



Support your local merchants

**AGENDA
TOWN OF CAMP VERDE
REGULAR SESSION
MAYOR AND COUNCIL
473 S. MAIN STREET, SUITE 106
WEDNESDAY, JULY 19, 2017 at 6:30 P.M.**

If you want to speak ON ANY ITEM ON THE AGENDA, PLEASE complete the Request to Speak Form

Note: Council member(s) may attend Council Sessions either in person or by telephone, video, or internet conferencing.

- 1. Call to Order.**
- 2. Roll Call.** Councilor Jackie Baker, Councilor Buck Buchanan, Councilor Dee Jenkins, Councilor Brad Gordon, Councilor Robin Whatley, Vice Mayor Jessie Murdock, and Mayor Charles German.
- 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 – June 21, 2017
- 2) Council Hears Planning & Zoning – June 28, 2017

b) Set Next Meeting, Date and Time:

- 1) Wednesday, July 26, 2017 at 6:30 p.m. – Council Hears Planning & Zoning
- 2) Wednesday, August 2, 2017 at 6:30 p.m. – Regular Session
- 3) Wednesday, August 9, 2017 at 2:00 p.m. - Work Session
- 4) Wednesday, August 16, 2017 at 6:30 p.m. – Regular Session
- 5) Wednesday, August 23, 2017 at 6:30 p.m. – Council Hears Planning & Zoning – Cancelled (League conference)

5. Special Announcements and presentations:

- 1) World Class Education Partner Status Proclamation.

6. Call to the Public for items not on the Agenda. (Please complete Request to Speak Card and turn in to the Clerk.) Residents are encouraged to comment about any matter NOT included on the agenda. State law prevents the Council from taking any action on items not on the agenda. At the conclusion of an open call to the public, individual members of the public body may respond to criticism made by those who have addressed the public body, may ask staff to review a matter or may ask that a matter be put on a future agenda. However, members of the public body shall not discuss or take legal action on matters raised during an open call to the public unless

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the matters are properly noticed for discussion and legal action. (Pursuant to ARS §38-431.01(H))

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7. Presentation, discussion and possible action to name the 110-acre community park off State Route 260 and the 30-acre Riverfront park at Interstate 17. Staff Resource: Mike Marshall and Steve Ayers

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8. Discussion, consideration and possible approval of Resolution 2017-981, a Resolution of the Mayor and Common Council of the Town of Camp Verde, a municipal corporation of Arizona, authorizing submission of one or more applications for State Housing Funds (including any federal funding through the Home Investment Partnership Program and State Housing Funds); certifying that said applications will meet the community’s housing and Community Development needs and the requirements of the applicable Housing Programs; authorizing all actions necessary to implement and complete the activities outlined in said applications; and providing that this Resolution shall be effective after its passage and approval according to law. Staff Resource: Carmen Howard

9. Call to the Public for items not on the agenda. (Please complete Request to Speak Card and turn in to the Clerk.)

10. 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, 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.

11. 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.

12. Adjournment

Posted by: _____ Date/Time: _____

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 at 928-554-0021

38-431.01 Meetings shall be open to the public
A. All meetings of any public body shall be public meetings and all persons so desiring shall be permitted to attend and listen to the deliberations and proceedings. All Legal Action of public bodies shall occur during a public meeting.

- Bashas’s Community Board
- Town Hall
- Website

DRAFT MINUTES

**TOWN OF CAMP VERDE
REGULAR SESSION
MAYOR AND COUNCIL
473 S MAIN STREET, SUITE 106
WEDNESDAY, JUNE 21, 2017 at 6:30 P.M.**

Note: Council member(s) may attend Council Sessions either in person or by telephone, video, or internet conferencing.

1. **Call to Order**

Mayor German called the meeting to order at 6:30p.m.

2. **Roll Call**

Mayor Charles German, Vice Mayor Jessie Murdock, Councilor Robin Whatley, Councilor Brad Gordon, Councilor Jackie Baker, Councilor Dee Jenkins and Councilor Buck Buchanan.

Also Present

Town Manager Russ Martin, Finance Director Mike Showers, Town Clerk Virginia Jones and Recording Secretary Jennifer Shilling.

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 – June 7, 2017

b) Set Next Meeting, Date and Time:

- 1) Wednesday, June 28, 2017 at 6:30 p.m. – Council Hears Planning & Zoning
- 2) Wednesday, July 5, 2017 at 6:30 p.m. – Regular Session Cancelled
- 3) Wednesday, July 12, 2017 at 5:30 p.m. - Work Session
- 4) Wednesday, July 19, 2017 at 6:30 p.m. – Regular Session
- 5) Wednesday, July 26, 2017 at 6:30 p.m. – Council Hears Planning & Zoning

c) Notification that Camp Verde Marshal's Office was approved to receive a no match grant in the amount of \$2,880.00 from the "100 Club" for Patrol Med Kits that include tourniquets, quick clot and a pouch to carry the items on their body, in the event of a catastrophic event. Staff Resource: Nancy Gardner

d) Possible approval of a Special Event Liquor License application for Verde Valley Rangers Mounted Sheriff's Posse/Tyler Rezzonico- for the 2017 Corn Festival to be held July 14th thru July 16th. Staff Resource: Virginia Jones

Councilor Baker made note of a couple clerical errors in the minutes of June 7, 2017. The first on page 2, Item 8, starting at the end of the second sentence, it should read, "there are no new changes." The second correction is on page 3, under Item 11, the last sentence should read, "Vice Mayor Murdock concurred, stating she did not want to throw money at collecting old Court debt". **Motion** was made by Councilor Baker to accept the Consent Agenda with the noted changes. Second was made by Councilor Jenkins. Council unanimously approved the Consent Agenda.

