



South Weber Water Improvement District

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Office-Wendy Dahl (801) 475-4749

Emergency Maintenance

Freddy Loertscher (801) 675-1082

Perry McCorkle (801) 317-6987

Board of Directors

Chair Darren Hess (801) 475-4320

Co-Chair Cindi Mansell (801) 540-2486

Secretary Sherry Poll (801) 726-9484

Treasurer Jan Ukena (801) 479-8749

Maintenance Supervisor

Jeff Monroe (801) 726-9226

Minutes for the South Weber Water Improvement District Board Meeting held Wednesday, April 9, 2025, at 5:00 p.m. in the Water District Building. Board members in attendance included: Darren Hess, Cindi Mansell, Sherry Poll and Jan Ukena. Mr. Monroe was not in attendance. Maintenance: Freddy Loertscher and Perry McCorkle.

Call Meeting to Order

Minutes approval from the March 12, 2025, Board Meeting

Ms. Mansell moved to approve the March 12, 2025, Board Meeting Minutes.

Motion seconded by Ms. Poll. Motion carried unanimously.

Maintenance Report and Business

-Maintenance team got the reservoir all cleaned out and sprayed and cut the weeds in preparation for opening the system. The Board Members and maintenance team will meet at 9 am on Saturday to patrol the area for leaks as the water is turned on.

-The new Davis Aqueduct Irrigation Relocation site was checked, and no leaks were found there.

-Report on the punch list of items given to Kastle Rock Excavation for the Kastle Cove Subdivision.

- The 1st item was an old valve that was down about 5 feet in the park strip. It has been dug up and replaced.
- There was a new drain that was installed that doesn't have a cement collar around it. The city is going to put a new road in next year so there won't be a cement collar placed until the new road is done.
- The contractor stated that they put a 6 inch line over to Lyle Jorgenson's old place and stopped it in the middle of the road. There were two 4 inch valves that were broken in the development process. The District maintenance team members fixed one of the valves but can't locate the second valve. Ms. Poll asked about the protocol for developers as these problems appear to happen often without the Board's knowledge. Mr. Hess explained that all the plans were previously approved by the District Board after Ms. Dahl sends them out. The District should be updating our maps with the new information. There is a year time frame for the District to send needed corrections to the contractors if mistakes are made in the development. Mr. Loertscher will ask the contractor to help him locate the 2nd valve.

-Mr. Loertscher reported that he contacted Weber Paint and Glass about the floor coming up in the office and was told he would receive a call back when they can put us on their schedule for repairing.

-Mr. McCorkle brought up a discussion of subdivision maps and the need to update the District maps with current information. Mr. Reeve has all the drawings and has offered to help with the District map updating.

-Calder Sprinkler identified two houses at the end of view drive that needed meters and installed them. There are only two more 1 inch meters that need to be installed.

-Discussion about the properties on the corner of 1550 E. Mr. Loertscher stated that he was never invited to the planning meeting for the subdivision. There are two meters already installed with a line coming from South Weber Drive towards the South through one of the lot's back yards. Ms. Dahl will contact the city and ask why the maintenance team wasn't included in the planning meeting. Ms. Poll reiterated that no one should be given a meter without first checking with Ms. Dahl to make sure connection fees have been paid.

-Mr. McCorkle brought up the lot at 7894 S 2600 E belonging to Tyker Belnap. Mr. Loertscher stated that he was told they had paid their fees, so he gave them a meter. Ms. Dahl said that she talked to them last fall and they weren't connected yet. They have not been billed or paid any connection fees.

- **Meter Installation and Utah Code 17B Chapter 1 Part 1**

-Discussion of Utah Code 17B regarding Special Local District Rights.

Mr. Hess and Ms. Dahl both received calls from Davis County Sheriff's Office regarding the property at 2036 E View Drive belonging to Mr. Malcolm MacKay III. Mr. MacKay claimed that someone from the District was trespassing on his property and didn't have a right to install a meter. Mr. Hess sent him a plat showing the Pue. Mr. MacKay stated that he had hired an attorney and given him all the information.

The Board also discussed Utah Code 10-8-14.5, brought up by Mr. Hess. The District is providing water to a municipalities residence which essentially provides use of the Pue with city authorization. The Sheriff's office suggested calling them back to request officer accompaniment if anyone from the District needs to speak with Mr. MacKay in the future.

According to State Law, the District is required to install a meter for the residence. Options about installation locations were discussed. If the customer doesn't allow access to his personal valve box, the meter could be put outside of his property without a personal connection to the lot. Mr. Hess will contact an attorney for recommendations and hiring costs of an attorney for District use on these matters.

-Ms. Dahl and Mr. Loertscher spoke with Jesse about the reservoir measurement program that allows the maintenance team to monitor reservoir levels from their phones. If the program doesn't work with the new comcast modem, then there are other options that can be used for an extra cost. Ms. Dahl will contact Comcast first to see if connections can be made through the new modem and get back with Jesse and Freddy.

Maintenance team excused.

Review of Financials, Budget, and Invoice Approval

-Review of all monthly statements, approval of invoices, and budget review.

New Business – Board, Office Manager

- Ms. Poll had a customer ask her about the amount of water allotment he has. Mr. Hess replied that the District approved the development of a web portal through Weber Basin a few months ago that is in progress. Customers will have a username and password and will be able to log in and view their water use. The State of Utah will require billing by the gallon in January of 2030. Mr. Hess will check with Weber Basin on the portal progress.

-Ms. Mansell will be absent on May 14th. Mr. Hess will be absent on June 11th.

-Ms. Dahl asked about a few older documents Ms. Mansell had sent to the Board by email regarding Easements and if they had been included in the Policies and Procedures she is working on. Ms. Dahl stated that it would be helpful to have things that were already in place added to our new Policies and Procedures manual. Ms. Mansell will check.

Adjourn

**Ms. Mansell moved to adjourn the meeting. Motion seconded by Ms. Ukena.
Meeting adjourned at 7:14 p.m.**

Respectfully submitted by the South Weber Water Improvement District Clerk on
this 14th day of May 2025 for Board review and approval.

Wendy Dahl District Clerk