

**TAYLOR WEST WEBER WATER IMPROVEMENT DISTRICT
2815 WEST 3300 SOUTH
WEST HAVEN, UTAH 84401**

Board of Trustees meeting – Monday, May 18, 2026 – 4:30 p.m.

AGENDA

1. Opening ceremonies
2. Review & approve April's minutes and financial statements
3. Public comments
4. SPB Ventures
5. Lomond View
6. Alvord family re-zone – 130 lots
7. Weber Basin connection on 1400 South
8. Jeff McNair one-lot subdivision 4772 W 1600 S
9. Manager and Board members comments

In compliance with the Americans with Disabilities Act, persons needing auxiliary services for this meeting should call Taylor West Weber Water Improvement District at 801-731-1668 at least 24 hours prior to the meeting.

MINUTES
OF
BOARD OF TRUSTEES
TAYLOR WEST WEBER WATER IMPROVEMENT DISTRICT
May 18, 2026

The meeting was held at the Office Building, 2815 West 3300 South at 4:30 p.m.

Present: Bren Edwards - Chairman
Blair Hancock - Vice Chairman/Financial Chairman - Excused
Andrew Favero - Trustee
Camie Clontz - Trustee
Brody Heslop - Trustee
Ryan Rogers - Manager/Treasurer
Shelley P. Hadley - Sec./Clerk
Liam Keogh - Attorney
Mike Durtschi - Gardner Engineering
Selvoy Fillerup - Heritage Land Development
Dave Laloli - SPB Ventures

Opening ceremonies were performed. Brody offered the prayer, and Bren led the pledge of allegiance.

Minutes of April 20, 2026, and the financial statements were reviewed and there were no additions or corrections. Andrew made the motion to accept and approve them. Brody seconded the motion. Voting was unanimous.

Brody reported receiving several customer complaints about discolored water. Bren said the district met with the Division of Drinking Water, which agreed to provide \$7,000,000 in loan forgiveness for the filtration system covering both wells.

Dave Laloli presented a water-wise plan for the residential and commercial portions of Riverview. He said they had evaluated all options for the secondary system and believed this was the best approach. Bren said he was hesitant because the district had intended to allow water-wise plans only for properties that had never been irrigated, and this property had been irrigated in the past. Andrew agreed with Bren. Dave said he was seeking guidance on how the district wanted to proceed with the secondary system.

The board discussed a reimbursement agreement for the Lomond View subdivision with Heritage Land Development. Heritage will install more than 6,000 feet of pipe in exchange for impact fee credits. Bren said he was uncomfortable because the agreement did not specify how many credits Heritage would receive. Liam said he would revise the agreement to require an amendment once the total installation cost is known so the exact number of credits can be stated. Andrew made a motion to approve the

reimbursement agreement with Liam's revision. Camie seconded the motion. Voting was unanimous.

The board reviewed the Lomond View water-wise agreement. Bren said Heritage should have received river rights when it purchased the property and that, if the water-wise plan is approved, those rights should be transferred to the district. He added that if the rights are not sufficient for the entire subdivision, Weber Basin water should be purchased. Bren said the agreement needs to be redone. Andrew made a motion to table the agreement. Camie seconded the motion. Voting was unanimous.

Ryan issued an availability letter for the Alvord re-zone for 130 lots on 3600 South in West Weber. Andrew made the motion to ratify the letter. Brody seconded the motion. Voting was unanimous.

Ryan reported that Weber Basin is installing a transition line at 1400 South and 3500 West and asked whether the district should purchase a connection at that location. Bren asked whether it might be in the district's best interest to purchase two connections—one there and another at 2800 West and 1400 South—or possibly a connection with Bona Vista. Ryan said each connection would cost about \$500,000. Camie made a motion to approve the connection at 1400 South and 3500 West. Andrew seconded the motion. Voting was unanimous.

The board discussed a one-lot subdivision for Jeff McNair at 4772 West 1600 South. Mr. McNair plans to build behind his existing home and will need to purchase a Hooper Irrigation pressurized secondary connection. Andrew made a motion to approve the subdivision. Camie seconded the motion. Voting was unanimous.

The Arcadis team working on the filtration system recommended also treating the ammonia in the water. Mike said this would double the overall cost. Andrew said that, since the district is receiving loan forgiveness for the system, it should purchase a truck to assist with flushing. Ryan said a company will help with the cleanup.

Camie presented a contract to purchase property from Ron Surrage near the well on 900 South. The purchase is for .2 acres at a price of \$19,752.79.

Ryan reported that Weber County plans to widen 2550 South, so the district will need to upsize the line from 3500 West to 4100 West. He contacted the County about reimbursing the district for relocating hydrants and meters, but the County said an ordinance makes those costs the district's responsibility. Ryan noted that taxes are paid into WAYCOG funds, which should help cover projects like this. Bren said other entities the district works with, including Hooper City, West Haven City, and UDOT, have reimbursed similar work. He also noted that the district has a partnership agreement with the County stating they should work together more effectively. Ryan suggested petitioning the County to change the ordinance to prevent similar issues in the future. Liam said they need to determine why the County is unwilling to revise its application to include WAYCOG funding. Bren planned to meet with the County, but County officials asked him to wait until they had discussed the matter internally. If no agreement is reached, a meeting will be held.

Ryan reported that the district received preliminary approval from West Haven City for the filtration system on Hinkley. He also provided project updates: Rock Hard is nearly finished with the 12th Street project and will begin work on 4100 West soon; Marriott Construction will start the 1800 South project after school is out for the summer; and the impact-fee project on 900 South, from 3600 West to 4100 West, is in the design phase.

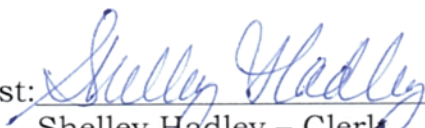
Andrew made the motion to adjourn. Bren seconded the motion. Voting was unanimous. The meeting adjourned at 6:55 p.m.

TAYLOR WEST WEBER WATER IMPROVEMENT DISTRICT



Bren Edwards – Chairman

Approved 7-20-2026

Attest: 

Shelley Hadley – Clerk

