

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, May 8, 2025, at 10:00 a.m. 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 a.m.

Trustees Present:

Mick Sudbury, Chairman
Jeff White
Dan Stewart

Staff Present:

Clint Dilley, General Manager
LeIsle Fitzgerald, District Controller, excused for Training
Mandy Whitmore, District Accountant
Trevor Andra, District Engineer
Dallas Henline, Wastewater Operations Manager
Raymond Mondragon, Water Operations Manager
Andrew Sumsion, HR Manager
Steve Clark, Water Operations Manager Assistant
Gene Stott, Water Service Maintenance
Chris Thompson, Water Operation Service Maintenance Leadman

Also Present:

Nathan Bracken, Smith Hartvigsen PLLC
Don Olsen, Epic Engineering
Joel Workman, AQS Consulting
Todd Richards, Magna Resident
Marie Owens, AE2S Engineering
Jeff Beckman, Bowen Collins & Associates
Madison Bertech, Stantec Engineering

Pledge of Allegiance: Chairman lead 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 conflicts of interest.

Approval of Common Consent Items:

Minutes of the regular board meeting held April 10, 2025
Minutes of the Board Workshop meeting held April 29, 2025

Expenses for April 2 to April 30, 2025:

General Expenses: \$1,631,801.85

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 April 10, 2025, minutes of the Board workshop meeting held April 29, 2025 and the general expenses from April 2 to April 29, 2025, and the Zions Bank Bond payment in the amount of \$1,631,801.85 and \$83,530.83; respectively. The motion was approved as follows: Dan Stewart, yea, Mick Sudbury, yea, and Jeff White, yea.

EMPLOYEE RECOGNITION

Gene Stott – Wastewater Collection Grade 1: Andrew Sumsion congratulated Gene on passing his Wastewater Collection Grade 1 Certification.

Chris Thompson: Andrew congratulated Chris on his promotion to Construction Crew Lead. No action was taken for full discussion please go to board meeting recording beginning at position 2:15 to 4:33.

DEPARTMENT REPORTS

General Manager Report: Clint highlighted the following:

Staffing: The front office position has been filled. KayDee Hellings will start May 19, 2025. Two spots need to be filled on the water construction crew. Staff Engineer position is still being interviewed for.

Operations – Water: Trevor and Steve have been putting together a list of projects to be put on the UWIP, Unified Water Infrastructure Plan, the State’s funding agency. The Leasing agreement for the 200 canal shares has been signed.

Operations – Wastewater: Dallas and Trevor are looking at some modifications to the RV Dump site for best use. The SL Rat inspections have been completed, staff is reviewing the findings and presenting the results to the Board at a later date. They are also working on the system root control program, to get it started.

Office: The Lieutenant Governor has put a stay on the Union bill, it will be on an election ballot.

Communication & Morale: Steve and his crew participated in the LakeRidge Elementary’s Career Day. Steve and the crew took over the mini-ex and skidsteer, it was a huge success with the children. Staff is recommending the Water Reuse Project tour be held sometime during the week of June 23, 2025 and would like some direction from the Board.

No action was taken, for full discussion please go to the board meeting recording beginning at position 4:34 to 29:16. 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 29:17 to 34:06. Please also see the engineering insert in the board meeting packet.

Water Operations Report (including water production and call out report): Steve reported the culinary water production for the month of April has been estimated as 116.25 million gallons or 356.79-acre feet, a 13.95% increase from 2024. YTD based on the estimated

production for April was 413.28 million gallons or 1268.42 -acre feet, a 11.67% increase from 2024. The reason April is an estimate is because it was discovered the flow meter on Haynes #9 well has quit working. The estimate is based on past production history. We have purchased 263.80-acre feet of water from Jordan Valley Water. Steve reported the total number of call outs for water and wastewater departments for April was 16. The total hours paid for those call outs was 57. Steve reported the fluoride system has been disconnected from the distribution system as of May 7, 2025. No action was taken, for full discussion please go to the board meeting recording beginning at position 34:07 to 36:59. Please also see the water production report inserted in the board meeting packet.

Wastewater Operations Report: Dallas reported the collections staff has been coordinating the road resurfacing with Staker Parsons, SL County and UDOT on 2820 S 6400 W to Mountain View Corridor. Staff is also assembling the list of collection line spot repairs and manhole to manhole slip lines as their annual rehabilitation project. Will bring to the Board a quote for this maintenance soon. Wastewater Treatment staffing has finished up all the sampling needed to renew the waste certificate with ET Technologies, which is due in June. April will mark the first month where reporting on the new reuse permit. All regulatory samples were within the permit allowance. The equipment is operating reliably and consistently. In April, the wastewater treatment plant treated 87,431,000 gallons of raw sewage, of that 15,590,000 was redistributed into the secondary irrigation distribution system. 18% of plant flow is reused. No actions were taken, for full discussion, please go to board meeting recording beginning at position 37:00 to 39:31.

Controller Report/Clerk Report:

Compliance Requirements Report: Mandy reported the District is up to date with legal requirements and internal policies.

