

**Minutes of a Special Meeting of the Common Council of the Town of Clarkdale  
Held on Tuesday, August 14, 2009.**

A Special Joint Meeting of the Common Council of the Town of Clarkdale and the City Council of the City of Cottonwood was held on Friday, August 14, 2009, at 3:00 PM at Cottonwood Public Safety Building, 199 S. Sixth Street, Cottonwood, Arizona.

Mayor Joens called the Cottonwood City Council to order.

Mayor Von Gausig called the Town of Clarkdale Council to order.

Town Council:

Mayor Doug Von Gausig  
Vice Mayor Jerry Wiley

Councilmember Patricia Williams  
Councilmember Curtiss Bohall  
Councilmember Richard Dehnert

Town Staff:

Town Manager Gayle Mabery  
Community Development Director Sherry Bailey

Town Clerk/Finance Director Kathy Bainbridge

Others In Attendance:

Heather Provencio, Red Rock District Ranger, Coconino National Forest  
Judy Adams, Red Rock District Land Staff, Coconino National Forest

Cottonwood Mayor Joens opened the meeting explaining that Cottonwood and Clarkdale were gathered together to discuss past and future annexations along with the concept of an Intergovernmental Agreement regarding annexation.

**DISCUSSION REGARDING VERDE VALLEY AREA ANNEXATIONS.**

Mayor Von Gausig explained the map which the Town of Clarkdale provided that outlined the areas of the Arizona State Trust Land and Coconino National Forest Land in discussion with Cottonwood, the Forest Service proposed Ruskin Land Trade area in Clarkdale, and the Clarkdale Metals Corporation future annexation area. The Ruskin Land Trade area was 1,854 total acres with 800 Ruskin Trade Land, 915 acres Prescott Forest Service Land, and 138 acres Verde Exploration private land. Mayor Joen's position is that when Clarkdale decides to develop the Ruskin Trade Lands, there will be an impact to Cottonwood and wondered what Clarkdale's intention was with those properties. Mayor Von Gausig informed the Cottonwood Council that Clarkdale has identified the area as open spaces and that the current Council had no plans for development.

Mayor Joens told Mayor Von Gausig that from what she understood the Clarkdale Town Council did not have an open dialog with the City of Cottonwood prior to the annexation, but instead, annexed overnight behind closed doors. Mayor Von Gausig read an article from the February 8, 2001 Daily Courier regarding the annexation process for that area. Mayor Von Gausig explained that the article was a fairly accurate representation of what went on at the time. The impetus of the Clarkdale Town Council was to prevent the Ruskin trade and keep the lands open space and the additional 916 acres was not to leave a 916 acre island of forest land surrounded by private property.

Mayor Joens wondered what type of guarantee Clarkdale would give Cottonwood that Cottonwood would be a partner in the development of the Ruskin trade lands. Mayor Von Gausig replied that Clarkdale would work with Cottonwood if Cottonwood had a stakeholder interest in development.

The Forest Service stated that it was their policy to stay neutral on annexation proposals and that annexation does not guarantee that lands will stay open space. The Forest Service does not have any intention of land exchanges for Cottonwood's proposed 8.5 acre annexation of forest lands for several reasons: 1) Threatened and endangered and sensitive species are in the area 2) The Verde Valley Botanical area designation 3) The Deadhorse trail system is in the area 4) Lands are adjacent to Deadhorse State Park, Tuzigoot National Monument, and Tavasci Marsch.

Mayor Joens opened the meeting for public comment. Various public comments were heard from residents of Jerome, Clarkdale, Cottonwood, Verde Village and Sedona regarding their views on annexation.

Dr. Bob Richards, Cottonwood – Regarding the proposed annexation and keeping the land open space by both communities annexing equal shares.

Bob Rothrock, Cottonwood - Requesting the Councils to not annex the forest lands to keep open space and that Clarkdale to de-annex the Ruskin exchange lands.

Jane Moore, Jerome - Speaking as an individual, would not like to see the annexation happen and with the water situation, would like to see newer and better ways to develop existing lands rather than to annex forest lands.

Curt Linder, Jerome – Wants open space and public lands protected from development along with prioritizing regional planning and understand long term consequences of actions.

Daniel Holland, Sedona – Has talked to hundreds of Sedona residents that are against the annexation, the infrastructure needed for large developments and water issues.

Gary Chamberlain, Cottonwood – Respect water resources.

Bob Gillies, Cottonwood – The only way to guarantee open space is to own it and the annexation is not necessary at this time.

Diane Lovett, Cottonwood – A believer in solid planning and when recession is over people will come and planning for the future needs to be done now.

Ron Volkman, Sedona Verde Valley Association of Realtors as their Government Affairs Director. Based on the options and choices the Cottonwood Council felt the annexation of both areas is good long range planning.

Carol Hulse, Cottonwood – Who will be able to manage the forest service lands better and is in favor of annexation.

William Regner, Clarkdale – Worried about the flow of the Verde River.

Margie Beach, Verde Village – Wanted to point out Verde Village as a bad example of development without annexation to the City and being proactive.

**DISCUSSION REGARDING AN INTERGOVERNMENTAL AGREEMENT BETWEEN THE CITY OF COTTONWOOD AND THE TOWN OF CLARKDALE RELATING TO PRESERVATION OF FOREST SERVICE LANDS.**

The Intergovernmental Agreement drafted by Clarkdale ensures Cottonwood that Clarkdale would not annex the Forest Service lands and gives Cottonwood the option to cancel the Agreement and have first right of annexation for 60 days after cancellation. The Agreement was set up on an annual timeline so future councils could act on the IGA after each election and not be bound by the Agreement.

The whole point of Cottonwood's consideration of the annexation is furthered by entering into the Agreement with Clarkdale because the Forest Service has stated that annexation will make it more likely to eventually be "trade bait" and Cottonwood has said that they are afraid if they do not annex the lands, Clarkdale will, although Clarkdale can't. The Agreement removes the complication of the possible threat that Clarkdale would annex first.

Cottonwood requested that Cottonwood "right an earlier wrong" and de-annex Forest Land south of Cottonwood and Clarkdale responded that they should make a proposal for discussion. The option of de-annexing has some legal question, although there are other ways of communication.

**DISCUSSION AND POSSIBLE DIRECTION TO STAFF REGARDING ANNEXATION OF FOREST SERVICE LANDS.**

Mayor Joens directed staff to put the IGA on their agenda for discussion and consideration.

**CALL TO THE PUBLIC--This portion of the agenda is set aside for the public to address the respective Councils regarding an item that is not listed on the agenda for discussion. However, members of the Councils cannot engage in discussion regarding any item that is not officially listed on the agenda for discussion and/or action (A.R.S. §38-431.02.A.(H).) Comments are limited to a 5 minute time period.**

Jane Moore, Jerome – Hopes that everyone in the Verde Valley works together regionally.

Gary Chamberlain – Commented regarding the amount of litter that has been picked up and brought Cornville to separate recyclables and then brought to Sedona Recycle, all free of charge.

**ADJOURNMENT – COTTONWOOD CITY COUNCIL.**

Adjourned 5:45 P.M.

**ADJOURNMENT - CLARKDALE TOWN COUNCIL.**

Without objection the Clarkdale Town Council adjourned at 5:45 P.M.

APPROVED:

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Doug Von Gausig, Mayor

ATTESTED:

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Kathy Bainbridge, Town Clerk

SUBMITTED:

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Walt Good, Deputy Town Clerk