



GRANGER-HUNTER
IMPROVEMENT DISTRICT

WATER CONSERVATION PLAN UPDATE – 2020

**System ID: 1114
(HAL Project No.: 019.54.100)**

October 2020

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CHAPTER 1 – INTRODUCTION

In response to projected future growth along the Wasatch Front, the customers and leaders of the Granger-Hunter Improvement District (the District) are concerned about the future water supply in the region. The Utah State Legislature has passed legislation requiring public water suppliers to prepare a Water Conservation Plan and then to update the plan periodically. This 2020 report is an update of the District's 2014 Water Conservation Plan.

This report describes the drinking water system, reviews and summarizes water consumption, assesses the water conservation alternatives available to the District, sets goals to conserve water, and identifies existing and proposed water conservation measures to be implemented by the District. Appendix A includes the District's adoption of the following conservation plan update.

CHAPTER 2 – EXISTING WATER SYSTEM

SYSTEM PROFILE

The District is located on the northwest side of Salt Lake County, and is approximately bounded by 2100 South to 4700 South and 1300 West to 7200 West. In 2019, the District reported to the Division of Water Rights (DWRi) an estimated population of 126,815 people. The District anticipates growth and redevelopment will continue to add water demands to their existing system. The District estimates that in the next 30 years the population will increase to 152,675 residents. Water demands for the District are expected to increase accordingly.

At the end of 2019, the District had 27,188 connections to the water system. The connection type is shown in Table 2-1.

Table 2-1: 2019 Water System Connections

Connection Type	Total Connections
Residential	25,962
Commercial/Industrial	1,187
Institutional	352
Total	27,501

INVENTORY OF WATER RESOURCES

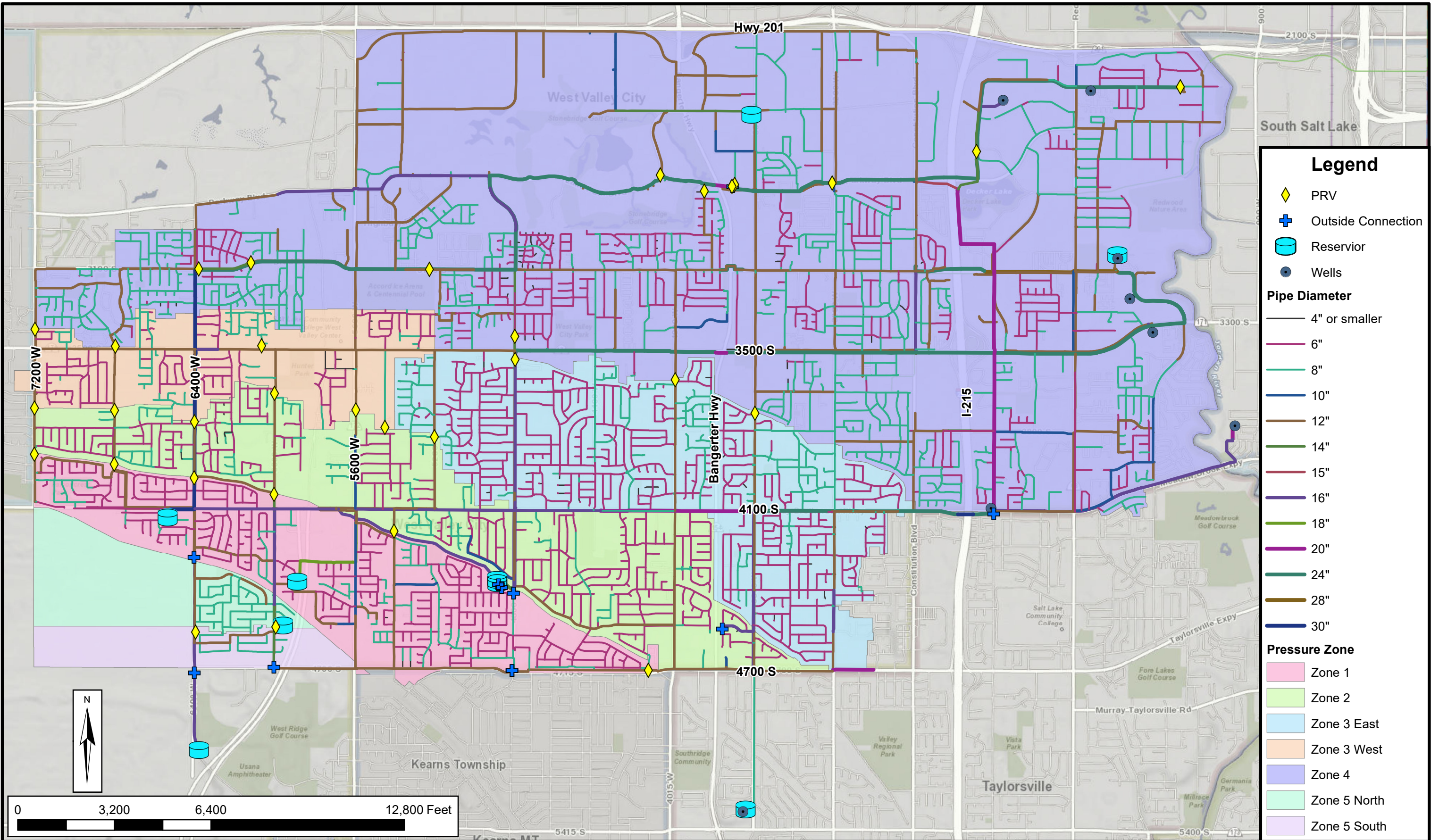
The Granger-Hunter Improvement District is a drinking water and sanitary sewer utility provider which serves an area of approximately 24½ square miles primarily in the West Valley City area. The water system contains approximately 375 miles of distribution pipe ranging in size from 4 to 30 inches in diameter, over 27,500 water meters, 3,116 fire hydrants, 5,453 valves, 31 PRV stations, 6 booster pumping stations and 9 water storage reservoirs totaling 27 million gallons. Figure 2-1 shows the system and service area boundaries.