5. **Special Announcements and presentations:**

- **No Presentations or Announcements**

6. **Call to the Public for items not on the Agenda. (Please complete Request to Speak Card and turn in to the Clerk.)**

Residents are encouraged to comment about any matter NOT included on the agenda. State law prevents the Council from taking any action on items not on the agenda. At the conclusion of an open call to the public, individual members of the public body may respond to criticism made by those who have addressed the public body, may ask staff to review a matter or may ask that a matter be put on a future agenda. However, members of the public body shall not discuss or take legal action on matters raised during an open call to the public unless the matters are properly noticed for discussion and legal action. (Pursuant to ARS §38-431.01(H))

There were no comments from the Public.

7. **Discussion, consideration and possible appointment of a member to the Planning & Zoning Commission to complete the term of Dennis Willis who resigned May 10, 2017. The term expires January 2020.** Staff Resource: Virginia Jones
Town Clerk Virginia Jones stated they received only one application and introduced the applicant, Bruce George. Mr. George stated that he has been in the community for many years and would be happy to serve on the Planning and Zoning Commission. **Motion** made by Councilor Whatley to appoint Bruce George to the Planning & Zoning Commission for a term that expires January 2020. Second was made by Councilor Baker. **Motion** carried unanimously.

8. **Discussion, consideration and possible approval of an agreement with the Town Magistrate. This contract will be for 2 years commencing on July 1, 2017.**

Town Manager Russ Martin suggested if the Council wanted to make any changes, they make them to this contract then pass that, then Mr. Martin will put it in front of the Judge. This then could be added to next week's agenda for the final approval. Council Members asked Mr. Martin several questions about the current contract.

Mayor German asked if there is something in the contract that covers if he doesn't show up for work, does he not get paid? Town Manager Russ Martin explained that this is not traditionally covered in a contract. The Town has budgeted for pro tem in the event the judge needs sick or vacation coverage.

Councilor Jenkins wanted to make sure she was clear regarding the Magistrate being a consultant, that he is only paid for the hours he worked. Mr. Martin stated that this contract is somewhat similar to the one that the Prosecuting Attorney has.

Mayor German also asked about having a mutual agreement with the Magistrate pertaining to attending trainings. He stated that it would have to benefit the Town. Mr. Martin explained that this would mostly be a budgetary issue but Council could also add instructions to the contract that is related to training.

Councilor Baker noted that the last sentence of the contract seems to be incomplete. Mr. Martin will have to discuss this with Town Attorney, Bill Sims.

Mr. Martin stated that some of these issues might be covered by statute and that would be the reason for these not to be included in a contract.

Council directed Mr. Martin to address with the town's attorney three items. The first is regarding trainings, the Council would like to have advance notice for any trainings the magistrate attends, second is regarding sick and vacation time, an agreeable staffing size and per hour rates and the third is regarding an explanation of the last line of the contract. If the magistrate agrees with all of these changes, the contract stands. If not, the contract will be placed on next week's agenda.

Motion was made by Councilor Baker to approve a contract with Paul Schlegel for a period of July 1, 2017 to June 30, 2019 as the town's Magistrates Judge and including the instructions given to our manager to clarify training and sick/vacation time and to clarify the last sentence of the contract. Second was made by Councilor Murdock. **Motion** carried unanimously.

9. **Discussion and possible approval of the Town of Camp Verde Fiscal Year 2018 Proposed Tentative Budget.** Staff Resource: Michael Showers

Discussion regarding the budget centered around the placeholder in the CIP budget for construction of the Community Park.

Mayor German stated he would like to see the park finished but feels uneasy about getting a loan to finance the project until Highway 260 project is complete.

Councilor Gordon indicated he would prefer having an emergency fund, indicating it takes time to put in and pay for sewer operations.

Councilor Baker stated there are some things you can't wait on and you sometimes have to do the best you can with what you have.

Councilor Murdock stated that the Capital Improvement Fund (CIP) is there to invest the money back into the community. She feels that we have waited long enough to not invest into a park and says that we are at the point where if these changes don't happen the citizens are really not going to be happy with them. She does not want to disappoint the citizens. The money is just a placeholder and does not have to be spent. She feels the money put in for sewer sleeves in the 260 project was a good investment.

Councilor Whatley indicated she would prefer a park. She is all for putting at least a place holder into the budget.

Councilor Jenkins stated support for the park and is excited that the waste water treatment plant is going to send water down for the park. She wanted to thank the people who gave them a tour and explained everything. She thinks it's going to be a beautiful place.

Public Input:

Bruce George stated that we want families to come here, we really need a park. There are a couple of loans that will be paid off in a couple years that could go towards a loan if needed. He wants to get it done.

Motion was made by Councilor Gordon to approve the Town of Camp Verde Fiscal Year 2018 Proposed Tentative Budget. Second was made by Councilor Murdock. **Motion** carried unanimously.

