

EMIGRATION IMPROVEMENT DISTRICT
BOARD OF TRUSTEES REGULAR MEETING
THURSDAY, FEBRUARY 11, 2021
ELECTRONIC MEETING

Regular Meeting

Board Members in Attendance: Mike Hughes – Chair, Brent Tippetts – Co-Chair, David Bradford – Secretary/Clerk

Ex Officio: Eric Hawkes—District Manager, Jeremy Cook—Legal Counsel, Don Barnett--Barnett Intermountain Consulting

Chair Hughes called the meeting to order at 7:00 p.m.

1. Consent Approval - Minutes for January 14, 2021

MOTION: David Bradford made a motion to approve the minutes of the January 14, 2021 Trustee Meeting as written. Brent Tippetts seconded the motion.

VOTE: Unanimous in favor of the motion.

2. Financial Considerations & Report

Mr. Hawkes gave a summary of the monthly financial considerations and reports. There were no further questions or comments.

3. Water for Lot 591 N Emigration Canyon Rd – Rob Skillicorn

Rachel and Rob Skillicorn met with the District to discuss how to get water to the property at 591 N Emigration Canyon Road. They are working with an engineering company to resolve all aspects of building on the lot. The Skillicorns had various questions for the Board about the feasibility of getting water. They discussed moving the water pipe up the road from where it currently ends. From where the line ends it would need to go another 600 feet. There was discussion about talking to the owners of the lot above them to help pay to get the pipe extended because it benefits that owner as well (in getting a hydrant and water access in the future). Chair Hughes assured them that EID has the ability to provide them water and could lease them a water right.

4. Sustainability Alliance – Willy Stokman

Water Meter Program to Conserve Water and Detect Leaks

The Sustainability Alliance expressed interest in doing a mailing to private well owners encouraging them to install a water meter on their wells. They believe homeowners would be agreeable because it would help them identify leaks and for conservation reasons. Willy Stokman wanted to know what company EID is using for the radio read meters and approximate costs to buy and install such meters. There are basic individual home meters that can be purchased at any hardware store. They are relatively inexpensive and easy to install. (Radio read meters would cost significantly more.) The hard part would be getting homeowners to agree to put them in. One point that was made was that a leaking toilet can ruin a septic system. That may be a good selling point to the residents. Ms. McNulty and Ms. Stokman would like to pursue grant money to pay for residents to install meters. Conversation moved to the Spring Glen neighborhood. The Sustainability Alliance would like to install meters on the group well to assist in pinpointing leaks and in alerting homeowners of how much water they are using. Mr. Barnett explained how wells work and why installing meters would not necessarily solve their problems. They discussed how the Spring Glen system is built and how they could potentially install meters.

Cluster System for Skycrest Lane Neighborhood with Financing Tied to Homes

The next point the Sustainability Alliance wanted to discuss was the option for a cluster system for the Skycrest Lane neighborhood. It would be expensive, but at this point it is too early to estimate costs. There was discussion about how to finance such a project, but regardless of financing, it would have to be the body politic (EID) that would have to build the system and

operate it. Chair Hughes suggested that Ms. Stokman draw a map of who is interested, and he will find out the possibility of easements and the ground available to see if it is a plausible concept.

Long Term Planning for Increasing Streamflow in the Creek

The Sustainability Alliance wanted to discuss EID's long term plan for keeping water in the creek. Mr. Barnett told them that 96% of the precipitation that falls in the canyon is consumed by native vegetation. Therefore, short of vegetative management, only 4% of it is anything that can potentially be controlled. They discussed pumping water into the creek from the artesianing Brigham Fork Well, but that would be extremely expensive. It would also require experimentation to figure out how to get the water from the well to the creek. They discussed other options such as reservoirs or wetlands, neither of which seemed feasible.

5. Water System Report

Mr. Barnett reported that January water usage was below average. All District water usage was from Well 2 and Well 1 in January. Water supply in Utah is about 68% of normal and the water outlook is bleak. The soil moisture level is very dry—the lowest soil moisture content on record. The forecast for Emigration Creek is now 43% of normal. The Board members talked about getting a letter urging water conservation to the Community Council to put in their newsletter.

6. Maintenance Report

Frozen Meter Repairs at 1295 Killyons Lane

Mr. Hawkes reported that they had a few frozen meter repairs last month. He described one that had an exceptionally long length of frozen pipe. He was surprised because he did not think it had been cold enough to freeze like that. He described the repairs they did on the meter lid and the pipe.

Update Well #2 Repair

Mr. Hawkes reported that they are in the process of pulling Well #2 now. The pump should be removed over the weekend and they will camera it on Monday to know what the problem is. They are hoping that it is just a gravel issue and that they do not have to replace any pipe.

7. Any Items for Discussion from Board and/or from Visiting Public, Dismiss Public

Mindy McAnulty asked how many of the new meters have been installed. Mr. Hawkes responded that all 10 of them have been installed. Mr. Hawkes responded to Ms. Stokman that when the billing cycle comes at the end of March, he will add information from the radio read meters into the bill. Chair Hughes expressed gratitude for the Sustainability Alliance.

8. Closed Session – Pending Litigation

MOTION: Board Member David Bradford made a motion to convene in closed session to discuss pending and imminent litigation. Brent Tippets seconded the motion.

VOTE: Unanimous in favor of the motion.

The Board of Trustees met in closed session from 9:05 to 9:33 p.m. Those present included the Board of Trustees, Eric Hawkes, Don Barnett, Jeremy Cook.

MOTION: Board Member David Bradford made a motion to adjourn the meeting. Mike Hughes seconded the motion.

VOTE: Unanimous in favor of the motion.

The regular meeting of the Emigration Improvement District adjourned at 9:33 p.m.

Minutes Approved