

**MINUTES  
REGULAR SESSION  
MAYOR AND COUNCIL  
COUNCIL CHAMBERS - 473 S. MAIN STREET, ROOM #106  
WEDNESDAY, APRIL 1, 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 German called the meeting to order at 6:30 p.m.

2. **Roll Call**

Mayor German, Vice Mayor Jackie Baker, and Councilors Bruce George, Carol German, Brad Gordon, Robin Whatley, and Jessie Jones are present.

**Also Present**

Town Manager Russ Martin, Economic Development Director Steve Ayers, Planning and Zoning Director Mike Jenkins, Building Official Robert Foreman, Administrative Assistant Barbara Bridge and Recording Secretary Lynn Riordan.

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:**

- ❖ Regular Session – March 18, 2015
- ❖ Work Session – March 27, 2015

b) **Set Next Meeting, Date and Time:**

- ❖ Wednesday, April 8, 2015 at 5:00 p.m. Special/Executive Session
- ❖ Wednesday, April 8, 2015 at 5:30 p.m. Work Session
- ❖ Wednesday, April 15, 2015 at 6:30 p.m. Regular Session
- ❖ Wednesday, April 22, 2015 at 6:30 p.m. Council Hears Planning & Zoning

c) **Possible approval of the Memorandum Of Understanding as written between the Town of Camp Verde and Camp Verde Promotions covering the planning and execution of Camp Verde's three major special events, specifically the Spring Heritage Pecan and Wine Festival, Cornfest and Fort Verde Days.** Staff Resource: Steve Ayers

d) **Possible approval of the contract with Merrick & Co., dba McLaughlin Whitewater Design Group for engineering, technical data, sketches and initial draft of improvements related to a River Recreation Master Plan for the Town of Camp Verde.** Staff Resource: Steve Ayers

On a **motion** by Councilor George, seconded by Vice Mayor Baker, the council unanimously voted to approve the Consent Agenda **excluding** item 4. c) due to concerns stated by Councilor George and 4. d) due to concerns stated by Vice Mayor Baker.

On a **motion** by Vice Mayor Baker, seconded by Councilor German, the council unanimously voted to approve the Consent Agenda item 4. d) after discussion and clarification.

On a **motion** by Councilor George, seconded by Vice Mayor Baker, the council unanimously voted to approve the Consent Agenda item 4. c) after discussion and clarification.

Councilor George stated concerns with financial obligations and staffing with Item 4 c) as the MOU includes the Town of Camp Verde will maintain the Website. Steve Ayers and Barbara Bridge clarified that Camp Verde Promotions did not have anyone qualified to maintain the website, and that the Clerk's Office, specifically Barbara Bridge was familiar with the website and its maintenance. Camp Verde Promotions provides the information to the Clerk's Office and Ms. Bridge updates the website – this involves a minimal amount of time and expense and it is beneficial to the Town.

Vice Mayor Baker stated concerns with the costs involved with the contract with Merrick & Co., dba McLaughlin Whitewater Design Group and the fact that this Design Group is from out of State (Colorado), inquiring if the contract could have been let to a local group or firm. Steve Ayers addressed the concerns and advised that this contract was put out for bid, there are very few firms/companies that can provide this type of unique service effectively and efficiently. This particular design group was recommended nationwide for the type of services that the Town currently needs. The costs for Phase I and Phase II – engineering, technical data, and initial draft will be paid grant money from the Walton Trust, Phase III will be funded by a RTCA grant and will require public comment and notice. This type of engineering and technical data is very specialized for a unique project. Mr. Ayres stated, after approval by the Council, he would issue a notice to proceed to Merrick & Co., dba McLaughlin Whitewater Design Group.

5. **Special Announcements and presentations:**

- Proclamation declaring April 7, 2015 as Nationals Service Recognition Day.
- Proclamation declaring April as RiverFest Month
- Proclamation declaring April as Go Blue for CASA (Court Appointed Special Advocate) Month
- Proclamation declaring May as Building Safety Month

**Mayor German pronounced the Proclamations.**

6. **Call to the Public for Items not on the Agenda.**

Lynn Switzer advised the Mayor and Council that Camp Verde Kiwanis was sponsoring the 3<sup>rd</sup> Annual 5K run/walk on April 11, 2015, and she encouraged the Council to participate or make a donation. Ms. Switzer presented a registration form for each council member.

Steve Goetting provided copies of the Camp Verde Economic Development Website - stating his disappointment of the Economic Development Website and the amount of time and money the town has spent for this "disaster".

7. **Update and presentation by Tania Simms, Executive Director for Verde Valley Habitat for Humanity regarding past, current and future projects in the Verde Valley. Discussion and possible direction to staff may follow presentation. Staff Resource: Virginia Jones**

Tania Simms gave a presentation to the Mayor and Council that included the 40-year international and the Verde Valley 20 year history of Habitat for Humanity. Ms. Simms advised the Mayor and Council that Habitat for Humanity is a hand up, not a hand out, and invited the Mayor and Council to attend the Verde Valley Habitat for Humanity Anniversary Celebration on April 7, 2015, the fund raiser at Walmart on April 11, 2015 and the home dedication (completion of new home) in Sedona on 04/21/2015. Ms. Simms stated she had ongoing discussions with Steve Ayers and Virginia Jones and requested the Council consider partnering with Habitat for Humanity through their revolving loan fund. The Council thanked Ms. Simms and directed Mr. Martin to engage Ms. Simms in the possibility of Camp Verde partnering with NACOG and Habitat for Humanity.

