

**TOWN OF DEWEY-HUMBOLDT
TOWN COUNCIL
REGULAR MEETING MINUTES
SEPTEMBER 6, 2016, 6:30 P.M.**

A REGULAR MEETING OF THE DEWEY-HUMBOLDT TOWN COUNCIL WAS HELD ON TUESDAY, SEPTEMBER 6, 2016, AT TOWN HALL AT 2735 S. HIGHWAY 69, DEWEY-HUMBOLDT, ARIZONA. MAYOR TERRY NOLAN PRESIDED.

1. **Call To Order.** The meeting was called to order at 6:33 p.m.
2. **Opening Ceremonies.**
 - 2.1. **Pledge of Allegiance.** Done.
 - 2.2. **Invocation.** Given by Councilmember Nancy Wright.
3. **Roll Call.** Town Council Members Arlene Alen, Jack Hamilton, Mark McBrady, Dennis Repan, Nancy Wright; Vice Mayor Doug Treadway; and Mayor Terry Nolan were present.
4. **Announcements Regarding Current Events, Guests, Appointments, and Proclamations.** Announcements of items brought to the attention of the Mayor not requiring legal action by the Council. Guest Presentations, Appointments, and Proclamations may require Council discussion and action.

Mayor Nolan announced September 16th is National POW/MIA day, with a recognition ceremony being held at 11am at the Bob Stump VA Medical Center in Prescott.

4.1. Distracted Driving Presentation by Vincent Gallegos, Central Yavapai Metropolitan Planning Organization (CYMPO).

Vincent Gallegos was present and gave his presentation on distracted drivers. Yavapai County Supervisor Craig Brown, CYMPO Administrator Chris Bridges and CableOne Executive Becky Banks were also present to participate in the presentation. They spoke on partnering with CableOne to get the word out through commercials about the dangers of distracted driving. The commercials were played at the meeting. Vincent Gallegos and Craig Brown spoke on outreach in the schools and working on legislation to restrict teenagers from using phones while driving.

Public comment was taken on this item.

Jerry Brady spoke on NHDSTA standards about distracted driving; no standardized training available for public safety; addressing engineering issues before enforcement.

Mayor Nolan spoke on expanding this statewide and thanked the attendees for their presentation.

4.2. Planning and Zoning Commission Applicant, Luiz Chavez, interview and possible appointment to fill vacant position and full term. (Continued from March 15, 2016 Regular Meeting)

Community Planner Steven Brown spoke on applicant Luiz Chavez and why he could not attend the meeting due to a family issue. Council concluded they had already interviewed him at a previous Council meeting and did not need to do so again.

Councilmember Wright made a motion to appoint Luiz Chavez to the Planning and Zoning Commission, seconded by Vice Mayor Treadway. It was approved unanimously.

Town Clerk Judy Morgan requested the Council address the term recommendation as there was only a few months left on the current vacant position and whether Council wished to appoint him to an additional 4-year term to start in January 2017.

Councilmember Wright made a motion to approve appointing Mr. Chavez to the vacancy term and approving a 4-year term following the vacancy term. It was seconded by VM Treadway and approved unanimously.

5. **Town Manager's Report**. Update on Current Events. No legal actions can be taken. Council may ask town staff to review an operational matter at this time, or may ask that a matter be put on a future agenda for actions or further discussion. Possible matters and projects are related to Town general administration, Finance, Public Works, Community Development.

5.1. September events and programs recap.

Town Manager Kimball gave a recap of the events to be held in September: Clean-up days on Main Street, September 7-10, Wed-Fri 7:30-5:30, Sat 9-12; September 10th Green Gulch Trailhead work day (8-11:30) and ribbon cutting ceremony (1:00); Traffic Light Dedication, Monday, September 19th at Humboldt Station at 10:00 a.m.; Agua Fria Festival October 1st with Town's participation in the parade and booth (TM Kimball encouraged council to attend); Well Water Testing Kits handed out starting this week; road work late September; Annexation kick-off this month with action at next regular council meeting; Annual Audit starts today; tomorrow afternoon OSAT meeting; Thursday, Planning and Zoning meeting; CDBG projects reaching conclusion; Domestic well-water workshop occurring regionally October 1st from 8-noon at Prescott Rodeo grounds (TM Kimball will try and arrange an additional workshop at a later time).

