

Board of Directors Meeting of the
SUN VALLEY FARMS UNIT 5 PROPERTY OWNERS' ASSOCIATION
held at 5:30 PM on **Monday, November 17th, 2025**
at 27127 N Homestead Ct., Florence, Arizona

Meeting Minutes

1. CALL TO ORDER: 5:30pm Jody T
Roll Call: Beckman Cooper Denning Heiney Pietrazak
 Rucker Saylor Tapia Vlcek Wolfrey

2. MINUTES: Approval of October 13th, 2025 minutes
 - a. Motion Galen D- Seconded Paul P

3. TREASURER'S REPORT: Galen D.
 - a. General Account: \$44,475.26
 - b. Irrigation Account: \$2,722.34

4. IRRIGATION REPORT: April V.
 - a. Winter irrigation for Jan and Feb are not available due to New Magma needs to replace a portion of the ditch so it must be dried up during that time

5. OLD BUSINESS:
 - a. Discuss relocation of mulch pile and removal of concrete piles
 - i. Waiting to hear back from attorney. Tabled until response is received from attorney
 - b. Status of community communication regarding people living in travel trailers
 - i. Send out to entire community via email this week
 - c. Review engineering estimate for DP4 side
 - i. Two quotes requested, waiting to hear back. Tabled until quotes are received
 - d. Review estimates for two stop signs to be placed along Magma at Desert Sky and Aladdin
 - i. Stop signs are \$65 each 24x24 reflective, will need to purchase posts and install
 - ii. Motion to approve purchase and installation of two stop signs located along Magma at Desert Sky and Aladdin by Jason H. Seconded; Andrew W.

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- e. Status of communication to property owners with oleanders within 30 feet of irrigation ditches
 - i. Send out to the entire community – combine emails into one
 - ii. Certified letters to property owners in direct violation
- f. New Magma wellsite is nearly complete- no date as of now
- g. Discussion of concerns about ditch issues along Magma
 - i. Board members to complete repairs in January after irrigation season

- 6. NEW BUSINESS:

- 7. CALL TO THE PUBLIC:
 - a. Community member stated areas of the community are very dark making it hard to see at night. They stated they were surprised we do not have street lights especially along road intersections.

- 8. CALL TO THE BOARD:

- 9. EXECUTIVE SESSION: Executive session will follow the open Board Meeting to discuss matters protected pursuant to A.R.S. 33-1804(A)(1), (3) and (4)

- 10. ADJOURNMENT: 6:18pm Jody T