

NORTH DAVIS SEWER DISTRICT
Minutes of Board Meeting held May 9, 2024

Minutes of the regularly scheduled Board Meeting held at the District offices located at 4252 West 2200 South, Syracuse, UT 84075 on Thursday, May 9, 2024. Meeting was called to order at 6:00 p.m.

MEMBERS PRESENT: Joe Paul, Chairman; Dave Maughan, Vice Chairman; Brian Vincent, Treasurer; Joy Petro; Lance Hamblin; Dane Searle; Karece Thompson; David Hatch, District Manager; Angela Lupcho, Clerk.

ALSO PRESENT WERE: Tyler Barfuss, Collections Superintendent; Jason Stansfield, Network Administrator; Myron Bachman, Plant Superintendent; Tyler Weaver, Lab Director; Peter Gessel, Legal from Smith Hartvigsen; Darren Lowe, Jacobs Engineering; Preston Lee, WIWMD; Annette Fannesbeck, DSD; Michelle Pierce, WIWMD; Casey Helget, C&L Water Solutions; BJ Riggins, C&L Water Solutions. Participated via Zoom: Kerry Lee, NDSO; Brian Lamar, NDSO; Troy Green, Froerer Property Management.

Chairman Paul requested a moment of silence for the passing of Board Member, Mayor Howard Madsen. Chairman Paul acknowledged his significant contributions to Sunset City and NDSO.

DECLARATION OF CONFLICTS OF INTEREST

- Chairman Paul asked whether any board members had any potential conflicts of interest on any of the agenda items. Brian Vincent disclosed that he had a conflict of interest with item 8 on the agenda pertaining to the request to waive impact fees for West Point City. Chairman Paul noted the conflict and allowed discussion and voting.

MINUTES OF THE MEETING HELD APRIL 11, 2024

- Minutes of the meeting held April 11, 2024, were approved on motion by Mayor Petro and seconded by Mr. Hamblin. All were in favor.

PUBLIC COMMENTS

- Chairman Paul asked whether any member of the public would like to make comment. No public comment was made.

CONSIDERATION OF APPROVAL OF DAVIS SCHOOL DISTRICT FIELD TRIP PROGRAM

Ms. Annette Fannesbeck, DSD & Mr. Preston Lee, WIWMD

- Preston Lee, Operations Manager with the Wasatch Integrated Waste Management District, gave board members sample products given to the kids during the field trip. There is an area where the District logo can be added to the bag.
- The benefit of this program is to educate the public about the function and need of each individual entity involved in the field trip: wastewater, recycling, garbage.
- Mr. Lee asked Michelle Pierce, one of the tour guides, to give a detailed description of what happens on a tour and what the mission statement for each entity is.
- Annette Fannesbeck, an elementary science specialist with Davis School District, uses field trips to give kids a hands-on approach of how to better the process and helps to build curriculum in elementary science.
- Tour funding, \$45,000, is split between three facilities. SDSO is currently participating in the program as they go under construction and another sewer district will need to replace them for the foreseeable future after the construction is completed the schools will then be split and visit the district that they are actual resident of. The funding will help to cover the tour guides' wages, the products given to children, and transportation.



- Tours are done during September - November & March - May. Home school programs will visit during the summer months. Mayor Petro asked if the field trip program plans to add additional schools in the future. Ms. Fonnesbeck mentioned they are taking teachers on the same field trip to show them the value and experience the kids would have. They can then take this and add it to their current curriculum.
- There is an explanation of grant money and curriculum. The program uses a 5th grade science curriculum based on the State of Utah guidelines. Mr. Thompson asked about clarification on functionality of plant vs political climate change. Each tour is given information directly from the districts and directors and that is the message given to the kids. Kids should walk away with a deeper knowledge of each plant and its direct effect on the surrounding cities.
- Mayor Maughan asked about what safety precautions would be needed. David Hatch mentioned students are only allowed in areas that have those precautions already in place. Close toe shoes must be worn and will be mandated.
- Moved by Mayor Petro to approve participation in Davis School District Field Trip Program with board input on developing the curriculum. It was seconded by Mayor Maughan and roll call vote was taken: Joy Petro – yes; Joe Paul – yes; Dave Maughan – yes; Brian Vincent – yes; Lance Hamblin – yes; Dane Searle – yes; Karece Thompson- yes. Voting was unanimous.

