

Payette Lakes Recreational Water & Sewer District

**Regular Meeting
December 17, 2025**

Directors Present

Ellen Holm, Chairperson (telephone)
Bill Weida, Vice-Chair

Dallas Young (telephone)
Todd Fereday
Brian Renstrom

Advisors Present

Adam Christenson, Legal Advisor (telephone)
David Watkins, J-U-B Engineers(telephone)
Maggi Lloyd, J-U-B Engineers

Staff Present

Tammie Richardson
Jeff Bateman

Also Present

Craig Groves, Pine Creek Ranch
Bill Hendrickson, Citizen

Chairperson Ellen Holm called the meeting to order at 9:00 a.m., and the Directors, Ellen Holm, Brian Renstrom, Todd Fereday, and Bill Weida, all answered roll call.

Dallas Young joined at 9:15 a.m.

Discussion Regarding Board Meeting Chairperson through March 2026

Tammie explained that it is hard for Ellen to run the meeting over the phone and wondered if someone else could run the meeting while she was in Boise for the winter. Todd volunteered. Adam clarified this would be chairperson in the sense of the person running the meeting, but we're not changing the chair of the District itself or of the Board.

Brian moved to approve Todd Fereday to run the Board meetings through March 2026, it was seconded by Bill and the motion carried.

Approve Regular Meeting Minutes for November 19, 2025

Bill moved to approve the Regular Meeting Minutes for November 19, 2025, it was seconded by Brian and the motion carried.

Approve November 2025 Treasurer's Report

Tammie commented that as a reminder, when she starts the audit in January, you will see the numbers on the Treasurer Report change. For example, invoices dated for November that arrive in December and January will be applied to 2025, and the Treasurer Report will be updated accordingly. Kurt from Quest CPA will conduct the audit on February 3 and will authorize journal entries to close out fiscal year 2025. Please note that this Treasurer's Report is not final until the end of February.

Bill moved to approve the Treasurer's report for November 2025, it was seconded by Brian and the motion carried.

Consider Approval of State Revolving Fund Loan Offer (WW2601 and Agreement Legislative Supplemental Funding Grant Offer (WW2601LSF) and Agreement from the Idaho Department of Environmental Quality (Resolution No. 2025-5)

Adam reminded the Board that they had discussed this item briefly during their last meeting. The Idaho DEQ has approved the District's funding application and has offered the District two funding options. One is a loan, and the other is a grant. The loan amount is \$2,813,745. That is a loan, so it must be repaid over 20 years. Once all loan funds are drawn, it will be evidenced by a bond issued by the District, which will consume part of the \$7 million bonding authority granted to the District by the qualified electors in May. Once the bond is issued, the District will have approximately \$4.18 million of bonding authority remaining. The interest rate on this loan from DEQ is lower than the District would be able to get in the open market. He noted that this loan money is specifically intended for the liner repair project. The second funding offer from DEQ to the District is a grant. That amounts to \$4,186,255. As it is a grant, it does not need to be repaid. It's for two phases of work. Phase one involves various I&I and sewer replacement projects, and phase two is a contribution towards the liner replacement project. Both the loan offer and the grant offer must be accepted within 60 days of the date the notice is sent. As mentioned last month, we received a handful of comments on the original DEQ agreements that we submitted to DEQ. DEQ agreed to make our requested edits and reissued the offers with those edits as of November 19, 2025. The deadline to accept is January 18, 2026. So we're well within our time constraints. The loan and grant agreements are attached to Resolution Number 2025-5, which is now before the Board. The provisions and requirements of those agreements are standard for DEQ loan and grant offers. The agreements must be countersigned by the District and returned to DEQ in a timely manner to accept the offers. Additionally, a completed project schedule must also be returned. The offers must be accompanied by a resolution of the board authorizing the District to sign those agreements on the District's behalf. So that is Resolution Number 2025-5. It contains all the requisite approvals and grants of authority that you need to accept those offers. To the extent that the board desires to do so at this point, you should proceed by approval of Resolution Number 2025-5.

