

**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, November 14, 2024, at 10:07 a.m. (immediately following the budget hearing), 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, excused

Staff Present:

Clint Dilley, General Manager
LeIsle Fitzgerald, District Controller
Trevor Andra, District Engineer
Dallas Henline, Wastewater Operations Manager
Raymond Mondragon, Water Operations Manager
Andrew Sumsion, HR Manager
Steve Clark, Water Operations Manager Assistant

Also Present:

Nathan Bracken, Smith Hartvigsen PLLC, excused
Dan Peay, Magna
Marie Owens, AE2S Engineering
Clint Rogers, Stantec Engineering
Nate Rogers, Bowen Collins Associates

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

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

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 October 10, 2024

Expenses for September 30 to November 3, 2024:

General Expenses: \$1,349,912.02
Zions Bank Bond Payment: \$343,324.25

A motion was made by Jeff White, seconded by Mick Sudbury, to approve the minutes of the regular board meeting held October 10, 2024, and the general expenses from September 30 to November 3, 2024, and the Zions Bank Bond payment in the amount of \$1,349,912.02 and \$343,324.25; respectively. The motion was approved as follows: Mick Sudbury, yea, and Jeff White, yea.

EMPLOYEE RECOGNITION

Andrew Sumsion and the rest of Management recognized the following individuals for passing certifications:

- Mark Manzanares – Wastewater Collections Grade I
- Justin Long – Water Treatment Grade 4
- Travis Rawson – Water Distribution Grade 4
- Gavin Henshaw – Water Distribution Grade I
- Jaydon Shepherd – Wastewater Collections Grade I
- Matthew LeCheminant – Water Distribution Grade 2

No action was taken, for full discussion please go to the board meeting recording beginning as position 2:07 to 3:20.

DEPARTMENT REPORTS

General Manager Report: Clint highlighted the following items:

- Clint reviewed staffing status and position changes.
- 8400 W 4100 S valve locating job was unsuccessful in its original goal. The valve was not located; however, the job solved the problem that locating the valve was to solve. There was another valve found closed and opening it created the loop needed.
- EDR Stack have been delivered, and training has been completed by Veolia.
- UMCR 5 sampling has been completed with no issues found.
- The wastewater treatment plant passed their 4th quarter bio-monitoring requirements.
- Working on caulking and resealing windows in the main office.
- Office staff attended the annual Caselle training conference.
- Management and Board attended the UASD Conference.

No action was taken, for full discussion please go to the board meeting recording beginning at position 3:21 to 16:36. 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 16:37 to 20:58. Please also see the engineering insert in the board meeting packet.

Water Operations Report (including water production and call out report): Raymond reported the following:

- The culinary water production for the month of October was 146.43 million gallons or 449.41-acre feet, a 22.32% increase from 2023. YTD was 1,569.12 million gallons or 4,815.81-acre feet, a 9.06% increase from 2023. We have purchased 666.90-acre feet of

water from Jordan Valley Water. The secondary water production for the month of October was 34.01 million gallons or 104.38-acre feet, an 63.25% increase from 2023. YTD as was 432.40 million gallons or 1,327.10-acre feet, a 33.75% increase from 2023. Raymond reported the total number of call outs for water and wastewater departments for October was 9. The total hours paid for those call outs was 33.

- There are two out of the eight stacks at the EDR installed as of today.
- Pushing secondary water meter installations, both the construction crew and EDR crew have been working on this.
- Construction crew has been concentrating on asphalt and concrete patching before the weather turns cold.

No action was taken, for full discussion please go to the board meeting recording beginning at position 20:59 to 24:06. Please also see the water production report inserted in the board meeting packet.

Wastewater Operations Report (including status and call out report):

Dallas reported to the board the jobs and status of the wastewater treatment plant and wastewater collections operations. There were no actions taken, for full discussion, please go to board meeting recording beginning at position 24:07 to 27:57.

