SEVEN COUNTY INFRASTRUCTURE COALITION
MEETING MINUTES
June 9, 2022 at 10:00 a.m.
Carbon County Commission Chambers
751 East 100 North Price, Utah
(801) 712-7622

Board Members Present: Casey Hopes (Carbon County), Jack Lytle (Daggett County), Greg Miles (Duchesne County), Garth (Tooter) Ogden (Sevier County) and Lynn Sitterud (Emery County).
Board Members Absent: Brad Horrocks (Uintah County) and Willie Grayeyes (San Juan County).
Also, in attendance: Keith Heaton, Kristi Sharp, Doug Rasmussen, Brian Barton, Michael Hawley, Eric Johnson and Lenise Peterman.
Attended telephonically: Melissa Cano, Kelly Carter, Stan Holmes, Deeda Seed, Zac Whitwell and Dusty Monks.
Others Present: Pam Juliano and Debra Heaton. (Please notify staff at 801-712-7622 of any spelling corrections or if you were present and not listed.)

Public Meeting Participation Information:

Please click the link below to join the webinar:
https://jonesanddemille.zoom.us/j/81812623532

Or Join by Telephone:
1-253-215-8782 or
1-346-248-7799 or
1-669-900-6833

Webinar ID: 818 1262 3532

1. Welcome and Pledge of Allegiance (Greg Miles)

Chairman Miles welcomed everyone to the meeting at 10:06 AM. He indicated two commissioners were absent and expressed thanks to Executive Director Keith Heaton for his first in person meeting as the new director. He then led the Pledge of Allegiance.
2. **Public Comment** (Greg Miles)

Public comment was accepted verbally, during the meeting, telephonically by Zoom, and by electronic written submission at [lpeterman@7county.utah.gov](mailto:lpeterman@7county.utah.gov). Electronic written comments will be forwarded to the Board Members. All comments are summarized in the meeting minutes. A complete copy of any written comments submitted may be requested at the email address provided herein.

Time was turned over to Melissa Schnee who gave instructions on how to participate verbally and by Zoom.

Stan Holmes indicated he wished to make a public comment. Stan Holmes indicated his thanks for having the opportunity to make a comment to the Seven County Coalition. He requested more information from SCIC members and staff regarding the Satellite Transportation Report indicating it should be more robust for all constituents. In addition to the what’s happening or not happening at the Salina site he recognized both Emery and Carbon County had filed support applications with the Utah Inland Port Authority. Stan Holmes then requested Commissioner Hopes provide more regular updates as to what is going on with the candidate facility at the Price River terminal. It may also be helpful for Commissioner Sitterud to provide updates on the proposed Green River site as well as any other additional sites in Emery County. A legislative audit is or will be set in motion for the Utah Inland Port Authority and that questions may be forthcoming to the proposed satellite locations which are in process or listed as potential sites. Stan Holmes also indicated the public should be aware of the $53 million dollars set aside for a deep-water export facility that may now be eligible to be repurposed and posed the question if the Coalition would consider water conservation assistance for rural communities for in funding in what Governor Cox has defined as a crisis situation. Having farmers move away from the most consumptive use of water as there are many things which would be helpful to the constituents of the Seven County region if those funds were repurposed. He also expressed curiosity regarding the Central Utah Rail project which would run from Salina to Levan. It was previously approved by the Surface Transportation Board in 2015 but hasn’t appeared to have any action associated with it. He then requested information if any new developments had taken place. That was the extent of his comments and again expressed appreciation for the opportunity to speak. Chairman Miles then thanked Stan for his comments and then turned the floor over to the room if anyone wished to make a public comment. No other party indicated a desire to speak.

3. **Approval of Meeting Minutes for May 5, 2022** (Greg Miles)

**Motion to approve May 5, 2022 meeting minutes as presented** by Commissioner Ogden, seconded by Commissioner Lytle.

Chairman Miles called for a vote to approve the minutes. **The motion passed unanimously.**
4. **Report on the Uinta Basin Rail Project** (Greg Miles)

Chairman Miles stated everyone is happy to see the project is still moving and looking for the final permit to be signed. He then stated the private partner has selected a contractor for the project which is WW Clyde. Again, Chairman Miles indicated everything is progressing and asked Executive Director Keith Heaton if he had any other information to share. Executive Director Keith Heaton indicated we were still a few weeks out from final sign off from the Forest Service which concluded his comments. Chairman Miles inquired if there were any other comments and having none moved on to the next item.

