

EMIGRATION IMPROVEMENT DISTRICT
BOARD OF TRUSTEES REGULAR MEETING
THURSDAY, JUNE 11, 2020
ELECTRONIC MEETING

Regular Meeting

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

Ex Officio: Eric Hawkes—District Manager, Jeremy Cook—Legal Counsel

Chair Hughes called the meeting to order at 7:03 p.m.

1. Consent Approval - Minutes for May 14, 2020

MOTION: David Bradford made a motion to approve the minutes of the May 14, 2020 Trustee Meeting as written. Brent Tippets 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.

3. Approval of the 2020 Certified Tax Rate

Salt Lake County suggested a tax rate of .000764 for Emigration Canyon Improvement District. This tax rate gives the District their expected revenue. After brief discussion, the Board agreed to adopt the rate.

MOTION: Chair Hughes made a motion to approve the 2020 Certified Tax Rate of .000764. Brent Tippetts seconded the motion.

VOTE: Unanimous in favor of the motion.

4. Radio Read Meter Discussion – Badger Meter Solutions

David Welch and Jonas Welch from Badger Meter Solutions presented their proposal for radio read meters. Their company is a stocking distributor for Badger Meter, and they have been representing them for 30 years. After communicating with Mr. Hawkes about the needs of the District they have put together a proposal for radio read meters for the canyon. Mr. Welch explained that it is a cloud-based system that receives data 4 times a day from the meters. The data includes the primary reading and indicates leaks or reverse flow. Mr. Welch demonstrated the benefits of the customer portal that shows customers their own water consumption. Chair Hughes wanted to be sure that the meters can send data even in areas without good service. In addition to poor cell service in the canyon, there is a lot of electroconductivity in the ground and sightline issues in most of the areas where these meters would be going in. When asked about how it would function in a cellular dead spot, Mr. Welch replied that the meters are able to send the data in something like a text message, which usually goes through in dead spots. They have done installations in Park City in terrain similar to Emigration Canyon. Mr. Bradford mentioned he would like to speak to someone who has had experience using the meters there. As a precaution, Badger can give their speculation on the viability of the locations by doing a drive test of the area in question. Then Badger Meters can analyze the data to see if the signal is strong enough.

Badger Meter Solutions provides the system and the training and they handle warranty issues. The day-to-day maintenance would be the District's responsibility. They discussed pricing for various meters. Installation would be up to the District, although Mr. Welch stated they do have a list of contractors they work with. There was a discussion on how to use this on the main line to detect leaks. Joe Smolka from the audience suggested it may be good to invest in three large valves and place them strategically to help pinpoint where the leak might be. Mr. Hawkes reiterated that the customer integration is a huge benefit. It gives the customer access to the exact same data the District has. People tend to use less water if they can monitor their own water consumption. It would also provide immense benefit in catching leaks sooner. Mr. Welch suggested that the District could do a starter kit—10 meters and 10 endpoints. These can be put in those poor service areas to test if the data transmits. The price of the starter kit is \$3,700. The Board agreed to proceed with the starter kit.

5. Planned Outreach Activities & Development of a Septic Maintenance Program – Sustainability Alliance – Willy Stokman and Mindy McNulty

The Sustainability Alliance would like to develop a septic maintenance plan. There was discussion about how to best frame it. Ms. McNulty is trying to get a program implemented for residents to get a group discount on pumping. She has done a lot of legwork in calling septic companies for prices and information and feels she has a good list of quality vendors. Mr. Cook suggested they get bids from those providers and take that information to the residents (along with their contact information). They also discussed having the District pay for the cost of pumping if someone is not able to pay upfront, and then the District will bill them monthly. After discussion, they agreed to ask residents to sign up for a reminder service to have their septic systems pumped. The Sustainability Alliance could mail recommendations of good septic companies, their prices, and contact information. The mailer could also include some helpful information on why residents should pump it and how often. They would really like to start a program to encourage residents to sign up for a consistent reminder service every certain number of years, so they do not have to think about it. Ms. McNulty and Mr. Cook will talk to Big Cottonwood Canyon District and find out how they worked out their septic maintenance program. The Board was appreciative to Ms. McNulty for doing this work.

6. Water Levels Report

Mr. Barnett gave the water levels report. Water usage last month was higher due to a hot, dry month and there were a lot of leaks. Water usage was more typical to what is usually seen in June (instead of May). Absolute water usage in the month of May was the highest EID has had in May since 2009. Per connection it does not stand out as much as total water usage. EID has more connections now than in 2009, but when you divide by the number of connections it is still above the median amount. It was hot and dry and there were a lot of leaks. The District is eager to get metering that could alert the District of leaks. It would pay for itself in terms of water savings.

7. Maintenance Report

There was a leak on Donner Hill Circle. EID replaced the saddle and the whole service line. The District also had to replace some leaking meters.

The District will monitor the water being used by the contractor paving the road. EID will bill them once the project is done. Flat rate is \$20 for every thousand gallons.

Mr. Hawkes spoke of the need to exercise the valves. He suggested buying a valve operator kit to do so. The Board agreed and told him to buy the tool.

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

Mark Tracy asked questions, but Mr. Cook advised the Board not to answer his questions due to pending litigation.

9. 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 9:14 p.m. to 10:12 p.m. Those present included the Board of Trustees, Eric Hawkes, Don Barnett, Jeremy Cook, Joe Smolka.

MOTION: Board Member 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 10:12 p.m.

Minutes Approved