

Minutes of a Regular Meeting of The Common Council of The Town of Clarkdale
Held on Tuesday, March 11, 2003, in the
Men's Lounge, Clarkdale Memorial Clubhouse, Clarkdale, Arizona.

A Regular meeting of the Common Council of the Town of Clarkdale was held on Tuesday, March 11, 2003, at 6:00 p.m. in the Men's Lounge of the Clark Memorial Clubhouse.

Town Council:

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| Mayor | Michael Bluff |
| Vice Mayor | Ellie Bauer |
| Councilmember | David Leibforth |
| | Rex Williams |
| | Tom Groom |

Staff:

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| Town Manager | Gayle Mabery |
| Town Clerk | Joyce Driscoll |
| Planning Director | Lyle Richardson |
| Fire Chief | Berry Van Hook |
| Acting Police Chief | Pat Haynie |
| Admin. Assistant | Charlotte Hawken |

Others in attendance: Robyn Prud'homme-Bauer, Jerry Wiley, Ed Knight, Sandy Martin, Rodney Fielitz, Jesus S. Valdez, Normalinda Zuniga, Angela Welles, Lu Stitt, Linda McDonough and others who did not sign in.

Mayor Bluff called the meeting to order at 6:00 p.m. and noted that all Council members were present.

PUBLIC COMMENT - Jerry Wiley, 520 Todd Circle, stated that he approves of the proposed changes for the improvement and use of town owned facilities, but he has three concerns. First, where will the town get money to construct the project, which has been answered. Second, he hopes the Town won't fill all the offices immediately, because how to cover the cost of additional employees has not been answered. Third, the lack of library concerns by some current council members is his primary problem. He stated that the library should have two paid personnel, both part time, and return to using volunteers for all other staff, which would work if the manager trained the volunteers. He stated that Mr. Helmerson, a noted hydrologist,

TOWN MANAGER'S REPORT - Town Manager Mabery reported that the Council met the night

will be giving a talk on *Ground Water Recharge Along the Black Hills as Related to the Current Ruskin Land Trade* at Yavapai College on Wednesday at 10:00 a.m.

Sandy Martin, 771 Calle Medina, stated that her house, which was on a paved street when she purchased it seven years ago, is now on a dirt road, having been demolished as part of the Centerville road improvement project. She stated that she worked as part of the Centerville Action Zone to get a grant and expedite the process to improve Centerville and now that the project is done, she is not happy living on a dirt road.

INFORMATIONAL REPORTS

MAYOR'S REPORT - Mayor Bluff reported that he and Vice Mayor Bauer attended an intergovernmental meeting in Camp Verde and turned the report over to the Vice-Mayor.

VICE MAYOR'S REPORT - Vice Mayor Bauer reported that as an outgrowth of the open space forum and the meetings initiated by Prescott National Forest on a potential trade of lands on Mingus Mountain, a Verde Valley Open Space Planning effort has been organized.

She reported that the NACOG Regional Council Meeting focused on transportation and the one half cent sales tax proposal on gas for roads. If collected in Phoenix it would stay there, but NACOG thinks it should be a state-wide initiative.

The Annual Regional Economic Forum will be on April 22nd in Sedona. The topic is *Can the Greater Verde Valley Afford Economic Development?*

The Clarkdale Water Advisory Group is now a part of the North Central Arizona Regional Watershed Consortium and has responded to a county request with recommendations about the Yavapai County General Plan Water Resources Element.

before with the Planning Commission to review the proposed Site Plan Review ordinance and another

worksession was scheduled for March 24th at 6 p.m.

She stated that staff is currently interviewing for the Public Works Director position. She will next consider the Police Chief position.

Without objection, Mayor Bluff moved agenda Item 5, the presentation by John Munderloh, before the consent agenda.

WATER USE PROJECTIONS – A presentation by Yavapai County Water Advisory Committee Coordinator John Munderloh regarding water use projections for the Clarkdale area. Mr. Munderloh stated that purpose of the Verde Valley Water Users Projection Project is to develop a tool that can model the impact, based on certain assumptions, of various policy and management decisions regarding water. He stated that one model demonstrates that with all users on a sewage and recharging system the ground water recharge would go from the current 20% to 60% of the water used.

