

MINUTES OF THE
REGULAR MEETING
OF THE BOARD OF TRUSTEES OF
MAGNA WATER DISTRICT

A regular meeting of the Board of Trustees of the Magna Water District was held Thursday, April 9, 2026, at 10:00 am at the Magna Water District General Office, Kim Bailey Board Room, located at 8885 West 3500 South, Magna, UT.

Call to Order: Mick Sudbury called the meeting to order at 10:00 am.

Trustees Present:

Mick Sudbury, Chairman
Jeff White
Dan Stewart

Management Present:

Clint Dilley, General Manager
LeIsle Fitzgerald, District Controller
Trevor Andra, District Engineer
Dallas Henline, Wastewater Operations Manager
Andrew Sumsion, HR Manager
Matt Skogerboe, Water Customer Service/EDR Leadman
Daniel Cline, Service Maintenance Construction
Clint Giles, Wastewater Collections Leadman
Ed Tucker, Service Maintenance EDR

Also Present:

Clair Gilmore, Smith Hartvigsen, PLLC
Don Olsen, Epic Engineering
Doyle Jenkins, Magna Resident
Dan Peay, Magna Resident
Joel Workman, AQS Consulting
Brittany Montugue, Copper Golf Club
Jared Alba, Copper Golf Club
Stockton Denos, AE2S
Jeff Beckman, Bowen Collins Associates

Pledge of Allegiance: Chairman led those in attendance in the Pledge of Allegiance.

Welcome the Public and Guests: Chairman welcomed those in attendance.

Public Comment: None

Chairman asked if any of the staff or board members had a conflict of interest with anything on this agenda. There were no conflict of interest.

Employee Recognition

Quin Gorrige – Water Distribution II Certification

Ed Tucker – Cross Connection Program Administrator

Andrew congratulated the above employees and informed the board these accomplishments were achieved. No motion was made, for full discussion please go to board meeting recording beginning at position 1:44 to 3:41.

New Employee Introduction:

Andrew introduced Daniel Cline. Daniel just started on the District's water construction crew. He came from experience of working on cabinets, he's already working on getting his CDL completed. Daniel introduced his self, he grew up in the Magna area and played sports in high school. No motion was made, for full discussion please go to board meeting recording beginning at position 3:42 to 4:42.

Approval of Common Consent Items:

Minutes of the regular board meeting held March 12, 2026

Expenses for March 2 to March 31, 2026

General Expenses: \$1,172,936.70

Zions Bank Bond Payment: \$83,530.83

A motion was made by Dan Stewart, seconded by Jeff White, to approve the minutes of the regular board meeting held March 12, 2026, the general expenses from March 2 to March 31, 2026, and the Zions Bank Bond payment in the amount of \$1,172,936.70 and \$83,530.83; respectively. The motion was approved as follows: Mick Sudbury, yea, Dan Stewart, yea, and Jeff White, yea.

DEPARTMENT REPORTS

General Manager Report: Clint highlighted the following:

Staffing: The service maintenance position for water construction crew has been filled. The Office staff position completed interviewing and ready to recommendation to the Board. There has been a wastewater collections position opened, has been posted in house and will go outside Monday. A two week notice has been given from a water construction employee. A discussion was held regarding strategies to keep employees.

Operations – Water: The crew is finishing up the cleaning and testing of the secondary water system, should be completed by next week and ready for use by April 15, 2026. The EDR crew has been starting up and flushing the drinking water wells to be used for increased demand.

Operations – Wastewater: Dallas and crew has been working on getting the reuse water back into the secondary water system, filling the reservoir. Collections has been looking at options for sludge hauling when ET Technologies moves, and locating and raising manholes throughout the district.

Operations – Office: LeIsle and Mandy have been putting together draft/proposed practices for collecting delinquent accounts. Has been working on a draft of a no-fault policy. Yoppify has been working with Neptune to get data to support the customer portal. Trevor found a grant application to assist with the transparent water billing project the district can apply for through Water Resources up to 50% assistance.

