

NORTH LAKE RECREATIONAL SEWER & WATER DISTRICT

MINUTES

Regular Monthly Board Meeting Friday January 12, 2024

11:00 AM Monthly Board Meeting

1. Call to Order at 11:03
2. Roll Call- The following directors were present: Kurt Holtan, Dave Parrish, John Sommerwerck, and Chris Renfro (arrived at 11:05). Mike Lane was absent

Also present were Cheryl Beach, District Treasurer; Travis Pryor, District Operations Manager; and Amanda Vawter, Recording Secretary.

Craig Groves and Greg Tankersley were present on behalf of the MacGregor Townsite development which belongs to Mr. Groves.

3. Approval of minutes of preceding meetings
 - a. December 8, 2023 **ACTION ITEM** Dave Parrish moves to approve the minutes as presented. John Sommerwerck seconds the motion. All who were present in favor (Chris Renfro absent)
4. Treasurer's Report – Chris Renfro arrived at the beginning of presentation
 - a. December 31, 2023 **ACTION ITEM** There was discussion that Dave Parrish would like to see a print out of the delinquent amounts owed by customers in the future. John Sommerwerck moves to accept the treasurer's report as presented and Kurt Holtan seconds. All in favor.
 - b. FY '23 year end revenue came in over by \$352,770.87. General fund expenses came in under budget but the District overspent in capital funds by \$260,480.56. After adding in expenses paid in December for November the total of the budget spent was 95.69% leaving a remainder of \$98,673.15.
 - c. The board would like the excess funds to be placed in the contingency fund by action item at the February meeting.
5. Operations Manager's Report
 - a. General Update: Timber Creek Reserve is to the point of considering a will serve for Phase 1 of the development. Dave would like Travis to request a date for mitigation on the promised generator that has not been received yet if possible. There is a 50wk lead time on generators at the moment. The repair work on Tappan Falls Rd is almost completed to the point of access to the homes with sewer and water being inspected along the way. The force main project at the septage receiving station has been completed. There was one change order due to original drawings not matching actual infrastructure underground.
 - b. New Hires: There is someone interested in the Operator in Training position. Travis would like to have the board meet with him. There is also someone interested in the collections position. Dave Parrish and Kurt Holtan will meet with Travis and the candidate as the hiring committee to do a formal interview.

- c. Operator On Call and Call Back Compensation Policy Discussion: Industry Standard for this type of work is a credit of 1 hour per day or 2 hours if it is a holiday. This can be used as Compensation time or Overtime pay. If there is a call out the minimum hours paid are 2 hours whether it is a call out or a callback. This is on top of the credit hours that are automatically earned for being on call. Dave would like Travis to touch base with ICRMP to see if there are any rules or stipulations to this type of work. The board would like this to be an action item next month.
- d. Personnel Discussion/Apprenticeship Position **ACTION ITEM** No action needed discussed earlier.

6. New Business

- a. Annexation Discussion for MacGregor Townsite Subdivision to hold public hearing **ACTION ITEM** Not an action item. This is a development on the Southwest corner of Loomis Lane and Old Sate Hwy on approximately 160.7 acres. It would be done in 6 phases that may take up to 15 years to complete. It is a mixture of multi/single family homes, commercial lots and large estate lots on 20 acres not presented. The plan is to have 335 homes along with the commercial space for a maximum of approximately 400 EDUs per the developer. The proposed plan would be to have water come in along Loomis Ln from Spring Valley Rd and Sewer would be done through an easement on Lot 12 of Railroad Village Subdivision which is currently a vacant lot. The board decided to add this to the agenda for the March 8, 2024 meeting as a Public Hearing to begin at 10am. They would like to wait for the outcome of the February 8, 2024 Valley County P&Z meeting. Travis will provide a letter to Valley County for the development to let them know the property is within the District's impact area.
- b. Discussion about Mountain Meadows Development Conditions of Annexation (COA). There was also discussion on how to approach the existing COA for the 45 acres on Roseberry Rd that Groves recently acquired and how to include that into the COA for the Mountain Meadows Development. The discussion led to a decision that Groves and his team would meet with Travis and Keller to work on COAs for Mountain Meadows and include language (based on what the District's attorney thought was best) to dissolve the original COAs for the 45 acres so that all of the land was included in one final document.
- c. Discuss the presented Policy for Annexation with Staff and Board for input: This has been tabled until the February 9, 2024 meeting. Travis Pryor will provide the draft policy and his comments to the board prior to the meeting.

7. Adjournment **ACTION ITEM**

- a. Motion by Board to adjourn: Chris Renfro motions to adjourn and John Sommerwerck seconds. All in favor. Meeting adjourned at 12:40pm.