

## Special Meeting

July 21, 2020

The Arizona City Sanitary District Board of Directors held a Special Meeting on Tuesday July 21, 2020 at 4:00 p.m. at the District's Office at 12922 S. Kashmir Road, Arizona City, Arizona.

Board Members Present: Kim Allen, Terry Dolven, Sherry Mitchell, Mike Rock

Board Members Attending Telephonically: David Ingraham,

Staff Present: Steve Kerr, Hector Soto

Guests: David Fitzgibbons: Fitzgibbons Law

1. **Call to Order:** Chairman called the meeting to order at 4:00 p.m.
2. **Pledge of Allegiance:** All stood and said the Pledge of Allegiance.
3. **Welcome to Guests – Chairman's comments:** No comments.
4. **The Board may call for a motion to convene into Executive Session pursuant to A.R.S. §38-431.01(A)(3), (A)(4) and (A)(7) for the purpose of discussion or consultation with its designated representatives and the Board's attorney to discuss the status of the Purchase and Sale Agreement for real property with Arizona City Golf, LLC and to discuss and consider its position and instruct its representatives regarding how to proceed with the due diligence of such property and for legal advice regarding same.**

Motion made by Member Mike Rock to convene into executive session,, seconded by Member Sherry Mitchell, vote carried unanimously.

**Into Executive Session at 4:01 PM**  
**Back into Regular Meeting at 5:05 PM**

5. **Discussion and possible action regarding the acquisition of the Arizona City Golf Course and how to proceed with the due diligence of such property.** Member Rock discussed that there is still a window of opportunity to proceed or withdraw from the purchase, Member Ingraham interrupted discussing that withdrawing from the purchase is not in question, that they want to purchase. Member Rock agreed but stated that it was worth mentioning that there is an alternative. District Manager Steve Kerr explained that this item is to authorize David Fitzgibbons to hire a surveyor, appraiser, and a phase 1 consultant. Steve Kerr went on to explain that the District does not want to proceed without building inspections that the District is taking it as is. Member Dolven asked if the District could withdraw if the appraisal is lower than the purchase/sale agreement. Fitzgibbons explained that if the appraisal is lower there is still an option to withdraw from the agreement. Member Dolven moved to authorize

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David Fitzgibbons to proceed with hiring a phase 1 constant, surveyor, and appraiser. Member Ingraham seconded, vote carried unanimously.


6. **Call to public:** No Public

7. **Adjourn**

Member Rock moved to adjourn, Member Mitchell seconded, vote carried unanimously.

Meeting adjourned at 5:11 p.m.

Date Approved: 08/12/2020

Signature:   
Clerk of the Board