MINUTES OF THE GRANGER-HUNTER IMPROVEMENT DISTRICT BOARD MEETING

The Meeting of the Board of Trustees of the Granger-Hunter Improvement District (GHID) was held Tuesday, March 24, 2026, at 3:00 P.M. at the District office located at 2888 S. 3600 W., West Valley City, Utah.

This meeting was conducted electronically in accordance with the Utah Open and Public Meetings Act (Utah Code Ann. (1953) §§ 52-4-1 et seq.) and Chapter 7.12 of the Administrative Policy and Procedures Manual ("Electronic Meetings").

Trustees Present:

Wayne Watts	Chair
Debra Armstrong	Trustee
Roger Nordgren	Trustee

Staff Members Present:

Jason Helm	General Manager/Treasurer
Todd Marti	Assistant General Manager/District Engineer
Troy Stout	Assistant General Manager/Chief Operating Officer
Ricky Necaise	Director of Wastewater
Victor Narteh	Director of Engineering
Drew Ovard	Director of Water Systems
Michelle Ketchum	Director of Administration
Justin Gallegos	Director of Information Technology
Dakota Cambruzzi	Human Resource Manager
Austin Ballard	Controller/Clerk
Kristy Johnson	Executive Assistant
Brent Rose	Legal Counsel – Clyde Snow & Sessions PC

Guests:

Dan Johnson	West Valley City/APWA – Left after presentation
Keith Larson	Bowen Collins & Associates – Left after presentation
Rachel Valek	Bowen Collins & Associates - Left after presentation
Adam Spackman	System Admin, GHID - *Electronically*
Darcy Brantly	Accountant, GHID – *Electronically*
Michael Wear	Fleet Division Supervisor, GHID - *Electronically*
Zak Bedard	Project Manager, GHID - *Electronically*

A copy of the exhibits referred to in these minutes is attached and incorporated by this reference. The exhibits are also included in the official minute books maintained by Granger-Hunter Improvement District.

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CALL TO ORDER

At 3:00 P.M. Wayne Watts called the meeting to order and recognized all those present.

Public Comments

There were none.

Approval of the February 17, 2026, Board Meeting Minutes and the March 10, 2026 Emergency Board Meeting Minutes

A motion to approve the February 17, 2026, Board Meeting Minutes and the March 10, 2026 Emergency Board Meeting Minutes was made by Roger Nordgren. Following a second from Debra Armstrong, the motion passed as follows:

Watts – aye Armstrong – aye Nordgren – aye

Conflicts of interest

There were none.

OUR COMMUNITY

APWA Project Award

Dan Johnson, the APWA Utah Chapter President-elect, presented the District with the APWA Outstanding Drinking Water Project of the Year award for the Kent Booster Pump Station Replacement.

2026 Master Plan & Impact Fee Update

Todd Marti and Keith Larson of Bowen Collins & Associates presented the 2026 Master Plan and Impact Fee update. Mr. Marti reviewed how the District used the 2021 Master Plan and discussed some of the areas of emphasis from the 2021 plan that impacted the 10-year implementation plan. Mr. Larsen discussed the need for a 2026 plan update and mentioned the four areas of need: conservation, inflation, aging infrastructure and changes in zoning. – See 2026 Master Plan and Impact Fee Update attached to these minutes for details.

Jordan Valley Water Conservancy District Update

Jason Helm presented the Jordan Valley Water Conservancy District (JVWCD) update. Mr. Helm discussed the February higher water usage compared to 2025. Mr. Helm noted the below average water levels across the state of Utah and discussed the JVWCD Drought Contingency Plan (DCP) Water Supply Restriction Level recommendation being set at level one (1) – Moderate. This restriction level would be adopted in the April JVWCD board meeting. - See Jordan Valley Water Conservancy District Update attached to these minutes for details.

Central Valley Water Reclamation Facility Update

Mr. Helm presented the Central Valley Water Reclamation Facility update. – See Central Valley Water Reclamation Facility Update attached to these minutes for details.

Legislative Update

Mr. Helm presented the Legislative update. – See Legislative Update attached to these minutes for details.

OUR TEAM

Enterprise Resilience & Annual Loss Reporting Update

Troy Stout presented the Enterprise Resilience and Annual Loss Reporting update. – See Enterprise Resilience and Annual Loss Reporting Update attached to these minutes for details.

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OUR OPERATIONS

Review & Discuss Financial Report for February 2026

Austin Ballard summarized the February 2026 Financial Reports. – See February 2026 Financial Report attached to these minutes for details.

Review & Discuss Paid Invoice Report for February 2026

Mr. Ballard discussed the February 2026 check report. The February check report totaled $5,768,613.61 coming from six categories: Central Valley Water (30%), infrastructure (27%), Series 2019 Princ/Int Pymt (21%), Jordan Valley Water (10%), payroll taxes and employee benefits (7%), and other (5%). – See February 2026 Paid Invoice Report attached to these minutes for details.

Administrative Services Update

Michelle Ketchum presented the Administrative Services Update. Ms. Ketchum noted the success of the LocalScapes/Grass Seed event that was held at the District in March. – See Administrative Services Update attached to these minutes for details.

Consider Approval for Purchase of Meters & Meter Supplies from MountainLand Supply

Ms. Ketchum asked the Board to consider approval for the purchase of meters and meter supplies in the amount of $248,008.12 from MountainLand Supply. Debra Armstrong made a motion to approve the purchase as noted. Following a second from Roger Nordgren, the motion passed as follows:

Watts – aye Armstrong – aye Nordgren – aye

Water Maintenance Update

Drew Ovard presented the water maintenance update. – See Water Maintenance Update report attached to these minutes for details.

