

PUBLIC NOTICE
BOARD OF DIRECTORS MEETING
FOR THE
DOUGLAS PUBLIC FACILITY MUNICIPAL PROPERTY CORPORATION

will meet

Tuesday, September 17, 2019, at 5:30 p.m.

at

Douglas Golf Course
1372 E. Fairway Drive
Douglas, AZ

PURSUANT TO THE AMERICANS WITH DISABILITIES ACT (ADA), THE CITY OF DOUGLAS DOES NOT, BY REASON OF A DISABILITY, EXCLUDE FROM PARTICIPATION IN OR DENY BENEFITS OF SERVICES, PROGRAMS OR ACTIVITIES OR DISCRIMINATE AGAINST ANY QUALIFIED PERSON WITH A DISABILITY. INQUIRIES REGARDING COMPLIANCE WITH ADA PROVISIONS, ACCESSIBILITY OR ACCOMMODATION CAN BE DIRECTED TO RENE MOLINA WITHIN 72 HOURS AT 520.417.7312, FAX 520.417.7143, 425 10TH STREET, DOUGLAS, ARIZONA 85607.

AGENDA

Board of Directors Meeting
Douglas Public Facility Municipal Property Corporation


Tuesday, September 17, 2019, at 5:30 p.m.

at

Douglas Golf Course
1372 Fairway Drive
Douglas, AZ 85607

1. Call to Order
2. Roll Call
3. Persons wishing to address the committee in writing or verbally on any item not on the agenda.
4. Report on Balance Sheet and/or Bank Balance(s) update/report on current months for the Douglas Public Facility Municipal Property Corporation.
5. Approval of Minutes for the Douglas Public Facility Municipal Property Corporation (MPC) for board meeting held on August 20, 2019.
6. Information/Discussion, Reporting and possible Decision or direction pertaining to aspects presented in the periodic standing report from staff regarding maintenance of the golf course MPC facility, equipment and water delivery system.
7. Swearing in of new Board Member, Nick Forsythe.
8. Information/Update with a possible Discussion/Decision on current events, updates or concerns at the golf course since the August, 2019 meeting.
9. Discussion/Decision with possible direction regarding the MPC Golf facility's rental property readiness condition, and possible lease/rental terms and rate.
10. Discussion/Decision with possible direction regarding upgrade/remodel of the bathroom/laundry RV Park facilities, as well as other potential amenities at MPC Golf facility.
11. Discussion/Decision with possible direction regarding all aspects for the prospective formulation and presentation of an MPC Golf proposal for funding from the City of Douglas IDA.

12. Information/Discussion, with possible Discussion/Decision or direction Reporting/Feedback regarding any aspect of the easement (liability and financial aspects included) on the unimproved path between the private (previously known as Hidden Treasures) RV Park and the Golf Course parking lot.
13. Discussion and direction/consensus for items to be discussed at future meetings.
14. Adjournment

Posted September 13, 2019, at 4:45 p.m. by: Alma Andrade, Deputy City Clerk 

MEETING MINUTES

Board of Directors Meeting Douglas Public Facility Municipal Property Corporation

Tuesday, August 20, 2019, at 5:30 p.m.

at

Douglas Golf Course
1372 Fairway Drive
Douglas, AZ 85607

1. Call to Order

Meeting was called to order by Mr. Durazo at 5:30 pm

2. Roll Call

Board Members present were: Ruben and Manny Robles, Francisco “Tachi” Durazo, David Arzate and Kevin Alvarado. Absent and excused. Bosco Selchow City Official(s) present was Juan Pablo Flores, City Attorney. There were no other non-member persons attending.

3. Persons wishing to address the committee in writing or verbally on any item not on the agenda.

(NONE)

4. Report on Balance Sheet and/or Bank Balance(s) update/report on current months for the Douglas Public Facility Municipal Property Corporation.

The bank balance per Kevin Alvarado was about \$8K before any revenue generated over the weekend was deposited, and anticipate decent revenues for September. Some general discussion was had about the Labor Day Tournament preparatory protocol.

5. Approval of Minutes for the Douglas Public Facility Municipal Property Corporation (MPC) for board meeting held on July 17, 2019.

