



CITY OF SURPRISE
Marley Park CFD Board Meeting
16000 North Civic Center Plaza
Surprise, AZ 85374

Tuesday, June 4, 2019 @ 5:30PM

A. Call To Order

B. Roll Call

Chair Hall called the Marley Park CFD Board Meeting to order at 5:3 p.m. at Surprise City Hall Council Chamber, 16000 North Civic Center Plaza Surprise, Arizona 85374, on Tuesday, June 4, 2019. Also in attendance with Chair Hall were Board Members Winters, Hayden, Judd, Duffy, Sanders and Remley.

Staff Present:

Assistant Manager, Mark Schott, Attorney, Robert Wingo and District Clerk, Sherry Ann Aguilar.

C. Pledge of Allegiance

F. CFD Commission Meeting Agenda

CONSENT AGENDA:

1. Consideration and action on the minutes of May 7, 2019 Marley Park CFD Board Meeting - APPROVED

Board Member Winters made the motion to approve the consent agenda. Board Member Sanders seconded the motion. Six yes votes, one abstained (Hayden). Motion carried.

1. CALL TO THE PUBLIC:

[Mark McCall - Lives in Marley Park for 12 years. Fiscal management of the City has been handled very well. Marley Park is scheduled to go up, we are curious of why this is being increased. Suggest looking at ARS is vague on the issue of management, ask the Board to appoint a committee of Marley Park residents to serve and report to the residents.](#)

REGULAR AGENDA ITEM - PUBLIC HEARING:

2. Consideration and action pertaining to the Marley Park Community Facilities District Board's intent to levy secondary property taxes at a rate of \$4.5722 per

Finance Director, Andrea Davis gave a power point presentation on this item.

Board Member Judd - Why don't we make the residents of Surprise pay for improvements in Marley Park? Outreach meeting recently, should the City run this meeting or should the developer?

Dave Nielsen, DMB - Historically I would be at that meeting, the meeting was facilitate by the City.

Board Member Judd - This is a very important meeting for Marley Park, it seems you should have had someone there that could answer the resident questions. What kind of things has the money gone to pay for?

Dave Nielsen, DMB - Collector and arterial roads, deploy the capital assets back into the community. This allows us to commit to open space, 40 acres of dedicated space, 25 acres went to the City, Heritage Park.

Board Member Judd - Advisory Board, residents to serve on the board.

Ms. Davis - State law states the Council has to serve as the actual voting board.

Board Member Judd - Can we do a partial increase, instead of the full amount up front?

Board Member Remley - Some concern from some of the residents, they didn't feel the taxation of the CFD, isn't being applied to the earlier residents from the other side of the development.

Dave Nielsen DMB, I know exactly what you are referring to, unfortunately this is not how the CFD was formed. It's the entirety of Marley Park.

Board Member Winters - I'm not a big fan of CFD's, and this is one of the reasons why. Marley Park is a beautiful community, but a lot of residents don't understand what the CFD means.

Chair Hall - What is your anticipated next issuance? When?

This will pay them off for the next 3 to 5 years.

Chair Hall - Dan Kelly, Developer of DMB, I understand that he sits on the HOA Board, I'm wondering why he's sitting on the board, that he doesn't have a communication line open to the residents.

Chair Hall - The wall built around Marley Park is the most beautiful wall in Surprise. Bidding process, qualified low bidder is the requirement.

Public Comments:

Matt Keating - Chair of Planning & Zoning Commission and resident of Marley Park. I have talked to people that didn't get the full disclosure. Why are we paying more and

[what are we getting for it. Accountability, we need to know that the developer is still accountable. What is the agreement? What is the actual agreement?](#)

Board Member Judd made the motion to approve amending MPCFD 2019-03 to change the proposed tax rate to 4.36. Board Member Winters seconded the motion. Seven yes votes, motion carried.

3. Consideration and action adopting the fiscal year 2020 Marley Park Community Facilities District (MPCFD) final expenditure limitation budget in the amount of \$10,421,500; Resolution MPCFD #2019-02 - APPROVED

Board Member Winters made the motion to approve MPCFD # 2019-02. Board Member Hayden seconded the motion. Seven yes votes, motion carried.

H. Executive Session

I. Adjournment

Board Member Winters made the motion to adjourn the Marley Park CFD Board Meeting at 6:20 PM. Board Member Hayden seconded the motion. Seven yes votes, motion carried.

Skip Hall, Mayor

ATTEST:

Sherry Ann Aguilar, City Clerk, MMC

CERTIFICATION:

I, Sherry Ann Aguilar, City Clerk for the City of Surprise, Maricopa County, Arizona, do hereby verify that these are the true and correct minutes of the Marley Park CFD Board Meeting of **Tuesday, June 4, 2019.**

Sherry Ann Aguilar, City Clerk, MMC

