

**MINUTES OF THE
REGULAR MEETING OF THE COMMON
COUNCIL OF THE TOWN OF STAR VALLEY**

**Tuesday, March 21, 2017 at 6:00 pm
3675 East Highway 260, Star Valley, AZ
(Star Valley Town Hall)**

The Agenda for the meeting is as follows:

- PRAYER was offered by Pastor Mark Pratt of Tonto Village Chapel
- PLEDGE OF ALLEGIANCE
- CALL TO ORDER

- ROLL CALL:

Mayor McDaniel X , Vice Mayor O'Connor X , Council Member Hartwell X , Council Member Coon X , Council Member McKinney X , Council Member Davis X , Council Member Stephenson X .

- **HELLSGATE FIRE DISTRICT REPORT FOR FEBRUARY, 2017**

Hellsgate Fire District was not in attendance.

- **CONSENT AGENDA ITEMS:**

All items listed under the Consent Agenda will be voted on with one motion. If discussion is desired regarding any Consent Agenda item, that item will be removed from the Consent Agenda and voted on separately.

A. Approval of the minutes from the Regular Council Meeting held on March 7, 2017.

B. Approval of Claims Payable from March 1, 2017 through March 15, 2017 for the General Fund and for the Water Department.

A motion to approve consent agenda items A and B was made by Council Member Coon, and was seconded by Council Member Hartwell.

A roll call vote was taken:

Mayor McDaniel X , Vice Mayor O'Connor X , Council Member Hartwell X , Council Member Coon X , Council Member McKinney X , Council Member Davis X , Council Member Stephenson X .

The motion was voted on and passed 7 - 0.

- **DISCUSSION ITEMS:**

1. **Discussion, public hearing and possible action regarding CASE NO: RZ17-001; John & Toni German, the applicants. The location of the property is 175 E. Garrels Drive, Star Valley, AZ 85541. The Assessor's Parcel Number is 302-60-038. The property is currently zoned Commercial 2 (C-2). They would like to change to a lesser residential use.**

Town Manager Tim Grier stated this is a simple zoning issue, procedurally. The intent to change the zoning was published, property owners within 300 feet of the applicant's property were notified, and a hearing was conducted by the Planning & Zoning Commission. Mr. Grier explained the request is to have the zoning changed from commercial to residential, that the applicant's intent is to negotiate a loan with the bank, and that the applicant is currently unable to do so due to the commercial zoning. Mr. Grier reported that staff sees no reason for the Council to not follow the recommendation of the Planning & Zoning Commission, which is to grant the zoning change. Mayor McDaniel reiterated that the Planning & Zoning Commission has authorized this zoning change, and asked Toni German if she would like to be heard. Toni German stated she hopes Council will approve the change, and explained that after building their house, they have been unable to refinance with the bank due to the commercial zoning of the property. Ms. German pointed out that the property has always been taxed as residential.

A motion that the Council grants the zoning change for CASE NO: RZ17-001, John & Toni German, from Commercial 2 (C-2) to R1L was made by Council Member Davis, and was seconded by Council Member Hartwell.

The motion was voted on and passed 7 – 0.

2. **Discussion and possible action regarding selection of an engineer for the CDBG #113-17 for the purpose of connection of the purchased well to the Town water system.**

Town Manager Tim Grier stated this item is on the Agenda as staff is trying to proceed with the Community Development Block Grant ("CDBG") project, which is the purchase of the well behind the Circle K property, and then connection of that well to the Town water system. Explained Mr. Grier, one of the steps, procedurally, is to select an engineer, which is dictated by Arizona Department of Housing ("ADOH") and Housing and Urban Development ("HUD") guidelines. A five person selection committee reviewed the Requests for Qualifications ("RFQ's"), reported Mr. Grier. It's an odd procedure for selection of an engineer, as a bid price is not given, and the Town is required to solicit the qualifications of the engineers. The selection committee numerically graded each of the different qualifications, and Rick Engineering was the firm with the highest score, reported Mr. Grier. The selection committee is a recommending body to Council, if Council decides to accept the recommendation, then the Town Manager meets with Rick Engineering to discuss the project and the price. If we don't like the price, we can select the next engineering firm, but we can't go back. That is the procedure we are stuck with, stated Mr. Grier.

Council Member Stephenson asked what the seven criteria were. Financial Administrator Chancy Nutt explained the seven criteria were the questions posed to the selection committee for the purpose of reviewing the RFQ's. Ms. Nutt went on to explain that the five RFQ respondents are listed by name in ranking score from highest to lowest, and that she did not include the seven specific questions on the tally given to Council. Ms. Nutt reported that one pre-fillable form, per RFQ, per grader, was given to the selection committee. Each grader filled out five forms, and then the tabulations were taken from those forms. Stated Ms. Nutt, the questions posed for grading purposes were: similar projects; appearance of financial stability; specifics of the project; apparent qualifications; and use and management of staff. The

grading criteria were released to each engineering firm in the RFQ packet, so each firm knew what they would be graded on, reported Ms. Nutt. Council Member Davis stated it was a very thorough 2 ½ hour in-depth process to go through all of the steps.

A motion to select Rick Engineering Company as the engineering firm to begin discussions with the Town Manager for the CDBG #113-17 project was made by Council Member Davis, and was seconded by Council Member Stephenson.

The motion was voted on and passed 7 – 0.

3. Discussion and possible action regarding a “Letter of Support” to encourage Gila County to contribute to Broadband. Presentation will be made by Council Member Bobby Davis.

