meter, installed a new meter box, and met with CT Electric about replacing an electrical panel at the Airport Pump Station. They replaced a leaking fire hydrant on Fairgrounds Rd., fixed a leaking meter in Carbonville, collected Bacteriological samples for the end of April and first of May, collected THM and HAA samples on May 7<sup>th</sup>, video inspected manholes by UPS, and shut water off for Wellington City while they removed a mainline water meter.

Davis reported that, at the water plant, the demand for water is starting to pick up. They started 24-7 shift coverage delivering an average of 2.5-3 million gallon a day and since April 30, 2024 Price City is no longer giving us water. Crews noticed that the rotating debris screen was out of alignment on the southwest sprocket, so they adjusted it and it is back in service. They are flushing gravel and rock out of the diversion every other day and hosing out the sand trap. One of the employee’s last day was May 2<sup>nd</sup> leaving them shorthanded which may require more overtime.

### MANAGER’S REPORT

Richens reported previously that Carbon Conservancy District was letting water out of the reservoir as they make room for high runoff. The water in White River is out of its banks and the Scofield Reservoir water level is a little more than 3ft. below the spillway. Yesterday was the meeting the on Lower Elevation Reservoir. The Engineers expect the preliminary draft EIS will be ready in the next 3 months with the final draft being done by the end of the year. Auditors have been here this week and they may want to interview a Board Member. Much of the conference in St. George focused on PFAS. The EPA is looking into what to do with the biosolids from wastewater treatment and how to sequester those compounds. Carbon County is looking at expanding hanger space at the airport. As the existing fire flow does not meet fire code, Jones and Demille Engineering is starting to work on the water system at the Airport.

### AWARD EAST MAINTENANCE BUILDING BID

Richens presented to the Board a bid evaluation and tabulation of the seven metal building suppliers for the Board to review and award for the East Maintenance building. Bryce Haas is here from CU Buildings. Mr. Haas spoke to the Board about why his building would be a great fit for the District and its advantages. The discussion of the Board went back and forth about which building would work best for the District and the amounts of their bids. Supplier #4 (C.O. Buildings) is being recommended by staff. Chavez moved to stay local and award the bid to Supplier #5 (Flawless Sheeting). After further discussion and having no second to his motion, Chavez rescinded his motion. Chavez then moved award the bid to C.O. Buildings in the amount of \$172,668.00. Zauss seconded and the motion carried unanimously. AYE: Cox, Chavez, Davis, Jensen and Zauss.

### APPROVE 25% DEPOSIT TO BUILDING SUPPLIER

This item is to approve the 25% down payment required to begin manufacturing of the East Maintenance Building. Davis moved to pay the deposit to C.O. Buildings in the amount of \$43,105.00 for the 25% deposit. Jensen seconded and the motion carried unanimously. AYE: Cox, Chavez, Davis, Jensen and Zauss.

### REVIEW AND POSSIBLE APPROVAL OF PROPOSED DEVELOPMENT

Attached is a new proposal from Mark Morley because his previous proposal was denied by Carbon County. In this proposal, Mr. Morley is proposing three "twin homes". Each twin would share a water connection and sewer connection resulting in the utilization of one existing connection and two new connections. This would require two additional water shares to the District. Mr. Morley has drawn up a covenant agreement that the individual buyers would be made aware that they share water and sewer utilities and this document would be recorded. The Board discussed that this would be difficult having two different homeowners and if one owner did not pay their half of the bill, it could result in the account being shut off for non-payment. The Board would consider one owner of both properties with a renter. Chavez moved to deny the request. Davis seconded and the motion carried unanimously. AYE: Cox, Chavez, Davis, Jensen and Zauss.

### APPROVE MINI-EX LEASE PURCHASE AND END ANNUAL LEASE

Last Fall, the Fleet Department discussed with the Board in the budget planning phase that the lease on the Mini-Ex was coming due. The District has an opportunity to purchase this machine which we have leased for 5-years since it was new. The lease of a new machine would result in a substantial increase. Zauss moved to purchase Mini-Ex for \$36,000.00 and end the annual lease. Chavez seconded and the motion carried unanimously. AYE: Cox, Chavez, Davis, Jensen and Zauss.

### CLOSED SESSION

None

### UNFINISHED BUSINESS

Micha gave the board members copies of the 1<sup>st</sup> quarter financial reports and asked the trustees to contact her if there are questions. Chavez asked about how the water share purchase from Lyle Jones is working out. Richens stated that the District has paid the \$150 fee to file a change of use of the water share and now we are just waiting for approval from the state.

Zauss moved to adjourn the meeting at 8:45 p.m. Jensen seconded the non-debatable motion.

  
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Keith Cox, Chairman

  
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Kim Wood, Clerk