

**MINUTES  
REGULAR SESSION  
MAYOR and COMMON COUNCIL  
TOWN OF CAMP VERDE  
COUNCIL CHAMBERS  
WEDNESDAY, APRIL 19, 2006  
at 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 Gioia, Councilors Hauser, Smith, Kovacovich, Parrish and Parry were present; Vice Mayor Baker was absent.

**Also Present:** Community Development Director Will Wright, Town Attorney Brad Woodford, Project Coordinator Wendy Escoffier, Parks & Rec Director Lynda Moore, Receptionist Jenna Paulsen, and Recording Secretary Margaret Harper.

3. **Pledge of Allegiance**

The Pledge was led by Councilor Parry.

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) April 5, 2006 – Regular Session
- 2) March 30, 2006 – Special Session

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

- 1) Council Hears P&Z – April 26, 2006 at 6:30 p.m.
- 2) Regular Session – May 3, 2006 at 6:30 p.m.
- 3) Joint Work Session with P&Z – May 10, 2006 at 6:30 p.m.
- 4) Regular Session – May 17, 2006 at 6:30 p.m.
- 5) Council Hears P&Z – May 24, 2006 at 6:30 p.m.

c) **Possible approval of Proclamation declaring April 30 through May 6, 2006 as *Municipal Clerks Week*.**

d) **Possible approval of a Proclamation declaring the month of April as *Fair Housing Month*.**

On a motion by Hauser, seconded by Kovacovich, the Consent Agenda was unanimously approved as presented.

Director Wright reported that the representatives from Casa Verde have advised him that they may not have the necessary documents assembled for the meeting scheduled for May 10<sup>th</sup>; Wright will give notice a few days in advance if the meeting needs to be canceled.

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

**Robert Johnson** gave a summary of recent articles in the Arizona Republic and Camp Verde Bugle regarding thirsty cities in the Verde Valley and Prescott are threatening the life of the Verde River; the biggest threats are the current 10-year drought, the worst in 110 years. Johnson cited the pumping from the Big Chino being proposed by Prescott and Prescott Valley, and urged everyone to think about what would be lost and missed if the Verde River were to dry up.

6. **Presentation of Certificates of Recognition to Lynnette Escoffier for being chosen as "Leader of Tomorrow".**

There was no action taken.

It was decided that the subject presentation would be postponed to another date; Lynnette Escoffier was ill and unable to attend this evening.

**(Item 8 was heard prior to Item 7; Chairman Fullmer was not yet present but arrived during the presentation on Item 8.)**

7. **Yavapai Apache Nation Chairman Jamie Fullmer will update the Council on the Nation's activities and will present a check to the Town as a contribution from the Cliff Castle Gaming Facility, pursuant to Section 12(d)(1) of the Tribal-State Gaming Compact.**

There was no action taken.

Chairman Jamie Fullmer outlined the background of the Yavapai-Apache Nation's successful effort to include in Proposition 202 that a portion of the revenue sharing would be apportioned to the Tribes. The ideal was to make sure that some funds would remain at the local level. Fullmer expressed the Nation's appreciation for the support of the local communities as patrons, employees and in government-to-government partnerships and working relationships, and especially Camp Verde as, in the truest sense, a good neighbor. Because of the explosive growth of Camp Verde, Fullmer suggested a need for coming together to share ideals toward planning for the future. Fullmer presented to the Council a check from the Tribe for \$34,152.60 with the request that 20% be allocated to the Chamber of Commerce; 30% to the Camp Verde Schools Native American Clubs; and the remaining 50% to Camp Verde's priority, or infrastructure.

In response to Fullmer's suggestion regarding a meeting between the Nation and the Town of Camp Verde in order to address the issues and concerns shared between the two entities and seek solutions, Mayor Gioia advised Fullmer that the Town Manager has already been requested to arrange such a meeting.

There was no public input.

8. **Presentation by Jason Williams regarding the Arizona Wilderness Coalition.**

There was no action taken.

Jason Williams, who works for the Arizona Wilderness Coalition and is concerned about the proposal by Prescott to pump water out of the Verde River, gave a detailed presentation that coincided with the press release by American Rivers listing the Verde River as one of the 10 most-endangered rivers in the United States. Mr. Williams outlined efforts that the Coalition has made to protect wilderness and rivers including contacts with key members of Congress. Following the presentation and a request from Mr. Williams for support, after a brief discussion the Council agreed that the Mayor will work with Mr. Williams to prepare a resolution of support to bring before the Council.

