

Minutes of a Special Meeting of the Common Council of the Town of Clarkdale
Held on Tuesday, January 23, 2007

A Special meeting of the Common Council of the Town of Clarkdale was held on Tuesday, January 23, 2007 at 6:00 p.m. in the Clarkdale-Jerome School Library, 1615 Main Street, Clarkdale, Arizona.

Town Council:

Mayor	Doug Von Gausig
Vice Mayor	Jerry Wiley
Councilmember	Frank Sa
	Patricia Williams
	Curtiss Bohall

Town Staff:

Town Manager	Gayle Mabery
Town Attorney	Rob Pecharich
Ass't to the Town Manager	Janet Perry
Town Clerk	Joyce Driscoll
Public Works Director	Steven Burroughs
Finance Director	Carlton Woodruff
Police Chief	Patrick Haynie
GIS/Planner	Pam Ravenwood
Deputy Town Clerk	Walt Good

Others Present:

Clarkdale-Jerome School Board members
Dale Williams (President) and Jane Phillips.

Dr. Schmitt, Tim Carter, and Kathleen Fleenor and Kristy Aston.

AGENDA ITEM: CALL TO ORDER – Mayor Von Gausig called the meeting to order at 6:06 p.m. and noted that all Council members were present.

AGENDA ITEM: PUBLIC COMMENT – No public comment.

AGENDA ITEM: JOINT WORKSESSION WITH THE CLARKDALE-JEROME SCHOOL BOARD TO DISCUSS PROGRAMS FOR DEVELOPER CONTRIBUTIONS TO THE SCHL, SCHOOL DISTRICT AND TOWN BOUNDARIES, GROWTH PROJECTIONS IN THE TOWN BOUNDARIES AND OTHER ISSUES OF MUTUAL CONCERN BETWEEN THE SCHOOL AND THE TOWN.

Town Manager Mabery stated that when development comes to town the town requires that they go to the school and work out a way to mitigate the impact

from the development on the school.

Dr. Schmitt, Superintendent at the Humbolt Unified School District, distributed a handout and stated they figured out all the state revenue they received per student. They broke down costs for a new school (capital facilities) not covered by funds from the State School Facilities Board. They discovered that approximately 20% of the costs must be borne by the district. This does not include costs for new teachers, supplies, etc.

Dr. Schmitt explained the term average daily membership (AOM), which is used to determine the amount of funds that the school will receive.

Kathleen Fleenor noted that in the past three years the Clarkdale-Jerome School has grown by approximately fourteen students. With the developments coming, they expect 1,200 new students.

Dr. Schmitt shared actual costs for a school they recently built. He pointed out the number that the school facilities board gave them for internet technology infrastructure vs. the bid amount was approximately \$200,000 more.

They were already \$600,000 over budget for what they consider a minimum adequate school. That does not include items like carpet, landscaping, fixtures, furniture, playgrounds, ball fields, etc. The school facilities board standard allows concrete floors. They initially needed an additional \$2,000,000 to complete. They did get some additional funding from the state.

The state facilities board will only allow for one parking space per teacher and one parking spot per 100 students, which for a high school is inadequate.

There was discussion of the Southwest cities/schools/developers partnership compact, where developers, city leaders and school district officials of Avondale, Goodyear and Litchfield Park describe a common goal for quality education programs and facilities. The document outlines what developers and the cities will do to this end.

They examined an ordinance passed by the City of Buckeye that states that developers shall provide a certification from the applicable school districts that

the schools will have adequate facilities to accommodate the projected number of new students.

Dr. Schmitt continued by giving some advice regarding school construction and sites. The school facilities board will pay for land plus 20% of the market value of the land. Developers can receive a 30% state income tax credit of the market value of a parcel of land they donate.

He explained how much they have been able to get developers to contribute to the Buckeye and Maricopa school districts and the methods for figuring the amounts.

Discussion included the following issues:

1. Each district has different needs and resources, so they each have to analyze the impact of new development.
2. Clarkdale-Jerome School and the town have a good foundation. The town has been sending developers to the school to discuss their impact. However, the school has not had the opportunity to do a cost analysis. This is important in order to know how much to ask developers for.
3. The town does not have authority to require impact fees for school facilities.
4. The town and school need to have more discussion as to how to proceed.
5. The town needs to feel that any volunteer fee schedule is justifiable.
6. The school district/town boundaries.

Tim Carter, Yavapai County Superintendent of Schools noted he does not have a position on changing school district boundaries. He discussed authority/procedure in state statute for changing school district boundaries.

Discussion included the following issues:

1. That the real impact to the schools would be minimal due to an equalization formula.
2. The reason to change the district line is to make it easier for people to know what district they are in.
3. It was noted that the district not having the same boundaries of the town has caused problems with elections and the voters

receiving the correct ballots.

Mr. Carter stated that the districts have two different tax rates. Boardmember Aston pointed out that the Clarkdale-Jerome rates are lower.

Discussion included the following issues:

1. The petition process.
2. The provisions of state statute changing school district boundaries.
3. Alternatives if the school boards do not agree on boundaries.
4. Changing the school district boundaries started with the last Clarkdale-Jerome bond election.
5. The elections department has had concerns for some time.
6. The redistricting commission is currently examining the districts.
7. Mr. Carter is presenting this information to the Cottonwood Oak Creek School District on February 13th.
8. The Highlands development will add to the confusion of the boundaries.

AGENDA ITEM: FUTURE AGENDA ITEMS – Listing of items to be placed on a future council agenda.

1. Clarkdale-Jerome School boundaries.
2. Property maintenance.

AGENDA ITEM: ADJOURNMENT - With no further business before the Council and without objection the meeting adjourned at 7:47 p.m.

APPROVED:

Doug Von Gausig, Mayor

ATTESTED:

Joyce Driscoll, Town Clerk

SUBMITTED:

Charlotte Hawken, Admin. Assistant