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**AGENDA
REGULAR SESSION
MAYOR AND COUNCIL
COUNCIL CHAMBERS - 473 S. Main Street, Room #106
WEDNESDAY, December 2, 2009
at 6:30 P.M.**

1. **Call to Order**
2. **Roll Call**
3. **Pledge of Allegiance**
4. **Consent Agenda** – All those items listed below may be enacted upon by one motion and approved as consent agenda items. Any item may be removed from the Consent Agenda and considered as a separate item if a member of Council requests.
 - a) **Approval of the Minutes:**
 - 1) Regular Session – November 18, 2009
 - 2) Mayor and Council Retreat – November 12, 2009
 - b) **Set Next Meeting, Date and Time:**
 - 1) December 9, 2009 at 6:30 p.m. – Work Session – Design Review
 - 2) December 16, 2009 at 6:30 p.m. – **COMBINED** Regular Session & Council Hears Planning & Zoning Matters
 - 3) December 23, 2009 at 6:30 p.m. – Council Hears Planning & Zoning Matters – **CANCELLED**
 - 4) January 6, 2010 at 6:30 p.m. – Regular Session
 - 5) January 20, 2010 at 6:30 p.m. – Regular Session
 - 6) January 27, 2010 at 6:30 p.m. – Council Hears Planning & Zoning Matters
 - c) **Possible approval of the re-appropriation of the PANT Grant expenditure appropriations from the State Grants Fund (fund 06) to the Federal Grants Fund (fund 08).**
5. **Council Informational Reports.** These reports are relative to the committee meetings that Council members attend. The Committees are Camp Verde Schools Education Foundation; Chamber of Commerce, Intergovernmental Association, NACOG Regional Council, Verde Valley Transportation Planning Organization, and Yavapai County Water Advisory Committee. In addition, individual members may provide brief summaries of current events. The Council will have no discussion or take action on any of these items, except that they may request that the item be placed on a future agenda.
6. **Call to the Public for Items not on the Agenda**
7. **Discussion, consideration, and possible direction to obtain an appraisal and survey for procurement of land for the establishment of a Public Works Equipment Yard.** This is an un-budgeted item from contingency fund. Staff Resource: Ron Long
8. **Discussion, consideration, and possible acceptance of the update on the financial status of the Town of Camp Verde for the first quarter of the 2009-2010 fiscal year.** Staff Resource: Michael K. Scannell.
9. **Discussion, consideration, and possible approval of the re-appropriation of expenditures to fund the Four-D, LLC contract amendment.** Staff Resource: Michael K. Scannell.
10. **Discussion, consideration and possible approval of a ground lease agreement between the Town of Camp Verde and the Camp Verde Sanitary District for land owned by the Sanitary District, more particularly described in the survey (Exhibit A) and topographical map (Exhibit B) attached hereto and incorporated herein by reference.** Staff Resource: Michael K. Scannell
11. **Discussion, consideration, and possible approval of Resolution 2009-781, a Resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona, Superseding Resolution 2009-776, Adopting Fees for Town Services.** Staff Resource: Deborah Barber
12. **Discussion, consideration, and possible direction to staff regarding smoke created by fireplaces and wood stoves.** Staff Resource: Michael Jenkins.

Mayor Burnside requested the following item(s)

13. **Discussion, re-consideration, and possible direction to staff relative to the action the Council took at the November 18, 2009 meeting with respect to the operation of the Town's weight room**

14. **Call to the Public for Items not on the Agenda.**

There will be no public input on the following items:

15. **Advanced Approvals of Town Expenditures when there are no advanced approvals.**

a. **There are no advanced approvals.**

16. **Manager/Staff Report** Individual members of the Staff may provide brief summaries of current events and activities. These summaries are strictly for informing the Council and public of such events and activities. The Council will have no discussion, consideration, or take action on any such item, except that an individual Council member may request that the item be placed on a future agenda.

17. **Adjournment**

Posted by:

W Jones

Date/Time:

11-25-09

8:45 a.m

Note: Pursuant to A.R.S. §38-431.03.A.2 and A.3, the Council may vote to go into Executive Session for purposes of consultation for legal advice with the Town Attorney on any matter listed on the Agenda, or discussion of records exempt by law from public inspection associated with an agenda item.

The Town of Camp Verde Council Chambers is accessible to the handicapped. Those with special accessibility or accommodation needs, such as large typeface print, may request these at the Office of the Town Clerk.

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MINUTES
REGULAR SESSION
COUNCIL HEARS PLANNING & ZONING MATTERS (COMBINED)
MAYOR AND COUNCIL
COUNCIL CHAMBERS
WEDNESDAY, November 18, 2009
6:30 P.M.

Minutes are a summary of the actions taken. They are not verbatim.
Public input is placed after Council motions to facilitate future research.
Public input, where appropriate, is heard prior to the motion

1. **Call to Order**

The meeting was called to order at 6:30 p.m.

2. **Roll Call**

Mayor Burnside, Vice Mayor Kovacovich, Councilors Whatley, Garrison, Roulette and German were present; Baker was absent due to family emergency.

Also Present: Town Manager Michael Scannell, Marshal Dave Smith, Public Works Director Ron Long, Library Director Gerry Laurito, Recreation Supervisor Lynda Moore, Town Clerk Virginia Jones, and Recording Secretary Margaret Harper.

3. **Pledge of Allegiance**

The Pledge was led by Whatley.

4. **Consent Agenda** – All those items listed below may be enacted upon by one motion and approved as consent agenda items. Any item may be removed from the Consent Agenda and considered as a separate item if a member of Council requests.

a) **Approval of the Minutes:**

- 1) Regular Session – November 4, 2009
- 2) Council Hears P&Z Matters – October 28, 2009

b) **Set Next Meeting, Date and Time:**

- 1) November 25, 2009 at 6:30 p.m. – Council Hears Planning & Zoning Matters – **CANCELLED**
- 2) December 2, 2009 at 6:30 p.m. – Regular Session
- 3) December 16, 2009 at 6:30 p.m. – **COMBINED** Regular Session & Council Hears Planning & Zoning Matters
- 4) December 23, 2009 at 6:30 p.m. – Council Hears Planning & Zoning Matters – **CANCELLED**

On a motion by German, seconded by Kovacovich, the Consent Agenda was unanimously approved as presented; with the exception that Garrison declined to vote on approval of the Minutes since she had been absent during those two meetings.

5. **Council Informational Reports.** These reports are relative to the committee meetings that Council members attend. The Committees are Camp Verde Schools Education Foundation; Chamber of Commerce, Intergovernmental Association, NACOG Regional Council, Verde Valley Transportation Planning Organization, and Yavapai County Water Advisory Committee. In addition, individual members may provide brief summaries of current events. The Council will have no discussion or take action on any of these items, except that they may request that the item be placed on a future agenda.

Whatley, personally and on behalf of the Council, expressed sympathy and offer of support to Jackie Baker following the loss of her husband. Whatley said she had attended the Court of Honor for Daniel Kleinman's achievement of the rank of Eagle Scout.

Garrison reported on her attendance at a 3-day NACOG conference in Page, and becoming aware of the new buzzword arising from computer communication sources, "Social Media." More information on that is available at www.azot.gov. Garrison said that information from the conference projects a dismal 2010 economic picture. Also, ADOT has announced an emergency lay-off of 115 employees. Garrison reminded everyone that Council members have no control over the smoke invading the community or the price of gas in Camp Verde compared with Cottonwood.

Roulette gave an update from his attendance at the Sanitary District last week; they are awaiting ADEQ's final approval before switching over to the new system and hooking up new services. When that approval is received, everyone will have one year within which to get onto the system.

German said she will be attending the Chamber meeting tomorrow and will report at the next Council meeting.

Burnside commented on the upcoming Grand Opening of the new Superior Court which could possibly stimulate some development activity for Camp Verde. Burnside also reported on the award of the rank of Eagle Scout to Daniel Kleinman, and listed the many outstanding accomplishments and leadership qualities of the young man. Mayor Burnside, in connection with his intent to give an update on the Settlement Agreement among the Town of Camp Verde, California Hotwood, Inc., and business

entities and affiliates related to the Zellner family, gave a recap of the steps taken since October 2008 trying to resolve the ongoing litigation among all the parties. The Court has now issued a ruling that Attorney Sims believes is subject to interpretation; the other parties have sought additional clarification and are seeking attorney fees. The Council has determined that it is necessary to go into Executive Session before the end of this meeting in order to consult with the Town Attorney on the status of the litigation, following which a public announcement will be made on how the Town wishes to proceed further in this litigation.

6. **Call to the Public for Items not on the Agenda**

(Comments from the following individuals are summarized.)

Brenda Hauser issued a request from the Senior Center for 4 or 5 volunteers to help with the Meals On Wheels program. Ms. Hauser also suggested that it would be helpful to return to cultivating grass and trees in the courtyard.

Clinton Gray said that the new Council members would benefit from the packets of information he had prepared on the history of the Woodyard dispute; he described the ongoing deterioration of the situation and the increasing fire hazard, noise, truck traffic and dust being generated, and no enforcement activities on the part of the Town. He referred to the area as a "horizontal forest."

Danny Parker protested that the International Fire Code is not being enforced in connection with the conditions at the Woodyard; there have been three spontaneous fires out there in the last six months. The Council members should go out there and see the fire hazard that exists there.

There was no further public input.

~~7. Discussion, consideration, and possible approval of the Final Draft Development Guidance System Diagnostic Report prepared by consulting firm Dava and Associates. Staff Resource: Matt~~

Mayor Burnside explained that Items 7, 8, 9 and 10 have been pulled from the Agenda for further research and possible revisions; they will all be returned for consideration at a subsequent meeting.

~~8. Discussion, consideration, and possible approval of Resolution 2009-781, a Resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona declaring Ordinance 2009-A373, amending Section 124, Design Review, of the Planning & Zoning Ordinance, dated November 18, 2009, and Amending Section 124, Design Review, of the Planning & Zoning Ordinance to transfer the duties of the "Design Review Board" to the "Community Development Director" to be a public record. Staff Resource: Matt Morris~~
(Addressed at Item 7)

~~9. Discussion, consideration, and possible approval of Ordinance 2009-A373, an Ordinance of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona adopting by reference revisions to the duties of the "Design Review Board", as previously established by Section 124, Design Review, of the Planning & Zoning Ordinance (87-A23), and transfer authority and responsibility to the "Community Development Director" while the Town undertakes a broader revision to the Planning and Zoning Ordinance, such suspension to automatically terminate and the Design Review Board automatically reinstated if the Town Council does not amend the Planning & Zoning Ordinance on or before December 31, 2010. Staff Resource: Matt Morris~~
(Addressed at Item 7.)

10. Discussion, consideration, and possible award of bid for the purchase of a 9-wheel compactor to C & E Paving and Grading in the amount of \$25,000. This is a budgeted item in the CIP. *Staff Resource: Ron Long*
This item was pulled; addressed at Item 7.

11. Discussion, consideration, and possible direction to staff relative to the future of the Teens-A-Chillin' Youth Center. Direction may included, but not be limited to 1) continue pursuit of a non-profit; 2) staff the Center with Town staff; and 3) continue to keep the Center closed. *Staff Resource: Ron Long*
A motion by Garrison to continue to keep the Center closed based on this economic time failed for lack of a second.

On a motion by German, seconded by Garrison, the Council voted unanimously to continue to keep the Teen Center closed, but leaving the possibility open for a qualified group to come in within 90 days that would meet the qualifications outlined by the document received on how a Teen Center should be organized and operated, allowing Staff to be passively involved.

Public Works Director Ron Long reviewed the chronology of events in connection with the Teen Center project since September,

2009 following direction by the Council to enter into an MOU with Youth Count. In early October, he found that Youth Count would not go along with entering into an MOU; their Board voted against such a move because they were not in the business of running a Teen Center, although they had been of great help in getting it started. Staff has continued to look into finding a non-profit entity willing to take over the operation. Long said that one local person has been found who has a non-profit status and would be interested in taking on the Teen Center, but a coalition of volunteers in the community to help that individual has not been found.. Long said that at this point the only options open are to keep searching for a non-profit qualified to take over the operation of the Center; staff the Center with a Town employee who would need to be certified and trained to manage the operation; or continue to keep the Center closed. Following the presentation by Long, the public was invited to speak.

PUBLIC INPUT

(Comments from the following individual are summarized.)

Brenda Hauser said that the Teen Center was from the beginning a Camp Verde Town project, there were no other entities involved; the Vista employee is still on hand and there still is funding on hand for about four months. Ms. Hauser pointed out the benefits of the Center for the youth and the help that has been received from other groups; she added that the community has to be concerned about welfare of the children in this Town, that some day they will be sitting in the Council seats and the members hoping they don't close the Senior Center.

There was no further public input.

The members discussed the options presented and the history and the major difficulties encountered following the lack of anticipated support from the Boys & Girls Club, and Youth Count declining to participate in running the Center. Lynda Moore confirmed that there is sufficient grant funding available keep the Center open for the next four months; however, there are complex problems that continue to exist, including the fact that the economy is not expected to improve this coming year, and there still is no one available with the required certification and training to operate the Center. There was discussion among the Council and staff regarding the recent research and efforts by staff to follow through with resolving the complicated issues. It was noted that a document has been received from Ms. Lori Deutsch detailing all that needs to be done in order to successfully organize and operate the Teen Center. After further discussion it was generally agreed that the better decision at this time would be to continue to keep the Center closed while a search is made for a qualified non-profit group to step in and take over the operation of the Center, with staff passively involved, for a 90-day period.

A recess was called at 7:55 p.m.; the meeting was called back to order at 8:10 p.m.

- 12. Update and discussion of the Library Strategic Plan 2004-2009. Staff Resource: Gerry Laurito**
There was no action taken.

Library Director Laurito said that copies of the subject Strategic Plan were included in the Agenda packets. That 2004-2009 plan was financed by the State Library process called Planning for Results. A committee was formed consisting of members of the community, staff, Council and the Library Commission. Laurito described the three areas of service that were identified as Cultural Awareness, Community Referral, and Commons. During the following brief discussion, the involvement and hard work by Amber Polo and other volunteers were acknowledged with appreciation.

- 13. Discussion, consideration, and possible authorization for the Town Manager to secure an office for Human Resources outside the law enforcement facility. Staff Resource: David R. Smith**

On a motion by Garrison, seconded by Kovacovich, the Council unanimously authorized The Town Manager to secure an office on the Town premises for Human Resources and grant him the permission to make necessary cosmetic changes to provide a warm, confidential, and personal atmosphere, not to exceed \$1,000.

Human Resources Director Smith explained that in the areas of discussing benefits and/or counseling, employees need to have a safe and confidential place to go to, and that to some employees the law enforcement facility does not offer such a place. Smith recommended that the vacant office located east of the main entrance of the gym be provided and staffed for one day a week by Darby Martin; she or Smith would also be available at other times by appointment. The Council discussed with Scannell the possible cost for retrofitting the suggested office space, which Scannell estimated as no more than \$1,000.