#### **PUBLIC INPUT**

**Robert Johnson** wanted to warn Mr. Williams that Renzi and Kyl were rated in the Arizona Republic on conservation projects as voting at only 5 percent for the projects. Mr. Johnson also commented on some of the history of Fossil Creek.

There was no further public input.

9. **Discussion, consideration, and possible appointment to the Planning & Zoning Commission to fill the term that expires in September 2008.**

On a motion by Parrish, seconded by Parry, the Council unanimously approved the appointment of Dave Freeman to the Planning & Zoning Commission.

In response to the invitation by Mayor Gioia, two of the following individuals spoke regarding their qualifications and desire to serve on the Commission; one spoke on behalf of a candidate.

**PUBLIC INPUT**

**Al Roddan** said that he and his wife own property and are residents and business owners in the Verde Valley and are interested in the development of Camp Verde and its growth; he outlined the Town qualities that he believes in preserving through planning and zoning decision making.

**Bob Reuna**, who is not a candidate, spoke on behalf of Al Roddan; he believes Mr. Roddan is a very methodical and honest person as well as a good businessman. He also has the support of his wife to do the job as Commissioner.

**Dave Freeman** reiterated his passion for the preservation of the essence of Camp Verde, and his activities over the last year that demonstrate his concern. He has had suggestions from others urging him to apply for the Commission because of his experience and skills. Mr. Freeman said he has seen what should not be done in the growth of a community and why it happened, and outlined his qualifications to serve on the Commission, and what he believes are the goals for the Town.

During the candidates' statements, the Council discussed briefly with each their opinion of the General Plan. The Council also urged those who were not selected to stay engaged in the process and apply for other Commissions and Committees.

There was no further public input.

10. **Discussion, consideration, and possible approval to partner with the Verde Valley Rangers Sheriff's Posse on a 60/40 split of alcohol sales at the following events: Main Street Stampede, Crowdad Festival, Cornfest, Block Party, and Fort Verde Days.**

On a motion by Gioia, seconded by Hauser, the Council voted 6-1 to approve a 50/50 split for alcohol sales at events, with 50 percent going to the Verde Valley Rangers Sheriff's Posse and 50 percent to Parks & Recreation; dedicate the Town's 50 percent to the children involved, for their sports and school, only for the Main Street Stampede event; and for the Main Street Stampede and future events set up a "Tip Jar" with proceeds going directly to the school and the children; with a 'no' vote by Smith.

Parks & Rec Director Lynda Moore explained that staff has finally reached the point where it has become overwhelmed with the work demands, physically and mentally; staff has worked seven weekends in a row, and the subject request would be one way to ease some of the burden that Maintenance and Parks staff is now carrying. Moore pointed out the good reputation of the Rangers, and described the responsibilities that the Verde Valley Rangers would assume before, during and after the events, as well as how their share would benefit the community. As for concern of the Council that the children would be losing some of the proceeds, Moore said that without the partnership the proceeds for the children might be even less since security would have to be hired in order to cut down on staff to oversee the event. The Council discussed the potential profit figures with Moore, proposing a 50/50 split instead of a 60/40 split, as well as perhaps raising the price of beer to \$3. It was confirmed that the events are covered by insurance already paid until budget time; at the events for next year, the responsibility for insurance will be assumed by the Rangers and the split will be 50/50. The Council agreed that the share going to the Town for the Main Street Stampede event this year would go to the children, that beer sales would remain at \$2, and approved the suggestion for a tip jar with the proceeds to go to the children.

**PUBLIC INPUT**

**George Young** requested clarification of basis for determining the division of the profit; the Council responded accordingly.

**Jim Williams**, a member of the Verde Valley Rangers, outlined the experience of the Rangers and how the money would go into increasing the scholarships programs that they have

established for high school graduates; he said he believes that the Sheriff's Posse would even agree to the proposed 50/50 split, but recommended not raising the price of beer as proposed.

**Jim Ellington** brought up the past use of a tip jar and suggested that the practice be reestablished, with all of the proceeds going directly to the children. Ellington discussed the control of alcohol sales and a class he had attended given by the individual who is in control of events with sales of alcohol throughout Arizona, the importance of the sales to revenues, and the need for strict compliance with the law governing those sales, and especially for Camp Verde since that individual lives here. Working with one organization, such as the Sheriff's Posse, would provide the experience and consistency in that adherence to the law.

