



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, August 13, 2025, at 5:00 p.m. in the Water District Building. Board members in attendance included: Darren Hess, Cindi Mansell, Sherry Poll, Jan Ukena, and Jeff Monroe. Maintenance: Freddy Loertscher and Perry McCorkle. Customers Mr. Roger Parrish and Mr. Will Milligan

Call Meeting to Order

Minutes approval for July 9, 2025, Board Meeting

**Mr. Monroe moved to approve the July 9, 2025, Board Meeting Minutes.
Motion seconded by Ms. Ukena. Motion carried unanimously.**

Customer Roger Parrish and Mr. Will Milligan

-Mr. Parrish came before the Board to discuss problems he had after his meter was installed. Mr. Milligan was also present as he was involved in repairs to the Parrish irrigation system.

-Mr. Parrish reported that his meter was one of the first meters installed and after the District contractors installed his meter there were two pipes that were broken during the off season and not discovered until last fall. Mr. Parrish presented pictures of the two broken pipes for the Board to see. There was another existing pipe that had been broken during the installation as well.

-Since the meter installation and broken pipes, Mr. Parrish has not had the same water pressure he's had in the past. There was sand, gravel, and mud that went into the pipes after the break and he couldn't get out there and repair it during the winter. With the help of his neighbor, Mr. Milligan, they replaced all the lines that were clogged, with sand and rocks as well as every sprinkler, 3 valves that had been ruined, and the filters. After all the repairs, Mr. Milligan took off the sprinkler heads and ran water through them to make sure they were clean. The water was coming out fine but wouldn't reach the end of the system. Originally, the property was set up for a one-acre system with one zone. $\frac{1}{4}$ acre of the lot was sold so the property was at $\frac{3}{4}$ of an acre. Pictures were presented showing how green the entire lot was before meter installation and now the grass is dying at the end of the system. Mr. Milligan asked if there should be a larger meter on the line. Mr. Hess explained that even on an acre lot there would only be a one-inch meter installed. That is a standard size to use on the lot. Mr. Parrish stated he used to have 15 feet of water coming out of his sprinklers and now they only extend about 7 feet. Mr. Milligan explained that Mr. Parrish could run three zones at one time and now he doesn't have enough pressure to run one zone.

-Mr. McCorkle tested the pressure at the property and the line has plenty of pressure. Mr. Hess showed the pressure loss curve for a one-inch iperl meter, which is what was installed on the property, and explained that a typical zone will run anywhere from 10-15 gallons per minute; rarely do they get up to 20 gallons per minute. At 15 gallons per minute the pressure loss through the meter is 1psi. Through the meter there can be a ½ to 1lb of pressure loss. The flow rate stays the same, even though it's reduced from a two-inch line to a one inch, there's only a 1 lb. of pressure loss through the meter.

-Ms. Poll suggested having the contractors return to the Parrish property and blow out the lines in case rocks and mud are causing lower pressure and the damage was done during meter installation. Mr. Hess stated that they might need to remove a full section of pipe and put a T in it to make sure it gets fully blown out. If it's just done through a ½ inch head, it wouldn't remove a ¾ inch rock. It sounds like there are rocks that could be causing blockage, not the meter.

-Mr. Loertscher will visit Mr. Parrish's place in the morning and pull his meter to make sure there aren't any problems. Mr. Parrish asked if there was a possibility of him purchasing a larger meter. Mr. Hess said no, that would go against the standard, and he also doesn't want to sell something that may not even help the situation. Mr. Loertscher will contact the contractors and have them do a full blow out on the system after water is shut off this season.

Mr. Parrish and Mr. Milligan left the meeting.

Maintenance Report and Business

-Mr. McCorkle brought up the need for new valves. There are several that won't shut off anything and some that only work partially. Ms. Dahl brought up that the Board approved a budget for valve replacements. The maintenance team will let the board know which valves are the highest need for replacement and get the work started on them this winter.

-Question was brought up on how large of a lot would take a one-inch meter. Mr. Hess will get some information on meter size recommendations based on lot size from Weber Basin.

-Mr. McCorkle brought up an issue near the new Kastle Cove Subdivision, lot 13-011-0064. There is a line coming down through the field and going west. In the spring before water came on, the maintenance team saw a curb box and a plastic pipe with a round handle on it. They thought it was a shut-off valve, so they put a new handle on it. When the contractors dug it up, they put a pipe over the sidewalk to another individual yard. When the maintenance team tried later to shut it off it wouldn't shut the water off. When they dug it up, they found that it was just a pipe running into the field not hooked up to anything. Maintenance will keep the new valve.

