



TUBAC FIRE DISTRICT

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TUBAC FIRE DISTRICT BOARD MEETING MINUTES
REGULAR MEETING OF THE BOARD OF DIRECTORS
March 29, 2023

1. Call to order and Pledge of Allegiance: The meeting was called to order at 1:35 p.m., by Mary Dahl. The Pledge of Allegiance was recited.
2. Roll call of Board Members: Pete Benequista, Rich Bohman, Sandy Johnson and Mary Dahl were present at Station #2. Herb Wisdom was absent. Also, in attendance at Station #2 were Interim Fire Chief Ben Guerrero, Deputy Chief Genaro Rivera, Acting Deputy Chief Hesly Guerrero and Bianca Hamric. Gabe Buldra and Ben Archer-Clowes attended on behalf of James Vincent Group. Members of the public in attendance were Ron & Kathi Campana, Dean Hahn-Carlson, Mike Pettypool, Tim Grotneer and Candy Clancy.
3. Report from Board Members: Rich Bohman commented on the tower replacement height. Also, Rich Bohman commented on a gentleman that calls himself the Tubac Fire Company, he approached the Tubac Citizen Council to work for the Fire District to conduct hazard mitigation. Peter Benequista had nothing to report. Sandy Johnson reported that he attended a board training session in Tucson, AZ. He also reported that he met with acting Fire Chief Ben Guerrero and DC Rivera to cover any submissions and history of grants for the new fire station#1.
4. Reading of public comments submitted via email: None.
5. Call to the public: Mike Pettypool wanted to know the difference between an architect and a builder. Through his research if an architect hires a builder, then there are no bids, and this project needs to go out to bid. Candy Clancy expressed her concern regarding the building cost for a new station #1. Cathy Campana stated that we need to act and move on a new fire station #1. She stated that the fire district staff and crew deserve to have a comfortable work environment.
6. Correspondence: None
7. Chair's Report: Mary Dahl commented on the Nashville Tragedy.
8. Chief and Staff Report: Deputy Chiefs' Hesly Guerrero, Genaro Rivera and Interim Chief Ben Guerrero provided the monthly Staff Report for February:
 - Operations update
 - Training
 - Wildland Update
 - Administration Update

