WHITE CITY WATER IMPROVEMENT DISTRICT
BOARD OF TRUSTEES
STAFF/PLANNING MEETING

District Office
999Galena Drive
Sandy, Utah
Wednesday, May 20, 2026

STAFF PLANNING MEETING 5:00 P.M.

1. Call to Order and Determination of Quorum - The meeting of the White City Water Improvement District Staff Planning Committee was called to order a 5:00 p.m. on Wednesday, May 20, 2026 at the District Office by Chair Paulina Flint. It was determined a quorum was present.

2/`Sunrise Engineering Report - Cliff Linford

- Status of Well 10 Repair - Cliff reported the pumps are in and will be installed by the first week in June. We should be operational by the end of June. Paulina requested the Board be advised of the date and time o the start-up so they can attend. James will let them know.

- Update on Canal Property - This project has been extremely backed up. Work is nearing completion and should be completed in the next week.

- Status of Source Protection Plan Update - 2026 - The Source Protection Plan is complete in draft form and is being reviewed. We are waiting for comments back from the State. We don't expect any comments back.

- Status of Turquoise Drive PRV Relocate - The survey is complete . We should have a plan set for James by the next Board meeting.

- General Engineering - There were no General Engineering items for discussion **It was moved by Mr. Tue, seconded by Mr. Johansen, the Sunrise Engineering Report be accepted. The motion was approved with the following vote: Messrs. Huntzinger, True and Johansen, aye; Ms. Flint and Seiger-Webster, aye.**

3. Managers Report

Operations Manager Report

- Water Usage Report - James reported for April we pumped 60.1M gallons, billed 39.2M, about 25% unaccounted for. This number will drop as demand goes up.

- AMI Meter Reading Tower Update - Two reading towers have been ordered. One for the building, and one for the top of the booster station. Delivery should be in about 6 weeks. He is hopeful we will get about 40% coverage of the District.

- Status of Phlox St/Carnation Drive Main Line Project - We are ready to move forward with this project. The parts are in, and we have the numbers from Sunrise for Alma. The last step is the permit which he has in hand and will deliver to the MSD tomorrow. We plan to start on Tuesday the 26. We will be pretty close to the full capital improvements budgeted amount on this one.

- TKE Elevator Repair - one of the main hydraulic valves on the elevator went bad and it had to be replaced.

- General Repair & Maintenance Update - James reported we had a water main break on Platinum, a short side on Carnation, a water main break on 17 East, a short side on Amaryllis and a long side on Buddlea Drive. We have received 20 new meters with 180 expected next week. James expressed his appreciation to Danny and David who handled several serious problems which occurred while he was out of town. They did a great job on power outages, high demand due to the heat, power issues, communication issues, etc. Can't speak highly enough about how they handled all remarkably well. It was noted meter lids need to be checked periodically. We have some reports they are coming loose and creating a hazard. James stated lids were all checked a couple of years ago but on an as reported basis since that time. In some cases the bolts have come loose. Any new occurrences will be handled on a priority basis. **It was moved by Mr. Johansen, seconded by Ms. Seiger-Webster the Operations Manager Report be accepted. The motion was approved with the following vote: Messrs. True, Johansen and Huntzinger, aye; Ms. Flint and Seiger-Webster, aye.**

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General Manager Report

- RRA Update - Ryan report he has been working with Brian Elwell on the 2026Update which is due the end of June, and received his recommendations today. There is more work to be done, mostly policy and procedures items. We should be ready well ahead of the final certification date.

- Discussion regarding Last Blast of Summer - - Operations Providing Water - Ryan reviewed his discussion with the Community Council regarding the District providing water to participants in the Last Blast of Summer. There were some concerns last year. Filling of water containers was not being well monitored creati a health hazard. James stated he felt the liability for us was too great with them filling plastic containers. He did speak with Brent about the water bottle situation and he said they do not have a vehicle to transport a pallet of water bottles, or a place to store them. James offered to pick up water, store, and deliver to the Park to help provide water for the event. Ryan stated we will move forward to help them pick up, store, and deliver bottled water to the Park.