Communication & Morale: Working with Magna Elementary to put on a presentation for water conservation. A preconstruction meeting was held with DR Horton on the 4100 S water line. Hoping to begin that project in May sometime. There is a localscapes class scheduled for April 15, 2026 with Jordan Valley Water Conservancy District at the office. Had a few calls inquiring about when the secondary water system will be energized for the year, and have had calls and reports of water wasters.

No action was taken, for full discussion please go to the board meeting recording beginning at position 5:23 to 24:18. Please also see the general manager's report inserted in the board meeting packet.

Engineering Report: Trevor reported on ongoing projects. No action was taken, for full discussion, please go to the board meeting recording beginning at position 24:19 to 31:58. Please also see the engineering insert in the board meeting packet.

Water Operations Report (including water production and call out report): Matt reported The culinary water production for the month of March was 108.72 million gallons or 333.68 acre feet, a 7.48% increase from March 2025. YTD production for March was 305.64 million gallons or 938.03-acre feet, a 2.8% increase from 2025. We have purchased YTD 196.60-acre feet of water from Jordan Valley Water. Matt reported the total number of call outs for water and wastewater departments for February was 16, and total hours paid was 51. No action was taken, for full discussion please go to the board meeting recording beginning at position 31:59 to 34:49. Please also see the water production report insert in the board meeting packet.

Wastewater Operations Report: Dallas informed the Board he has included the effluent ammonia on his monthly operations report, added the permit level of 7 mg/l monthly average. The plant has been well under 1.0 mg/l for the first quarter of 2026. Currently the YTD total phosphorus for the plant was 0.93 mg/l, last year it was at 1.13 mg/l at this time. Last in year in March there was no reuse data loaded into the system, but this year in March there was just under 4,000,000 mg sent to the secondary water system. The collections crew is currently operating around Coppertree Subdivision the camera van and the vac truck flushing the collection lines. No action was taken, for full discussion, please go to board meeting recording beginning at position 34:50 to 37:41. Please also see the wastewater report insert in the board meeting packet.

Controller Report/Clerk Report:

Compliance Requirements Report: LeIsle reported with the help of Clint, the District is in compliance with compliance requirements. No action was taken, for full discussion, please go to board meeting recording beginning at position 37:42 to 40:38. Please also see the controller/clerk insert in the board meeting packet.

Board Chair moved to Item K3.

Extension of 10” secondary water line and installation of required service connections for Copper Club Golf Course: Trevor informed the board that management and staff has looked at in depth the alternatives the Copper Club Golf Course has to hook onto the District’s water system. Trevor presented to the Board a cost estimate to complete this project. The total estimated cost for the project is approximately \$58,582. Management is proposing the District do the 10” water line extension because it benefits the District. Approximate cost of \$23,536. The Copper Club would do the parts and labor for the extension and then all costs for the 4” and 1” connection, an approximate cost of \$35,046. Brittany Montague and Jared Alba addressed the board telling them they were excited about this project and wanted to thank the Board for their assistance and willingness to coordinate with the golf course. They are going to be looking for any type of funding assistance to complete this project. The Copper Golf Club Board is focused on using water efficiently. A motion was made by Jeff White, seconded by Dan Stewart, to extend the 10” secondary water line and installation of required service connects for Copper Club Golf Course as outlined in the cost split presented. The motion was approved as follows, Mick Sudbury, yea, Dan Stewart, yea, and Jeff White, yea. For full discussion, please go to board meeting recording beginning at position 40:39 to 49:22.

Chairman excused himself, the meeting was conducted by Jeff White, resuming with the agenda.

PROJECT AWARDS & AGREEMENTS

Discussion and possible motion to approve the following project awards and agreements:

Approve the purchase of a sewer easement from Maverik inc. in the amount of \$25,990.00 for West Side Collection Project 2: A motion was made by Jeff White, seconded by Dan Stewart, to approve the purchase of a sewer easement from Maverik Inc, located at 8400 W and SR201, in the amount of \$25,990 for the West Side Collection Project 2. The motion was approved as follows: Dan Stewart, yea, and Jeff White, yea. For full discussion, please go to board meeting recording beginning at position 49:52 to 52:20.

