



Chandler Heights Citrus Irrigation District

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Office Hours – Monday through Friday 7:30am -2pm

A public meeting of the Chandler Heights Citrus Irrigation District was convened on Wednesday, March 11, 2026, at 26619 S Valencia Ave. President of the Board, Elizabeth Fulghum, Directors of the Board Pamela Cain and Warde Nichols. Recording Secretary Alicia Ayala, and Superintendent Alfonso Garcia. Public: Gregory Dunnan, Richard Partin, Brent Freeman were there.

Call to Order/Pledge of Allegiance

- The meeting was called to order on March 11, 2026, at 6:00 pm

Call to the public

- None

Unfinished Business

- Pamela Cain made the motion to approve the minutes as written for February 11, 2026. Minutes were approved as written.
- Status TOQC road widening along Power from Riggs to Hunt; also at San Tan/Power Intersection: Behind schedule by over a month
- Replenishment Fee motion: Warde Nichols made a motion to add to Exhibit 1C, effective date August 22, 2025, page one, to change Commercial water users in Chandler Heights Irrigation district who are connected to a city or town sewer system a district replenishment fee of \$2.80 cents per 1000 gallons used monthly rounded up; with an automatic 4.24% increase every calendar year. The fee is to be implemented April 1, 2026, and charged monthly to those commercial users. Elizabeth Fulghum seconded the motion. Passed.
- Arizona is set to lose 77.4% of our water allotment from the Colorado River. CHCID needs to get Infrastructure improvements going. Elizabeth Fulghum made a motion to change Exhibit 3 under Domestic Water Service and Commercial Water Service dated August 14, 2025, Exhibit 1A under Base Water Rate dated August 22, 2025, Exhibit 1C under NEW SERVICE and Base monthly rates dated August 22, 2025 for a 5% annual increase to the water base rate for residential and commercial tier pricing. Effective May 1, 2026. Warde Nichols seconded the motion. Passed.
- Exhibit 3 violation fee adjustment; Pamela Cain made a motion to make changes to Exhibit 3. See attached Exhibit #1 with changes. Elizabeth seconded the motion. Passed
- Landlord water deposit policy: Pamela Cain made a motion to add to Exhibit 1A, CHCID Rules and Regulations, effective date, August 22, 2025, page one after New Service, Non- Refundable 5/8” meter. “Security deposit for landlords will be retained while property is a rental or until sold. Effective April 1, 2026. In addition, adding this to Rules and Regulations, regarding the delivery

of Water Service, page 9, effective April 10, 2025. Under E. Landlord Tenant Rule, add number 3. Warde Nichols seconded the motions. Passed

- Wolff Pump Station Improvements: CHCID is reviewing the bids that were sent in from Hunter Construction and Haydon Company. Review of who's paying for Hydro tank and why CHCID is being charged for VFD 1&2
- Infrastructure funding through WIFA or State of AZ (Rep Hendrix); status update: No new information, Pamela Cain will continue to work on getting funding
- Partin San Tan and Mandarin Parcel #304-89-035S- fire infrastructure: CHCID advised Partin and Freeman that anything over a 2" fire connection requires water line upgrade for frontage of property and water plans turned in. If our meter is connected to Mandarin for this project, Mandarin must be upgraded. Partin purchased a 1" fire connection that we no longer offer but was grandfathered in since his request was before CHCID changed Exhibit 3.
- San Tan Water Line Replacement status update: Not Completed
- Set up with three vendors for CHCID infrastructure: Working on setting up meeting
- Update on easement Lawsuit- March 13th Response due: Elizabeth send in information to the lawyers to respond to the letter due this month.
- Maricopa County published Framework 2040 Comprehensive Plan- 60-day public review period: Elizabeth Fulghum is still reviewing the plan
- Arizona form 5000 discussion: Chriss our accountant has not replied to Pam Cain's email regarding usage of form 5000

New Business

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Action Items

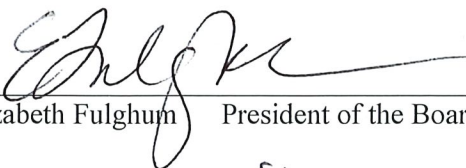
- Pamela Cain- Continue to work on getting funding from WIFA and State
- CHCID Board- Review Bids for pump station
- Alicia- Schedule meeting with three vendors for WIFA funding

Adjournment

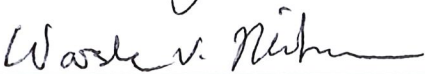
Elizabeth Fulghum made a motion to adjourn the meeting.

Pamela Cain seconded the motion.

The meeting was adjourned at 6:56 p.m.



Elizabeth Fulghum President of the Board



Warde Nichols Director of the Board



Pamela Cain Director of the Board