Councilor Garrison requested item #14:

- 14. Discussion, consideration, and possible direction to staff regarding the operation of the Town's Weight Room.**

On a motion by Roulette, seconded by Kovacovich, the Council unanimously approved as follows: (1) Limit the hours of operation of the Weight Room to coincide with the operating hours of the Town, generally Parks & Recreation Department; (2) change the lock to the door of the Weight Room and not issue keys to members but change the policy to a key check-out basis

with a log in the Parks & Recreation Department on a sign-out-and-return basis; (3) direct staff to make the communications wiring non-accessible, safe and protected; (4) be prepared to possibly refund, on a pro-rated basis, members' prepaid fees due to the change in hours and operation; (5) direct staff to come back in three months with a progress report on how the Weight Room is being used and operated; and (6) the Town Manager to submit a Risk Management analysis within one week.

Long said that the main issue at hand is that the Weight Room is unattended, which raises security and safety concerns. In the past the operation has been on a trust basis with keys given to volunteers. Staff has indicated that there apparently have been keys duplicated, people use the facility that are not authorized to be there. The cleaning staff have reported finding trash that was brought in and left, bottles of urine, and other types of vandalism; control has been lost. There are exposed communications equipment wiring and holes in the walls, both of which present additional safety and security concerns.

PUBLIC INPUT

(Comments from the following individual are summarized.)

John Wischmeyer said that the Weight Room has been open for quite awhile as an amenity to the community, with little or no cost to the Town; he would hope the Council supports physical fitness in the community; the use should be continued.

There was no further public input.

The Council discussed the information provided by Long, and expressed concern over their desire to continue to provide the amenity for volunteers and employees as in the past, countered with the concern over the safety and security issues and a consensus that the existing situation is untenable. The point was raised that maintaining the gym appears to be in competition with like businesses in Town. The Council also discussed leasing the facility to a private group as one solution. The members discussed several suggestions, including changing the lock and keys, installing a camera, limiting the hours to be open, and restricting the facility to only volunteers and employees, as well as honoring the remaining memberships. There was some question on the legality of imposing such restrictions, as well as the Town's liability for injury using the equipment, and a suggestion that staff look into that and report back to Council. After further discussion, Scannell said he believes that, since the membership will not be restricted as to who can attend, there may not be a need for a legal analysis; furthermore, the safety issue would be more of a Risk Management question, and he will speak to the Risk Pool about that. The members agreed with his assessment.

15. Call to the Public for Items not on the Agenda.

There was no public input.

16. Advanced Approvals of Town Expenditures when there are no advanced approvals.

a. There are no advanced approvals.

There were no advanced approvals.

17. Manager/Staff Report

There was no Manager/Staff report.

On a motion by Kovacovich, seconded by Garrison, the Council voted to go into Executive Session for consultation with the Town Attorney regarding possible development of Settlement Agreement among the Town of Camp Verde, California Hotwood, Inc., and business entities and affiliates related to the Zellner family.

A recess was called to go into Executive Session at 9:23 p.m.

The Regular Session was called back to order at 10:33 p.m.

At the request of Mayor Burnside, Town Manager Scannell issued the following statement based on the advice of the Town Attorney and the direction that the Town is taking concerning the Woodyard litigation: "In the Executive Session the Town Council members conversed with their Town Attorney, Bill Sims, and they discussed the motions filed by California Hotwood and representatives from the Zellner family with respect to the litigation that was heard in Judge Bluff's court. Judge Bluff's opinion was not entirely clear, and one of the motions filed by the opposing parties was for clarification on what the Judge's intent was on a number of points. The Town wants to defend its Codes, and with respect to issuance of business licenses the Town is prepared to issue business licenses on all parcels in play here, including Parcels 67 and 68, which are both the subject of the clarification that is being sought. If the Judge rules that Parcels 67 and 68 are permitted non-conforming uses, the business licenses will continue to be operative; if the Judge rules that they are not properly permitted non-conforming uses, the license which we contemplate issuing will be rescinded on Parcels 67 and 68. With respect to attorney fees, which is another major

element of the motions that were filed in the Court, the Town Council instructed their Attorney to respond to those motions with opposition to the other parties being awarded attorney fees.”

There was no further discussion.

18. Adjournment

On a motion by Whatley, seconded by Roulette, the meeting was adjourned at 10:36 p.m.

Bob Burnside, Mayor

Margaret Harper, Recording Secretary

CERTIFICATION

I hereby certify that the foregoing Minutes are a true and accurate accounting of the actions of the Mayor and Common Council of the Town of Camp Verde during the Regular Session of the Town Council of Camp Verde, Arizona, held on the 18th day of November 2009. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this _____ day of _____, _____.

Debbie Barber, Town Clerk

MINUTES
MAYOR AND COUNCIL RETREAT
NOVEMBER 12, 2009 at 9:00 a.m.
YAVAPAI COLLEGE CAMP VERDE CAMPUS
321 W. Apache Trail, Rooms 807-808
Camp Verde, AZ

Retreat Objectives:

- To discuss current issues affecting Camp Verde and local government
- To develop short-term and long-term goals and actions needed to move into the future

1. Call to Order

Mayor Burnside called the meeting to order at 9:06 a.m.

2. Roll Call

Mayor Burnside Vice Mayor Kovacovich, and Councilors Baker, Garrison, German, Roulette, and Whatley were present.

Also Present: Town Manager Michael Scannell and Town Clerk Deborah Barber

Mayor Burnside welcomed attendants. He explained this was a retreat, where Council could not make decisions, but rather discuss the issues. Burnside updated Council on the meeting with the Yavapai-Apache Nation. He explained that he believed that this meeting was a milestone of sorts, noting that the Nation is trying to establish a new protocol and welcoming community input. He explained that the Nation requested a presentation from each community on how they would like to spend the gaming compact monies. He said that they held the meeting in an open session and that he presented a prepared packet. He noted that not many Mayors appeared and he believed that the Nation's Council could have been offended. Burnside noted that they would be short on funds this year. He said that he stood before them to present the Town's request. He explained that he was asked two questions: Every community asked for a dollar amount, Camp Verde did not. Chairman Beauty asked why we did not put a dollar amount. Burnside replied that the Town was not asking for specific amounts, but rather assistance in continuing services. Burnside explained that he felt it would be disrespectful to ask for a slice of bread when there was so much to spread out. The other question came from Norman Smith who asked "how much money has your Town given to the construction of the library?" Burnside said he felt embarrassed when answered, "none". He explained that there is a citizen group raising funds, noting that the non-profit group may not have the collateral and as a result, may have to come to the Town to 'co-sign'. Burnside said that our Town citizens got the money together to build the pool and our citizens got the money to build the existing library. Overall, he felt that our presentation went well.

Burnside also noted that he and Councilor German held a meeting with Camp Verde School District to explain why the Town did not request funds for the school counselor. He noted that the School District also had the opportunity to present their requests, explaining that Chairman Beauty felt if counselors were available when he was in school, his life might have turned out much differently. Burnside said that the Nation's revenues are also down substantially and they would not know how much funds are available until January. He said that they have tough decisions to make.

Council members agreed that they would like the meeting to end at noon.

3. Identifying challenges that Camp Verde faces over the next two years

Mayor Burnside asked each member to state his or her concerns.

Roulette said the budget and business support for those businesses that are failing.

Garrison said the budget, noting that the most severe cuts in 2010/11, with no hope for an upswing, and tourism dollars. She said that \$18.5 billion in tourism dollars come into the state each year. She said that tourism generates income for every community. She explained that successful communities have a 'brand', noting that

Camp Verde does not have a 'brand'. We need to stay true to our 'branding' to ensure that Camp Verde becomes a designation. She said that it was important to decide – what are we? Who are we?

Whatley said that her concerns were the budget, water, and Fort Verde. She said that Fort Verde is our brand.

Baker said that history is our 'brand', noting that Ft. Verde established this town, as did agriculture. She stated that Historic visitors stay longer and spend more money and that this was a focus of the Chamber in the past. She said that she would like to work with the Chamber 'as one', noting that as a municipality, our hands might be tied, but work together hands-on as much as possible. She also said that her concern was looking for cost-cutting measures for at least the next two budget years without impacting our current staff. She said this is a number one priority.

German said that she was also concerned about budget and spending. She said that we need strategic planning – understanding revenues and how we are spending them. She said that it was absolutely necessary to stop spending money on things that we cannot really afford right now, especially on things that just do not benefit the public at this time. She said another thing was economic development. She agreed with the branding concept, noting that Camp Verde is Gateway to the Verde Valley. She said that we needed to market that aspect and look what we have in this valley. She also spoke to the good work accomplished by the Chamber and expressed that businesses need to belong to the Chamber. She said that this feeling of 'entitlement' needed to change.

Kovacovich said that if we had economic development, the budget would take care of itself. He noted that several Councils ago voted the logo, "Arizona's Territorial Town" and it did not go over very well. He said that the Fort is our draw.

Burnside said his concern was the budget and that it was up to Council to monitor it closely. He said that Fort Verde is our history. He said that he did not know if focusing on economic development was a viable action right now since we are looking at surviving. He explained that he was told that it was his responsibility to request a list of previous Council's actions and direction to determine if this Council planned to continue in that vein. He asked members if they were interested in reviewing such a list in order to assist future Councils. He asked if they were doing the right things or doing things right. He said it was important to establish an environment of trust for the public. He noted that he would like to spend quality time today to address these issues since it is the Council's responsibility to set policies and procedures as well as being the stewards of the Town's future.

Scannell said that the comments indicated a common theme – interest in branding downtown, and history. He noted that he had met with State Parks, State Historic Preservation Office and had a follow-up meeting with architects about the possibility of weaving the Town's history into the downtown revitalization plan. He said this was an important step because there are a lot of resources at the State level to assist communities like Camp Verde. He agreed that historic tourists do tend to stay longer and spend more. He said that he was going to ask Council to consider authorization to begin the process and that it might cost a little, but it was an investment in the community. He then explained what happens to areas when a bypass is built. He stressed the importance of developing a plan that would survive the transitions of future Councils. He noted that in his work with Tribal Nations throughout his career that they tend to plan for generations. He noted that State Parks has an interesting vision for Ft. Verde and that he would like to invite them to present this to Council. He explained that the entire country is in uncharted waters with regard to the economy. Scannell advised that developing a plan that defines our vision and then looking for business that fit that vision was critical to the Town's future.

Scannell said that Council comments indicate an interest in the downtown area, branding, history – all that are common themes. Scannell stated that in the next Manager's Report, he has informed Council that he had met with State Parks, Historic Preservation Office, and had a follow-up meeting with architects about the possibility of weaving history into the downtown revitalization plan. Scannell noted it is important because there are a lot of resources available at the State level to assist communities like Camp Verde. Historically, tourists do tend to stay longer and spend more money. Scannell stated he would be coming to the Council requesting that they consider the process – noting it will cost a little bit of money. Scannell continued by stating that bypasses across the country have caused communities to redefine themselves. The Town needs to develop a plan that will survive the transitions of Councils. Scannell indicated that when you think about Indian Nations, they think in terms of 'generations', and that is important to us. State Parks has an interesting vision for Ft. Verde and Scannell stated

he would like to invite them to Camp Verde to present the vision to Council. Scannell stated he thinks a lot about downtown Camp Verde merchants and listens to what they say. Scannell stated the Town is in uncharted waters. The businesses are looking for help, but questioned if that is the role of the government? Scannell suggested developing a plan that defines the Towns vision and then look for those businesses that would meet the Towns plan. Scannell continued by stating the Town needs to involve the Chamber, various civic groups, the use of state resources, universities, etc. Scannell stated that the budget is a huge issue, noting that Arizona is one of 10 states in the country that are in serious condition. Arizona is listed as number two. A significant portion of Camp Verde's funds comes from the state; HURF, state revenue sharing, state sales tax. Scannell indicated that the Town will continue to see reduced revenue for at least another year or two and our 2010-shared revenue already reduced by \$340,000. Scannell also that he believes there will be a further decline in the sales tax revenue.

4. Substantive Discussions of Critical Town Issues to include, but not be limited to economic development, the Town Master Plan, the state of the economy in general, Ft. Verde, etc

This item was included in the previous discussion.

5. Identification of Goals for 2009-2010

a. What will we do together to move Camp Verde into the future?

Mayor Burnside stated that each Council member needs to seriously consider their votes – he went on to state he would support the Council, even if he did not agree. Burnside stated that the Council needs to really consider an item when it is brought back, and stop changing our minds. Burnside emphasized that the Council needs to stay together as a group with good solid conversation.

Kovacovich stated it all ties into a long-term vision. Council has a two-year vision. It is hard.

German agreed with Kovacovich stating one problem is that we get information and this Council is doing a much better job of reading the packet & asking questions of staff and are better prepared for the meeting. German stated that sometimes she feels the Council makes a decision without full understanding. "I need time to ponder this a little more". I think it would help us. German stated the most important goal as a group is to set a vision.

Burnside stated that the most "VIP" of this Council is 'we'.

Baker stated that the Town Site master plan has goals that we can work together on for the next two years to make it through this rough time. The Main Street enhancement was the beginning of the plan, and now the question is, how do we move forward? Baker stated that past Councils have researched and set goals and indicated that in 2006 Council approved a sewer plan, and questioned where it was. Baker indicated that the Council needs to move forward, and support those goals.

Scannell stated that TetraTech completed a study and it was presented to the Council. Scannell indicated that Town annexed a significant land mass out to Steve Coury, and there are development agreements that require a sewer study. Scannell stated it will be very expensive because there is no in-fill, and there has been conversations with Mr. Griffith and he knows those issue. Scannell stated he could ask Ron Long to bring this back for your review.

Whatley stated she has tried to go the route of not meeting with Mr. Scannell and indicated she is now meeting with him once per week and finds it very helpful to be prepared for the meetings. Whatley stated she was very impressed that the Council does seem to stand as one on our votes. Whatley also stated she is impressed that we have dissenting votes, but they are from different people indicating that she really appreciates that the Council is able to do that and still work together, stating "We do not have factions."

Garrison stated that in order to move forward in the future, you have to understand the back trail. Garrison said that when Scannell was hired, she carried that development agreement to him. The only reason she knew about it is that she had gone to the Clerk's Office and asked for information. There has to be a better way in tracking our consultant reports, as well as with resolutions and ordinances. Council agreed that everything needed to be in one place.

Roulette questioned the new computer system and asked if there is anyway to keep code/track these items?

Scannell stated the Clerk's Office keeps track of these things. It never made it into a document. Scannell stated that in the development agreement, he was concerned that the Town would not be able to fund this and discovered that each developer was to tender \$10,000 per year. When Scannell questioned who was responsible for administering the terms of this agreement, he discovered the Town left \$30,000 on the table. Scannell stated the bigger issue is administering these items and assigning responsibility. This should be done at the time of adoption.