Approximately, seventy five percent of the water supply is purchased from the Jordan Valley Water Conservancy District (JVWCD), with the remaining 25 percent provided from District owned sources. A noteworthy aspect of the contract with JVWCD, is that GHID is charged for an annual volume of water whether that amount of water is used or not. Currently that amount is set at 18,500 ac-ft per year (AFY) and will remain at this amount until the contract is re-negotiated.

The District currently owns and operates eight wells. The total capacity of all of the District's high-quality wells is 15,910 gpm, which is approximately 25,600 AFY. Based on the District's 40-year water right plan, the District's current water right volume is 21,266 ac-ft per year (HAL 2010). If all the wells could produce maximum flow all year round, the yearly volume would be higher, but demand falls below well capacity during the winter months.

The District's eight wells are naturally recharged. The aquifer from which the District pumps their wells is recharged through the following sources:

- Precipitation in the Oquirrh Mountains that infiltrates down into the bedrock aquifer.
- Precipitation on the foothills of the Oquirrh Mountains.
- Infiltration from canals and ditches.



Legend

- PRV
- Outside Connection
- Reservoir
- Wells

Pipe Diameter

- 4" or smaller
- 6"
- 8"
- 10"
- 12"
- 14"
- 15"
- 16"
- 18"
- 20"
- 24"
- 28"
- 30"

Pressure Zone

- Zone 1
- Zone 2
- Zone 3 East
- Zone 3 West
- Zone 4
- Zone 5 North
- Zone 5 South

SUPPLY

Current water supply categorized by source is shown in Table 2-2. Associated water rights and source capacity are also included.

Table 2-2: Summary of GHID Wells

Sources	Associated Water Right	Flow Right Volume (ac-ft/year)
All Wells: Pumping Capacity	57-2821	941
Sanderson Well #1 1,300 gpm	57-8776	1,289
Sorenson Well #4 260 gpm		
Woodbury #8 Well 1,600 gpm	59-1639	114
Acord Well #12 2,000 gpm		
Wright #14 Well 1,050 gpm	59-5132	2,000
Evans #15 Well 3,000 gpm		
Taggart #16 Well 3,000 gpm	59-5144	1,497
Well #17 3,700 gpm		
(Total Pumping Capacity = 15,910 gpm)		
Sanderson Well #1	59-1517	3,620
Sorenson Well #4	59-1545	223
Woodbury #8 Well		
Acord Well #12	59-3434	2,273
Evans #15 Well		
Taggart #16 Well		
Well #17		
Sanderson Well #1	59-1203	2,172
Sorenson Well #4	59-1204	724
Woodbury #8 Well	59-1207	1,347
Acord Well #12		
Sanderson Well #1	59-1516	3,620
Sorenson Well #4	59-3435	1,448
Total Well Water Right Volume (ac-ft/year)		21,268
JVWCD	Contract with JVWCD	18,500
GHID Reliable Supply		Wells: 21,268 ac-ft JVWCD: 18,500 ac-ft Total: 39,768 ac-ft

The District has 10 metered wholesale connections from JVWCD. A list of the connections is presented in Table 2-3. Summing the individual “Max Day Contract” values gives the JVWCD connections a total capacity of 26,749 gpm. The “Minimum Annual” volume in the contract is 18,500 ac-ft. As shown in Table 2-3, the actual capacity of most of the JVWCD connections is higher than the contractual limit.

Table 2-3: Summary of JVVCD Connections

ZONE	CONNECTION ID	MAX CAPACITY (gpm)	MAX DAY CONTRACT (gpm)
Zone 4	10	4,000	3,745
Anderson / Breeze (Zones 1, 2, 4, & 5)	15	7,000	6,955
Zone 3	20	4,000	1,070
Tank Farm (Zones 2, 3, & 4)	30	5,000	5,885
Tank Farm (Zones 2, 3, & 4)	32	6,500	6,150
Zone 1	50	2,500	535
Zone 1	60	1,500	0
Zone 1	70	2,000	2,140
Zone 1	71	2,000	269
Breeze (Zones 1, 2, 4, & 5)	80	4,000	0
TOTAL		38,500	26,749

A comparison between reliable supply, current and projected water use, and efficient use is presented on Figure 2-2. Future water use was projected by using the population projection and demand per ERC from the 2016 Drinking Water Master Plan (HAL, 2016), scaled to match current water use. The reliable supply (39,768 ac-ft) is based on the annual 18,500 ac-ft contract with JVVCD and the maximum feasible well production of 21,268 ac-ft.

The regional efficient use goal is to reduce per capita-day use by 11% from the 2015 baseline by 2030. The regional efficient use curve is based on a 210 gallons per capita-day (gpcd) baseline in 2015 gradually being reduced to 187 gpcd by 2030. From 2030 to 2050, the water use per capita-day is assumed to remain the same. The regional use values were converted to a volume based on District population estimates and projections.

