

**MINUTES OF THE  
GRANGER-HUNTER IMPROVEMENT DISTRICT  
BOARD MEETING**

The Meeting of the Board of Trustees of the Granger-Hunter Improvement District (GHID) was held Tuesday, December 13, 2022, at 3:00 P.M. at the District office located at 2888 S. 3600 W., West Valley City, Utah.

This meeting was conducted electronically in accordance with the Utah Open and Public Meetings Act (Utah Code Ann. (1953) §§ 52-4-1 et seq.) and Chapter 7.12 of the Administrative Policy and Procedures Manual (“Electronic Meetings”).

**Trustees Present:**

Debra Armstrong	Chair
Corey Rushton	Trustee
Roger Nordgren	Trustee

**Staff Members Present:**

Jason Helm	General Manager/Treasurer
Todd Marti	Assistant General Manager/District Engineer
Troy Stout	Assistant General Manager/Chief Operating Officer
Michelle Ketchum	Director of Administration - <i>Electronically</i>
Dustin Martindale	Director of Water Systems
Ricky Necaie	Director of Wastewater
Victor Narteh	Director of Engineering
Justin Gallegos	Director of Information Technology
Austin Ballard	Controller/Clerk
Dakota Cambruzzi	Human Resource Manager - <i>Electronically</i>
Kristy Johnson	Executive Assistant
Brent Rose	Legal Counsel – Clyde Snow & Sessions PC - <i>Excused</i>

**Guests:**

Bryon Elwell	Elwell Consulting Group – <i>left after presentation</i>
Darcy Brantly	Accountant, GHID - <i>Electronically</i>
Idanely Avalos	Customer Service, GHID – <i>Electronically</i>
Michael Wear	Fleet Manager, GHID - <i>Electronically</i>
Derrick McMichael	Water Maintenance, GHID - <i>Electronically</i>
Ian Bailey	GIS, GHID - <i>Electronically</i>
Jeremy Gregory	Staff Engineer, GHID – <i>Electronically</i>

A copy of the exhibits referred to in these minutes is attached and incorporated by this reference. The exhibits are also included in the official minute books maintained by Granger-Hunter Improvement District.

**CALL TO ORDER**

At 3:00 P.M. Debra Armstrong called the meeting to order and recognized all those present.

**Public Comments**

Two public comments were received. One online comment, which is attached to these minutes and a second comment was left in the GHID drop box. Jason Helm mentioned that he will respond to the online comment that was received. The second comment was left anonymously and mentioned three items that waste tax payer money: replacement of good street signs, excessive water use at parks and watering after rainstorms and snow plowing roads with only 1 inch of snow.

**Approval of the  
November 22, 2022  
Board Meeting, Public  
Bond Hearing & Public  
Budget Hearing Minutes**

A motion to approve the Board Meeting, Public Bond Hearing and Public Budget Hearing Minutes from November 22, 2022, was made by Roger Nordgren. Followed a second from Debra Armstrong, the motion passed as follows:

Armstrong – aye                      Rushton – aye                      Nordgren – aye

**Conflicts of interest**

There were none.

**OUR COMMUNITY**

**OUR TEAM**

**OUR OPERATIONS  
Review & Discuss  
Financial Report for  
November 2022**

Mr. Ballard summarized the November 2022 Financial Report. Mr. Ballard noted that the report doesn't include all entries due to the early date of the Board meeting. – See November 2022 Financial Report attached to these minutes for details.

**Review & Discuss Paid  
Invoice Report for  
November 2022**

Mr. Ballard discussed the November check report. The November check report totaled \$4,374,192.75 coming from six categories; infrastructure (34%), Central Valley (23%), Jordan Valley Water (21%), payroll taxes and employee benefits (8%), Fleet and Associated Equipment (4%) and other (10%). – See November 2022 Paid Invoice Report attached to these minutes for details.

