

**MINUTES  
COUNCIL HEARS PLANNING AND ZONING  
MAYOR and COMMON COUNCIL  
TOWN OF CAMP VERDE  
COUNCIL CHAMBERS  
WEDNESDAY, MARCH 23, 2005  
at 6:30 P.M.**

Minutes are a **summary** of the actions taken. They are not verbatim.  
Input is placed after Council motion 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 Dickinson, Vice Mayor Reddell, Councilors Gioia, Kovacovich, Parrish and Teague were present; Councilor Baker was absent due to illness.

**Also Present:** Community Development Director Wright, Sr. Planner Nancy Buckel, and Recording Secretary Margaret Harper

3. **Pledge of Allegiance**

The Pledge was led by Councilor Kovacovich.

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) There are no minutes for approval.

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

1) Regular Session – April 6, 2005 at 6:30 p.m.

2) Regular Session – April 20, 2005 at 6:30 p.m.

3) Council Hears Planning & Zoning – April 27, 2005 at 6:30 p.m.

On a motion by Reddell, seconded by Kovacovich, the Council unanimously approved the Consent Agenda as presented.

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

There was no public input.

6. **Discussion, consideration, and possible approval of CSP 2005-01, a Comprehensive Sign Plan submitted by Joseph Contadino of UH Partners I, LLC for "The Views" and "The Bluffs", formerly known as the Verde Cliffs Subdivision.**

On a motion by Reddell, seconded by Teague, the Council, by a vote of 4-1, approved the Comprehensive Sign Plan to allow Universal Homes to place the signs where they have the right-of-way, excluding the big billboard on I-17; Dickinson abstained.

**STAFF PRESENTATION**

Community Director Wright advised the Council that the Town Attorney has concluded that any off-premise sign must be in conformance with the existing Town code that would prohibit any sign larger than 64 square feet; therefore, the proposed 300 square-foot billboard would not be allowed.

**APPLICANT'S STATEMENT**

**Jim Gumby** spoke on behalf of the project, reiterating the importance of placing signs in order to successfully market the development, and requested approval of the Comprehensive Sign Plan as presented, acknowledging the exclusion of the large off-premise billboard on I-17.

Following a brief discussion regarding the sizes and proposed placement of the remaining signs, the Council moved to approve the application, with Mayor Dickinson abstaining from the vote.

7. **Discussion, consideration, and possible approval of Resolution 2005-632, a resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona, adopting Final Plat 2005-02 for Las Estancias Unit 3 subdivision located on 8.24 acres consisting of parcel 403-20-159. This project is located north of Horseshoe Bend and west of Via Linda.**

On a motion by Reddell, seconded by Parrish, the Council by a 5-1 vote approved Resolution 2005-632, a resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona, adopting Final Plat 2005-02 for Las Estancias Unit 3 subdivision located on 8.24 acres consisting of parcel 403-20-159. This project is located north of Horseshoe Bend and west of Via Linda, adding the Engineer's report regarding the street and the next Phase 2 to be completed, also crack-sealed and fixing it up to the standards as recommended; and fixing Mondale Drive; with a 'no' vote by Gioia.

#### **STAFF PRESENTATION**

Sr. Planner Buckel reviewed the background of the Las Estancias subdivision commencing with the original rezoning that had been approved in 2000, the subsequent approvals of the preliminary plat, the final plat for Phase 1, a revision to the preliminary plat, and the final plat for Phase 2, all of which approvals were subject to numerous stipulations. The developer has submitted an Application of Exception requesting the elimination of sidewalks and replacement with an earthen shoulder and curbs to be rolled curb construction. Mr. Pender, agent for the developer, has also requested clarification regarding the extent of the requirement for Mondale Road to be chip sealed. Arizona Engineering has approved the engineering for Phases 2 and 3.

**Tom Pender**, agent for the applicant, explained that it was not his understanding that the entire Mondale Road extension would require the chip sealing, only the section that was discussed to be crack sealed. He also pointed out that a manhole cover referred to in the Phase 2 stipulations was only a water valve that needed to be raised. The intent now is to complete both Phase 2 and Phase 3.

The Council discussion focused mainly on the existing condition of Mondale road and the need for repairs. There was some objection to approval of the final plat prior to the work being completed, and discussion about the recommendations of the Town Engineer with comment that even though the Town did accept the original road construction it has been a continuing problem. It was also pointed out that the Town is facing a situation that it is trying to make the best of, and that the stipulations will have to be met before the final sign-off. Mr. Pender described how the repairs would be made, that there will be a 10 or 12-foot wide area that blends in with the pavement; the developer agreed to repair the road and will do so. Mr. Pender will be working with the Town staff, and there will be communication between the contractor and Town staff.

8. **Discussion, consideration, and possible approval of Ordinance 2005-A300, an ordinance of the Town of Camp Verde, Yavapai County, Arizona, adopting an amendment to the Zoning Map of the Planning and Zoning Ordinance for parcels 403-20-002 and 403-20-147 consisting of approximately 52.48 acres from RCU-2A to R1L-35. This rezoning is to allow for residential development. Project location is at the end of Newton Lane.**

On a motion by Reddell, seconded by Teague, the Council by a 5-1 vote approved Ordinance 2005-A300, an ordinance of the Town of Camp Verde, Yavapai County, Arizona, adopting an amendment to the Zoning Map of the Planning and Zoning Ordinance for parcels 403-20-002 and 403-20-147 consisting of approximately 52.48 acres from RCU-2A to R1L-35. This rezoning is to allow for residential development. Project location is at the end of Newton Lane; with a 'no' vote by Gioia.

#### **STAFF PRESENTATION**

Community Development Director Wright pointed out that this item involved a zoning map change, explained that the application was submitted before the new General Plan was adopted, and the request for the zoning change did not require a General Plan amendment. The P&Z

Commission met and a motion to approve the rezoning failed by a 3-3 vote. The primary reason given was concern for the public health, safety and welfare because of the limited access to the project. Two members of the public had spoken against the request and three members of the public expressed concerns about traffic and the impact on roadways in the area. Input from the various agencies was reviewed, any concerns of which will be addressed during later phases of the development. The request coincides with the surrounding existing uses of the area. Since the following Item 9 deals with the request for Preliminary Plat approval on this development, Wright advised the Council that they would probably be discussing both Items 8 and 9 for that reason.

## **PUBLIC HEARING OPEN**

### **Applicant's Statement**

**Tom Pender** acknowledged that the primary concern was access to the development. Referring to a plat map as he spoke, Mr. Pender explained that he had done some research through a title company on the chain of ownership of some lots. Although he is not sure that Bronco Drive was ever a city roadway, the research indicated that it was always a public access in the past, and appears to be State land. Mr. Pender reviewed some of the points made during the Commission meeting, and said that he has now incorporated an emergency access point into the plan. He said that the plan is designed to create neighborhood clusters, bringing in fire service, the Town water system eventually, paving roads, and also commented on flooding issues and the plans for individual property owners to terrace their lots that will be irrigated. Mr. Pender also pointed out that the proposed one-acre lots fit into the surrounding area.

## **COMMENT FROM OTHER PERSONS**

**Brenda Hauser** told how her family has farmed this land for 35 years. She believes that when a developer purchases agricultural land there is an obligation to the surrounding property owners. She commented on the roads getting flooded and the Town having to pay for repairs, and questioned the road structure ending in cul-de-sacs. She implored the Council to value, respect and care for the property in the future as much as her family has in the past.

**Ray Larkey** expressed his concern about running the road through Newton Lane, and complained that not one word has ever been said to the property owners about that plan, and therefore how can it take place. He complained that the whole thing seems to be on a fast track, setting the problems aside and pushing it through. He also questioned how the Town can put a road in a floodplain. He objected to the number of lots, and reiterated his complaint about the project getting on the fast track.

**Peggy Kellogg** said that she recently had moved to Camp Verde, and immediately started hiking in the area and is now a member of the Trails and Pathways Committee. Trails are important, and she said that this project is a window of opportunity for the community to offer some support to a developer who has gone out of his way to comply with this particular area of the General Plan which looks to her like a growth area. The Town needs housing, and she expressed her support, saying that she hopes that the Council will consider this a positive move in the right direction and put some thoughtful consideration into this subdivision.

**Robert Johnson** said he had gone out and looked at the property and suggested what he thought would be the best entrance. He believes that one acre for horse property is too small, that 1.5 acre would be better. He added that Newton needs to be straightened.

**Peggy Morris**, who has lived on Newton Lane for 25 years, said that no one has ever contacted her. She said she thought that was her land, that nobody could come in and take it. The water has quite an impact when it gets to roaring down there; she has never had a problem with fire protection. Ms. Morris commented on the abundance of wildlife in that area and the environmental impact of the project. She also believes that the one acre lot is too small for horse property and that it will create a fly problem. She talked about a potential traffic problem and also believes the project is a rush job and that the issue needs to be looked over and talked about more.

There was no further public input.

#### **APPLICANT'S REBUTTAL**

Mr. Pender basically reiterated his belief that with the emergency access that had been obtained, there are now two access points that should be quite acceptable. Furthermore, the homes to be built will greatly add to the quality of the area.

#### **PUBLIC HEARING CLOSED**

##### **Council Discussion**

The discussion began with the comment that even though the community may not like or necessarily want the development, people who own land have the right to request a particular use and the Council just hears that development request; there was also the reminder that this item deals with the rezoning issue. There was discussion on the ample water rights available to the project and a suggestion that a portion be turned over to the Town. The subject of the planned flag lots was also addressed, as well as concern for that the lots be restricted to two horses only. The issues of access points and a request for an interior loop road all the way within the property were discussed. It was also suggested that the developer set aside a half-acre parcel for a park, to be dedicated to the Homeowners Association. There was general support expressed for the rezoning.

9. **Discussion, consideration, and possible approval of Resolution 2005-630, a resolution of the Common Council of the Town of Camp Verde, Arizona approving the Revised Preliminary Plat 2005-01 for the purpose of developing Equestrian Estates Subdivision on parcels 403-20-002 and 403-20-147 consisting of approximately 52.48 acres and 44 lots. The location of the project is as the end of Newton Lane.**

On a motion by Dickinson, seconded by Reddell, the Council by a 5-1 vote approved Resolution 2005-630, a resolution of the Common Council of the Town of Camp Verde, Arizona approving the Revised Preliminary Plat 2005-01 for the purpose of developing Equestrian Estates Subdivision on parcels 403-20-002 and 403-20-147 consisting of approximately 52.48 acres and 44 lots. The location of the project is at the end of Newton Lane, with the following stipulations: 1. the developer must sever and transfer 30-acre feet of water; 2. irrigation supplies to lots should be underground; 3. the interior roadway should loop and connect to the west side; 4. that rights-of-way would be provided at the south side of the development to Verde West Acres and to the east side at whatever location is most feasible for future connection to other roads; 5. provide a one-half acre park to the Homeowner's Association within the development; 6. rolled curbs and no sidewalks; and 7. approved the developer's proposed paving standards. Gioia voted 'no'.

#### **STAFF PRESENTATION**

There was further review of the request for the zoning map change and approval of the preliminary plat, both of which may come at the same time. The hearing before the Commission was also reviewed. The Council was reminded that there are some issues with circulation that need to be looked at, as well as a concern about excess water rights, and the hope that the developer might be willing to deliver the excess to the Town. The Town Engineer has expressed some concern about flag lots, and the issues of accesses to the development, roads, paving, drainage and parking were reviewed together with agency responses.

#### **PUBLIC HEARING OPEN**

##### **Applicant's Statement**

**Tom Pender** focused on the preliminary plat, much of which had already been discussed at length. He also addressed the suggestion for a loop road through the development. In that respect he said that the developer had tried to develop a project that would not have a lot of traffic; however, would not be opposed to a loop.

**COMMENT FROM OTHER PERSONS**

**Ray Larkey** said that when he attended the P&Z Commission meeting there were three Commissioners who were in favor of running a road through there and wanted to condemn property for that, which Mr. Larkey strongly objected to.

**Rob Witt**, a member of the P&Z Commission, said that the water bank is a big issue and he would like to have a stipulation included that any additional water from the project be delivered to the Town. Furthermore, he would like to see that done on every single project. Mr. Witt also talked about the concern of the Commission for the two accesses. He would personally like to see the road go all the way to the property line. Some time in the future, if everybody agrees, the road can be continued and there would be a beautiful circle. A third point that Mr. Witt felt was critical was that the Commission felt it was important to connect Horseshoe Bend to Bronco. He would like to see the proposed open space, and is in favor of the subdivision.

There was no further public input.

**APPLICANT'S REBUTTAL**

**Tom Pender** addressed the request regarding the water rights, saying that the only real concern was that it was not in the affirmative that the developer would grant any additional water rights to the Town, and that the owner is apprehensive in that regard. He does not particularly want to give up water rights since there may not be any excess.

**PUBLIC HEARING CLOSED**

**Council Discussion**

The discussion included suggestions that the developer agree to deliver 10% of the water rights to the Town and that a half-acre park, or play area, would be appropriate. There was also further discussion about constructing the road to the edge of the property, addressing the road standards, and wanting to see another access, after which a motion for approval of the project was made, subject to detailed stipulations in accordance with the issues discussed between the Council members and with the developer's agent.

**A recess was called at 8:43 p.m.; the meeting was reconvened at 8:50 p.m.**

10. **Discussion, consideration, and possible approval of Ordinance 2005-A298, an ordinance of the Town of Camp Verde, Yavapai County, Arizona adopting an amendment to the Zoning Map of the Planning and Zoning Ordinance for parcel 403-15-001F consisting of approximately 28.54 acres from RCU-2A to C3 and M1. This rezoning is to allow for 13.62 acres of the parcel to be developed for a cement block plant and nursery with M1 zoning and 14.92 acres for the development of a cemetery and associated businesses with C3 zoning.**

On a motion by Gioia, seconded by Reddell, the Council unanimously approved Ordinance 2005-A298, an ordinance of the Town of Camp Verde, Yavapai County, Arizona adopting an amendment to the Zoning Map of the Planning and Zoning Ordinance for parcel 403-15-001F consisting of approximately 28.54 acres from RCU-2A to C3 and M1. This rezoning is to allow for 13.62 acres of the parcel to be developed for a cement block plant and nursery with M1 zoning and 14.92 acres for the development of a cemetery and associated businesses with C3 zoning.

**STAFF PRESENTATION**

Sr. Planner Buckel described the proposed development, the plan for water service, sewage provisions and the compatibility of the uses with the adjacent properties. The Commission has recommended approval with the stipulation that it be subject to site plan approval. It had also been suggested that the trails included in the project be posted for non-motorized vehicle use only.

**PUBLIC HEARING OPEN**

**Applicant's Statement**

**Harve Stanley** and **Dave Vette** described the two parcels, one proposed for the cement plant and the other for the cemetery. He said that the property is basically down in a bowl, and the uses will not be visible to the public. The cemetery will be mostly above ground, with niches and crypts. There will be an amphitheater that could be used for funeral services or other events including weddings. A section of the cemetery will be set aside for the military.

**COMMENT FROM OTHER PERSONS**

There were no comments.

**APPLICANT'S REBUTTAL**

No rebuttal was necessary.

**PUBLIC HEARING CLOSED**

**Council Discussion**

There was a brief discussion with the applicant, including a question about setting aside space for the Masons, as has been done in other cemeteries; that will be up to the operator leasing the property and operating the cemetery. As far as applying to ADOT for access onto SR 260, Mr. Stanley said that it has adequate access off of 279 at this time.

11. **Discussion, consideration, and possible approval of Ordinance 2005-A302, an ordinance of the Town of Camp Verde, Yavapai County, Arizona, adopting an amendment to the Zoning Map of the Planning and Zoning Ordinance for a parcel 403-14-004B consisting of approximately 3.59 acres from RCU-2A to M1. This rezoning is to allow for the development of an industrial complex.**

On a motion by Reddell, seconded by Gioia, the Council unanimously approved Ordinance 2005-A302 (ZMC 05-07), an application filed by Harve Stanley, Dave Vette, and Jim Binick, agents for Cherry Creek Village Co. Inc., owners of parcel 403-14-004B containing 3.59 Acres requesting a rezoning from RCU-2A to M1.

**STAFF PRESENTATION**

Sr. Planner Buckel explained that this request involves rezoning an additional portion of property earlier rezoned to M1 for the development of an industrial complex, to allow additional development of industrial activity. The Commission has unanimously recommended approval of the application with the stipulation that all development be subject to site plan review. The proposed uses correspond with activities already in the area, and input from the various agencies was reviewed.

**PUBLIC HEARING OPEN**

**Applicant's Statement**

Mr. Stanley explained that moving the development to a different portion of the property from what had been originally planned made sense because it has already been graded to where it needs to be. He provided an artist's rendering of the proposed office complex, described the plans for using and conserving water and conserving energy, stressing the intent of the developer to create a development that will be a shining example for the State of Arizona, and possibly the U.S. The whole development will be to the same standards as the office complex and will be done in a very professional manner.

**COMMENT FROM OTHER PERSONS**

There were no comments.

**APPLICANT'S REBUTTAL**

No rebuttal was necessary.

**PUBLIC HEARING CLOSED****Council Discussion**

There was a brief discussion and positive comments from the Council regarding the plans for water use and conservation, and a question about the floodplain which Mr. Stanley explained was basically a channel next to the property. Mr. Stanley also explained that if there were a problem with ADEQ, the developer instead of the planned waste water system could then elect to use the bio-filter approach.

12. **Discussion, consideration, and possible approval of Ordinance 2005-A303, an ordinance of the Town of Camp Verde, Yavapai County, Arizona, adopting an amendment to the Zoning Map of the Planning and Zoning Ordinance for parcels 403-15-002M, 403-15-002N, 403-13-002P, and 403-16-001F consisting of approximately 76 acres from RCU-2A to PAD with underlying zoning of C2 and the residential density at PAD 8. This rezoning is to allow for the development of Cherry Creek Village Commercial Complex.**

On a motion by Teague, seconded by Parrish, the Council unanimously approved Ordinance 2005-A303, an ordinance of the Town of Camp Verde, Yavapai County, Arizona, adopting an amendment to the Zoning Map of the Planning and Zoning Ordinance for parcels 403-15-002M, 403-15-002N, 403-13-002P, and 403-16-001F consisting of approximately 76 acres from RCU-2A to PAD with underlying zoning of C2, excluding the residential density.

**STAFF PRESENTATION**

Sr. Planner Buckel pointed out that this is considered Block 4 on the rezoning map. There will be an equestrian center, family outdoor activities, retail shops, studios, and an RV park, and some planned condominiums. The property is located between Highway 260 and Old 279, with access off of 260 that will require application to ADOT. The Commission has recommended approval with the stipulation that it be submitted for design plan review. Trails were included in the development, and the Commission recommended that those be posted for non-vehicular pathways. Flood control issues and annexation to the Fire District were also reviewed.

**PUBLIC HEARING OPEN****Applicant's Statement**

**Harve Stanley** pointed on the map to the area involved, indicating that everything will be built to the same standards that were discussed before. It will have its own waste water treatment plant, and the planned water features will incorporate reused water.

**COMMENT FROM OTHER PERSONS**

There were no comments.

**APPLICANT'S REBUTTAL**

No rebuttal was necessary

**PUBLIC HEARING CLOSED****Council Discussion**

The Council addressed the planned parking facilities, and discussed in detail the plan for including condominiums on a portion of the property. Because of the resort type of development, with family activities, the applicant felt that the condominiums would fit in and be convenient to the activities. There was discussion about perhaps a better approach would be promoting time shares.. Mr. Vette said the developer had talked about time shares but felt there was some negative impact of that name, and had discussed referring to it as interval ownership. There was considerable discussion about the tax revenue potential from tourists and visitors coming into the area and staying for a month or two. Pending further research on the subject of building the condos it was decided to exclude the request for the residential density at PAD 8 at this time, to be considered at a later meeting.

13. **Discussion, consideration, and possible approval of Resolution 2005-634, a resolution of the Common Council of the Town of Camp Verde, Arizona approving the abandonment of a portion of Cliff House Drive in Fort River Caves subdivision as public roadways.**

On a motion by Teague, seconded by Dickinson, the Council by a 4-2 vote directed staff to coordinate and negotiate with the property owner and residents for a portion of the Town's land to provide a truck turn-around and arrive at a value of the remaining portion that would possibly be conveyed by the Town.

**STAFF PRESENTATION**

Director Wright said that the subject property is a unique triangle, and the abandonment request is similar to one made by Dr. Noone previously that was denied. Mr. Blue is the new owner who, unlike Dr. Noone, is willing to pay the costs to move any and all utilities as necessary. Director Wright reviewed the configuration of the parcel being requested to be abandoned by the Town, and the problems it creates for development of Mr. Blue's property. The planned improvements to the property would create a more appealing entrance to the Fort River Caves subdivision, and the Town could use the area for parking at special events. The advantages to the Town by the requested abandonment appear to outweigh the disadvantages of the Town eventually being required to maintain or improve the area, and the Street Department has expressed full support of the abandonment.

**PUBLIC HEARING OPEN**

**Applicant's Statement**

Mr. Blue said reviewed the problem with not being able to develop his property as it is, saying that even though it is zoned for an income-producing tax base there can be no commercial activity developed without the area that the abandoned property would provide. He addressed the concerns regarding the trucks no longer being able to turn around without going into the residential subdivision, and along with other ideas suggested that he would be willing to have a stipulation to have two driveways.

**COMMENT FROM OTHER PERSONS**

**Albert Ruiz**, representing Beto's Corner Restaurant, agreed with Mr. Blue that the trucks only are involved 10 percent of the time, but if they lose the turn-around area they will have to go into the housing complex. He also said that small cars that have to come down into the area already make a U-turn to go back uptown. Mr. Ruiz repeated that if Mr. Blue gets the area he wants there is no way the trucks can turn around and they will have to go into the housing complex.

**Hank Hoover** said he is a resident of Fort River Caves. He opposes the abandonment for several reasons. The first is the fact that, as Mr. Beto said, a traffic problem will be created at the entrance with the trucks. The area where the property is was designed for a mini-mall. The abandonment would give the applicant approximately \$36,000 worth of property. Mr. Hoover said he is representing 16 people who are all against giving the property away. Furthermore, if Mr. Blue gets this property, after denying the same request to prior applicants, Mr. Hoover promised that there will be lawsuits filed against the Town.

**Robert Johnson** said that as poor as the Town is he is against giving away the land worth \$36,000 to #80,000, especially since moving the utilities would only cost \$15,000.

**Linda Peterson** said that she owns property right there, and would ask that if the Town chooses to abandon the property that they make the property line straight; it would give her about 15 feet.

**Ray Peterson** said he has stood on the property and seen the truck turn-around and the problem. Those are the main issues. He suggested that maybe half of the parking area be given up, the area be divided up with some of it to stay with the Town.

There was no further public input.

**APPLICANT'S REBUTTAL**

There was no further comment from the applicant.

**PUBLIC HEARING CLOSED**

**Council Discussion**

The Council commenced the discussion acknowledging that it was a very difficult decision, but that the main difference between this request and the prior ones is that the current owner is willing to relocate the utilities at his expense. The concerns about the trucks are valid ones. However, there is the real threat of mini-storage units if the area stays the same. The idea of abandonment of Town property goes against the grain, but there are the issues of liability and maintenance. Although the people who live in the area are against the abandonment, it would benefit the whole neighborhood. The discussion addressed the position that denial of the prior requests puts the Town in, and the merits of exploring the idea of selling part of the parcel to leave enough room for turn-arounds. It was also suggested that what the neighborhood had to say should be honored. A compromise was discussed, outlining that the value of the property be determined, and allowing for the expense to the owner for moving the utilities, arrive at a fair amount to be paid for conveying the property. There was also some discussion about coming up with a way to reserve a radius for a turn-around area and the remainder abandoned, as a compromise that would serve both needs. It was decided that perhaps staff could negotiate with Mr. Blue as to coming forth with such a proposal including the option of providing some kind of truck turn-around.

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

There was no public input.

**15. Advanced Approvals of Town Expenditures**

There were no advanced approvals.

**16. Manager/Staff Report**

There was no Manager/Staff report.

**17. Council Informational Reports**

Councilor Gioia reported on water issues, including a mitigation impact analysis meeting in the Yavapai County Supervisor's office.

**18. Adjournment**

On a motion by Parrish, seconded by Kovacovich, the meeting was adjourned at 10:24 p.m.

Mitch Dickinson, 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 meeting of the Town Council of Camp Verde, Arizona, held on the 23rd day of March, 2005. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this 11 day of April, 2005

Deborah Barber, Town Clerk