

**MINUTES OF THE TAYLORSVILLE-BENNION
IMPROVEMENT DISTRICT BOARD MEETING HELD APRIL 15, 2015**

The regular monthly meeting of the Board of Trustees of the Taylorsville-Bennion Improvement District was held at 3:05, Wednesday, April 15, 2015, at the District office. Present were Trustees Behunin, Trustee Swensen and Trustee Russell. Also present were General Manager, Keith Lord; Assistant General Manager, Kevin Fenn; Engineer, Paul Hirst; Attorney, Todd Godfrey; Controller, Mark Chalk; Office Manager, Lance Fisher and Secretary, Tami Fullmer. The prayer was offered by Lance Fisher.

Approval of Common Consent Items Minutes The Board reviewed and discussed the March, 2015 Board Minutes. After discussion the following motion was made by Trustee Swensen seconded by Trustee Russell:

RESOLVED: To approve the March, 2015 Minutes. The motion passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

Monthly Calendar The General Manager discussed the May Board Meeting which is scheduled for Wednesday, May 20, 2015 at 3:00 p.m. All the Trustees plan on attending. The General Manager reminded the Board of the Jordan Valley Water Conservancy District Annual Member Agency meeting that will be held at the JWCD offices tomorrow, April 16, at 10:00 a.m. Valuable information will be presented to those in attendance.

Administrative Policies and Procedures

Consider adoption of Resolution 15-02, updated Wastewater Rules and Regulations The General Manager reported that a lot of time has been spent compiling the updated Wastewater Rules and Regulations. He reminded the Board that they had seen an earlier version at the District Strategy meeting in September, 2014. He called for any questions and asked the Board to approve and adopt Resolution 15-02. After discussion the following motion was made by Trustee Russell seconded by Trustee Swensen:

RESOLVED: To approve and adopt Resolution 15-02, updated Wastewater Rules and Regulations. The motion passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

Consider approval of concept design for Taylorsville City to revise east parking lot entrance to install new road and traffic access through Casa Linda apartments The General Manager reported that Taylorsville City approached the District and would like to enter into a contract whereby they would obtain a small portion of the District's east parking area that would eventually provide a Bus Rapid Transit access road from 4700 South north to the Salt Lake Community College and allow the General Manager to execute the agreement. In exchange for the property, several of the adjoining trees would be removed and a gate installed at the rear of District property to accommodate District vehicles. After discussion the following motion was made by Trustee Swensen seconded by Trustee Russell:

RESOLVED: To approve the concept design for Taylorsville City and allow them to enter into a contract to obtain a small portion of the District's east parking lot in order to build an access

road and Bus Rapid Transit from 4700 South north to the Salt Lake Community College and authorize the General Manager to execute the agreement. The motion passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

Operations and Maintenance

Consider adoption of Resolution 15-03, Sanitary Sewer Management Plan (SSMP) Mr. Fenn reported that the Sanitary Sewer Management Plan has been completed and is a required document under State law. Information included in the plan is a “road map” for District operations. The General Manager and Mr. Fenn recommended that the Board approve and adopt Resolution 15-03, as well as Resolution 15-04, the Municipal Wastewater Planning Program and System Evaluation Capacity Assurance Plan, which is the appendix and part of the SSMP. CRS Engineers have completed a detailed study of the District’s Sewer System Master Plan that is included within the plan. After discussion the following motion was made by Trustee Russell seconded by Trustee Swensen:

RESOLVED: To approve and adopt both Resolution 15-03, the Sanitary Sewer Management Plan and Resolution 15-04, the Municipal Wastewater Planning Program and System Evaluation Capacity Assurance Plan. The motion passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

Consider proposal of Ralph Johnson for District to maintain private sewer pump station

Ralph Johnson of Sorenson and Associates has requested that the District maintain a private sewer lift station that is on Sorenson property. After a lengthy discussion the following motion was made by Trustee Swensen seconded by Trustee Russell:

RESOLVED: To deny the request from Sorenson and Associates for the District to maintain the private sewer lift station on Sorenson property. The motion passed with the following individuals voting to deny the request: Trustees Behunin, Swensen and Russell. The General Manager will contact Mr. Johnson on the Board’s decision.

