



## HEBER VALLEY SPECIAL SERVICE DISTRICT

1000 East Main Street  
PO Box 427  
Midway, UT 84049-0427  
Phone: (435) 654-2248

### BOARD MEETING July 11, 2024

**CONDUCTING:** Board Chair, Celeste Johnson

Those in attendance: Steve Farrell, Yvonne Barney, Brenda Christensen, Jim Goodley, Wes Johnson, Jim Goodley, John Haderlie- Larson and Company, Mike Johnston, Heidi Franco

Online- Bryan Provost, Tina Rodriguez

Excused- Celeste Johnson, Clair Provost

**PUBLIC COMMENT:** *This is the public's opportunity to comment on items not on the agenda.*

**ENTITY UPDATES:** Heidi Franco had updates from Heber. She stated that she spoke with Matt Brower and next Tuesday there will be a discussion on the Christensen and Sitla properties.

Steve Farrell stated that Sitla has 350 acres and Christensen has 4000 acres. They are asking for 1200 ERUs. They are looking to annex into Heber.

Mike Johnston stated that there were questions about sewer and water. The ERUs were an issue as well of the use of Center Street.

Heidi Franco said Matt wants HVSSD to decide about servicing this area.

Mike Johnston stated that he spoke with Celeste earlier about the capacity here, and what the limit is for service. There is a maximum capacity here and they owe Heber, Midway and Charleston service and how do they divide up the total ERUs. They need to preserve the growth to the current entities.

Heidi Franco said they talked last month about the growth and that the discussion entailed a consultant for addressing it.

Mike Johnston stated that they have a study that has set the rate and impact fees.

Yvonne Barney stated that they are being approached about this type of development and they need to have on paper where we are and what we can do.

Jim Goodley stated that this is enough property to serve tens of millions of gallons. Do they want to spend the capital to build a facility to treat that amount?

Wes Johnson stated that we can tell them what the capacity and they need to decide how big they want to be.

Celeste Johnson joined remotely to the meeting.

Celeste Johnson stated that this plant was never meant to be so big, and they are trying to be appropriate.

Steve Farrell stated that they should have Jim gather up all the studies that have been done and go from there.

Jim Goodley said he will gather the information and work with Celeste to determine all the pieces.

- 1) Consent Agenda Approval - (5 minutes)
  - A. June 13, 2024, Board Meeting Minutes
  - B. Balance Sheet June 2024
  - C. Bank Reconciliation Detail June 2024
  - D. P&L Detail June 2024
  - E. PTIF General Fund Statement June 2024
  - F. PTIF Impact Fee Fund Statement June 2024
  - G. Warrant List June 2024

**A motion was made by Steve Farrell to approve the consent agenda as presented. The motion was seconded by Yvonne Barney and the Vice Chair asked for a vote:**

**Celeste Johnson- Yes  
Clair Provost- Excused  
Steve Farrell- Yes  
Heidi Franco- Yes  
Yvonne Barney- Yes  
Brenda Christensen- Yes  
Mike Johnston- Yes**

- 2) Audit Report (Jon Haderlie- Larson & Co.- 15 mins)

John Haderlie, from Larson and Co., attended the meeting to address the 2023 audit report. He said their job is to take all the information and make sure it is correct. He stated that audits are risk based. If you have cash or capital assets you have risk. They looked at the journal entries to make sure they had been done correctly. They did not have any findings or risks at HVSSD.

- 3) Budget Status Update (Tina Rodriguez- 45 min)

Tina Rodriguez. addressed the status of the budget through the end of June. The board reviewed the line items, and the numbers and Celeste Johnson stated that she would like to meet with the financial committee to clean it up and look at it again in another meeting.

**A motion was made by Steve Farrel to defer the motion for this and look at it again after the financial committee has met. The motion was seconded by Brenda Christensen and the Vice Chair asked for a vote:**

**Celeste Johnson- Yes**

**Clair Provost- Excused**  
**Steve Farrell- Yes**  
**Heidi Franco- Yes**  
**Yvonne Barney- Yes**  
**Brenda Christensen- Yes**  
**Mike Johnston- Yes**

Celeste wants to meet with the financial committee to clean it up and look at it again in the August meeting

Steve motion to defer

Brenda second

4) DHHS Meeting/Monitoring Summary (Jim Goodley- 15 mins)

Jim Goodley said they held a follow-up meeting from the February meeting. This was an update on progress. There was no public attendance at the meeting. There were several from the advisory board and John Mackey from DWQ. Alajandra gave a summary of the complaints of odor. There were 91. There were no complaints on the same date or same place of origin. There were reports from all over Midway and it was not very conclusive. They had a wide range of suspected health issues.

Steve Farrell asked how many complaints came from the same person.

Celeste Johnson stated that they could not indicate if there were 10 or 91 different people.

DHHS only handled the air complaints, and the water concerns were passed on to DWQ.

Jim Goodley stated that they updated on the progress of odor monitoring and discussed an odaloger diary. There was no comment from the public.

Heidi Franco suggested that they put the letter from DWQ on the website.

Celeste Johnson said she was pleased to receive such excellent feedback.

Heidi suggested that they put the letter on the website.

Celeste- very pleased to receive such excellent feedback.

Brenda Christensen stated that due to the media coverage, they should send the letter to the media.

Jim Goodley stated that they have deployed 2 odologgers in the community. They have been rented from another entity. DHHS does not have parts per billion yet. They are getting data from the two that have been placed. Due to the heat, they have been getting errors in the readings. They will need to be placed in an area without direct sunlight. They will be putting an enclosure around them, as per the manufacturer, due to the heat issue and direct sunlight. He will start on this

tomorrow. They also have two in manholes. The DHHS is still coming out with a ppb monitor when they get it.