March 31, 2025 Quarterly Financial Report, Actual vs Budget: Mandy presented the financial report to the Board. The first quarter is reporting an overall loss of \$565,352. The loss is explained by the water and sewer sales increased but a decrease in impact fees, connection fees, and interest income due to the market interest rates. Compared to budget, the revenue is within budget and expenses are under budget. The District has spent YTD \$2,420,544 towards capital expenditures, has \$15,179,816 in restricted cash and has \$14,589,544 of unrestricted cash, and has reduced its payables by \$766,927.

Nathan Bracken, the District's Attorney, reported on the status of the election. We have been working with the Lt. Governor's office to change from the odd year Municipal Election cycle to the even year Regular Election cycle. The District received the final approval letter to do so. Clint indicated we are in need of some direction from the Board regarding the notification of the election change. Nathan recommended notification of the election change, and also informed the Board a conflict of interest form is required to be filed with anyone filing a declaration of candidacy for the Board of Trustees, and those conflict of interest forms will be required to be posted on the District's website through the duration of the election.

No actions were taken, for full discussion, please go to board meeting recording beginning at position 39:32 to 52:48. Please also see the controller/clerk insert in the board meeting packet.

HR Manager Report:

Andrew reported to the Board the following:

- Driving safety course was given by Utah Highway Patrol at the District.
- An OSHA 10 training was attended and will have additional employees trained.
- An OSHA 30 training was attended by leadman.
- New Employees are attending flagger training.
- Traffic Control training is being attended for certification.
- Next month Trench Safety will be held.
- Backhoe training will be brought inhouse. Steve Clark, Justin Long, and Chris Thompson will be training. A certification process will be created so each operator will be certified.
- New employee at the wastewater treatment plant just completed his CDL training.
- May is mental health awareness month.

Staff has been looking into the benefits of moving to a smaller truck for the meter crew. He's been working with Larry H Miller for pricing on the Chevrolet Colorado. Thinking a smaller truck will be lower costs to operate.

No action was taken, for full discussion please go to the board meeting recording beginning at position 52:49 to 1:03:17.

WATER AND SEWER AVAILABILITY

Discussion and possible motion to approve the following developments:

Mountain View Meadows Phase 2 (6 lots) located at 3223 S 7900 W, Magna, UT 84044: A motion was made by Jeff White, seconded by Dan Stewart to approve water and sewer services to the Mountain View Meadows Phase 2 located at 3223 S 7900 W, Magna, UT. 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 1:03:18 to 1:05:49.

PROJECT AWARDS & AGREEMENTS

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

IGES Geotechnical Investigation Task Order for the Westside Collection Project 2, in the amount of \$34,800: A motion was made by Jeff White, seconded by Dan Stewart, to approve the IGES Geotechnical Investigation Task Order for the Westside Collection Project 2, in the amount of \$34,800. The motion was approved as follows: Mick Sudbury, yea, Jeff White, yea and Dan Stewart, yea. For full discussion please go to board meeting recording beginning at position 1:05:50 to 1:10:25.

Full transition from paper vehicle daily inspections to electronic inspections with Verizon for \$45/month for all vehicles (\$1.25/mo/vehicle): A motion was made by Jeff White, seconded by Dan Stewart, to approve full transition from paper vehicle daily inspections to electronic inspections with Verizon for \$45/month for all vehicles. (\$1.25/mo/vehicle). 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 1:10:26 to 1:15:30.

ADMINISTRATIVE

Discussion and possible motion to approve the following administrative items:

Surplus sale of old pipe: The pipe is damaged and unusable to the District, however, could be used by someone for a ditch or other uses. The advertisement for the sale should state it is damaged and is unusable for a pressurized water system. A motion was made by Jeff White, seconded by Dan Stewart, to approve a surplus sale of old pipe. 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 1:15:32 to 1:19:26.

For information and discussion only – no action items:

Next month’s board meeting – June 12, 2025 at 10:00 am

Motion to take a brief recess and immediately following, meet in a closed meeting to discuss (1) the character, professional competence, or physical or mental health of an individual, (2) the purchase, exchange, or lease of real property, including any form of a water right or water shares, and (3) collective bargaining purposes pursuant to Utah Code Ann. §§52-4-204 through 205: Jeff White made a motion to take a brief recess and immediately following, meet in a closed meeting to discuss (1) the character, professional competence, or physical or mental health of an individual, (2) the purchase, exchange, or lease of real property, including any form of a water right or water shares, and (3) collective bargaining purposes pursuant to Utah Code Ann. §§52-4-204 through 205. The motion was seconded by Dan Stewart, and approved as follows: Dan Stewart, yea, Mick Sudbury, yea, and Jeff White, yea at 11:19 am.

Motion to close the closed session and to reopen the open session of the Board Meeting: Jeff White made a motion to close the closed session and reconvene the open session at 12:25 pm. The motion was seconded by Dan Stewart and approved as follows: Dan Stewart, yea, Mick Sudbury, 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 12:26 pm. The motion was approved as follows: Dan Stewart, yea, Mick Sudbury, yea, and Jeff White, yea.

LeAnne Fitzgerald

Attest

Mick Sudbury

Chairperson