5. **Report on the San Rafael Research Center** (Greg Miles)

Chairman Miles then turned over this agenda item to Commissioner Sitterud. Commissioner Sitterud indicated it was similar to a broken record, things are moving along, some of the equipment which was pushed back but they have received the large glove boxes last week. Construction of those is underway. Everything continues to move along, just slowly. Commissioner Sitterud went on to address Stan Holmes questions regarding Emery County. Green River is in desperate need of jobs and has requested the port be put there but nothing has happened so far so there is nothing to report. This concluded the San Rafael Research Center update.

6. **Report on Satellite Transportation Hub.** (Greg Miles)

Commissioner Ogden commented that this was a great thing that was put together, including local people who were involved, along with mayors and commissioners. All the relevant information about the industrial park is included in the packet put together by the team. Commissioner Ogden then referenced Stan Holmes concern about the satellite locations and that Sevier County has withdrawn from pursuit of that effort. He believes as a trucking hub they are better positioned to deliver goods to the rail heads. Commissioner Ogden also alerted the Board to some shifts and changes in the Inland Port Board structure with Jack Hedge moving into the presidency which allows him the ability to have more communication with companies and so on. They are continuing to look for an Executive Administrator which has altered the dynamic of the Inland Port Authority. Commissioner Ogden went on to stress he has discussed the need for rural representation on this Board with the Governor’s office. Commissioner Ogden then went on in reference to Stan Holmes question indicating there was nothing to report and everyone is in a holding pattern waiting on studies to conclude. Chairman Miles indicated they had participated in many conversations on this topic as well.

7. **Malcolm Nash – Executive Administrator Sevier County.** (Greg Miles)

Chairman Miles turned time over to Malcolm Nash. Malcom Nash provided a handout consisting of a timeline and associated activities. He wanted to provide accountability since the Coalition provided funding for the marketing study for the industrial park and potential development in Sevier County. Part of the many discussions held included an effort to become part of the inland port authority as a satellite location but it was concluded due to lack of rail that Sevier County would withdraw from that approach. They ceased any activity with the Port Authority at that
time. Malcom Nash then went on to cover the study performed by Colliers and presented the highlights of the study. Worth noting is the study was performed in November of 2021 and started advertising in January of 2022 for potential tenants with a site visit by Jensen Companies for cold storage in March of 2022. In May of 2022 the Salina Industrial Park was awarded certified site status for both commercial and industrial site selectors. Later in June a call is scheduled with Piper Sandler on financing mechanisms for infrastructure developments. The bottom line is since the Board funded the study, they have not been idle creating a team of public and private resources working together to build momentum. Mr. Nash stressed this type of effort could be duplicated in other counties, that the model is not unique, but the key rests with the people involved. He then expressed thanks for funding the study to the Board and would like to report back to the Board annually on their progress. Chairman Miles then called for any questions for Mr. Nash. At that point Commissioner Ogden took the lead to reference the satellite transportation hubs which can be found under agenda item number six in the meeting minutes. He concluded thanking Malcolm Nash again for his time and firm belief this was money well spent.