**Consider Approval of  
Purchase of Meters &  
Meter Parts to  
Mountainland Supply  
Company**

Jason Helm asked the Board to consider Approval for the purchase of meters and meter parts to Mountainland Supply Company in the amount of \$208,244.26. After a brief discussion regarding outstanding P.O.'s and supply issues, Corey Rushton made a motion to approve the purchase as noted. Following a second from Roger Nordgren, the motion passed as follows:

Armstrong – aye                      Rushton – aye                      Nordgren – aye

**Consider Approval of  
RESOLUTION 12-13-  
22.1**

Troy Stout asked the Board to consider Approval of RESOLUTION 12-13-22.1 APPROVING AN APPLICATION FOR A UNITED STATES FEDERAL EMERGENCY MANAGEMENT AGENCY BRIC HAZARD MITIGATION PLANNING GRANT INCLUDING A LOCAL MATCH FUND COMMITMENT LETTER. After a brief discussion regarding the grant and process, Corey Rushton made a motion to approve the contract as noted. Following a second from Roger Nordgren, the motion passed as follows:

Armstrong – aye                      Rushton – aye                      Nordgren – aye

**Water Maintenance  
Update**

Mr. Stout presented the water maintenance update. – See Water Maintenance Update report attached to these minutes for details.

**Wastewater  
Maintenance Update**

Mr. Stout presented the wastewater maintenance report. – See the Wastewater Systems Update report attached to these minutes for details.

**Water Supply Review**

Todd Marti presented the water supply report. – See Water Supply Review attached to these minutes for details.

**Capital Projects Update**

Mr. Marti presented the Capital Projects update. – See Capital Projects Update attached to these minutes for details.

**Consider Approval of a  
Construction Contract  
to Condie Construction  
Company for the 20A:  
3500 South to 4100  
South Redwood Road  
Sewer Project**

Mr. Marti asked the Board to consider Approval of a Construction Contract to Condie Construction Company in the amount of \$12,552,242.00 for the 20A: 3500 South to 4100 South Redwood Road Sewer Project. After a discussion, it was decided that the District will not move forward with this project. Mr. Marti communicated that other options are available and will be done in phases to alleviate the capacity constraints at Redwood Road.

**Engineering Department  
Update**

Mr. Marti presented the Engineering Department update. – See Engineering Department Update attached to these minutes for details.

**CLOSED SESSION**

*A closed session was not needed for this meeting.*

**BOARD MEMBERS  
INPUT, REPORTS,  
FOLLOW-UP ITEMS  
OR QUESTIONS**

The staff thanked the Board for the Winter Celebration.

**ADJOURNED**


Inasmuch as all agenda items have been satisfied, Roger Nordgren made a motion to adjourn the meeting. Following a second from Debra Armstrong, the motion passed as follows and the meeting adjourned at 4:19 P.M.

Armstrong – aye                      Rushton – aye                      Nordgren – aye

Debra K. Armstrong, Chair

  
\_\_\_\_\_

Austin Ballard, Clerk

  
\_\_\_\_\_

**Kristy Johnson**

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**From:** noreply@getstreamline.com  
**Sent:** Monday, December 12, 2022 9:58 AM  
**To:** Jason Helm; Adam Spackman; Kristy Johnson  
**Subject:** New form submission received: Board Meeting Public Comment Form

This message was sent from outside GHID. Do not open attachments or click on links from unknown senders or unexpected emails.

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## Board Meeting Public Comment Form

<b>Name:</b>	Joan tadd
<b>Address:</b>	4930 W Hellas Dr
<b>Email or Phone:</b>	ms.joanie48@hotmail.com
<b>Representing:</b>	SEL;F
<b>Comment or Question:</b>	<p>recieived your letter in response to the water fees for the public, sounds like you got it figured out so far as to the cost of water usage etc. but i feel that you have forgotten one thing, you forgot to add the schools, businesses and the morman churches that water their grass in the summer time. i feel that they should NOT be exempt, after all they use the water like everyone else does. i feel that they should be Included in there fair share of water costs as they do water their lawns/grasses as well. so re talk this over in your next board meeting and add some kind of water fee to the ones i have mentioned after all fair is fair and i don't see why there should be any reason that they should not be billed for some of there water usage. like the rest of the people in west valley. so how about the schools business with grass and churches to pay at least some kind of water usage like they should at least pay half of the cost that everyone else pays. i would like to know if this will happen, in fact i want it to happen and i want to know that you did make it happen and they pay a fair share of there water usage. so please let me know when that</p> <p>decision is made FAIR IS FAIR. IN EQUALITY AND IT WON'T BREAK THE BANK IN WATER FEE COSTS. THANKS</p>