8. **Public hearing, discussion, consideration, and possible approval of Resolution 2015-935, a Resolution of the Mayor and Common Council of the Town of Camp Verde, Yavapai County, Arizona, approving and authorizing the abatement of dangerous structure(s) located on parcel 404-16-086, 3285 Ripple Road, Camp Verde, Arizona; directing and authorizing the building official to start a work order to Hollamon Generations**

**for the purpose of demolishing and removing the above referenced structure(s); and declaring an emergency; and approving and authorizing the Town Manager to allocate any additional funds, if required, to complete the abatement process. Staff Resource: Mike Jenkins**

Robert Freeman, Building Official, advised the Council that this Agenda Item could not be ruled upon by Motion of the Mayor and Common Council at this time because the building/structure on 3285 Ripple Road no longer qualified under the law as a "dangerous structure" as the building collapsed. There is now a pile of rubble that needs to be removed, and the building department was exploring appropriate legal avenues to follow through with enforcing the clean-up of this property. Planning and Zoning Director Mike Jenkins concurred.

**Public Comment:**

**Karen Strickland** addressed the Mayor and Council stating disapproval of how the Town has not enforced the demolition process or cleanup of this property timely (this process started over 9 months ago), stating it is a true health and safety hazard, and requests the Town do something immediately to force the property owner to clean up the mess.

**Jackie Duncan** addressed the Mayor and Council stating disapproval of how the Town has not enforced the demolition process or cleanup of this property timely, stating it is a true health and safety hazard, particularly the mold and insulation. Ms. Duncan emotionally requested the Town immediately see to the removal of the debris and mold, as the residents in the neighbor have been waiting for a resolution to this problem for almost a year.

**Sherry Wishmeyer** addressed the Mayor and Council stating perhaps ADEQ or the Yavapai County Health Department could assist in clarifying guidelines, sanctions, and procedure for the removal of debris and/or mold/hazardous materials.

**Roy Strickland** addressed the Mayor and Council requesting cleanup of this property immediately, particularly insulation and mold, as it is a serious health and safety issue for the residents in their neighborhood.

**The Mayor and Council advised that this matter is being withdrawn from the Agenda as it no longer meets the definitions as set forth in the Resolution (dangerous structure), and it is imperative that the Council stay within all legal parameters and process to avoid liability in dealing with, and encroaching on private property. After additional discussion, the Mayor and Council directed staff to aggressively pursue all legal avenues under nuisance abatement and immediately begin the clean-up of this property.**

9. **THIS AGENDA ITEM WAS WITHDRAWN FROM THE AGENDA PRIOR TO THE MEETING DATE AND TIME. Discussion, consideration and possible approval of a Tolling Agreement and First Amendment to the Annexation and Development Agreement for the Coury Annexation and Development agreement. . Note: The Council may vote to go into Executive Session pursuant to ARS §38-431.03(A)(3) Discussion or consultation for legal advice with the attorney or attorneys of the public body and Discussion or consultation with the attorneys of the public body in order to consider its position and instruct its attorneys regarding the public body's position regarding contracts that are the subject of negotiations, in pending or contemplated litigation or in settlement discussions conducted in order to avoid or resolve litigation. Staff Resource: Russ Martin**
10. **Discussion, consideration, and possible direction to staff relative to proposed legislation by the 52nd State Legislature during its 1<sup>st</sup> Regular Session that convened on January 12, 2015. Staff Resource: Russ Martin**

Town Manager Russ Martin stated the Mayor and Council will continue to get updates of the legislative session, and he will continue watching the progress of the legislature this session.

11. **Call to the Public for items not on the agenda.**  
None

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 Whatley stated she attended and volunteered at the Pecan and Wine Festival, Camp Verde Promotions did an excellent job, and the event was a success.

Councilor George stated he attended and volunteered at the Pecan and Wine Festival, Arbor Day Booth, and the event was a success. He also attended the Verde Valley Advisory committee meeting (Yavapai College) where the committee recommended to the Yavapai College governing board to not proceed with a requested 2% increase this year.

Councilor Gordon stated he attended and volunteered at the Pecan and Wine Festival and planted a tree, and the event was a success.

Vice Mayor Baker stated she attended and volunteered at the Pecan and Wine Festival, and she attended the Viet Nam Veterans Memorial in Clarkdale.

Councilor Jones stated she attended and volunteered at the gate at the Pecan and Wine Festival, and all of the groups did a great job.

Councilor German stated she will attend the Yavapai College Board Meeting on 04/14/2015 and encourages anyone that wishes to attend to show up and speak. She also attended the Pecan and Wine Festival and she thanked all the volunteers that made it a success.

Mayor German stated he attended the Pecan and Wine Festival. Mayor German thanked Vice Mayor Baker for covering for him while he was away.

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 budget time was fast approaching and all Council Members are invited and encouraged to come visit with their budget concerns and wish lists in advance of the work sessions. Councilor Gordon suggested that the public attend the budget work sessions and council meetings to address their budget concerns before the budget passes, not complain after the budget has passed.

### Adjournment

On a **motion** by Councilor Gordon, seconded by Councilor Jones, the council unanimously voted to adjourn the meeting at 7:52 p.m.



Charles German, Mayor

  
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Lynn Riordan, 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 April 1, 2015. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this 16<sup>th</sup> day of April, 2015.

  
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Virginia Jones, Town Clerk