8. Executive Directors Report. (Keith Heaton)

Chairman Miles then moved on to the Executive Director report. Director Heaton indicated he wasn’t sure what the Board wants to hear from him and emphasized if he was not covering something the Board wanted to hear or not to hear to please immediately advise him. He indicated it has been an exciting month getting up to speed as well as encountering some challenges during the month. He indicated work was performed with Venable, our attorneys out of Washington DC to submit the required quarterly report to the Surface Transportation Board. Executive Director Heaton also discussed the several days he spent in San Juan County, doing a tour of the roads project and efforts to work with the Navajo Nation and the State of Utah. He commended Jones and DeMille for their support during this trip and identified several elected officials who participated as well including the Lieutenant Governor, President Adams of the Senate, Senator Hinkins, Senator Winterton, Representatives Lyman and Ballard and many officials from the Navajo Nation and Chapters. It was a very positive meeting with media press from the Lieutenant Governor’s office and everyone was very supportive of the project. The Board’s next move is to set a meeting with Senator Hinkins and get his direction on this effort. Key was the positive feedback that the Board is a key place to manage these types of projects. After this trip, the next visit was with the Idaho National Labs to tour their facility to capture ideas for similar work at the San Rafael Research Center. After the tour, Director Heaton believes we are right on track with this effort and the money has been invested well. He personally thanked Commissioner Sitterud for his vision on this and allowing the Board to be a part of it. Executive Director Heaton went on to address Seep Ridge Road. He indicated that there was legislative funding for this in July but the state has yet to determine who will receive and administer this funding. We are scheduled to receive roughly $2.5 million from this allocation and would look to match with CIB funding with a plan to submit in October for that match. He indicated an invitation had been extended by the AFL-CIO for their June 17 meeting and he had accepted to speak on behalf of the Seven County Coalition and that Board members were welcome as well. We have also been invited to present our annual report to Community
Impact Board on July 7 in Salt Lake City which is currently being drafted by Executive Director Heaton and Jones and DeMille. Executive Director Heaton then moved to the update of the website which is underway. This concluded his report and he opened the floor to questions from the Board. Commissioner Ogden requested more information about the water project in San Juan County. Executive Director Heaton responded that their purpose was not so focused on that particular water project as much as the water settlement with the government. This agreement allows for significantly more water out of the San Juan River to get to individuals living on the reservation which currently has more than half of their citizens without water or power. He believes this opens the door for the other water project and then turned this over to Brian Barton of Jones and DeMille. Brian Barton indicated the federal government funded a $213 million dollar project which has been pending since 2010. So, the Coalition is planning to use those funds to update capital improvement plans facilitating both conversation and planning efforts as the plans are so outdated. Commissioner Ogden indicated the funding would be from the federal government with the Coalition playing the role of moving things forward. Brian Barton indicated the cost for connection would be of great expense and the focus is getting drinking water to certain strategic points for pick up and ultimately is all about the relationships with the different chapters of the Navajo Nation. Commissioner Ogden indicated it was a good project and he was simply looking for a little more information about it. Commissioner Lytle asked if we were working through San Juan County or the Tribe. Executive Director Heaton responded that the Coalition is working with everyone indicating we are very fortunate to have Commissioner Grayeyes on this Board. He indicated we were working with tribal officials and referenced Jones and DeMille and their connections with the reservation and the county. The focus is on strengthening those relationships. Commissioner Lytle appreciated the response and indicated the complexity of the effort appears to be well understood. Chairman Miles called for any other questions, there being none moved on to recognize Joel Brown from Senator Lee’s office and Clay Crozier from Senator Romney’s office.

9. **Engineers Report.** (Jones & DeMille)

Brian Barton indicated Executive Director Heaton did an excellent job covering all the work over the past month. The focus was getting him up to speed with large amounts of information to consume. Over the month there were strategic communications to ensure all agreements were being handled properly in regards to the rail project. Jones and DeMille have secured a complete record of previous Executive Director McKee’s phone and email for reference purposes as well. He then inquired if the Board had any questions for him. Chairman Miles asked if any big-ticket items were outstanding on the rail project or were they winding down.

10. **Discussion, consideration and possible approval for updating bank signature cards.**

    (Greg Miles)

This agenda item was struck as it had been approved in the previous meeting.

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11. **Discussion, consideration and possible approval for updating the Coalition’s 2022 rail budget categories.** (Smuin, Rich & Marsing)

Kristi Sharp indicated this was not making any changes to the overall rail budget but is to adjust the varying categories of funds and the associated expenditures. This would include some decreases and increases across categories. Mike Hawley of Jones and DeMille shared his screen showing the excel with budget information. He indicated milestone one is basically done and closed. He moved on to milestone two with administrative expenses totaling $35 and proposes to reduce that budget line item from its current $100,000 to $5,000. They are recommending the reallocation to $5,000 for travel by Executive Director Heaton for the rail project. In February there was a discussion to increase the legal budget to $500,000. Commissioner Lytle asked about an adjustment and Mike Hawley indicated there was a previously approved adjustment for Venable’s expenses. Mike Hawley then discussed the BLM cost recovery indicating we had a final number which has been paid previously which has now zeroed out this line item. There was also an Army Corp of Engineers application fee which was not previously included and has been added in. He noted this has been paid. Under strategic communications, had allocated $290,000 to this category and this is ongoing with stakeholder meetings and suggested adding $84,000 to this category. To clarify there is $70,000 currently left in this category, adding $84,000 to that amount to get to end of year. The only other item for reallocation was for the ICF budget category to decrease it to $217,000 which zeros out that line item. He then covered the contingencies which includes legal adjustments for this request as being $1,830,799.29.