Mayor Bluff opened public comment. **Jerry Wiley** asked if shallow abridgement reaches the lower layers of ground water. Mr. Munderloh stated that this project cannot answer that but someone else is working on it. Mayor Bluff closed public comment.

Mr. Munderloh stated that Yavapai County will be holding educational meetings on this topic over the next seven months.

CONSENT AGENDA - The consent agenda portion of the agenda is a means of expediting routine matters that must be acted on by the Council. All items approved with one motion. Any items may be removed for discussion at the request of any Council Member.

Mayor Bluff pulled Item F and added the addendum to the agenda as Item G. Councilmember Leibforth requested that Item G be pulled. With unanimous consent, the Council approved Items A through E.

Regarding Item F, Town Manager Mabery noted that Buena Vista Children's Services coordinated and received a grant through the federal 21st Century grant program, which will enable them to put on an after school and summer program at the

Clarkdale-Jerome School, along with three other sites in the Verde Valley. The Buena Vista Children's Services come to the Parks and Recreation Commission and worked with Town staff, which gives the Town the opportunity to partner with them and staff is proposing to work closely with them and to donate the supplies the Town had for it's summer program and to provide pool passes to the Clarkdale site. Councilmember Williams moved to approve Item F, Vice Mayor Bauer seconded and the motion passed unanimously.

Regarding Item G, Vice Mayor Bauer stated the state is reconsidering the value of the state Department of Commerce because of its budget crisis. The council members agreed they were concerned about taking action at this time, without knowing what the proposed change in the Department of Commerce is and the positions of the Governor and the League of Cities and Towns. Mayor Bluff moved to table Item G to the next regular meeting, Councilmember Groom seconded and the motion passed unanimously.

A) **Approval of Minutes of the Common Council** - Approval of the minutes of the Regular Meeting held February 11, 2003 and the Special meeting held February 18, 2003.

B) **Claims** - List of specific expenditures made by the Town during the previous month.

C) **Board and Commission Minutes**
 Planning Commission - February 3, 2003.
 Library Advisory Board - February 6, 2003.
 Heritage Conservancy - February 26, 2003.
 Parks and Recreation - February 3, 2002.

D) **Reports** - Approval of written Reports from Town Departments and Other Agencies:
 Building Permit Reports - February, 2003
 Fire Department Report - February, 2003
 Police Department Report - February, 2003
 Cottonwood Area Transportation System -
 December, 2002
 Magistrate Court Report - February, 2003

Verde Valley Humane Society - February, 2003

E) **Resolution** - Approval of Resolution #1060 declaring a public record and setting valuations for building permits.

F) **Summer Program** - Approval of not offering a summer program for 2002/2003; donating of supplies to the Buena Vista Children's Services and approval of free pool passes.

G) **Coalition for Economic Prosperity** - Authorization for the Town of Clarkdale to join the Coalition for Economic Prosperity in convincing the Legislature to retain the Department of Commerce.

WORKSESSION - A worksession to discuss impact fees for parks and other town services. Planning Director Lyle Richardson stated that a parks general plan based on projected growth is needed to determine future costs for parks. These costs would be used to determine impact fees. Other issues discussed include the use of park improvement districts and Town use of impact fees for critical services only.

The Council directed the Parks and Recreation Commission to develop a long-term comprehensive Parks and Recreation Master Plan.

Mayor Bluff opened public comment. **Rodney Fielitz** stated he understands the Town doesn't have much money to work with and that the Parks and Recreation Commission has been identifying trails and open spaces and assisting the Clarkdale School to improve its playground equipment, as it is open 24 hours a day to the community. Mayor Bluff closed public comment.

