

SUN VALLEY FARMS UNIT 5 PROPERTY OWNERS' ASSOCIATION

Meeting held at 5:30 PM on **Monday, April 15th, 2024**

at 27127 N Homestead Ct., Florence, Arizona

**Minutes**

1. CALL TO ORDER: 5:37pm

Roll Call: ☒ Tapia   ☒ Denning   ☐ Wolfrey   ☒ Heiney   ☒ Beckman  
☐ Pietrazak   ☒ Rucker   ☒ Saylor   ☒ Cooper

2. MINUTES:

Approval of March 11<sup>th</sup>, 2024 minutes

Motion to approve: Jason H.

Seconded: Austin B.

3. TREASURER'S REPORT: As of Irrigation Acct: \$9500.51, General Acct: \$62116.78

4. OLD BUSINESS:

- a. Irrigation Report: April V.- tabled
- b. Discuss operating and maintenance budget proposals- tabled
- c. Review completed projects from 03/2024 meeting
  - i. Pipe extension at Magma and Aladdin- complete, positive feedback from impacted property owners via email
  - ii. Gate lock at North end of Felix Rd. -Knox Lock ordered and will be installed upon arrival
  - iii. Removal of overhanging trees on DP4 side easement- complete
- d. Review open project list
  - i. Discuss easement concerns-
    - 1. Pending introduction to homeowners to reopen conversations
    - 2. Pending correction of legal description of property line
  - ii. Discuss homeowners proposed road maintenance on Felix Rd
    - 1. Association will not take on legal liability to have homeowners complete work
    - 2. Discussion of option for homeowners to donate rock with letter releasing association of liability for lost materials during work or with use of road
      - a. Shasti C. to research donation benefits and requirements of letter to proceed
  - iii. Need for concrete removal at end of Magma

5. NEW BUSINESS:

- a. Upcoming elections for 2024/2025
  - i. Postcards and website to serve as notice to community

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ii. Dates for submissions and ballots

1. Postcards to be mailed week of 04/15/2024
2. Ballots to be mailed week of 05/13/2024

6. CALL TO THE PUBLIC:

- a. Ditch concerns on main ditch along Felix going North down Canal Rd
  - i. Board to identify ownership for resolution

7. CALL TO THE BOARD:

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:** 6:19pm Jody Tapia

Next meeting: May 13<sup>th</sup> 5:30pm