Haynes Well #8 Replacement Well Drilling Project award to Lang Equipment, LLC in the amount of \$1,104,305: A motion was made by Jeff White, seconded by Dan Stewart, to award the Haynes Well #8 Replacement Well Drilling Project to Lang Equipment, LLC in the amount of \$1,104,305. The motion was approved as follows: Jeff White, yea and Dan Stewart, yea. For full discussion, please go to board meeting recording beginning at position 52:21 to 56:22.

Horrocks Task Order for Drinking Water Source Protection Plan Update in the amount of \$22,115.50: A motion was made by Jeff White, seconded by Dan Stewart, to approve Horrocks Task Order for the Drinking Water Source Protection Plan Update in the amount of \$22,115.50. The motion was approved as follows: Jeff White, yea, and Dan Stewart, yea. For full discussion, please go to board meeting recording beginning at position 56:23 to 57:39.

Hansen Allen Luce Task Order for Risk and Resilience Report and Emergency Response Plan update in the amount of \$18,500: A motion was made by Jeff White, seconded by Dan Stewart, to approve Hansen Allen Luce Task Order for the Risk and Resilience Report and the Emergency Response Plan update in the amount of \$18,500. The motion was approved as follows: Jeff White, yea, Dan Stewart, yea. For full discussion, please go to board meeting recording beginning at position 57:40 to 59:34.

ADMINISTRATIVE

Discussion and possible motion to approve the following administrative items:

Approval to surplus old 2007 Chevrolet 2500 HD snowplow truck #10, old sharp AR BC320 copier, and old microphone stand: A motion was made by Jeff White, seconded by Dan Stewart, for approval to surplus the old sharp AR BC320 copier and old microphone stand, and to keep the 2007 Chevrolet 2500 HD snowplow truck #10. The motion was approved as follows: Dan Stewart, yea and Jeff White, yea. For full discussion, please go to board meeting recording beginning at position 59:35 to 1:04:53.

Approval of Investment Meeting Minutes outlining the funds moved to and from the watch list as recommended: A motion was made by Jeff White, seconded by Dan Stewart, to approve the Investment Meeting Minutes with the following items on the watchlist:

VBLAX Vanguard Long Term Bond Index Adm

RSLFX American Funds SMALLCAP World R5

VEMAX Vanguard Emerging Mkts Stock Idx Adm

With the following items to be removed from the watchlist:

RERFX American Funds Europacific Growth R5

The motion was approved as follows: Dan Stewart, yea and Jeff White, yea. For full discussion, please

go to board meeting recording beginning at position 1:04:54 to 1:06:11.

Operations building schedule and cost estimate: Trevor updated the Board on the operations building schedule and cost estimate. No action was taken, for full discussion, please go to board meeting recording beginning at position 1:06:12 to 1:13:13. Please also see the WW Ops Building schedule and cost estimate insert in the board meeting packet.

General Office Building Landscape modifications: Trevor updated the Board on the general office building landscape modifications, he reviewed the areas that are planned for demolition and the areas that are planned to be new areas. Plants that are Utah Native plants and low water need plants will be planted, signage and features will be added to invite the public to the demonstration garden, additional educational information will be added and additional shade areas will be added above the existing benches. No action was taken, for full discussion please go to board meeting recording beginning at position 1:13:14 to 1:20:43. Please also see the Office Landscaping insert in the board meeting packet.

Approval of MWD Conservation Level/drought response for upcoming irrigation season: Clint explained the District is currently in conservation level 1, voluntary conservation. Due to the extreme drought conditions the valley is experiencing, Management asked the opinion of the Board if any changes needed to be made in the level the District is currently in. The Board suggested to wait to see what kind of moisture the Spring brings to change the conservation level. Because of the reuse water supplying the secondary water system, it puts the District in a little bit different position than others in the valley. The Board decided to keep the District in the voluntary conservation level, and revisit it in a couple of months if the situation changes. Management recommended to continue the messaging of water conservation to be in line with Jordan Valley Water Conservancy District. No action was taken, for full discussion please go to board meeting recording beginning at position 1:20:44 to 1:31:28.

