

**Bear River Water Conservancy District
Board Meeting
Wednesday, November 9, 2016 7:00 p.m.
Bear River Water Conservancy District Conference Room
102 West Forest Street, Brigham City, Utah**

Minutes

Present: Trustees: Chairman Clinton Burt, Financial Chairman Charles Holmgren, Tyler Vincent, Roger Fridal, Neil Capener, Russ Howe, Jay Carter and Jeff Scott

Staff: General Manager Voneene Jorgensen, Water Operator Robert Thayne and Administrative Assistant Cassee Harper

Visitors: Buster and Brett Marble, Chanshare Select Inc. Jessica Tanner, Tremonton Leader

Excused: David Forsgren and Richard Day

Invocation: Financial Chairman Holmgren

Pledge of Allegiance: Lead by Chairman Clint Burt

Adoption of the Agenda – Chairman Clinton Burt

A motion was made by Financial Chairman Holmgren to approve the agenda as written. The motion was seconded by Board Member Fridal. Chairman Burt, Financial Chairman Holmgren and Board Members Scott, Carter, Howe, Capener and Fridal voted in favor of the motion.

Approval of the Minutes for the Board Meeting held September 28, 2016.

The minutes of the Board Meeting held September 28, 2016 were provided to the Board Members before the meeting.

A motion was made by Board Member Capener to approve the minutes for the meeting held September 28, 2016 with corrections. The motion was seconded by Board Member Carter.

Chairman Burt, Financial Chairman Holmgren and Board Members Scott, Carter, Howe, Capener and Fridal voted in favor of the motion.

Chanshare Select – Buster and Brett Marble

Chanshare Select Inc., owners, Buster and Brett Marble came before the Board seeking approval to make improvements to the property that is leased from the District. Also, currently the lease agreement states that any improvements, upgrades, or new buildings will become property of the District after the term of the lease. Chanshare has been putting together some bids on a storage building they would like to put on the concrete foundation that was previously a milk barn. A couple of different options had been discussed at a previous meeting with Chanshare and the General Manager, one being that Chanshare pay the full price of the shed and at the end of the lease agreement if the property comes up for purchase that the shed appraisal value be deducted from the purchase price. The other option is to split the cost of the building between Chanshare and the District. With this option the building would then belong to the District and the full value of the building would be included in the appraisal of the property. It will be a large building at 100' x 225' to store hay and equipment. It is likely Chanshare will come before the Board in the future with proposals for other improvements to the property. They have thought about putting solar panels on the office building and would like to put a road in on the north end of the property.

General Manager Jorgensen has spoken with the District's attorney about the proposal and the recommendation was to have Chanshare pay the costs to have the shed constructed. At the end of the lease, if Chanshare is interested in purchasing the land with the improvements, including the storage sheds, the depreciated value of the storage shed would be deducted from the appraised value of the land and improvements.

The consensus of the board was to allow Chanshare to build the shed and to follow the recommendation of the District's attorney. General Manager Jorgensen and the members were in agreement that the storage shed would be an asset and would improve the appearance of the property.

Chanshare will apply for the building permit and would like to start on the building within the next 3 weeks so it could be done by December or January.

Trustees Reports

Jeff Scott – Board Member Scott mentioned there will be a new bottling plant on West Forest. There were some questions asked from other board members regarding the municipal tax and the public hearing next month. Board Member Scott explained that during the County's Audit they found that some expenses have been coming out the General Fund that should be coming out of the Municipal Services fund and vice versa. It was recommended that the County look to see where those funds are coming from and who is providing those funds. There was a feasibility study done and they looked at everything such as Public Safety, Sheriff's Department, Roads, etc., to see where it was to be attributed. It was thought the incorporated areas were paying a little more than they should but the study came back with 3 to 4 different scenarios and one had

as much as a \$3,000,000 difference that was being paid by incorporated that shouldn't have been. Incorporated tax will go down a little bit and unincorporated will potentially go up. This will put us in line with services that will be received. Chairman Burt mentioned that many years ago, Farm Bureau instigated a study by USU looking at the differences paid by the incorporated and unincorporated areas of the county.

