

Minutes for Timberland Acres Special Road District #1
April 26, 2025 at TA Community Center, 6282 Juniper Ridge Road

Trustees in attendance: Darryl Sleighter, Chair
Cary Houser, Vice-Chair – Not in Attendance
Gerald “Jerry” Irving, Treasurer
Kristine Sleighter, Clerk/Secretary
John Powell, Culvert/Driveway Consultant

1. Call to Order and Confirmation of a Quorum.

Darryl called the meeting to order at 10:00am and confirmed the presence of a quorum.

2. Pledge of Allegiance.

Darryl led the Pledge.

3. Minutes from January 25, 2025 Meeting and Approval.

Board members were presented a copy of the Minutes from the January (2nd QTR, FY 2024-25) meeting. Darryl moved to accept the Minutes from January 25, 2025, second by Jerry, unanimously approved.

4. Appoint Qualified Member(s) to the Board; Accept Board Member(s) Resignation(s); Newly Appointed Board Member(s) Swear In; Board Member Duties and Responsibilities and OML.

Darryl stated this agenda item will remain open throughout the entire meeting in case a District member resigns or volunteers to join the Board.

Qualified Elector is defined as: Property owner in Timberland Acres. Primary residence is in Navajo County.

5. Treasurer’s Quarterly Financial Report to Board.

Jerry presented the Quarterly Report (3rd QTR, FY 2024-25). Jerry reported the current balance as \$176,225.97. Jerry invited community members to examine the 3rd QTR Report. Jerry motioned to accept the Quarterly Report, second by Darryl, unanimously approved.

6. Treasurer’s Presentation of the TASRD1 FY2025/26 Budget to Board.

Jerry presented the TASRD1 FY2025/26 Budget to the Board.

Jerry recommended the Board approve the budget after review of agenda items 7-10 in case board members wish to adjust funding. After review of agenda items 7-10, Darryl motioned to accept the FY2025/26 Budget, second by John, unanimously approved.

7. Road Maintenance/Repairs (2025) Priority List (All Roads will Receive Normal Maintenance and Repairs as Required).

- a. Old Forest Trail Potholes and Patching. The lower portion of this road has a very sandy base. CC Paving has been asked to ensure the bar ditches are maintained to ensure proper water runoff.
- b. Homestead Trail Potholes and Patching. CC Paving has been patching the edges of this road where Homestead intersects with Bear Track and White Mountain. The center portion will now be the focus.
- c. Navajo Trail (South of Juniper Ridge Road) Potholes and Patching. There are several potholes in this area which need attention.
- d. Cedar Crest Patching. Edge patching is needed.
- e. Ponderosa Road Patching. Degrades quickly because of the base so additional attention will be given.
- f. Wildcat (North & South) Trail Potholes. Many small potholes with time can turn into a problem.

Darryl stated CC Paving is required to maintain roads throughout the district. This priority list ensures CC Paving will give these areas more attention to repair damage and potholes specific to these areas. Other roads within the district have been identified to be on future priority list. Some of the roads do not have a good base and suffer greatly when we have heavy snow and exceptionally wet conditions. These roads receive extra

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consideration. Three trash removal companies operate within the district as well as construction vehicles are wearing the roads.

Darryl motioned to accept the road maintenance/repairs (2025) priority list, second by Kristine, unanimously approved.

8. TADWID Waterline Cuts to be Patched.

- a. Cedar Crest.
- b. Ponderosa Road.

Darryl stated during road inspection conducted by the Chair and Co-Chair, two roads were identified as being cut through to install water lines to properties. These cuts require patching. CC Paving will patch with asphalt. Darryl stated agenda items 8-9 will be motioned together.

9. TASRD1 Road Culverts to be assessed and repaired.

- a. Geronimo Lane and Loggers Lane. This culvert has been on watch for several years due to vehicles striking it. CC Paving will replace the culvert and reinforce the end.
- b. Geronimo Lane Mogollon Trail (Assessment). This intersection culvert crosses Geronimo Lane and another across Mogollon Trail (low end of culvert is obscured).
- c. Wildcat Trail South and Fieldly Road (Assessment). Both ends of culvert have been damaged by vehicular traffic. At this time, we do not know how this damage will impact water flow.

Darryl motioned to accept the TADWID waterline cuts to be patched and the road culverts to be assessed and repaired, second by John, unanimously approved.

10. Ongoing Projects Update for Record – Board Acceptance.

- a. Bull Elk Run Transition to Normal Maintenance (Patching). CC Paving is making assessments to repair/patch the center of Bull Elk as chip seal thinned out.
- b. Improved Roads Sealing Priority List:
 - i. White Mountain Drive.
 - ii. Deer Run Road.
 - iii. Navajo Trail (North of Juniper Ridge Road) to Fawn Lane.
 - iv. Juniper Ridge Road and Geronimo Lane.

Darryl stated the sealing project was previously approved by the Board. The Board was poised to seek bids for a petroleum-based product placed on selected improved roads. CC Paving has acquired equipment to complete this work and is coordinating with Navajo County Public Works to partner in this project which would eliminate the requirement to seek bids. This project remains ongoing.

