

## INSCRIPTION CANYON RANCH SANITARY DISTRICT

P.O. Box 215 Chino Valley, AZ 86323

~PUBLIC SESSION MINUTES~

December 7, 2017

**Date:** Thursday December 7, 2017

**Time:** 8:00 a.m.

**Place:** The meeting was held in the Conference Room at 5360 W. Inscription Canyon Drive  
Prescott AZ

### 1. CALL TO ORDER.

The Governing Board for the Inscription Canyon Ranch Sanitary District convened into public session at 8:00 a.m.

### 2. ROLL CALL.

Present were Al Poskanzer, Interim Chairman/Board Member; Bill Dickrell, Board Member; Bill Whittington, Legal Counsel; Bob Busch, District Manager, and Isabel Yribe, Clerk. The following people were in the audience:

- Tyson Glock
- Jim Binick
- Derek Scott
- Eileen McGowan

### 3. CALL TO THE PUBLIC

Eileen McGowan asked when the terms for the three board members were up and when, exactly, the nominations were sent out to the public. Ms. McGowan also stated that before these board members were elected, there was talk of having five board members instead of having three. She asked if that was ever going to happen. *Mr. Whittington stated that these items could be posted on a future agenda, at which time Mr. Poskanzer asked Mr. Busch to do so.*

4. ***Mr. Dickrell made a motion to go into Executive Session for discussion and consideration of the employment agreement and status of the District Manager, including term of employment and salary pursuant to ARS Section 38-431.03(A)(1) and possible legal advice on the same, pursuant to A.R.S. Section 38-431.03. (A)(3) and; discussion or consultation for legal advice with the attorneys of the Inscription Canyon Ranch Sanitary District pursuant to A.R.S. Section 38-431.03. (A)(3) re:***
- A. Possible financing and repayment options for WWTP replacement and expansion.**
  - B. The Amended and Restated Development Agreement.**

**C. Approval to submit plans for the construction of a storage building at the WWTP to the Inscription Canyon Ranch Architectural Committee.**

*Mr. Poskanzer seconded the motion. The motion passed unanimously without discussion.*

**CONVENE into Executive Session at 8:10 a.m.**

**RECONVENE from Executive Session at approximately 9:12 a.m.**

**5. REPORTS**

**Report from District Manager**

- Mr. Busch stated that there was a repair in the amount of \$594 work in connection with a sewer problem on a lot on War Bonnet.
- Mr. Busch stated that the road repairs were completed on Secret Springs in the amount of \$2361, which was half the cost of the repairs. Talking Rock paid the other half.
- The daily average flow for the month of November was 49,510 gallons per day.

**6. CONSENT AGENDA (Routine items that may be approved by one motion)**

- **Minutes of Hearings & Public Meeting of November 17, 2017 as modified to include the top paragraph of the second page.**
  - **Executive Session Minutes of November 17, 2017**
  - **Reimbursement to District Manager for \$21.67.**
  - **A&E Reprographics – copies of construction plans (\$21.67)**

*Mr. Dickrell made a motion to approve the consent agenda. Mr. Poskanzer seconded the motion. The motion passed unanimously.*

**7. OLD BUSINESS - DISCUSSION & POSSIBLE ACTION RE:**

**A. Possible financing and repayment options for WWTP replacement and expansion.** *Al Poskanzer made a motion to authorize legal counsel Whittington to proceed as instructed in Executive Session. Mr. Dickrell seconded the motion. The motion passed unanimously without further discussion.*

**B. Setting a time and place for future meetings of the District Board.** *Board members discussed the need for a meeting in January, 2018. Mr. Busch will schedule a meeting once the board members and legal counsel report back with the dates they are available.*

**C. Approval to submit plans for the construction of a storage building at the WWTP to the Inscription Canyon Ranch Architectural Committee.** *Mr. Poskanzer made a motion to approve the submission of plans for the construction of a storage building at the WWTP to the Inscription Canyon Ranch Architectural Committee, but not until after the next Board Meeting in January. Mr. Dickrell seconded the motion. The motion passed unanimously without discussion.*

**8. NEW BUSINESS - DISCUSSION & POSSIBLE ACTION RE:A. Approval of Financial Reports for October 2017.** *Mr. Dickrell made a motion to approve the financial reports for*

October 2017. Mr. Poskanzer seconded the motion. The motion passed unanimously without discussion.

**B. Approval of revised Workers Compensation Insurance Proposal from NCCI for \$548.**

**(Previously approved proposal was canceled by insurer.)** Mr. Dickrell made a motion to approve the revised Workers Compensation Insurance Proposal from NCCI for \$548. Mr. Poskanzer seconded the motion. The motion passed unanimously after a brief discussion regarding the rescinded offer from the previous insurance company.

**C. Consideration to award a contract for construction of Phase I Improvements to the**

**WWTP.** Mr. Busch stated that he had not received any bids for the Phase I improvements. Mr. Derek Scott stated that the only person who did was considering bidding was confused about the plans he was shown. Mr. Scott stated that the improvements in Phase I could be managed by the District itself. He stated that Mr. Clint Poteet could possibly manage the project. By way of consensus, Mr. Busch was directed Mr. Busch initiate communication with Mr. Poteet regarding this matter.

**D. Review and approval of the 30% design of Phase 2 Improvements to the WWTP prepared by Sunrise Engineering.**

Mr. Tyson Glock discussed each page of the Phase 2 Improvements to the WWTP with the board, its counsel and the audience. Mr. Glock clarified any questions the board or its counsel had. Mr. Jim Binick stated that the cost estimate for Phase II was unbelievable even with the price of materials having gone up since the inception of the plans to expand the plant. There was a brief discussion regarding which items of the plans could be changed or left out altogether. Mr. Glock stated that Sunrise Engineering needed to know where on the property utility lines were located. Mr. Scott stated that he would gather information on where the existing pipes were located. Mr. Binick and Mr. Scott opined on which plan items could be left out to save money on the project. Also, during the discussion, Mr. Binick stated that it was his opinion that these proposed plans for expansion were “a disaster”. Mr. Glock stated that these were not “his” costs but were the current industry standards. He also stated that he was trying his best to save the District as much money as possible. Mr. Glock stated that after the meeting today he was going to meet with Derek Scott and discuss what plan items could be cut. Mr. Glock discussed the “Value Engineering” ideas with those present. Mr. Binnick stated that Mr. Glock and Mr. Scott come up with a general layout and new numbers. Mr. Busch stated that the District should postpone the 60% review meeting until after mid-January’s meeting. By way of consensus, Mr. Scott was asked to meet with Mr. Glock to further discuss the District’s options and changes to the current plans for the expansion of the waste water treatment plant.

**9. ADJOURNMENT**

Mr. Dickrell made a motion to adjourn the meeting at Therefore, the meeting was adjourned at 10:50 a.m. Mr. Poskanzer seconded the motion. The motion passed without any discussion.

Therefore, the meeting was adjourned at 10:50 a.m.

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Board Clerk

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Date