

**MINUTES OF THE
REGULAR MEETING OF THE BOARD OF
COMMISSIONERS OF COAL CREEK UTILITY DISTRICT
OF KING COUNTY, WASHINGTON**

Held on August 13, 2025

A regular meeting of the Board of Commissioners of Coal Creek Utility District was held in-person and by remote means at the District Office, 6801 132nd Place SE, Newcastle, Washington, on August 13, 2025. Commissioner Peter Zevenbergen, Board President, attended in person and called the meeting to order at 2:03 p.m. Commissioner Suzi O'Byrne, Board Vice President, and Commissioner Kim Lane, Board Secretary, attended in person. Patrick Martin, Operations Manager, Jamie Crookston, Finance Manager, and Rosemary Larson, legal counsel, attended in person. Bill Reynolds, District Engineer, attended by Zoom.

The District provided the public with ability to attend the meeting by Zoom or conference call, and provided notice of the call-in and remote access information to the public and a speaker in the meeting room which allowed all persons attending to hear each other at the same time.

APPROVAL OF AGENDA – ADDITIONS OR DELETIONS

Commissioner Lane made a motion to approve the agenda. Commissioner O'Byrne seconded the motion, which passed unanimously.

CONSENT AGENDA

Approval of Minutes -- Regular Meeting of July 23, 2025

Commissioner Lane made a motion to approve the consent agenda. Commissioner O'Byrne seconded the motion, which passed unanimously.

APPROVAL OF VOUCHERS

Commissioner Lane made a motion to approve the following Vouchers. Commissioner O'Byrne seconded the motion, which passed unanimously:

Maintenance Fund 0010 – AP - Voucher Nos. 6813 to 6820 in the amount of \$9,268.66.

Maintenance Fund 0010 – AP - Voucher Nos. 6821 to 6847 in the amount of \$460,420.29.
Maintenance Fund 0010 – AP - Voucher Nos. 6849 to 6865 in the amount of \$33,459.75.
CIP Reserve Fund 3030 – AP – Voucher No. 6848 in the amount of \$36,956.13.
Maintenance Fund 0010 – Payroll in the amount of \$105,373.84.
Maintenance Fund 0010 – EFT in the amount of \$12,300.70.
Maintenance Fund 0010 – EFT in the amount of \$12,527.40.
Maintenance Fund 0010 – EFT in the amount of \$34,028.89.

PUBLIC COMMENTS AND CONCERNS

There were no public comments.

ATTORNEY'S COMMENTS

Ms. Larson had no additional comments.

ENGINEER'S COMMENTS

Mr. Reynolds informed the Commissioners that the Engineer's Project Status Report was in the agenda packet and asked if the Commissioners had questions. Commissioner Zevenbergen inquired as to the status of the 700 Zone Project. Mr. Reynolds stated that Shannon and Wilson are updating their report for that Project, and PACE is working on a proposal for the wall design for the Project.

MANAGERS' COMMENTS

Mr. Martin informed the Commissioners that the tree damage information is in the agenda materials. The District obtained two arborist reports, and staff would like to share those reports with the property owners. Commissioner O'Byrne commented that Asia Pacific is well-regarded in the Master Gardeners community. The Commissioners' consensus was to share the reports with the owners. Mr. Martin will bring this matter back to the Commissioners after speaking with the owners.

Mr. Martin reported that the pre-construction meeting for the May Creek Sidewalk Project will be next week, with construction starting in September. He also reported that PACE will be applying for permits for the Generator Project soon.

Mr. Martin reported that the National Fire Protection Association (NFPA) has new requirements for certain electrical facilities, and compliance requires analysis. Staff will obtain bids for work to review all District facilities for compliance with pricing.

Mr. Martin informed the Commissioners that the WSDOT I-405 Project is nearing completion. The District has asked WSDOT for an access easement along I-405, and WSDOT is working on this request.

Mr. Martin reported that the pressure washing of the District's building and reservoirs was completed recently. He also reported that the new landscape maintenance company started work today.

Ms. Crookston reported that the District will be distributing water bottles with the District's logo at Newcastle Days, which will be on September 6, 2025.

COMMISSIONERS' COMMENTS

Commissioner O'Byrne reported that she attended a function at King County Emergency Management's offices, called "The Pipes Beneath Us." The event was very informative. Among other agencies, a SPU representative spoke on the history of dams and piping, and King County Wastewater spoke on waste processing methodologies and related topics.

Commissioner Lane had no additional comments.

Commissioner Zevenbergen reported that he received an email from an Oki representative, who is requesting to meet with the Commissioners to discuss the golf course property leachate issue. Ms. Crookston commented that staff received a similar email, and staff suggested that the Oki representative attend the next Board of Commissioners' meeting. The Commissioners and staff discussed that if a majority of the Board attends a meeting with the Oki representative, it would have to be at an open public meeting. Commissioner Zevenbergen indicated that he would respond to the Oki representative accordingly.

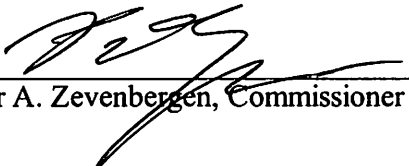
OTHER DISTRICT BUSINESS

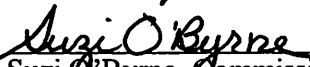
None.

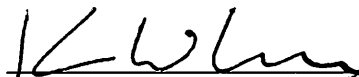
ADJOURNMENT

As there was no further business or persons to be heard, the meeting concluded at 2:32 p.m.

BOARD OF COMMISSIONERS


Peter A. Zevenbergen, Commissioner


Suzi O'Byrne, Commissioner


Kim Lane, Commissioner