- c. Road Sign Replacement and Additional Traffic Signs.

Darryl stated CC Paving has been provided signage and poles and placement guidance. Blue Stake requirements were discussed. The plan is to place signs over the next few months on Fridays.

- d. White Mountain Road Lot Cleanup.

Darryl stated discussion with CC Paving and lot owner have taken place. Clean up of the lot is ongoing. Removal of debris dumped on the lot continues as CC Paving has been moving debris to other residents lots as they request the material. This is reducing the cleanup cost for the removal of debris dumped on the lot over decades.

- e. Juniper Ridge Road Improvement project.

Darryl stated this is a chip seal project up to the National Forest access point. CC Paving will prepare Juniper Ridge Road base and bar ditches prior to any chip seal project. Bid process/cost is not reflected in the current budget.

Darryl motioned to accept the updated ongoing projects update for record, second by John, unanimously approved.

11. Call to the Public:

Larry LeBlanc –

- The water board was talking about putting their money into a certificate of deposit, can the road board also do this for better return on investment? Darryl stated because we operate with taxpayer funds, the Navajo County Treasurer holds district funds in their account. Jerry stated the road board's return on investment is very good.

Janet LeBlanc –

- Last meeting the board asked I submit a list of what I thought are the road maintenance priorities. I was told by Cary the list would be added to the agenda and posted to the website. Kristine stated the board only committed to accepting your recommendation.
- Where can we find the list of priorities the board approves? Darryl stated the priorities are identified in the April agenda/minutes since 2024.
- In the October 26, 2024 meeting signage was identified to be emplaced if we had a mild winter. Why wasn't it completed? Darryl stated CC Paving focused on paving maintenance based on guidance from the Board. Janet asked if the contractor given a timeline to catch up? Darryl answered, no, CC Paving is on contract and is working to repair damage which is a higher priority over signage installation. Janet then stated if CC Paving doesn't get caught up repairing damaged roads then the signage just doesn't get installed. Darryl answered, no, this board already discussed the signage installation plan during this meeting. Janet then addressed the minutes stated snow removal funds, we had no snow removal over the last winter, what happens to those funds? Darryl advised, the unexpended funds are retained in the budget and maintained.
- Almost every meeting you talk about CC Paving coordinating with Navajo County to partner. What does that entail? What is he doing? John answered CC Paving conducts those discussions as the boards representative. Darryl stated if/when a partnering agreement is reached with Navajo County Public Works he as the Chair will finalize any agreement with the County Board of Supervisors.

At this point Darryl stopped Janet LeBlanc from asking more questions to give time to other district members to address the board during Call to the Public. Janet LeBlanc complained as a taxpayer she is not being allowed to bring her concerns to the board.

Kelly Sullivan –

- Regarding installation of additional stop signage. I watch business vehicles/heavy equipment drive though the current stop signs without stopping. Darryl stated the only recourse is to contact Navajo County Sheriff's office to report license plates of vehicles not stopping.

Lana Hitchens –

- Thank you to the board for the details you provide in these meetings. I greatly appreciate the time and effort you put into the work being accomplished.

Darryl closed Call to the Public to the verbal complaint of Janet LeBlanc. Darryl asked Kristine to read the Arizona law to clarify how Call to the Public is conducted. Janet LeBlanc departed the meeting.

Kristine read:

Arizona Revised Statute, Title 38, Chapter 3, Article 3.1

38-431.01. Meetings shall be open to the public; seating; minutes; recordings

I. A public body may make an open call to the public during a public meeting, subject to reasonable time, place and manner restrictions, to allow individuals to address the public body on any issue within the jurisdiction of the public body. At the conclusion of an open call to the public, individual members of the public body may respond to criticism made by those who have addressed the public body, may ask staff to review a matter or may ask that a matter be put on a future agenda. However, members of the public body shall not discuss or take legal

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action on matters raised during an open call to the public unless matters are properly noticed for discussion and legal action.

Arizona Open Meeting Law, 2023 Edition.

7.7.7 Calls to the Public

7.10.1 Public Participation

While the public must be allowed to attend and listen to deliberations and proceedings taking place in all public meetings, A.R.S.38-431.01(A), the Open Meeting Law does not establish a right for the public to participate in the discussion or in the ultimate decision of the public body. Ariz. Att’y Gen. Op.78-1.

Darryl stated board members occupy elected positions and are not volunteers. Board members may be appointed if an election does not take place. The Timberland Acres Special Road District #1 board members work for the Navajo County Board of Supervisors as elected representatives in the execution of their duties representing this district. It appears there is a belief within the district the board meetings are meetings of the community where community input to direct operations is acceptable. Road board meetings are to conduct the business as elected representatives of the district representing nearly 500 property owners within Timberland Acres. Meetings will always be conducted in a public setting for transparency. Individual community members do not have a right to tell the board members what to do and how to do it.

12. Adjourn. Darryl moved to adjourn, second by John, unanimously approved.