

Cottonwood Mutual Water Company

Board of Directors Meeting Minutes

Wednesday, November 12, 2025; 1:00 PM

Board Members:

Katie Perry	District 1	2025 – 2028	Vice-president	<i>Present via zoom</i>
John Merrett	District 2	2025 – 2028	President	<i>Present</i>
Chris Thomsen	District 3	2024 – 2027		<i>Present</i>
Cynthia Mattson	District 4	2024 – 2027	Treasurer	<i>Absent</i>
Greg Watkins	M-at-L	2024 – 2027		<i>Present</i>

Staff:

Mike Johanson – Manager *Present*
Amber Rogers – Board secretary *Present*

1. President
 - a. Call meeting to order *John Merrett called the meeting to order at 1:00pm*
 - b. Declare any conflicts of interest *None*

2. Approve meeting minutes of October 8, 2025

Greg Watkins made the motion to approve the meeting minutes, seconded by Chris Thomsen, all were in favor.

3. Approve share issuance, cancellations and re-issues

Chris Thomsen made the motion to approve, seconded by Greg Watkins, all were in favor.

4. Public Comment:

Heidi Dorius was at a recent planning meeting for the county where they were discussing Meadows Village East. She expressed concerns that there is not enough storage for the original plan for 24 lots which has since been reduced to 14 but now seems to be 19 lots if Meadow Village East is the same as Meadow Park East. She asked for clarification, the board said they would look into it.

5. Public meeting on the adoption of the CMWC Water Conservation Plan

Cottonwood Mutual Water Company prepared a Water Conservation Plan; posted to its website on October 10, 2025 a draft copy of the Water Conservation Plan with notice of this public meeting for the adoption of the Water Conservation Plan. There were no public comments regarding the plan prior to the public meeting, nor during the public meeting. Therefore, in compliance of Utah Code 73-10-32 Chris made the motion to approve the Water Conservation Plan by resolution 2025-11-12, seconded by Greg, all were in favor.

6. Approve Water Right Credit Agreement between the Church of Jesus Christ of LDS and CMWC

Chris made the motion to approve, seconded by Greg, all were in favor.

7. Enter Work Meeting:
 - a. Review Source and Storage
 - b. Will-serve requests
 - c. End work meeting

Greg made the motion to enter a work meeting, seconded by Chris, all were in favor. Above items were discussed. Motion made by Chris to end work meeting; seconded by Greg; all were in favor

8. Decision on Will-serve requests & approve airport FBO letter

Chris made the motion to approve the Will-serve for Brant Hayward FBO Hangar; seconded by Greg; all were in favor except Katie who abstained from the vote.

Chris made the motion to approve the Will-serve for Alpine Leasing, seconded by Greg, all were in favor.

Chris made the motion to approve the Will-serve for the LDS church, seconded by Greg, all were in favor.

The Will-serve for Gardner Cottonwood Creek was tabled for further review.

9. Review Standardized Will-Serve Letter & Capacity Assessment (Will-Serve Application)

The board requested a few changes be made to the application before the next board meeting and they will vote on it at that time.

10. Review scope of work desired for the Impact Facilities Finance Plan (IFFP)

After discussion, board felt that it would be best to have Gardner Engineering update the IFFP that they were working on in 2021; board requested getting a cost estimate from Gardner Engineering to complete the plan.

11. Pathway Directional Boring update

Mike and John met with Pathway Directional Boring and agreed to split the cost of the repair 50/50.

12. Rollins Ranch #3 discussion with DDW

A quick update was provided on the sand issues the well is having

13. Introduce 2026 proposed budget

Budget introduced to board and a copy provided for review. Overall in depth discussion of budget tabled

14. Adjourn Meeting adjourned at 3:00pm

Motion by Chris to adjourn meeting; seconded by Greg; meeting adjourned at 3:00pm