- Code Red Contract Update - Ryan reported we prepared and delivered a letter to Code Red expressing our desire to withdraw from the contract with them for emergency notification services. They have denied the request. Legal counsel reviewed the state law and responded. We received word today they will be cancelling our contract effective August 21, 2026. We will start the transition and migration of information in July.

- JVWCD Standby Water Purchase Agreement - Ryan reported this agreement with JV expires on June 15, 2026. He sent them 30 day notice that we want to extend the contract for another 5 years. They responded ok but they would need to male some changes. Ryan will meet with their general manager to discuss.

- XPress Billpay Integration with Casselle Ryan stated this is very premature. We received an e-mail from Casselle that XPress Billpay no longer wants to integrate with Casselle. We don't have a lot of details yet and Ryan will advise when more information is available.

- Newsletter Deadline & Suggestions - CCR Ryan stated the new format CCR will be sent out next month. Because of sizing issues it may go out as a separate mailer to each household .

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Legislative Update - Ryan stated Revenue and Taxation Committee met today. He did not see anything that would affect us. There was some discussion about water taxation. Also, at the Task Force meeting they still want a perimeter project, called Water Intensified. They will be heavily pushing water drought messages. We will need to watch the surface water guys and their impact on the aquifer. Most are currently pumping. James has ben looking at historic trending in our aquifer. **It was moved by Mr. Huntzinger, seconded by Ms. Seiger-Webster the General Manager Report be accepted. The motion was approved with the following vote: Messrs. Johansen, True and Huntzinger, aye, Ms. Seiger-Webster and Flint, aye.**

WHITE CITY WATER IMPROVEMENT DISTRICT
BOARD OF TRUSTEES

District Office
999Galena Drive
Sandy, Utah
Wednesday, May 20, 2026

Members
Present: Paulina Flint, Chair; Bob Johansen, Vice Chair; Garry True, Treasurer,; Christy Seiger-Webster, Clerk; Chris Huntzinger

Others
Present: Paul Ashton, Ryan Johnson, Jeff Miles

1 Call to Order and Determination of Quorum -

The meeting of the White City Water Improvement District Board of Trustees was called to order at 6:00 p.m. on Wednesday, May 20, 2026 by Chair Paulina Flint at the District Office. It was determined a quorum was present. All Board members were present.

2. Public Comment -

Mr. Johnson stated no public comment has been received, and no public representatives were present.

3. Approval of Minutes of April 15, 2026 (DEFERRED)

Ms. Flint stated approval of the April minutes has been deferred until next month.

4. 2025 Audit Presentation and Board Action - Jeff Miles, of HBME

Jeff Miles HBME expressed his appreciation to the staff and Board for their assistance in the preparation of the 2025 Annual Audit. He stated the audit went very well this year. This year's audit was done totally remotely. After approval, the audit will be uploaded to the Auditor's Office. Mr. Miles reviewed the independent auditor's report on pages 1-3. He stated this is an unmodified opinion and the Financial statements are in conformity with generally accepted accounting principals. He briefly reviewed the management analysis, financial statements, and required supplementary information He discussed the independent auditor report on Compliance and Report on Internal Control Over Compliance as Required by the State Compliance Audit Guide. There were no deficiencies in controls and no findings of non compliance.
He worked with Dave Sanderson on financial statements and thanked him for his assistance. Expenses for the year were reviewed with Repairs and Maintenance current assets discussed. Revenues were up partly due to the new rates. Increases in Expenses, Repairs and Maintenance and Wages and Salaries were discussed Liabilities decreased/

After discussion, Ms. Flint thanked Mr. Miles for his work on the audit,. **It was moved by Mr. True, seconded by Mrs Seiger-Webster the 2025 Annual Audit be accepted. The motion was approved with the following vote: Ms. Seiger-Webster and Flint, aye; Messrs. Johansen, True and Huntzinger, aye.** Mr. Miles will send a final copy of the audit to the District.

