

GSSD Minutes

November 5, 2025. 7:00PM

Attendees: Chairman Bowler; Director Odean Bowler; Vice Chair Paula Guthrie [by phone]; Director Diann Covington; Clerk-Roxanne Aplanalp; Certified Operator-Judy Leavitt; Cross-Connection Administrator-Ethel Benware. Director Dusty Leavitt, excused.

Chairman called meeting to order at 7pm, quorum established, pledge of allegiance recited.

September Meetings Minutes: The board reviewed and approved prior minutes.

Motion by Director O. Bowler seconded by Vice Chair Guthrie to approve the September 2 workshop and September 3 meeting minutes. Unanimous approval with Directors O. Bowler, Guthrie, and Covington voting aye.

September/October Financial Reports: Clerk confirmed a \$5,000 transfer to loan fund. Response to question about loan payoff was two years remaining on the loan.

Motion by Director O. Bowler seconded by Director Covington to approve the September and October expenditures. Unanimous approval with Directors O. Bowler, Guthrie, and Covington voting aye.

Water System Report: Director Leavitt absent.

Park and Street Light Report: Director O. Bowler stated he has bulbs and will be changing out bulbs not working.

Certified Operator Report: TCR samples for September/October passed. Operations remain stable despite declining spring flows (~30–49 gpm) spring flows (49–42 gpm in July, ~42–31 gpm in August), likely drought-related. Tanks are meeting demand with minimal well usage.

DBP Reports completed Oct 17 despite data formatting issues; state confirmed submissions are fine; ChemTech testing not required until 2027.

The Covington/Norton homes are experiencing Intermittent faucet sputtering. The Guthries said same at their place. Rarick said she has it but only on outside faucet. All four homes are in a row. Issue has not been reported to Director Leavitt.

Post-flood cleanup continues. No damage to water system. Road safety concerns near the pond/white rock area. The irrigation company is responsible for pond clean-out.

Well activated during fire event; Ohran fire hydrant had inadequate pressure; used upper rodeo hydrant.

Well turned off 10-3.

A culinary leak at Judy's residence noted.

Ohran used hydrant to fill private pool/pond (estimate ~15,000 gallons); tools provided to access hydrant; uncertainty about tool return. Discussion on rather they should be billed. CO will discuss with Ohran.

CO was to provide the Lead and copper customer notification/Certification to DDW for the files. CO did not bring to meeting.

Cross-Connection Administrator Report: Ethel discussed two different responses on this. The board agreed with state guidance (Chris Bowles) allowing non-emergency hydrant use only with approval and strict conditions (qualified personnel, proper air gap, hose integrity). A written policy will be incorporated into updated rules and provided to the fire district. Fire district will not purchase a metered gauge; potential equipment purchase may fall to the water company/contractor.

Inspections of aging dual-checks in McGregor subdivision are underway. Dusty inspected 4 of 6 older dual-check assemblies; one actuated successfully; others functional but aging; two larger units need specific parts for actuation.

Old Business:

Discuss October Meter Readings: Clerk reported usage was consistent with previous readings. About 20 users are over the target of 15,000 gal monthly.

To date about 13 million gallons have been used. Projection is for 17 of the 20 million gallons allowed will be used in 2025. Discussion about meters being covered with mud/debris from recent flooding; homeowners should clear boxes per bylaws. Deep meter reads require extensions, flashlight, camera. January 1 readings planned—who will do to be determined in December meeting.

Discuss Leaks on Lakeview Dr: Chairman said Director Leavitt reported it as slow leak.

Discuss Update of Operation Rules: Clerk advised documents were sent to RWUA. Curt Ludvigson is updating them. Clerk introduced Janelle Brathwaite from RWAU who said target is to complete draft by end of November and then Board can finalize.

Discuss Tiered Rate Billing: Janelle explained the computer program being used. Talked about the flexibility to change program as need. Discussion AMI/Digital Meter Upgrades. Polaris system estimate ~\$38,000–\$40,000 for 76 meters. Clerk said could only do 70 meters (excluding inactive connections). System does monthly reads, leak detection alerts, and improved state compliance reporting. Has 20-year lifespan with battery replacements. Nearby systems using are Diamond Valley and City of St. George. Could contact them for performance feedback. No purchase decision yet. Need to develop tiered rate plan, timeline for 2026–2027, and hold discussion with community.

New Business:

Discuss Moving Towards Digital Office: Vice Chair Guthrie said she had discussed with the NWSSD. She is exploring online payment solutions (QuickBooks, Square, Zelle/Venmo with fraud caution) and vendor-managed website options (example: \$3,000 setup + \$15/month maintenance). She is considering a resident survey to determine interest. Vice Chair will continue research.

Discuss Procedures During Emergency: Clerk said inconsistent message was delivered to the community during the June water incident. She said the existing procedure call for the Vice Chair to draft the message so all residents get the same information. This was not followed during June event. Vice Chair Guthrie will review existing plan for updates. She proposed a Color-coded alert system (red/yellow/green) with explicit directives (e.g., no outdoor taps, washers/dishwashers).

Discuss/Approve Bangerter Request regarding Stop Paying Other Service: Layne requested to stop paying \$10 monthly park/streetlight fee, asserting non-use. Board reaffirmed fee applicability within district boundaries; historical context (Smith Ranch/Shurtliff) noted; fairness/precedent concerns cited. Board will draft and send a formal letter explaining fee applicability; have all five directors sign to show unity.

Discuss/Approve 2026 Tentative Budget: Clerk reviewed the budget. Same expenses as in previous years. Clerk asked CO about item she had written in her report as needed. CO said not necessary—RWAU brings their equipment. Discussion to update budget line for well power 20% due to spring flow decrease; keep \$9,000 tank repairs and \$2,500 well meter; includes \$3,500 for dual check valves. Tentative budget requires \$92,000 annually or \$83 monthly fee for the 89 connections; current rates at \$55/month are insufficient. Discussion to raise the base water rate by \$5 (to \$60), maintain the \$5 park/streetlight fee. Fee schedule updates discussed (e.g., remove hydrant meter deposit, lien/transfer fees to \$100). A separate motion to approve a \$5 monthly increase for 2026 was not completed as entire budget needs to be approved. Janelle said target should be \$250K in savings for our size. GSSD has \$152K. There is two years left on loan at 2% so paying off early not favored. Then \$16,000 will go to upgrade fund annually. Notice for Public hearing on budget and rate increase will be in November bills with a conservation messaging.

Motion by Director O. Bowler seconded by Director Covington to approve the proposed 2026 Tentative Budget for \$92960 with corrections as discussed and raise water rate by \$5 (to \$60) and keep park/streetlight fee at \$5; conservation messaging emphasized. Tiered rate adoption targeted for future years (discussion in 2026, likely implementation by 2027). Unanimous approval with Directors O. Bowler, Guthrie, and Covington voting aye.

Board Comments of Future Meetings: None

Public comments: None

Community Issues: Discussion that Town cleanup can wait until leaves finish falling.

Adjourn: 9:02PM

Motion by Director O. Bowler seconded by Director Covington to adjourn. Unanimous approval with Directors O. Bowler, Guthrie, and Covington voting aye.

Approved: 12-3-25

Submitted by : Roxanne Aplanalp, Clerk

Public in attendance: Janelle Brathwaite, RWAU, Gail Humphries, Shelly Rarick, Dallin Redd, Curt Benware