**Dave Freeman** suggested an additional source of revenue, perhaps a commemorative plastic cup that people from out of town would like to take home as a souvenir.

There was no further public input.

**A recess was called at 7:59 p.m.; the meeting was called back to order at 8:07 p.m.**

**11. Possible award of bid for Project #06-020 "Supply and Delivery of Liquid Asphalt Products" and authorization to execute contract documents.**

On a motion by Gioia, seconded by Kovacovich, the Council unanimously approved award of bid to Cactus Transport for Project #06-020 "Supply and Delivery of Liquid Asphalt Products" and authorization to execute contract documents.

Marvin Buckel, Street Superintendent, said that the prices for liquid asphalt products have gone up about 70% from last year; the amounts are budgeted. Buckel added that only two bids were returned; both are responsible contractors. Cactus Transport submitted the lowest bid.

There was no public input.

**12. Possible award of bid for Project #06-021 "Supply or Supply and Delivery of Aggregate Base Course, 1 1/2" Borrow, Washed Sand, and 3/8" Chips" to Yavapai Apache Sand & Rock and Rinker Materials, and authorization to execute contract documents.**

On a motion by Gioia, seconded by Hauser, the Council unanimously approved award of bid for Project 06-021, "Supply or Supply and Delivery of Aggregate Base Course, 1 1/2" Borrow, Washed Sand, and 3/8" Chips" to Yavapai Apache Sand & Rock and Rinker Materials, and authorization to execute contract documents.

Marvin Buckel said that this project goes hand-in-hand with the preceding oil; the bids were very close. The County typically awards to a number of contractors so that purchases can be made of whatever is cheaper at the time. The Town followed that procedure last year, and Buckel said he would like to follow suit this year.

There was no public input.

**13. Discussion, consideration, and possible approval of an increase in the Town Manager's 05/06 travel budget line item in the amount of \$1,000.**

On a motion by Parry, seconded by Gioia, the Council unanimously approved an increase in the Town Manager's 05/06 travel budget line item in the amount of \$800.

Following an explanation by Director Wright that some of the travel expenses had been unforeseen, the Council discussed the requested increase in the Town Manager's travel budget, reviewing the items listed, and after discussion agreed on an adjusted amount for the increase.

14. **Discussion, consideration, and possible appointment of a replacement member to serve on the Library Design Committee.**

On a motion by Gioia, seconded by Hauser, the Council unanimously approved the appointment of Councilor Parry as liaison from the Council to the Library Design Committee to replace Councilor Hauser.

Councilor Hauser described her disappointment with the proposed design and location of the building and the impact on the history of the existing buildings and soccer field, saying that it is difficult for her to be objective. For those reasons, Hauser said that she could no longer serve, and suggested that Councilor Parry replace her on the Library Design Committee. Parry affirmed his desire to help make the Town proud of the addition and is more than willing to be a part of the process.

**PUBLIC INPUT**

**Dave Freeman** said he was speaking on behalf of his wife, Cindy Walker, who volunteers at the library; she was aghast to see the plans and she finds that most everyone who comes to look at the pictures and plans is equally aghast. Mr. Freeman supports the appointment of Mike Parry to the Library Design Committee.

There was no further public input.

15. **Review, discussion, consideration, and possible approval of changes to the Council-appointed evaluation guideline verbiage, timeframe, and retroactive merit raise if a review date is changed.**

On a motion by Gioia, seconded by Kovacovich, the Council voted unanimously to direct Councilors Smith and Parry to work together with staff to bring back some examples and some materials that may be used, and a Work Session will be scheduled within a few weeks on an off night, in order to work on the subject changes.

Councilor Smith proposed that Council direct him to prepare a draft evaluation to bring back to Council on May 3<sup>rd</sup> for review and fine-tuning. Smith outlined his reasons for the request, including his opinion that some of the time lines should be adjusted in order for newly elected members to be better prepared to participate in employee evaluations. He referred to the sample documents from other communities provided in the agenda packet and suggested that they could be used to develop what would work for the Town of Camp Verde, and highlighted some examples, which were then discussed with the Council.

There was no public input.