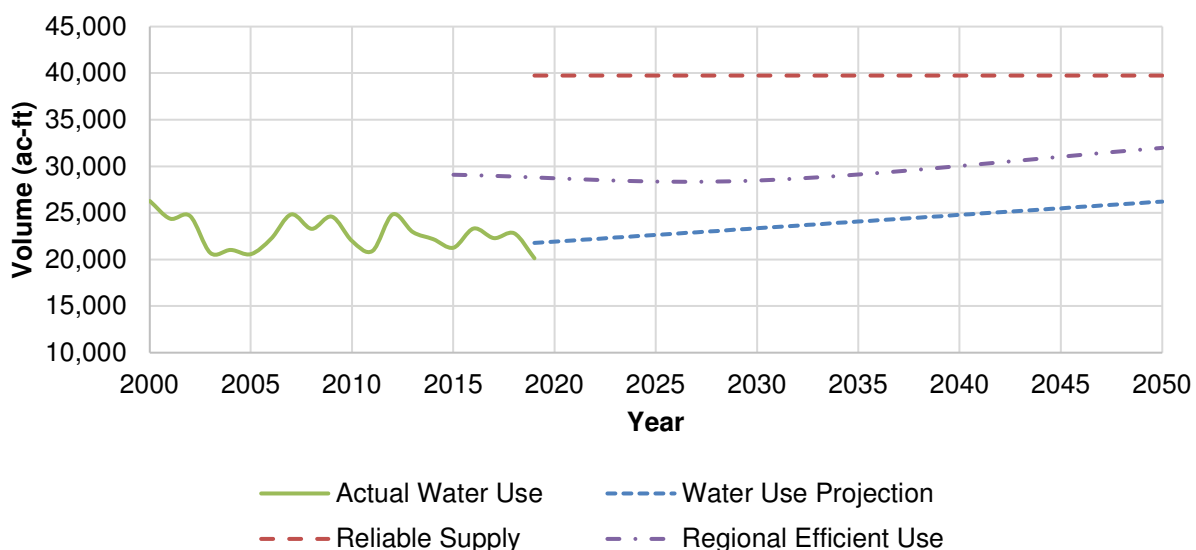


Figure 2-2: Future Use Comparison

After reaching conservation targets, if future demands exceed the existing water supply the District plans to meet these demands through additional wholesale purchase from Jordan Valley Water Conservancy District, or through replacing or rehabilitating existing wells. Some of the wells are only pumped at a lower capacity because of manganese levels. If these wells were retrofitted to treat the manganese, their production could be maximized.

WATER MEASUREMENT

Water meters are critical to track water use and incentivize conservation. Percent of metered connections by type are summarized in Table 2-4.

Table 2-4: GHID Percent Metered Connections by Type of Use

Year	Percent Water Use			
	Residential	Commercial	Industrial	Institutional/Other
2001	96.5%	3.1%	0.1%	0.3%
2002	97.0%	2.5%	0.1%	0.4%
2003	94.9%	4.3%	0.1%	0.7%
2004	96.6%	2.7%	0.1%	0.6%
2005	96.7%	2.6%	0.1%	0.7%
2006	96.3%	2.5%	0.1%	1.0%
2007	96.3%	2.5%	0.1%	1.1%
2008	96.2%	2.5%	0.1%	1.2%
2009	95.9%	2.8%	0.1%	1.2%
2010	95.3%	3.4%	0.1%	1.2%
2011	Unavailable			
2012	Unavailable			
2013	94.9%	4.0%	0.0%	1.2%
2014	94.7%	4.0%	0.0%	1.2%
2015	94.7%	4.0%	0.0%	1.2%
2016	94.6%	4.1%	0.0%	1.3%
2017	94.5%	4.1%	0.0%	1.4%
2018	94.4%	5.0%	0.0%	0.5%
2019	94.4%	4.3%	0.0%	1.3%

Table 2-5 compares the water produced by the District's drinking water sources to the metered water delivered to users from 2000 to present. Possible explanations for the unaccounted water use include leaks in the distribution system, meter inaccuracies, and miscellaneous unmetered water use (such as pipe line flushing, fire suppression, etc.). Inaccurate and old meters are being replaced with Advanced Metering Infrastructure (AMI) type meters. This allows the District to quickly identify leaks and provide customers with current water usage information, which should minimize water and revenue loss.

Data in Table 2-5 does not completely match the data submitted to DWRI prior to 2013 because more accurate data has been compiled by the District. The data from 2013 to present matches closely with what has been submitted to DWRI.

Table 2-5: Comparison of Water Produced to Metered Water Use

Year*	Total Metered Use (ac-ft)	Total Source Production (ac-ft)	Percent of Water Unaccounted For
2000	26,292	26,304	0.05%
2001	24,406	25,263	3.39%
2002	24,687	24,784	0.39%
2003	20,733	22,473	7.74%
2004	21,054	21,777	3.32%
2005	20,590	21,512	4.28%
2006	22,230	24,625	9.73%
2007	24,856	26,921	7.67%
2008	23,298	25,493	8.61%
2009	24,622	24,630	0.03%
2010	22,009	24,276	9.34%
2011	20,941	22,950	8.75%
2012	24,858	27,328	9.04%
2013	22,964	25,238	9.01%
2014	22,215	24,409	8.99%
2015	21,288	23,620	9.87%
2016	23,340	24,529	4.85%
2017	22,310	22,438	0.57%
2018	22,808	25,300	9.85%
2019	20,141	23,378	13.85%

*Data does not completely match the data submitted to DWRI prior to 2013 because more accurate data has been compiled by the District.

BILLING

Current Water Rate Structure

The District's drinking water rate structure is summarized in Table 2-6. The District has different rates based on the volume used.

Table 2-6: 2019 Water Rate Structure

Water Tiers	Price
Tier 1 (Less than 7,000 gallons)	\$1.77 per 1,000 gallons
Tier 2 (7,001 - 15,000 gallons)	\$1.90 per 1,000 gallons
Tier 3 (15,001 gallons and above)	\$2.05 per 1,000 gallons
Multi-Unit (apartments, condos, etc.)	\$1.90 per 1,000 gallons
Monthly Availability fee - 3/4" and 1" meters	\$13.00

*Note: Monthly Availability Fee increases for all meters larger than 1" according to meter size. For customers with a fireline, the monthly fee is according to meter size.

WATER USE

Historical water supplied by the District's drinking water sources is summarized in Table 2-7.

Table 2-7: GHID Historical Water Supply Summary

Year	Source Supplied (ac-ft)									Total (ac-ft)
	Acord Well #12	Evans #15 Well	Sanderson Well #1	Sorenson Well #4	Taggart #16 Well	Well #17	Woodbury #8 Well	Wright #14 Well	JVWCD Purchases	
2000	1,643		19	189			761	1,357	19,133	23,102
2001	1,736		749	319			1,930	2,009	17,394	24,136
2002	96		1,520	491			1,456	2,149	16,898	22,610
2003	714	548	612	421	1,072		1,372	1,508	15,473	21,720
2004	784		276	191	480		457	233	18,659	21,079
2005	2,109	364	521	174	688		464	85	16,920	21,324
2006	1,796	905	843	233	1,980		534	1,004	16,960	24,256
2007	2,240	660	1,271	355	1,932		1,256	920	17,606	26,240
2008	1,926	1,028	1,173	272	1,672		1,061	565	17,621	25,317
2009	615	1,744	996	299	1,378		667	128	18,665	24,492
2010	912	1,311	1,344	336	621		618	368	18,455	23,966
2011	Unavailable									22,950
2012	Unavailable									27,328
2013	742	461	1,420	137	1,937		594	280	19,655	25,226
2014	1,202	600	1,220	221	1,730		330	189	18,905	24,398
2015	1,784	459	887	10	1,509				18,960	23,609
2016	1,510	786	1,323		1,382				19,517	24,518
2017	1,096	200	664		1,663	966			17,838	22,428
2018	750	495	779		1,963	1,615	529		19,157	25,288
2019		964	242		1,627	1,095	479	33	18,928	23,368