Once the agreement is signed, the District can begin drawing funds. So you will have access to that money as soon as the agreement is signed and returned. Brian asked if there was any downside or strings attached. David explained the main strings are associated with the loan, but this is always the case; it includes American Iron and Steel and Davis-Bacon wages. So, whatever we use it for, it should be fine because the loan we're using for the liner and those liner installers already pay wages that typically meet Davis-Bacon standards. That shouldn't be a significant hurdle. And the liner, there isn't a lot that will fall under this project for steel. There might be a few fittings at the treatment plant for the temporary treatment that we're going to do. Therefore, anything we install permanently, made of steel, must be American Iron and Steel. However, we purposely placed it on the liner because it has the least cost impact compared to other projects, such as the sewer ones. Jeff commented that he does not see how we can't do it since it has the best interest rates we're going to get.

David explained that for the rest of the districts' bonding authority, you could seek other DEQ loans in the future, and they would be merged with this one. Alternatively, you could seek the loan through a bond or through other agencies. We're exploring various options. Some of those other agencies may also come with grants, so we're exploring those options. Tammie commented that she has a call with Michael Keith from Zions Bank to discuss rates.

Bill commented that he is in favor of the Resolution and would like to add that he is also in favor of proceeding as quickly as possible, as we're currently in a situation where we've been operating without clear direction for several quarters. We don't really know what the economy's doing, although every indication we get is that it's not doing anywhere near well. He is concerned about the funds remaining available if we don't get in line and take action to secure them. What's happened is that non-residential structure investment, which is something that a number of us follow to look at a precursor for a turndown in the economy, fell in the quarter between the fourth quarter in 2024 to the first quarter in '25, it fell by \$4 billion, but then it fell by \$15 billion in the first quarter of this year, of 2025. The effect of this is being masked by the fact that huge amounts of money are being spent on these AI projects. And so, no one really has any idea what the gross domestic product is or what's happening, because they can't figure out if the huge amounts of AI spending are manipulating the statistics we're getting. He is concerned that, after reviewing the employment data released yesterday and other relevant information, we will discover that we're in a serious downturn and that it will persist.

Brian moved to approve the State Revolving Fund Loan Offer (WW2601) and the Agreement Legislative Supplemental Funding Grant Offer (WW2601LSF) and agreement from the Idaho Department of Environmental Quality (Resolution No. 2025-5), it was seconded by Ellen and the motion carried.

Review Draft Amended Density Policy of the District

Adam explained that before the board is a draft amended density policy. The board previously adopted its current density policy on November 18, 2020. The 2020 density policy is still in effect and remains in effect until it is amended. As a background, the current density policy was intended to be an interim policy pending completion of the district master plan. It contains language to this effect and indicates that a potential amendment will occur following completion of the master plan. As the board knows, the master plan is now complete. As such, amendment of the current density policy is now appropriate. The amended density policy before the board is intended to be a refinement of the existing density policy more than anything. For instance, the existing category A, B, and C basin designations and the structure of the existing policy remain, as does the level of service associated with each of those categories. The interim concepts have been removed as the master plan is now complete. We added some definitions to clarify the intent and meaning of various terms that weren't previously defined. As for density itself, as was the case before and currently, the policy refers to the density map. The map is a living, breathing document that changes over time as upgrades, repairs, and improvements are made to the system, as well as adjustments are made. While the Board approves those changes to the map, we don't want to have to amend the policy every time a parcel's density changes. And so that's why it's structured that way. David is working on an updated density map that will hopefully be ready for approval at the time the policy is approved. That way, everything is brought current together. One new item of note is in Section 4, roman numeral 5, which pertains to the little v. This section provides for a mandatory model run for developments proposing to add more than 25 EDUs to the system. This is to ensure that larger additions to the system do not cause new problems, such as a new bottleneck or a downgrade in basin category. If that is the case, then the development would not be allowed above the trigger point without addressing the issues caused. The District has obviously made great efforts and will continue to make great efforts to improve the condition of the system. This section helps mitigate the risk of a backslide. While also avoiding unnecessary model runs and requiring them only for developments that are too small to significantly impact the sewer

