

**MINUTES OF THE WASATCH COUNTY COUNCIL
ACTING AS
THE GOVERNING BOARD OF THE JORDANELLE
SPECIAL SERVICE DISTRICT
FEBRUARY 8, 2022**

PRESENT: Board Chair Mark Nelson
 Board Member Jeff Wade
 Board Member Marilyn Crittenden
 Board Member Kendall Crittenden
 Board Member Steve Farrell
 Board Member Danny Goode
 Board Member Spencer Park

STAFF: Max Covey, the General Manager
 Theresa Baronek, District Clerk, Treasurer
 Dana Kohler, Accounting Clerk, Administrative Assistant
 Rick Tatton, Court Reporter
 Doug Scow, Water Consultant
 Dustin Dietrich, from Bowen Collins
 Kierstan Smith, Financial Officer

Board Chair Mark Nelson called the meeting to order at 5:30 p.m. on Tuesday, January 11, 2022. The record should also reflect that all the Governing Board Members of the Jordanelle Special Service District are present. The record should also reflect that the Governing Board of the Jordanelle Special Service District are meeting in the Wasatch County Council Chambers located in the Wasatch County Administrative building located at 25 North Main, Heber City, Utah 84032. Board Chair Mark Nelson then called the first agenda item.

REGULAR SESSION

APPROVAL OF THE MINUTES FOR JANUARY 11, 2022.

Board Member Marilyn Crittenden made a motion to approve the minutes for January 11, 2022 as written. Councilman Kendall Crittenden seconded the motion and the motion carries with the following vote:

**AYE: Board Chair Mark Nelson
AYE: Board Member Marilyn Crittenden
AYE: Board Member Kendall Crittenden
AYE: Board Member Steve Farrell
AYE: Board Member Danny Goode**

AYE: Board Member Spencer Park

NAY: None.

ABSTAIN: Board Member Jeff Wade (absent)

WARRANT LIST APPROVAL

Board Member Kendall Crittenden made a motion to approve the warrants in the amount of \$624,952.52. Board Member Spencer Park seconded the motion and the motion carries with the following vote:

AYE: Board Chair Mark Nelson

AYE: Board Member Marilyn Crittenden

AYE: Board Member Jeff Wade

AYE: Board Member Kendall Crittenden

AYE: Board Member Steve Farrell

AYE: Board Member Danny Goode

AYE: Board Member Spencer Park

NAY: None.

WATER RESERVATION POLICY UPDATE

Max Covey, the General Manager, addressed the Governing Board of the Jordanelle Special Service District and indicated that the Jordanelle Special Service District bills its Water Reservation fees on an annual basis. North Village Special Service District has reserved a portion of the District's reserved water supply and pays water reservation fees to the District in consideration of that reservation. In the past, the North Village Special Service District has paid these water reservation fees to the District on a monthly basis, which has created some unnecessary administrative issues. As a result the District proposed to amend its Water Reservation Policy to require North Village Special Service District to pay its water reservation fees to the District on an annual basis starting in 2023. The staff's recommendation is for approval of Resolution 2022-01. Also this would amend this reservation billing to where everyone is billed annually because most everyone is. We would then turn around and look for North Village to do the same. Starting next year in February we would just ask the one time payment for that year which would help us keep some of these accounts out of default. This will start in Jordanelle and then move this down to North Village which would take care of some of these issues that we have. Jordanelle Special Service District would bill North Village annually. In the end everybody will be on the same schedule and mitigate some of the issues that we have with collecting some of these accounts being in default.

Councilman Kendall Crittenden made a motion that we approved Resolution 2022-01

approving an annual billing of water reservation fees from Jordanelle. Board Member Marilyn Crittenden seconded the motion and the motion carries with the following vote:

**AYE: Board Chair Mark Nelson
AYE: Board Member Marilyn Crittenden
AYE: Board Member Kendall Crittenden
AYE: Board Member Jeff Wade
AYE: Board Member Steve Farrell
AYE: Board Member Danny Goode
AYE: Board Member Spencer Park**

NAY: None.