Water use data from 2019 was evaluated to determine indoor versus outdoor use. Indoor use can be estimated by determining the average use during winter months. Any use above this amount during other times of the year is assumed to be outdoor watering. All outdoor watering is done using the drinking water system because the District does not have a secondary system. The only monthly data available to estimate indoor use was monthly source data. There is no monthly data available to determine indoor versus outdoor use by type. The 2019 per capita-day water use is shown in Table 2-8.

Table 2-8: 2019 Per Capita-Day Water Use by Type

Type	Indoor Use (Winter Use) (gpcd)	Outdoor Use (gpcd)	Total (gpcd)
Residential	Unknown	Unknown	108
Commercial/Industrial	Unknown	Unknown	21
Institutional	Unknown	Unknown	13
Total	82	60	142

Annual per capita-day use was calculated from 2000 to present using data reported to DWRi and provided by the District. Figure 2-3 shows the District's overall decreasing per capita-day trend.

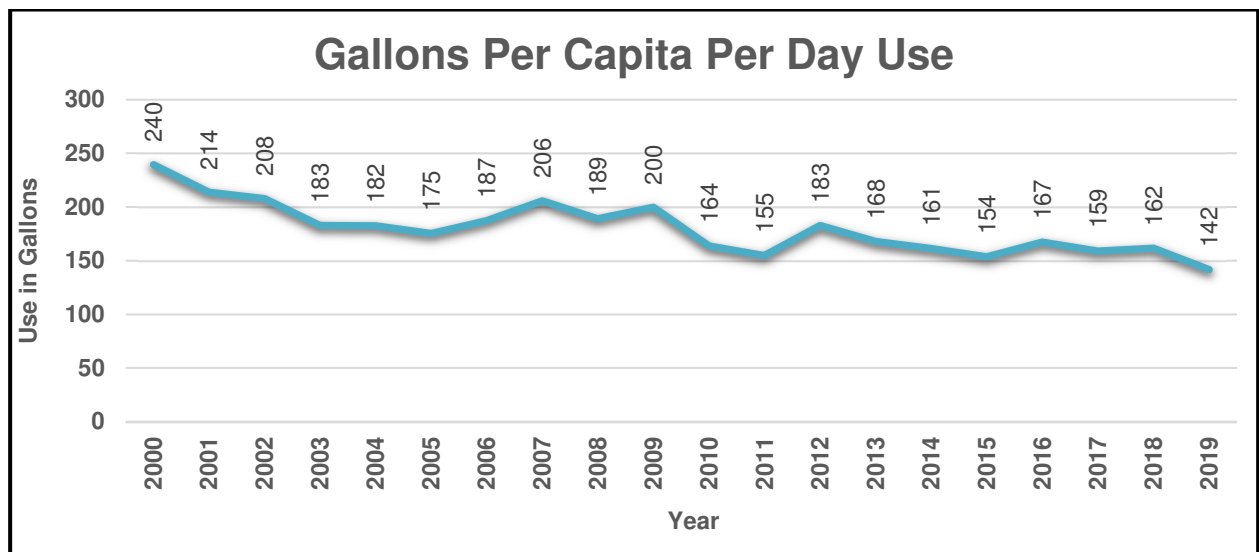


Figure 2-3: Historical Efficient Use

CHAPTER 3 – CONSERVATION ISSUES AND GOALS

IDENTIFIED PROBLEMS

The District is concerned with the potential waste of water from inefficient indoor/outdoor water use and from system wide losses. The following specific concerns have been identified by the District:

- Water loss from line breaks
- Water theft from hydrants or contractors
- Illegal connections
- Water loss from aged meters (District & non-District such as JVVCD)
- Water loss from leaks on both the customer and District's side

GOALS

The conservation goal for the District according to the Regional Water Conservation Goal, which replaced the Governor's goal, is 11% reduction from a 2015 baseline by 2030. The previous goal from the Governor was 25% reduction from a 2000 baseline by 2025. The previous goal of 25% reduction has been met since 2010 because the District's per capita-day use has been below 180 gpcd. The new regional goal is to go from 210 gpcd in 2015 to 187 gpcd by 2030. The District is already meeting the new conservation goal. As such, the District recognizes the importance of conservation and will set a goal to maintain their 2015 use of 154 gpcd. The District believes their conservation efforts would have the greatest impact if they focus on finding and resolving leaks in their infrastructure.

CHAPTER 4 – CONSERVATION MEASURES & IMPLEMENTATION

The District believes that water conservation is an important factor for allowing the District to meet water demands into the future. Although the District hasn't appointed a separate water conservation coordinator, staff is aware of the conservation goals and work together to implement the goals. Water conservation efforts are coordinated by:

Michelle Ketchum
Director of Administrative Services
2888 South 3600 West
West Valley City, UT 84119
Ph. #801-968-3551

EXISTING CONSERVATION MEASURES

Table 4-1 identifies water conservation measures that are currently being implemented by the District. The measures will continue to be implemented according to the plan indicated in Table 4-1. It is believed that existing conservation measures and public education programs are working based on the continued decline of water use rates seen since 2000.

