

Board Meeting Minutes
Mosquito Abatement District -Davis
August 14, 2025

The Mosquito Abatement Board meeting was held at the Kaysville facility and on Zoom.

Welcome by Board Treasurer Scott Isaacson at 6:06 pm who led the Board in the Pledge of Allegiance.

ROLL CALL:

Present at the meeting was Gary Hatch, Manager and Shirley Cox, Clerk with Board members including Cheylynn Hayman – Centerville; Marie Dougherty – Clinton; Matt Murri – Bountiful; John Crofts – Davis County Commission; Scott Isaacson – Farmington; Gary Anderson – Fruit Heights; Mike Blackham – Kaysville; Tyson Roberts – Layton; Brian Horrocks – North Salt Lake; Joel Dills – South Weber; Nancy Smalling – Sunset; Kelly Enquist – West Bountiful; and Jim Grover – Woods Cross. Excused from the meeting was Dakota Wurth – Clearfield; Brad Lee - West Point and Brett Cragun – Syracuse.

Board members Gary Anderson, John Crofts, Joel Dills, Marie Dougherty, Cheylynn Hayman, Matt Murri joined the meeting by Zoom.

No conflicts of interest declared.

Also present is a representative of Galloway Architecture.

MINUTES – OF 07/10/2025 BOARD MEETING:

There was a motion by John Crofts to approve the minutes of the 07/10/2025 Board meeting. The motion was seconded by Dakota Wurth. All in favor. None opposed. Motion carried.

PUBLIC COMMENT:

None

TREASURER REPORT:

Treasurer Scott Isaacson reports that everything is in order.

There was a motion to accept the Treasurer's Report by Brian Horrocks. The motion was seconded by Nancy Smalling. All in favor. None opposed. Motion carried.

FINANCIAL STATEMENT DISCUSSION AND APPROVAL:

Manager Hatch reviewed the Expense Detail Report with the Board and highlighted some of the expenses.

There was a motion by Mike Blackham to accept the financial statement and approve the payment of bills. The motion was seconded by Brian Horrocks. All in favor. None opposed. Motion carried.

Joel Dills joined the meeting online at 6:14 pm.

Mike Blackham motioned to move the Pesticide Building/Facility Upgrade agenda up next for the benefit of the architect who is here to present information to the Board. Nancy Smalling seconded the motion. All in favor. None opposed. Motion carried.

PESTICIDE BUILDING/FACILITY UPGRADE CONTRUCTION ARCHITECTURE:

Galloway has been working diligently to get things taken care of in as little time as possible.

Building/Floodplain discussion

There was a concern last month regarding the flood plan with the new pesticide building. Galloway confirmed the floodplain height in our design would not have a floodplain issue.

Cost Estimate

Manager Hatch sent out cost estimates to the Board. For the discussion this evening he has an updated cost estimate that was sent out to the Board after his meeting with Galloway which was prior to Board meeting this evening. The Construction Committee from the Board were also in attendance at the meeting. These Board members included Mike Blackham, Scott Isaacson, Nancy Smalling with Jim Grover attending towards the end of the meeting.

The four administrative parts to this consist of the project, the lab, the pesticide building, and other inside work. The cost for these four features is estimated to be \$6,215,788.

CMGC – Construction Manager General Contractor

The General Contractor conditions include some winter conditions allowance. Portions of that allowance will go toward heating the foundation walls to temperature.

The expected cost estimate for the CMGC is 3 ½% to 4%. Construction for the project totals \$7,673,406. The potential cost for the CMGC is based off historical values which could be less or could be slightly more. The proposed Fixed Limit of Construction Cost (FLCC) is an estimated at \$8,000,000. This is a rough estimate.

Soft costs includes Architecture and Engineering, Furniture Fixtures Budget, minor AV Systems, Information Technology (which includes access control), Construction Testing & Inspection, Builders Risk Insurance, Development Impact & Permit Fees, Utility Connection Fees, Geotechnical Evaluation, Survey and Waterflow Analysis. The Soft Cost Totals \$794,174.