10. **Discussion, consideration and possible approval to enter into an Intergovernmental Agreement with the City of Phoenix for TPT (Transaction Privilege Tax) reporting purposes.** Staff Resource: Michael Showers

Finance Director Mike Showers stated this IGA will make his life easier when dealing with Transaction Privilege Taxes (TPT) for recording purposes. This software is available to cities and towns at a minimal cost. Mayor German questioned if this will help tracking payments that are mistakenly credited to Chino Valley instead of Camp Verde. Mr. Showers stated it would because the software can do summaries.

Motion was made by Councilor Baker to approve the Town Manger to enter into an Intergovernmental Agreement (IGA) with the City of Phoenix for TPT (Transaction Privilege Tax) reporting purposes. Second was made by Councilor Gordon. **Motion** carried unanimously.

11. **Call to the Public for items not on the agenda. (Please complete Request to Speak Card and turn in to the Clerk.)**
There were no comments from the Public.

12. **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, 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.

Councilor Baker- wanted to remind everyone that Friday, June 23, 2017 is the Insurance Luncheon and Meeting. The insurance pool is celebrating 30 years. It will be held at the Cottonwood Recreation Center at noon. Town Manager Russ Martin stated that if anyone wants to carpool meet at the Town Offices at 9:30a.m.

Councilor Buchanan- attended the District Governing Board Meeting for Yavapai College, and stated the big topic of conversation was the registration of hundreds of kids who enrolled in the College for Kids Program. He will be attending the Cornville Post Office Dedication on Saturday, June 24, 2017 at Windmill Park in Cornville.

Mayor German- will not be attending the Insurance Pool Luncheon because he will be going over Flood Issue Reports with the Forest Service.

13. **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.

Town Manager Russ Martin stated there was an opportunity at International City Managers Association (ICMA) to do a video. They do 4 videos a year that highlight communities in the region in which the conference is being held. The Town of Camp Verde was chosen to be one of these videos. He stated that although this is an honor, he will be turning down an opportunity due to the additional cost involved in creating this video.

14. **Adjournment**

Mayor adjourned the meeting at 7:41 p.m.

Charles German, Mayor

Jennifer Shilling, 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 Mayor and Common Council of the Town Council of Camp Verde, Arizona, held on June 21, 2017. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this _____ day of _____, 2017.

Virginia Jones Town Clerk

**MINUTES
TOWN OF CAMP VERDE
COUNCIL HEARS PLANNING AND ZONING MATTERS
MAYOR AND COUNCIL
473 S MAIN STREET, SUITE 106
WEDNESDAY, JUNE 28, 2017 at 6:30 P.M.**

Note: Council member(s) may attend Council Sessions either in person or by telephone, video, or internet conferencing.

1. **Call to Order**

Mayor German called the meeting to order at 6:30 pm.

2. **Roll Call**

Mayor Charles German, Vice Mayor Jessie Murdock, Councilors Jackie Baker, Buck Buchanan, Brad Gordon, Dee Jenkins and Robin Whatley.

Also Present:

Town Manager Russ Martin, Town Clerk Virginia Jones, Community Development Director Carmen Howard, Recording Secretary Marie Moore.

3. **Pledge of Allegiance**

Mayor German led the 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) Work Session – June 16, 2017

b) Set Next Meeting, Date and Time:

1) Wednesday, July 5, 2017 at 6:30 p.m. – Regular Session Cancelled

2) Wednesday, July 12, 2017 at 5:30 p.m. - Work Session - Cancelled

3) Wednesday, July 19, 2017 at 6:30 p.m. – Regular Session

4) Wednesday, July 26, 2017 at 6:30 p.m. – Council Hears Planning & Zoning

On a motion by Councilor Gordon, seconded by Councilor Baker the Council unanimously passed the Consent agenda with the addition of the Friday, July 7, 2017 at 8:00 am – Work Session.

5. **Special Announcements and presentations:**

- There were no special announcements or presentations.

6. **Call to the Public for items not on the Agenda. (Please complete Request to Speak Card and turn in to the Clerk.)**

No items were brought before Council.

7. **Discussion, consideration and possible approval of Resolution 2017-980, a Resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona, declaring as a public record a certain document filed with the Town Clerk and entitled “amendments to the Planning and Zoning Ordinances and Subdivision Regulations” dated June 28, 2017. Staff Resource Carmen Howard**

On a motion by Councilor Gordon, seconded by Councilor Baker, Council unanimously approved Resolution 2017-980, a Resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona, declaring as a public record a certain document filed with the Town Clerk and entitled “amendments to the Planning and Zoning Ordinances and Subdivision Regulations” dated June 28, 2017 with the exclusion of Section 306-2(b).

- **Call for Staff Presentation**

Community Development Director, Carmen Howard briefly reviewed the resolutions related to the amendments made in conjunction to zoning ordinances. Howard explained that she would not be addressing the amendment to the age of manufactured housing until which time of having heard from town attorney regarding the matter.

Councilor Baker questioned the change of PUD to PAD and asked for clarification regarding the difference. Howard explained that in her experience, there could be a PAD without a residential component; therefore, the amendment would better suit developments.

Councilor Dee Jenkins questioned the half parking spaces under the parking section. Howard explained that in the parking section, under efficiency units, 2 parking spaces were allowed which was excessive and Staff recommends the allowance be lowered to 1 ½. The Commission is recommending only one space. Howard indicated that the parking section could see more review depending on the Councils decision.

Councilor Buchanan questioned if there was only one space allowed for efficiency units, where would any guest park. Howard indicated there are different ways the Council could address the situation, one option being a specific guest parking area. Councilor Buchanan indicated he preferred to see the parking space allowance remain at two for the time being and requested the parking section have a more thorough review.