Controller Report/Clerk Report:

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

3rd Quarter 2024 Financial Report: LeIsle reported the revenue, and expenses are all within budget as of the end of September 2024. No action was taken, for full discussion please go to the board meeting recording beginning at position 27:58 to 34:08. Please also see the controller/clerk insert in the board meeting packet.

HR Manager Report:

Andrew reported to the Board the following:

- Safety focus for the Month of November is cold weather in the workplace.
- “Employee Only” signs are being posted at District facilities.

No action was taken, for full discussion please go to the board meeting recording beginning at position 34:09 to 35:14.

PROJECT AWARDS & AGREEMENTS

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

Award the West Side Collection System Improvement Project 1B to BD Bush in the amount of \$3,487,550: A motion was made by Jeff White, seconded by Mick Sudbury, to award the West Side Collection System Improvement Project 1B to BD Bush in the amount of \$3,487,550. The motion was approved as follows: Mick Sudbury, yea, and Jeff White, yea. For full discussion, please go to the board meeting recording beginning at position 35:15 to 38:00.

Installation of 14” valve to be located at approximately 4100 S 8400 W by Utah Tap Master in the amount of \$46,109: A motion was made by Jeff White, seconded by Mick Sudbury, to approve installation of 14” valve to be located at approximately 4100 S 8400 W by Utah Tap Master in the amount of \$46,109. The motion was approved as follows: Mick Sudbury, yea, and Jeff White, yea. For full discussion, please go to the board meeting recording beginning at position 38:01 to 40:20.

Resolution 2024-06 Approving the purchase of 6.16 acres located at 4554 S U111 Highway in West Valley City from Northrup Grumman: A motion was made by Jeff White, seconded by Mick Sudbury, to approve Resolution 2024-06 Approving the purchase of 6.16 acres located at 4554 S U111 Highway in West Valley City from Northrup Grumman, and to authorize the General Manager to take any final steps to complete and approve the purchase of the property for the price of \$3,756,614.40. The motion was approved as follows: Mick Sudbury, yea and Jeff White, yea. For full discussion, please go to the board meeting recording beginning at position 40:21 to 45:26.

ADMINISTRATIVE

Discussion and possible motion to approve the following administrative items:

Annual Employee Recognition – Employee Gift Cards: A motion was made by Jeff White, seconded by Mick Sudbury, to approve employee gift cards in the amount of \$100 each to Smith’s. The motion was approved as follows: Mick Sudbury, yea, Jeff White, yea. For full discussion, please go to the board meeting recording beginning at position 45:27 to 46:26.

For information and discussion only – no action items:

EDR Finish and Feed Tank Alternative Analysis: The EDR Finish and Feed Tank Alternative Analysis has been wrapped up. During a recent rehabilitation of the feed tank, the district identified the need for increased redundancy in the EDR plant feed and finished water storage systems. This analysis introduced three different alternatives for the district to address this issue. The recommended alternative was for the district to construct two new welded steel tanks. There was no action taken, for full discussion please go to the board meeting recording beginning at position 46:27 to 57:00. Please also see the EDR Finish & Feed Tank Alternative Analysis inserted in the board meeting packet.

District’s Employee Recognition Dinner – December 13, 2024. Andrew indicated there was an RSVP sent to all employees for the dinner. We are expecting around 50 individuals. A reminder for the Board.

Next month’s board meeting – December 12, 2024, 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, (3) pending or reasonably imminent litigation, and (4) 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, (3) pending or reasonably imminent litigation, and (4) collective bargaining purposes pursuant to Utah Code Ann. §§ 52-4-204 through 205. The motion was seconded by Mick Sudbury, and approved as follows: Mick Sudbury, yea, and Jeff White, yea at 11:08 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 1:58 p.m. The motion was seconded by Mick Sudbury and approved as follows: Jeff White, yea, and Mick Sudbury, 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 Jeff White, seconded by Mick Sudbury, to adjourn the meeting at 2:00 pm. The motion was approved as follows: Jeff White, yea, and Mick Sudbury, yea.

LeAnn Fitzgerald

Attest

Mick Sudbury

Chairperson