

Meeting Minutes

Board of Directors of The American Ranch Domestic Water Improvement District
June 28, 2023 - 10:00 a.m. at
The American Ranch – Ranch House
9500 American Ranch Road, Prescott, Arizona

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 – Mark Kaplan, Gerry Breuer, Liz Mahon, David Puglia present. Cynthia Baker absent.

Also present and participating in the meeting: Diana King, District Administrator, Improvement District Services, Inc.

1. Discussion and possible action to approve a change to the Fiscal Year 2023/2024 proposed Rates and Fees, and if appropriate set the hearing date and time.
Motion: made by Director Mahon to approve the increase of the hookup fee to \$8000 and the water meter only for vacant lot to \$2000, to be effective 08/02/2023 and set the hearing date as August 1st at 10:00 am, second by Chairman Kaplan.
Unanimous Approval
The Board requested an email of talking points to explain the \$8,000 hookup fee.
2. Discussion and possible action regarding the asphalt paving repair on Murphy's Station Road.
Bob Hanus advised Diana before the meeting that the asphalt company, SealWest, would have the repair completed by July 9, 2023. This work was started because "there was no connection for this lot", Direct Breuer stated that the homeowners found the original connection and used that connection. He now wants the new connection capped off so that no one can utilize it.
3. Discussion and possible action to open a OneAZ Capital Checking Account for Capital expenditures, with Jennifer Bartos as the control person, Mark Kaplan, Jennifer Bartos and Diana King as signers. Money to fund this account will be transferred from American Ranch DWID's OneAZ savings account.
Motion: made by Chairman Kaplan to open a OneAZ Capital Checking OneAZ Capital Checking Account for Capital expenditures, with Jennifer Bartos as the control person, Mark Kaplan, Jennifer Bartos and Diana King as signers. Money to fund this account will be transferred from American Ranch DWID's OneAZ savings account, second by Director Breuer.
Unanimous Approval
4. Discussion and possible action to approve meeting minutes of May 10 and June 1, 2023.
Motion: made by Director Mahon approve minutes for May 10, 2023 and June 1, 2023 minutes, with the following change. May 10, 2023, Line 5 should state "A new commercial rate of \$1,500 flat rate per month for water and sewer services, plus water usage, was added to the rates, second by Chairman Kaplan.
Unanimous Approval

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.