Coolin Sewer District
Special Meeting Minutes
Annual Budget Hearing
August 21, 2026

The Coolin Sewer District Board of Directors met on August 21, 2026, at the Inn at Priest Lake. Those present were Paul LaCasse, Jim Morse, Josh Christensen, and Jake Copeland. Also present were Chris Morris and Jordan Brooks. See attached sign in sheet for community members present. Jake called the meeting to order at 10:01am.

INTRODUCTION

Jake stated that the 2022 rate study completed by 7B Engineering and the 2024 rate study completed by Keller Associates reached similar conclusions. Both studies found that District rates had historically been low compared to actual operating and maintenance costs and had not accounted for reserve funds needed for asset replacement. Based on those findings, the Board of Directors implemented annual 25% rate increase for three years, beginning in March 2025. Jake further stated that the District remains in a reactive position, waiting for equipment to fail rather than proactively replacing equipment as it reaches the end of its useful life. He explained that Coolin Sewer District does not qualify for State of Idaho grant funding because state funds are limited and the District is in better condition than other districts in the region. In addition to infrastructure replacement, the District anticipates permit changes in 2030 that will require additional infrastructure and more land for applying treated wastewater. Jake stated that although the District currently has just over $1 million in the bank, that amount is not sufficient for the upcoming improvements. Because the District cannot generate revenue from new connections, user fees remain the only means of increasing reserve funds. The proposed 2026-2027 fiscal year budget includes the 25% rate increase scheduled for March 2027.

PUBLIC COMMENT

Michael Bradley stated the meeting time for the budget hearing may not be convenient for the public.

Bill Papesh complimented the Board for their tenacity and putting up with developers. He appreciates the transparency the District is providing and thanked the Board for their support.

Stuart Wagner stated Idaho Department of Environmental Quality (IDEQ) is not easy to work with. He stated when he was a Board member for the District the IDEQ loan principal could not be paid down early, only the interest, which made the loan last forever. He stated rates were increased when he sat

on the Board. Not to the extent that the current Board has increased rates. There was a lot of push back on rate increases at that time as well. He expressed concern for additional connections such as RVs that aren't being accounted for.

Cory Yost expressed concern for houses with large amounts of people, not VRBO rentals, but just a high family use. And how can high use be properly accounted for.

Michael Bradley mentioned a timer on the individual pump as an approach to assessing use.

Jim mentioned the District's financial audits and stated the District needs to get caught up on audits. Once audits are current, the District can pursue levying property taxes, which would be another form of income to the District. Jordan will reconnect with the pre auditor to get audits moving forward.

ADJOURNMENT

Jim moved to adjourn the meeting at 10:45am. The motion was seconded by Paul and carried.

Submitted by,

Jordan Brooks
Clerk | Treasurer
Coolin Sewer District

Coolin Sewer District

Meeting Sign in Sheet

Budget Hearing

8/21/26

Print your first and last name below. Thank you!

1. Stuart Wagner + Pat
2. Bill Papesh
3. Michael Bradley
4. CORY YOST
5. Don Prueh
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