

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

**BOARD OF DIRECTORS' MEETING MINUTES  
Special Session Minutes from Thursday, September 03, 2020**

1. **CALL TO ORDER:** by Judy Garner at 4:00 PM.
2. **PLEDGE OF ALLEGIANCE:** led by Wayne Keller
3. **ROLL CALL OF BOARD**  
Present: Judy Garner, Wayne Keller, Phil Lobeck, David Schroedl, Nancy Tschikof  
Absent:  
Personnel: Shawn Bomar  
Other: Lindon Gareis
4. **CALL TO PUBLIC:** none
5. **BUSINESS**
  - A. Discussion/possible action re: Offer on Land – 19 parcels  
Lindon Gareis presented a purchase contract from John and Shawna Shelley in the amount of \$60,000 with a seller carry back of \$30,000 for 19 of the 21 parcels which were donated to Peeples Valley. Board members and the chief discussed with him the merits of the purchase. The two parcels which are unbuildable due to being in the flood plain were not included in the offer. The offer stated that the closing fees and the real estate commission were to be paid by the seller. No other offers are pending on the parcels.  
Phil Lobeck proposed the following resolution: Whereas Peeples Valley Fire District has been donated 21 parcels and wishes to sell them, Peeples Valley Fire District Board has acted with due diligence in obtaining a realtor to obtain the best market price for the lots, the offer of \$60,000 from John and Shawna Shelley has been received, and two modifications to the contract are in the best interest of the Peeples Valley Fire District; be it resolved that a counter offer be made to the contract presented by Lindon Gareis that it include all 21 of the parcels and that all title and closing costs and the broker commission be split equally between buyer and seller. The Resolution was seconded by Wayne Keller. The resolution passed with 5 voting for the resolution, no votes against. (Reference 20200903 5. A. (1))  
A motion was made by Phil Lobeck that the signatory for this sale shall be the Peeples Valley Fire District Board chairman, Judy Garner. The motion was seconded by Nancy Tschikof. The motion passed with 5 voting for the motion, no votes against. (Reference 20200903 5. A. (2))
6. **FUTURE AGENDA ITEMS; UPCOMING MEETING DATE**
  - A. New Business Agenda Item Requests for next Regular, Workshop and Other Meeting  
Shawn Bomar requested a special meeting on September 10 at 4:00 pm to review the Safer Grant and new equipment acquisition.  
The next regular meeting is Wednesday, September 16, 2020 at 4:00 pm. The purchase offer will be put on the agenda to confirm that the purchase is continuing on track.
7. **ADJOURNMENT at 4:50 PM**