Manager Hatch stated that the pesticide building was the driving force for doing the renovation. It is estimated to cost 2.4 million. Part of the site work is associated with that. This generated discussions on other renovations to accommodate district growth. Other building modifications and changes with staff contributed to the discussion of current and future growth with the architects. One of the biggest challenges is storing dry products. Improving the pesticide building improves the district's ability to comply with code.

Scott Isaacson asked when the pesticide building was built.

Manager Hatch stated that the pesticide building was built in 1998 when the district did the first renovation. At that time, the district was not receiving a lot of product in pallets. The district now averages 10-12 pallets of product per year. This amount will be higher in the future due to growth of the drone program.

The other challenge related to growth is that staff locker rooms are at capacity. There are no open men's lockers and for women there are only a few available for use. In the past some women have shared lockers. Part of the solution to this problem would be to move the lab out of the main building and bring all the surveillance equipment together. The plan would be to turn the lab space into the women's locker room.

With the pesticide building project, the district would be taking out the old four bay building which was built in the 1980s as well as another building built in the early 1990s. Removing these buildings would make it possible for a drive through for trucks and trailers.

In summary, the additional expansion discussion allows for future growth regarding employee space and pesticide space.

John Crofts asked Manager Hatch if the budget was increased by eight million would the district be able to kill more mosquitoes.

Manager Hatch answered by stating that if the budget was increased by eight million, they could spray more acres to kill more mosquitoes.

John Crofts expressed that, everybody would be willing to pay more if the district was able to kill more mosquitoes. He further questioned Manager Hatch if the district was good stewards of the district budget. He also asked if the money that the district would be

putting towards the building renovation was worth the return on investment. He stated that there are a lot of costs associated with a project like this that may or may not be necessary.

Manager Hatch responded in the affirmative to John Crofts questions. He further explained that the expanded renovation adds some office space for growth and cited the example of Stephanie Warburton, a full time employee, who is in a make shift cubicle, in space taken from the time clock and phone storage area which was a closet area. He stated that in the future, the kind of employees the district will need to hire are more full time field employees and a full time night supervisor instead of paying current full time employees overtime to supervise the night time fogger crew. Manager Hatch stated that there is some growth potential that is being built into the renovation plans. The renovation plan makes room for an extra drone team. Currently there is no place to put a second drone team without putting trucks and other equipment outside. In moving trucks, such as the fogger trucks, there must be consideration for the chemicals. When chemicals are left outside, the sun starts breaking down the product, Manager Hatch stated that he sees the growth of the district and is looking at ten years from now to see if this renovation will accommodate the foreseeable growth in the next ten to fifteen years. He feels this renovation will accommodate what the district needs.

Manager Hatch continued reviewing the cost estimates and reviewed a pricing model from the architects which was sent out to cost estimators. He clarified with the Board that this is not a bid from a cost estimator.

Regarding the cost estimate of hiring a CMGC on a percentage price cost plus, Scott Isaacson stated that it is standard for the CMGC to be hired on a percentage price cost plus. He further clarified that what the district will do is an RFQ from contractors who want to do the job. The RFQ will inform what kind of jobs each contractor has done. Once the RFQs have been received, the district will choose what kind of contractor is best to work with to finalize the project. He clarified that the pricing model is the architect's best guess at this point on what it might cost to do this project.

Mike Blackham joined the discussion stating that at this point the goal is to set the parameter so the Board will have what is needed to put the proper documents out to do the tax increase. He also stated that numbers connected to the tax increase can be lowered right up to the day of the public hearing. At this point Galloway needs to know how to proceed.

Matt Murri talked about the difference an increase would be on a household and stated that this year is a heavy year for a lot of entities to enter truth and taxation. He gave the example of Davis County School District asking for a 10% increase. He believes the tax

increase will be met with conversation but does not think the push back from residents will be heavy. However, he suggested the Board be mindful of all the entities to enter truth and taxation that will add to our request.

