Goshen Valley Local District
Regular Meeting of the Board of Trustees
16100 South 12800 West, Elberta, UT 84626
November 22, 2024, 1:04 p.m.

Board Members present:
Braden Sheppard – (Board Chair) Teams
Brandon Andersen (Board Member and Treasurer) – EVA Office
Paul Munns (Board Member) – EVA Office

Consultants and Staff:
Dave Sanderson – Financial Accountant – Teams
Angela Wood – District Clerk – Teams
Tracy McDaniel – Deputy District Clerk - Teams
Peter Gessel – District Counsel - Teams

Public Attendance via Teams:
Melanie McVicker – Teams

Persons excused from attending:
None

The Board Meeting of the Goshen Valley Local District (GVLD) was held via Microsoft Teams and in person at the Elberta Valley Ag and Farmland Reserve, Inc. offices.

The meeting was called to order at 1:04 p.m. with Mr. Sheppard conducting the meeting.

1. **Welcome, Roll Call, and Statements of Conflict of Interest (Agenda Item #1 & 2 0:30)**
   Mr. Sheppard welcomed all to the meeting and asked all attendees to introduce themselves (see list above). He combined the roll call and statement of conflict of interest.

   - Mr. Sheppard introduced himself as the Chairman of the Board and stated he is employed by Farmland Reserve, Inc. which supports the major landowner within the GVLD area.
   - Brandon Andersen stated he is the Treasurer and Board Member. He said he is also the General Manager at Elberta Valley Ag which operates within the District boundaries.
   - Paul Munns stated he is a Board Member and said he is the Farm Manager at Elberta Valley Ag.
   - Other attendees introduced themselves: Angela Wood, District Clerk; Tracy McDaniel, Deputy District Clerk; Dave Sanderson, District Accountant; Peter Gessel, District Legal Counsel; Melanie McVicker, member of the public and volunteer for the District.

2. **Public comment (Agenda Item #3 – 2:13)**
   Mr. Sheppard asked if there were any comments from the public. There were none.

Mr. Andersen moved to open the Public Hearing on the Tentative 2025 Budget.
Mr. Munns seconded the motion.
The motion passed unanimously in the affirmative.

3. **Public Hearing on the tentative 2025 Budget (Agenda Item #4 – 3:50)**
   The proposed 2025 Budget was displayed for final review. Mr. Sheppard asked if Mr. Andersen or Mr. Munns had further questions. Neither had new changes. A few line items were discussed individually. Mr. Sanderson said that if any line items exceeded the budgeted amount, the budget could be amended at the end of the year.

4. **Board action on the 2025 budget (Agenda Item #5 – 6:05)**

Mr. Andersen moved to adopt the 2025 Budget as presented.
Mr. Munns seconded the motion.
The motion passed unanimously in the affirmative.

Mr. Andersen moved to close the public hearing on the budget.
Mr. Munns seconded the motion.
The motion passed unanimously in the affirmative.

5. **Consideration for approval of the October 9, 2024 Board Meeting Minutes (Agenda Item #6 – 7:21)**
   Mr. Sheppard asked if Mr. Andersen and Mr. Munns were comfortable with the minutes from the October 9th meeting. Both responded that there were no edits or changes.

Mr. Andersen moved to approve the minutes from the October 9, 2024 board meeting as presented.
Mr. Munns seconded the motion.
The motion passed unanimously in the affirmative.

6. **Proposed Annual Meeting Schedule for 2025 (Agenda Item #7 –8:04)**
   The proposed Annual Meeting Schedule was reviewed by the board. Mr. Sheppard asked if any changes were needed. Mr. Anderson asked to move the January meeting from the 9th to the 16th.

7. **Discuss plan for water testing for PFAS and other chemicals (Agenda Item #8 – 10:00)**
   Mr. Sheppard stated that we have received requests from our insurance company and other regulatory bodies for a plan to test the water supply for PFAS and other forever chemicals. Since GVLD is a wholesale water provider and does not manage a public water system, the Board agreed to reach out to the Elberta Water Company, who has a public water system, to coordinate testing efforts. Mr. Sheppard said he will contact Mr. Bill Ford to discuss.

8. **Closed session to discuss a potential real estate transaction (Agenda Item #9 – 18:25)**
   No closed session was held.

9. **Other Business (Agenda Item #10 – 18:30)**
   No other business was brought forward

10. **Next Meeting (Agenda Item #11 – --:--)**
    This topic was discussed in Item 6 above.

Mr. Andersen moved to adjourn the meeting.
Mr. Sheppard seconded the motion.
The meeting adjourned at 1:23 pm.

I, Angela Wood, District Clerk, certify that the above minutes are accurate and were approved in the Goshen Valley Local District Regular Meeting of the Board of Trustees held.

Angela Wood

Angela Wood - District Clerk