Notice of Special Meeting and Agenda

Board of Directors of The American Ranch Domestic Water Improvement District

May 13, 2026 at 10:00 a.m.
The American Ranch – Billiard Room
9500 American Ranch Road, Prescott, AZ

District Board Meeting Guidelines: The meeting will be held in accordance with A.R.S. Title 38 Open Meeting Laws. Board and attendees participation shall be civil and courteous. Any disruptive behavior could result in removal from the meeting. Comments and questions from the public shall be called upon by the Board Chairman, and shall begin with stating and spelling of the speaker's name and address. All comments and questions shall be directed to the Board Chairperson. Persons with a disability may request a reasonable accommodation such as a sign language interpreter, by contacting Jennifer Bartos, Improvement District Services, Inc. at (928) 443-9484. Requests should be made as early as possible to allow time to arrange the accommodation. Requests for copies of Board Meeting minutes or other District documents, inquiries, or complaints should be submitted in writing to: Improvement District Services, Inc., 3603 Crossings Drive Prescott AZ 86305.

Call to Order

1. Discussion and possible action regarding the condition of the water and wastewater facilities and the necessary corrections and modifications to be performed;
    a) Purchase and installation of a new pump station/booster pump;
    b) Filter for wastewater system;
    c) Water meter reading at production meter compared to total readings of all service meters;
    d) Report on depth to groundwater levels;
    e) Report on leak notification and what are the parameters;
    f) Obtain services from a new engineer;
    g) Water system loop, requested fiscal year budget from Tri City Backflow;
    h) Adding an additional well;
    i) Tour of the water and wastewater utilities with the Board Members.

2. Discussion and possible action regarding follow-up on unfinished business:
    a) Valve exercising and repairs;
    b) Safety items at wastewater treatment plant;
    c) Fire hydrant leaks and maintenance;
    d) 4 meters continue to be reported as "stale";
    e) Repair at 9710 N. American Ranch Road (Chen);
    f) Repair to hydrant at lot 193, previously discussed;
    g) Insurance values.

3. Discussion and possible action to approve the Tentative Fiscal Year 2026/2027 Budget, Rates and Fees.

4. Discussion and possible action to approve meeting minutes of April 20, 2026.

5. Discussion and possible action to approve the checks written in February, March and April 2026.

6. Discussion and possible action regarding administrative issue and future agenda items:
    a) Notice to customers regarding EPA violation
    b) Notice to customers regarding:
        Care of the wastewater system
        Grinder pump maintenance
        Customer responsibility for property water and sewer lines

Public Comment Period: The public will be given the opportunity to comment to the Board of Directors on non-agenda item issues pertaining to the District. This is the time for the public to comment. Members of the Board may not discuss items that are not specifically identified on the agenda. Therefore, pursuant to A.R.S. § 38-431.01(G), action taken as a result of public comment will be limited to directing staff to study the matter, responding to any criticism or scheduling the matter for further consideration and decision at a later date. Two minutes will be allowed for each speaker.