



BIG PLAINS WATER AND SEWER SPECIAL SERVICE DISTRICT - HEARING NOTICE/MEETING AGENDA

BOARD OF DIRECTORS, REGULAR MEETING

1777 N Meadowlark Dr, Apple Valley

Thursday, June 24, 2021 at 7:00 PM

(DRAFT) MINUTES

Notice is given that a meeting of the Water District of the Town of Apple Valley will be held on **Thursday, June 24, 2021**, commencing at **7:00 PM** or shortly thereafter at **1777 N Meadowlark Dr, Apple Valley**.

Mayor | Dale Beddo

Boardmembers | Marty Lisonbee | Kevin Sair | Paul Edwardsen | Mike McLaughlin

PRESENT

Mayor Dale Beddo

Councilmember Kevin Sair

Councilmember Marty Lisonbee

Councilmember Michael McLaughlin

Councilmember Paul Edwardsen

Pursuant to the Executive Order issued by Governor Gary Herbert on March 18, 2020, regarding Electronic Public Meetings, please be advised that the Big Plains Water and Sewer Special Service District Meeting will be held electronically and will be broadcast via Zoom. Persons will be allowed to comment during the meeting via Zoom or by calling in. Meeting details and dial-in phone numbers will be provided when the agenda for the meeting is published on the Town website or via <https://www.utah.gov/pmn>

Zoom Meeting ID: 885 8686 3600

Zoom Link: <https://us02web.zoom.us/j/88586863600>

CALL TO ORDER / PLEDGE OF ALLEGIANCE / ROLL CALL

DISCUSSION AND ACTION

1. BUDGET HEARING FOR FISCAL YEAR 2022

Dale Beddo: We are in a hearing for the fiscal year budget for 2022. Any questions or comments?

John Barlow: Depreciation is usually recorded with the audit entry after the fiscal year is over; the number there does not account for what it is going to be. My recommendation is that we adjust the number up to about \$135,000.

Marty: Last audit we got called out for not having our 5% reserve budgeted. We haven't been funding depreciation at all. It's probably not a good practice. We are supposed to have 5% set aside.

Dale Beddo: 5% of our annual payment?

Marty Lisonbee: So we should look at that 5% and see what it is. If we make a motion, it should be that we at least include something. I am not sure what that adds up to in dollars, but we should try to get as close as we can and we're most likely to get written up on our next audit compared to the depreciation. Does that sound reasonable?

John Barlow: Yes.

Kevin Sair: So is it one or the other?

Marty Lisonbee: No. It's just how much money we have. We don't have enough money to do both. If we were running the district properly, we would be charging a bigger base rate and fund both of them.

John Barlow: There is a broader discussion about debt covenants, and how well Big Plains are or are not meeting their debt covenants. I didn't dive into that because later in the year it is going to be a major topic of discussion.

Kevin Sair: Are we not going to have the funds when that big payment comes up?

John Barlow: No, we will be able to make our payments. But if I understand Councilmember Lisonbee, in addition to making the payments, some of those loans also require money to be set aside, still yours, just restricted. Right now I don't think the district is meeting their debt loads.

Kevin Sair: How much?

Dale Beddo: 5%. One loan is \$80,000. One is retired this year. We are not sure that is applicable to all, or one or two loans.

Marty Lisonbee: We got into that in previous years, and some loans don't require it. So 5% of total loans is good for them.

Dale Beddo: I think around \$15,000 for all of them. There is a question because one is retired this year. One is a zero interest loan. Some are monthly.

Marty Lisonbee: The 5% of that is what we are looking to set aside; and then we're funding the rest of the depreciation. The funding and depreciation we are looking to set aside in a savings account to pay for the water tank.

No other questions on accounting.

Public comments?

Mason Walters: So we did have grant money budgeted last year. But this year there is nothing in the budget. I know you are saying you're not pursuing the USDA loan this year for the million dollar grant.

Dale Beddo: We are not pursuing a loan period, but we are pursuing eligibility for grants.

Mason Walters: Shouldn't something be budgeted?

Dale Beddo: We are basically getting prequalified to see what we will be eligible for.

Mason Walters: You mentioned getting private money. Shouldn't something be budgeted for that?

Dale Beddo: No, we are still figuring it out.

Mason Walters: So then once you know, you will revisit the budget and amend it once you have all these figures?

No online comments.

Dale Beddo: Before we make a motion, I want to thank John, Jeff, Marty, and Tish. They've really been scrambling to get ready for this meeting. I really appreciate their hard work.