Councilor Gordon clarified that the Council would not be discussing the 20-year age limit for manufactured housing. Howard confirmed that was correct and staff is currently waiting to hear from the Town Attorney. Councilor Gordon indicated that any motion made on the matter before them would need to include the removal of Section 306 2(b).

Mayor German questioned how many people attended at the Planning & Zoning Commission Meeting. Howard indicated that there were approximately two to three people in public attendance, all of who spoke on behalf of either the shipping containers or the manufactured housing portions, both of which have been excluded from the document and discussion currently brought before Council for review and possible approval.

Community Development Director Carmen Howard gave the Council a brief overview of each section change presented to Council including; accessory units and rental opportunities, density and PAD revisions and how this will affect mobile home parks and allows the town oversight that currently doesn't exist.

Councilor Jenkins requested the verbiage regarding open space be changed to read “not less than” rather than the current verbiage which states “equal to”.

A Community Facilities District has been added, whereas before these areas were given a use permit, they should now be under a PAD, which will allow Town oversight, tracking and help hold developments to a set of standards.

Councilor Gordon questioned any changes made specifically to non-conforming use lots and setbacks. Howard indicated that no changes were made to that portion of the code because the Town cannot restrict building on a previously zoned plot, and there are variances in place that allow flexibility for use. After further discussion of the question, Councilor Gordon requested Howard research the issue further and report to him.

- **Declare Public Hearing Open**

No discussion was heard from the public.

- **Declare Public Hearing Closed**

Mayor German closed the public hearing.

- **Call for Council Discussion**
Council did not further discuss the matter.

8. **Public hearing followed by Discussion, consideration and possible approval of Ordinance 2017-A423, an Ordinance of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona, adopting by reference a certain document filed with the Town Clerk entitled "Amendments to the Planning & Zoning Ordinances and Subdivision regulation dated June 28, 2017, amending "part 1 Section 102 – Applicability and Exemptions, Section 103 – Definitions, Part 2 Section 203 - Use Districts, Amending regulatory criteria for subsections A, B, C, D, E, F, G, H, L, N, adding a new Section O, CF Community Facilities, Section 204 – Use District regulatory Criteria, Section 306 – Mobile/Manufactured Home Parks, Section 307 – Golf Course Development Environmental Standards, adding a new Section 312 – Accessory Dwelling Unit, Section 402 – Development Compatibility, protection and appearance. Section 403 – Off-Street parking and loading, Section 503 – subdivisions – General Provisions, Section 508 – Subdivision Design, Section 601 – Zoning Decisions "of the Town of Camp Verde planning and Zoning Ordinances and subdivision regulation. Staff Resource: Carmen Howard**

On a motion by Councilor Whatley, seconded by Councilor Baker, Council unanimously approves Ordinance 2017-A423, an Ordinance of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona, adopting by reference a certain document filed with the Town Clerk entitled "Amendments to the Planning & Zoning Ordinances and Subdivision regulation dated June 28, 2017, amending "part 1 Section 102 – Applicability and Exemptions, Section 103 – Definitions, Part 2 Section 203 - Use Districts, Amending regulatory criteria for subsections A, B, C, D, E, F, G, H, L, N, adding a new Section O, CF Community Facilities, Section 204 – Use District regulatory Criteria, Section 306 – Mobile/Manufactured Home Parks, Section 307 – Golf Course Development Environmental Standards, adding a new Section 312 – Accessory Dwelling Unit, Section 402 – Development Compatibility, protection and appearance. Section 403 – Off-Street parking and loading, Section 503 – subdivisions – General Provisions, Section 508 – Subdivision Design, Section 601 – Zoning Decisions "of the Town of Camp Verde planning and Zoning Ordinances and subdivision regulation, with the exclusion of section 306-2(b).

Community Development Director Carmen Howard expressed that everything discussed regarding Item 7 pertains to Item 8 on the Agenda and is unnecessary to repeat, and not additional information is available.

Councilor Gordon indicated that Section 306-2(b) needs to be excluded in the motion as was done in Item 7.

9. **Call to the Public for items not on the agenda. (Please complete Request to Speak Card and turn in to the Clerk.)**

No items were brought forth for discussion.

10. **Council Informational Reports.**

Mayor German reminded Councilors of the retirement party set on July 19th at 4:30 pm for Office Oscar Berrelez at the Marshal's Office, invited fellow Councilors to attend the Spectrum Open House from 4:30 – 6:30 pm as well as the Camp Verde Business Alliance Meeting held at the Council Chambers. Mayor German attended a conference for the Northern Arizona Community Partnership Against Human Trafficking, felt it was very informational and there needs to be a greater awareness of what is happening in local communities.

Councilor Jenkins invited Councilors to attend the Open House for Anna's House located off Arena Del Loma on July 16th. Jenkins indicated that it is a fantastic facility for homeless mothers and they are in the process of potentially expanding their facility.

Councilor Whatley attended the Chamber of Commerce Mixer for Cottonwood and Clarkdale and was pleased

to see representation of Camp Verde from a few local restaurants. Whatley spoke with representatives from Out of Africa and informed Council that they have large improvements and additions planned.

Councilor Murdock attended the AMRRP (insurance) meeting and reported that the Town of Camp Verde received recognition as being the first involved and supportive of the group. Murdock plans to attend the open house for Spectrum Health. Councilor Murdock also expressed her grief regarding the Goodwin fire that is currently burning in the Mayor and Prescott Valley areas and indicated her heartbreak for what those communities are facing.

