

# JENSEN WATER IMPROVEMENT DISTRICT

## MEETING APPROVED MINUTES

JUNE 18, 2026 6:00 P.M.

JWID OFFICE

5950 S. 8500 E.  
JENSEN, UT 84035

|                   |                                                                                                                                                                                                                                          |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| MEETING CALLED BY | Randan Vincent                                                                                                                                                                                                                           |
| TYPE OF MEETING   | Regular Scheduled Board Meeting                                                                                                                                                                                                          |
| FACILITATOR       | Randan Vincent                                                                                                                                                                                                                           |
| NOTE TAKER        | Trudy Wheeler                                                                                                                                                                                                                            |
| ATTENDEES         | <b>Board Members:</b> Randan Vincent, Russell Tomlinson, Monty Pratt, Jake Wilkins, Lorn Ruppe<br><b>Employees:</b> Trudy Wheeler, Travis Ruppe<br><b>Community Participants:</b> Brooks Jones (Jones & Demille Engineering), Rick Buist |

### Agenda topics

#### TOPIC: REVIEW BOARD MEETING MINUTES 5-21-2026

|              |                                                                                                                                                                                                                                |          |  |
|--------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|--|
| DISCUSSION   |                                                                                                                                                                                                                                |          |  |
| CONCLUSIONS  | Lorn made a motion to approve the meeting minutes, Monty 2nd the motion. All board members voted: Randan Vincent-For, Russell Tomlinson-For, Monty Pratt-For, Jake Wilkins-For, Lorn Ruppe-For. Motion passed; board approved. |          |  |
| ACTION ITEMS | PERSON RESPONSIBLE                                                                                                                                                                                                             | DEADLINE |  |
|              |                                                                                                                                                                                                                                |          |  |

#### TOPIC: REVIEW CONSTRUCTION WORK MEETING MINUTES 6-16-2026

|              |                                                                                                                                                                                                                                  |          |  |
|--------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|--|
| DISCUSSION   |                                                                                                                                                                                                                                  |          |  |
| CONCLUSIONS  | Lorn made a motion to approve the meeting minutes, Russell 2nd the motion. All board members voted: Randan Vincent-For, Russell Tomlinson-For, Monty Pratt-For, Jake Wilkins-For, Lorn Ruppe-For. Motion passed; board approved. |          |  |
| ACTION ITEMS | PERSON RESPONSIBLE                                                                                                                                                                                                               | DEADLINE |  |
|              |                                                                                                                                                                                                                                  |          |  |

#### TOPIC: AYCOCK, MILES AND ASSOCIATES 2025 AUDIT

|              |                                                                                                                                                                                                                                                                             |          |  |
|--------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|--|
| DISCUSSION   | The audit needs some more time. Clegg got the corrections and still needs to review them. He will upload all the documents by June 30 <sup>th</sup> and come and present them to us next month. He will send the file to us next week so Monty and Randan can review prior. |          |  |
| CONCLUSIONS  |                                                                                                                                                                                                                                                                             |          |  |
| ACTION ITEMS | PERSON RESPONSIBLE                                                                                                                                                                                                                                                          | DEADLINE |  |
|              |                                                                                                                                                                                                                                                                             |          |  |

#### TOPIC: CERTIFIED TAX RATES

|              |                                                                                                                                                                                                                                        |          |  |
|--------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|--|
| DISCUSSION   | 2026 tax rate is set at .000583 with a revenue of \$107,902. The proposed tax rate percent changes every year, but with new growth the revenue goes up slightly. If we want to change it we will have to go through Truth in Taxation. |          |  |
| CONCLUSIONS  | Russell made a motion to approve the certified tax rates, Jake 2nd the motion. All board members voted: Randan Vincent-For, Russell Tomlinson-For, Monty Pratt-For, Jake Wilkins-For, Lorn Ruppe-For. Motion passed; board approved.   |          |  |
| ACTION ITEMS | PERSON RESPONSIBLE                                                                                                                                                                                                                     | DEADLINE |  |
|              |                                                                                                                                                                                                                                        |          |  |

**TOPIC: JONES & DEMILLE ENGINEERING/REDWASH CHANGE ORDER**

|                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                           |                 |
|---------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------|-----------------|
| <b>DISCUSSION</b>   | <p>The project is moving along we have change order number 2 for the north and south end extension. The new line will loop around the retaining walls and add an extra 45'. We will just shorten the line 45' at the end and place the valve where it ends. New line will be under the edge of the road and will cross the road and go on the west side culvert but will still have 5' cover on the top and bottom. We will still be within the loan even with the rock excavation in contingency money. We will have to stay in the road right of way.</p> <p>For the line that isn't buried to 5' cover Mike asked if he could add insulation over the top. It's roughly 450' that isn't buried enough. After discussing the board doesn't want insulation added they want the line dropped to depth. Mike replaced Shay's line crossing after Todd hit it when doing a line compaction test.</p> <p>Randan feels it would be beneficial to have a meeting with Burdick and find out their plan. Set up a meter with Burdick, us and the engineers. Tuesday at 9:45 am here at Jensen Water.</p> |                           |                 |
| <b>CONCLUSIONS</b>  | Russell made a motion to approve change order #2, Lorn 2nd the motion. All board members voted: Randan Vincent-For, Russell Tomlinson-For, Monty Pratt-For, Jake Wilkins-For, Lorn Ruppe-For. Motion passed; board approved.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |                           |                 |
| <b>ACTION ITEMS</b> |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | <b>PERSON RESPONSIBLE</b> | <b>DEADLINE</b> |
|                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                           |                 |

