



City of Apache Junction, Arizona

Meeting Minutes Water Utilities Community Facilities District

City Council Chambers
300 E Superstition
Boulevard
Apache Junction, AZ
85119

www.ajwaterdistrict.org
P: (480) 982-6030

Tuesday, April 16, 2024

6:00 PM

City Council Chambers

A. Call to Order

Chairperson Wilson called the meeting to order at 6:12 p.m.

B. Roll Call

Present 7 - Chairperson Wilson, Vice Chair Schroeder, Boardmember Cross, Boardmember Heck, Boardmember Johnson, Boardmember Nesser, and Boardmember Soller

Staff in attendance:

Bryant Powell, District Manager

Matt Busby, Assistant District Manager

Jennifer Pena, District Clerk

Joel Stern, District Legal Counsel

Mike Loggins, District Director

Charles Briggs, Water District Project Manager

Rita Vineyard, Senior Administrative Assistant

Angelie Hawley, District Treasurer

Connie Chow, District Controller

Robert Wisler, Management Analyst

Eli Richardson, Management Analyst

C. Agenda Items

1. [24-256](#) Approval of meeting minutes of March 19, 2024.

Boardmember Heck made a motion to approve the meeting minutes of the March 19, 2024, meeting. Boardmember Nesser seconded the motion.

Yes: 7 - Chairperson Wilson, Vice Chair Schroeder, Boardmember Cross, Boardmember Heck, Boardmember Johnson, Boardmember Nesser and Boardmember Soller

No: 0

2. [24-266](#) Discussion and consideration for approval of Change Order #1 for Southwest Waterworks Contractors PM LLC dba Pumpman Waterworks to install 12-inch well casing liner, gravel pack, and pump and motor at Well 5 located at 2401 West 16th Avenue at an additional cost of \$665,635.00.

Boardmember Soller made a motion to approve Change Order #1 to the Southwest Waterworks Contractors PM LLC dba Pumpman Waterworks agreement for the pump replacement at the Well 5 site located at 2401 West 16th Avenue, Apache Junction, Arizona at an additional cost of \$665,635.00. Boardmember Nesser seconded the motion.

Yes: 7 - Chairperson Wilson, Vice Chair Schroeder, Boardmember Cross, Boardmember Heck, Boardmember Johnson, Boardmember Nesser and Boardmember Soller

No: 0

District Director Loggins presented an update on the pump replacement at Well 5. A change order is being requested to replace the casing in Well 5. The original contract with Southwest Waterworks Contractors PM LLC dba Pumpman Waterworks was to pull the well and video to see what repairs needed to be made. After reviewing the video, it was determined that the casing liner, gravel pack, pump and motor need replacing and a change order for \$665,635.00 was created for the additional funding. The well replacement was budgeted for Fiscal Year 2023-2024.

3. [24-257](#) Discussion and selection of dates, times, and locations for budget work sessions, tentative budget adoption, and final budget adoption for Fiscal Year 2024-2025.

Boardmember Johnson made a motion that the following dates, times, and locations for Fiscal Year 2024-2025 budget work session(s), tentative budget adoption and final budget adoption be approved: special meeting for budget work session(s) on Tuesday, May 7, 2024 at 6:00 p.m. in the City Council Chambers; regular meeting for adoption of class and compensation, and tentative budget on Tuesday, May 21, 2024 at 6:00 p.m. in the City Council Chambers; and regular meeting for public hearing and final budget adoption on Tuesday, June 18, 2024 at 6:00 p.m. in the City Council Chambers. Boardmember Soller seconded the motion.

Yes: 7 - Chairperson Wilson, Vice Chair Schroeder, Boardmember Cross, Boardmember Heck, Boardmember Johnson, Boardmember Nesser and Boardmember Soller

No: 0

D. District Manager Report

No report.

E. District Director Report

4. [24-258](#) Presentation, discussion, and update on the 10th Annual Water Festival.

District Director Loggins presented an update on the Apache Junction Water Festival. The festival, which includes activities related to the water cycle, groundwater, watershed, and water conservation for fourth grade students, will be held at Prospector Park on May 2, 2024.

5. [24-259](#) Presentation, discussion, and update on District wide water system.

Mr. Loggins presented an update on the Water Campus 3. The approval of construction was received from Arizona Department of Environmental Quality (ADEQ). The plant start up will take place during the month of May 2024. At the site there is a 3.2 million-gallon storage tank with four booster pumps on top with the capacity to pump 4.2 million gallons of water per day. The pumps will be tested throughout the month to ensure they are working correctly before serving our customers. Also at this site, a radio tower will be installed for radio reads.

Mr. Loggins presented an update on Blossom Rock Phase 1. The approval of construction was received from ADEQ and there are approximately 500 meters being set. The development

consists of five different home builders, and models and homes are being constructed. The grand opening is scheduled for April 27, 2024. There are approximately 25 models, and home sales will start after the grand opening. In the DR Horton subdivision, there are approximately 800 meters set, and approximately 500 homes occupied after one year of construction.

Boardmember Soller asked about the current water status after the winter snows. Mr. Loggins presented a brief update and said he would present more at the next Board Meeting. Lake Mead is above the 1,075 feet level, which will bring the State out of the current tier one shortage.

Mr. Loggins will be meeting with the Water Infrastructure Finance Authority of Arizona (WIFA) on May 24, 2024, regarding a \$3 million grant for an Aquifer Storage and Recovery Well. If approved by the WIFA board, the grant will be used to drill a new well next year.

District Manager Powell asked for an update on the Verde and Salt Rivers and when we should be monitoring the water level in these rivers. Mr. Loggins stated the Salt River is roughly at 96% capacity after all the winter snows. If the river reaches 99-100% capacity, the water will be released over the Granite Reef Dam. This water could be saved behind the Bartlett Dam, which will need to be raised for future use. There is a study being done at this time, on raising the Bartlett Dam.

F. District Treasurer Report

No report.

G. Adjournment

Chairperson Wilson adjourned the meeting at 6:33 p.m.

ACCEPTED THIS _____ DAY OF _____, 2024, BY THE CHAIR
PERSON AND DISTRICT BOARD OF THE WATER UTILITIES COMMUNITY FACILITIES
DISTRICT, (CITY OF APACHE JUNCTION, ARIZONA).

SIGNED AND ATTESTED TO THIS _____ DAY OF _____, 2024.

WALTER "CHIP" WILSON
Chairperson

ATTEST:

JENNIFER PENA
District Clerk

WATER UTILITIES COMMUNITY FACILITIES DISTRICT MINUTES
CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the regular meeting of the Water Utilities Community Facilities District of the City of Apache Junction, Arizona, held on the _____ day of _____, 2024. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this _____ day of _____, 2024.

JENNIFER PENA
District Clerk