Mayor German spoke of the importance of the emergency planning training and process the Town has in place to handle situations as what the neighboring communities are currently facing with the fire.

Councilor Gordon thanked the Camp Verde Business Alliance for collaborating with Camp Verde Promotions for Town events.

Councilor Baker indicated that Bill Jones with Out of Africa commended the Town for conducting the necessary needs for future development of the area.

11. **Manager/Staff Report**

Town Manager, Russ Martin corrected the Date and Time of the retirement party held for Officer Berrelez to June 13, 2017 at 2:00 pm.

12. **Adjournment**

The meeting adjourned at 7:12 pm.

Charles German, Mayor

Marie Moore, 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 Council Meeting of the Town Council of Camp Verde, Arizona, held on June 28, 2017. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this _____ day of _____, 2017.

Virginia Jones, Town Clerk



PROCLAMATION

WHEREAS, the Town of Camp Verde recognizes education must be made a top priority in our communities to ensure strong economic future and higher quality of life for everyone; and

WHEREAS, The Camp Verde Town Council understands that future economy and workforce demands will require more than a high school diploma and only 42% of Arizona adults currently possess a degree, certificate or industry credential; and

WHEREAS, The Camp Verde Town Council recognizes the need to improve educational attainment across the state and in our local communities and supports the statewide attainment goal of 60% by 2030; and

WHEREAS, Expect More Arizona and the Center for the Future of Arizona statewide nonpartisan organizations have launched an Arizona Education Progress Meter by which the progress on attainment and other key education indicators can be measured; and

NOW THEREFORE, BE IT RESOLVED that the Mayor and Common Council of the Town of Camp Verde do hereby proclaim support for the statewide attainment goal of 60% by 2030, supports the use of the Arizona Education Progress Meter as the tool to make progress toward the attainment goal by tracking the priority indicators for our local communities and affirms the Towns status as a World Class Education Partner with Expect More AZ and the Center for the Future of AZ in order to advance this shared vision for education.

Passed and approved by a majority vote of the Common Council at the Regular Session of July 19, 2017.

Charles German, Mayor

Date

Attest:

Judy Morgan, Town Clerk

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Agenda Item Submission Form – Section I

Meeting Date: July 19, 2017

- Consent Agenda Decision Agenda Executive Session Requested
- Presentation Only Action/Presentation Special Session Pre-Session

Requesting Department: Parks and Recreation and Economic Development

Staff Resource/Contact Person: Mike Marshall and Steve Ayers

Agenda Title (be exact): Presentation, discussion and possible action to name the 110-acre community park off State Route 260 and the 30-acre riverfront park at Interstate 17.

List Attached Documents: 1)"Community Park Name Suggestions" 2) "John Parsons and the 'Dirty Verde'", Camp Verde Bugle, Dec. 13, 2011

Estimated Presentation Time: 10

Estimated Discussion Time: 15

Reviews Completed by:

- Department Head: Town Attorney Comments:

Finance Review: Budgeted Unbudgeted N/A

Finance Director Comments/Fund:
Fiscal Impact:

Budget Code: _____ **Amount Remaining:** _____

Comments:

Background Information:

Community Park off Rte 260: In 2008 the Town purchased a parcel of land from the US Forest Service for use as a new Town Park. The 110 acre site located off Rte 260 behind the Verde District Ranger office has been referred to as the Community Park, mostly as a place holding effort. The Town complex in Downtown includes the "Community Center & Gym" as well as the "Community Center Field". On August 17, 2016 the Town Council authorized the Parks & Recreation Division to begin a process to rename the Park as planning for construction is underway.

Parks & Recreation has solicited and reviewed name submissions as detailed on the attached list. Facility information and areas and topics to be considered are also included on the list. The Town Council is now requested to determine a name for the new Park utilizing the list attached or their own input.

I-17 riverfront property/Parsons Park: There are few individuals who have had as great an influence on the Verde River as John Parson. As the attached story makes clear, Parsons, who today shares his time between a home in Rimrock and a home in Idaho Falls, ID, was the moving force behind the transition of the "Dirty Verde" from a largely unappreciated and unloved blight to the point of pride and universally loved landmark it is today. In addition to the respect and funding he brought to the river, Parsons is responsible for creating guides that help paddlers navigate the Verde River from Sycamore Canyon to Horseshoe Reservoir.

Shortly after the Town embarked on its River Recreation Master Plan in 2015, Parsons' name was suggested for the 30-acre unnamed park property at Interstate 17, owned by the Town of Camp Verde. For those involved in the planning process, the suggestion was universally supported and attached to the property during the planning process. Our request is that the council make the name official, in tribute to Parsons and his tireless efforts to save the Verde River.

Recommended Action (Motion): Move to approve naming the 110-acre community park property XXX and name the 30-acre riverfront park at Interstate 17 Parsons Park

Instructions to the Clerk:

Community Park Name Suggestions

The list below organizes and details the name suggestions and rationales received from the public and staff for the park property off Rte. 260 behind the USFS office.