At 10:30 a.m. Council took a break.

Mayor Burnside called the meeting back to order at 10:38 a.m.

Roulette stated that there are things that we need to act together, indicated the need to focus on community perception, the need to be real and not artificially defending someone. Roulette stated he thinks 'branding' is huge and that the Council needs to come up with a plan, indicated that if there is a common goal, the decisions are much easier to make. Roulette also stated that the community has to be behind the goals, and that is why changes occur during the election. Roulette stated that at some point, we have to get the community on board. Roulette went on to say that as far as historic and farming – we need a "Young's Farm", it can tie into our history.

Scannell stated that Roulettes comments were very perceptive and there are some issues that are incredibly controversial and some issues that everyone can get behind. Scannell stated that coming up with a good downtown Master Plan, with the process to include community meetings and have something the community can be proud of by making downtown a vibrant place where people want to be.

Burnside agreed with Scannell stating the Town needs a vision, and setting a goal to create a vision is very important. Burnside stated the current Town Plan looks good, with the controversial issue of having the library downtown, and the Council would be remiss in not addressing this, along with the current Master Plan does not indicate that it went to the community. Burnside stated that the library was the number one desire in the General Plan, and he was embarrassed that the Town, has not put any money into the plan, stating that we need to make the decision.

Whatley indicated that last Council agreed it was going to be where it was.

Baker stated that her recollection was that the community was involved, and that the Library Commission voted on it as well. Baker continued by stating that the previous Council considered the fact that with the Fort, the Historical Society, and the infrastructure already in place that would be the best site.

Whatley stated that the Community did not get to vote on the location of the library.

Roulette questioned German and asked for three reasons why the library wants to be where it is, and the logic? German stated that with the plan for the Library in the downtown site, the Library would have to be closed when other activities were going on; German stated you could not do that downtown because it is too congested. The current location is not far from downtown, and having the government offices on the 2nd floor were a problem. German stated there was a lack of distrust with Town government, and people did not believe that it would happen.

Garrison stated that three years ago, she was told the library wasn't an issue, she went on to say that when she started knocking doors, everyone talked about the library, it was ugly, it didn't fit Main Street, and there was mistrust. Garrison stated that no one has asked to put the question on the ballot.

German commented that when the Council voted to put the library at its present location, the people said they would put it on the ballot. Then Council voted to keep it at its present location.

Kovacovich noted that the Library vote was 4-1, with 2 members absent. Kovacovich stated that was a vision of the public & Council working together, and if they want to be so selfish they want a 30,000 sq ft. building, then it's a good thing we haven't put anything into it.

Burnside read a statement from former Mayor Dickinson saying that we have to develop a plan. Burnside stated we have a Master Plan, our goal is; do we send it to the public or does this Council want to make a new plan? Burnside stated the library isn't going to go away, it did not go to the public, and questioned Council regarding the Town goals, does the Council start with what they have and build from that.

German stated that there is a group that is trying to raise the money for a library, after the funds are raised, then a decision could be made.

Scannell stated that the people believe that the library funding is going to be a grant; however, it will probably be a low-interest loan. Scannell advised Council that if they take on the loan, it would not be possible to fund a Town Hall. Scannell stated the beauty of the current plan, is that it is visionary; they recognized the limited capacity of the Town, and the only way to get a Town Hall built is the way that it was planned.

b. What is our vision?

Baker stated that the vision was to purchase the property, and open a restaurant. We are not looking at putting offices into Rio Verde. Baker stated that in chatting with the Manager, he indicated we could put Rio Verde back for a nominal cost and put businesses in there. Baker continued that we could then spend money on the Parks & Recreation offices, and the Manager has indicated he is working with the State on weaving in history. Baker stated the Council does not need to discuss the library, the Town paid good money for this plan, and part of the plan was purchasing property, Council purchased the Rio Verde Plaza, knowing that in the future they would purchase the other property.

Scannell referred to the site map, and explained what could happen with Rio Verde. Scannell stated the building is slated to stay, so it makes sense to make it a community treasure; Planning & Public Works need to be together, therefore Step one would be to renovate Rio Verde; Step 2 renovate the Community Center, and Step 3 renovate Town Hall.

Garrison stated that the Court should be at the Teen Center, indicating that everything that has to do with law enforcement should be in one area. The consensus was supportive of the idea.

Scannell stated that if Council agreed with this design process, in a couple of months, we could come up with a plan that everyone could get behind. Scannell stated the Council wants the community to say they are proud of our government!

Whatley advised Council that the Parks building does need to be preserved, and questioned how the Chamber works into the Plan.

German stated it is a logical approach. The Town comes up with grandiose plans and they, the plans, go on a shelf, and further stating the Town cannot even afford to start, so by doing it piece-meal at least gives everyone a place to start.

Kovacovich stated that when you are building a downtown plan, you need to have buildings occupied. We have almost the entire block and eventually, it could become the courthouse square where people would want to come.

Baker agreed that the idea of using the Teen Center was a great idea and asked if the Council could look at Rio Verde and the use of the Teen Center as our number one goal.

Scannell stated that this idea would allow the Town to live within its means, and allows the Town time to smooth over ruffled feathers with businesses. Scannell stated that Council can tell him that they would like the Court to relocate the court.

Roulette questioned if the Court moves out, could the Parks & Recreation move into that space, not spending the money on Rio Verde. Scannell asked staff to look into the square footage needs, indicating that having an empty, dilapidated building is not a good thing for Main Street. Roulette questioned if other communities own restaurants.

Scannell advised that there are municipalities who own commercial space, however you need a separate corporation and including that you must watch the square footage that is available for commercial space or you could lose the tax-exempt financing.

Roulette stated that he has been told that Town Halls don't need to be on Main Street. I've heard the concerns from the citizens.

c. What are our priorities?

This item was included in the previous discussion.

d. How will we collaborate with each other and staff to accomplish these goals?

This item was included in the previous discussion.

6. Planning for Action – discussion may include, but not be limited to the following:

a. Identify first steps

1. Branding – we ask the Chamber what they have spent money on and go with that.
2. Common Goals
3. Community Involvement
4. Teen Center converted to Court Offices
5. Rio Verde

Garrison questioned why the Town would be spending money on Rio Verde Plaza when the previous Council was told that the building could not be prepared. Garrison stated that Ron Long and Marvin Buckel toured the building and she remembered an issue with gas lines, and they explained that's why the building had to come down.

Scannell stated that if you think about the building having a life of 20 years and if you amortize the cost per year, it is not unreasonable to spend the money.

Garrison stated the Town has already taken steps, looking into purchasing the maintenance yard with office space. Garrison suggested the Council jot down some goals that we're already doing.

1. Rio Verde Plaza
2. Continue to work with State Parks and SHPO to weave history into the Main Street history.

Baker stated the Town has completed the restroom on the plan; the ramada improvements were also part of the plan; along with Rio Verde Plaza. Council can point out to the public that these are things that have been done, and this is our vision.

Kovacovich stated the Master Plan needs to be more public and if the Town had activity on our property, it should help; small steps.

Scannell stated that there are some legal hurdles and he will bring it back to Council for discussion.

Whatley noted that the Town is funding the Chamber of Commerce and giving them free rent, that's how we help our businesses. Whatley thanked Scannell for the practical idea to move forward; stay away from the library until money is available and indicated she liked the Rio Verde and Court house idea. Whatley stated the Town needs to work with the Chamber on the Gateway to the Verde Valley and indicated she liked 'Camp Verde, the Heart of Arizona', the heart of history, agriculture, outdoor living, heart of the living west. We're focusing on ourselves instead of other communities.

Garrison agreed that she like the idea of moving the Court to the Teen Center building, and access that freed-up space, and further stated the Council needs to make a conscious decision as to our branding.

Kovacovich noted that Sedona brings in millions because of Red Rocks and we have the White Hills.

Scannell distributed a list of goals that he had set for himself, and asked the Council to review and welcomed any comments. Scannell indicated this is the first draft and he will then preset a final list.

Go forward plan will be:

1. State Historic issue: work with SHPO, Chamber of Commerce, State Parks, etc. The Master Plan was discussed and Council has directed the Manager to come up with a series of phases in which it can be implemented. By completing in phases, this will focus the community and let the business community know the Council is making an investment, and no one can say that the Council is not committed to revitalizing our downtown.

Garrison suggested Council have an agenda item regarding the results of the retreat, indicating what has been accomplished and what the next steps would be to accomplish the goals.

BB – item #3 should be item #1; 6 is 2, 3 is #6.

Council agreed they should a) incorporate the accomplishments that have been made; b) Identify stakeholders and primary person(s) responsible for implementing plans/projects/policies; c) Identify measurable outcomes and milestones; d) Evaluate projects/results on a regular basis; and e) Identify alternatives

7. Adjournment

The meeting adjourned at 12:08 p.m.

Bob Burnside, Mayor

Deborah Barber, Recording Secretary

CERTIFICATION

I hereby certify that the foregoing Minutes are a true and accurate accounting of the actions of the Mayor and Common Council of the Town of Camp Verde during the Manager/Council Retreat, held on the 12th day of November 2009. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this _____ day of _____, _____.

Deborah Barber, Town Clerk



**TOWN OF CAMP VERDE
Agenda Action Form**

Meeting Date: December 2, 2009

Meeting Type: Regular Session

Consent Agenda **Regular Business**

Reference Document: FY2009-2010 Budget, Corrected State Grants Fund and Federal Grants Fund budget worksheets.

Agenda Title (be exact):

Possible approval of the re-appropriation of the PANT Grant expenditure appropriations from the State Grants Fund (fund 06) to the Federal Grants Fund (fund 08).

Purpose and Background Information:

Historically, the PANT grant has been recorded as a State grant and tracked in the State Grants Fund (fund 06). During the fiscal year 2009 audit, it was discovered that the PANT Grant was in fact a Federal grant that was passed through the State to the local agencies. This dictates that the PANT Grant be tracked in the Federal Grants Fund (fund 08).

Staff is requesting Council de-obligate the PANT Grant appropriations in the State Grants Fund (fund 06) and re-appropriate the amounts in the Federal Grants Fund (fund 08).

Recommendation (Suggested Motion):

Approval of the re-appropriation of the PANT Grant expenditure appropriations from the State Grants Fund (fund 06) to the Federal Grants Fund (fund 08).

Finance Review: **Budgeted** **Unbudgeted** **N/A**

Finance Director Comments/Fund:

Attorney Review: **Yes** **No** **N/A**

Attorney Comments:

Submitting Department: Finance Department

Contact Person: Lisa Elliott, Senior Accountant

Action Report Prepared By: Lisa Elliott, Senior Accountant



**TOWN OF CAMP VERDE
Agenda Action Form**

Meeting Date: December 2, 2009

Meeting Type: Regular Session

Consent Agenda **Regular Business**

Reference Document: Procurement of property appraisal for Public Works Equipment Yard

Agenda Title (be exact):

Discussion, consideration, and possible direction to obtain an appraisal and survey for procurement of land for the establishment of a Public Works Equipment Yard.

Purpose and Background Information:

As discussed in executive session September 16, 2009: "Negotiation and possible acquisition of property located on Industrial Drive". The proposed use for this property would be for the Public Works Department (includes Streets, Parks / Recreation and Maintenance divisions) equipment yard, providing covered and open storage space, maintenance buildings mixing table and eventually offices. Members of Staff have met with the Mr. George Reeve (George Reeve Enterprises), the broker for this property, to determine the potential property boundary; attached maps A and B show the proposed borders of approximately 18.4 acres, located on parcels 403-22-025E and 403-22-029N. If approved, the boundary will include the portion of Gaddis Wash than runs northeast to southwest along the north side of the property from Industrial Drive to the East side of Lot 12 as shown on Map A.

In order to begin purchase price negotiations, an appraisal is required to determine current market value. The appraisal would be made subject to a final survey, which is required to determine the exact boundary and parcel size.

Recommendation (Suggested Motion):

Move to approve the procurement of an appraisal, survey and legal property split for the Public Works Equipment Yard located on Industrial Drive, Camp Verde, Arizona.

Finance Review: Budgeted Unbudgeted N/A

Finance Director Comments/Fund: payment for the survey and appraisal will be drawn from the contingency fund; and proposed consideration of possible debt for the asset acquisition

Attorney Review: Yes No N/A

Attorney Comments: N/A

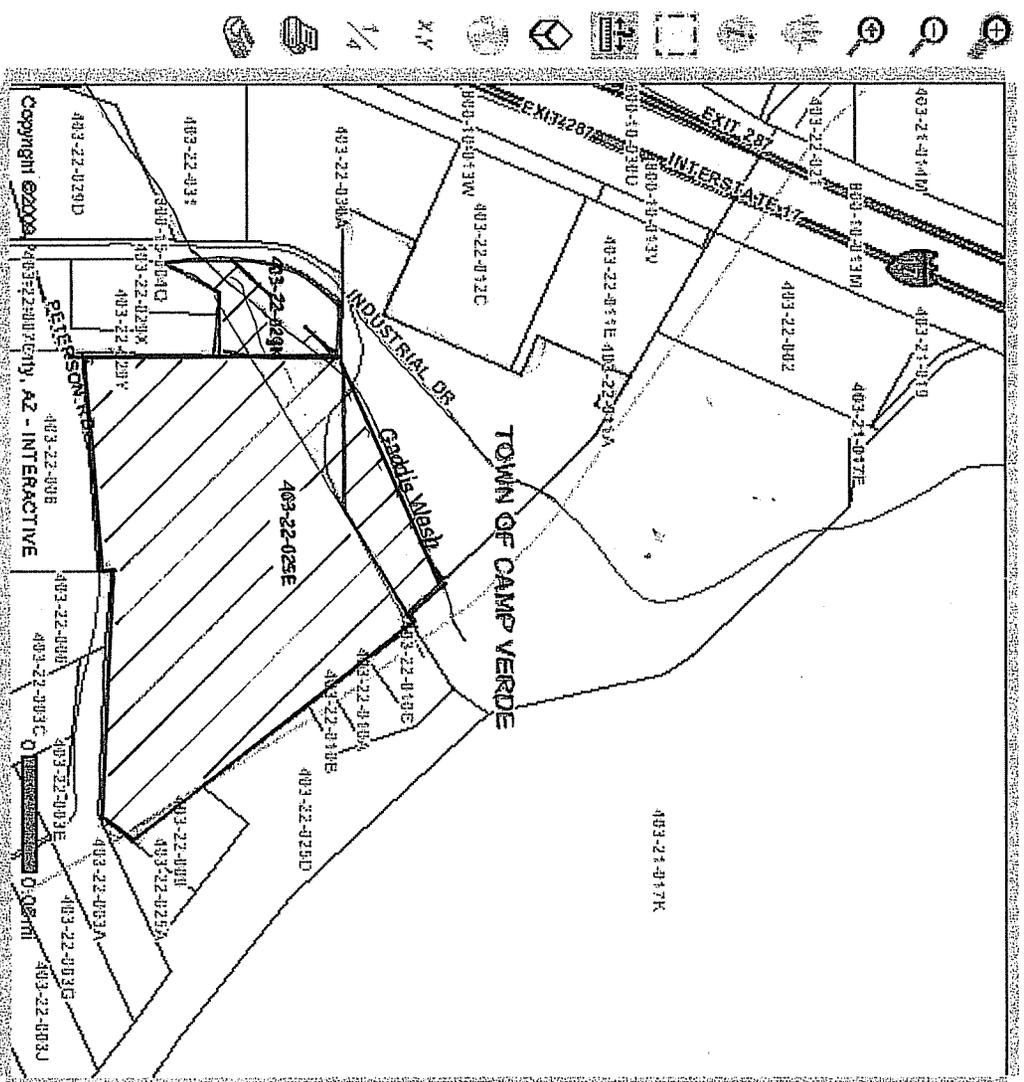
Submitting Department: Public Works

Contact Person: Ron Long

Action Report prepared by: D. Ranney

YAVAPAI COUNTY GOVERNMENT *Arizona*

Interactive Mapping Application



<http://mapserver.co.yavapai.az.us/interactive/map.asp>

MAP B

Search By Property Search By Location HELP TUTORIAL

Overview Map

Map Status

Map Scale

1: 6024

Identify Layer

Parcels

Draw Default Layers

Display Map Legend

Refresh Map

Map Layers

- Property Features
 - Roads/Streets
 - Land Features
 - Districts/Precincts
 - Zoning
 - Map Themes
 - Satellite/Aerial
 - Refresh Map
- Map Data Last Updated:
Wednesday, August 26, 2009
2:51:02 AM
- Feedback Welcome. Send
Comments to GIS Staff