model. One other item of note is that in Section 5, we've incorporated the District's administrative process for density map modifications as an exhibit to the policy. The process already exists. It was approved outside of the existing 2020 density policy. So we're just folding that in here while we're in the process of amending it. The administrative process is outlined in Exhibit A. It has been amended slightly to track the provisions of the amended density policy; however, overall, it does not materially alter the process that the board has been using for density modifications since 2020. You're still allowing the board the ability to condition map modifications on future events or infrastructure upgrades and requiring an agreement to that effect between the District and the party seeking modification. That process remains the same.

Jeff commented that David is working on the map for the non-residential areas, which will help us address some of the issues and questions that might arise from these areas. David explained that it will take a little time to figure out that piece. As a reminder, if people don't recall, the non-residential area is represented by a single color on the entire map, and the policy is specified as one per acre. However, you can run a model to identify any potential issues. The new one will have several categories for non-residential use, each with a corresponding number associated with it. So, especially if a smaller non-residential project comes in, as long as it meets the map and policy, it's meant to be approved and move forward, and then it stays in the City's process. Only the larger ones are those that exceed the standard planning numbers based on the master plan, which would trigger a model run. Jeff commented that we are trying to avoid running model runs on the smaller projects, based on how the master plan has turned out. Bill had a couple of comments. We've discussed a historic situation here in the area, where some places, and the only reason I know this is because I happen to live in one of them, never appeared on the map with any property lines. Therefore, the question is, we really need a specific answer as to what we do with sewer density in those areas. Jeff explained that the County assessor's map has property lines on it, and our map has property lines. However, the map Bill is referring to does not. David commented that the open spaces currently show as empty, and we can change that. We could change them all to be the white, the 0 per acre. However, if the development was shown as open space, never to be developed, we didn't include that as an option. David acknowledged some unusual anomalies in the old district system, such as the point up there. That was previously flagged as open space in the old CAD maps, and therefore, we indicated it as such. Those can be a kind of case-by-case readjustment if necessary.

Bill commented on whether a map could be created to show where the most efficient use of spending would be to increase available EDUs in the future, which could be provided to the City. David explained that one thing we are going to update is the basins, specifically the category B basins. We're going to show dots for the existing and build-out bottlenecks so that it's easier for Jeff and staff to look at the map, look at where the basins are, and look at where the bottlenecks are. It should enable them to answer certain questions more quickly. I think someone should be able to, with that map, say, 'Okay, this is category A, and there are no bottlenecks in this area.' That is an efficient way to request more density if that's where the City wants it. However, that would require, if it's a large development, that it be modeled to ensure it doesn't create a Category B or C basin. Bill stated that he thinks it would be helpful if we had a list of potential locations that could be forwarded to the City for development. Jeff said the other thing we still need to consider with density in certain areas is the capacity we have at the reuse pond. He stated that, in his opinion, we should maintain the current density map until we resolve the reuse pond and allocation issues. Otherwise, we're going to get ourselves into a corner. David reminded the Board that this issue has arisen a couple of times recently: the

pond's capacity is projected to last through 20 years. That assumes the use of an emergency discharge permit. If you never want to use the emergency discharge permit, then the capacity is very tight. And that 20 years is shorter if you grow too fast. Twenty years is based on normal growth. If you double your growth in the first 10 years, it will be a 10-year solution or less. And so, the issue of what to do in the next phase regarding storage remains. Should we build a second pond? Do we get an allocation? However, the master plan does include some statements about this, and the following planning document will need to have a serious alternative for what to do with storage. The District should also be exploring land acquisition and alternative options.