“Historic” names

- Rangers’ Field – AZ Rangers and Fort Verde
- Territory
- Fort Verde
- Pioneer
- Settlers
- Camp Lincoln
- General Crook
- Verde Valley Cavalry

“Individual/Family” names

- Jean Goddard – worked for Dr. Westervelt
- Ferguson
- Derek O’Grady
- Carrie Wilkins – first Colonel’s Daughter

“Geographic “names

- White Hills
- Verde Bridge
- Verde Valley
- Mountainside
- Cave View
- Hillside
- Verde
- Forest
- Forest Verde
- River Edge
- River Park
- Verde View

“Theme” names

- Camp Verde BEST (Baseball/Equestrian/Soccer/Tennis)
- Camp Verde Bright Stars
- Camp Verde Sports
- Future Champions
- Sportsmanship
- Sun
- Freedom

The facility when completed will be a major feature in the Town with heavy use and high visibility by residents and visitors. Several areas and issues should be considered during the naming process.

- The Park will be centered around sports fields and activities.
- The Park will be readily visible from I-17 as vehicles enter the Verde Valley northbound on I-17 and look east toward Town.
- The Park will be used by and have features for children, adults and families.
- The Park is planned to be marketed as an economic engine for tournaments and other events.
- Political and cultural concerns should be considered.
- Confusion with other Park names should be avoided.
- Overly generic or non-specific names should be avoided.
- Branding, identification and marketing should be considered.

Due to the basic nature of the Park, staff suggests that the appendage “Sports or Athletic Complex, Park or Facility be added to the selected name.

In the future there is the opportunity for other names to be attached to individual fields or features in the park based on funding or community desire.

CAMP VERDE BUGLE

Tuesday, December 13, 2011

John Parsons and the 'Dirty Verde'

Steve Ayers
Staff Reporter

Tuesday, December 13, 2011

RIMROCK - Claiming that John Parsons has had as much of an influence on the [Verde River](#) as any man since Gen. George Crook would be an extremely audacious statement -- were it not true.

Showman, rebel, river runner and never-elected-but-hugely-influential politician, Parsons, more than anyone, is responsible for transforming the Verde from a gravel-pitted, land-filled, orphaned waif to the thing of charm and beauty it is today.

Before he arrived in the spring of 1981, it was known as the "Dirty Verde," a name it wore like a tattered coat on a homeless man. And much like the homeless man, no one knew it existed.

Over a 20-year span he helped fix both problems.

An ardent canoe paddler, Parson came to Flagstaff in 1981 to run a real river -- the mighty Colorado. But he wasn't long in realizing the mighty river had some mighty egos rafting its current.

So he formed the Northern Arizona Paddlers Club, an inclusive organization for those who simply wished to float rivers and encourage others to do so.

About the same time he also signed up for a college class taught by valley historian and Verde River shill Jim Byrkit.

Under Byrkit's hypnotic influence, Parsons dumped the Colorado.

"I realized the Colorado River had a million friends and the Verde had none. Zero. I spontaneously got involved with the Verde," Parsons says.



Courtesy photo

John Parsons (right) used legions of paddlers over the years to spread the word that the Verde River was worth saving. With him is Joshua Wheeler, who volunteered last year as a Red Rock High School senior to be a fieldwork assistant for Parsons on the Verde River Guide Project.



Over a 20-year span, John Parsons was the man behind the notion of turning the Dirty Verde into the point of pride and appreciation it is today. In

It was love at first sight. And he started telling anyone who would listen that the Verde was the place to be. It wasn't long before the river runners showed up in droves.

2010,, he and Josh Wheeler paddled the Verde with camera, GPS and digital voice recorder from Bridgeport to Beasley Flats mapping the various access points, hazards and points of interest.

Although a self-described "yahoo" at the time, with little care for anything but the next adrenaline-pumping rapid, he was observant not only of the debris that choked some reaches of the stream but also of the water's constant turbidity.

"At high flow, when the snow melts, all rivers are turbid. But when a naturally flowing river reaches base flow it should be crystal clear. The Verde didn't do that," he says.

A naturally curious person, he went upstream to investigate. That's when he discovered the sand and gravel companies, dredging the river, churning the sediments and generally operating as though the river were theirs.

"I asked myself, how could anyone think they can set up an industrial operation in the middle of a free flowing natural stream? It flies in the face of the Clean Water Act. I made it my goal to get them out," he says.

As a lone yahoo crying out in the wilderness, Parsons spent much of the next few years trying vainly to drum up support and find a better solution.

He went to Albuquerque where he heard the same problem was taking place, only to find the sand and gravel companies had vacated the Rio Grande for better, cheaper-to-process gravels on the alluvial fans to the east.

"The light bulb went off. I'm not the kind of person who would want to ruin someone's business, in spite of some things that have been said of me," he says.

Parsons was still lacking a grasp how he was going to get it done when he was chosen to serve on a state grand jury in Phoenix. With hours spent waiting for lawyers, he began reading the Arizona Revised Statutes. By the time jury duty was over he had a handle on how state government operated.

He also discovered an otherwise obscure commission, operating under Arizona State Parks, called the Arizona Outdoor Recreation Coordinating Commission. One of its primary responsibilities was doling out money from the State Lake Improvement Fund.

The SLIF money came from boat registration. The only problem was the commission was using all the money it received, for projects that benefited powerboats.

At no time since its inception had it spent so much as a nickel on paddleboats, even though at the time the owner of a 16-foot canoe paid the same amount as the owner of a 16-foot speedboat.

Parsons' only problem now was how to get to the money.

Taking some advice from a fellow paddler, he ran for the state Legislature, knowing perfectly well he would fail.