Proposed Purchase
Property located
on Portions of:
Parcels
403-22-025E
403-22-029N



TOWN OF CAMP VERDE
Agenda Action Form

Meeting Date: December 2, 2009

Meeting Type: Regular Session

Consent Agenda Regular Business

Reference Document: FY2009-2010 Budget

Agenda Title (be exact):

Discussion, consideration, and possible acceptance of the update on the financial status of the Town of Camp Verde for the first quarter of the 2009-2010 fiscal year.

Purpose and Background Information:

Staff desires to keep Council abreast of the financial status of the Town as it pertains to revenue and expenditure projections for the 2009-2010 fiscal year.

A report will be given to Council at the meeting detailing the current revenue collections and fiscal year projections.

Recommendation (Suggested Motion):

Acceptance of the update on the financial status of the Town of Camp Verde for the first quarter of the 2009-2010 fiscal year.

Finance Review: Budgeted Unbudgeted N/A

Finance Director Comments/Fund:

Attorney Review: Yes No N/A

Attorney Comments:

Submitting Department: Finance Department

Contact Person: Michael Scannell, Town Manager

Action Report Prepared By: Lisa Elliott, Senior Accountant



**TOWN OF CAMP VERDE
Agenda Action Form**

Meeting Date: December 2, 2009
 Consent Agenda **Regular Business**

Meeting Type: Regular Session

Reference Document: FY2009-2010 Budget, Four-D, LLC work plan

Agenda Title (be exact):
Discussion, consideration, and possible approval of the re-appropriation of expenditures to fund the Four-D, LLC contract amendment.

Purpose and Background Information:
Council approved the amendment to the Four-D, LLC contract on October 21, 2009. Staff was directed to monitor and report the anticipated charges for completion of this project to Council. To complete this project, staff requested from Four-D, LLC a work plan detailing the tasks to be completed along with estimated hours to complete each step. From this work plan, staff has calculated an estimated \$53,520 to complete the computer infrastructure/upgrades project (of this amount \$1,800 has already been paid).

Staff has identified a list of accounts that are projected to have savings in the 2009-2010 fiscal year. These savings can be redirected to the account that will be charged with the expenditures required to complete the computer infrastructure/upgrades project. The accounts are identified as follows:

Account Number	Description	Budgeted Amount	Est Actual	Savings
01-20-17-7100	Consulting Services	\$12,000	6,240	\$ 5,760
01-20-17-7042	IT System Maintenance	16,316	11,225	5,091
01-20-17-7041	Internet Wireless Access	14,961	13,071	1,890
03-50-00-5310	Incode Software	60,000	7,589	<u>52,411</u>
Total savings to be redirected:				<u>\$65,152</u>

Staff will continue to monitor the project expenditures and report to Council any discrepancies with the anticipated expenditures.

Recommendation (Suggested Motion):
Approval of the re-appropriation of expenditures to fund the Four-D, LLC contract amendment.

Finance Review: Budgeted Unbudgeted N/A

Finance Director Comments/Fund:

Attorney Review: Yes No N/A

Attorney Comments:

Submitting Department: Finance Department
Contact Person: Michael Scannell, Town Manager
Action Report Prepared by: Lisa Elliott, Senior Accountant

**TOWN OF CAMP VERDE
Council Agenda Action Form**

Meeting Date: December 2, 2009

Meeting Type: Regular

Type of Presentation: Verbal

REFERENCE DOCUMENT: *Sanitary District's lease of 15 Acres to the Town*

AGENDA TITLE: Discussion, consideration and possible approval of a ground lease agreement between the Town and the Camp Verde Sanitary District, for land owned by the Sanitary District, more particularly described in the survey (Exhibit A) and topographical map (Exhibit B) attached hereto and incorporated herein by reference. (Staff resource: Michael K. Scannell)

PURPOSE AND BACKGROUND INFORMATION:

The Town and the Camp Verde Sanitary District entered into an Intergovernmental Agreement (IGA) dated May 12, 2007 (Original IGA). Subsequently, the Town and the District agreed upon an amended and restated IGA on June 17, 2009 which provided in part for the joint agreement to enter into a ground lease.

The Town is interested in availing itself of the 15 acre ground lease with the Camp Verde Sanitary District as referenced in the amended and restated IGA, Section 1.1.8 [*duration until the 23rd year of the effective date and approved by Council June 17, 2009 until May 12, 2032*]. The Town's annual cost for the ground lease is \$100.

Prior to developing the 15 acres, the TOWN shall submit to the District a land use **Site Plan** for the District's review and approval, such approval shall not to be unreasonably denied. The Town has not specifically identified how the property that is covered by the 15 lease will be utilized. At some point in the future, when the Town begins to identify the potential needs, staff will consider the following in any future analysis:

1. Zoning/building permits
2. Environmental or miscellaneous impacts

STAFF RECOMMENDATION(S): Approve a ground lease agreement between the Town and the Camp Verde Sanitary District, for land owned by the Sanitary District, more particularly described in the survey (Exhibit A) and topographical map (Exhibit B) attached hereto and incorporated herein by reference.

Finance Director Review

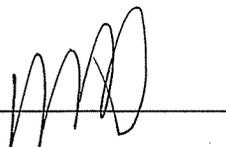
Budgeted/Amount - No

Comments: Finance Recommends that Council appropriate the \$100 from the Contingency Fund – 10-20-00
Line Item: 9999

Attorney Review - Yes

Submitting Department: Administration/Manager

Contact Town Manager Michael K. Scannell: Signature



LEASE AGREEMENT

This lease agreement made and entered into this ___ day of _____, 200___, by and between THE TOWN OF CAMP VERDE, a municipal corporation of the State of Arizona (hereinafter "TOWN"), and the CAMP VERDE SANITARY DISTRICT, a tax-levying public improvement district of the State of Arizona (hereinafter "DISTRICT").

WHEREAS, the parties entered into an intergovernmental agreement on May 12, 2007, as amended on _____, 2009, which provided in part for the joint agreement to enter into a ground lease; and

WHEREAS, providing appropriate levels of public service to the expanding population of the TOWN requires that publicly owned assets be utilized to the maximum extent possible; and

WHEREAS, TOWN and DISTRICT recognize both such levels of government serve the same constituency and further recognize that, by making maximum use of publicly owned assets, the services rendered by both parties to that constituency are made more efficient and cost effective.

NOW, THEREFORE, the parties hereby enter into this lease agreement.

TOWN is authorized to enter into this lease agreement by virtue of its incorporation pursuant to Article 13 of the Constitution of the State of Arizona and for the powers granted to cities in Title 9 of the Arizona Revised Statutes.

DISTRICT is authorized to enter into this lease agreement pursuant to A.R.S. §§ 48-2011(3) and (5).

WITNESSETH, TOWN hereby leases the property described below located in Camp Verde, Arizona, on the terms and conditions set forth herein ("Premises"). The description of the property to be leased is as follows:

The term of the lease shall begin on _____ and shall end on the 12th day of May, 2032. This agreement may be renewed for an additional five (5) years upon agreement in writing of the parties.

Comment [MSS1]: The amended IGA did not address the term. The initial IGA did; the Town is willing to accept the term required by the initial IGA.

The following additional terms and conditions shall apply:

I. Rent

A. TOWN shall pay annual rent of One Hundred Dollars (\$100.00).

B. TOWN shall be responsible for all maintenance, utilities, repair and replacement costs associated with the use of the site.

C. All monetary obligations of the TOWN under the terms of this lease agreement are deemed to be rent.

D. TOWN agrees to pay any and all applicable taxes, fees, or assessments arising out of the use or lease of the Premises.

E. Prior to developing the Premises, the TOWN shall submit to the District a land use site plan ("**Site Plan**"). for the District's review and approval, such approval not to be unreasonably denied. During the term of this lease agreement, the Town may propose amendments to the Site Plan for the District's review and approval, such approval not to be unreasonably denied.

II. Term

A. TOWN acknowledges this lease agreement shall expire on the 12th day of May 2032.

III. Premises

A. The parties accept the premises in an "as-is" condition.

B. TOWN acknowledges (a) they have been advised by DISTRICT to satisfy themselves with respect to the condition of the premises and their suitability for the intended use of TOWN, (b) TOWN has made such investigation as they deem necessary with reference to such matters and assumes all responsibility therefor as the same relates to its occupancy of the premises, and (c) neither DISTRICT, DISTRICT 's agents, nor Brokers have made any oral or written representations or warranties with respect to said matters other than as set forth in this lease agreement.

IV. Special Use Permit

The TOWN acknowledges that DISTRICT does not have a right of way or easement onto the Premises. The TOWN acknowledges that the only access onto the Premises belongs to the U.S. Forest Service. The TOWN acknowledges that the U.S. Forest Service provided the District with a Special Use Permit and this Permit expires in 2014. The TOWN acknowledges that the special use permit is defined as 15 feet wide, and is not compatible with any substantial volume of two-way traffic. The TOWN agrees to work with the DISTRICT to renew this special use permit beyond 2014.

V. Sublease

The TOWN agrees that it cannot sublease any portion of the Premises without prior written approval. The DISTRICT agrees that such approval will not be unreasonably denied.

VI. Insurance

The parties hereto shall maintain in full force and effect a policy or policies of public liability insurance, or, in the alternative, participate in a self-insurance arrangement which complies with all applicable state laws governing self-insurance, covering all aspects of its use of the Premises under the terms of this lease agreement. As between DISTRICT and TOWN, any risks associated with the use of the Premises by a person who is not a party to this lease agreement who makes use of the Premises, shall be borne by TOWN, depending on ownership of the Premises, unless otherwise provided by contract or permit and except that DISTRICT and TOWN shall require any such person who is not a party to this lease agreement to have a policy or policies of liability insurance covering that person's use of the Premises which indemnifies and covers the owner of the Premises in an amount satisfactory to the owner. In such cases, the party of ownership shall require that it be named as an additional insured on such policy or policies and require a certificate of insurance to be filed with the Premises owner prior to use of the Premises; the certificate must name the owner as an additional insured and will also provide that the owner of the Premises will be given at least ten (10) days advance written notice in the event of cancellation or material change in coverage.

VII. Indemnification

It is the intention of the parties to this lease agreement that the DISTRICT appointed boards and commissions, officials, officers, employees, individually or collectively, are to be indemnified against any and all causes of action, damages, or defense costs and attorney's fees arising from the use and operation of the Premises by the TOWN to the extent permitted by law. Likewise, the TOWN is to indemnify DISTRICT, its governing board, and officials, officers, employees, individually or collectively, against any and all causes of action, damages, or defense costs and attorney's fees arising from the use and operation of the Premises by TOWN to the extent permitted by law.

This DISTRICT shall indemnify the TOWN, its elected officials, officers, and employees, individually or collectively, against any and all courses of action, damages, or defense costs of reasonable attorneys' fees arising from the DISTRICT's ownership of the Premises.

VIII. Inspection of Premises

DISTRICT shall have the right to inspect the Premises and any improvements constructed thereon at reasonable times after reasonable notice to TOWN.

IX. Condition of Premises

At the expiration of this lease agreement, TOWN will return the Premises to DISTRICT in good condition. At the election of the TOWN, the TOWN may remove any improvements constructed on the Premises. TOWN may, at its discretion, remove TOWN's

personal property within thirty (30) days of expiration of the lease hereby created, or sooner termination of the lease, and surrender the premises unto TOWN. Any such property not removed at the expiration of above mentioned thirty (30) day period shall become the property of DISTRICT.

X. Assignment

TOWN shall not assign this lease agreement without the written consent of DISTRICT.

XI. Terminations

DISTRICT may terminate this lease agreement at any time with thirty (30) days notice to TOWN if TOWN uses the property or any building constructed thereon for any purpose other than that listed in Paragraph I of this lease agreement or otherwise fails to comply with any other provisions of this lease agreement.

This lease agreement is subject to termination pursuant to A.R.S. § 38-511.

XII. Compliance with Laws

A. TOWN shall be fully responsible for compliance with all statutes, ordinances, codes, regulations, rules, court decrees or laws applicable to it in conjunction with use of the Premises including but not limited to zoning and building codes and environmental laws.

B. All programs and services maintained and/or provided by TOWN shall be open to all residents of Camp Verde without regard to race, color, religion, sex or national origin.

C. TOWN agrees to comply with all applicable state and federal laws and requirements governing equal employment opportunity and non-discrimination.

XIII. Binding

This lease agreement shall be binding upon the heirs, successors and assigns of the parties hereto.

XIV. Notices

All notices required shall be sent to DISTRICT at the Office of the Town Manager, P.O. Box 1205, Camp Verde, Arizona, 86322.

XV. Recording

This lease agreement shall be recorded by TOWN in the Office of the Yavapai County Recorder within 30 days of execution.