RESOLUTION - A resolution amending Resolution #1038, making an appointment to the Board of Adjustment. Vice Mayor Bauer moved to insert Duane Norton's name into Resolution #1061 and to pass the resolution making an appointment to the Board of Adjustment of the Town of

Councilmember Leibforth stated he has studied the plan over and over and he likes the original plan, that it is the absolute best plan to use the space the Town has. He stated that currently huge spaces are

Clarkdale. Councilmember Williams seconded and the motion passed unanimously.

ADOPTION OF FACILITIES MASTER PLAN - Consideration of adoption of a Facilities Master Plan. Town Manager Mabery summarized that this is a \$1,000,000 project and that the first phase will cost \$400,000, which the Financial Director says will fit within the budget. She explained two alternatives to the original plan. The Council discussed various other possibilities for locations of Town departments, renovating the Clubhouse and hiring a Clubhouse manager, and upgrading the pool and pool restrooms and addressing immediate staff needs only.

Councilmember Williams stated he had concerns with the staff growth rate. The plan shows the Planning Department going from five to nine people when they are only issuing 70 building permits a year. He stated he regrets not knowing what the approved loan was for. He feels the Town can spend money on the Clubhouse, open it to the public and hire a full time person. He state that a regional facilities group needs an auditorium and Clarkdale has one. He stated he doesn't wants to spend more money on office space that is not needed and he wants to revisit the entire situation, not put band-aids like staff wants to do.

Vice Mayor Bauer stated that when Honeywell proposed a plan for the Clubhouse they left off the stage. She stated the cost to make the Clubhouse functional is probably \$4-5 million, which could be attained with grants. The cost of upgrading the basement, \$113,000 would give an exercise room, a valuable thing to do at this time, and she'd like to move money from the rest of the plan to do this portion. She stated she would use the rest for immediate staff needs. She stated the use of the Clubhouse for recreation and social events and insists that all interested people develop programs to make this building come alive.

not used and are deteriorating. He stated he likes the plans for moving the library to the Men's Lounge, which is removable if funding is received to take a different approach, and in the meantime

the building would be used. He stated that libraries are not shrinking, they are changing, and books are not becoming obsolete. He stated it is a bad idea to combine a heritage museum and the library, when the Town has a perfect building for a museum. He stated that space for 125 in the court seems a lot, but would also hold large and small community meetings, and the court/council need to be somewhere. He stated that all the input the Council has from the public likes the plan and he thinks the Council should listen to the public and staff. He stated the Council may need to make the decisions bit by bit. He stated he doesn't like to have the Clubhouse kept for occasional weddings and it is not functional for meetings.

Councilmember Groom suggested moving finance or splitting the Planning Department and putting the court in the library basement.

Vice Mayor Bauer stated that an affordable position is to put the museum in the Clubhouse, in the Reading Room, while they apply for non-profit status.

Councilmember Williams and Councilmember Groom agreed that they like the museum, but it is not the Town's business.

Mayor Bluff opened public comment. **Normalinda Zuniga**, a Heritage Conservancy Board member, stated that she hears opposition to a museum on the Council and she wanted to know why. The Council responded that it is not opposed to a museum, they just want it to be self-funded because it is not the Town's business to pay for it. Ms. Zuniga stated the board has been taking care of what they could and thanked the Council members who support the board.

Jesus Valdez, 1440 Panorama Way, also a Heritage Conservancy Board member, stated the board was asked what it wanted and it stated that its present situation is substandard and requested the optimum situation. He stated that now the Council wants the board to go from one substandard situation to another. Mayor Bluff closed public comment.

The Council directed staff to schedule a

worksession with staff and the architect to decide how to spend the borrowed funds on Tuesday, March 18, 2003 at 5 p.m. Town Manager Mabery requested the council members draft up possible alternatives and submit them to her before the meeting.

FUTURE AGENDA ITEMS - Listing of items to be placed on a future council agenda. There were none.

ADJOURNMENT - With no further business before the Council and without objection, Mayor Bluff adjourned the meeting at 8:25 p.m.

APPROVED:

Michael Bluff, Mayor

SUBMITTED:

Charlotte Hawken, Admin. Assistant

ATTESTED:

Joyce Driscoll, Town Clerk