**(For the benefit of the public, Items 17 through 20 were addressed prior to Item 16.)**

16. **Discussion, consideration, and possible direction to staff to negotiate the purchase of a 3-bedroom home in the Cliff's subdivision for use in the Town's Housing Program.**

On a motion by Gioia, seconded by Smith, the Council voted unanimously to go into Executive Session pursuant to ARS Sec. 38-431.03.A7.

There was no further action taken.

Wendy Escoffier said that the purchase of the home was an opportunity that just came up; she proposed two different scenarios by which to purchase the house. Escoffier explained that the Town could buy the property and then maintain it by offering a ground lease to a subsequent purchaser of the house and any improvements as the first lot in a type of municipal land trust program. Escoffier then detailed and discussed with the Council the two scenarios for the Town to purchase the home by either using the existing revolving loan fund or an outright purchase using contingency funds. Escoffier also gave a short slide show presentation on the house, its

specifications, and the income requirements for prospective purchasers. The Housing Commission has recommended that the Council purchase the home using Scenario Two if possible.

#### **PUBLIC INPUT**

**Jeremy Bach**, Chairperson of the Housing Commission, said that they absolutely support the second scenario, and that by doing so, it will be possible to recoup the majority of the funds back after subtracting the cost of the land. That asset will remain in the land trust to use on the Town's financial statement that is paying principal and interest. Also, the developer might be interested in donating the land and that could be used as a tax credit, and then sell the house outright.

**Dave Freeman**, a member of the Housing Commission, said that this will be the first step forward in a very new venture, and it should be done right, and that it can be replicated time and time again since once the project has gone public there will be a lot of pressure and demands from other people. The first step should be an exemplary one, and the second option would provide a highly visible step that will really be a big deal and an incredible win for the Town.

There was no further public input.

**A recess was called at 9:12 p.m. to go into Executive Session; the meeting was called back to order at 9:49 p.m.**

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

There was no public input.

18. **Advanced Approvals of Town Expenditures**

There were no advanced approvals of Town expenditures.

19. **Manager/Staff Report**

There was no Manager/Staff Report.

20. **Council Informational Reports**

Mayor Gioia reiterated that the Verde River is designated as one of the 10 most endangered rivers in the United States, stressing that it unbelievably important historically and for the future to pay attention to what is happening to it especially at the headwaters; the citizens need to act. The Camp Verde Stewards and other Stewards need help in the public lands cleanup. Also, the Sedona-Verde Valley Board of Realtors had a meeting this morning; Fred Ruskin shared the history of the Ruskin land Trade and asked for the Realtors input.

Councilor Kovacovich reported on the Water Advisory Committee meeting in Clarkdale today; the main topic of discussion was how to form the Verde River Basin Partnership. There are efforts to have a very broad-based group of people participating in the work.

Councilor Smith reported on attending the Verde Valley Transportation meeting and plans of ADOT for doing work on the I-17 bridge over the Verde River this summer, and correcting a hump on I-17 southbound from Sunset Point to Black Canyon City, causing delays throughout months of the work of survey crews and then the repair that will be done; the application for the planned 3400-unit subdivision at 89A and Cornville Road has been withdrawn by the developer; the McGuireville Interchange will be widened with "line of sight" safety improvements; the Hwy 260 issue is still alive.

Councilor Parrish urged everyone to consider volunteering for the Historical Society; they really need the help. Parrish also described how the I-17 hump discussed by Smith was caused.

Councilor Hauser commented on Baker's loss of her mother and the funeral held yesterday; also, Dorothy Hores passed away this weekend and she will be sorely missed. The Stewards clean up

will be on Sierra Verde Road and Verde Park, beginning at 8:a.m., April 22<sup>nd</sup>. A clean up at Fossil Creek will be held in May.

21. **Adjournment**

On a motion by Gioia, seconded by Hauser, the meeting was adjourned at 9:50 p.m.



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Tony Gioia, Mayor

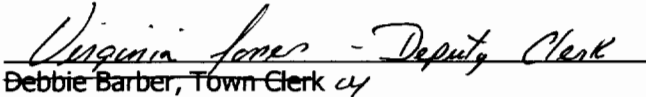


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Margaret Harper, Recording Secretary

**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 19th day of April 2006. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this 10<sup>th</sup> day of May, 2006.



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Debbie Barber, Town Clerk