

**POWDER MOUNTAIN WATER and SEWER IMPROVEMENT DISTRICT
PUBLIC MEETING July 13, 2017
MEETING MINUTES**

MINUTES OF THE PUBLIC MEETING OF THE POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT held on Monday July 13, 2017 at 10:00 AM in the Weber County Commission Office Room #365, located at 2380 Washington Blvd., Ogden, Utah 84401.

Trustees Present:

Kerry Gibson, Chair
Trustee Bob Behrendt (VIA PHONE)
Trustee Jennifer Reynolds
Trustee Jim Harvey

Public Present:

Jeff Werbelow-Summit
Sandra Myers-Property Owner
Preston Handy-Property Owner
Craig Colgate-Property Owner

Staff Present:

Paul Hirst, District Manager
Carrie Zenger, Secretary/Treasurer PMWSID
Rachel Anderson-Attorney

A. Welcome – Trustee Gibson, Chair

B. Bond Counsel

1) ***“Consider adoption of a resolution authorizing the issuance of revenue bonds of the District”***

Brandon Johnson reviewed the Bond Resolution and the process that we need for now in passing the Resolution Authorizing the Issuance of Revenue Bonds. Brandon also reviewed the 30 year maturity and payment process. The District will enter into an Indenture to issue the Bonds. Brandon will publish the Notice of Bonds to Be Issued in the Standard Examiner. The Public Hearing will be the same date and time as the next Board Meeting August 21, 2017 at 8:00 A.M. Notice to Users of the System will be sent out with the invoices. Public Comments will be sent to the District for review before the Public Hearing.

Trustee Harvey moved to approve the Resolution Authorizing the Issuance of Revenue Bond; Trustee Reynolds second with all voting “aye”.

C. Public Comment

- ***Craig Colgate*** a property owner in Powder Mountain West Subdivision was present to speak about his concerns regarding the painting of Pump House #1. He would like to have it white washed to cover up the painting that was done. He would also like to know what procedures that the District will take to reassure that this situation will not happen again.
- ***Preston Handy*** a property owner in the Sheep Creek Subdivision was present to discuss the invoice he received regarding the back billing of 4 years the he was never billed for. He would like to start his payments as of the time he received this invoice instead of paying all of the back charges as he was not aware he owed fees for this piece of property.
- ***Sandy Myers*** a property in the Sheep Creek Subdivision was present to discuss her billing. She was present at last month’s meeting and was asked to attend this month’s meeting to further discuss this issue.

D. Approval of Consent Items

- 4) Request for approval of District Bills to be paid
 - Warrants # 218-223 in the amount of \$24,557.76
- 5) Request for approval of the minutes held on June 22, 2017.

Trustee Reynolds moved to approve Consent Items #4 & 5; Trustee Behrendt second with all voting "aye".

E. Manager's Report – Paul Hirst

Bidding and Construction of New Well

Paul Hirst reviewed the schedule, bidding and process for preparation of the new well site. Because of timing we may not be able to drill the new well until spring of 2018. Pizzel Springs Pump House will come down and a new well constructed including a security fence and will be monitored. No one will have access unless authorized.

F. Treasurer's Report- Carrie Zenger

The District's financials including Budget vs. Actuals, check register and the balances of bank accounts were reviewed.

G. Action Items

- 7) Discussion and/or action of back billing in Sheep Creek Subdivision
Presenter: Carrie Zenger

Rachel Anderson will meet with Chris Crockett regarding how the decision to back bill the property owners was made and the State statue regarding the issue then report back to the Board for a decision. Paul Hirst would like Rachel to draft a policy. No motion was made at this time.

- 8) Discussion and/or action on Pete Garfield's over usage water bill.
Presenter: Carrie Zenger & Jennifer Reynolds

Pete Garfield's letter was presented disputing his invoice dated 5/22/2017 regarding the over usage of water on his property located in the Powder Mountain West Subdivision. It was brought to the Board's attention that he rented out his home for the time frame of the usage to approximately 13 to 14 people and that his water softener was found running continuously. Trustee Reynolds had shut off his water softener and his water service completely as he was out of town.

The consensus of the Board is to send Mr. Garfield a letter stating the basis of paying the balance in full and send him documentation of his readings and the findings of the Board. No motion was made at this time.

- 9) Discussion and/or action on Pump House #1 painting
Presenter: Trustee Reynolds

Trustee Gibson stated that the Board will no longer tolerate any vandalism regarding District property. Trustee Reynolds, Trustee Harvey and Trustee Behrendt would like to have it repainted by the end of the week. Paul Hirst mentioned that Greg Mauro volunteered to have it repainted.

Trustee Harvey moved that a policy of the Board be: Should any destruction of District property in the future take place that criminal charges be filed; Trustee Reynolds second with all voting "aye". Trustee Gibson "nay" the motion.

Trustee Gibson stated that his no vote reason is: "I do not think that the Board should make a motion on a hypothetical situation in the future and that a policy should be put in place for when vandalism occurs on District property".

H. Motion was made to adjourn the public meeting for a closed strategy session to discuss the acquisition of real property, including any form of water right, and any pending or reasonably imminent litigation.

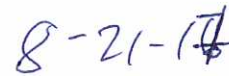
I. Public Meeting Reconvened

J. Adjourn

Trustee Reynolds moved to adjourn the meeting at 12:20 P.M.; Trustee Harvey second with all voting "aye".



Board Chairman



Date