Commissioner Ogden inquired if we were under budget which received an affirmative response from Mike Hawley. Chairman Miles called for questions of which there were none.

**Motion to approve updating the Coalition’s 2022 rail budget categories** was made by Commissioner Lytle, seconded by Commissioner Ogden. Chairman Miles called for the vote. The motion passed unanimously.

12. **Presentation, approval and adoption of monthly expenses.** (Smuin, Rich & Marsing)

Doug Rasmussen with Smuin, Rich and Marsing indicated payment approval notice had been sent for $112,061.87. Commissioner Ogden had a clarifying question regarding the consulting service fee of $10,000. Commissioner Sitterud indicated that was for Jess Housekeeper who is assisting on the San Rafael Research Center. Commissioner Ogden thanked him for the clarification.
Motion to approve monthly expenses was made by Commissioner Lytle, seconded by Commissioner Sitterud. Chairman Miles called for the vote. The motion passed unanimously.

Doug Rasmussen next referred the board to the Financial Statement as of April 30, 2022. On the second page they have the Profit and Loss Statement. The third page shows a profit loss by class and project, indicating the funding and expenses associated with that project detail.

Motion to approve financial reports was made by Commissioner Hopes, seconded by Commissioner Sitterud. Chairman Miles called for the vote. The motion passed unanimously.

Doug Rasmussen went on to cover several more items for the Board. This information was for the Board to review. He reviewed contracts or grants from inception and expenses to date noted as just for informational purposes.
13. Discussion, consideration and possible approval of Resolution 2022-06A authorizing the co-chairs and Executive Director Keith Heaton to authorize and approve invoices through June 2022 requiring payment prior to the July 2022 Coalition Board meeting and related Matters. (Greg Miles)

**Motion to approve Resolution 2022-06A authorizing co-chairs and Executive Director Keith Heaton to authorize and approve invoices through June 2022 requiring payment prior to the July 2022 Coalition Board meeting and related matters** was made by Commissioner Lytle, seconded by Commissioner Ogden. Chairman Miles called for the vote. The motion passed unanimously.

Executive Director Heaton asked for a point of clarification to better understand the mechanics of this process from Smuin, Rich and Marsing. Kristi Sharp indicated she would send invoices the morning of July 6 to the co-chairs and Executive Director for approval.

14. **Motion to enter closed (executive) session pursuant to Section 52-4-205 related to real estate acquisition, potential litigation, professional competency and trade secrets.** (Greg Miles)

Commissioner Sitterud moved to go into closed session seconded by Commissioner Lytle.

Chairman Miles called for a Roll Call Vote to move to closed session with votes listed below:

- Carbon County – Aye
- San Juan County – Absent
- Emery County – Aye
- Sevier County – Aye
- Daggett County – Aye
- Uintah County – Absent
- Duchesne County - Aye

**Motion to leave closed (executive) session and return to open meeting.**

Commissioner Hopes motioned to exit executive session with a second by Commissioner Sitterud.

Chairman Miles called for a Roll Call Vote to move to open session with votes listed below:

- Carbon County – Aye
- San Juan County – Absent
- Emery County – Aye
- Sevier County – Aye
15. **Discussion, consideration and possible approval of contract with Executive Director Heaton.** (Greg Miles)

Executive Director Heaton thanked the Board regarding his concerns about health coverage. Chairman Miles indicated four bids had been secured for this effort. Smuin, Rich asked which health care option had been selected so they could prepare accordingly.

**Motion to approve contract with Executive Director Heaton** was made by Commissioner Ogden, seconded by Commissioner Lytle. Chairman Miles called for the vote. The motion passed unanimously.

16. **Review, discussion of changing the July meeting date due to meeting conflicts.** (Greg Miles)

Chairman Miles indicated there was a conflict with the July meeting and requested it be moved to July 8, 2022.

16. **Motion to Adjourn** (Greg Miles)

A motion to adjourn was made by Commissioner Lytle.
A motion to approve the June 9, 2022 meeting minutes was made by Commissioner Miles, seconded by Commissioner Hyre.

SEVEN COUNTY INFRASTRUCTURE COALITION VOTING:

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<tr>
<th>County</th>
<th>Role</th>
<th>Vote</th>
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Co-Chair: Greg Miles

Co-Chair: Casey Hopes

(COALITION SEAL)

ATTEST:

Lenise Peterman

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