5. Accountant/Financial Report
   - Year to Date Report for April, 2026 -Mr. Johnson stated Dave Sanderson is excused from this meeting. Copies of the financial statements for April 2026 are included in the meeting packet, which Mr. Johnson reviewed. After discussion, **It was moved by Ms. Seiger-Webster, seconded by Mr. Johansen the Year to Date Report for April be accepted. The motion was approved with the following vote: Messrs. Huntzinger**, True and Johansen, aye, Ms. Seiger-Webster and Flint, aye.
   - Approval of April, 2026 Expenses - After review, **It was moved by Mr. Huntzinger, seconded by Ms. Seiger-Webster the April 2026 Expenses be approved. The motion was approved with the following vote: Messrs True, Huntzinger and Johansen, aye; Ms. Flint and Seiger-Webster, aye.**

6. **General Manager's Report**

UPCOMING CONFERENCES, SEMINARS AND MEETINGS

- RWAU Fall Conference - Layton, Ut., August 31 - September 2, 2026
- UASD Fall Conference - Layton, Ut., November 4-6. 2026 - **Mishell, Ryan**

Conferences information is in the packet. **It was moved by Mr. Huntzinger, seconded by Ms. Seiger-Webster the General Manager Report be accepted. The motion was approved with the following vote: Messrs. Johansen, True and Huntzinger, aye; Ms. Flint and Seiger-Webster, aye.**

It was moved by Mr. True, seconded by Mr. Huntzinger the public meeting be closed and the Board move into Closed Session to discuss Personnel Issues. The motion was approved with the following vote: Ms. Seiger-Webster and Flint, aye, Messrs. Johansen, True and Huntzinger, aye; Those present included Paulina Flint, Bob Johansen, Garry True, Cris Huntzinger, Paul Ashton, Ryan Johnson Christy Seiger-Webster

I, Paulina Flint, Chair of the White City Water Improvement District Board of Trustees hereby certify that on Wednesday, May 20, 2026 the public meeting of the White City Water Improvement District Board of Trustees was closed and the Board moved into Closed Session to discuss Personnel Issues. No other actions or decisions were made at that time.

Paulina Flint, Chair Paulina P. Flint

The Closed session was not recorded and no minutes were taken

7. <u>Closed Session if needed. As allowed under Ut Code Ann54-4-205</u>

- A Discussion of the Character, Professional Competence or Physical or Mental Health of an individual, (Utah Code 52-4-205
- B Strategy Sessions to discuss pending or reasonably imminent litigation. (Utah Code 52-4-205)
- C. Strategy sessions to discuss the purchase, exchange or lease of real property (Utah Code 2-4-205)
- D Discussion regarding the deployment of security, personnel , devices, or systems m and (Utah Code 52-4-205)
- E Investigative proceedings regarding allegation of criminal misconduct. (Utah Code 524-205)

At 6:30 PM The Board moved out of Closed Session. ; Those present included Paulina Flint, Bob Johansen, Garry True, Cris Huntzinger, Paul Ashton, Ryan Johnson Christy Seiger-Webster

8. <u>Discussion and Action Re: Modification of Foxley/Pignanelli contract separating legal and lobbying services, and Discussion and Action Re: Styles Daniels, PC</u>

After discussion in Closed Session, **It was moved by Mr. True, the Board modify the Foxley/Pignanelli contract dated April 1,2026. The motion was seconded by Ms. Seiger-Webster and approved with the following vote: Ms. Flint and Seiger-Webster, aye; Messrs. True, Huntzinger and Johansen, aye.**

After discussion in Closed Session, **It was moved by Ms. Seiger-Webster the proposed contract with Styler Daniels, P.C. for the performance of legal work effective April 1, 2026. This will cover the cancellation of the legal contract with Foxley/Pignanelli , moving to Styler Daniels. The motion was seconded by Mr. Johansen and approved with the following vote: Messrs. Johansen, True and Huntzinger, aye; Ms. Flint and Seiger-Webster, aye.,**

9. Water System Issues

There were no additional water system issues for discussion.

10 Suggested Items for Future Board Meetings -

Mr. True stated we have a new member on the Board a photograph should be taken. It was suggested we schedule following the election for January, 2027

Candidate filing date is June 8, 2026

Employee reviews need to be completed in May. General Manager review to be done in June.

11 Adjourn

It was moved by Mr. Johansen, the meeting adjourn.

Respectfully submitted,

Susan A. Dean

Susan A. Dean, Secretary

Approved:

Paulina F. Flint

Paulina F. Flint, Chair