Table 4-1: Existing Conservation Measures

Conservation Measure	Implementation Plan
<u>Public Education:</u> Promote water conservation measures to District customers through public education.	Advertise conservation measures through: <ul style="list-style-type: none">• The District's website.• The annual Water Quality Report.• The District's annual calendar with conservation tips in the margins.• District mailers distributed with bills.• Third party messaging on social media platforms to send out conservation tips, as well as system updates like construction projects or line breaks.
<u>Replacement Program for Old Pipelines:</u> District replaces approximately 4 miles of pipeline per year.	As the annual budget will allow, replace old or undersized pipeline: <ul style="list-style-type: none">• Whenever a street is reconstructed.• According to master planned projects.• As leaks are detected.
<u>Replace Old Water Service Laterals:</u> New copper or poly laterals installed in place of steel galvanized or other old laterals.	Replace laterals with copper or poly water services as leaks are detected and as part of any pipeline replacement project.
<u>Improved SCADA System:</u> Monitor and upgrade software as needed to keep SCADA modern.	The District's SCADA system is an integral part of improving operational efficiency. It is a monitoring system that can continually be improved that allows for real-time measurement and control of pumping rates, water flows, system pressures and other operational data. Water loss can result from pressures that are too high or low. Maintaining appropriate water pressure helps to avoid line breaks or overuse to compensate for low pressure.

Conservation Measure	Implementation Plan
<u>Replacement Program of Large Old Water Meters:</u> New accurate meters installed as needed.	Water meters read less accurate as they age, which results in unaccounted water losses. Currently, large meter vaults are being re-plumbed by internal and external contractors.
<u>AMI Meter Replacement:</u> AMI meters are installed during new construction or when old meters are replaced during lateral reconnection. Educate customers on how to view and understand data.	AMI Metering is a system that provides water meter readings in real-time and is updated at designated time increments. The data collected from real-time monitoring provide the most up-to-date information about the water meter reading and daily usage. This provides customers with almost instant monitoring of water consumption, data from previous consumption totals and increased leak detection through the District's customer portal.
<u>District Landscaped Improvements:</u> Practice water-wise irrigation for District facilities.	The District has implemented water-wise landscape improvements at some District facilities to provide opportunities for public learning of turf conversion, examples of proper water efficient landscaping, and a bio-swale for stormwater runoff.
<u>High Water Usage Reports:</u> Notify customers of abnormally high usage.	When high water consumption readings pass through the District's billing department, customers are notified and offered assistance in determining if/where they may have a leak.
<u>Emergency Response Personnel:</u> Provide 24-hour repair crews.	24-hour standby personnel are available to receive notifications of water leaks. Repair crews can be dispatched immediately.
<u>Evaluate Water Rate Structure:</u> The water rate structure promotes water conservation through increasing rates and higher overage costs during peak water use times.	The District implemented a tiered rate structure in 2018 with gradual rate increases with usage to encourage water conservation.

In addition to water conservation measures implemented by GHID, residents of the District also have access to conservation measures that are implemented by Jordan Valley Water Conservancy District (JVVCD) and Utah Water Savers. A summary of their efforts are included below:

JVVCD

- Free Water Audits: At the request of residential, commercial, industrial, or institutional water users, JVVCD will perform a check of the sprinkling system and landscaping to increase irrigation efficiency and promote conservation.
- Water-Wise Landscaping Classes: JVVCD offers landscaping classes that focus on water conservation principles for residential and commercial water users.
- Large Water User Workshops: Provides tools to assist large outdoor water users with managing large landscaped areas. Applicable to public schools, churches, parks and recreation, municipalities, etc.
- Water Quest – Saving Water by the Yard: Four residential homes within the Salt Lake Valley were re-landscaped to demonstrate what a water-wise landscape actually looks like in a home setting. These homes serve as localized demonstration gardens with before and after photos included on the JVVCD website.

Utah Water Savers

- **Toilet Replacement:** Old toilets are a leading cause of wasted water in Utah homes. Rebates are given for replacing toilets that use more than 1.6 gallons per flush and were installed in homes built before 1994.
- **Smart Controller Rebates:** Smart controllers can help save water by automatically adjusting watering schedules based on local weather and landscape needs. Rebates for smart controllers are available throughout the state.
- **Localscapes Rewards:** Localscapes is an approach to landscaping designed specifically for Utah. Cash rewards and plan reviews will be given for landscaping projects that meet program requirements.
- **Landscape Consultations:** Customers can sign up for a free consultation to get expert advice about their watering practices, landscape, and sprinkler system.
- **Flip Your Strip:** Park strips are one of the most difficult places for grass to thrive and maintain. This program offers cash rebates to "flip" park strips to be water efficient and beautiful.

PROPOSED CONSERVATION MEASURES

Table 4-2 identifies water conservation measures that are proposed to be implemented by the District in the future. The District plans to continue the measures described in Table 4-1. Therefore, they have been included below with additional proposed measures to be implemented in 2021. The proposed conservation measures will be evaluated annually, after water use data has been reported, to measure progress.

Table 4-2: Proposed Conservation Measures

Conservation Measure	Implementation Plan
<u>Public Education:</u> Continue to promote water conservation measures to District residents through public education.	Advertise conservation measures through: <ul style="list-style-type: none"> • The District's website. • The annual Water Quality Report. • The District's annual calendar with conservation tips in the margins. • District mailers distributed with bills. • Third party messaging on social media platforms to send out conservation tips, as well as system updates, like construction projects or line breaks. • Upload educational short videos to the District's YouTube account on a range of topics such as: how to detect leaks, how to keep pipes from freezing, how to winterize sprinkler system, etc.
<u>Replacement Program for Old Pipelines:</u> Continue to replace approximately 4 miles of pipeline per year.	As the annual budget will allow, replace old or undersized pipeline: <ul style="list-style-type: none"> • Whenever a street is reconstructed. • According to master planned projects. • As leaks are detected.
<u>Replace Old Water Service Laterals:</u> Continue to install new copper or poly laterals in place of steel galvanized or other old laterals.	Replace laterals with copper or poly water services as leaks are detected and as part of any pipeline replacement project.
<u>Replacement Program of Large Old Water Meters:</u> Continue to install new accurate meters as needed.	Water meters read less accurate as they age, which results in unaccounted water losses. Large meter vaults will be re-plumbed by internal and external contractors.