Camp Verde Sanitary District:

ATTEST:

Approved as to Form:

Brett R. Rigg, Attorney for District

Town of Camp Verde:

Mayor Bob Burnside

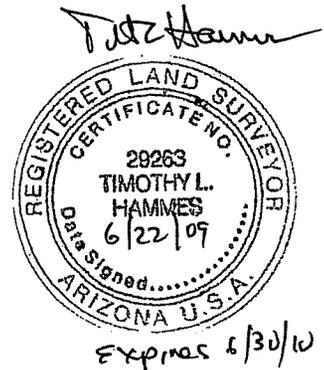
ATTEST:

Deborah Barber, Town Clerk

Approved as to Form:

Bill Simms, Town Attorney

HAMMES SURVEYING LLC
2100 VIA SILVERADO
CAMP VERDE, ARIZONA 86322
(928)-567-2833 (928) 282-5686



Description for a parcel of land being a portion of the Northwest Quarter of Section 4, Township 13 North, Range 5 East and a portion of Lot 2 of the Southwest Quarter of Section 33, Township 14 North, Range 4 East, G. & S. R. M., Yavapai County Arizona, being more particularly described as follows:

To find the place of BEGINNING, begin at the Northwest Corner of said Section 4, being a found BLM Brass capped dated 1964, from whence the W-W 1/64, being a found 3 1/4 inch aluminum cap stamped, U.S. Department of the Interior, Bureau of Land Management, #26925, dated 2005, bears South 89 degrees 55 minutes 12 seconds East (R&M and basis of bearings for this description), a distance of 653.60 ft. (M), 653.48 ft. (R);

thence from said Northwest Corner of said Section 4, South 89 degrees 55 minutes 12 seconds East (R&M), a distance of 400.62 ft. (M) along the North line of said Section 4 to a set one-half inch rebar with plastic cap #29263, being the true point of BEGINNING;

thence continuing South 89 degrees 55 minutes 12 seconds East (R&M), a distance of 252.98 ft. (M), along the North line of said Section 4, to said W-W-1/64 as noted above;

thence South 00 degrees 00 minutes 43 seconds East, (M), South 00 degrees 03 minutes 18 seconds East (R), a distance of 660.23 ft. (R&M) along the West line of the Northeast Quarter of the Northwest Quarter of the Northwest Quarter of said Section 4, to a found 3 1/4 inch aluminum cap stamped, U.S. Department of the Interior, Bureau of Land Management, #26925, dated 2005;

thence South 89 degrees 55 minutes 45 seconds East (M), South 89 degrees 56 minutes 03 seconds East (R), a distance of 521.94 ft. (M) along the South line of said Northeast Quarter of the Northwest Quarter of the Northwest Quarter of said Section 4, to a set one-half inch rebar with plastic cap stamped #29263;

thence North 09 degrees 01 minutes 01 seconds West (M), a distance of 485.73 ft. (M) to an existing fence post with tag added #29263;

thence North 89 degrees 50 minutes 56 seconds West (M), a distance of 266.07 ft. (M), along existing chain link fence to existing fence post with tag #29263 added;

thence North 0 degrees 04 minutes 39 seconds East (M), a distance of 1077.79 ft. (M) to a set concrete nail in stone with plastic cap #29263;

thence North 89 degrees 55 minutes 12 seconds West (M), a distance of 433.07 ft. (M) to a set one-half inch rebar with plastic cap #29263;

thence South 0 degrees 04 minutes 46 seconds West (M), a distance of 897.60 ft.
(M), to the place of beginning. Said parcel containing 15.00 acres more or less.



TOWN OF CAMP VERDE
Agenda Action Form

Meeting Date: December 2, 2009

Consent Agenda Regular Business

0119

Meeting Type: Regular Session

Reference Document: Resolution 2009-781

Agenda Title (be exact):

Discussion, consideration, and possible approval of Resolution 2009-781, a Resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona, Superseding Resolution 2009-776 Adopting Fees for Town Services.

Purpose and Background Information:

On October 7, 2009, Council adopted the fees by Resolution 2009-776. During the October 7, 2009 meeting, Council requested staff research questions that the Council had regarding Building Permit Fees. The Building Department has modified the fee schedule. The changes are as follows, and highlighted in yellow on your document:

- Added lines 293-297 regarding Board of Adjustments & Appeals. These fees were not included in the original Resolution.
- Line 356 – Contained a clerical error, the correct fee of \$55.00 is incorporated into the document on line 357.
- Line 426 will be deleted and corrected by line 427
- Line 445-447 will be deleted; this is included under accessory structures.
- Line 478 – Verbiage of Shell Building was added.
- Line 488 – Verbiage "New Construction" and "Plans Required" were added.
- Line 493 – Was deleted and the changes are reflected on Line 494
- Line 525-526 – Will be deleted. Grading is addressed on lines 389-395

Recommendation (Suggested Motion):

Approve Resolution 2009-781, a Resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona, and Superseding Resolution 2009-776 Adopting Fees for Town Services.

OR: Take no action with regard to the Resolution and direct staff to make additional changes.

Finance Review: Budgeted Unbudgeted N/A

Finance Director Comments/Fund: N/A

Attorney Review: Yes No N/A

Attorney Comments: This Resolution was not sent to the Attorney, it is the same format that is used each year.

Submitting Department: Clerk's Office

Contact Person: Deborah Barber

Action Report prepared by: V. Jones



RESOLUTION 2009-781

**A RESOLUTION OF THE MAYOR AND COMMON COUNCIL
OF THE TOWN OF CAMP VERDE, YAVAPAI COUNTY, ARIZONA,
SUPERSEDING RESOLUTION 2009-776 ADOPTING FEES FOR TOWN SERVICES**

WHEREAS, the Town Council is authorized by sections of the Town Code to set fees for business licenses (Section 9-1-5 and Section 9-3-7), and for use of public facilities (Section 13-1-2), to be adopted by resolution, and

WHEREAS, departments have submitted to Council recommended fees for services to the public as set forth in Exhibit A incorporated herein by reference,

NOW THEREFORE THE MAYOR AND COMMON COUNCIL OF THE TOWN OF CAMP VERDE RESOLVE TO ADOPT THE FOLLOWING FEE SCHEDULES:

1. *Departmental Fees.* Fees for services to the public as set forth in Exhibit A are hereby adopted, effective January 1, 2010.
2. *Prior Resolutions and Fee Schedules.* Any prior fee schedule established under the Town Code is hereby replaced.
3. *Exceptions for Candidates and Agenda Items.* Council and Mayor candidates may be given agenda packets, budget information, and such other material as may assist them in assuming their position should they be elected, without charge, and any person or organization which has an item on an agenda may be given a copy of that agenda packet without charge.

PASSED AND APPROVED by majority vote of the Common Council at the regular meeting of December 2, 2009:

PASSED AND ADOPTED:

Bob Burnside, Mayor

Date

Attest:

Approved as to form:

Deborah Barber, Town Clerk

William Sims, Town Attorney

2009-781
Exhibit "A"

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
4	Clerk's Office					
5	Duplication Rates					
6		Current Agenda Packets (per page)	\$ 0.10	\$ 4.77	\$ 0.10	9/28/2009
7		Minutes	\$ 0.25	\$ 5.10	\$ 0.25	9/28/2009
8		Recordings (per CD)	\$ 2.00	\$ 5.10	\$ 5.00	9/28/2009
9		Public Records (per page)	\$ 0.25	\$ 14.04	\$ 0.25	9/28/2009
10		Business License List (Commercial request)	\$ 200.00	\$ 200.00	\$ 200.00	9/28/2009
11	Notary Fees					
12		No Charge	\$ -	No Rec	\$ -	9/28/2009
13	Publicity Pamphlet					
14		Argument	\$ 200.00	\$ 200.00	\$ 200.00	9/28/2009
15	Business License Fees					
16		New or Change in Ownership or Location				
17		Inspection/Setup Fee	\$ 50.00	\$ 22.48	\$ 25.00	9/28/2009
18		Business License Fee	\$ 30.00	\$ 24.25	\$ 25.00	9/28/2009
19		Casual Business License	\$50.00 per day	no recommendation	\$25.00 Per day	9/28/2009
20		Special Event Vendor	N/A	no recommendation	\$25.00 Per Event	9/28/2009
21	Renewal					
22		Business License Fee (annual)	\$ 30.00	\$ 14.45	\$ 15.00	9/28/2009
23		Name Change in Addition to Annual Fee	\$ 10.00	\$ 7.15	\$ 10.00	9/28/2009
24	Rental Unit Fees					
25	Residential (3 or more):					
26		Inspection/Setup Fee (annual)	\$ 50.00	\$ 22.48	\$ 25.00	9/28/2009
27		Business License (annual)	\$ 30.00	\$ 24.25	\$ 25.00	9/28/2009
28	Commercial (1 or more):					
29		Inspection/Setup Fee (annual)	\$ 50.00	\$ 22.48	\$ 25.00	9/28/2009
30		Business License (annual)	\$ 30.00	\$ 24.25	\$ 25.00	9/28/2009
31	Storage Unit Rental:					
32		Inspection/Setup Fee	\$ 50.00	\$ 22.48	\$ 25.00	9/28/2009
33		Business License (Annual)	\$ 30.00	\$ 24.25	\$ 25.00	9/28/2009
34	Liquor License Permits					
35		Application/Posting/Inspection Fee	\$ 150.00	\$ 247.23	\$ 250.00	9/28/2009
36	Business License (annually) + the following:					
37		Series 01 through 14 and Series 16 & 17	\$ 50.00	\$ 50.00	\$ 50.00	9/28/2009
38		Series 15 Special Event (Temporary License - Annually)	\$ 100.00	\$ 100.00	\$ 100.00	9/28/2009
39		One-time Special Event Permit	\$ 50.00	\$ 50.00	\$ 50.00	9/28/2009
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2009-781 -
Exhibit "A"

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
48	Public Works					
49		Site Plan Review	N/A	\$ 355.55	\$225.00 per sheet (1st & 2nd Reviews)	9/28/2009
50		Engineering report reviews (drainage reports, design reports, traffic reports (TIA) soils reports, and others)	N/A	\$ 694.47	\$250.00 per report; (includes first 2 reviews; \$150 for each subsequent review)	9/28/2009
51		Construction Plans and Grading Plans (Civil grading and drainage,	N/A	\$ 1,990.75	\$225 per sheet (includes first 2 reviews; \$250.00 for each subsequent review)	9/28/2009
52		As Built Plan Review	N/A	\$ 93.05	\$93.05 per sheet	9/28/2009
53		Plat Review (Preliminary & Final plat reviews)	N/A	\$ 508.52	\$250 per sheet (includes first 2 reviews; \$150 for each subsequent review)	9/28/2009
54	Right of Way:					
55		Encroachment permit	N/A	\$ 291.00	\$ 291.00	9/28/2009
56	Miscellaneous Plan Review:					
57		Engineer's Cost Estimate Residential grading plan review (\$100 for entire submittal) Plan revision reviews	N/A	\$ 125.51	\$100.00 per sheet	9/28/2009
58		Any Additional inspections	N/A	N/A	\$50.00 per inspection	9/28/2009
59		Public Improvement Construction Inspection	N/A	N/A	\$ 225.00	9/28/2009
60		Road Cut Permits (excluding utility companies)	\$ 50.00	N/A	\$ 50.00	9/28/2009
61		New Private Road Street Signs (per sign)	\$ 75.00	\$ 76.34	\$ 75.00	9/28/2009
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Exhibit "A"

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
113	Marshal's Office					
114		Reports (up to 20 pages)	\$ 5.00	\$ 5.28	\$ 5.00	9/28/2009
115		Additional pages (per page)	\$ 0.25	\$ 0.25	\$ 0.25	9/28/2009
116		911 Tape	\$ 10.00	\$ 8.29	\$ 10.00	9/28/2009
117		Photographs	\$ 10.00	\$ 5.48	\$ 10.00	9/28/2009
118						
119	Animal Shelter					
120		Impound Fee	\$ 25.00	\$ 20.63	\$ 25.00	9/28/2009
121		Additional Fee per night	\$ 10.00	\$ 12.00	\$ 10.00	9/28/2009
122						9/28/2009
123		Animal License Fees		*\$10.32		9/28/2009
124		Altered Dog (purchased before March 1)	\$ 6.00	*\$10.32	\$ 10.00	9/28/2009
125		Unaltered Dog (purchased before March 1)	\$ 8.00	*\$10.32	\$ 12.00	9/28/2009
126		Altered Dog (purchased after March 1)	\$ 10.00	*\$10.32	\$ 12.00	9/28/2009
127		Unaltered Dog (purchased after March 1)	\$ 12.00	*\$10.32	\$ 15.00	9/28/2009
128		No license will be issued without proof of Rabies vaccination.		*		
129	Adoption Fees					
130		Altered Animals	\$ 25.00	*	\$ 35.00	9/28/2009
131		Female Dogs	\$ 80.00	\$ 41.27	\$ 131.50	9/28/2009
132		Male Dogs	\$ 50.00	*	\$ 101.50	9/28/2009
133		Female Cats	\$ 50.00	*	\$ 101.50	9/28/2009
134		Male Cats	\$ 25.00	*	\$ 71.50	9/28/2009
135	* ARS 11-1022 (effective 09/30/09) requires the shelter to have all dogs and cats surgically spayed or neutered before being released for adoption. The increased adoption fees includes the Veterinarian fee for spay and neutering.					
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2009-781
Exhibit "A"

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
78	Municipal Court					
79	ARS §22-404					
80		Minimum Clerk Fee	\$ 17.00	\$ 17.00	\$ 17.00	9/28/2009
81		Research in Locating a Document	\$ 17.00	\$ 17.00	\$ 17.00	9/28/2009
82		Record Duplication	\$ 17.00	\$ 17.00	\$ 17.00	9/28/2009
83		Per Page Fee	\$ 0.50	\$ 0.50	\$ 0.50	9/28/2009
84	Special Fees					
85		Injunction Against Harassment	\$ -	\$ -	\$ -	9/28/2009
86		Domestic Violence Order of Protection	\$ -	\$ -	\$ -	9/28/2009
87	ARS §12-284					
88	Special Fees					
89		Marriage License (includes covenant marriages)	\$ 50.00	\$ 50.00	\$ 50.00	9/28/2009
90		Civil Traffic Default Fee	\$ 50.00	\$ 53.36	\$ 50.00	9/28/2009
91		Warrant Fee	\$ 100.00	\$ 167.47	\$ 150.00	9/28/2009
92		Municipal Court Enhancement	\$ 20.00	\$ 20.00	\$ 20.00	9/28/2009
93		Court Appointed Counsel Fee	\$ 25.00	\$ 25.00	\$ 25.00	9/28/2009
94		Collection fee(\$35 per charge + 19%)	varies	varies	varies	9/28/2009
95		Deferral fee (\$1.00 - \$500.00)	varies	varies	varies	9/28/2009
96						
97	Library					
98		Photocopies	\$ 0.10	\$ 0.05	\$ 0.10	9/28/2009
99		Printouts from Public Access Computers	\$ 0.10	\$ 0.05	\$ 0.10	9/28/2009
100		Temporary Library Card for Seasonal Residents	\$ 25.00	\$ 25.00	\$ 25.00	9/28/2009
101		Card Replacement	\$ 3.00	\$ 4.39	\$ 3.00	9/28/2009
102		Overdue items (our Library) (per day)	\$ 0.10	\$ 0.10	\$ 0.10	9/28/2009
103		Overdue videos (our Library) (per day-per item)	\$ 0.50	\$ 0.50	\$ 0.50	9/28/2009
104		Overdue items (inside county)	varies	varies	varies	9/28/2009
105		Overdue items (outside county) (per item)	\$ 1.00	varies	\$ 1.00	9/28/2009
106		Items placed on hold & not picked up w/in 8 days	\$ 1.00	\$ 12.44	\$ 1.00	9/28/2009
107		Lost items - replacement cost + \$5.00 processing fee + overdue fines	varies	\$ 12.44	varies	9/28/2009
108		Items put in Book Drop that are marked "Do not put in Book Drop"	\$ 0.25	\$ 0.50	\$ 0.25	9/28/2009
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Exhibit "A"