-Mr. Loertscher reported that in the Kastle Cove subdivision they also put in another pipe running through the subdivision that comes out past the Delong house. Kiddie Corner from that, there is another pipe that is draining somewhere. They didn't hook it up with a line going the other way. Those lines are supposed to be connected. Maintenance let it drain for an hour, and it just kept draining. The contractor was asked about it, and he said they just hadn't hooked it up yet.

-Ms. Poll stated that multiple times we have talked about these issues with subdivisions. What do we do in the future for these developers that are putting in their own things and it's not getting inspected? Mr. Hess replied that the plans have been reviewed and approved, maybe the engineering was incorrect. Mr. Loertscher opened one valve and there was no water there.

-Ms. Ukena asked why so many people are using our valves. Mr. Hess stated that the boxes all look the same and we don't have bolts on the boxes. It was suggested that the

District put their name on the lids. Mr. McCorkle said the boxes we are using have a hole there to add a bolt and lock them up. Ms. Poll suggested that from here on out we put bolts on our boxes and lock them up. Maintenance will get the bolts and have our contractors install them.

-Mr. Loertscher has a rock chip in the vehicle he drives. Ms. Dahl checked on the insurance and it's just liability only. Mr. Loertscher asked for permission to fix the chip. The Board agreed.

-Mr. Loertscher brought up the distribution of meters for new construction. He made the mistake of handing out meters too early to one contractor in the past who installed them incorrectly. It was discussed that the meters shouldn't be handed out until the project is ready for landscaping. Contractors will need to pay their connection fee, be given the meter with the installation schematic and then all of it needs to be inspected by the maintenance team before it is covered up.

-Discussion about a valve near the Mountain View chapel with a meter box sticking up and not reading anything. It was discovered that someone had been shutting off that valve. Mr. Hess suggested that they also get a locking lid there.

-Mr. Loertscher reported on three homes about 1600 E that appear to be using secondary water but are not showing on our maps as having water service. One of the neighbors hooked onto the neighbor next to him from the back yard. Ms. Dahl will contact the city to see if these customers are using city water. This item will be added to next month's agenda again after we find more information.

Mr. Monroe needed to leave the meeting early. He was excused.

-The office and maintenance team have been getting several callers complaining about not having water pressure. Mr. Hess asked if the valve was all the way open at the bottom of 1900. Maintenance will verify. When there is a demand on the system, the pressure drops. Mr. Hess suggested checking it at 2:00 am if needed, but it's most likely that the valve is not open all the way.

Maintenance team was excused.

Water Use Report

The top water users were reviewed and discussed. Maintenance needs to check the controller at the Joe Gertge property. It could be a meter issue. The maintenance team will also visit with any other over users.

2024 Financial Audit - Mariah Reyes - Child Richards CPA& Advisors

- Ms. Mariah Reyes with the accounting firm Child Richards CPA & Advisors, was present at the meeting to report on the 2024 Financial Audit. She presented the Board members with a communication letter with governance according to Government Auditing Standards as well as a packet containing all pertinent documents of the audit performed.

Opinion of the Auditing Firm

We have audited the accompanying financial statements of the business-type activities of the South Weber Water Improvement

District, as of and for the year ended December 31, 2024, and the related notes to the financial statements, which collectively comprise South Weber Water Improvement District's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the business-type activities of South Weber Water Improvement District, as of December 31, 2024, and the respective changes in financial position, and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Review of Financials, Budget, and Invoice Approval

-Review of all monthly statements, bank balances, approval of invoices, budget and meter project reviews.

- Ms. Dahl requested approval to transfer \$100,000 from the Money Market account to the General Account to cover the cost of the meter revision invoice from Calder Sprinkler.

Ms. Mansell moved to approve the bank transfer of \$100,000 from the America First CU Money Market Account to the America First CU General Account. Motion seconded by Ms. Ukena. Motion carried unanimously.

Ms. Dahl will make the transfer.

New Business – Board, Office Manager

- Ms. Dahl will be out of town for the October meeting. Cindi Mansell agreed to take meeting minutes.

Adjourn

Ms. Poll moved to adjourn the meeting. Motion seconded by Ms. Mansell. Meeting adjourned at 7:17 p.m.

Respectfully submitted by the South Weber Water Improvement District Clerk on this 10th day of September 2025 for Board review and approval.

Wendy Dahl District Clerk