FRWTP BID RESULTS

Max Covey, the General Manager, addressed the Governing Board of the Jordanelle Special Service District and indicated that the Jordanelle Special Service District advertised an invitation for bids for contractor services in December to construct the JWTP located on District owned property on Old Highway 40. With the construction of this treatment plant, the Jordanelle Special Service District will be able to access the reserved project water stored within the Jordanelle Reservoir as well as provide other Districts with available M&I water for indoor use. The Plant has been designed in a phased approach with the first phase being 4 MGD expandable to 16 MGD as needed. As a cost saving measure we also included a 10,000 gpm pump station to convey raw water to the Extell project for snow making purposes. The engineers estimate for the total project including the treatment process was \$20 million with Extell's portion being \$6 million. Jordanelle Special Service District held a public bid opening at the Jordanelle Special Service District administration building on February 1, 2022 where we received bids from five contractors with the low bid being Wadsworth Construction at \$22.5 million and a high bid of \$25.7 million. This plant is a key water source for not only for the Jordanelle Special Service District but other Districts within Wasatch County. Given the amount of growth we are seeing within our service areas the Jordanelle Special Service District Management feels it is appropriate to move forward with this project at this time.

Max Covey indicated that we did receive \$5 million worth of ARPA funds over the summer which we will be receiving to help with the cost. We also have bought some of the materials that are being stored for us up in Canada. We sent some of our employees up to look at the equipment and they came back and were very pleased with the quality of work that has been put in this equipment. Also we have a large portion of water stored in the Jordanelle Reservoir that we need to access which will be done from the below the dam in some fashion. This project will help with that issue.

Justin Dietrich, from Bowen Collins, addressed the Governing Board of the Jordanelle Special Service District and indicated that this will give us another source of water which will allow for growth. Justin Dietrich then showed a drawing which showed how the building is located.

Justin Dietrich also showed how the bids were broken down and were pleased in the participation of the bids that were received. Also engineers helped with the bid process. Justin Dietrich then went through the prices of the materials components to be put into the plant. Right now we feel this is the right time to go after this project. We have \$16 million in hand right now. We have about a \$3 million gap right now and there are several sources where they can come from and will cash flow it as it goes along. We also have some capital improvements coming along that we can collect money from. There will also be impact fees coming in and also have an option to do a small bond. There could be more ARPA funds coming in also and will be actively pursuing those. Max Covey indicated that he doesn't want to do is drain accounts but leave some funds available for other projects within North Village. Over the next few months we would like to identify what this funding option will be to fill this gap that we have. I don't want to raise rates and when you bond you raise rates to make bond payments. Right now we have a good amount of money to get this project started and give us some time to decide how the remainder will be funded. Max Covey recommended that the Board move forward with this project and allow myself to start negotiating with the low bid contractor on the contract in issuing a notice of intent to award the project and then award the project as we work through this. Justin Dietrich indicated that the substantial completion of this will be March 2024 and then finish up the odds and ends by May

Board Member Steve Farrell made a motion that we authorize the General Manager to accept bids from Wadsworth Company and execute contracts with them for completion of the FRWTP and raw water pump station. Board Member Jeff Wade seconded the motion and the motion carries with the following vote:

**AYE: Board Chair Mark Nelson
AYE: Board Member Marilyn Crittenden
AYE: Board Member Kendall Crittenden
AYE: Board Member Jeff Wade
AYE: Board Member Steve Farrell
AYE: Board Member Danny Goode
AYE: Board Member Spencer Park**

NAY: None.

GENERAL MANAGER'S REPORT

Max Covey, the General Manager, addressed the Governing Board of the Jordanelle Special Service District and indicated that with regard to the funding for individuals to go to the Water Conference in St. George on March 21, 22, 23. We will take care of that. Just let him know who will be going so that the expenses can be taken care of. Board Member Steve Farrell indicated that we will ask Jordanelle Special Service District to pay for it because you are a member of the organization and you will receive a discount. Then Jordanelle will bill SSA 1 and they will reimburse you.

OTHER BUSINESS

Max Covey, the General Manager, addressed the Governing Board of the Jordanelle Special Service District and indicated that he has a need for a closed session to discuss the sale or acquisition of real property.

Board Member Steve Farrell made a motion to leave our regular agenda and go into a closed session to discuss sale or acquisition of property. Board Member Jeff Wade seconded the motion and the motion carries with the following vote:

**AYE: Board Chair Mark Nelson
AYE: Board Member Marilyn Crittenden
AYE: Board Member Jeff Wade
AYE: Board Member Kendall Crittenden
AYE: Board Member Steve Farrell
AYE: Board Member Danny Goode
AYE: Board Member Spencer Park**

NAY: None.