

REGULAR MEETING

March 10, 2021

The Arizona City Sanitary District Board of Directors held a Regular Meeting on Wednesday March 10, 2021 at 4:00 p.m. at the Warehouse at the District's Office at 12922 S. Kashmir Road, Arizona City, Arizona.

Board Members Present: Kim Allen, Terry Dolven Mike Rock David Ingraham

Board Members Absent Sherry Mitchell

Staff Present: Steve Kerr, Hector Soto

Guests: David Fitzgibbons: Fitzgibbons Law

1. **Call to Order:** Chairman called the meeting to order at approximately 4:00 PM
2. **Pledge of Allegiance:** All stood and said the Pledge of Allegiance.
3. **Welcome to Guests – Chairman's comments:** No comment.
4. **Consent Agenda:** All items listed below are considered routine matters and will be enacted by one motion and one vote of the Board. There will be no separate discussion of these items unless a Board Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence of the agenda:
 - A. Acceptance of plant and office operations report for the month of February 2021.
 - B. Acceptance of check register and financial statements for the month of February 2021.
 - C. Approval of minutes from the Regular Meeting on February 10, 2021.
 - D. Approval of future meeting dates of April 07, 2021 and May 12, 2021.
 - E. Approval of transfer of funds from Great Western Bank to General Fund at Pinal County.

Motion moved by Member Mike Rock to approve the consent agenda, seconded by Member Terry Dolven, vote carried unanimously.

5. **Discussion and update regarding the status of the Request for Proposals for potential leases to operate the golf course, restaurant and/or bar.**

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David Fitzgibbons updated the board on the due dates and informed them that one of the interested parties was no longer interested in leasing the course. Fitzgibbons updated the board that there is still another group interested in leasing the course. District Manager Kerr gave an update on the mandatory bidders meeting saying that only one group showed up. The board had a discussion on potentially having a meeting before the regular meeting on April 07, 2021 but then was decided that would not be a good idea since they did not have an actual potential lease agreement to look at yet.

6. Discussion and update regarding the status of the Request for Proposals for the sale of surplus materials.

District Manager Kerr gave an update to the board that no one showed up to the open house and that there were no bidders. Office Manager Soto corrected him and said that there was one but was disqualified due to not meeting the deadline to submit the bid. Member Ingraham suggested to hold on to the items and see if the potential leasee would have an interested in those items.

7. Discussion and update regarding the status of the parking lot at the golf course and the Condo Association.

Fitzgibbons updated the board on the lease agreement he received and discussed the terms that were provided. Fitzgibbons discussed a general direction to the board on another way to pursue the issue with the parking lot.

8. Discussion regarding proposed roadway resulting in sewer improvements at Sunland Gin and Alsdorf Roads and the cost to complete such improvements.

District Manger gave an update to the board regarding the project on Sunland Gin Rd that Pinal County has planned, he stated that the District has a reclaimed water line in conflict with new water lines that are going in. Kerr also updated the board that 22 manholes must be raised. Kerr gave the board an estimate of the cost (\$69,000) to complete the project. Member Ingraham asked why the District has to pay if this is not the Districts project. David Fitzgibbons discussed the right of way law and informed them about a similar case from Pima County. District Manager Kerr suggested that it would be more cost effective if we let Pinal County do the project instead of having the District contracting it out.

9. Discussion and potential action regarding request from Lakicia Hancock regarding her liability concern set forth in her March 3, 2021 letter attached.

Ms. Hancock addressed her concerns about a possible elder valve issue she has at her home. District Manger Kerr informed her that the Districts Sanitary Code states that the District is responsible for the main line only. Ms. Hancock asked why the plumbing on her home was approved since it did not look like it was done properly. District Manager Kerr responded to her that the District only inspects the elder valve, and that Pinal County inspects the plumbing of the home. After several back-and-forth discussion Member Ingraham suggested to have a look at the elder valve and possibly replace it.

10. 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 a potential lease to operate the golf course, restaurant and/or bar, the potential terms thereof, and for legal advice regarding same.

Member Kim Allen motioned to exclude this from discussion.

11. Call to public:


Ms. Randolph suggested to the District to do a rough drawing of the water lines at the golf course that way to somewhat know where they are at in the future.

12. Adjourn

Member Rock motioned to adjourn Member Dolven seconded, vote carried unanimously.

Meeting adjourned at 5:06 p.m.

Date Approved: 04/07/2021

Signature: 
Clerk of the Board

SIGN-IN SHEET:

NAME

Address

1	Jessie Randolph	#2 City
2	Lakia Hancock	9812 W Century Dr
3	Sherry Mitchell	
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