

**Board of Directors of the Trujillo Trail DWID, SCC Arizona
Meeting Minutes January 29, 2022, Tubac Community Center**

1. **Call to Order and Roll Call:** The meeting was called to order at 10:00 a.m. by Chairman Combo. The Clerk, Flanders called the roll. In attendance were J. Combo, D. Luckadoo, J. Jenkins, E. Stubbs, Atty F. Cassidy and M. Flanders, Patricia Owens, Paul Fitzsimmons.
2. **Approval of Minutes of January 9, 2022, Board Meeting:** J. Combo moved to approve, J. Jenkins seconded by, passed unanimously.
3. **Discussion Regarding Owens Passed Due Account:** Frank Cassidy gave an overview of the situation. He sent a letter to the Owens regarding unpaid assessments as a 30-day Notice and explained that the only manner of appeal was directly to the Board. In the discussion they spoke of the possibility that we would support the fees for one parcel if she is able to combine the parcels and a waiver of the late fees. Under her proposal, she would owe \$950. She had five parcels at \$38 per month. She has been able to combination of the lots into one. As of the February 1st bill the fees will be \$38 per month for the one parcel. With the five parcels it was \$190 per month, so \$950 was past due, plus late fees. We are here to give Patricia Owens the opportunity to speak to us about this situation. She complimented Frank on his work with her. She brought the documents with her, and they will be added to these minutes. We pointed out to her that we only have jurisdiction over the water system. The TTDWID was formed so that we could receive funds from WIFA to improve our water system. ASPOA did not meet the qualifications necessary. ASPOA is responsible for the roads and their maintenance. TTDWID has easement rights, but maintenance is ASPOA's. The Rock Canyon yard has not been producing water for many months. It is checked often. Water may come back, but we don't know. She heard a rumor that there is a well further up the canyon that could be getting the water before it gets to the Rock Canyon well. It was explained that it is all part of the system that the DWID owns. The DWID is responsible for the equipment on the property and whatever well or combination that is producing is used by the system. As a public body we are required to only deal with issues that involve the DWID. Patricia asked if we are going to waive the late fees. It was explained we are here to discuss what Owens wants and then go to Executive Session to discuss her proposal and then come back with an answer. She said that she felt if she didn't pay, she would get a response and she did. She would like late fees waived. Now that she is one parcel, she asks how much she will pay per month. At this time, it is \$38 per month. It will change over time. All parcels are charged the same fee. The boxes for the water system on Owens's land have ball valves but no meters. The effective date of consolidation is January, so February bill will be \$38. How to pay was discussed. The bank can send out a check which will come via snail mail.
4. **Motion to Adjourn to Executive Session:** J. Jackson moved, D. Luckadoo seconded and approved unanimously.
5. **Meeting Re-called to Order:** Meeting was re-called to order at 10:50
6. **Motion Regarding Owens Fees:** J. Jenkins moved to waive the late fees of \$60 and to accept \$960 to bring the account current. Effective with the February billing and reflective of the documentation that she has provided of the combining of the 5 parcels into 1 parcel, this parcel will be billed at the single parcel rate, whatever that may be at any given time. J. Combo seconded. 2 ayes, 1 nay. Motion carried.
7. **Discussion and possible Action regarding the TTDWID's funding application to the Water Infrastructure Finance Authority of Arizona (WIFA).** Ed had nothing to report. They have not been able to get the Dun & Bradstreet number. The Application has been submitted; however now they want more information about the project, the D&B number and the minutia of financing. We are probably 60% to 65% of the way through. Ed and Karol were told on the 10th of January that we would not be heard at WIFA's February meeting, so there was some breathing room. **Question:** Do we know if we are able to get any technical consulting before we are approved or only after. **Answers:** Only after we are approved. There is no evidence that there will be any involvement other than helping us with the application and

they have been very helpful in getting all the forms filed. April would be the next WIFA meeting. We should have our completed application to them 6 weeks prior to their next meeting. Therefore, we need to have our completed application in prior to the end of February. Our next meeting could be a working meeting. Anything that there are questions on could be flagged and dealt with in the meeting. Prior to the meeting the Directors cannot speak among themselves, however they can let Ed know what their thoughts are, and he can then craft any documents based on his knowledge of the directors' comments. John may be able to get a projector for the big room if needed. He will check to see if that room is available.

8. Call to Public: No comments

9. Announcements:

Next Meeting: Saturday, February 5 at 10 a.m., 2022, Tubac Community Center.

Future Agenda Items: Chair, Board Members, and/or Treasurer and Clerk Reports; System Operator & Treasurer Reports; WIFA Update and working session on WIFA application; Discussion and possible action regarding easements and other property rights already held and/or needed by the TTDWID, and strategies for obtaining additional needed easements and other property rights.

J. Combo moved to adjourn, seconded and unanimously approved. Meeting Adjourned at 11:02