Consider Approval for Purchase of Fire Hydrants, Valves, and Hydrant Components from Ferguson Water Works

Mr. Ovard asked the Board to consider approval for the purchase of waterworks parts from Ferguson Water Works for the District's 2026 Fire Hydrant Replacement Project in the amount of $245,720.00. Roger Nordgren made a motion to approve the purchase as noted. Following a second from Debra Armstrong, the motion passed as follows:

Watts – aye Armstrong – aye Nordgren – aye

Wastewater Maintenance & Fleet Update

Ricky Necaise presented the wastewater maintenance, safety and fleet report. – See the Wastewater Maintenance and Fleet Update report attached to these minutes for details.

The Municipal Wastewater Planning Program (MWPP) approval item was moved to later in the meeting to give the Board the opportunity to look through the report prior to approval. See after Engineering Department Update.

Operations Update

Justin Gallegos presented the Operations report. – See Operations Update attached to these minutes for details.

Water Supply Report

Mr. Gallegos presented the February water supply and sewer reports. – See Operations Update attached to these minutes for details.

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Consider Approval of Contract Amendment to JWC Environmental, Inc. for Purchase of Two Wastewater Channel Grinders for 26: Wastewater Channel Grinders Project

Mr. Gallegos asked the Board to consider approval for a contract amendment to JWC Environmental, Inc. for the purchase of two wastewater channel grinders for the 26: Wastewater Channel Grinders Project in the amount of $102,545.09. Roger Nordgren made a motion to approve the contract amendment as noted. Following a second from Debra Armstrong, the motion passed as follows:

Watts – aye Armstrong – aye Nordgren – aye

Capital Projects Update

Todd Marti and Victor Narteh presented the Capital Projects update. – See Capital Projects Update attached to these minutes for details.

Consider Approval of Contract Amendment for Design & Construction Phase Services with Hansen, Allen & Luce for 23L: Watts Well No. 18 Drilling & Equipping Project

Mr. Marti asked the Board to consider approval of a contract amendment for design and construction phase services with Hansen, Allen & Luce for the 23L: Watts Well No. 18 Drilling & Equipping Project in the amount of $52,930.00. Debra Armstrong made a motion to approve the contract amendment as noted. Following a second from Roger Nordgren, the motion passed as follows:

Watts – aye Armstrong – aye Nordgren – aye

Consider Approval of Construction Contract to Newman Construction for 25G: 4100 S Waterline Replacement Project

Mr. Narteh asked the Board to consider approval of a construction contract to Newman Construction for the 25G: 4100 S Waterline Replacement Project in the amount of $2,055,000.00. Roger Nordgren made a motion to approve the contract as noted. Following a second from Debra Armstrong, the motion passed as follows:

Watts – aye Armstrong – aye Nordgren – aye

Consider Approval of Contract Amendment for Construction Management & Public Involvement Services with Consor North America Inc. for 25G: 4100 S Waterline Replacement Project

Mr. Narteh asked the Board to consider approval of a contract amendment for construction management and public involvement services with Consor North America Inc. for the 25G: 4100 S Waterline Replacement project in the amount of $166,220.00. Debra Armstrong made a motion to approve the contract amendment as noted. Following a second from Roger Nordgren, the motion passed as follows:

Watts – aye Armstrong – aye Nordgren – aye

Engineering Department Update

Mr. Marti and Mr. Narteh presented the Engineering Department update. – See Engineering Department Update attached to these minutes for details.

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Consider Adoption of Municipal Wastewater Planning Program (MWPP) Report for Year Ending 2025 to be Submitted to State of Utah Department of Environmental Quality

Ricky Necaise asked the Board to consider adoption of the Municipal Wastewater Planning Program (MWPP) Report for the year ending 2025 that will be submitted to the State of Utah Department of Environmental Quality. Debra Armstrong made a motion to adopt the report as noted. Following a second from Roger Nordgren, the motion passed as follows:

Watts – aye Armstrong – aye Nordgren – aye

CLOSED SESSION

At 5:00 P.M., Roger Nordgren made a motion to enter into a closed session to discuss pending or reasonably imminent litigation. Following a second from Debra Armstrong, the motion passed as follows;

Watts – aye Armstrong – aye Nordgren – aye

All Trustees; Jason Helm, General Manager; Todd Marti, Assistant General Manager/District Engineer; Troy Stout, Assistant General Manager/Chief Operating Officer; Justin Gallegos, Director of Information Technology; Drew Ovard, Director of Water Systems; Victor Narteh, Director of Engineering; Dakota Cambruzzi, Human Resource Manager; Ricky Necaise, Director of Wastewater; Michelle Ketchum, Director of Administrative Services; Austin Ballard, Controller/Clerk; Kristy Johnson, Executive Assistant, and Brent Rose, District legal counsel were present during the strategy session to discuss pending or reasonably imminent litigation.

At 5:17 P.M., Debra Armstrong made a motion to end the closed session and enter back into an open session. Following a second from Roger Nordgren, the motion passed as follows;

Watts – aye Armstrong – aye Nordgren – aye

BOARD MEMBERS INPUT, REPORTS, FOLLOW-UP ITEMS OR QUESTIONS

ADJOURNED

Inasmuch as all agenda items have been satisfied, Debra Armstrong made a motion to adjourn the meeting. Following a second from Roger Nordgren, the motion passed as follows and the meeting adjourned at 5:18 P.M.

Watts – aye Armstrong – aye Nordgren – aye

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Wayne D. Watts, Chair

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Austin Ballard, Clerk

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