Brian thinks there's a great opportunity for communication with the public and with the other agencies involved around that very topic. It's like we need to be consciously shopping for land. He stated that as he listens to both of you, it's clear that you're both right, and we need to take that information and figure out how to communicate it to the public, our shareholders, and how to start aggressively shopping for some real estate. Bill commented that the problem with the land might be partially solved at the existing site if, instead of going out for another pond, we decided to go up, which is to say, build a tank. Brian has thought about that, too, but that is expensive. David commented that the original design was over 300 million gallons. This is about 268. His recommendation is to get another one the same size as this. You'd effectively double your capacity, and if one is down for a few years, you should be able to limp with one. And the ideal piece of property is just directly to the west of the pond right now.

Jeff has spoken to the landowner, and there's no intention, at this time, to stop using the site as a gravel pit. David, another efficient thing you could do is create a new pond nearby, closer to the reuse system. However, trying to figure out how to pump out to it that's available year-round is challenging, because your current pipeline that goes out to the reuse system isn't designed for winter use. So it's very shallow. The air vacs are located in areas that are essentially covered in snow during the winter. Brian feels this is solvable. David agreed, but it will take money and time. David also suggested storing the water closer to the reuse system, as it is more efficient to pump it to the reuse system at that point. However, there are public perceptions associated with building a pond in the county. The reuse system had a lot of drama and politics because we were going out into the county.

Brian asked if the group feels that 25 EDUs is too big. He understands Jeff's viewpoint that you want to avoid modeling small projects. He is curious about how we reached 25 EDUs, which translates to 6,000 gallons per day. He thinks that is a fairly big number for some of our pipes. Jeff responded that it all depends on where it is. We had to come up with a number, and we figured 25 was a good choice. Upon examining the map, it becomes clear that there are very few parcels that can accommodate even 25 connections. David explained that category A basins, where they meet the level of service, he says that 25 EDUs barely move the needle in the model. In those category A basins, it takes quite a bit of flow to trigger a new bottleneck. So, the ones that are bottlenecks now are problems that either have high I&I or are really flat lines, which means a slight increase in flow can have a significant impact on a flat line. However, there are sections of your system that are steep and have large diameters; they're category A. You could probably build another town on that pipe and be okay. That doesn't mean the treatment and the storage pond have the capacity, as he is saying, for the hydraulics and that pipe; there's a lot of capacity there. What we're trying to do is avoid modeling every four-home development, especially if they're in a Category A or Category B basin. Brian asked if it would make more sense to change this to 25 EDUs for a category A basin triggers modeling, but if we're in a category B, then maybe it should be less. Jeff responded that he is open to what the Board would like and is not set on a number.

There was a discussion on the basins and the design storm. Jeff explained that this will be sent to the City of McCall for a 30-day review, after which we can post it on our website. Brian asked if this was a report or if there was an action. Jeff stated that it would be helpful if Brian and Bill could jot down notes and the questions they have before the next board meeting. He would like to get this approved and sent to the City as soon as possible.

Engineer's Report

Maggi reported that Lift Station 27 is at 90% design and has had staff review the design yesterday. We had one meeting with the Forneys and had some back-and-forth with them. She feels we're good there and will need to follow up with them once we have a contractor on board. As a reminder, we conducted the survey work in October and November to support the I&I projects, and those base maps are now complete. Mission Street is complete; she is wrapping up with some closeout paperwork and should have the final pay application to the District soon. We are also working on the record drawings.

David reported that now that the Board has approved the Resolution, we can start work on the design. DEQ does not allow us to begin until the funding is locked in because they won't reimburse any work done before it's signed. Maggi commented that the first project is on Lake Street and Wooley Avenue. Additionally, the lower upgrade project at the wastewater treatment plant is underway. Jeff commented that we need to discuss Wooley with the City to determine what they will require us to do for resurfacing the road. He does not think our timelines will align for them to rehab the road by the time we do our sewer work. That one will be up in the air at this point until we consult with the City, because if we're required to put down 6 inches of asphalt, we can deal with the bottleneck for a while and spend that money in the existing system to tack on more I&I.

