



Hildale / Colorado City Utility Advisory Board

Wednesday, October 01, 2025 at 6:00 PM

320 East Newel Avenue, Hildale City, Utah 84784

Minutes

Welcome, Introduction and Preliminary Matters: Presiding Officer

Chair Nielsen called the meeting to order at 6:03 pm.

Roll Call of Board Attendees: Utility Management Assistant

PRESENT

Chair Ezra Nielsen

Board Member (Vice Chair) Sterling Jessop, Jr.

Board Member Ruth Steed

Board Member Dale Barlow, Jr.

Board Member Theil Cooke (arrived at 6:08 pm)

Pledge of Allegiance: By Invitation of Presiding Officer

Pledge led by Chair Nielsen.

Conflict of Interest Disclosures: Board Members

No conflict of interest disclosures.

Approval of Minutes of Previous Meetings: Board Members

1. Utility Board Minutes of August 28, 2025.

The Board reviewed the previous minutes with no corrections noted.

Motion made by Board Member Barlow, Jr., to approve the minutes of August 28, 2025. Seconded by Board Member Steed.

Voting Yea: Chair Nielsen, Board Member (Vice Chair) Jessop, Jr., Board Member Steed, Board Member Barlow, Jr.

Motion Carried.

Public Comments: (3 minutes each - Discretion of Presiding Officer)

No public comments.

Financial Report:

2. Approval of Utility Financial Report and Invoice Register

Discussion included clarification of the SUU Water Lab charges for the monthly bacteriological compliance samples processed by Southern Utah University's certified lab, with results reported to the State.

Motion made by Board Member Cooke, to approve the Financial Report and Invoice Register. Seconded by Board Member (Vice Chair) Jessop, Jr..

Voting Yea: Chair Nielsen, Board Member (Vice Chair) Jessop, Jr., Board Member Cooke, Board Member Steed, Board Member Barlow, Jr.

Motion Carried.

Reports:

3. Utility Monthly Report

Superintendent Fischer presented the August utility operations on gas, sewer, and water. One-third of the gas system was inspected for leaks, painting, vegetation control, and meter checks as part of annual maintenance. Natural gas sales are low in summer but expected to rise in winter. Sewer mainline cleaning was done. A large rusted steel obstruction causing backups was removed. Water operations included valve and leak repairs. The roadway patches are mostly caught up. Richard Barlow was hired as our new Utility Technician and received a Fire Marshal card to help with gas work. Training and certifications are ongoing. One utility technician position is still open.

4. Utility Director Report and Updates

Director Postema reported that the new water fill stations at Jessop Avenue is now open to the public. The Booster Pump Station project will go out for bids soon, once the property title is cleared. Bidding is expected in October or November. The Sewer Master Plan draft will be ready in December for the board to review, with public meetings to follow. A CIB funding application was submitted to improve two Utah wells, including one near the canyons. The funding request now includes smart meters and a system upgrade, totaling about \$4.75 million with no matching funds needed. The funding process includes reviews and decisions from October through January.

Unfinished Board Business:

None

New Board Business:

5. Consideration, discussion, and recommendation to the City Councils to approve the CIB Grant Application.

Director Postema presented the CIB Grant Application and the projects it is intended for.

Motion made by Chair Nielsen, to recommend to the two City Councils to approve submission of the CIB Grant Application. Seconded by Board Member Steed.

Voting Yea: Chair Nielsen, Board Member (Vice Chair) Jessop, Jr., Board Member Cooke, Board Member Steed, Board Member Barlow, Jr.

Motion Carried.

6. Consideration, discussion, and recommendation to the City Council to approve the large purchase of the coating for the Million Gallon Tank.

Superintendent Fischer reported that the existing coating on the tank has deteriorated after more than twenty (20) years. The site has been prepped and cleaned in advance of the work. He recommended a two-part acrylic system with fiber mesh and a polyurethane topcoat to provide UV protection. As the purchase exceeds the \$5,000 threshold, City Council approval is required.

Motion made by Chair Nielsen, to recommend to the two City Councils to approve the large purchase of coating for the Million Gallon Tank. Seconded by Board Member Barlow, Jr..

Voting Yea: Chair Nielsen, Board Member (Vice Chair) Jessop, Jr., Board Member Cooke, Board Member Steed, Board Member Barlow, Jr.

Chair Nielsen asked about the other two (2) water tanks. Superintendent Fischer explained that the interior coating for the 600,000 gallon tank project is estimated at approximately \$100,000 and is planned for the current fiscal year. Timing will depend on coating selection and seasonal scheduling, with April suggested to minimize water service impacts.

7. Consideration, discussion, and recommendation to the two City Councils to approve the Wildflower Subdivision.

Thomas Timpson, representing WFDC LLC, presented the sketch plan for the Wildflower Subdivision, located north of the cemetery and east of Hildale Street. The 11.5-acre project includes 62 residential lots, ranging from approximately 0.14 to 0.21 acres, to be developed in three phases. Preliminary utility plans include 8-inch sewer connections through Township Avenue and an internal sewer network, with water loop connections via Hildale Street, Academy Avenue, and Memorial Street. Utility staff will run hydraulic models to assess system impacts and will adjust main sizes as needed to align with the master plan before construction begins.

Motion made by Board Member Cooke, to recommend to the two City Councils to approve the Wilflower Subdivision, contingent on required development agreements for water and sewer as applicable. Seconded by Board Member Barlow, Jr..

Voting Yea: Chair Nielsen, Board Member (Vice Chair) Jessop, Jr., Board Member Cooke, Board Member Steed, Board Member Barlow, Jr.

Motion Carried.

Board Comments: (10 minutes total)

Board members comments of issues not previously discussed in the meeting.

Board Member Barlow commented about a leaky valve at Arizona Avenue and Homestead. Superintendent Fischer said the valve is about four feet deep, leaks after use but then reseals, and will be replaced during the upcoming Homestead Street sewer project. The intersection pavement will also be rebuilt.

Chair Nielsen raised concerns about the new payment system transaction fees (about 3.5%) and the need for Board and Council approval due to public impact. Staff will add this topic to the next agenda, talk with mayors and councils, and look into temporary options and possible refunds if required.

Chair Nielsen also asked for the Board to be kept informed about any new lawsuits involving the Utility Department. Staff will consult with attorney and prepare permissable inforamtion, possibly in a closed session.

Calendar of Upcoming Events:

8. Spring Water Fill Station Ribbon Cutting, Tuesday, September 30th 2025.
9. Utility Advisory Board Calendar

The next regular meeting was scheduled for Thursday, October 23, 2025.

Executive Session: As needed

None held. Any future closed sessions will comply with Utah Code § 52-4-205.

Infrastructure Improvements Advisory Committee Session: As Needed

None

Adjournment: Presiding Officer

Chair Nielsen adjourned the meeting at 6:42 pm.

Minutes were approved at the Utility Board Meeting _____.

Maxene Jessop, City Recorder

Shirley Zitting, Town Clerk

Pending for Review