

SUN VALLEY FARMS UNIT 5 PROPERTY OWNERS' ASSOCIATION  
Board Meeting held at 7:00 PM on Tuesday, June 13th, 2023  
at 27784 N Cooper Rd., Florence, Arizona

**Meeting Minutes**

1. CALL TO ORDER:

Roll Call:  Hyer    Peterson    Saylor    Wolfrey    Akin    Tapia  
 Pietrazak    Rucker    Denning    Cooper

2. MINUTES:

Approval of minutes for the March 21st, 2023 meeting

Motion to approve minutes Paul P, Seconded Reece R- Minutes approved

3. TREASURER'S REPORT:

a. Main account: \$39,218.09 as of 06/13/2023

b. Outstanding \$6,256 for 2022 and 2023 unpaid association fees

4. OLD BUSINESS:

a. Open Discussion regarding irrigation and water issues

i. Currently in need of valve replacement- DP4 side currently not receiving water, should be resolved before month end

ii. Potential opportunity with grant research for ditch repairs and wells- start with hard costs to rehab a well (~\$150,000) \$300-400 for new dig

b. Discuss May 23<sup>rd</sup> Community Meeting regarding proposed zone change of property bordering SVF5 along Felix Rd

i. Follow up with county re: easements to ensure mapped appropriately in line with 1979 documents (county supervisor)

c. Discussion regarding community member lighting concerns

5. NEW BUSINESS:

a. Review and approve letter to be sent to Property Owners with fences backing ditches

i. Motion to approve sending letter to Property Owners by Paul S,  
Seconded: Reece R., Motion Carried

b. Election results for the Board of Directors 2023-2024 term

- i. Andrew Beckman and Jason Heiney to replace Justin Akin and Jeromy Peterson
  - c. Election of Officers for the Board of Directors 2023-2024 term
    - i. President: Tyler
      - 1. Motion: Shasti C., Seconded: Jody T
    - ii. Vice President: Jody
      - 1. Motion: Tyler H., Seconded: Reese R
    - iii. Treasurer: Galen
      - 1. Motion: Jody T., Seconded: Tyler H
    - iv. Secretary: Shasti
      - 1. Motion: Tyler H., Seconded: Jody T
- 6. CALL TO THE PUBLIC:
  - a. Concerns regarding washboards in road- Goal is to blade the road when it rains for best results. Exploring option of water truck to grade more often. Plans to add rock before year end, funding approved March 2023.
  - b. Email to be sent to property owners re: how to pay second half of irrigation invoice.
- 7. CALL TO THE BOARD:
  - a. Irrigation: Limited to 800 acre feet of water as assn., 2 acre feet per acre to current recipients.
- 8. 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)
- 9. ADJOURNMENT: 8:41 Motion: Tyler H., Seconded: Galen D