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
150	Parks & Recreation					
151	Weight Room Sun-Mon 8:00 a.m. to 8:00 p.m.					
152	Membership					
153			\$3.00	\$7.22	\$7.00	9/28/2009
154			\$15.00	\$121.60	\$30.00	9/28/2009
155			\$30.00	\$365.40	\$60.00	9/28/2009
156			\$100.00	\$1,481.90	\$200.00	9/28/2009
157			\$5.00		\$0.00	9/28/2009
158			\$10.00		\$0.00	9/28/2009
159			\$25.00		\$0.00	9/28/2009
160	Specialty Classes:					
161					Change to 25/75	9/28/2009
162					Change to 20/80	9/28/2009
163	Pool Fees					
164	Adults (18 & over):					
165			\$2.00	\$5.40	\$2.00	9/28/2009
166			\$15.00	\$40.52	\$15.00	9/28/2009
167			\$60.00	\$162.08	\$60.00	9/28/2009
168	Children:					
169			\$1.50	\$4.05	\$1.50	9/28/2009
170			\$12.50	\$30.39	\$12.50	9/28/2009
171			\$50.00	\$121.56	\$50.00	9/28/2009
172	Family Pass (Immediate Family Only)					
173			\$25.00	\$70.91	\$25.00	9/28/2009
174			\$100.00	\$283.64	\$100.00	9/28/2009
175			\$21.50	\$59.10	\$21.50	9/28/2009
176	Season passes can be paid in 2 installments - 1/2 on June 1 and remainder on July 1.					
177	Season passes for open swim & Family nights only. Lap swimmers & aerobics my purchase 10 visit passes or pay by visit.					
178			\$25.00	\$25.00	\$25.00	9/28/2009
179	Class A- Town co-sponsored Organizational Groups or other Government agencies, Little League, AYSO & Youth Football					
180	Class B-Non-profit, churches, school and civic groups					
181	Class C-Profit Making individuals, groups or organizations					
182	Ball Fields					
183			\$0.00	\$0.00	\$0.00	9/28/2009
184			\$0.00	\$18.67	\$20.00	9/28/2009
185			\$10.00	\$18.67	\$40.00	9/28/2009
186	Ball Field Preparation					
187						9/28/2009
188						9/28/2009
189						9/28/2009
190	Soccer Fields					
191			\$0.00	no recommendation	no fee	9/28/2009
192			\$0.00	\$18.67	\$20.00	9/28/2009
193			\$10.00	\$18.67	\$40.00	9/28/2009

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
194		Soccer Field Preparation				
195		Class A (no charge or by agmt)	Remove from Schedule			9/28/2009
196		Class B (each time)	Remove from Schedule			9/28/2009
197		Class C (each time)	Remove from Schedule			9/28/2009
198		Lights (24-hour cancellation notice required)				
199		Class A (no charge or by agmt)	\$0.00	no recommendation	\$0.00	9/28/2009
200		Class B (per hour)	\$40.00	no recommendation	\$50.00	9/28/2009
201		Class C (per hour)	\$50.00	no recommendation	\$65.00	9/28/2009
202		Miscellaneous Deposits & Fees:				
203		Key Deposit				
204		Class A	\$50.00	\$108.18	\$110.00	9/28/2009
205		Class B	\$50.00	\$108.18	\$110.00	9/28/2009
206		Class C	\$50.00	\$108.18	\$110.00	9/28/2009
207		Banner Pole Deposit				
208		Class A	New	no recommendation	\$0.00	9/28/2009
209		Class B	New	no recommendation	\$50.00	9/28/2009
210		Class C	New	no recommendation	\$50.00	9/28/2009
211		Community Center (Gym)				
212		Class A (no charge or by agmt)	\$0.00	\$0.00	\$0.00	9/28/2009
213		Class B (per hour)	\$50.00	\$137.11	\$75.00	9/28/2009
214		Class C (per hour)	\$100.00	\$137.11	\$140.00	9/28/2009
215		Cleaning Deposit (Class A, B, & C)	\$500.00	\$500.00	\$500.00	9/28/2009
216		Floor Preparation				
217		Class A	\$0.00	\$0.00	\$0.00	9/28/2009
218		Class B	\$50.00	\$62.65	\$65.00	9/28/2009
219		Class C	\$75.00	\$62.65	\$65.00	9/28/2009
220		Meeting Rooms				
221		Class A (no charge)	\$0.00	\$0.00	\$0.00	9/28/2009
222		Class B (per class)	\$20.00	\$25.48	\$25.00	9/28/2009
223		Class C (per class)	\$40.00	\$25.48	\$50.00	9/28/2009
224		Setup Fee:				
225		Class A (per event)	Remove from Scheule			9/28/2009
226		Class B (per event)	Remove from Scheule			9/28/2009
227		Class C (per event)	Remove from Scheule			9/28/2009
228		Park or Ramada Reservation				
229		Class A	\$0.00	\$0.00	\$0.00	9/28/2009
230		Class B	\$10.00	\$3.16	\$5.00	9/28/2009
231		Class C	\$20.00	\$3.16	\$5.00	9/28/2009
232		Sno-Cone Machine Available to non-profits only				
233		Class A (by agreement)	\$0.00	\$0.00	\$0.00	9/28/2009
234		Class B (per day)	\$20.00	\$20.00	\$20.00	9/28/2009
235		Class C	Not Available to Profit making organizations			9/28/2009
236		Jolly Jump Available to non-profits only				
237		Class A (by agreement)	\$0.00	\$0.00	\$0.00	9/28/2009
238		Class B (per day)	\$40.00	\$40.00	\$40.00	9/28/2009
239		Class C	Not Available to Profit making organizations			9/28/2009
240		Electric at Park/Gazebo/Ramada - all classes	\$20.00		\$20.00	9/28/2009
241						

Exhibit "A"

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
242		Equipment/Facility Fees & Deposits for Non-Sponsored Special Events - New				
243		Cleaning/Security/Damage Deposit				
244		Class B	\$500.00	\$500.00	\$500.00	9/28/2009
245		Class C	\$500.00	\$500.00	\$500.00	9/28/2009
246		Fencing				
247		Class B (per panel)	\$5.00	\$5.00	\$5.00	9/28/2009
248		Class C (per panel)	\$10.00	\$5.00	\$10.00	9/28/2009
249		Tent Lighting				
250		Class B	\$20.00	\$108.72	\$50.00	9/28/2009
251		Class C	\$30.00	\$108.72	\$50.00	9/28/2009
252		Stage				
253		Class B	\$150.00	\$3.16	\$150.00	9/28/2009
254		Class C	\$200.00	\$3.16	\$200.00	9/28/2009
255		Ramada/Vendor Electric				
256		Class B	\$100.00	No Recommendation	\$100.00	9/28/2009
257		Class C	\$150.00	No Recommendation	\$150.00	9/28/2009
258		Use of Water				
259		Class B	\$20.00	\$20.00	\$20.00	9/28/2009
260		Class C	\$40.00	\$20.00	\$40.00	9/28/2009
261		Kitchen				
262		Class B (per day)	\$75.00	\$25.48	\$25.00	9/28/2009
263		Class C (per day)	\$100.00	\$25.48	\$50.00	9/28/2009
264		Room 206 & 207				
265		Class B (per day)	\$75.00	\$25.48	\$25.00	9/28/2009
266		Class C (per day)	\$100.00	\$25.48	\$50.00	9/28/2009
267		Room 204				
268		Class B (per day)	\$50.00	\$25.48	\$25.00	9/28/2009
269		Class C (per day)	\$75.00	\$25.48	\$50.00	9/28/2009
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290		PA Systems, extension cords, water hoses,cash registers, tables & chairs not available				
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	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
292		Community Development				
293		Board of Adjustment & Appeals				
294		Appeal	\$110.00	\$552.00	\$500.00	
295		Variance	\$620.00	\$1,164.30	\$800.00	
296		Additional Variance/Same Application	\$55.00	\$55.00	\$55.00	
297		Non-Conforming Use Hearing	\$220.00	\$1,492.12	\$1,500.00	
298		Copies of Maps (plotted or color)				
299		Large	\$30.00	\$20.71	\$30.00	9/28/2009
300		11 X 17	\$10.00	\$4.86	\$5.00	9/28/2009
301		8 X 11	\$5.00	\$4.86	\$5.00	9/28/2009
302		General Plan Amendment				
303		Minor	\$1,000.00	\$1,795.85	\$1,800.00	9/28/2009
304		Major	\$1,500.00	\$2,165.36	\$2,200.00	9/28/2009
305		Map Change for Zoning (ZMC)				
306		To Agriculture zone	\$870.00	\$1,683.06	\$1,700.00	9/28/2009
307		Residential to Residential (50 acres)	\$835.00	\$1,683.06	\$1,700.00	9/28/2009
308		plus \$55 for each additional acre	\$55.00	\$55.00	\$55.00	9/28/2009
309		Residential to Commercial (5 acres)	\$1,000.00	\$1,683.06	\$1,700.00	9/28/2009
310		plus \$85 for each additional acre	\$85.00	\$85.00	\$85.00	9/28/2009
311		Commercial to Industrial (5 acres)	\$1,000.00	\$1,683.06	\$1,700.00	9/28/2009
312		plus \$85 for each additional acre	\$85.00	\$85.00	\$85.00	9/28/2009
313		PAD and PUD (for one (1) acre)	\$835.00	\$1,683.06	\$1,700.00	9/28/2009
314		plus \$55 per acre up to 10 acres	\$55.00	\$55.00	\$55.00	9/28/2009
315		plus \$2.00 per acre over 10 acres	\$2.00	\$2.00	\$2.00	9/28/2009
316		Major Amendment (one (1) acre)	\$835.00	\$1,683.06	\$1,700.00	9/28/2009
317		plus \$55 per acre up to 10 acres	\$55.00	\$55.00	\$55.00	9/28/2009
318		plus \$2.00 per acre over 10 acres	\$2.00	\$2.00	\$2.00	9/28/2009
319		To Mixed Use/Low Density	\$835.00	\$1,683.06	\$1,700.00	9/28/2009
320		To Mixed Use/High Density	\$835.00	\$1,683.06	\$1,700.00	9/28/2009
321		Minor Land Division	\$165.00	\$103.24	\$165.00	9/28/2009
322		Subdivision Plats				
323		Preliminary Plat (for 10 lots)	\$1,000.00	\$1,971.24	\$2,000.00	9/28/2009
		plus \$10 lot over 10 lots, \$4,300				
324		max fee	\$10.00	\$10.00	\$10.00	9/28/2009
325		Final Plat (for 10 lots)	\$835.00	\$1,374.52	\$1,400.00	9/28/2009
		plus \$10 lot over 10 lots, \$4,300				
326		max fee	\$10.00	\$10.00	\$10.00	9/28/2009
327		Amended Plat (for 10 lots)	\$835.00	\$73.16	\$835.00	9/28/2009
		plus \$10 lot over 10 lots, \$4,300				
328		max fee	\$10.00	\$10.00	\$10.00	9/28/2009
329		Final Site Plan PAD Review	\$550.00	\$140.00	\$550.00	9/28/2009
330		Time Extensions	\$110.00	\$300.15	\$300.00	9/28/2009
331		Design Review				
		Board Review: Commercial Bldg,				
332		PUD/PAD	\$350.00	\$1,968.85	\$2,000.00	9/28/2009
333		Director Review: Commercial Bldg	\$100.00	\$89.33	\$100.00	9/28/2009
334		Director Review: Signs	\$50.00	\$48.75	\$50.00	9/28/2009
335						

Exhibit "A"

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
336		Community Facilities District	\$55,000.00	No recommendation	As determined by the Town Manager	9/28/2009
337		Development Agreement				
338		Revision to Amend	Hrly. Wage of Emp. + Materials	No recommendation	Hrly. Wage of Emp. + Materials	9/28/2009
339		Reconsideration	Hrly. Wage of Emp. + Materials	No recommendation	Hrly. Wage of Emp. + Materials	9/28/2009
340		Use Permits				
341		Open Space Uses	\$370.00	\$1,821.17	\$1,800.00	9/28/2009
342		Residential Uses	\$670.00	\$1,821.17	\$1,800.00	9/28/2009
343		Commercial (RCD, RS, C1 & C2)	\$1,000.00	\$1,821.17	\$1,800.00	9/28/2009
344		Heavy Commercial/Industrial Uses	\$1,000.00		\$1,800.00	9/28/2009
345		Mobile Home Parks (for 10 spaces)	\$1,000.00	\$1,821.17	\$1,800.00	9/28/2009
346		plus \$15 per space up to 100 spaces	\$15.00	\$15.00	\$15.00	9/28/2009
347		plus \$10 for each additional space	\$10.00	\$10.00	\$10.00	9/28/2009
348		RV Parks	\$1,000.00	\$1,821.17	\$1,800.00	9/28/2009
349		plus \$15 per space up to 100 spaces	\$15.00	\$15.00	\$15.00	9/28/2009
350		plus \$5 for each additional space	\$10.00	\$10.00	\$10.00	9/28/2009
351		Mini Storage (per 20,000 per sq ft of enclosed spc)	\$1,000.00	\$1,821.17	\$1,800.00	9/28/2009
352		plus \$10 per 1,000 sq ft additional space	\$10.00	\$10.00	\$10.00	9/28/2009
353		RV Storage (per 50 spaces)	\$1,000.00	\$1,821.17	\$1,800.00	9/28/2009
354		plus \$5 for each additional space	\$5.00	\$5.00	\$5.00	9/28/2009
355		Mining (5 acres)	\$1,000.00	\$1,000.00	\$1,000.00	9/28/2009
356		plus \$55 per acre up to 50 acres-	\$455.00	\$455.00	\$455.00	9/28/2009
357		plus \$55 per acre up to 50 acres	\$55.00	\$55.00	\$55.00	
358		plus \$10 for each additional acre	\$10.00	\$10.00	\$10.00	9/28/2009
359		Continuance of Hearing				
360		Before Advertising	\$55.00	\$38.42	\$100.00	9/28/2009
361		After Advertising	\$110.00	\$119.02	\$250.00	9/28/2009
362		Signs				
363		Non-Illuminated \$1 per sq ft - \$10 minimum	\$1 per sq ft - \$10 m	\$1 per sq ft - \$10 min	\$1 per sq ft - \$10 minimum	9/28/2009
364		Illuminated \$1 per sq ft - \$10 min	\$1 per sq ft - \$10 m	\$1 per sq ft - \$10 minimum	\$1 per sq ft - \$10 minimum	9/28/2009
365		Mural	\$25.00	\$25.00	\$25.00	9/28/2009
366		Off Premise	\$330.00	\$1,821.17	\$1,800.00	9/28/2009
367		Street Abandonment	\$110.00	\$1,890.22	\$1,800.00	9/28/2009
368		Verification Letter	\$110.00	\$165.31	\$170.00	9/28/2009
369		Underground Utilities Exemption	\$25.00	No Recommendation	\$170.00	9/28/2009
370		Wireless Communication				
371		Administrative Review	\$220.00	\$292.66	\$300.00	9/28/2009
372		Administrative Review w/comment Applications requiring Special UP	\$550.00	\$366.44	\$400.00	9/28/2009
373		towers less	\$1,550.00	No Recommendation	\$1,800.00	9/28/2009
374		than 99'		No Recommendation		9/28/2009
375		Towers 100 to 199'	\$2,100.00	No Recommendation	\$2,100.00	9/28/2009
376		Towers 200' and above	\$2,650.00	No Recommendation	\$2,700.00	9/28/2009