Third addendum to Gateway to Little Valley Master Development Agreement for 4100 S Culinary and Secondary: Trevor explained the District has a Master Development Agreement with Gateway to Little Valley since the development started. This is the 3rd addendum to that agreement and this one is specific to the water and secondary water infrastructure in 4100 S. The addendum has been submitted to DR Horton for review. A motion was made by Jeff White, seconded by Dan Stewart, to allow Staff to continue to work on this addendum with legal counsel and DR Horton, and to sign the agreement with no substantial changes. The motion was approved as follows: Jeff White, yea and Dan Stewart, yea. For full discussion, please go to board meeting recording beginning at position 1:31:29 to 1:33:38.

No-fault policy draft: LeIsle explained to the Board this is a draft policy for damages caused by water or sewer facilities at no-fault of the District. The policy would guide the District when these kinds of situations occur. Board directed Management to go ahead and give to Legal counsel to review and make changes, the final policy will be brought back to the Board for approval. A motion was made by Jeff White, seconded by Dan Stewart, to allow legal counsel review this draft and come back with suggested changes. The motion was approved as follows: Jeff White, yea and Dan Stewart, yea. For full discussion please go to board meeting recording beginning at position 1:33:39 to 1:42:05.

HR Manager Report:

Andrew updated the Board on staffing, trainings, the monthly safety focus, and upcoming conferences. He indicated he has been working on the succession planning and the employees annual goals. No action was taken, for full discussion please go to the board meeting recording beginning at position 1:42:06 to 1:45:49. Please also see HR Report insert in the board meeting packet.

For information and discussion only – no action items:

Next board meeting – May 14, 2026 at 10:00 am

Motion to take a brief recess and immediately following, meet in a closed meeting to discuss: (1) the purchase, exchange, lease, or sale of real property, including any form of a water right or water shares, (2) pending or reasonably imminent litigation; and (3) collective bargaining issues pursuant to Utah Code Ann. §§ 52-4-204 through 205: A motion was made by Jeff White, seconded by Dan Stewart, to take a brief recess and immediately following meet in a closed meeting to discuss: (1) the purchase, exchange, lease, or sale of real property, including any form of a water right or water shares, (2) pending or reasonably imminent litigation; and (3) collective bargaining issues pursuant to Utah Code Ann. §§ 52-4-204 through 205. The motion was approved as follows: Dan Stewart, yea and Jeff White, yea at 11:46 pm.

Motion to close the closed meeting and re-open the public board meeting: A motion was made by Jeff White, seconded by Dan Stewart, to close the closed meeting and re-open the public board meeting at 12:24 pm. The motion was approved as follows: Dan Stewart, yea and Jeff White, yea.

Motion to immediately meet in a closed meeting to discuss the character, professional competence, or physical or mental health of an individual pursuant to Utah Code Ann. § 52-4-204 through 205(1)(a): A motion was made by Jeff White, seconded by Dan Stewart, to immediately meet in closed session to discuss the character, professional competence, or physical or mental health of an individual pursuant to Utah Code Ann. 52-4-204 through 205(1)(a). The motion was approved as follows: Dan Stewart, yea and Jeff White, yea at 12:24 pm.

Motion to close the closed meeting and re-open the public board meeting: A motion was made by Jeff White, seconded by Dan Stewart, to close the closed meeting and re-open the public board meeting at 1:05 pm. The motion was approved as follows: Dan Stewart, yea and Jeff White, yea.

Consider action on any noticed agenda item discussed in closed meeting: None.

Other Business: None

Adjourn: Having no further business to discuss, a motion was made by Dan Stewart, seconded by Jeff White, to adjourn the meeting at 1:05 pm. The motion was approved as follows: Dan Stewart, yea, and Jeff White, yea.

LeAnne Fitzgerald

Attest

Wick Sudbury

Chairperson