Conservation Measure	Implementation Plan
<u>Improved SCADA System:</u> Continue to monitor and upgrade software as needed to keep SCADA modern.	The District's SCADA system is an integral part of improving operational efficiency. It is a monitoring system that can continually be improved that allows for real-time measurement and control of pumping rates, water flows, system pressures and other operational data. Water loss can result from pressures that are too high or low. Maintaining appropriate water pressure helps to avoid line breaks or overuse to compensate for low pressure.
<u>AMI Meter Replacement:</u> Continue to install AMI meters during new construction or when old meters are replaced during lateral reconnection. Educate customers on how to view and understand data.	AMI Metering is a system that provides water meter readings in real-time and is updated at designated time increments. The data collected from real-time monitoring provide the most up-to-date information about the water meter reading and daily usage. This will provide customers with almost instant monitoring of water consumption, data from previous consumption totals and increased leak detection through the District's customer portal.
<u>District Landscaped Improvements:</u> Maintain water-wise irrigation for District facilities.	The District will maintain and construct new water-wise landscape improvements at some District facilities to provide opportunities for public learning of turf conversion, examples of proper water efficient landscaping, and a bio-swale for stormwater runoff.
<u>High Water Usage Reports:</u> Continue to notify customers of abnormally high usage.	When high water consumption readings pass through the District's billing department, customers will be notified and offered assistance in determining if/where they may have a leak.
<u>Emergency Response Personnel:</u> Continue to provide 24-hour repair crews.	Continue to offer 24-hour standby personnel available to receive notifications of water leaks. Repair crews can be dispatched immediately.
<u>Evaluate Water Rate Structure:</u> Continue to evaluate and update the water rate structure.	The rates will be re-evaluated annually to determine water conservation effectiveness and necessary adjustments.
<u>Participate in JVWCD Grant Program:</u> Continue to take advantage of conservation effort assistance.	Possible efforts grant money could be applied to include: <ul style="list-style-type: none"> • New Customer Sign-up packet that includes conservation ideas and water saving devices. • Additional phases to the District landscape project. • Giveaways for water-wise showerheads, smart sprinkler timers and hose nozzles.
<u>Estimate Fire Hydrant Testing and Flushing Flows:</u> Determination of hydrant test flows allows accounting for a portion of previously unaccounted for water.	The District plans to request estimates of the duration and flow rates for fire hydrant testing and flushing programs.
<u>Conduct Annual Water Audit:</u>	Identify the causes of water loss in the District system so they can be reduced and or eliminated.
<u>Conduct a Smart Water Analytics Study:</u> Hire an analysis consultant to evaluate the District's system.	The District plans to conduct a study in 2021 to determine the pipes most likely to leak.

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APPENDIX A

GHID BOARD ADOPTION OF CONSERVATION PLAN

Utah Public Notice

Granger-Hunter Improvement District

Granger-Hunter Improvement District Board Meeting

Notice Date & Time: 11/17/20 3:00 PM

Description/Agenda:

THE BOARD OF TRUSTEES OF THE GRANGER-HUNTER IMPROVEMENT DISTRICT

PUBLIC NOTICE is hereby given by the Board of Trustees that Granger-Hunter Improvement District will hold a Board Meeting at 3:00 p.m. on Tuesday, November 17, 2020, at its main office located at 2888 South 3600 West, West Valley City, Utah. Trustees and members of the public are able to attend this meeting in person or electronically.

Agenda

A. GENERAL

1. Call to order - Welcome - Report those present for the record
2. Public Comments
3. Consider approval of the October 13, 2020 Board Meeting Minutes
4. Discuss potential conflicts of interest

B. INFORMATIONAL PRESENTATION

1. Review, discuss & consider approval of the 2021 Tentative Budget.
2. Consider the date for the Public Hearing on the 2021 Tentative Budget.

C. MANAGEMENT TEAM REPORTS

1. JVWCD update
2. CVWRF update
3. Water Supply update
4. Staffing update
5. COVID update
6. AWWA IMS Operator of the Year Award

D. FINANCIAL REPORT

1. Consider Approval of Resolution 11-17-20.1 AMENDING THE TRUSTEES OF THE GRANGER-HUNTER IMPROVEMENT DISTRICT 401K PROFIT SHARING PLAN and consider authorizing the Chairperson and District Clerk to sign a Letter of Authorization instructing Wells Fargo Advisors to make the Trustee Change.
2. Consider Approval of Resolution 11-17-20.2 AMENDING THE SIGNERS OF THE GRANGER-HUNTER IMPROVEMENT DISTRICT PTIF CERTIFICATION OF AUTHORIZED INDIVIDUALS and consider authorizing the General Manager to sign a Public Entity Resolution form instructing the Office of the State Treasurer to make the change.
3. Review & discuss Financial Report for October 2020
4. Review & discuss Paid Invoice Report for October 2020

E. CAPITAL PROJECTS & ENGINEERING REPORTS

1. Capital Projects update

2. Engineering Department updates

F. MAINTENANCE REPORTS

1. Wastewater maintenance update
2. Water maintenance update
3. Administrative Update
4. Consider Adoption of Resolution 11-17-20.3 Water Conservation Plan Update - 2020

G. BOARD MEMBERS INPUT, REPORTS, FOLLOW-UP ITEMS OR QUESTIONS

J. CALENDAR

1. The next board meeting will be December 15, 2020

Notice of Special Accommodations:

Reasonable accommodation will be made for disabled persons needing assistance to attend or participate in this meeting. Please contact Kristy Johnson at 801-968-3551 at least 48 hours before the meeting.

Notice of Electronic or telephone participation:

Electronic participation is available through our website: www.ghid.org under the Board Meeting calendar event at the bottom of the main page.

Other information:

Location:

2888 S 3600 W, West Valley City, 84119

Contact information:

Jason Helm , j.helm@ghid.org, (801)968-3551



2888 South 3600 West • P.O. Box 701110 • West Valley City, Utah 84170-1110 • Phone (801) 968-3551 • Fax (801) 968-5467 • www.ghid.org

ADOPTION OF THE 2020 WATER CONSERVATION PLAN UPDATE

RESOLUTION 11-17-20.3

Whereas, in response to projected future growth along the Wasatch Front, the customers and leaders of the Granger-Hunter Improvement District (the District) are concerned about the future water supply in the region.