2009-781
Exhibit "A"

A	B	C	D	E	F
1		2008/2009	2009/2010	2009/2010	2009/2010
2		DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3		Budget	Recommendation	Recommendation	ADOPTION
377	Zoning Clearance for Building Permits				
378	Accessory buildings/structures-residential remodel	\$25.00	\$10.63	\$25.00	9/28/2009
379	Residential remodel		\$10.63		9/28/2009
380	Commercial remodel	\$110.00	\$63.93	\$110.00	9/28/2009
381	Commercial .01 per sq ft - minimum \$100	.01 sq ft-min \$100.00	\$191.66	.01 sq ft-min \$100.00	9/28/2009
382	Fence .05 per linear ft - minimum \$10	Min. \$10 or .05/L.F	\$10.00	Min. \$10 or .05/L.F	9/28/2009
383	Zoning Clearance for Building Permits (Continued)				
384	Houses	\$85.00	\$21.31	\$85.00	9/28/2009
385	Manufactured Home	\$55.00	\$21.31	\$55.00	9/28/2009
386	THE TOWN COUNCIL DOES HEREBY RESOLVE THAT THESE FEES ARE NECESSARY AND JUSTIFIED FOR THE ENFORCEMENT AND ADMINISTRATION OF THE MODEL CODES AND ORDINANCES GOVERNING GRADING AND CONSTRUCTION WITHIN THE TOWN LIMITS AS PROVIDED BY ARS 11-251.08				
388	THE VALUE OR VALUATION OF A BUILDING OR STRUCTURE FOR THE PURPOSE OF DETERMINING PERMIT AND PLAN REVIEW FEES WILL BE ESTABLISHED USING THE BUILDING VALUATION DATA (bdv) CONTAINED IN THE INTERNATIONAL CODE COUNCIL BUILDING SAFETY JOURNAL PUBLISHED BI-ANNUALLY IN FEBRUARY AND AUGUST AND IS AVAILABLE FOR PUBLIC INSPECTION IN THE TOWN OF CAMP VERDE OFFICE OF COMMUNITY DEVELOPMENT, AUTHORITY TO DETERMINE VALUE PER PROVISIONS OF ADOPTED CODES.				
389	GRADING PERMIT FEES				
390	50 Cubic Yds or less	\$23.50	None	\$23.50	9/28/2009
391	51 to 100 Cubic Yds	\$37.00	None	\$37.00	9/28/2009
392	101 to 1,000 Cubic Yds (for 1st 100 Cu. Yds) plus \$17.50 for each additional 100 cubic yds	\$37.00	\$22.90	\$37.00	9/28/2009
393	1,001 to 10,000 cubic yds (for 1st 1,000 Cu. Yds) plus \$14.50 for each addtl 1,000 cubic yds	\$194.50	\$114.94	\$194.50	9/28/2009
394	10,001 to 100,000 cubic yd. (for 1st 10,000) plus \$66 for each addtl 10,000 cubic yds	\$325.00	No Recommendation	\$325.00	9/28/2009
395	100,001 cubic yds plus \$36.50 for each addtl 10,000 cubic yds	\$919.00	No Recommendation	\$919.00	9/28/2009
396	BUILDING PERMIT FEES				
397	TOTAL VALUATION		FEES		
398	\$1.00 TO \$500.00		\$23.50		
399	\$501.00 TO \$2,000.00		\$23.50 for the first \$500.00 plus \$3.05 for each additional \$100.00 or fraction thereof, to and including \$2,000.00		
400	\$2001.00 to \$25,000.00		\$69.25 for the first \$2,000 plus \$14.00 for each additional \$1,000.00 or fraction thereof, to and including \$25,000.00		
401	\$25,001 to \$50,000.00		\$391.75 for the first \$25,000 plus \$10.10 for each additional \$1,000.00 or fraction thereof, to and including \$50,000.00		
402	\$50,001.00 to \$100,000.00		\$643.75 for the first \$50,000.00 plus \$7.00 for each additional \$1,000.00 or fraction thereof, to and including \$100,000.00		
403	\$100,001.00 to \$500,000.00		\$993.75 for the first \$100,000.00 plus \$5.60 for each additional \$1,000.00 or fraction thereof, to and including \$500,000.00		
404	\$500,001.00 to \$1,000,000.00		\$3,233.75 for the first \$500,000.00 plus \$4.75 for each additional \$1,000.00 or fraction thereof, to and including \$1,000,000.00		
405	\$1,000,001.00 and up		\$5,608.75 for the first \$1,000,000.00 plus \$3.65 for each additional \$1,000.00 or fraction thereof.		

Exhibit "A"

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
406		NOTE: Unless otherwise noted, the (per sq. ft.) fees below are utilized to establish the cost of construction (labor and materials), to be used in calculating permit fees and do not reflect the cost of the permit.				
407		Miscellaneous Fees				
408		Penalty-Building without a permit	Equal to permit fee	No Recommendation	Equal to permit fee	9/28/2009
409		Inspection outside Normal Business Hrs (per hour - 1 hour min) (per hour - 1 hour min)	\$47.00*	No Recommendation	\$47.00*	9/28/2009
410		Re-inspection Fees (per inspection) (per hour - 1 hour min)	\$47.00*	No Recommendation	\$47.00*	9/28/2009
411		Inspection fee for which no fee is specifically indicated	\$47.00*	No Recommendation	\$47.00*	9/28/2009
412		Plan Review Fees shall be 65% of the building fee	65 % of Bldg. Fee	No Recommendation	65 % of Bldg. Fee	9/28/2009
413		Additional plan review required by changes, additions or revisions to plans (minimum charge one-half hour) *Or the total hourly cost to the jurisdiction, whichever is greatest. This cost shall include supervision, overhead, equipment, hourly wages and fringe benefits of the employees involved.	\$47.00*	No Recommendation	\$47.00*	9/28/2009
414		For use of outside consultants for plan review and inspections, or both **Actual costs include administrative and overhead costs.	Actual Cost**	No Recommendation	Actual Cost**	9/28/2009
415		Fees for All Over the Counter Permits				
416		Electrical	\$50.00	No Recommendation	\$50.00	9/28/2009
417		Mechanical	\$50.00	No Recommendation	\$50.00	9/28/2009
418		Plumbing	\$50.00	No Recommendation	\$50.00	9/28/2009
419		Building	\$50.00	No Recommendation	\$50.00	9/28/2009
420		Combination permits will be charged at 50% of the original permit fee. Example: Electrical \$50 plus Mechanical \$25 equals \$75				
421		ADDITIONAL SPECIFIC VALUATION DATA - **Plus Any Utilities Installed				
422		Residential Agricultural and Accessory Buildings				
423		A. Barn (wood, metal, or masonry) (per sq ft)**	\$28.65	No Recommendation	\$28.65	9/28/2009
424		B. Shade/Mare Motel/Pole Barn (per sq ft)**	\$15.00	\$20.69	\$15.00	9/28/2009
425		C. Greenhouse (per sq ft)**	\$15.00	\$20.69	\$15.00	9/28/2009
426		D. Storage Building or Shed (over-200 sq ft) (per sq ft)	87% of BVD Fee	\$11.49	87% of BVD Fee	9/28/2009
427		D. Storage Building or Shed (over 200 sq ft) (per sq ft)	87% of BVD Fee	\$11.49	\$15.00	

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
428		Carport (IF OVER 200 SQ. FT.)**				
429		A. Wood (per sq ft)	\$15.00	\$20.69	\$15.00	9/28/2009
430		B. Metal (per sq ft)	\$15.00	\$20.69	\$15.00	9/28/2009
431		Alteration to Existing Residential Structure where no additional floor are or roof coverage is created, such as the conversion of patio or garage to habitable space. The valuation shall be determined as the difference in valuation between the two occupancies plus utilities unless otherwise noted.	87% of BVD Fee	Valuation	87% of BVD Fee	9/28/2009
432		Single Alteration to an existing structure - Residential				
433		A. Enclose Exterior Wall Opening (per sq ft)	\$5.00	\$6.90	\$5.00	9/28/2009
434		B. Add or Remove Interior Partition (includes utilities) (per sq ft)	\$30.00	\$41.38	\$30.00	9/28/2009
435		C. Install Window or Sliding Glass Door (per sq ft)	\$7.50	\$10.34	\$7.50	9/28/2009
436		D. Install Exterior Siding (per sq ft)	\$4.00	\$5.75	\$4.00	9/28/2009
437		E. Plastering:				9/28/2009
438		Interior (per sq ft)	\$2.00	\$2.87	\$2.00	9/28/2009
439		Exterior (per sq ft)	\$4.00	\$5.75	\$4.00	9/28/2009
440		F. Add Stone or Brick Veneer (per sq ft) (with no structural changes)	\$4.00	\$5.75	\$4.00	9/28/2009
441		Awning or Canopy** (Supported by Building)				
442		A. Canvas (per sq ft)	\$4.00	\$5.75	\$4.00	9/28/2009
443		B. Metal (per sq ft) (ENGINEERED)	\$8.00	\$11.21	\$8.00	9/28/2009
444		Balcony (per sq ft)	\$15.00	\$20.69	\$15.00	9/28/2009
445		Carport (IF OVER 200 SQ. FT.)**				
446		A. Wood (per sq ft)	\$15.00	\$20.69	\$15.00	
447		B. Metal (per sq ft)	\$15.00	\$20.69	\$15.00	
448		Demolition of Existing Structure				
449		A. Up to two structures on same Assessor Parcel Number	\$50.00	\$22.99	\$50.00	9/28/2009
450		B. After 2 structures on same Assessor Parcel # (per structure)	\$25.00	\$22.99	\$25.00	9/28/2009
451		Fireplace/Free Standing Stove (other than new construction)				
452		A. Concrete or Masonry (plans required)	Valuation	Valuation	Valuation	9/28/2009
453		B. Pre-Fabricated Metal (no plans required)	Valuation	Valuation	Valuation	9/28/2009
454		C. Exterior Fireplace/Barbeque (plans required)	Valuation	Valuation	Valuation	9/28/2009

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
455		Manufactured Housing Foundation (per L.F.)	\$5.00	\$6.90	\$5.00	9/28/2009
456		Master Plan Fee				
457		First Floor Plan (per plan - 65% of Building Fee)	65% of Building Fee	Varies	65% of Building Fee	9/28/2009
458		Each additional Floor Plan under same approved subdivision plat	\$100.00	\$137.93	\$100.00	9/28/2009
459		Patio/Deck/Porch				
460		Covered Patio at Grade Level (per sq ft)	\$15.00	\$20.69	\$15.00	9/28/2009
461		Covered Deck Elevated (per sq ft)	\$15.00	\$20.69	\$15.00	9/28/2009
462		Open Deck Elevated (per sq ft)	\$10.00	\$12.93	\$10.00	9/28/2009
463		Screened Porch under Existing Roof Cover (sq ft)	\$6.00	\$8.33	\$6.00	9/28/2009
464		Pre-Fab Metal Awning (ENGINEERED)	\$6.00	\$8.33	\$6.00	9/28/2009
465		Gazebo/Ramada (per sq ft)	\$12.50	\$17.24	\$12.50	9/28/2009
466		Block Wall (fence or free standing wall) (sq ft) (No retaining/surcharge)	\$5.00	\$6.90	\$5.00	9/28/2009
467		Retaining Wall (measured from bottom of footing to top of wall; Walls over 4' require engineered plans) (length X height = sq footage)				
468		A. CMU, concrete (sq ft)	\$15.00	\$20.69	\$15.00	9/28/2009
469		B. Brick reinforced (sq ft)	\$15.00	\$20.69	\$15.00	9/28/2009
470		C. Un-reinforced Manufactured Unit (keystone, pavestone, versalock, etc.) (sq ft)	\$15.00	\$20.69	\$15.00	9/28/2009
471		Roof Structure Replacement (includes trusses, rafters, sheeting, and roofing materials)				
472		A. Asphalt Shingles	Valuation	Valuation	Valuation	9/28/2009
473		B. Clay Tile	Valuation	Valuation	Valuation	9/28/2009
474		C. Wood Shake or Shingle	Valuation	Valuation	Valuation	9/28/2009
475		D. Rolled Roofing	Valuation	Valuation	Valuation	9/28/2009
476		E. Built Up or Hot Mop w/ Aggregate	Valuation	Valuation	Valuation	9/28/2009
477		Shell Building (sq ft)	\$50.00	\$69.54	\$50.00	9/28/2009
478		<p>Definition of Shell Building: A shell building is defined as a building for which HVAC, lighting, suspended ceilings, plumbing and electrical systems, partition layouts and interior finishes are not shown on the plans and for which NO SPECIFIC USE or TENANT has been noted. A separate permit with plans for tenant improvements will be required at a later date for completion of a shell building. A "Shell Only" building may include a fire extinguishing system as needed for fire protection requirements and minimal electric for lighting (house panel only) and main under slab sewer drain (not to include fixtures) along with slab floor. Warehouses and industrial buildings shall not be considered as a shell building. NO Certificate of Occupancy shall be issued for any building permitted as a SHELL BUILDING under this definition.</p>				
479		Swimming Pool (sq ft of water surface area based				
480		on length X width) (per sq ft)**	\$25.00	\$20.69	\$25.00	9/28/2009
481		Spa or Whirlpool (includes utilities) (per sq ft)	\$25.00	\$20.69	\$25.00	9/28/2009
482		Stairs (sq ft)	\$7.00	\$8.05	\$7.00	9/28/2009
483		Tenant Improvements	Valuation	Valuation	Valuation	9/28/2009
484		Above Ground Water Tank (over 5000 gallons)				
485		A. Residential	\$100.00	\$114.94	\$100.00	9/28/2009
486		B. Commercial	\$400.00	\$459.77	\$400.00	9/28/2009