Engineering and Construction

Consider approval of Landscape Design contract Phase 1 for High Zone Reservoir site The General Manager reported that District Management has engaged ArcSitio Design, Inc. to develop a master plan to rehabilitate the High Zone Reservoir site with a landscape design at a cost of \$11,900. ArcSitio is completing the work on the Low Zone Reservoir site and is familiar with the District’s specs and methods. After discussion the following motion was made by Trustee Swensen seconded by Trustee Russell:

RESOLVED: To approve a contract with ArcSitio Design, Inc. for the Landscape Design contract Phase 1 for the High Zone Reservoir site in the amount of \$11,900. The motion passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

Financial

Consider approval of certification of delinquent accounts to Salt Lake County Treasurer Mark Chalk, Controller, presented the certifications for the month of April, 2015 in the amount of

\$31,387.92. After discussion the following motion was made by Trustee Swensen seconded by Trustee Russell:

RESOLVED: To approve the April, 2015 Certification amount of \$31,387.92. The motion passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

Consider approval of accounts payable Discussed: construction/operation and maintenance vouchers 30123 – 30242, for a total of 120 vouchers, with a dollar amount of \$593,954.62; payroll vouchers 2015138 – 2015164 and 2015165 - 2015192 for a total of 55 vouchers with a dollar amount of \$155,796.83. After a discussion the following motion was made by Trustee Russell seconded by Trustee Swensen:

RESOLVED: To approve the Accounts Payable report included in the Board Book. The motion was passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

Consider adoption of Resolution 15-05, Future 10 Year Reserve Limits, Operating Cash Limits, Availability and Rate Plan The Controller reviewed the Reserve Limits, the Operating Cash Limits, Availability and Rate Plan for the next 10 years. He reviewed the cash reserves of \$6M that the District currently has on hand and increase that amount to \$15M within the next ten years. The Controller explained that a yearly rate increase of 5%, along with the one time increase of the availability fees, should help to reach the goal of a larger cash reserve in the future. He discussed the need to have \$3M on hand for day to day operations. The General Manager and Controller recommended that the Board approve and adopt Resolution 15-05, Future 10 year Reserve, Operating Cash, Availability and Rate Plan. After much discussion the following motion was made by Trustee Russell seconded by Trustee Swensen:

RESOLVED: To approve and adopt Resolution 15-05, Future 10 Year Reserve, Operating Cash, Availability and Rate Plan as outlined by the Controller. The motion passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

Reports & Miscellaneous

Report: March financials, graphs The Controller presented the monthly financial report. Documents regarding the financial position of the District were reviewed and discussed. After a thorough review the reports were directed to be appended to the minutes.

Report: March water usage, new connections, graphs and projects Mr. Fenn reviewed and discussed the water usage report with the Board and directed the schedules to be appended to the minutes.

Projects The CIPP project has been completed by Layne Inliner, and the District is anticipating their final bill. Trustee Behunin inquired about the outcome of the homes with the sewer back-up. Mr. Fenn explained that Rain4Rent, the subcontractor, is paying for all costs associated with the back-up. The 4100 South Sewer Replacement Project will begin this weekend with bypass test pumping. Upon completion of that phase, Geneva Rock will begin at the 4100 South and Redwood intersection and they anticipate it will take four days to complete the work in this area. Once the work in the intersection is complete, traffic flow should be normalized until the

tie-in with the Grizzly Gulch portion of the project. Mr. Fenn referred the Board members to the Projects in the Board book for their review. The Board thanked Mr. Fenn for his report.

Report: Engineering Project closeouts: District Standards and Specifications, Water System Model Update, Groundwater Model Update The Engineer reported the completion of the District Standards and Specifications and reported that the District has printed drawings to assist contractors and developers in the future. The Water System Model Update has been completed and is the culinary water system maintenance plan. The Groundwater Model Update will help determine potential future wells, seek good quality water and drill larger, deeper wells which will improve the quality of water. The Engineer also noted that prequalifying packets have been sent to four contractors for bid on the 3900 South Lift Station Grating Project.

Report: Legal Nothing to report.

Jordan Valley Water Conservancy District Report Zach Frankel (sp), representing the Utah Rivers Council, is lobbying to place an article in the two daily newspapers regarding the water districts. The big four water managers are aware and will be ready to respond.

Central Valley Water Reclamation Facility Report Nothing to report.

Utah Association of Special Districts Report Nothing to report.

Closed Meeting: The following motion was made by Trustee Russell seconded by Trustee Swensen to go into closed meeting for the purpose to discuss plans and strategy to acquire real estate.

RESOLVED: To approve going into a closed meeting to discuss plans and strategy to acquire real estate. The motion passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

The following motion was made by Trustee Swensen seconded by Trustee Russell to come out of the closed meeting.

RESOLVED: To approve coming out of the closed meeting. The motion passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

Adjourn The following motion to adjourn the April, 2015 Board Meeting was made by Trustee Russell seconded by Trustee Swensen:

RESOLVED: To adjourn the March, 2015 Board Meeting. The time was 5:10 p.m. The motion passed with the following individuals voting in the affirmative: Trustees Behunin, Swensen and Russell.

Action Items

- General Manager to contact Ralph Johnson regarding the Board's decision on the private sewer lift station