

Coolin Sewer District
Regular Meeting Minutes
April 1, 2026

The Coolin Sewer District Board of Directors met on April 1, 2026, at the Coolin Civic Center, those present were Paul LaCasse, Jim Morse, and Jake Copeland. Josh Christensen was not present. Also present were Chris Morris and Jordan Brooks. District Attorney Thad O'Sullivan was not present. See attached sign in sheet for community members present. Jake called the meeting to order at 4:00pm.

UNFINISHED BUSINESS

Further discussion occurred regarding James & Jenifer Gunn's proposal to relocate the main sewer line that crosses through their property at 44 N Rocky Pt Rd in order to rebuild their cabin. Jake stated there was some confusion between the easement on the property owner's plans, who it came from, and when it was issued. As the main line does not fall within the easement provided. Eric Owens, the project representative, explained that the easement shown on the plans was provided by Sewell Engineering. He further explained that their proposal would be to relocate the line further up and away from the existing cabin so there is more usable area for the new cabin. Jake stated concern for who would be paying to relocate the line. Jake said at the time the easement was put in place, the lot was an Idaho Department of Lands (IDL) lease lot, and the easement was put in place years after the line was installed (20+ years), possibly without a true locate. Eric stated he did not want cost to determine whether the District would approve the relocation or not. Jake explained that to move forward, the property owner would need to provide a draft working agreement to the District to be reviewed by the District Engineers and District Attorney. Eric asked for an email to be sent from the District confirming the requirements needed in the working agreement.

A brief update was given about the consulting agreement with Water Systems Management. Bob Hansen emailed stating that he was working on developing site specific, self-populating, monthly irrigation logs for the District and he should have something for review in the next several weeks. In the email he also stated he would have an operator available in May, to assist the District 2-3 days a week.

NEW BUSINESS

Bob Sinclair attended the meeting to discuss the user fees he is paying, even though he does not have a system installed and cannot install one due to restrictions. In the Sewer Service Application, condition #8 states that user fees will commence upon connection to the main line or 2 years from the application date. Jake clarified that the District wants to allow Local Improvement District (LID) assessed properties and that the restriction is being put in place by Idaho Department of Environmental Quality (IDEQ). Jake's proposal was that the few select properties that have approved applications, but have not installed a system yet, have their user fees paused. On the basis that if the customer came to the District to connect, they would not be able to currently. He stated that the District has been actively working with IDEQ to allow these specific properties to connect and previously charged user fees would still apply, but going forward (from 4/1/26 on) charges would

be waived until restrictions are lifted. It was determined that further discussion with Thad would occur at the May meeting before a decision is made.

Jake stated that he would like to send a letter to the Bonner County Board of Commissioners explaining the current situation of the Coolin Sewer District. His intent is to highlight the situation the District is in so the Commissioners can be fully informed when making decisions about development in the area. He asked the other Board members to provide their thoughts and key points to incorporate into a letter over the next week or 2.

The Board examined a proposed New Customer Agreement that new property owners would sign. This agreement is identical to the Sewer Service Application. The Board conducted a thorough review of each listed condition and made the necessary revisions to ensure alignment, given that a system has already been installed. Jim made a motion to approve the New Customer Agreement with the discussed revisions. The motion was seconded by Paul and carried.

Jim motioned to set the Annual Budget Hearing for August 21, 2026, at 10:00am, at the Inn at Priest Lake. The motion was seconded by Paul and carried.

MAINTENANCE REPORT

1. Keenan – replaced 3 floats
2. Kurt Carlson – pump coming on when water is turned off, put a flapper check valve in
3. Kyle Johnson – found an old septic tank when they were prepping the property to put grass in, Chris pumped it out and the tank was pulled out
4. Henry & Mary Stiles (Blk 2 Lot 3/Berta Lane) – system decommission completed – user fees to end effective 3/30/26
5. Post Office/Leonard Paul Store – Chris met with Charlene Parker and Paul Storro to have initial discussion on how to reroute the Leonard Paul’s service line that crosses through the Post Office property
6. 2 locates
7. 2 new life vests were ordered and received

Paul motioned to adjourn the meeting at 7:14pm. The motion was seconded by Jim and carried.

Submitted by,

Jordan Brooks
Clerk | Treasurer
Coolin Sewer District

Coolin Sewer District

Meeting Sign in Sheet

4/1/26

Print your first and last name below. Thank you!

1. *Tom Nicholson*
2. *Bob Davis*
3. *ERIC TAYLOR*
4. *Jim & Jennifer Owen*
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Tom Nicholson