However, with his 1,913 votes in his pocket he went down to the capitol, signed up as a lobbyist and successfully ushered a bill protecting the rights of paddlers to cross private lands on the surface of flowing streams.

Then he managed to wheedle his way into the signing of the bill, where he met then-Gov. Evan Mecham.

"I simply asked if he would appoint me to the commission," Parsons says. "I figured I had nothing to lose."

Several weeks later, after considerably more wheedling, he was appointed.

Using the power of the office and the funding he shamed the other commissioners into allocating for river access and other programs, he began bringing anyone and everyone to the Verde to see its charms as well as what the sand and gravel operators were up to.

One of the sand and gravel operators, Valley Concrete, had a particular disdain for what Parsons was doing.

Every time he brought a group on a river trip, which was quite often, the company's operator would make a point of firing up their drag line, dredging up an enormous bucket of material and dumping it squarely in the path of the boaters.

On one occasion, one of the boaters was the head of the Region 9 office of the Environmental Protection Agency.

"With the blood draining from his face, the EPA guy turned to me and said, "I can't believe what I just saw. It will only be a matter of time before I get the paperwork, John."

On Sept. 30, 1989, the EPA signed and delivered a Cease and Desist Order to all sand and gravel companies operating in the river. It was also the same day a new celebration was launched at Dead Horse Ranch State Park -- Verde River Days.

A few years later, on a day when Arizona State Parks celebrated the donation of a substantial tract of riverfront property for the Verde River Greenway Project, the donator of that land, the same man whose dragline operator had offended so many, the owner of Valley Concrete, made a speech.

"I damn near cried," Parsons says. "He wasn't defiant. He wasn't mad. He spoke straight from the heart. He said, 'If I knew then what I know now, I don't think we would have done the things we did, and it's our pleasure to give this land to the state so it is preserved in perpetuity."

As Parsons has always been fond of saying, the river had spoken.

"I always viewed myself as the middleman, helping people get introduced to the river so the river could speak to them and tell its story in its own way, in its own time, straight to their hearts," he says.

"Once it does then that person has a personal relationship with the river that never goes away. It works. I have seen it happen so many times, and it's really cool to see."

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Agenda Item Submission Form – Section I

Meeting Date: July 19, 2017

- Consent Agenda Decision Agenda Executive Session Requested
- Presentation Only Action/Presentation

Requesting Department: Community Development

Staff Resource/Contact Person: Carmen Howard

Agenda Title (be exact): Discussion, consideration and possible approval of Resolution 2017-981, a Resolution of the Mayor and Common Council of the Town of Camp Verde, a municipal corporation of Arizona, authorizing submission of one or more applications for State Housing Funds (including any federal funding through the Home Investment Partnership Program and State Housing Funds); certifying that said applications will meet the community’s housing and Community Development needs and the requirements of the applicable Housing Programs; authorizing all actions necessary to implement and complete the activities outlined in said applications; and providing that this Resolution shall be effective after its passage and approval according to law.

List Attached Documents: RESOLUTION 2017-981

Estimated Presentation Time: 2 MIN

Estimated Discussion Time: 2 MIN

Reviews and comments Completed by:

- Town Manager: _____ Department Head: CARMEN HOWARD
- Town Attorney Comments: _____
- Risk Management: _____
- Finance Department
Fiscal Impact:
Budget Code: _____ Amount Remaining: _____
Comments: _____

Background Information: The Arizona Department of Housing has released a Notice of Funds Availability (NOFA) for grant funding to help rehabilitate substandard owner occupied housing. The Town of Camp Verde has from time to time applied and received funding from the Department of Housing for various housing related programs. In order to help the underserved population of the Town rehabilitate unsafe and

unsanitary housing, the Community Development Department will apply for grant funding for this purpose. The Town Council is being asked to authorize submission of an application(s) for State Housing Funds (which may include Federal funding through the HOME Investment Partnership Program or State Housing Funds), certifying that the application(s) meet(s) the community's housing and community development needs and the requirements of the State Housing Programs, and authorizing all actions necessary to implement and complete the activities outlined in the application(s).

Recommended Action (Motion): Motion to authorize the Mayor (or, in his absence, the Vice Mayor) to sign Resolution No. 2017-981 authorizing submission of an application(s) for State Housing Funds.

Instructions to the Clerk:

RESOLUTION 2017-981

A RESOLUTION OF THE MAYOR AND COMMON COUNCIL OF THE TOWN OF CAMP VERDE, A MUNICIPAL CORPORATION OF ARIZONA, AUTHORIZING SUBMISSION OF ONE OR MORE APPLICATIONS FOR STATE HOUSING FUNDS (INCLUDING ANY FEDERAL FUNDING THROUGH THE HOME INVESTMENT PARTNERSHIP PROGRAM AND STATE HOUSING FUNDS); CERTIFYING THAT SAID APPLICATIONS WILL MEET THE COMMUNITY'S HOUSING AND COMMUNITY DEVELOPMENT NEEDS AND THE REQUIREMENTS OF THE APPLICABLE HOUSING PROGRAMS; AUTHORIZING ALL ACTIONS NECESSARY TO IMPLEMENT AND COMPLETE THE ACTIVITIES OUTLINED IN SAID APPLICATIONS; AND PROVIDING THAT THIS RESOLUTION SHALL BE EFFECTIVE AFTER ITS PASSAGE AND APPROVAL ACCORDING TO LAW.