Scott Isaacson reminded the Board that one of the reasons the renovation is needed is for the safety in storing pesticides. There are some storage issues not up to code. He stated this also becomes an issue of employee safety.

John Croft stated that he feels the storage issues and employee safety issues could be solved for less than eight million dollars.

Brian Horrocks commended Manager Hatch for looking forward to what the district will need in the future and problem solving it instead of letting the next district manager, new to the position in the next 6 months, handle the foreseeable growth issues.

Tyson Roberts asked Manager Hatch, with 32 years of growth in the entire county, how he sees the county looking as it builds out.

Manager Hatch stated that a big concern is all the growth out in West Point, Syracuse, Clinton and Hooper. Huge subdivisions are being built in these areas. He stated that the typical home buyers for these areas are residents coming from Salt Lake City and Bountiful, where they have not been affected as much by the mosquito population. Residents are moving into these areas of growth for more affordable housing. They have no experience with the amount of mosquitoes they are surrounded by in these new growth areas. Calls come in daily for more spraying in these areas. For night time sprayers, the area that used to take one hour to cover in one night, can now only get half the coverage due to the big fields now becoming subdivisions.

Nancy Smalling noted how much the district drone program is growing.

Manager Hatch stated that growth closer to the marsh gets many complaints in to the district office. These areas used to be covered by aerial spray with the plane flying over fields. Many fields are now homes. What used to be sprayed on a regular basis by plane cannot be sprayed anymore with the aerial spray program. The FAA will not allow the district to spray by aerial spray because the plane is banking too close to houses.

Scott Isaacson asked for any other questions from Board members. He stated that this is a very important item and noted that this is not the end of the discussion. Numbers can change later in the process. To proceed with the next step, direction is needed for Manager Hatch and the architect. They need to know if they should proceed with the whole plan or come back with something smaller.

Manager Hatch stated that the district cannot build the pesticide building without the tax increase. He stated that a tax increase is necessary even if it is just for the pesticide building only.

Marie Dougherty stated that the discussion has been helpful. The tax increase is high enough that it is a little stressful. She feels a tour of the facility would help to see the district needs in person.

Manager Hatch expressed that he would be happy to have Marie Dougherty or any Board member come for a walk through of the facility with him.

There was no other discussion.

Scott Isaacson stated that all Board members on the Building Committee. meeting as a separate group, agree and are in favor of the proposal.

Scott Isaacson made a motion to approve the cost estimate from Galloway in the full amount discussed and proceed to the next step. He also motioned to proceed with Requests for Qualifications for a potential GMAC on the project.

There was a roll call vote:

Scott Isaacson Aye

Nancy Smalling Aye

Jim Grover Aye

Brian Horrocks Aye

Tyson Roberts Aye

Kelly Enquist Aye

Mike Blackham Aye

Matt Murri Aye

Joel Dills Aye

Marie Dougherty Aye

Cheylynn Hayman Aye

John Crofts Aye

Gary Anderson – Abstained (He was online and unable to hear the whole discussion)

All in favor. None opposed. One Abstain. Motion carried.

TAX INCREASE TIME LINE AND PROCEDURE:

In consideration of the tax increase, Manager Hatch reviewed the preliminary details of the Time Line

On or before October 1, - Notify Tax Commission - Public Hearing Place and Time

The County has already been notified. It is just the Tax Commission that will need notification. Truth in Taxation will already be done. The mailing notice requirement is that the County will send out the notification in November. If the district is to send out the notification with the Property Tax mailing, the deadlines are seven days before general election and 14 days before public hearing in December.

Scott Isaacson reminded the Board of the importance of getting a paragraph written and on the district website. The paragraph should explain to citizens why this tax increase is necessary with a few bullet points about employee safety and growth of the district.

