

**MINUTES OF THE
GRANGER-HUNTER IMPROVEMENT DISTRICT
BOARD MEETING**

The Meeting of the Board of Trustees of the Granger-Hunter Improvement District (GHID) was held Tuesday, July 19, 2022, at 3:00 P.M. at the District office located at 2888 S. 3600 W., West Valley City, Utah.

This meeting was conducted electronically in accordance with the Utah Open and Public Meetings Act (Utah Code Ann. (1953) §§ 52-4-1 et seq.) and Chapter 7.12 of the Administrative Policy and Procedures Manual (“Electronic Meetings”).

Trustees Present:

Debra Armstrong	Chair
Corey Rushton	Trustee – <i>Excused</i>
Roger Nordgren	Trustee

Staff Members Present:

Jason Helm	General Manager/Treasurer
Todd Marti	Assistant General Manager/District Engineer
Troy Stout	Assistant General Manager/Chief Operating Officer
Michelle Ketchum	Director of Administration
Dustin Martindale	Director of Water Systems
Ricky Necaie	Director of Wastewater
Victor Narteh	Director of Engineering
Justin Gallegos	Director of Information Technology
Austin Ballard	Controller/Clerk
Dakota Cambuzzi	Human Resource Manager
Kristy Johnson	Executive Assistant
Brent Rose	Legal Counsel – Clyde Snow & Sessions PC

Guests:

Ian Bailey	Information Technology, GHID - <i>Electronically</i>
Idanely Avalos	Customer Service, GHID – <i>Electronically</i>
Michael Wear	Fleet Division Supervisor, GHID - <i>Electronically</i>
Darcy Brantly	Accountant, GHID – <i>Electronically</i>

A copy of the exhibits referred to in these minutes is attached and incorporated by this reference. The exhibits are also included in the official minute books maintained by Granger-Hunter Improvement District.

CALL TO ORDER

At 3:00 P.M. Debra Armstrong called the meeting to order and recognized all those present.

Public Comments

Jason Helm read the public comments that were received through GHID’s website as follows:

Steve Warren – 3592 S Cochise Dr.

Instead of telling your 27,500 customers out of the blue that you are installing backflow devices and that they will be stuck with buying and installing expansion tanks, couldn't you take a more customer-friendly approach? How about purchasing at discount a large quantity of expansion tanks and making them available at cost to customers? How about training a team of expansion tank installers who customers can schedule for installations? That seems much better than your approach of simply warning us to get "multiple quotes" to avoid getting ripped off, this at a time when thousands of other customers will be doing the same thing.

Mr. Helm explained that a response was sent to Mr. Warren. There was a brief discussion regarding the notification process for customers.

**Approval of the
June 21, 2022
Board Meeting Minutes**

A motion to approve the Board Meeting Minutes from June 21, 2022, was made by Roger Nordgren. Followed a second from Debra Armstrong, the motion passed as follows:

Armstrong – aye Rushton – *not present* Nordgren – aye

Conflicts of interest

There were none.

OUR COMMUNITY

OUR TEAM

**OUR OPERATIONS
Consider Approval of
RESOLUTION
07-19-22.1**

Austin Ballard asked the Board to consider approval of Resolution 07-19-22.1 adopting the 2022 Certified Property Tax Rate. Roger Nordgren made a motion to approve Resolution 07-19-22.1, adopting a rate of 0.000503. Following a second from Debra Armstrong, the motion passed as follows:

Armstrong – aye Rushton – *not present* Nordgren – aye

**Review 2023 Budget
Calendar**

Mr. Ballard presented an updated 2023 Budget Calendar for the Board to review. The updated calendar will change the Public Hearing to adopt the final budget from December 13, 2022 at 6:00 p.m. to November 15, 2022 at 6:00 p.m. in order to send a copy of the adopted budget to the State Auditor by the deadline of December 15, 2022.

Consider Approval of Establishing Reserve Account

Mr. Ballard asked the Board to consider approval of establishing a reserve account for engineering, connection and inspection fees in accordance with the Office of the State Auditor Alert 2022-01. Roger Nordgren made a motion to approve the establishment of a reserve account in the amount of \$175,000. Following a second from Debra Armstrong, the motion passed as follows:

Armstrong – aye Rushton – *not present* Nordgren – aye

Review & Discuss Financial Report for June 2022

Mr. Ballard summarized the June 2022 Financial Report. Mr. Ballard mentioned that summer water usage and sales are still down. – See June 2022 Financial Report attached to these minutes for details.

Review & Discuss Paid Invoice Report for June 2022

Mr. Ballard discussed the June check report. The June check report totaled \$3,809,980.22 coming from five categories; infrastructure (27%), Central Valley (24%), Jordan Valley (23%), payroll taxes and employee benefits (12%), and other (14%). – See June 2022 Paid Invoice Report attached to these minutes for details.

Consider Approval of Contract Amendment to Hansen, Allen & Luce, Inc. for the 20D: Kent Booster Pump Station Project

Victor Narteh asked the Board to consider Approval of a Contract Amendment for Hansen, Allen & Luce, Inc. in the amount of \$499,211.85 for engineering services during construction for the 20D: Kent Booster Pump Station Project. Following a brief discussion regarding the contract amendment process, Roger Nordgren made a motion to approve the contract as noted. Following a second from Debra Armstrong, the motion passed as follows:

Armstrong – aye Rushton – *not present* Nordgren – aye

Consider Approval of Contract Award to Desks Incorporated of Utah for the 20G: Building B Addition & Remodel Project

Mr. Narteh asked the Board to consider Approval of a Contract to Desks Incorporated of Utah in the amount of \$99,622.27 to supply and install furniture and accessories for the 20G: Building B Addition & Remodel Project. Roger Nordgren made a motion to approve the contract as noted. Following a second from Debra Armstrong, the motion passed as follows:

Armstrong – aye Rushton – *not present* Nordgren – aye

CLOSED SESSION

A closed session was not needed for this meeting.

BOARD MEMBERS INPUT, REPORTS, FOLLOW-UP ITEMS OR QUESTIONS

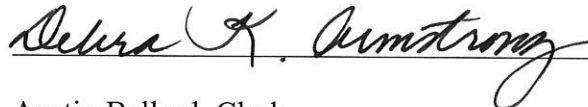
Jason Helm noted a meeting with the State regarding a recommended loan with some loan forgiveness for the Redwood Road Water Project and the Ridgeland Pump Project.

ADJOURNED

Inasmuch as all agenda items have been satisfied, Debra Armstrong made a motion to adjourn the meeting. Following a second from Roger Nordgren, the motion passed as follows and the meeting adjourned at 3:53 P.M.

Armstrong – aye Rushton – *not present* Nordgren – aye

Debra K. Armstrong, Chair



Austin Ballard, Clerk