**TOPIC: SUNRISE ENGINEERING**

|                     |               |                           |                 |
|---------------------|---------------|---------------------------|-----------------|
| <b>DISCUSSION</b>   | Didn't attend |                           |                 |
| <b>CONCLUSIONS</b>  |               |                           |                 |
| <b>ACTION ITEMS</b> |               | <b>PERSON RESPONSIBLE</b> | <b>DEADLINE</b> |
|                     |               |                           |                 |

**TOPIC: OFFICE REPORT: SADLIER WATER CONNECTION**

|                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                           |                 |
|---------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------|-----------------|
| <b>DISCUSSION</b>   | <p>Tank Cleaning: Our 1MG Tank could have one more year, but the Brush Creek tank is at 5 years. Board decided to wait until next year to clean the tanks.</p> <p>Matt Simons asked if he could get any credit since his meter was installed and Middleton's might purchase it in the future. Matt needed his old one installed and then bought property and wanted it moved. He will have contractor expenses to remove the old one and to install the new one. The board agreed to leave the old one and if Middleton's don't purchase a meter they will dig it up in the future at Jensen Water's expense. No credit will be given as they already agreed to dig it up at our expense if it is never purchased. Meter shouldn't have been installed until ready for it.</p> <p>Years ago Ivan Sadlier brought up a meter was given to him when the pipeline ran through his property in exchange for the easement. Nothing was ever found. Dixie Sadlier now owns the land and brought up the meter again. Trudy asked if they had any paperwork, but she didn't have any. Trudy went through minutes and the files from 2002-2006 found notes of a mention that maybe they should be given a meter but no motion or any legal paperwork showing it was ever given. Trudy will get with Dixie to look for a legal document showing they received a meter. If not, they can come to a board meeting and talk to the board.</p> |                           |                 |
| <b>CONCLUSIONS</b>  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                           |                 |
| <b>ACTION ITEMS</b> |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | <b>PERSON RESPONSIBLE</b> | <b>DEADLINE</b> |
|                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                           |                 |

**TOPIC: MAINTENANCE REPORT:**

|                     |                                                                                                                                                                                                                                                                        |                           |                 |
|---------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------|-----------------|
| <b>DISCUSSION</b>   | Tri-County samples passed, Redwash Mike Shay's meter got moved while they were putting the driveway in, meter now has a big leak. We will dig up and replace everything tomorrow. Kache Labrum had another leak added more line and removed the rocks around the line. |                           |                 |
| <b>CONCLUSIONS</b>  |                                                                                                                                                                                                                                                                        |                           |                 |
| <b>ACTION ITEMS</b> |                                                                                                                                                                                                                                                                        | <b>PERSON RESPONSIBLE</b> | <b>DEADLINE</b> |
|                     |                                                                                                                                                                                                                                                                        |                           |                 |

## TOPIC: FINANCIAL REPORT – MONTY PRATT

|              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                    |          |
|--------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------|----------|
| DISCUSSION   | Review current budget <ul style="list-style-type: none"><li>Bank Statement - <b>Board Review and Initial</b></li><li>A/P Register - <b>Board Review and Initial</b></li><li>PTIF Accounts - <b>Board Review and Initial</b></li><li>Past Due and Shut off Notice List - <b>Board Review and Initial</b></li><li>2026 Budget Worksheet Report - <b>Board Review and Initial</b></li><li>2026 Ashley Valley Water Statement of Water Used Report - <b>Board Review and Initial</b></li><li>G/L Account – <b>Board Review and Initial</b></li></ul> |                    |          |
| CONCLUSIONS  | Monty asked if meters were ordered prior to the price going up. Yes, Trudy ordered the meters needed. We will have a crew come out they need the meters marked with blue arrows on the street and a flag placed by the meter. Monty mentioned that we should mention in the statement that meters will be installed next month and there will be flags placed by their meters.                                                                                                                                                                   |                    |          |
| ACTION ITEMS |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | PERSON RESPONSIBLE | DEADLINE |
|              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                    |          |

## TOPIC: OPERATION DISCUSSIONS

|              |  |                    |          |
|--------------|--|--------------------|----------|
| DISCUSSION   |  |                    |          |
| CONCLUSIONS  |  |                    |          |
| ACTION ITEMS |  | PERSON RESPONSIBLE | DEADLINE |
|              |  |                    |          |
|              |  |                    |          |

## ADJOURN

Russell made a motion to adjourn the meeting, Jake 2<sup>nd</sup> the motion.