The Public Hearing is scheduled for December 11th at 7:00 pm. The County has approved this hearing. The Public Hearing must be after 6:00 pm.

Manager Hatch stated that information related to the tax increase will be posted on the district website as well as on the County website.

Manager Hatch stated that in October, when the district holds a Public Hearing and reviews the Tentative 2026 Budget, it will need to be advertised fourteen days before the Hearing is scheduled. It must be advertised with webpage newspaper and district and county web pages. This must be done 14 days before the Public Hearing.

MOSQUITO REPORT:

West Nile Update and Encephalitis Surveillance

West Nile Vile numbers has picked up in the state. The district lab has tested 1,457 pools to date.

Utah – WNV activity reported – 108 (0) Positive mosquito pools – 12 (0) from Davis with a new one from West Bountiful today. The district lab has tested 3,156 pools to date this year.

001 (000) human cases from South Salt Lake area with 00 deaths. 108 (000) positive mosquito pools from 6 (00) counties. Bear River – Box Elder and Cache 27, Davis 11, Salt Lake County 24, Tri County Uinta and Ute Tribe 11, Utah County 35, 1 horse from Utah County.

2 St Louis Equine Encephalitis positive mosquito pools

CDC – Reports – 23 (15) states with virus activity, with 29 (14) states having human cases, for a total of 219 (24) cases with 0 deaths.

Mosquito Treatments, Spray Request, Surveillance

Total acres by aerial sprayed in July was 38,059. 34,231 acres were sprayed with Dibrom (adulticide), 1,098 acres were sprayed with Censor, 275 acres were sprayed with VectoMax, and 2,456 acres were sprayed with VectoBac GR (all larvicide).

The drone treated 616 acres in the month of July.

Total acres treated by ground methods was 67 acres.

For ground ULV application, there were 21 good nights of spraying with 150,824 acres sprayed.

18,244 catch basins were treated in July.

The fish crew treated 162 fish ponds in July.

245 of the 365 service requests were from the online form.

CONSIDERATION OF THE 2025 AMENDED BUDGET FOR THE MOSQUITO ABATEMENT DISTRICT-DAVIS:

Public Budget Hearing

Motion to Open Public Budget Hearing

There was a motion made by Tyson Roberts to open the Public Budget Hearing. The motion was seconded by Nancy Smalling. All in favor. None opposed. Motion carried.

Discussion of 2025 Budget Amendments

Galloway Architects are sending bills for payment now. Money needs to be transferred from the Dedicated Building Fund to the Capital Fund to pay for the architects work we are being invoiced for. Manager Hatch has amended the 2024 Budget to include a transfer of \$400,000 from the Dedicated Building Fund. Manager Hatch stated that in order to transfer money out of the Dedicated Fund, it requires Board action.

The other consideration for the 2025 Budget amendments is to include an additional purchase of three ATVs in the 2025 Budget. There is currently \$125,000 left unspent in the 2025 Capital Additions budget. Steadman's, who has the state contract for Honda ATV's, is receiving two 2026 ATV's this month. Manager Hatch would like to buy at least 3 of the 2026

ATV's now to go towards the total of 5 ATV's to be purchased out of next year's 2026 Budget. The bid from Steadman's for each red 2026 Honda ATV's is \$9,826. The district would purchase two red ATVs. There is a 2024 ATV available for \$8,970. The total cost would be \$28,622 for three ATVs. Additionally, there is a third 2026 Honda ATV in a specialty color for \$10,151. Manager Hatch suggested the district could wait until next year or purchase a fourth ATV now. He stated that the three available 2026 ATVs are the only machines Steadman's will be allotted this year. Steadman's will need to do a nationwide search to bring in a fifth machine for the district.

There was an opportunity for any public to comment. There was no public present.

There was a motion to close public hearing by Mike Blackham. The motion was seconded by Nancy Smalling. All in favor. None opposed. Motion carried.