Whereas, the Utah State Legislature has passed legislation (S.B. 73-10-32) requiring public water suppliers to prepare a Water Conservation Plan (Updated Plan) and then to update the plan periodically. This 2020 report is an update of the District's 2014 Water Conservation Plan.

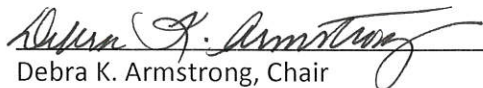
Whereas, this Updated Plan describes the drinking water system, reviews and summarizes water consumption, assesses the water conservation alternatives available to the District, sets goals to conserve water, and identifies existing and proposed water conservation measures to be implemented by the District.

NOW, THEREFOR, BE IT RESOLVED by the Board of Trustees of Granger-Hunter Improvement District:

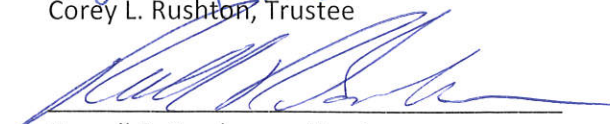
1. Granger-Hunter has met the requirements in its preparation of the Updated Plan.
2. The General Manager is authorized and directed to cause a copy of the Updated Plan to be filed with the Utah Division of Water Resources and with all other persons or entities deemed appropriate.
3. This Resolution shall take effect immediately upon execution by an authorized member of the Board of Trustees.

PASSED, ADOPTED AND APPROVED this November 17th, 2020

Granger-Hunter Improvement District Board of Trustees


Debra K. Armstrong, Chair


Corey L. Rushton, Trustee


Russell R. Sanderson, Trustee

MINUTES OF THE GRANGER-HUNTER IMPROVEMENT DISTRICT BOARD MEETING

The Meeting of the Board of Trustees of the Granger-Hunter Improvement District was held Tuesday, November 17, 2020, 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 (electronically):

Debra Armstrong	Chair
Corey Rushton	Trustee
Russell Sanderson	Trustee – <i>joined via telephone at 3:35 p.m.</i>

Staff Members Present (electronically):

Jason Helm	General Manager
Todd Marti	Assistant General Manager/District Engineer
Troy Stout	Assistant General Manager/Chief Operating Officer
Kristy Johnson	Executive Assistant
Michelle Ketchum	Director of Administration
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
Dakota Cambruzzi	Human Resource Manager
Brent Rose	Legal Counsel – Clyde Snow & Sessions PC – <i>Excused</i>

Guests (electronically):

Adam Spackman	System Administrator, Granger-Hunter Improvement District
Ian Bailey	GIS Specialist/IT Specialist, Granger-Hunter Improvement District
Drew Ovard	Division Manager of Information Technology, Granger-Hunter Improvement District
Taylor Gomm	Customer Service Representative, Granger-Hunter Improvement District
Idanely Orosco	Customer Service Representative, Granger-Hunter Improvement District
Debra Harvey	Customer Service Representative, Granger-Hunter Improvement District
Darcy Brantly	Accountant, Granger-Hunter Improvement District
Roger Nordgren	Former GHID Board Member/West Valley City Resident

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 3:04 P.M. Debra Armstrong called the meeting to order and recognized all those present.

**Approval of the
October 13, 2020 Board
Meeting Minutes**

A motion to approve the Board Meeting Minutes from October 13, 2020, was made by Corey Rushton, followed by a second from Debra Armstrong.

The motion passed as follows;

Armstrong – aye

Rushton – aye

Sanderson – *had not joined*

Conflicts of interest

There were none.

**MANAGEMENT
TEAM REPORTS
JVWCD Update**

Corey Rushton and Jason Helm briefly discussed the Jordan Valley Water Conservancy District (JVWCD) consumption reports. Mr. Helm explained that water sales are up for most entities within the JVWCD including Granger Hunter Improvement District with most exceeding their JVWCD contract. Mr. Rushton discussed the possibility of restructuring the District's contract. – See JVWCD Update attached to these minutes for details.

CVWRF Update

Mr. Helm gave an update on a Central Valley Water Reclamation Facility (CVWRF) meter that has been showing high flow volume for the District since it was installed in January. After further investigation, it was discovered that the meter was not functioning properly. Mr. Helm presented a memo from Phillip Heck, the General Manager at CVWRF. -See CVWRF Update attached to these minutes for details.

Water Supply Update

Mr. Helm presented the Water Supply report as of October 31, 2020. Mr. Helm included Jordan Valley Water Conservancy District's water supply report as a comparison with the District. – See Water Supply report attached to these minutes for details.

**District Update –
Staffing**

Mr. Helm reported the staffing updates. The District hired six new employees: Taylor Gomm – Customer Service Representative, Gunner Thomas – Wastewater Maintenance, Ryan Draney – Water Maintenance, Kevin Killpack – Meter Technician, Troy Stout – Assistant General Manager/Chief Operating Officer and Dakota Cambruzzi – Human Resource Manager. Some internal staff hires have taken place as well including: Todd Marti – Assistant General Manager/District Engineer and Victor Narteh – Director of Engineering.

**AWWA IMS Operator
of the Year Award**

The American Water Works Association Intermountain Section (AWWA IMS) recognized Drew Ovard with the Utah Outstanding Operator of the Year Award for 2020. The Board commends Mr. Ovard on this award.

**CAPITAL PROJECTS
& ENGINEERING
REPORTS
Capital Projects Update
Engineering Department
Updates**

Todd Marti presented and briefly discussed the Capital Projects and Engineering Department reports. The 18B: 4100 South Waterline Replacement project is nearing completion. Trees are being planted in some of the park strips along 4100 South. Corey Rushton inquired regarding the maintenance and water supply to the trees. Mr. Marti explained that West Valley City has installed two meters to supply water to the trees. The 18K: Printer's Row Waterline Replacement project is also nearly complete.

Mr. Marti discussed the Master Plan Update, Rate Study & Impact Fee Analysis

project. This project will include a 10-20 year capital improvements and maintenance plan plus the rate study and impact fee analysis. Mr. Marti explained that this project has been proposed in the 2021 budget and will be discussed further in the December Board Meeting. – See Engineering Summary attached to these minutes for details.

