



Superstition Fire & Medical District

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Governing Board Meeting Minutes September 6, 2018

PURSUANT TO A.R.S. §38.431.02, NOTICE IS HEREBY GIVEN TO THE GENERAL PUBLIC THAT THE SUPERSTITION FIRE & MEDICAL DISTRICT GOVERNING BOARD OF DIRECTORS HELD A MEETING ON THURSDAY, SEPTEMBER 6, 2018. THE MEETING WAS HELD AT THE SUPERSTITION FIRE & MEDICAL DISTRICT'S ADMINISTRATION OFFICE, 565 N. IDAHO ROAD, APACHE JUNCTION, ARIZONA.

THIS MEETING WAS OPEN TO THE GENERAL PUBLIC AND BEGAN AT 1:30 PM.

A. Call to Order

Chairman House called the meeting to order at 1:30 PM.

B. Pledge of Allegiance

Pledge of Allegiance was led by Chairman House

C. Roll Call

Chairman Todd House, Clerk Gene Gehrt, Director Jeff Cross, Director Larry Strand and Director Jason Moeller were in attendance.

Senior Leadership Team in attendance were Fire Chief Mike Farber, Assistant Chief Richard Mooney and Administrative Director Anna Butel.

Board Secretary Sherry Mueller was also present for the meeting.

1. Discussion and possible approval of the lease agreement with Apache Junction Unified School District. (BOD #2018-09-01)

Fire Chief Mike Farber discussed the amended lease agreement with Apache Junction Unified School District giving SFMD the ability to sublease the Regional Training Center (RTC) property. The AJUSD raised the rent from \$18,000 per year to \$36,000 per year, increasing each year by 5%. One of the provisions for subleasing is that they also want 30% of what SFMD receives from subleasing the property. Currently, the Arizona Department of Forestry is occupying some space at the Regional Training Center. Chief Farber would like to move all employees who are currently in the Administrative Building to the RTC.

Chief Farber will also explore the possibility to lease space to an Air Ambulance company that could be housed in the BC quarters. The BC quarters may possibly be moved to the Annex. SFMD is also interested in purchasing the RTC from AJUSD.

The new lease would start in September 2018 and go through June 30, 2022. The exit clause is 365 day notice for either party.

Director Cross had concerns that if AJUSD is making money from us on this lease, what is their incentive to actually sell the property to us? Director Cross would like to see an addendum to this lease agreement where some of the monies (30%) would go towards a lease-purchase of this property.

Director Cross wants us to have some serious discussions regarding a lease purchase of this property.

Director Moeller had concerns that they will want full value for the property.

Clerk Gehrt had concerns that there is no incentive to sell us the building. We are making all the repairs and they are making money on us so where is the incentive to sell? Clerk Gehrt said the solution may be to have a clause in this agreement where there is a drop-dead date as to when they have to sell us the property. Another concern is that they have new Board Members coming in that are already saying they want to keep those buildings.

Fire Chief Farber said he would draft an addendum to this agreement and send to our attorney for review. Then provide it to the SFMD Board Members. If the Board approves, he will provide the addendum to Apache Junction Unified School District to go along with this agreement.

Motion by Director Cross to approve the amended lease agreement between SFMD and Apache Junction Unified School District regarding the Regional Training Center (RTC).

Seconded by Director Strand.

Vote 5 ayes, 0 nays. **MOTION PASSED.**

2. Call to the Public. (BOD #2018-09-N/A)

No requests from anyone in the Public to speak.

3. Announcements (BOD 2018-09-02)

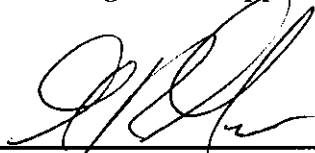
Fire Chief Farber announced that Assistant Chief Rick Ochs is meeting with Core Construction to look at the possibility of remodeling the Regional Training Center. Also possibly moving the Battalion Chiefs closer in to town and what it would cost to relocate them to the Annex.

4. Adjourn (BOD #2018-09-03)

Motion by Director Strand at 2:05 p.m. to adjourn the meeting. **Seconded** by Director Moeller and Clerk Gehrt.

Vote 5 ayes, 0 nays. **MOTION PASSED.**

Governing Board Approval:



Gene Gehrt, Board Clerk

Sherry Mueller