WHEREAS, the Mayor and Common Council of the Town of Camp Verde desire to undertake affordable housing development activities and support ongoing efforts to repair, rehabilitate, or replace substandard housing in the community; and

WHEREAS, the State of Arizona administers the State Housing Fund Program; and

WHEREAS, the activities in the applications authorized herein will address the community's low-income population housing needs; and

WHEREAS, it is understood that recipients of State Housing Funds are required to comply with applicable program guidelines as well as applicable state and federal statutes and regulations;

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COMMON COUNCIL OF THE TOWN OF CAMP VERDE, ARIZONA, as follows:

1. That Town staff is authorized to make one or more applications to the State of Arizona for funding from the State Housing Fund, and the Mayor (or, in his absence, the Vice Mayor) is authorized to sign said applications as well as any related contract or grant documents for receipt and use of these funds. Town staff and officers are further authorized to take all actions necessary to implement and complete the activities outlined in said applications. In particular, Carmen Howard, Community Development Director (or her designee or replacement) is authorized to take all actions necessary to implement and complete the activities submitted in said applications.

2. That the Town hereby certifies that said applications will meet the community's housing and community development needs and the requirements of the applicable housing programs, and agrees to comply with all applicable State Housing Fund Program (HOME program and/or State Housing Trust Fund) guidelines and policies (including applicable state and federal statutes and regulations and any certifications contained in the applications.

3. That this Resolution shall be effective after its passage and approval according to law.

RESOLVED by the Mayor and Common Council of the Town of Camp Verde, Arizona, this 19th day of July, 2017.

Charles German, Mayor

ATTEST:

Judith Morgan, Town Clerk

APPROVED AS TO FORM:

William Sims, Town Attorney



Town of Camp Verde

Community Development Department

◆ 473 S. Main Street, Suite 108 ◆ Camp Verde, Arizona 86322 ◆

◆ Telephone: 928.554.0054 ◆ www.campverde.az.gov ◆

Press Release

Town Applying for Housing Grant Program to assist low income homeowners

The Town of Camp Verde is looking for qualifying local homeowners who need assistance with essential home repairs.

A Notice of Funds Availability (NOFA) has been announced by the Arizona Department of Housing (ADOH), for funding through the State Housing Fund, Home Investment Partnerships Program. The NOFA is for owner occupied housing rehabilitation programs to assist low-income households with necessary repairs. These include resolving code violations, safety issues, weatherization, heating and cooling appliances, roofing and access for people with disabilities in both site built or manufactured homes.

The Town is applying for \$275,000 in grant money from ADOH, and is looking to immediately identify those who need assistance with essential repairs. The work must remedy building code violations or health and safety issues to qualify for assistance. Homeowners must have incomes below the area median income. For a single person household, income must be at or below \$19,200 or \$27,400 for a household of four. Certain households, such as those with minor children present, the elderly, or those with disabilities are eligible for priority consideration.

Homeowners can download an application from the Community Development page of the Town of Camp Verde website at www.campverde.az.gov. Applications also are available at the Community Development Dept. located at 473 S Main St., Suite 108. Contractors interested in bidding on projects also can contact the Community Development Department for information regarding bid dates.

For more information, please contact Carmen Howard, Program Manager, at 928-554-0054 or email Carmen.howard@campverde.az.gov

Town of Camp Verde applies for housing grant

Low-income homeowners could receive assistance with 'essential home repairs'



By **Bill Helm**

BillHelm42

Originally Published: June 22, 2017 12:09 p.m.

CAMP VERDE – Over the next several months, the Town of Camp Verde will be looking for homeowners who need help with essential home repairs.

Through the Arizona Department of Housing – ADOH – a Notice of Funds Availability has been announced for funding through the State Housing Fund. And the Town of Camp Verde is in the process of applying for a grant to help the town’s low-income homeowners keep up with their home repairs.

“As a community development department, we see a lot of people who have needs,” says Community Development Director Carmen Howard. “A lot of people think that all we do is enforce weed violations and have code enforcement-type actions. Here, we can offer rehabilitation services that could help people have a safe and sanitary living environment when they can’t [afford] it themselves.”

The Town has an Oct. 12 deadline to apply for the \$275,000 grant from the state’s Department of Housing, and is looking to “immediately identify” people who need assistance. So the Community Development Department is looking to pre-qualify homeowners by mid-September.

“The sooner people can get their applications in, the better,” Howard says. “The Town is very aware that there are people out there who may need help. We’re trying to tell people that we care and that we’re trying to help Camp Verde residents regain a pride in their community by helping them rehabilitate unsafe and dilapidated living conditions.”

To qualify for assistance, repair work must remedy building code violations or health and safety issues, weatherization, heating and cooling appliances, roofing and access for people with disabilities in both site and manufactured homes.

Homeowners must have incomes "below the area median income," Howard says.

For a single person household, income must be less than \$19,200. Or for a household of four, total income must be less than \$27,400.

Howard also says that "certain households, such as those with minor children present, the elderly or those with disabilities" would be eligible for priority consideration.

To apply, go to the Town of Camp Verde's website at www.campverde.az.gov and go to the Community Development page, where there is an application that can be downloaded.

Applications are also available at the Community Development Department, located at 473 S. Main St., Suite 108.

For more information, call Carmen Howard, Community Development director, at 928-554-0054, or email Carmen.Howard@campverde.az.gov.

Any contractors who would be interested in bidding on projects may also contact Howard.

-- Follow Bill Helm on Twitter @BillHelm42

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