PETTY CASH AND SMALL ITEM SALE DISCUSSION:

There is a \$500 petty cash policy. It would be helpful to update this policy.

In the past, petty cash has been used for many things but lately, it has been used for purchasing end of the year awards for the safety incentive program. Money comes in from the sale of small items such as old phones, used iPads, barrels and used camelbacks. In the past, the district has generated between \$500-\$800 a year for the sale of these small items. In recent years the money generated has increased due to iPhone SE's which are selling between \$50-\$100. These phones are given to the district free. The petty cash amount has increased to \$2,000 - \$2,500 a year.

There were no comments from the Board or from the public.

Mike Blackham motioned to approve the increase in the amount of petty cash to \$2,000. Brian Horrocks. All in favor. None opposed. Motion carried.

EMPLOYEES:

Full Time

Stephanie starts school next week but should be able to work 25-30 hours per week. She will use comp time to make up the difference in her hours.

Seasonal

Today the district lost fourteen seasonal employees, the lab interns and lab counters. Six more seasonal employees will leave next week, which will leave 5 employees in the field who should be able to handle most of the field work.

Night Time Sprayers

One night time sprayer is leaving for a new job. He has reduced his shifts and won't be back next year. There is one night time sprayer who has been off for cancer treatments. He will be starting tonight for two nights a week. There are a few seasonal employees ending the season today, but they are interested to work as a fogger with the night time crew.

BOARD MEMBER POLICY AND PROCEDURE – COMPENSATION

Manager Hatch sent out a draft of the updated compensation policy for Board members.

There were no questions or comments from the Board. The consensus is that the Board agrees with the updates regarding Board compensation.

There was a motion by Nancy Smalling to approve the updated Board compensation policy. The motion was seconded by Matt Murri. All in favor. None opposed. Motion carried.

EQUIPMENT:

Maintenance

Equipment Update – Sell 2017 F150 Regular Cab

This district is ready to sell a 2017 F150 starting Monday.

Honda Rubicon ATV Bid (2) 2026 and (1) 2024

The (2) 2026 machines will arrive by the end of August. They are red ATVs. The price for each one is \$9,826. The (1) 2024 machine is also red. The price for it is \$8,970. \$28,622 is the total cost for three ATVs.

Sell (2) 2023 and (1) 2024 Honda Rubicon

#264 – 2023 with 1,500 miles

#271 – 2023 with 20,000 miles

#269 – 2024 with 20,000 miles

These ATVs are ready to be sold starting at the price of \$5,750.

There was a motion to approve the purchase of three Honda Rubicon ATVs for the bid discussed as to sell the (2) 2023 ATV's and (1) 2024 ATV. Brian Horrocks seconded the motion. All in favor. None opposed. Motion carried.

BOARD TRAVEL & MEETINGS 2025/2026:

- a) UMAA Annual Meeting – October 27-29, 2025 – Park City
- b) MVCAC Annual Meeting – February 1-4, 2026 – Rancho Mirage, CA
- c) AMCA Annual Meeting – March 23-27, 2026 – Portland, OR

Manager Hatch has made hotel reservations and asked if any Board members present know if they will not be able to attend. He will start putting names on the rooms booked. He will find a place for the Board to get together for dinner.

BOARD REPORTS:

Nancy Smalling reported that an Agent Orange Memorial is planned for Sunset City's Veteran's Park. is getting a new memorial. She stated that not many cities in the nation have this memorial. It is a remembrance. The Utah Agent Orange Veterans Foundation funding the memorial.

Manager Hatch reported that the "Dipper Cup" is coming back to Davis County. SLCMAD has been defeated three times in a row by MAD-D.

ADJOURN:

There was a motion by Brian Horrocks to Adjourn. The motion was seconded by Nancy Smalling. The MAD-D Board meeting adjourned at 7:48 pm.

9/11/2025

Scott Isaacson, Treasurer

9/11/2025

Shirley Cox, Clerk