



South Weber Water Improvement District

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Office-Wendy Dahl (801) 475-4749

Emergency Maintenance

Freddy Loertscher (801) 675-1082

Perry McCorkle (801) 317-6987

Board of Directors

Chair Darren Hess (801) 475-4320

Co-Chair Cindi Mansell (801) 540-2486

Secretary Sherry Poll (801) 726-9484

Treasurer Jan Ukena (801) 479-8749

Maintenance Supervisor

Jeff Monroe (801) 726-9226

Minutes for the South Weber Water Improvement District Board Meeting held Wednesday, November 12, 2025, at 5:00 p.m. in the Water District Building. Board members in attendance included: Darren Hess, Cindi Mansell, Sherry Poll, Jan Ukena, and Jeff Monroe. Maintenance: Freddy Loertscher and Perry McCorkle.

Call Meeting to Order

Minutes approval for October 8, 2025 Board Meeting

Ms. Poll moved to approve the October 8, 2025, Board Meeting Minutes.

Motion seconded by Ms. Ukena. Motion carried unanimously.

Maintenance Report and Business

-Excess Equipment

Discussion about excess equipment in the maintenance shop that is not used and is taking up space. Items such as a small trailer, pump, generator, and other miscellaneous items. The maintenance team would like to sell the items to make space in the shop. The income from sales would be added to the District funds. The Board agreed.

-The meter installation schematic needs to be updated. Ms. Dahl stated that she had received the digital copies of the schematics from Gardner Engineering with an estimated update bid for \$138.00 per hour to make the needed changes. Maintenance will draft the changes needed and Ms. Dahl will send to Gardner for a final bid.

-Mr. Loertscher received pricing on the larger Sensus meters for lots over 1.25 acre. He has a complete list to be used for review.

Large Meter Project

-Discussion on bidding out installation for larger meters as the larger project is likely not in the wheelhouse of our current installation contractors. The Board will need to have its contracted engineer put together bidding specs and get started so we can finish the installations before the federal funding runs out. Mr. Hess stated that if the procurement is less than \$50,000, we can source it, but if it is over that amount, then an RFP will need to be sent out.

-Discussion about reviewing the larger properties that may be developed prior to 2027 when the meter funding ends. There would be no need to install the larger, expensive meters if the land is going to be developed within the next couple years.

-There is still a property on View Drive that the customer is unwilling to allow access to his property to install the meter. Mr. Hess stated that he has reviewed the state code and it is ambiguous, however, the meter needs to be installed, and we don't want to let that drop. The maintenance team will need to contact the Sheriff before installing.

Maintenance team was excused.

Coach T Subdivision Plans

-Plans for the Coach T Subdivision were sent by email for the Board to review prior to this meeting. They were also emailed to The District Engineer, Reeve & Associates. The Board members discussed and reviewed the recommendation letter received from Reeve & Associates which outlined a list of changes needed on the Subdivision plans to comply with the District's requirements and infrastructure. The Board needed clarification on one of the line sizes recommended by the engineer, so the item was tabled until December. Mr. Hess will contact Reeve & Associates to clarify the question. Ms. Dahl will contact the owners and let them know.

Review of Financials, Budget, and Invoice Approval

Review of all monthly statements, approval of invoices, and meter project finances.

-Ms. Dahl presented the projected numbers for the year end 2025 budget which Board members reviewed. Ms. Dahl pointed out that after paying the contractors for the latest meter installations, money would need to be transferred from the Money Market Account to the General Account. After discussion, the following motion was made:

Mr. Monroe moved to have Ms. Dahl transfer \$45,000 from the AFCU Money Market to the AFCU General Account. Motion seconded by Ms. Poll. Motion carried unanimously.

Review of Tentative 2026 Budget

-Board members discussed and prepared the 2026 Tentative Budget. After discussion, the following motion was made:

Mr. Monroe moved to approve the 2026 Tentative Budget. Motion seconded by Ms. Ukena. Motion carried unanimously.

Schedule Budget Public Hearing for December

Ms. Ukena moved to schedule a Budget Public Hearing for December 10th, 2025 at 6:00 p.m. at the District Office. Motion seconded by Ms. Poll. Motion carried unanimously.

-It was discussed that a Truth in Taxation should be planned for March of 2026.

Duplex Buildings on Lester Drive

-Discussion about the Duplex Buildings on Lester Drive that have one connection serving two buildings. Ms. Dahl spoke to the owner about the Board's decision for each building to have its own connection. The customer explained that the way the two buildings are

connected and not separated correctly as parcels they would likely need to be sold together. There were also some stipulations with the city regarding the way they are connected. The board discussed what it would require for the owner to separate the irrigation lines of the property and for each building to have its own connection. It was also discussed that all the duplexes in the area have two separate addresses and are typically rented to different people. Ms. Ukena felt that each address should have its own meter. The District Map was reviewed, and it showed a connection to both duplex buildings in question, so Ms. Dahl will verify with the maintenance team. This discussion was tabled until the December meeting.

New Business – Board, Office Manager

- No new business.
- All members will be in attendance in December.

Adjourn

**Ms. Poll moved to adjourn the meeting. Motion seconded by Ms. Ukena.
Meeting adjourned at p.m.**

Respectfully submitted by the South Weber Water Improvement District Clerk on this 10th day of December 2025 for Board review and approval.

Wendy Dahl District Clerk