David reported that it has been a busy month, which includes the pond liner. David is going to blend items seven and eight from the agenda. JUB resubmitted the PER to DEQ. During our last meeting with DEQ, the primary action item was to resubmit the PER, after which DEQ would review it. After that, the lawyers would begin discussing the process, and it would proceed accordingly. He reported that the CMGC RFP is still circulating. Some of the proposers requested a one-week extension, and Jeff agreed with us that it would allow us to receive one or two more submittals. The extension gives them until December 23, 2025.

David stated the other thing we've been working on is the rips that were found during the inspection. We don't know a lot yet about how exactly those two were caused. In the past, ice played a big role in damage. Both locations appear to have been patched previously. He explained that what is challenging is that there are a lot of welds out there that were done at different times, and the City applied patches every year or two for a period. To the best of our knowledge, there were no bids, no documents, no construction documents, and no inspection documents. It's challenging to determine the quality of the welds. However, ice has clung to various objects in the past, such as ladders and poorly welded areas. If they have tails on the end of the weld, sometimes the ice freezes on it and starts ripping. Ice can be particularly destructive because the pond is constantly replenished from the bottom. As soon as ice grabs something and it's still lifting, that force is quite strong. There is a good chance that the rips were caused by ice, based on past experience. Then the wind this year seemed to pick up a piece and rip it further, which must have been a strong wind. Jeff stated that upon examining those rips, there appears to be an overlay, indicating that they welded under that lip. He thinks the wind caught that small lip and ripped it. David agreed that welds can be challenging, especially if they're not inspected, because the weld itself is the strongest part of the liner, but the spot next to the weld is the weakest. If the welds aren't carefully made and they're not inspected, it just

takes a small section of poor welding to create a problem for ice to grapple with. We helped draft a public notice that appeared in the newspaper, followed by a round of questions from the press. The main point is that we've increased inspections, and staff are taking weekly readings on the groundwater levels. He explained that on the inside of the pond, on the floor, one foot above the underdrain, are two piezometers, which are water-level sensors located directly above the underdrain pipes. It measures the amount of water that has backed up in the soil. As long as it's reading a normal value, like within the soil column, then we're good. If it suddenly jumped and started showing the level in the pond, then we have a problem. That means the soil may be infiltrating the underdrain, and we have piping in place to address this issue. He explained that piping occurs when small tunnels form, allowing water to flow through while soil is displaced from the area, which is not a good thing, but we do see that it is happening. We observe similar readings to those we've seen in the past, but this year they appear to be slightly higher. But so far, nothing alarming. There are two dry wells in the embankment on the east side of the pond. It is 55-foot-tall dams; essentially, they are the embankments, and there is a dry well in the middle of that embankment that they use an e-tape to measure. It's always reading zero, and it's still reading zero, which means that currently, there's no water saturating the embankment. This indicates that the underdrain is functioning correctly and the water is being taken away before it can permeate into the embankment. There are two of those. There's one in the middle of the embankment and then one halfway down the outside embankment, or the outside slope. Both of those are currently zero. Lastly, there is a blanket drain on the outside toe of the embankment, which could capture water falling on it or snowmelt. However, a lot of that steep slope should slough off. However, if water permeates through the embankment, it'll pick that up, and we will see it. There's a pipe that extends out into a manhole, and they've been visually inspecting it. So far, nothing has triggered an alarm. David stated that the torn liner is a bad thing, and everyone knows that the liner has issues and is leaking, which allows water to enter the underdrain. However, we have not yet seen any change in the underdrain. The visual inspections haven't shown any excessive flow compared to this time last year. Our recommendation to the Board, however, is to consider hiring a geotechnical expert as a sub-consultant to provide a second opinion on the criteria we're looking for and what would constitute an emergency. What measurement would we see in the embankment that should trigger an action level?

