



City of Avondale

City Council Meeting

 [**Link to Summary of Council Actions**](#)

 [**Link to Meeting Minutes**](#)



City of Avondale

Communities Facilities District Board Meeting

Monday, June 3, 2019

Summary of Board Actions

District Board Members

Kenn Weise, Chairperson

Pat Dennis, Vice Chairperson

Robert Antoniak, Board Member | Tina Conde, Board Member

Bryan Kilgore, Board Member | Kevin Kugler, Board Member

Veronica Malone, Board Member | Curtis Nielson, Board Member

Mike Pineda, Board Member

District Administration

Charles A. Montoya, District Manager

Gina Montes, Assistant District Manager

Michael Wawro, District Attorney

Marcella Carrillo, District Clerk

City Council Chambers

11465 West Civic Center Drive

Avondale, AZ 85323



Summary of Board Actions

Communities Facilities District Board Meeting Agenda Monday, June 3, 2019

CITY COUNCIL CHAMBERS | 11465 WEST CIVIC CENTER DRIVE | AVONDALE, AZ 85323

REGULAR MEETING

5:45 PM

CALL TO ORDER BY DISTRICT CHAIR

1. **ROLL CALL BY THE DISTRICT CLERK**

2. **APPROVAL OF MINUTES**

The District Board **approved** the May 6, 2019 meeting minutes. The District Board will take appropriate action.

3. **PUBLIC HEARING - PROPOSED LAKIN COMMUNITY FACILITIES DISTRICT FISCAL YEAR 2019-2020 BUDGET AND TAX LEVY**

The District Board **held** a public hearing to receive comment on the property tax levy and final budget for fiscal year 2019-2020 (FY2020).

4. **INSURANCE UPDATE**

Staff **provided** an update on the status of the insurance acquisition for the community facilities district.

5. **ADJOURNMENT**

SPECIAL MEETING

Convene immediately following the Regular Board Meeting

CALL TO ORDER BY DISTRICT CHAIR

1. **ROLL CALL NOTED BY THE DISTRICT CLERK**

2. **RESOLUTION 2-2019 - SETTING FORTH THE FINAL BUDGET FOR FISCAL YEAR 2019-2020**

The District Board **adopted** Resolution 2-2019 approving the final budget for fiscal year 2019-2020. The District Board will take appropriate action.

3. **ADJOURNMENT**

Members will attend either in person or by telephone conference call.

Los miembros participaran ya sea en persona o por medio de llamada telefonica.

Individuals with special accessibility needs, including sight or hearing impaired, large print, or interpreter, should contact the City Clerk at 623-333-1200 or TDD 623-333-0010 at least two business days prior to the Council Meeting.

Personas con necesidades especiales de accesibilidad, incluyendo personas con impedimentos de vista u oido, o con necesidad de impresion grande o interprete, deben comunicarse con la Secretaria de la Ciudad at 623-333-1200 o TDD 623-333-0010 cuando menos dos dias habiles antes de la junta del Concejo.

MINUTES OF THE AVONDALE LAKIN COMMUNITIES FACILITIES DISTRICT BOARD
CITY OF AVONDALE, ARIZONA
CITY COUNCIL CHAMBER
June 3, 2019

A **Regular Meeting** of the CFD Board of the City of Avondale, Arizona was convened at 11465 Civic Center Drive in open and public session at 5:48 p.m.

Members Present: Vice Chairperson Pat Dennis and Board Members Tina Conde, Bryan Kilgore, Veronica Malone, and Mike Pineda.

Members Absent: Board Chairperson Kenn Weise and Board Members Robert Antoniak, Kevin Kugler and Curtis Nielson.

Other Municipal Officials Present: Charles Montoya, District Manager; Michael Wawro, District Attorney; Marcella Carrillo, District Clerk; Cindy Blackmore, Public Works Director; Jessica Blazina, Intergovernmental Affairs Administrator; Dan Davis, Economic Development Services Director; Lindsey Duncan, Finance and Budget Director; Kirk Haines, Parks and Recreation Director; Chris Lopez, Neighborhood and Family Services Director; Dale Nannenga, Police Chief ; Cherlene Penilla, Human Resources Director; Tracy Stevens, Development & Engineering Services Director; and Jeffrey Scheetz, Chief Information Officer.

Audience: Approximately five members of the public were present.

1. ROLL CALL BY THE DISTRICT CLERK

2. APPROVAL OF MINUTES

Board Member Pineda moved to approve the May 6, 2019 meeting minutes; seconded by Board Member Conde.

Upon roll call vote, the motion was carried unanimously 5 to 0.

Board Member Conde	Aye
Board Member Kilgore	Aye
Board Member Malone	Aye
Board Member Pineda	Aye
Vice Chairperson Dennis	Aye

3. PUBLIC HEARING - PROPOSED LAKIN COMMUNITY FACILITIES DISTRICT FISCAL YEAR 2019-2020 BUDGET AND TAX LEVY

Lindsey Duncan, Finance and Budget Director, presented the Fiscal Year 2019-2020 final budget and tax levy. Ms. Duncan explained the formal name that will appear on tax documents is the Lakin District, but the development has been renamed as Alamar which staff are currently working with the County Assessor's Office to change the name. Staff requested the Board hold a public hearing to receive comment on the property tax levy and final budget for Fiscal Year 2019-2020 in the amount of \$617. After the public hearing, the Board was asked to convene a special meeting to vote on the budget for Fiscal Year 2019-2020.