INFORMATIONAL
PRESENTATION
Review, Discuss &
Consider Approval of
the 2021 Tentative
Budget

Jason Helm explained the process that has taken place this year for creating the tentative budget. Mr. Helm noted that the process began later than normal, due to circumstances regarding shifts in management and personnel. Some key points were reviewed and discussed prior to the Board considering approval of the 2021 tentative budget. Russell Sanderson mentioned the District's cash flow for each month in order to have the funds to meet the monthly needs. Austin Ballard explained that the District typically keeps an operating reserve of 3-6 months. Corey Rushton discussed the District's fleet lease agreement and the decision to purchase the vehicles in order to eliminate the lease agreements. Mr. Sanderson explained some of the advantages due to the public utilities discount and resell value of the vehicles. Mr. Helm and Mr. Ballard discussed the cost analysis and noting the District would have saved about \$80,000 over the life of the leases, had the District purchased rather than leased those vehicles. Mr. Rushton explained that his concern is with purchasing vehicles that have been leased rather than purchasing brand new fleet vehicles. Mr. Ballard explained that the vehicles that will be purchased have low mileage and are in really good condition. – See Tentative 2021 Budget Process Report attached to these minutes for details.

Mr. Helm noted that the consideration for approval of the 2021 Tentative Budget is with some modifications made due to the health insurance premiums being lower than budgeted, the CVWF flow meter adjustment, and the bond adjustments.

Corey Rushton made a motion to approve the 2021 Tentative Budget. Following a second from Debra Armstrong, the motion passed as follows;

Armstrong – aye

Rushton – aye

Sanderson – aye

Consider the Date for
the Public Hearing on
the 2021 Tentative
Budget

Jason Helm asked the Board to consider the date for the public hearing on the 2021 Tentative Budget for December 15th, 2020 at 6:00 p.m., following the regular scheduled December Board Meeting. Corey Rushton made a motion to approve the date as noted. Following a second from Debra Armstrong, the motion passed as follows;

Armstrong – aye

Rushton – aye

Sanderson – aye

Austin Ballard asked the Board to consider approval of Resolution 11-17-20.1

FINANCIAL REPORT

**Consider Approval of
Resolution 11-17-20.1**

amending the trustees of the Granger-Hunter Improvement District 401K Profit Sharing Plan. Mr. Ballard explained that with Resolution 11-17-20.1, H. Louis Fuell, and Kim J. Coleman would be removed as Trustees of the District 401K Profit Sharing Plan. M. Troy Stout and Austin Ballard would be added as Trustees, and Jason Helm would remain a Trustee. A brief discussion took place about the offerings from Utah Retirement Systems and Wells Fargo for investments for the District employees. Russell Sanderson made a motion to approve Resolution 11-17-20.1 as noted. Following a second from Debra Armstrong, the motion passed as follows:

Armstrong – aye

Rushton – aye

Sanderson – aye

**Consider Approval of
Resolution 11-17-20.2**

Mr. Ballard asked the Board to consider approval of Resolution 11-17-20-2 replacing the public entity resolution for certification of Authorized Individuals for The Office of the State Treasurer Public Investors Treasury Fund (PTIF) account. Mr. Ballard explained that Resolution 11-17-20.2 appoints Jason Helm and M. Troy Stout as Authorized Individuals for the District's PTIF account with The Office of the State Treasurer and removes Clinton Jensen and H. Louis Fuell as Authorized Individuals. Debra Armstrong will remain an Authorized Individual. Russell Sanderson made a motion to approve Resolution 11-17-20.2 as noted. Following a second from Corey Rushton, the motion passed as follows:

Armstrong – aye

Rushton – aye

Sanderson – aye

**Review & Discuss
Financial Report for
October 2020**

Mr. Ballard summarized the October 2020 Financial Report. Mr. Ballard explained the projected water sales will exceed the contract for water purchases from Jordan Valley Conservancy District which will cause the District to go over budget on that line item. Property taxes are beginning to come in and majority of them should be collected and recorded by the end of December. Several vehicles have been sold for surplus. All other expenses are on track for this time of year.

**Review & Discuss Paid
Invoice Report for
October 2020**

Mr. Ballard discussed the October check report which totaled \$4,306,990.72 coming from seven categories; infrastructure (37%), Jordan Valley (31%), Central Valley (16%), payroll taxes and employee benefits (6%), utilities (3%), and other (7%).

**MAINTENANCE
REPORT**

**Water Maintenance
Update**

Troy Stout presented the water systems report. Mr. Stout discussed the water maintenance update and noted that the District's total ruptures for 2020 are trending about 9% higher than the past 4-year average. – See Water Systems Board Report attached to these minutes for details.

**Wastewater
Maintenance Update**

Mr. Stout presented the wastewater systems report. Mr. Stout noted a type 2 Sanitary Sewer Overflow (SSO) that occurred at the end of October. The SSO appeared to be caused by vandalism. Corey Rushton suggested filing a police report for future vandalism incidents. – See Wastewater Systems Report attached to these minutes for details.

Michelle Ketchum presented the administrative report regarding the office

Administrative Update

restructure. Ms. Ketchum briefly discussed the delinquent accounts and collections process. – See Administrative Report attached to these minutes for details.

Consider Adoption of Resolution 11-17-20.3

Michelle Ketchum asked the Board to consider adopting Resolution 11-17-20.3 to update the 2020 Water Conservation Plan. Corey Rushton made a motion to approve Resolution 11-17-20.3 as noted. Following a second from Debra Armstrong, the motion passed as follows:

Armstrong – aye

Rushton – aye

Sanderson – aye

ADJOURNED

Inasmuch as all agenda items have been satisfied, Debra Armstrong made a motion to adjourn the meeting. Following a second from Corey Rushton, the motion passed as follows and the meeting adjourned at 5:12 P.M.

Armstrong – aye

Rushton – aye

Sanderson – aye

Debra K. Armstrong, Chair

Austin Ballard, Clerk