Jeff commented that he had a surveyor crew go out there last Thursday to take some shots on those monuments that are supposed to be done annually, but somehow the surveyor forgot about it. Jeff had talked to him earlier this spring about the survey. He has not yet seen the report. David explained that those monuments are required for dam safety, because if the monument starts moving, that's a sign that something's wrong with the backfill. In past years, those have never been moved. There are six or eight of them.

Bill commented that about three days ago, the lake was over 1 foot higher than usual for this time of year. And I'm sure it's worse than that today. David replied that if groundwater levels are high, that could also affect the data. When those piezometers indicate a seasonal groundwater impact, you can see it because there are some old notes from the construction observer on the original pond. He discussed seeps higher up on the west embankment, referring to the spot where the groundwater is at its highest. Some of those seeps only showed up at certain times of the year. However, they installed under-drain pipes throughout those embankments to capture the seeps as well. The under-drain activity changes substantially. Based on the time of year. We are currently collecting data every week and tracking it in a spreadsheet. Staff have been walking the embankment, looking for any other evidence that might be concerning. If an emergency arises, our recommendation would be to stop storing

water and then work with the DEQ and IDWR to determine whether you need to draw down the pond or hold the water until next year. There is still a chance of an emergency this year, but it doesn't appear to be the case right now. Brian asked about thoughts on doing a temporary repair beyond the tie wrap. Should we consider welding it or patching it? David replied that they would fix it by putting a piece over the tear and then welding it around the perimeter. Currently, the largest tear is the one that extends down into the water, and the only way to patch that one is to discharge and draw the pond down, which is an option. The other one is not in the water, and that could also be patched, but you would cut it out next year. David recommends that we hire a geotechnical expert, as they will provide us with a level of water in the embankment that is considered safe, and then anything beyond that. So far, we haven't seen any evidence of soil movement. Any movement of soil or erosion through the underdrain would be a cause for concern. There is a very substantial underdrain system, so he thinks the risk is relatively low. It is meant to do precisely what it's doing right now. The geotech might require us to conduct a drill on the soil near the embankment, such as the native soil, because the entire embankment was constructed with native materials. He also believes that having the CMGC on board will be beneficial. They're going to have ideas and a liner installer that they hope to work with or bid to, and they might bring them in to inspect the rips that are already there to gather their opinions. It would be nice to get their opinion on why they think the rip occurred, because if it's something we can capture in our design to avoid, then we will do that. Maggi had one other item to go over. We have been discussing the possibility of posting the pond liner information on the District's website to keep the public updated. She discussed this with Rebecca, and she has some ideas to streamline the process. We will discuss this further during the staff report.

Pond Liner Update

Combined with the Engineers' Report.

Legal Report

Adam reported that things have continued to be busy. Aside from the DEQ funding and density policy issues that we've already discussed, we've also continued to work on various aspects of the pond liner project. We've also been working with Jeff on the retaining wall and associated improvements relative to the Kokanee Cove sewer extension in Ponderosa State Park. Otherwise, just kind of odds and ends that we don't need to get into. He wanted to wish everyone a very happy holiday season. And hopefully, there will be some yummy treats for you to enjoy.

