

**DISTRICT BOARD
DC RANCH
COMMUNITY FACILITIES DISTRICT
SPECIAL MEETING (NO. 2) MINUTES
TUESDAY, JUNE 25, 2024**

1. CALL TO ORDER

Chair David D. Ortega called to order a Special Meeting (No. 2) of the District Board of the DC Ranch Community Facilities District at 5:00 P.M. on Tuesday, June 25, 2024, in the City Hall Kiva Forum.

ROLL CALL

Chair Ortega asked District Clerk Ben Lane to conduct the roll call.

Present: Chair David D. Ortega
Board Members Tammy Caputi, Tom Durham, Barry Graham, Betty Janik, Kathy Littlefield, and Solange Whitehead

Also Present: District Clerk Ben Lane
District Treasurer Sonia Andrews
City Manager Jim Thompson
City Attorney Sherry Scott
Acting City Auditor Lai Cluff

2. APPROVAL OF MINUTES OF TUESDAY, JUNE 13, 2023

Board Member Janik made a motion to approve the Minutes of Tuesday, June 13, 2023. Board Member Durham seconded the motion, which carried 7/0, with Chair Ortega and Board Members Caputi, Durham, Graham, Janik, Littlefield, and Whitehead voting in the affirmative.

3. ADOPT EITHER:

Resolution No. 61, Option 1, approving the proposed Fiscal Year 2024/25 DC Ranch Community Facilities District budget of \$1,672,466 and providing for other statutory requirements, OR

Resolution No. 61, Option 2, approving the proposed Fiscal Year 2024/25 DC Ranch Community Facilities District budget of \$1,940,626 and providing for other statutory requirements, OR

*****Resolution No. 61**, Option 3, approving the proposed Fiscal Year 2024/25 DC Ranch Community Facilities District budget of \$1,721,330 and providing for other statutory requirements.

District Treasurer Sonia Andrews gave a PowerPoint presentation (attached) on Resolution No. 61, discussing options for the proposed Fiscal Year 2024/25 DC Ranch Community Facilities District budget.

Board Member Graham made a motion to adopt Resolution No. 61, Option 3. Board Member Whitehead seconded the motion, which carried 7/0, with Chair Ortega and

Board Members Caputi, Durham, Graham, Janik, Littlefield, and Whitehead voting in the affirmative.

4. CONDUCT A PUBLIC HEARING ON THE FISCAL YEAR 2024/25 DC RANCH COMMUNITY FACILITIES DISTRICT BUDGET

Chair Ortega opened the public hearing.

Jenna Kohl, Executive Director of the DC Ranch Community Council, spoke in support of Option 3 and discussed the possible capturing of future costs.

Chair Ortega closed the public hearing.

5. ADOPT EITHER:

- a. **Resolution No. 62**, Option 1, adopting the final Fiscal Year 2024/25 DC Ranch Community Facilities District budget of \$1,672,466 and ordering a tax levy OR
- b. **Resolution No. 62**, Option 2, adopting the final Fiscal Year 2024/25 DC Ranch Community Facilities District budget of \$1,940,626 and ordering a tax levy, OR
- c. *****Resolution No. 62**, Option 3, adopting the final Fiscal Year 2024/25 DC Ranch Community Facilities District budget of \$1,721,330 and ordering a tax levy.

Board Member Graham made a motion to adopt Resolution No. 62, Option 3. Board Member Whitehead seconded the motion, which carried 7/0, with Chair Ortega and Board Members Caputi, Durham, Graham, Janik, Littlefield, and Whitehead voting in the affirmative.

ADJOURNMENT

Board Member Janik made a motion to adjourn the DC Ranch Community Facilities District Special Meeting (No. 2). Board Member Littlefield seconded the motion, which carried 7/0, with Chair Ortega and Board Members Caputi, Durham, Graham, Janik, Littlefield, and Whitehead voting in the affirmative.

Chair Ortega adjourned the Special Meeting at 5:10 P.M.

SUBMITTED BY:



Ben Lane
District Clerk

Officially approved by the District Board on June 10, 2025

C E R T I F I C A T E

I hereby certify that the foregoing Minutes are a true and correct copy of the Minutes of the District Board Special Meeting (No. 2) of the DC Ranch Community Facilities District of Scottsdale, Arizona held on the 25th day of June 2024.

I further certify that the meeting was duly called and held, and that a quorum was present.

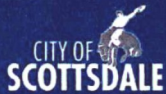
DATED this 10th day of June 2025.



Ben Lane, District Clerk

DC Ranch Community Facilities District (CFD)

*District Board Meeting
June 25, 2024*



1

	Option 1	Option 2	Option 3
Debt Service Levy	1,291,679	1,291,679	1,291,679
Estimate for Qasimyar v. Maricopa County Judgment	300,905	300,905	300,905
Total Debt Service Levy	1,592,584	1,592,584	1,592,584
Administration	18,882	25,661	21,746
Paths and Trails Maintenance	61,000	322,381	107,000
Total O&M Levy	79,882	348,042	128,746
Total Levy	\$1,672,466	\$1,940,626	\$1,721,330
Estimated Property Tax Rate	\$0.3897	\$0.4522	\$0.4011



2

	Current Year	Option 1	Option 2	Option 3
Estimated Property Tax Rate per \$100 TAV	0.3298	0.3897	0.4522	0.4011
Property Tax on \$1.3M Tax Assessed Value	\$408	\$507	\$588	\$521
Estimated Increase in Property Taxes		24%	44%	28%



Action Requested Agenda Item 3

Adopt Option 1 Proposed FY24/25 Budget and Levy

or

Adopt Option 2 Proposed FY24/25 Budget and Levy

or

Adopt Option 3 Proposed FY24/25 Budget and Levy