Jay Carter – No Report

Russ Howe – No Report

Neil Capener – No Report

Roger Fridal – No Report

Tyler Vincent – Thank goodness elections are over. Now we need some snow.

Charles Holmgren – Tomorrow the Canal Company is meeting with PacifiCorp to discuss purchasing water before the May 1st contract. Bear Lake is a at little over 5,911 feet in elevation which is good.

Clint Burt – No Report

Presentation of Tentative 2017 Budget – Voneene Jorgensen

General Manager Jorgensen presented to the Board an amendment to the 2016 Budget. The 2016 Budget needs to be amended to consider adjustments made for the Master Plan Loan and Grant and for Payroll Liabilities due to the Affordable Care Act.

Financial Chairman Holmgren made a motion to adopt the amended 2016 budget as proposed. Board Member Scott seconded the motion. Chairman Burt, Financial Chairman Holmgren and Board Members Scott, Carter, Howe, Capener, Fridal and Vincent voted in favor of the motion.

The tentative budget figures were handed out to the Board Members at the meeting. General Manager Jorgensen explained the budget summary. She went over all the itemized revenues and expenses for the previous year, the estimated balances for the end of 2016 and the estimated budget for 2017. She stated it is a balanced budget for the fiscal year of 2017 with a total of \$1,850,368.00

Board Member Fridal moved to approve the 2017 Tentative Budget as presented. The motion was seconded by Board Member Howe. Chairman Burt, Financial Chairman Holmgren and Board Members Scott, Carter, Howe, Capener, Fridal and Vincent voted in favor of the motion.

The date of the Public Hearing for the 2017 Budget Hearing will be December 14, 2016 at 7:00 p.m. in the Bear River Water Conservancy District Board Room. The Public Notice for the Budget Hearing will be published December 7, 2016 in the Box Elder News Journal and in the Tremonton Leader, on the BRWCD website and on the Utah Public Notice Website.

General Manager's Report – Voneene Jorgensen

The proposition to create a Water Conservancy District in Cache County has passed. This is the 3rd time it has been elected on.

We are progressing with the Master Plan. We have been asked to come to the County Planner's meeting on November 17th to talk about our findings, projections and plans we have.

We are waiting for Clayton Grover to repair the weed barrier in Beaver Dam. The cost came in at around \$6,200.

We had the planning commission appeal and it had a good outcome. We have put in place some design standards that will protect the Hot Springs Mobile Home Park drinking water source.

I was asked by Senator Hillyard to be on a panel and give a presentation in Cache County about Water Conservancy Districts and how they serve the public. This was held on October 26th at a town hall meeting and the meeting went very well.

We have three board vacancies at the end of the year. The letter has been sent to the County Commission and announcements and public notices have been sent to the papers and posters have been distributed throughout the county.

The Governor's initiative "Your Utah, Your Water" has been going on for about three years. There was a draft that is 53 pages long that we had to review. It has been interesting to be part of that.

We have new phone system and it seems to be working well. We have had a few hiccups but we are getting through those. Utopia has been working well.

I will continue to go to the Task Force meetings and State Water Development meetings and Legislative meetings.

Financial Business – Financial Chairman Charles Holmgren Approval of Financial Statements

The financial statements for September and October 2016 were prepared and provided to the Board Members. Financial Chairman Holmgren asked for the Board to review the financial statements and approve them.

A motion was made by Board Member Vincent to approve the financial statements as presented. Board Member Carter seconded the motion. Chairman Burt, Financial Chairman Holmgren and Board Members Scott, Carter, Howe, Capener, Fridal and Vincent voted in favor of the motion.

Public Comment

There was no public comment.

Adjourn

A motion to adjourn the meeting was made by Financial Chairman Holmgren. Board Member Howe seconded the motion. Chairman Burt, Financial Chairman Holmgren and Board Members Scott, Carter, Howe, Capener, Fridal and Vincent voted in favor of the motion.

The meeting adjourned at 8:12 p.m.