Staff Report

1. Tammie reported that we sold one permit in October and have five pending for review, which will be for November.
2. Tammie reported that she attended the PERSI workshop last month. The PERSI board has voted not to implement the increase that was scheduled to take effect on July 1, 2026.
3. Tammie commented that Bill brought up a point about discussing the website and possibly taking out an ad in the Star News to keep the public informed about projects, such as the pond liner. Bill explained that when we had the news of the leak, we wanted to share it with the community. Everybody helped put together a statement about it and tried to get the DEQ satisfied with the statement so we could release it. Tammie did what we have done in the past, which is call the paper and say we've got something we want released. At that point, everything fell apart, so he thinks we need to do what

everybody else is doing. The City and County have advertisements in the newspaper about their upcoming meetings and other events. He felt that the District should do the same, and having a snappy title like "Sewer Leaks," which Tammie vetoed; however, having a monthly report to keep people up to date about what was happening, especially with the pond liner project, with a better title.

Brian agrees that he feels we need to communicate proactively and ensure that the whole story gets out. Part of his frustration during the last cycle was the amount of misinformation circulating. His personal pet peeve was a discussion of us dumping sewage in the river. It is not sewage; it's treated water. It's irrigation water. However, the perception was that we were dumping raw sewage into the river. Jeff stated that it has always been the perception. Brian thinks we have to do what we can to combat some of the misinformation that's out there and keep the public informed of the full story.

Maggi said Rebecca had some ideas about the website, including making the latest news appear at the top. Brian suggested that it should be called something like 'community news' or 'information,' rather than 'project updates.' He does not think the general public would be interested in project updates. He would like to take it a step further and have a link to social media accounts. Tammie commented that she will discuss the website idea with Rebecca and Maggi and report back to the Board.

4. Jeff reported that he spoke with Mike Eckhart and is working on the easement documents, as well as getting it surveyed.
5. Jeff reported that he had Adam revise the easement documents for Lift Station 14 at Kokanee Cove. It needed a little bit of work after reading that they plan to use it year-round, which was initially intended only for summertime use. So, we had to make some modifications to that.
6. Jeff reported that he has spoken to LEAP housing, which is working with the City of McCall to help develop workforce housing. LEAP inquired about the property that the City owns adjacent to the Senior Center. He explained that they would need to run a sewer model. He has not yet received the application or the check.
7. Jeff updated the Board on the Hormaechea project regarding the carports. He spoke with Crestline and informed them that any utilities would have to be at least 10 feet away from the center of the pipe, and any footings for that purpose would also have to be at least 10 feet away from the pipe. Jeff has not seen a new drawing, and they are still unsure if they are building carports. It will be one of the first things cut if costs get out of hand.
8. Jeff reported that Mr. Groves came in and spoke briefly with him about the parcel within the District. The policy right now allows him to have 68 connections, one per acre. He wants to put 68 on only part of that. Jeff explained that it would need to be a Board decision, but before presenting it to the Board, he would need an updated plat and all associated documents.

General Public Comment (Limited to 3 minutes per individual)

Bill Henderson stated that he had a couple of questions, mostly related to the discussion that took place today. He appreciates the desire for collaboration with the City. It appears that there's a shift in the right direction here, with increased communication and transparency. He is pleased to hear that there's a JWAG meeting scheduled for February and will see if he can attend. He is also pleased to hear about the CMGC RFP and asked if it was available to review.

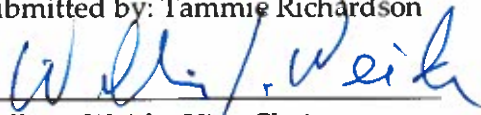
David replied that it is hosted on Quest CDN, and anyone from the public can download it. It has also been featured in The Star Newspaper for the last couple of weeks.

He stated that he thinks it seemed prudent for you to make an effort to repair the rips. He realizes that if it's below the water, some other decisions need to be made. It is leaking, and I understand what you said about the piping, but I still think we should make all reasonable efforts to try to repair the leak.

He asked if our density policy aligns with the City's. Tammie explained again that this is a comment period, and if he has questions, as she has told him before, he can email, come in on Monday through Thursday, stay after the board meeting, or get on the agenda.

Brian moved to adjourn the meeting, it was seconded by Bill and the motion carried.

Submitted by: Tammie Richardson



William Weida, Vice-Chair