ENGINEERING AND CONSTRUCTION UPDATE, JACOBS ENGINEERING

Mr. Darren Lowe–

- **Pipeline Project:**
Project is currently 100% complete. The fence around the outfall structure is going in. Outfall grating installed early April. All pieces need to be rust proof and salt proof. The water levels at the Great Salt Lake are still at optimal level and are rising. No trench is likely to be needed.
- **Pump Station Project:**
The Pump station is getting closer to completion. Mason concrete veneer is done. Cleaning will take place. HVAC finished on Tuesday. Interior electrical is 85% exterior and 50% interior. Some testing has begun on MCC's. Piping is connected. Exterior grading is going in. Weather has delayed this process.
- **Hill Field Road Project:**
The project is progressing in a timely manner. Ten manholes installed to date. Approximately 1850 feet of pipe is now in place. Work on Gordon Ave and 400 W. is completed. Contractor setting up Hill Field Road with bypass piping and traffic control.
- **Fairfield Rd Engineer Update:**
Just completed 30% design meeting. Met with Engineers, NDS and CMGC contractor.

CONSIDERATION OF APPROVAL OF HILL FIELD PROJECT CHANGE ORDER

Mr. Darren Lowe-

- Trench is 12'-14' deep 8' wide trench. track hoe is 14' wide. There needs to be 16' of asphalt. Design engineer estimated assumed asphalt width of 8'. There will be an additional charge to cover the full 16' width of asphalt in the requested of \$215,096.
- Moved by Mr. Thompson to approve Hill Field Project Change Order. It was seconded by Mayor Maughan and roll call vote was taken: Joy Petro – yes; Joe Paul – yes; Dave Maughan – yes; Brian Vincent – yes; Lance Hamblin – yes; Dane Searle – yes; Karece Thompson- yes. Voting was unanimous.



CONSIDERATION OF APPROVAL OF CMGC C&L 2024 WORK ORDER 2 FOR LINING WORK

Mr. BJ Riggins-

WO3 2023 Update:

- Work is completed. UDOT portion has been completed. Last road crossing pass completed. Asphalt repair on walking trail will be completed in the next couple of days.

WO2 CIPP and MH Rehab:

- Work will line deteriorated pipe on 3000 west. 375 feet of 30-inch CIPP this will include rehabilitation of one manhole.
- Saertex proposal came in at \$159,373.20 and Impreg proposal is \$162,699.60. It is recommended for cost savings and working conditions to go with Saertex. Glide foil better in 24" or larger. Smaller pipes have issues with glide foil during installation.
- Moved by Mayor Maughan to approve Saertex Proposal CMGC 2024 Work Order 2 – CIPP and MH Rehab with the use of Saertex. It was seconded by Mr. Thompson and roll call vote was taken: Joy Petro – yes; Joe Paul – yes; Dave Maughan – yes; Brian Vincent – yes; Lance Hamblin – yes; Dane Searle – yes; Karece Thompson- yes. Voting was unanimous.

CONSIDERATION OF REQUEST TO WAIVE IMPACT FEES FOR SEPTIC SYSTEM HOMES IN WEST POINT CITY

Mr. Brian Vincent -

- West Point City and Davis County wants to connect the sewer system to the unincorporated area of West Point. Green area on the map is the projected area. The contractor, RJT, finished mandril testing on the new sewer line and it was clean. 5000 West paving will be done in a few weeks. The dots represent homes in unincorporated areas. This project is a 30" pipeline on 5000 W from 1300 N to 2425 N. Cost for project is \$3,200,000.
- There are three different fees that would be assessed on each homeowner: impact fee from West Point, impact fee from NDSO, and the lateral connection construction cost for each house that will vary depending on length of lateral for each home. The desire is to connect as many homes as possible to create a flow in the pipe, which will still need to be flushed regularly. There are not enough parcels for the full development of the area now. RJT is offering a discount for work done at the time. Many people have updated their septic tanks and are not willing to accrue any additional costs to connect. West Point will waive all impact fees for the 60 connections of \$312,000 to this area. Health Department has been contacted to see if additional financial help is available. Brian Hatch, the Director of Heath with the Davis County Health Department, is waiting for updates on possible funding. Davis County is also seeking additional funding for the project. All AARPA funds have been used at this time.
- 60 connections will cost NDSO \$207,240 seeking to waive cost to lower the cost to city members affected by this new line. The first phase of the project is 17 homes. Board members discussed the infrastructure of the District, committing future boards to exceptions, hardships will always be in place. After much discussion it was suggested that Legal needed to review the impact fee resolution. Mr. Hamblin motioned to table the request for future review. The motion was seconded by Mayor Maughan. All in favor.

