

*Peeples Valley Fire District  
PO Box 936, Yarnell, AZ 85362  
17475 W. Burning Bush Drive, Peeples Valley, AZ 86332*

**PEEPLS VALLEY FIRE DISTRICT  
BOARD OF DIRECTORS' MEETING MINUTES  
Special Meeting Minutes  
Saturday, Apr. 20, 2019 9:00 am**

**1. CALL TO ORDER:**

Called to order by Chairman Judy Garner at 9:02 am

**2. PLEDGE OF ALLEGIANCE**

Led by Craig Davis

**3. ROLL CALL OF BOARD**

Present: Craig Davis, Judy Garner, Dave Schroedl

Absent: Nancy Tschikof

Personnel: Shawn Bomar, Jane Meyers

Others Present: Marcie Theokas, Linden Gareis

**4. CALL TO THE PUBLIC**

Marcie Theokas brought in additional information for the board on the properties under discussion in 5. C.

Linden Gareis asked how the foreclosure under 5. A. would affect the District.

**5. BUSINESS**

A. Discussion/possible action re: possible response to the Title Action Case No. P1300CV201900326

Shawn responded to Linden Gareis that the foreclosure would show on our Dunn and Bradstreet rating but would affect grants only minimally. Much less than having the lien outstanding would affect them.

Craig Davis made a motion that whereas the developer who previously owned the parcel number 202-21-045 did not intend to donate the parcel to Peeples Valley Fire District, whereas the Fire District Board did not vote to accept the donation of the parcel, whereas a market analysis by Lindon & Sherry Gareis of Decker & Associates Realty, LLC shows the parcel to be in the floodplain and have no value, and whereas the parcel has a tax lien of approximately \$9,500 that the Fire District Board not respond to the Title Action Case No. P1300CV201900326, thereby allowing the plaintiff INA, LLC to foreclose and redeem the property resulting in Peeples Valley Fire District relinquishing all rights and title to the property. Dave Schroedl seconded the motion. The motion passed unanimous.

B. Discussion/possible action re: rescinding of the motion to set price on the 17 parcels and 1 tract held as assets for sale during the February 20, 2019 board meeting.

David Schroedl made a motion that whereas the motion enacted by the Peeples Valley Fire District Board during the February 20, 2019 board meeting to set a price for the sale of the 17 parcels and tract held as assets for sale set a price for the parcels not commensurate with the appraisal done by Montandon Farley Valuation Services in June of 2016 nor the Market Analysis presented to the board during the April 18, 2019 meeting that said motion be rescinded. Craig Davis seconded the motion. The motion passed unanimous.

C. Discussion/possible action re: appropriate method for disposition of the real properties as described on the speck sheet received from the realtor during the April 18, 2019 board meeting.

Judy Garner made a motion that whereas Lindon & Sherry Gareis of Decker and Associates Realty have done a market analysis on the parcels held by Peoples Valley Fire District and whereas they have shown an interest in marketing those lots for the district that the board negotiates a contract with Lindon & Sherry Gareis to market those lots as listed on their opinion of value less parcel number 202-21-245. Dave Schroedl seconded the motion. The motion passed unanimous.

## **6. FUTURE AGENDA ITEMS; UP COMING MEETING DATE**

A. New Business Agenda Item Requests for next Regular, Workshop and Other Meeting  
Shawn Bomar will work with Lindon & Sherry for a presentation at the May 15 Board Meeting  
Shawn asked for the Fuel Mitigation Grant/Cost be put on the agenda.  
Selection of a new board member to be put on the agenda for that meeting also.

## **11. ADJOURNMENT**

Meeting adjourned by Chairman Judy Garner at 9:25 am

Prepared and Submitted by Judy Garner