Ms. Duncan presented the following information:

- Tentative budget was approved on May 6, 2019.
- Public notice for final budget adoption was published on May 17, 2019.
- Pursuant to Arizona Revised Statutes, the final budget adoption must be approved by October 1 for the district.
- Budgeted revenues for Lakin Alamar Community Facilities District are from secondary property tax.
- Property tax for operations and maintenance of district are limited by statute to thirty cents per one hundred dollars of assessed valuation.

Vice Chairperson Dennis opened the public hearing.

Vice Chairperson Dennis closed the public hearing as there were no public speakers.

4. INSURANCE UPDATE

Lindsey Duncan, Finance and Budget Director, explained when the district was formed in May of 2018, the community facilities district development agreement was established. The agreement was later updated in October of 2018 to reflect challenges that were seen within the market on obtaining insurance on the district. One of the keys for the district is that it is a separate legal entity which serves as a special taxing district under Title 48. The district requires insurance which staff are looking at general liability and public officials' insurance but are finding challenges in obtaining that due to changes in state law that require two additional board members to sit on the board. In October, changes were implemented to make it easier to obtain insurance. Staff has continued to work with various brokers to identify insurance for the district but have been unsuccessful in that endeavor. Staff are currently working with a broker out of Denver, Colorado who understands the nature of the district and has experience with the function and form within Colorado. Without the insurance, staff are unable to proceed with the sale of bonds. For this reasoning, the budget is being approved for only \$617 arising from the \$0.30 operations and maintenance levy. Staff will continue to wait for the information from the broker in Colorado and will evaluate the cost relative to the financial position of the district. If it is within a good position, staff will bring that information back to the Board for approval. If it does not suit the financial position of the Board, staff will continue to work with the developers, who are in the audience tonight, to seek potential solutions. Staff are prepared to work with individuals within the region to seek legislative changes at the state level. This is something the region is waiting on Avondale to proceed with as Avondale is one of the first districts born under the new legislation.

Board Member Pineda inquired on the timeframe on acquiring the required insurance. In response, Ms. Duncan stated staff are working with the development partners on the timeline and cannot reimburse for infrastructure that is currently being developed so the timing is dependent on the development.

Vice Chairperson Dennis asked if the two citizen Board Members caused the insurance issue. In response, Ms. Duncan stated generally yes, that is the reason for the issues and the fact that the market is not reacting favorably to the quotes that have been put out before. The quotes are coming in high which either means they do not understand the nature of the district or they are not reacting favorably to the additional Board Members.

Vice Chairperson asked if this issue has been presented to anyone at the legislature in the past year. In response, Ms. Duncan looked to Mr. Montoya for a response. Mr. Montoya explained staff worked through the financial system first and have not taken the matter to the legislature. He stated staff will work with the other CFD in Mesa who are having the same issue as well as with Intergovernmental Affairs staff to ensure the legislature is aware of the issue.

5 ADJOURNMENT

There being no further business before the Board, Board Member Kilgore moved to adjourn the meeting; seconded by Board Member Malone.

Upon roll call vote, the motion was carried unanimously 5 to 0.

Board Member Conde	Aye
Board Member Kilgore	Aye
Board Member Malone	Aye
Board Member Pineda	Aye
Vice Chairperson Dennis	Aye

Meeting adjourned at 5:55 p.m.

A **Special Meeting** of the CFD Board of the City of Avondale, Arizona was convened at 11465 Civic Center Drive in open and public session at 5:56 p.m.

Members Present: Vice Chairperson Pat Dennis and Board Members Tina Conde, Bryan Kilgore, Veronica Malone, and Mike Pineda.

Members Absent: Board Chairperson Kenn Weise and Board Members Robert Antoniak, Kevin Kugler and Curtis Nielson.

Other Municipal Officials Present: Charles Montoya, District Manager; Michael Wawro, District Attorney; Marcella Carrillo, District Clerk; Cindy Blackmore, Public Works Director; Jessica Blazina, Intergovernmental Affairs Administrator; Dan Davis, Economic Development Services Director; Lindsey Duncan, Finance and Budget Director; Kirk Haines, Parks, Recreation and Libraries Director; Chris Lopez, Neighborhood and Family Services Director; Dale Nannenga, Police Chief ; Cherlene Penilla, Human Resources Director; Tracy Stevens, Development & Engineering Services Director; and Jeffrey Scheetz, Chief Information Officer.

Audience: Approximately five members of the public were present.

1. ROLL CALL NOTED BY THE DISTRICT CLERK

2. RESOLUTION 2-2019 - SETTING FORTH THE FINAL BUDGET FOR FISCAL YEAR 2019-2020

Lindsey Duncan, Finance and Budget Director, requested board action of the Lakin Community Facilities District (CFD) fiscal year 2020 final budget.

Board Member Pineda moved to adopted Resolution 2-2019 approving the final budget for fiscal year 2019-2020; seconded by Board Member Kilgore.

Upon roll call vote, the motion was carried unanimously 5 to 0.

Board Member Conde	Aye
Board Member Kilgore	Aye
Board Member Malone	Aye
Board Member Pineda	Aye
Vice Chairperson Dennis	Aye

3 ADJOURNMENT

There being no further business before the Board, Board Member Kilgore moved to adjourn the meeting; seconded by Board Member Pineda.

Upon roll call vote, the motion was carried unanimously 5 to 0.

Board Member Conde	Aye
Board Member Kilgore	Aye
Board Member Malone	Aye
Board Member Pineda	Aye
Vice Chairperson Dennis	Aye

Meeting adjourned at 5:56 p.m.

Kenn Weise, Board Chairperson

CERTIFICATION AND ATTESTATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Regular Meeting and Special Meeting of the CFD Board of the City of Avondale held on the 3rd day of June 2019. I further certify that the meeting was duly called and held and that the quorum was present.

Marcella Carrillo, District Clerk