A	B	C	D	E	F
1		2008/2009	2009/2010	2009/2010	2009/2010
2		DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3		Budget	Recommendation	Recommendation	ADOPTION
487	UTILITIES				
488	Single Permit-New Construction (electrical, plumbing, or mechanical) Plans Required				
489	A. Up to \$6,000	\$50.00	\$57.47	\$50.00	9/28/2009
490	B. 6,001 or more (Bldg Permit Fee only per valuation)	Valuation		Valuation	9/28/2009
491					
492	Combined Permit for single equipment installations only (i.e. electric & mechanical for A/C equipment, building & electric for wood stove, plumbing & mechanical for heater, etc.				
493	A. Up to \$6,000	\$50.00	\$57.47	\$50.00	9/28/2009
494	A. Up to \$6,000	\$50.00	\$57.47	\$75.00	
495	B. 6,001 or more (Building Permit Fee only per valuation)	Valuation	No Recommendation	Valuation	9/28/2009
496	For New Construction or Addition				
497	A. Plumbing (sq ft)	\$3.50	\$4.02	\$3.50	
498	B. Electrical (sq ft)	\$2.50	\$2.87	\$2.50	
499	C. Mechanical (sq ft)	\$1.50	\$1.72	\$1.50	
500	Equipment				
501	Air Conditioning Commercial (plans required) (sq ft)	\$4.00	\$4.60	\$4.00	9/28/2009
502	Fire Alarm				
503	A. Commercial (sq ft)	\$0.50	\$0.57	\$0.50	9/28/2009
504	B. Residential (sq ft)	\$0.25	\$0.29	\$0.25	9/28/2009
505	Kitchen Type I or II Hood System (plans req)	Valuation	No Recommendation	Valuation	9/28/2009
506	Solar Installation (plans required)				
507	A. Up to \$6,000 (flat fee)	\$150.00	\$172.41	\$150.00	9/28/2009
508	B. \$6,001 or more	Valuation	No Recommendation	Valuation	9/28/2009
509	Sprinkler System				
510	A. Commercial (sq ft) (Flat Fee)	\$2.60	\$2.99	\$150.00	9/28/2009
511	B. Residential (sq ft) (Flat Fee)	\$2.60	\$2.99	\$150.00	9/28/2009
512	Tower (plans required) New Installation				
513	A. Up to \$6,000 (Flat Fee)	\$185.00	\$212.64	\$185.00	9/28/2009
514	B. \$6,001 or more	Valuation	No Recommendation	Valuation	9/28/2009
515	Co-Locate Existing Tower (Plans Required)				
516	A. Up to \$5,000 (Flat Fee)	\$165.00	\$189.66	\$165.00	9/28/2009
517	B. \$5,001 or more	Valuation	No Recommendation	Valuation	9/28/2009
518	Deposits - paid at time of plans submission.				
519	New Commercial Project	\$300.00	\$344.83	Plan Review Fee	9/28/2009
520	New Residence	\$150.00	\$172.41	\$150.00	9/28/2009
521	Remodel/Addition - up to \$5,000	\$25.00	\$28.74	\$25.00	9/28/2009
522	\$5,000 to \$10,000	\$50.00	\$57.47	\$50.00	9/28/2009
523	\$10,000 to \$25,000	\$ 75.00	No Recommendation	\$ 75.00	9/28/2009
524	\$25,000 and up	\$100.00	\$114.94	\$100.00	9/28/2009
525	Grading - up to 1,000 cu yds	\$20.00	\$22.99	\$20.00	
526	-1,001 cu yds or more	\$100.00	\$114.94	\$100.00	

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
527		Refunds				
528		Plan Check Fees - once review begun	No refund	No Recommendation	No refund	9/28/2009
529		Plan Withdrawn	retain \$50 per hr (minimum charge per hour or calculated plan rvw fee whichever is greater	No Recommendation	retain \$50 per hr (minimum charge per hour or calculated plan rvw fee whichever is greater	9/28/2009
530		Building Permit fees w/ no work started and no inspections called	Retain \$25 or 25%, Whichever is greater	No Recommendation	Retain \$25 or 25%, Whichever is greater	9/28/2009
531		Plumbing, Electrical, Mechanical Fees w/ no work started and no inspections called -	Retain \$10 or 25%, whichever is greater.	No Recommendation	Retain \$10 or 25%, whichever is greater.	9/28/2009
532		Elevator Permit Fees (Table 3-E)				
533		New Installations:				
534		A. Passenger or Freight Elevator, Escalator, Moving Walk				
535		Up to and including \$40,000.00 of valuation	\$89.00	No Recommendation	\$89.00	9/28/2009
536		Over \$40,000 of valuation \$89.00 plus \$1.65 for each \$1000.00 or fraction thereof over \$40,000.00		No Recommendation		9/28/2009
537		B. Dumbwaiter or private residence elevator				
538		Up to and including \$10,000.00 of valuation	\$25.00	No Recommendation	\$25.00	9/28/2009
539		Over \$10,000 of valuation \$25.00 plus \$1.65 for each \$1,000.00 or fraction thereof over \$10,000.00		No Recommendation		9/28/2009
540		Major Alterations:				
541		Fees for major alterations shall be based on the value of the project, labor and materials. Installation fees include charges for the first year's annual inspection fee and charges for electrical equipment on the conveyance side of the disconnect switch.	Valuation	No Recommendation	Valuation	9/28/2009

2009-781
Exhibit "A"

	A	B	C	D	E	F
1			2008/2009	2009/2010	2009/2010	2009/2010
2			DEPARTMENT	Fee Allocation Study	Department	COUNCIL
3			Budget	Recommendation	Recommendation	ADOPTION
542	Elevator Annual Certificates of Inspection Fees (Table 3-E)					
543		Each Elevator	\$41.50	No Recommendation	\$41.50	9/28/2009
544		Each Escalator or Moving Walk	\$24.65	No Recommendation	\$24.65	9/28/2009
545		Each Commercial Dumbwaiter	\$16.75	No Recommendation	\$16.75	9/28/2009
546	(Each Escalator or Moving Walk unit powered by one motor shall be considered as a separate Escalator or moving walk)					
547	Manufactured Housing Permit Fees are established by the State Department of Fire, Building and Life Safety Office of					
548	Manufactured Housing and adopted by the Town of Camp Verde through intergovernmental agreement.					
549		Manufactured Home	\$200.00	No Recommendation	\$200.00	9/28/2009
550		Factory Built/Modular Building	\$600.00 per story	No Recommendation	\$600.00 per story	9/28/2009
551		Mobile Home Rehabilitation	\$102.00	No Recommendation	\$102.00	9/28/2009
552						
553						
554						



**TOWN OF CAMP VERDE
Agenda Action Form**

Meeting Date: December 2, 2009

Meeting Type: Regular Session

Consent Agenda Regular Business

Reference Document:: N/A

Agenda Title (be exact): Discussion, consideration and possible direction to staff regarding smoke created by fireplaces and wood stoves.

Purpose and Background Information: At the Regular Session of the Town Council of November 4, 2009, Mr. Jesse Rodrigues described his experience with a problem in Town with the use of fireplaces and wood stoves; the smoke being created is affecting the air quality and intruding into the enjoyment of his home.

Staff has researched other communities and how they handle the wood smoke issue. The Town of Payson, in 2002, was forced to deal with the wood smoke and other related air quality issues when found to be in moderate non-attainment by the Arizona Department of Environmental Quality (ADEQ).

In discussions with the Northern Regional Office of ADEQ, it was explained to staff that citizen complaints are logged and kept on permanent record with the air quality division. If numerous complaints are received by the Northern Regional Office, air quality monitoring could be initiated by the division director for the area in question. If the results of the monitoring determine that the air quality standards are not being attained, ADEQ could mandate the Town to implement a maintenance plan to bring the area into attainment.

Wood smoke from wood stoves and fire places is not the only pollutant that contributes to the air quality status. There are also auto emissions, fugitive dust from dirt roads and soil processing plants, smoke from agricultural field burning and U.S. Forest Service control burns.

Per the Northern Regional Office of ADEQ, the Town of Camp Verde is currently not being monitored for air quality standards. This could change at anytime a high incidence of complaints are being received by ADEQ. Many times high elevations of smoke levels are seasonal and monitoring results are taken for one or more years on a continual basis to achieve accurate readings for annual and 24 hour air quality standards.

There are many options that the Council could implement to aid in maintaining air quality standards. The suggested options provided below are of the least impact to the community at this time.

COUNCIL OPTIONS:

1. Option no. 1 could be the lets wait and see method . The problem with this approach is that once the Town of Camp Verde has been noticed by ADEQ of non-attainment, it will take one or several years of maintenance implementation to bring the Town into attainment status. There are timeframes negotiated with ADEQ to meet attainment standards and if the Town should have to implement these methods at an accelerated rate it usually comes at a greater expense to the Town and its citizens.
2. Option no. 2. The Town of Payson, as part of their maintenance plan, created an ordinance requiring all new and existing wood stoves, fireplaces, pellet stoves and masonry heaters to meet the EPA Phase II standard requirements. This could be implemented by the Council as a preemptive measure to assist in keeping the

Town's air quality attainment status. Since the Town is currently in attainment, requiring compliance to the EPA Phase II standards for existing fire places and wood stoves may not be necessary. Instead, the Phase II standards could be applied to any new installations of fire places, wood & pellet stoves or masonry heaters.

Other air quality maintenance options, now or in the future, could be as listed below:

- Implementation of a paving and soil treatment plan to pave or treat all or some city owned rights of way that are currently unpaved.
- Implementation of an ordinance to disallow or limit outside burning of yard and agricultural field debris. Currently, agricultural burn permits are obtained through ADEQ Northern Regional Office in Flagstaff.
- Enter into an IGA with the U.S. Forest Service to schedule and limit control burns within the region.

Recommendation (Suggested Motion):

Move with recommendations to staff.

Finance Review: Budgeted Unbudgeted N/A

Finance Director Comments/Fund: N/A

Attorney Review: Yes No N/A

Attorney Comments: N/A

Submitting Department:: Community Development

Contact Person: Michael Jenkins, Acting Community Development Director
Action Report prepared by: Michael Jenkins



**TOWN OF CAMP VERDE
Agenda Action Form**

Meeting Date: December 2, 2009

Meeting Type: Regular Session

Consent Agenda **Regular Business**

Subject: Operation of the Town's Weight Room

Agenda Title: Discussion, re-consideration, and possible direction to staff relative to the action the Council took at the November 18, 2009 meeting with respect to the operation of the Town's weight room.

Purpose and Background Information:

On April 1, 2009 Council considered the Town's options relative to the weight room and received advice from our Town Attorney (4/1/09 minutes attached).

In addition, at the November 18, 2009 Regular Session, Council requested staff seek (within one week of said meeting date) a risk management analysis relative to the operation of the Town's weight room from a representative of the Arizona Municipal Risk Retention Pool (AMRRP).

A copy of (AMRRP) Program Administrator's opinion was delivered to you under separate cover.

Recommendation: There is no recommendation at this point. Council must be given the opportunity to discuss and debate this matter and form an opinion on how best to proceed.

Finance Review: **Budgeted** **Unbudgeted** **N/A**

Finance Director Comments:

Attorney Review: **Yes** **No** **N/A**

Attorney Comments: N/A

Submitting Department: Mayor
Action Report prepared by: C. Brown

Contact Person: Bob Burnside

**MINUTES
SPECIAL SESSION
MAYOR and COMMON COUNCIL
TOWN OF CAMP VERDE
COUNCIL CHAMBERS
WEDNESDAY, APRIL 1, 2009
6:00 p.m.**

*Minutes are a summary of the actions taken. They are not verbatim.
Public input is placed after Council motions to facilitate future research.
Public input, where appropriate, is heard prior to the motion*

1. Call to Order

The meeting was called to order at 6:00 p.m.

2. Roll Call

Mayor Gioia, Vice Mayor Hauser, Councilors Smith, Garrison, and Kovacovich were present; there are two seats vacant.

Also Present: Town Manager Mike Scannell, Town Attorney Sims (by telephone conference), Parks & Recreation Director Lynda Moore and Recording Secretary Virginia Jones.

3. Discussion, consideration, and possible direction to staff and/or discussion or consultation with the Town Attorney for legal advice concerning the Town of Camp Verde Weight Room and the potential for litigation.

Note: Council may vote to go into Executive Session pursuant to ARS §38-431.03(A)(3) for discussion or consultation with the attorney for legal advice and §38-431.03(A)(4) for discussion or consultation with the attorney in order to consider Council's position regarding contracts that are the subject of negotiation. (Staff Resource: Lynda Moore)

Lynda Moore asked Council for direction and Attorney Sims for clarification regarding leaving the weight room unattended and indicated her concerns about the potential for liability and lawsuits. Moore explained that the weight room is open during the day, several citizens have keys to access the room after hours, and there have been reports of keys that have been duplicated, along with members inviting friends to attend.

Sims advised Council that as long as the town attempts to have controlled access it could not be considered an attractive nuisance, noting that in the Phoenix-Metro area there are gyms located in several malls, most of them have some type of key pad for access.

Council questioned if the equipment in the weight room was safe and Moore indicated she does have volunteers that carry tools to keep the equipment working properly.

Council discussed options for access into the weight room. Suggesting non-duplicating keys, key pads and card readers or possibly charging members for the key. Additional precautions could be taken by limiting the hours of the weight room to regular business hours, with special privileges for a select group, such as law enforcement and fire-fighters. Sims noted the exceptions for the select few would have to pass equal protection standards.

Public Input:

Bob Burnside: Questioned if the Town would be liable, even if they had everything in place, cameras, and memberships; and questioned the liability of the Town if an individual, who is not a member, gets injured. Burnside questioned if the equipment is defective, could the Town be sued by a non-member?

Council directed staff to research different options for securing the weight room along with cost estimates for installing a key pad and card reader, the possibility of members paying for keys that are unlawful to be duplicated, and bring information back to the Council for review.

4. Adjournment

On a motion by Hauser, seconded by Garrison, the meeting was adjourned at 6:26 p.m.

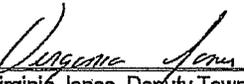


Virginia Jones, Recording Secretary

CERTIFICATION

I hereby certify that the foregoing Minutes are a true and accurate accounting of the actions of the Mayor and Common Council of the Town of Camp Verde during the Special Session of the Town Council of Camp Verde, Arizona, held on the 1st day of April 2009. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this 16th day of April, 2009.



Virginia Jones, Deputy Town Clerk