

# GRAND WATER & SEWER SERVICE AGENCY

Full Agency Meeting

January 3, 2008

The meeting was called to order by President Dan Pyatt at 7:05 p.m. at the Agency office, 3025 East Spanish Trail Road, Moab, Utah. Other Agency Board members present were: Gary Wilson, Mike Holyoak, John Hartley, Jerry McNeely, Rex Tanner, Lance Christie, Tom Stengel, John Keys, and Kyle Bailey. Those present established a quorum. Absent was Brian Backus.

Others present were: Terry Sykes, Marsha Modine, Dana Van Horn, Pam Hackley, Bob Lippman, William Love, Sarah Fields, Harold Shepherd, Greg Hunt, Steve Glass, Mark Page, Ron Georg, Chad Nelson, and Chris Baird.

**Minutes** Motion by Lance Christie to approve the minutes of the meeting of December 6, 2007. Second by Mike Holyoak. Dan Pyatt-Aye, Gary Wilson-Aye, Mike Holyoak-Aye, John Hartley-Aye, Jerry McNeely-Aye, Rex Tanner-Aye, Lance Christie-Aye. Tom Stengel-Aye, John Keys-Aye, Kyle Bailey-Aye. MOTION CARRIED.

**Citizens to be heard** Sarah Fields said that she would like to have more information on Mancos Resources and what the water would be used for. She asked that the board table the item until more information can be made available. Next, Harold Shepherd asked the board if there was a public comment period or any administrative process with the sale of water. Chairman Pyatt responded that it was unlikely that there would be a public hearing as the board is not responsible for land use or approval of Mancos Resources' project. They are only coming to the board for water

**Check Approval** Motion to approve checks in the amount of \$217,581.04 by Lance Christie. Second by Tom Stengel. Dan Pyatt-Aye, Gary Wilson-Aye, Mike Holyoak-Aye, John Hartley-Aye, Jerry McNeely-Aye, Rex Tanner-Aye, Lance Christie-Aye. Tom Stengel-Aye, John Keys-Aye, Kyle Bailey-Aye. MOTION CARRIED.

**Financial Statement** Marsha presented the November 2006 financial statement to the board.

**Discuss, consider, approve leasing water to Mancos Resources – Gregory L. Hunt / Mark Page** Mark Page is a water rights consultant out of Price, Utah. Greg Hunt and Steve Glass are owners of Mancos Resources and are interested in leasing water. Mancos Resources is working with Emery County to develop an industrial park approximately seven miles west of Green River. Mancos Resources is proposing to put a uranium processing plant in the park. They are interested in leasing approximately 2200 AF for an initial term of 33 years. The water right is currently in the Colorado River and would be switched to the Green River for this purpose. Motion to table this agenda item until the next regularly scheduled meeting by Gary Wilson. Second by Mike Holyoak. Tabling this item will allow the board to research pricing and explore other options. Dan Pyatt-Aye, Gary Wilson-Aye, Mike Holyoak-Aye, John Hartley-Aye, Jerry McNeely-Aye, Rex Tanner-Aye, Lance Christie-Aye. Tom Stengel-Aye, John Keys-Aye, Kyle Bailey-Aye. MOTION CARRIED.

**Discuss impact fee collection process** Terry said that the committee has discussed the possibility of collecting impact fees on the "front side" of a project. Terry has been unable to find another district that collects this way. In Park City, they allow a person to pay their impact fees, they then have one year to begin construction. If construction doesn't begin in one year; the balance of the current impact fee is due. The board discussed the pros and cons of the impact fee collection process, real estate speculation, and service commitments by the Agency. They also discussed changing the resolution so it was tied to a construction index on a yearly basis. President Pyatt said that the committee recommends that the construction index change take effect in January 2009.

**Wastewater treatment report – Terry Sykes** John Keys reported the events of a meeting from January 3<sup>rd</sup> with Moab City, Grand County and San Juan County. They discussed an agreement that John Keys drafted. There were six points of agreement between the parties. 1. The City's plant would be used as a regional facility. 2. The plant's existing capacity would be used prior to any upgrades being completed. Capacity would be purchased in increments based on need and the trigger of 85% usage has been reached. 3. The cost of new construction or upgrade would be paid by the area where the growth is occurring. If the plant becomes obsolete, it would be paid for by all parties. 4. The location for a new facility or expansion would be discussed immediately. 5. Treatment of wastewater from San Juan County would not be tied to any specific land use restrictions. 6. The ownership of the plant would be determined at a later date.

**Snow Report** The Snotel says that the snowpack is down at this time. The lake is coming up.

**Items from board members** The board discussed the interlocal agreement between the Agency and the Districts.

**Staff Report** Terry told the board that the sewer jet machine had been delivered and the vac-trailer should arrive in the next couple of weeks. Terry will be on vacation in Hawaii for the next meeting but would be glad to show the new equipment to the board at the meeting of March 6.

**Executive Session** None

President Pyatt declared the meeting adjourned. Hearing no objections the meeting adjourned at 9:20 p.m.

ATTEST:

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Dan Pyatt – President

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Gary Wilson – Vice President