9. Monthly Financial Report for February 2023: Gabe Buldra presented the financial reports for the month of February 2023.
10. Consent Agenda: Peter Benequista made a motion to approve the consent agenda and Sandy Johnson seconded the motion; all were in favor, the motion passed.
11. Discussion and Possible Action to Approve the Chair to Sign correspondence to Bank of America Regarding Authorized Signatures: Mary Dahl explained that this action will remove any past employees from the district bank account and add signatures of individuals that are currently employed with the district. Rich Bohman made a motion to give the District Chair authorization to proceed with making the changes in signors with Bank of America and Pete Benequista seconded the motion; all were in favor, the motion passed.
12. Discussion and possible action to increase purchasing and signing approval level allocated to the Fire Chief from \$5,000 to \$10,000: (Req. by H. Wisdom) Interim Fire Chief discussed this motion with Herb Wisdom and said that the board member put this item on the agenda because he feels it could make it easier to conduct business on a day-to-day basis for the Fire District. Mary Dahl stated that this item can be tabled for a future meeting until Herb Wisdom is available to discuss his idea. Rich Bohman stated it is quite a large increase without Board approval. Sandy Johnson agreed that the spending limit is a large increase, and it could possibly be justified, but feels the Board should wait to increase any spending limits until after Chief Guerrero has been in his position longer. No action was taken.
13. Discussion and possible action to approve the purchase of a new staff vehicle: (Req. DC Rivera) Deputy Chief Rivera explained that due to demand for trucks and low inventory the fleet vehicle of choice may not be available. DC Rivera is requesting that if the truck of choice is not available, that he be granted the authority to purchase the next vehicle quoted. Peter Benequista made a motion to approve purchase of a Dodge Ram from Larry H. Miller in the amount of \$66,785 if the vehicle is still available and if the vehicle is no longer available to purchase the Chevrolet Silverado from Cropper's Nogales in the amount of \$72,613 and Sandy Johnson seconded the motion; all were in favor, the motion passed.
14. Discussion and Possible Action to end the current association with Attorney Sam Coppersmith and seek an on-call relationship with attorneys' resident in the Tubac Fire District who can provide services as needed at a reasonable rate: (Req. P. Benequista) Pete Benequista explained that over the past two years he has observed the unnecessary and wasteful expenditure for attorney fees using taxpayer money. He further commented that a local business professional could meet the needs of the District. Chairman Dahl stated that she could put together a Request for Proposal (RFP) that could be circulated in the community to seek new legal counsel. She further commented that Attorney Coppersmith is currently assisting the District with the USDA proposal and the tower contract and that it would not be in the best interest of the District to change attorneys for these items. Pete Benequista made a motion to approve soliciting for legal services utilizing an RFP and Sandy Johnson seconded the motion; all were in favor, the motion passed.
15. Fire Station 1 Items:
 - a. Discussion and possible action to enlist a licensed real estate broker to investigate purchasing the narrow strip of vacant property adjacent and south of Tubac Station 1 at "fair market value" from the Harrison Group (or whoever is the current legal owner: (Req: R. Bohman) Rich Bohman explained that reaching out to a qualified, experienced broker to research the possibility of the District obtaining the property may be a benefit for additional space needed for building a new station. He suggested contacting Gary Brasher. John Price from WSM Architects commented that a minimum of 2 acres is what is favorable for building a new station and that obtaining the parcel would achieve this. Rich Bohman made a motion to enlist the services of Gary Brasher to investigate and negotiate purchase of the vacant property adjacent and south of Station 1 at "fair market value" from the Harrison Group. Sandy Johnson requested the motion be amended to discussion and possible action to enlist a licensed real estate broker to investigate the narrow strip of vacant property adjacent and south of Tubac Station 1 at "fair market value" for "option to purchase" and Pete Benequista

seconded the motion to also include at no cost to the District initially; (Rich Bohman withdrew his motion) all were in favor, the motion passed.

b. Discussion and Possible Action to correct fundamental problems with the Taj Mahal V3 FS1 concept drawing submitted with the WSM letter dated January 2023 (submitted to The BOD January 25, 2023):

(Req: P. Benequista)

c. Discussion on planning for the construction of a new Tubac Fire Station #1 and Possible Action for preliminary work by WSM architects based on the initial contact between the TFD and WSM Architects:

(Req: R. Bohman) The Board discussed agenda items 15b & 15c in detail utilizing input from John Price of WSM Architects and the financial involvement from Gabe Buldra of James Vincent Group regarding the processes and challenges in moving forward with the Station #1 project. Pete Benequista suggested that the Board schedule a study session to include members of the public along with WSM Architects and James Vincent Group to discuss further planning of the Station #1 project. The Board agreed for a study / work session to be scheduled prior to the April 26th meeting.

16. Executive Session: Pursuant to Arizona Revised Statutes §38-431.03(A)(1). For the purpose of discussion of consideration of employment, assignment, appointment, promotion, demotion, dismissal, salaries, disciplining or resignation of public officer, appointee or employer of any public body re: Interim Fire Chief Benjamin Guerrero: (Req. M. Dahl) Sandy Johnson made a motion to convene to executive session at 4:25pm and Pete Benequista seconded the motion; all were in favor, the motion passed.
17. Discussion and possible action to approve Fire Chief employment contract with Interim Fire Chief Ben Guerrero: Sandy Johnson made a motion to approve the Tubac Fire Chief employment contract with Interim Fire Chief Ben Guerrero and Rich Bohman seconded the motion; all were in favor, the motion passed.
18. Future Agenda Items: None
19. Next meeting: April 26, 2023, at 1:30 p.m.
20. Adjourn meeting: Sandy Johnson made a motion to adjourn the meeting at 4:43 and Rich Bohman seconded the motion; all were in favor, the motion passed.