Marty Lisonbee: So I move we approve this budget with a couple of modifications: that we calculate that 5% in a line item in favor of all of it going to depreciation, with the balance going to depreciation.

Town Attorney: So you need to put in your motion that with that modification, it will be adopted as the final budget.

DISCUSSION AND ACTION

2. ADOPTION OF BUDGET FOR FISCAL YEAR 2022

Marty Lisonbee: So I amend my motion to and approve and adopt this as the final budget with a couple of modifications: that we calculate that 5% in a line item in favor of all of it going to depreciation, with the balance going to depreciation.

Motion made by Councilmember Lisonbee, Seconded by Councilmember Edwardsen.

Voting Yea: Mayor Beddo, Councilmember Lisonbee, Councilmember McLaughlin, Councilmember Edwardsen

Voting Abstaining: Councilmember Sair

3. DISCUSSION AND POSSIBLE ACTION ON APPOINTING CHAIRPERSON AND TREASURER

Dale Beddo: We don't currently have a treasurer and chair person.

Marty Lisonbee: I move that we appoint Dale Beddo as chairperson.

Mike and Kevin abstained. 3 to zero.

Marty Lisonbee: I also move that we appoint Paul as treasurer.

Kevin abstained: carried 4 to zero.

Town Attorney: Can we find existing by-laws that were adopted by the water board that spell out the role of the chairperson and the treasurer, and if so, would you consider reviewing those and adopting those so that we have a clear procedure as to how the Town Council will act as the board for the water district.

Dale Beddo: The answer is yes, yes, and yes. However, we cannot find a state record for the formation of that water district. We have found a couple pieces. But when we find that, yes.

Marty Lisonbee: We might have that in boxes. You'd have to go through it piece by piece.

4. UPDATE ON KENDRA WEBB AGREEMENT

Dale Beddo: circulating a document...

Town Attorney: Can I say something first on that. I got an email from Kendra Webb; she raised an issue that there was a conflict of interest with me representing the town in that regard. That is accurate. So unless the Town and the Webbs waive that conflict, I won't be able to assist the town.

Dale Beddo: While reviewing the documents, we discovered that we have no right of way to get water from the spring to her tank without going through Kirk Webb's which to date he is not willing to grant. This is a transmission water line which purpose is to move water from point A to point B. She is asking to tie into that line to create her own water storage. So we are at an impasse; we are not willing to grant that. However, we do have an easement right-of-way that we could use. It is a viable avenue. However, the challenge is that you are bringing water from the springs and tying in to the existing water system. So we would be relying on enough pressure from the line or a booster pump. In theory, it works, but I am telling you from my 25 years of experience, but we are taking a transmission line and tying into a system line. Our standard should be pulling from a tank not from a pump. We are working on that.

Marty Lisonbee: It seems like it would hit the tank first.

Dale Beddo: In this case, we by-pass those tanks. We loose the 200 feet pressure if we don't. There is an answer, but the development agreement has too many complications.

Marty Lisonbee: From my feelings, it is time to move on. i have been negotiating with her for 3 years. There is no way to make her happy.

Dale Beddo: I am trying to take her perspective. She's been working with Ken for years, but the document her attorneys submitted is nowhere near acceptable.

Marty Lisonbee: There is water 100's of feet from her property. Anthus Barlow put it in. She could tie onto that line and have water in a heart beat.

REQUEST FOR A CLOSED SESSION

ADJOURNMENT

meetings adjourned at 10:12pm

Voting Yea: Mayor Beddo, Councilmember Sair, Councilmember Lisonbee, Councilmember McLaughlin, Councilmember Edwardsen

Interested persons are encouraged to attend public hearings to present their views. Comments can also be submitted in writing at least one day prior to the meeting by emailing administrator@applevalley.gov. Comments submitted in writing will be read on the record during the meeting.

CERTIFICATE OF POSTING: I, John Barlow, hereby certify that this Agenda was posted at the Apple Valley Town Hall, the Utah Public Meeting Notice website <http://pmn.utah.gov> and the Town Website www.applevalleyut.gov on the **June 14th, 2021**.

THE PUBLIC IS INVITED TO PARTICIPATE IN ALL COMMUNITY EVENTS AND MEETINGS

In compliance with the American with Disabilities Act, individuals needing special accommodations (Including auxiliary communicative aids and services) during this meeting should call 435-877-1190.