

**WHITE CITY WATER IMPROVEMENT DISTRICT  
BOARD OF TRUSTEES RETREAT  
999 Galena Drive  
Sandy, Utah  
Saturday, January 6, 2024  
Minutes**

Members

Present: Paulina Flint, Chair; Bob Johansen, Vice Chair; Garry True, Treasurer; Christy Seiger-Webster, Clerk; Cody Cutler

Others

Present: Paul Ashton, Don Barnett6, , John Crandall, Sue Dean, Ryan Johnson. Cliff Linford, James Lucas, Dave Sanderson

**1. Call to Order and Determination of Quorum**

The White City Water Improvement District Board Retreat was called to order at 9:00 a.m. on Saturday, January 6, 2024 at the District Office by Chair Paulina Flint. It was determined a quorum was present.

**2 General Discussion of Capital Facilities Plan and Upcoming Projects (9:00 am)**

Cliff Linford distributed maps and a copy of his slide presentation, for Board review and discussion. Subjects included in the presentation were: WCWID System Overview - including maps; WCWID System by Age, 1995-2023 Improvements; - including map; WCWID Pipe Statistics, Pipe Replacement Curves; Pipe Age Replacement Analysis; 2022 Bond Project Summary; CIP Projects - Facilities/Engineering; CIP Projects - Pipeline Replacements ; CIP Projects Summary with map and Conclusions. Possible future needs, projects and options were discussed. Cliff recommended we stay with a 2,000 - 2,300 ft. annual pipe replacement policy Mr. Johansen stated we may need to look at a possible cost of living rate increase periodically, and do another Rate Committee in the future in order to keep up with inflation and increases in costs. Cliff reviewed the status of our 2 current projects, the water storage tank and the transmission line.

James reviewed radio-read meter options from our existing towers. Advantages to the District and to residents were also discussed. Paulina stated she would like to see the Ogden ISO audit if it is public. Cliff may be able to get a copy. Cliff reviewed other projects in his handout with possible changes discussed. Cliff will finalize the Capital Improvement Plan and bring it to the February meeting for review and approval.

**3 General Discussion of Water Rights Adjudication and Change Application(s) (10:00 am)**

Don Barnett reviewed his slide presentation regarding the Districts 12 water rights history. Ten rights are perfected, and quantified with 2 that have never been

proofed, or quantified. The goal is to have all water rights combined in all of our wells. He reviewed the big steps along the way. Don also reviewed the adjudication process and noted there were no objections to our file and we are waiting for the final decree by the court for the 10 rights. Options on how to proceed were discussed. Don will come back to the Board with 2 change applications to be filed now; 10 perfected rights in name of the Company based on volume, 2 unperfected rights in name of District to be based on flow depending on review of volume. Points of diversion were discussed. Paul will look at edit of 40 Year Plan, Chris and Don will look at Wells 1 and 2. Sunrise will do an analysis exploring possible future well site and look at the Sandy Settlement Agreement regarding water use.

4. General Discussion of District's Funding for Capital Projects (11:00)

Dave Sanderson reviewed the Residential Water Sales Report for December, 2023 and year-end numbers. We will end the year with total of \$4,278,000 for residential and commercial water sales combined. He also reviewed the Preform which he distributed for discussion. It includes Historic as well as projected numbers for Operating Revenue, Operating Expenses, Bond Payments and Capital Outlay for 2024-2027, which the Board reviewed and discussed. He stressed that these are projected numbers. Possible future capital projects and financing were discussed.

John Crandall reviewed bond related matters such as arbitrage, and what we need to anticipate in future planning. John stated we would be very wise to look at annual cost of living increases which are a little easier for the public to take. Bonding in general was discussed and needs to be used cautiously.

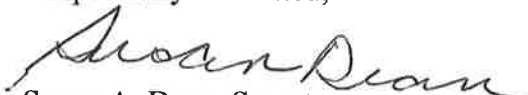
5. General Discussion of other Water System., Legislative and other matters for Future Consideration

Paul presented a brief overview of legislative concerns which could impact the District such as a tax on all water providers to pay for water projects at the state level. Bob suggested that as a Board we need to start talking about future Cost of living rate increases. John Crandall discussed his concerns regarding budgeting for depreciation which is being discussed at some levels. Dave Sanderson stated there is a difference between budgeting for depreciation and charging for depreciation are two different things.

6. Adjourn

**It was moved by Mr. Johansen th meeting adjourn.**

Respectfully submitted,

  
Susan A. Dean, Secretary

Approved

  
Paulina Flint, Chair