Celeste Johnson stated that this is a little late for the game, but we will still place them because we told the public we would. We will do it again in the spring.

2) Managers' Report (Jim Goodley –30 min)

- Lagoons- They have curtailed the chemical addition. Once the tote is empty, they will be done for the year.
- Aeration progress- There has been no progress on this since last month.
- Lagoon levels- They have been draining the winter storage lagoons rapidly. They may need supplemental irrigation. They do have irrigation shares or mechanical effluent to the storage lagoons. It is for this time of year.
- Farm- The first cutting is complete, and they are preparing for the auction. It will be held on Thursday July 25<sup>th</sup>.
- Mechanical plant- Both trains were in operation last week and it is looking good. They had the manufacturer do an inspection. They received feedback from Westech noting that the train needs maintenance. They are waiting for a quote for materials, equipment and labor. They will need to drain it and take it out of service to do this. The daily rate is \$2000 per day, and it will take two people a couple of weeks to do the work.

Steve Farrell stated that this will be money well spent.

The manager stated that some of the CIB projects did not make sense to him, and he suggested reducing the scope of the CCIB and the list of projects were all maintenance and not impact fee eligible. Mark Anderson suggested that they not stray from the current project.

Steve Farrell said there was a cost share using impact fees. They can go back to them and state that they still need the funds, but the matching capacity is not there.

- Water rights- The manager said the attorney told him they are in good shape. There is one water right that they own the water, but not the property where it is at. They are meeting again to address this next week.
- Odor monitoring- They are placing two additional monitors. There will be one in the manhole by JLS and a second one by Tate Lane. They may be getting odors from the pump station dischargers. They have 2 weeks of data, and they will be getting more.

Celeste Johnson stated that they are working to explore every theory. Whatever portion is MSD they will share the responsibility of the cost.

Steve Farrell stated it should be a joint project with Midway.

Heidi Franco asked about odor control at the new lift station.

Jim Goodley stated that it is entirely contained and they should not need it.

Celeste Johnson said they should wait until they return with the findings before deciding what to do.

- Headworks screen- they just got the signed agreement with Huber today. They will be getting it to Celeste to sign off.
- Administrative- they have the applications for the protection zones. When Celeste returns, she will sign off on it and it will be ready for application to the county. There is a four-month waiting period for this.

Celeste Johnson stated that she thought they would be holding off on the industrial portion of the protection zone application.

Heidi Franco, Yvonne Barney and Brenda Christensen each stated that their understanding was that they would be applying for both industrial and agricultural at the same time. The discussion was that the delay could cause more issues and the process going forward would give them time to withdraw if needed.

- IT maintenance services- The manager stated that they have not had great luck with Executech. The other company is more expensive than Executech, but they should get better service from them. They were referred by SKM. The manager recommended to the board that they make the change to ETS. They are also the reps for some of their peers, such as JSSD and Snyderville. They did have a month-to-month contract with Executech.

Steve Farrell asked the board to approve the manager to direct the manager to give notice to Executech and start with the new company on September 1. They will approve this in the August meeting and the manager will provide a quarterly update on their service.

### 3) Closed Session (Personnel Discussion)

**A motion was made by Steve Farrell to move into closed session to address personnel. The motion was seconded by Brenda Christensen and the chair asked for a vote:**

**Celeste Johnson- Yes**

**Clair Provost- Excused**

**Steve Farrell- Yes**

**Heidi Franco- Yes**

**Yvonne Barney- Yes**

**Brenda Christensen- Yes**

**Mike Johnston- Yes**

**A motion was made by Steve Farrell to move out of closed session. The motion was seconded by Brenda Christensen and the chair asked for a vote:**

Celeste Johnson- Yes  
Clair Provost- Excused  
Steve Farrell- Yes  
Heidi Franco- Yes  
Yvonne Barney- Yes  
Brenda Christensen- Yes  
Mike Johnston- Yes

A motion was made by Steve Farrell to authorize the manager to hire the applicants addressed in closed session. The motion was seconded by Celeste Johnson and the chair asked for a vote:

Celeste Johnson- Yes  
Clair Provost- Excused  
Steve Farrell- Yes  
Heidi Franco- Yes  
Yvonne Barney- Yes  
Brenda Christensen- Yes  
Mike Johnston- Yes

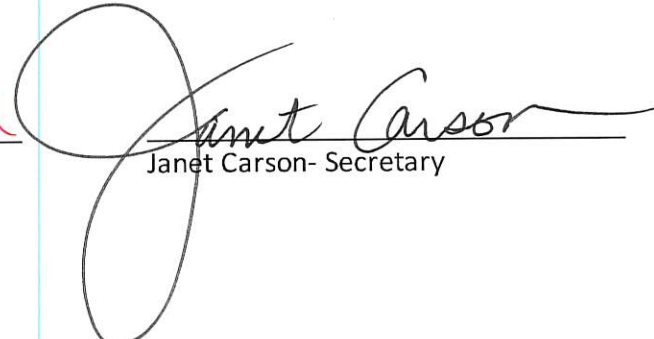
4) Adjourn

With no other business to address a motion was made by Yvonne Barney to adjourn the meeting. The motion was seconded by Mike Johnston and the chair asked for a vote:

Heidi Franco- Yes  
Celeste Johnson- Yes  
Clair Provost- Excused  
Steve Farrell- Yes  
Mike Johnston- Yes  
Yvonne Barney- Yes  
Brenda Christensen- Yes

Approved on this day: 8-8-24

  
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Celeste Johnson- Chair

  
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Janet Carson- Secretary