

Central Iron County Water Conservancy District  
Special Board Meeting Minutes  
March 25, 2021



**Board Members**

Brent Hunter-Chairman  
Tyler Melling  
Tyler Allred  
David Harris  
Joel Myers

**District Staff**

Paul Monroe-General Manager  
Mandi Williams-Office Manager (online)  
Jessica Staheli-Public Outreach  
Brianna Fliehmman-Office Intern  
Kelly Crane-District Engineer (online)  
Curtis Neilson-District Engineer (online)

**CALL TO ORDER:** •Board Member Hunter called the meeting to order at 6:33 PM. **(0:10)**

**DECLARATION OF ABSTENTIONS AND/OR CONFLICTS OF INTEREST BY BOARD MEMBERS:** •None. **(0:19)**

**CONSIDERATION FOR AND ADOPTION OF A PARAMETERS RESOLUTION AUTHORIZING THE ISSUANCE PARITY WATER REVENUE BONDS OF CENTRAL IRON COUNTY WATER CONSERVANCY DISTRICT AND CALLING OF A PUBLIC HEARING TO RECEIVE INPUT WITH RESPECT TO THE ISSUANCE OF SUCH BONDS AND ANY POTENTIAL IMPACT TO THE PRIVATE SECTOR FROM THE CONSTRUCTION OF THE [CHEKSHANI IMPROVEMENT] PROJECT:**

*Board Member Myers arrived at 6:34PM.*

•Monroe-Said this is establishing the parameters for the Chekshani Cliffs. It is a broad scope of the project. We already know the specific number is at 1.75%, but this is the process that the USDA makes us go through. •Crane-This is just the parameters. We already know what the numbers are going to be, but we need to pass the parameters, then we will have a public hearing, and then we will pass the actual resolution. This is just the first step in the process. •Hunter-asked if the public pays attention to this sort of thing. Doug Hall used to but does anyone else. •Monroe-Said we'll see if anyone does because it will be advertised. We may have a lot, or we may not. He asked if anyone wants to look into this more than the highlighted detail that has already been talked about.

**Board Member Harris motioned to approve the parameters resolution. Second by Board Member Myers. Motion unanimous at 6:37 PM. (4:17)**

**Roll Call as follows:**

**Harris-Aye**  
**Myers-Aye**  
**Allred-Aye**  
**Melling-Aye**  
**Hunter-Aye**

**SUNSET SUBDIVISION: UPDATE OF A NEW WELL OR ACQUISITION OF WELL**

**TERMS AND AGREEMENT:** ▪Monroe-Said we have been in contact with Robert & Rachelle Herber who is looking to let us use our well. He wants to look into the well price. He showed the Board on the online map where the well is, and where the edge of the road is. It is far enough away from the road for source protection. The other issue is the septic tank of a close house, but the septic tank is outside of the 100 feet and it is downhill from the well so Division of Water Quality has said it should be okay.

Then he showed the board Judy Jenson's parcel. They would like to build a subdivision near Sunset. He thought we may want to consider helping them with a waterline in trade for her well. She seemed to be very serious, but it may be at minimum a year away. We could easily take water samples from her well and it is currently operating and in good function. They talked about source protection area. ▪Crane-Said if we put a line in that area, we would want them to dedicate a road to us as well as an easement so that we'd have long term access. ▪Hunter and Allred-Said it seems like there are some good options that we'll want to look into further. ▪Monroe-Said Henry's Place has a contract with a well driller, and they put down a security deposit already.

**(14:50)**

**WAH WAH AND PINE VALLEY: UPDATE & DISCUSSION:** ▪Monroe-Gave an update on the Lincoln County Act. He met with the state engineer, Paul Briggs, PLPCO which is the branch under the governor that regulates all of the issues under federal lands. He reached out the ask the guy with PLPCO to be with our meeting with the state engineer. Don Barnett helped us in the meeting. This isn't only our issue; it is a state issue from Logan all the way to Las Vegas. Shay Owens is the PLPCO representatives name, and he understood our concerns. He talked to Rex Shipp who thought we should get the governor's office involved. We called Steve Lisonbee with SUU and had a meeting with the director of PLPCO. Shay talked to the director, and they can see that this isn't good for Utah. They are planning to help write a document for us.

▪Hunter-Wondered about House Bill 281. ▪Monroe-Said it didn't go anywhere. **(18:43)**

**RANCHO BONITA PHASE 2: DISCUSSION & CONSIDERATION OF WATER**

**RIGHTS:** ▪Monroe-Said we came to an agreement with Rancho Bonita. Phase 1 is almost built out. Phase 2 is platted. The additional phases have to do the strictest conservation. The new owner of phase 2 wants to reduce the amount of water rights to .8 AF per lot and add an additional 7 lots. The lots will be the same size. He just wants to have the same number of water rights for more lots, which will restrict their outside lawn sizes. ▪Myers- Said that this is 7 new meters, 7 new impact and connection fees and 7 new sources of revenue each month, so it won't hurt us. ▪Monroe-If we can get this done in a timely manner then we can get this money and put it towards some other projects. ▪*The Board members discussed and expressed their approval of this.* ▪Monroe-Said that we will work with Justin Wayment to make sure that the agreement is written up to meet our standards.

▪Monroe-Gave an update on the vehicles. Young Automotive group came and talked to us two days ago. We had budgeted \$65,000. We'd have to pay 50-55,000 and we'd get 4 new vehicles

this year. We'd change in our other 4 and the net would be the \$50-55,000. Then every year after they'd drive down the vehicles and take the old vehicles. There may be some additional inflation costs year to year, but they said we can plan on budgeting \$100 to a couple thousand dollars per year. They've had the best luck with GMC. We would be getting 3 diesel short bed trucks with upper trim. Monroe wants to move forward if the Board approved. *▪The board voiced their approval.* *▪Monroe-Said Dan Jesson with Iron County was also at the meeting. He has his dealers license, and he says that this is a good deal and should be a no brainer.* (30:02)

**Board Member Harris motioned adjourn the regular session Board Meeting. Second by Board Member Allred. Motion unanimous at 7:05 PM.**

**Meeting Adjourned at 7:05 PM.**

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