PRESENTATION AND APPROVAL OF FIRST QUARTER 2024 FINANCIAL REPORT

Ms. Angela Lupcho -

- Discussion of cash balances. Ms. Lupcho mentioned the increase in restricted cash and cash equivalents is higher than normal that is due to the bond we received in February. Restricted investments are down due to construction payments that needed to be made before the bond's closing. The District is on track to receive an 18-month arbitrage rebate exception for the 2024 bond issuance. The bond has been spent down by 29%. Budget to Actual Revenues, Budget to



Actual Expenditures, Expenses by Department, Prior Year to Current Year Comparisons, and Capital Expenditures by Project were also reviewed.

- Mayor Maughan moved to approve the First Quarter Financial Report. It was seconded by Karece Thompson. All in favor.

DISCUSSION AND DIRECTOR FOR DISTRICT OWNED PROPERTIES

Mr. David Hatch & Mr. Troy Green-

- The property leased to Mr. Bernhardt is scheduled to be torn down. The lease contract has been reviewed and the tenant has no legal right to stay. His lease ends July 31, 2024. The safety of the home is no longer suitable for being a rental property. The current lease ends in July and it will not be extended. It was recommended after some discussion to give the tenant a deadline to vacate not to exceed his lease term.
- Cell phone provider would like to lease a 60”x 60” patch to place a cell phone tower. The proposed term would be \$800.00 for 25 years. The board would like to open the options for terms and would entertain the proposal.

CLOSED MEETING – DISCUSS ACQUISITION OF REAL PROPERTY

7:41 PM- MAYOR MAUGHAN MOVED TO GO TO A CLOSED MEETING. MOTION WAS SECONDED BY MAYOR PETRO. ALL WERE IN FAVOR.

7:50 PM- MAYOR MAUGHAN MOVED TO RETURN TO OPEN MEETING. MOTION WAS SECONDED BY MR. THOMPSON. ALL WERE IN FAVOR.

CONSIDERATION OF APPROVAL TO PURCHASE REAL PROPERTY

Mr. David Hatch -

- Offer appraised value for the property and if they reject the offer the owner can get own appraisal and use agent for transaction. Mayor Maughan moved to approve the purchase of real property at appraisal value. It was seconded by Mr. Searle and roll call vote was called. Joy Petro – yes; Joe Paul – yes; Dave Maughan – yes; Brian Vincent – yes; Lance Hamblin – yes; Dane Searle – yes; Karece Thompson- yes. Voting was unanimous.

MANAGER’S REVIEW

Mr. David Hatch –

- There was a change order for the Hill Field Road project. According to District Ordinances, District Manager can approve up to 150k to continue construction work progress on project. However, the board must be notified of changes if there was a change of greater than \$25,000. There are manholes that need to be changed due to placement and elevation. There was one manhole that was added to Layton City. Tracking potential cost savings by going from Night to Day work will be based on actual days worked.
- 3000 West slip line progress is slower than estimated. The amount of grit was not expected additional Vector trucks were needed in the process to clean line out. 750 feet of the 980 feet has been installed.
- WEAU conference updates- NDSO won Plant of the Year. Myron Bachman won the extraordinary service award. Brian Lamar won Operator of the Year. The OPS Challenge Team won; 1st in sportsmanship, 3rd place Maintenance, and 3rd place Safety.
- The district summer party will be held at Lagoon on Saturday June 22, 2024. Please email Trish Gay for tickets by the end of May.



BOARD CHAIR'S REVIEW

- Chairman Paul expressed appreciation to the OPS Challenge team for putting all the hours of practice to represent the District. Plant of the year is a huge award. It is the hard work of the employees that we received this award.
- Chairman Paul honored Mayor Madsen for all his work on the NDSB Board over the years. Flowers will be sent to the family.
- Recognition of Board members and appreciation of efforts in all areas.

ADJOURNED

Moved by Mayor Maughan and seconded by Mr. Thompson to adjourn at 7:58 p.m. All were in favor.

Approved Angela Luxko 6/13/2024
Clerk of Board Date