Council Member Davis stated this request for a letter of support came from Keith Watkins of the Arizona Commerce Authority. Mr. Watkins is requesting the Town’s support of using \$8 million in fund money to provide high speed broadband connectivity to schools and libraries in rural Arizona, explained Council Member Davis. Mayor McDaniel asked if the letter of support is to encourage Gila County to contribute to Broadband. Council Member Davis clarified it is to encourage Gila County to support the usage of the fund monies for broadband. Council Member Hartwell questioned if verbal or monetary support is being requested. Council Member Davis responded there are no finances involved, it is simply a letter of support.

A motion that Council endorse and support the “Letter of Support” was made by Council Member Stephenson, and was seconded by Council Member Hartwell.

The motion was voted on and passed 7 – 0.

3. Discussion and possible action regarding a \$2,500.00 donation to the “Adventure Where You Live” program. Presentation will be made by Council Member Bobby Davis.

Council Member Davis stated he is aware this is not a budgeted item, and that it will probably be controversial in some areas. This is a marketing campaign for the Rim Country, not just Payson, pointed out Council Member Davis. This concept to bring more tourism dollars into the Rim Country was created by a group of small businesses in the Rim Country who came up with the idea to have people come visit and play in our backyard, hence “Adventure Where We Live”. Council Member Davis explained that there are 63 adventures in the passport to adventures, which are then sold to businesses that can sponsor the adventures. The passport holders receive points for adventures that are completed, and during the August Rodeo the top four passport holders with the largest number of points will receive monetary prizes. Bottom line, it’s a really good marketing campaign, stated Council Member Davis. Council Member Coon questioned if this is a one time or annual donation. Council Member Davis responded it is a one time donation, right now, but does assume this campaign is going to continue to move forward over the years, and may be something we need to look at in the future.

Council Member Stephenson stated he appreciates Council Member Davis’ fervor for this program, but is concerned that this is a Town of Payson department activity the Town would be funding. If this campaign had a regional start, and involved the Town from the beginning, that would be different. To be presented after the fact with this request, reported Council Member Stephenson, he cannot support it. Council Member Coon stated the main issue is that we would have to give up something, and in his mind, he can’t think of anything in the budget he would want to give up. Vice Mayor O’Connor stated the Town has a lot coming up with the CDBG projects and the Meals on Wheels program, and he doesn’t like to ask for money and then give money away. Vice Mayor O’Connor reported he didn’t get

excitement towards the program from Star Valley citizens he's spoken with, that he has nothing against the program, and just believes other things are more important.

Council Member McKinney stated he has seen a well developed video promoting the program at the Sawmill Theatre, and asked whether any Star Valley businesses are currently involved. Council Member Davis responded that he does not have a list of the businesses involved. Council Member McKinney stated the Town is in a position where the budget is constrained and questions where the \$2,500.00 would come from. Council Member Coon asked what other Rim Country areas are included, and if these areas are contributing. Council Member Davis responded the other areas include Pine, Strawberry, Young and Tonto Basin, and that they have been asked to contribute. Mayor McDaniel asked if there are any members of the public who would like to speak on this issue. George Binney of 197 N. Valley Rd. stated that this program should be supported by businesses, and not with public money. It benefits the businesses, not the public, commented Mr. Binney. In the twenty three years he's been here, he has never seen any economic development do anything worthwhile, and questioned how the Town would pay for this donation. Mr. Binney stated the easy way to pay for the added budget item is to stop Council meetings. There is no reason to meet twice a month anymore, cutting meeting times could save the Town money by paying Council for the months they work, pointed out Mr. Binney. Town Manager Grier responded the budget is very responsible, and the Town is building a greater fund reserve than it has ever had. Mr. Grier stated he has to defend the budget, as it provides many services to the community in its four year span, and is fiscally responsible. If we start to add things, what do we take away to stay on track with the budget and the fund reserve. The budget is not set in stone, it is flexible and should be considered a guide, stated Mr. Grier.

A motion that Council reject the \$2,500.00 donation to the "Adventure Where You Live" program was made by Council Member Hartwell, and was seconded by Council Member Coon.

A roll call vote was taken:

Mayor McDaniel Yes, Vice Mayor O'Connor Yes, Council Member Hartwell Yes, Council Member Coon Yes, Council Member McKinney Yes, Council Member Davis Yes, Council Member Stephenson Yes.

The motion was voted on and passed 7 – 0.

- **COMMENTS FROM THE PUBLIC**

During this portion of the meeting, members of the public may address the Town Council on items that are not on the printed agenda. Any remarks shall be addressed to the Council as a whole and not to any individual member. Speakers are limited to three (3) minutes per person unless additional time is granted by the Mayor. The Council may not discuss or act upon matters raised during public comments.

The Mayor opened this portion of the meeting up for public comments.

There were no public comments and the Mayor closed this portion of the meeting.

- **ADJOURNMENT**

A motion to adjourn the meeting was made by Council Member Stephenson, and was seconded by Council Member Hartwell.

The motion was voted on and passed 7 – 0.

APPROVED:

Ronnie O. McDaniel, Mayor

Date: _____

ATTEST:

Eddie Chapin, Town Clerk

CERTIFICATION:

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the regular meeting of the Town Council of the Town of Star Valley held on the 21st day of March, 2017. I further certify that the meeting was duly called and held, and that a quorum was present.

Dated this 24th day of March, 2017.

Eddie Chapin, Town Clerk