Motion was made by Manny Robles and seconded by Kevin Alvarado and the noted minutes were approved unanimously.

6. Information/Discussion, Reporting and possible Decision on standing report from staff regarding maintenance of the golf course MPC facility, equipment and water delivery system.

Mr. Forrest was not available for a report this date, and Mr. Durazo reported most of equipment is operational, but that the John Deere tractor may be down again with a need to remind staff to gentle handle the equipment. The pump for the back nine were functional once again by Monday morning, with some minor electrical repairs being performed, and that management rented a water buffalo for the weekend. A limited attendance tournament

will be held this weekend and then the back nine will be closed by Mr. Forrest until the Labor Day tourney. It was reported that the emergency back nine watering did pay some dividends.

7. Swearing in of new Board Member, David Arzate and discussion/direction with possible direction on recommendation of Nick Forsythe for consideration for appointment by Mayor & Council, for the final member vacancy on the board.

Mr. Arzate was sworn in by Mr. Flores as a new member, and then the general consensus by Board was to recommend Nick Forsythe be recommended for Council appointment to the Board.

8. Information/Update with a possible Discussion/Decision on current events, updates or concerns at the golf course since the July, 2019 meeting.

The floor painting was reported to have improved the bar brightness and welcoming aspects; and that the new sign at the entrance was reported to have been well done and is attractive. Minor mischievous activity was reported at the facility and hall rental activity for a 50-year high school reunion was reported to be scheduled for October 2019, and another event for the weekend following the Labor Day tourney, along with other events. RV Park fees were suggested for future board agenda item and discussion. Brief information was given to the Board by Mr. Flores about the private RV Park access (currently may have access issues), and noted there is no permission or easement for the private folks to RV rigs to drive thru the golf course and how this presents a revenue opportunity for the Board.

The HOA roads are private and the Board has an opportunity to negotiate some type of access agreement that could iron out all pending access issues. In the past, the MPC had an agreement with the private RV Park owner and for these reasons Mr. Durazo noted that the Board may want to discuss the matter and various attendant liability, and financial aspects of the concern.

9. Discussion/Decision regarding on the Labor Day golf tournament, as well as possible discussion/decision with possible direction regarding the MPC Golf facility's rental property readiness condition, and possible lease/rental terms and rate.

The group engaged in a general discussion about the tournament and how there are currently 56 teams are signed up, and the adequacy of the facility seating capacity, the girls' softball team will put on a breakfast with a big cook out on Sunday night. Tent location(s) and installations for 5, 8 and possibly 12 holes were suggested to provide shade during the wait time and other measures to speed up the process due to varying golf flight participation was also extensively discussed. Kevin Alvarado volunteered to contact Rhiannon and the distributor for a possible tent loan for the tournament.


Mr. Arzate suggested modernizing and remodeling the bathroom/shower facilities to help the marketing efforts and winter visitor campaign for the facility. No information is available on the readiness of the on-premises rental & some mention of the pending cosmetic, cleaning and painting issues were made by Kevin Alvarado.

10. Discussion and direction/consensus for items to be discussed at future meetings.

The RV Park laundry/bathroom facilities and amenities for install or possible remodel, readiness on the on-premises rental property.

11. Adjournment

Manny Robles made a motion to adjourn, with David Arzate seconding the motion and thereafter the meeting was adjourned unanimously at 6:18 p.m.

Prepared by Juan Pablo Flores, City Attorney. 

STATE OF ARIZONA

: ss

COUNTY OF COCHISE

I NICK FORSYTHE, do solemnly swear (or affirm) that I will support the Constitution of the United States and the Constitution and laws of the State of Arizona, that I will bear true faith and allegiance to the same, and defend them against all enemies, foreign and domestic and I will diligently and honestly administer the affairs of the Douglas Public Facility Municipal Property Corporation Board as a member of the Board of Directors for the City of Douglas, Arizona and I shall not knowingly violate or willingly permit to be violated any of the provisions of law applicable to the corporate body I serve, so help me God (or so I do affirm).

Subscribed and sworn to before me this 17TH day of September, 2019.

NICK FORSYTHE

Notary Signature

Notary Seal noting that:
Commission expires: