DRAFT MINUTES
SPECIAL-WORK SESSION
MAYOR AND COUNCIL
473 S MAIN STREET, SUITE 106
WEDNESDAY, OCTOBER 21, 2015 at 6:30 P.M.

Minutes are a summary of the discussion. They are not verbatim.
Public input is placed after Council discussion to facilitate future research.

1. **Call to Order**
Mayor called the meeting to order at 6:30 p.m.

2. **Roll Call**
Mayor Charles German, Councilors Robin Whatley, Brad Gordon, Jackie Baker, Jessie Jones-Murdock. Vice Mayor George and Carol German were absent.

Also Present
Town Manager Russell Martin, Marshal Nancy Gardner, Community Development Director Michael Jenkins, Town Clerk Virginia Jones and Recording Secretary Saepyol Choe.

3. **Pledge of Allegiance**
Mayor German led the Pledge.

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 – October 7, 2015
      2) Special Session –October 7, 2015
      3) Executive Session – October 7, 2015 (recorded)
   b) **Set Next Meeting, Date and Time:**
      1) Wednesday, October 28, 2015 at 6:30 p.m. Council Hears Planning & Zoning
      2) Wednesday, November 4, 2015 at 6:30 p.m. Regular Session
      3) Wednesday, November 11, 2015 –CANCELLED – VETERANS DAY
      4) Wednesday, November 18, 2015 at 6:30 p.m. Regular Session
      5) Friday, November 20, 2015 at 8:00 a.m. Joint Work Session-Planning & Zoning – General Plan
      6) Wednesday, November 25, 2015 at 6:30 p.m. Council Hears Planning & Zoning-CANCELLED
   c) **Possible approval of Resolution 2015-953, a Resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona approving an Intergovernmental Agreement with the Yavapai County Development Services Department for Building Safety Support Services.** Staff Resource: Robert Foreman

On a motion by Gordon, seconded by Baker, Council voted unanimously to approve the Consent Agenda with the exception of 4c.

On a motion by Baker, seconded by Gordon, Council unanimously approved Resolution 2015-953, a Resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona approving an Intergovernmental Agreement with the Yavapai County Development Services Department for Building Safety Support Services.

Baker asked Building Code Official Robert Foreman if there were any significant changes to the Intergovernmental Agreement for Building Safety Support Services. Foreman explained there were no significant changes; they tightened up liability as advised by the County Attorney, and updated mailing

addresses and names of staff. He said with the new staffing it is rare that we need their help now, and that the document is basically the same.

5. **Special Announcements and presentations:**
   - **Proclamation Designating November 1, 2015 as Extra Mile Day**

Mayor proclaimed November 1, 2015 as Extra Mile Day.

6. **Call to the Public for Items not on the Agenda.**
Tom Pitts announced that today is national Support your Chamber of Commerce Day.

Ron Posten, a local volunteer, recommended that Council post signs in Town celebrating, "Camp Verde serving the Verde Valley for over 150 years."

Deputy David Freeman announced Coffee-with-a-Cop on Monday, October 26th at Thanks-a-Latte.

7. **Update and PowerPoint presentation by Dr. Penny Wills, President of Yavapai College. Presentation will include, but not limited to, Yavapai College Vision Statement and Goals.**

Dr. Penny Wills shared a slide show presentation of the Yavapai College Vision Statement and Goals, which will become part of the public record.

Yavapai College's vision statement is to make our community a "premier place to learn, work, and live." She thanked the public for their part in bringing OLLI, Osher Lifelong Learning Institute to Camp Verde, serving on the VVBAC board advisory committee and supporting YC. She announced a wine and dine event Saturday at the wine center to celebrate the first public tasting of their wine, and the November 20th opening of their tasting room.

Dr. Wills reported that YC has the highest transfer GPA 3.29. They plan to partner with NAU to address health care needs, and bring performing arts to Verde Valley locations. She explained that their 21% completion rate needs to be understood in context. 21% is higher than the national average, and "completion" is an unfair metric for community colleges due to their influx of transfer students, job seekers, and non-matriculated students attending college for personal enrichment. YC is building a new career placement center, which is atypical for a community college to be able to offer. They have won national, regional, and state awards for their fiscal planning. They follow a 20-page strategic plan with multiple tasks they are evaluated upon by the Board annually. Their tuition and fees are $2200 for 30 credits compared to the average 4-year university in AZ ($10,222), University of Phoenix ($13,650), and Grand Canyon University ($16,500). The return for tax dollars invested in schools includes benefits to the community, such as, more voters, and a decrease in rates of incarceration and unemployment.

Discussion
Councilor Baker asked about the tuition increase for the dual enrollment program at the high schools. Dr. Wills explained that the program has grown and that they are charging $10 per credit to cover advising services and administrative costs. It will be the schools' decisions whether to absorb the cost themselves, to raise scholarships, or to charge the parents. They have a year to review their budget and prepare for the change. In response to Baker's questions, Dr. Wills confirmed that YC collaborates with NACOG's workforce development program and that they just signed a partnership agreement, effective December 1st, that NACOG will accept all YC programs and books for funding eligibility. Baker asked if YC was moving their nursing program and recommended that Camp Verde be considered as an option due to its central location.

Dr. Wills said they are looking for a place to move the nursing program, but denied a rumor that they plan to spend $45 million on a new facility. She gave a snapshot of the current health care crisis: the current number of medical students nationwide does not cover the number of doctors eligible to retire now; and YC student recently ended his life after finding out he would not be able to see a doctor until 2016. Yavapai College has been hosting an annual health summit with the CEOs of the four major hospitals in Prescott to address their workforce needs. They are partnering with NAU to allow concurrent enrollment at YC and NAU, resulting in a Bachelors of Science in Nursing degree within three years. YC is still in the decision making process for the best location for the nursing program. Whatley asked Dr. Wills to invest in Camp Verde, and she recommended that Council talk to the legislators, as YC receives only 1% of their funding from the state. Dr. Wills explained that the current trend is toward online schooling, which makes it critical for Camp Verde to improve its broadband. She thanked CVHS for providing a teaching kitchen for their culinary program and announced that the new Career and Technical Education Center opens this Friday near the Prescott airport.

Public Hearing
Tom Pitts said he has been involved in the Governors Sectors Strategies since 2011, and Yavapai College has been integral in all sectors such as medical, manufacturing, and viticulture. He thanked YC for the data they provide for economic development, for their job training, and behind the scenes support.

Steve Goetting said the SBDC, Small Business Development Center, is very active in Camp Verde, and the culinary program at the high school trains students for future job opportunities, such as chefs in the tourism industry.

8. **Discussion, consideration and possible direction to staff regarding the pros and cons of the Town adopting the International Property Maintenance Code.**

Council give direction to Staff to discontinue any consideration of adopting the International Property Maintenance Code, due to concerns with its broad language which would be open to too much subjectivity and difficult to enforce fairly and consistently.

Russell Martin informed that there is a copy of the IPMC in the office for reference. Larger, urban cities such as Tempe take this document seriously, but when the Town adopted the 2012 building review standard, we decided not to adopt this code. It largely mirrors what we already have, and we decided it would be best to strengthen our code with some of its points, rather than adopt the whole.

Building Code Official Robert Foreman explained the Town hosted 6 months of open meetings, including councilors George and Gordon, and there was no enthusiasm for the IPMC. All of its good parts are covered in our Town code, and its bad parts are intrusive, subjective, and impossible to enforce. It could become the equivalent of Staff telling a woman of the house that her housekeeping is not up to Town standard, or standing in someone's backyard and requiring a new paint job for the back side of a shed. The IPMC's sanitation and cleanliness standards are highly subjective. Let's not consider adopting this code.

Robert Johnson, a local resident, submitted a letter to Council about a neighbor's rental property in disrepair, and asked if a code like the IPMC might offer neighbors and the Town the authority to address neglected repair issues in residential areas. He said he understood Staff's reasons for not wanting to adopt the IPMC and said he would accept any reasonable and feasible solution to the problem. It would only take $200 for some paint to bring the property to the neighborhood standard.

Martin said we do have a nuisance code, but that it would be a challenge to add a requirement to repaint private property in the Town code. The Town is concerned with a "safety" standard, and it is a slippery slope

to try to enforce a neighborhood standard. It is more the role of Homeowners Associations to enforce a neighborhood standard. There is a "big government" fear, and the International code is not the fix. If a tenant wants to upgrade the rental property and the landlord does not, the Town cannot take over the situation due to property rights. In the case of a safety or health issue, the Town has to require immediate removal of the tenant. Adopting the IPMC would cause a lot of homes to fall under subjective scrutiny.

Building Code Official Robert Foreman explained there has to be due process, and Staff has to prove the property is unsafe. There are only three ways to gain access to private property: by written permission of the owner, by written permission of a tenant who is given that authority in their contract; and by a search warrant. If the building is condemned as unsafe, the tenant must vacate immediately. He recommends keeping this matter a civil issue, which falls under the Landlord-Tenant Act.

Councilor Murdock recommended enforcing what we already have and stepping in only if there is a safety issue. Whatley recommended pooling neighborhood resources to address the issue. Gordon explained that HOA's can tell you to repaint your house, but that HOA's are not always the best solution either. Mayor German said there is a hierarchy of responsibility, and that civil action is the proper avenue. He encouraged Council to read he IPMC.

~~9. **Discussion regarding previously discussed proposed changes to Council Policies, Rules, and Procedures and possible direction to staff to formally adopt and amend current Council Policies, Rules, and Procedures as outlined in Managers Memo.**~~

~~10. **Discussion regarding Council Conduct and possible direction to staff to bring back draft policy for sequential or progressive disciplinary measures for inappropriate conduct by Council Members, Commission/Board Members.**~~

~~11. **Discussion, consideration and possible direction to staff regarding current Records Request Policies for all departments, including electronic records.**~~

Requested by Mayor German

12. **Discussion and possible direction to staff to investigate and bring back to Council a procedure whereby citizens can bring forward a special project they would like to do within our community.**

Council gave direction to Staff to research Sedona's special project program and to agendize the item for a future Work Session.

Mayor German explained that it might be beneficial to have a process for standing up volunteer citizens' committees for special projects, that would have the ability to bring items to Council for possible funding. This was an idea stimulated by community members, which takes inspiration from the way the "Old Guys" operated. These special projects committees could help with beautification projects, such as, landscaping and planting trees along Finnie Flat.

Baker reported that Sedona practices this, and said that Council could recommend some projects for volunteer citizens. She suggested recruiting a standing group of people interested in special projects.

Russell Martin said that this is the best time of year to ask Council for funds, and explained a program like this would allow other citizens besides just the "Old Guys" to get involved.

13. **Call to the Public for items not on the agenda.**
There was no public input.

14. **Council Informational Reports.** These reports are relative to the committee meetings that Council members attend. The Committees are Camp Verde Fire District, Camp Verde Schools Education Foundation; Chamber of Commerce, Intergovernmental Association, NACOG Regional Council, Verde Valley Transportation Planning Organization, Yavapai County Water Advisory Committee, and shopping locally. 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.

Gordon thanked and congratulated Camp Verde Promotions for a successful Fort Verde Days; he attended the Verde River recreation plan which involved property owners' plans for the river; he attended the Fire District meeting which reported the completion of installing and repairing fire hydrants; he plans to talk to the Town Attorney about the Town's water rights, and agendize a decision to approve Tony Gioia to be involved in the process.

Whatley thanked the volunteers and Camp Verde Promotions for the best Fort Verde Days yet; she attended the Verde River recreation master plan and shared their idea to make a web of rivers; she reported that they are working on a road from the new art center near Homestead Parkway to the state park.

Mayor German reported that he would be going to Sierra Vista tomorrow to observe and learn from their water reclamation projects.

15. **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.

- **Open Meeting Law Presentation by Kathryn Marquoit for the Office of the Arizona Ombudsman. Meeting will be held at 9:00 a.m. on Friday, November 13, 2015 at 473 South Main Street, Suite 106, Camp Verde, sponsored by the Verde Natural Resource Conservation District. Council and public is invited.**

  Martin reported that there was much desire from the community to host an annual Lawnmower race at Fort Verde Days. Martin, Ron Long, and Steve Ares will be visiting Sierra Vista with Mayor German, along with the County Supervisor Thomas Thurman, Cottonwood Mayor Diane Joens, and other community leaders from the Verde Valley. They will be learning from the Nature Conservancy about storm water recharge to take a step toward implementation in the Verde Valley.

16. **Adjournment**

Mayor adjourned the meeting at 8:09 p.m.

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Charles German, Mayor

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Saepyol Choe, 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 October 21, 2015. I further certify that the meeting was duly called and held, and

that a quorum was present.

Dated this _____ day of _____, 2015.

_____
Virginia Jones, Town Clerk

Yavapai College

Vision Statement

Yavapai College makes our community a premier place to learn, work and live.

Goal 1
Education

- Adult Basic Education
- Dual Credit
- Developmental Education
- Transfer
- Career Technical
- Continuing Education

Goal 2
Economic Development

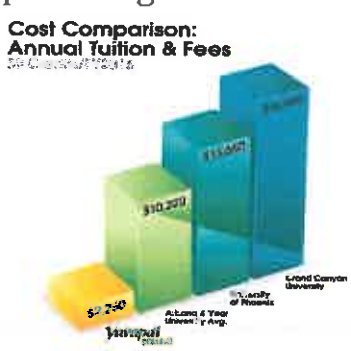
- Regional Economic Development Center
  - Custom Training
  - Economic Impact & Policy Analyses
  - SBDC
- Academics
  - Allied Health
  - Business
  - Career Technical
  - Public Safety

YAVAPAI COLLEGE YREDC REGIONAL ECONOMIC DEVELOPMENT CENTER

Goal 3
Cultural Enrichment

- Classes
  - 2000+ face to face
  - 250+ online
  - OLLI & Edventures
- Art Galleries
- Libraries
  - 20% of County system
- Community Events
  - Live
  - Movies & Satellite
  - Academic Symposium

2015-2020 Strategic Initiatives

Initiative 1	Initiative 2	Initiative 3	Initiative 4	Initiative 5
Student Success	Economic Responsiveness	Community Engagement	Organizational Development	Fiscal Stewardship
		Goals		
Increase Student Completion rates without sacrificing academic quality	Create job placement process	Increase credit and non-credit enrollment	Improve employee engagement and satisfaction	Model fiscal standard for throughout the district
	Improve district-wide awareness of YC education and training opportunities	Improve East County satisfaction and cultural programming		Evaluate and revise the Capital Improvement Plan
	Document and share YC economic impact and value	Improve community engagement		

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