5.2. Team Mission Statement and Value words.

TM Kimball reviewed a team building exercise that produced the mission statement included in the report. She stated the new website is scheduled to go live in early November. CM Hamilton commended staff on the good job.

5.3. Report of recent storm responses (Public Works).

Public Works Supervisor, Ed Hanks reported to Council about some storm damage that occurred in town recently which required clean-up. He spoke on preparatory work throughout the year to fix drainage issues in advance of the storm season. He answered questions on culvert sizing; location of culverts; fixing the retention pond near Dewey Post Office and replacing culverts; and using Flood Control monies for these type of issues.

Public comment was taken on this item.

Ulys Brooks spoke on his experience as a fireman and using fire hoses to clean out culverts, using idle equipment to keep it in good shape. He recommended staff contact the fire department about whether this is an option. PWS Hanks said he would look into it.

Jerry Brady spoke on FEMA and Category D Flood Plain for most of the town; Council can submit for funds for low water crossings; needing an inventory of low water crossings for emergency management.

6. Consent Agenda.

6.1. Minutes. Minutes from the August 9, 2016 Work Session.

Councilmember Hamilton made a motion to approve the August 9, 2016 Work Session minutes as presented, seconded by VM Treadway and approved unanimously.

7. **Comments from the Public (on non-agendized items only)**. Town Clerk Judy Morgan reminded members of the public to not use "Comments from the Public" as a forum for campaigning.

Jerry Brady spoke on historical problems regarding land use adjudications; inability to transfer riparian lands; low water crossings belonging to the US Bureau of Reclamation.

8. **Discussion Agenda – Unfinished Business.** Discussion and Possible Action on any issue which was not concluded, was postponed, or was tabled during a prior meeting.

8.1 Bank building acquisition and use of the building. Continued discussion of possible action regarding acquisition of Museum Building property located at 12925 E. Main St. (Continued from June 7, 2016, July 19, 2016 and August 16, 2016 meetings)

Councilmember Hamilton made a motion to move 8.1. to the end of the meeting, seconded by VM Treadway. It was approved by a 6-1 vote in favor, CM Repan voting against.

8.1.1 An executive session pursuant to A.R.S. § 38-431.03(A)(7) for discussions or consultations with designated representatives of the Town in order to consider its position and instruct its representatives regarding negotiations for the purchase of real property located at 12925 E. Main Street, Dewey-Humboldt, Arizona.

Moved to the end of the agenda (see motion for 8.1 above).

8.1.2 Reconvene into Open Session.

9. **Discussion Agenda – New Business.** Discussion and Possible Action on matters not previously presented to the Council.

9.1. Council advisability of Extended Office Hours proposal.

Town Manager Kimball spoke on the proposal to extend town office hours, extended hours being 8 a.m. – 6 p.m. to provide longer coverage for citizens. The League of Cities and Towns was consulted and felt there were no legal problems identified. TM Kimball would like to try it out and report back to Council.

There were questions on the trial period proposed (3 months); the Town's Administrative Regulation AR No. 08-03 on existing Flex-time Work Scheduling and this not applying to current proposal; benefits to customers having extended business hours; who is in charge of staff if Town Manager is not in the office; conflicts with town code and how to change the hours permanently.

Public comment was taken on this item.

Amy Timmons asked about schedule detail and having the Town Manager and Town Clerk on different days.

TM Kimball explained this benefits the public to stay open an extra hour per day, while still open 5 days a week. One benefit is also to employees for a 4/10 schedule.

Councilmember Hamilton made a motion to approve a 3 month trials of this proposed work schedule, seconded by VM Treadway. It was approved unanimously.

Public comment was taken from Jerry Brady who spoke on having a hard time hearing Council at this meeting (speaking too quietly) and had questions on Fair Labor Standards for Exempt and Non-Exempt employees.

- 9.2. [Approval for representative VM Treadway to] Attend NACOG meeting on 9/7/2016 - 9/8/2016 in Show Low.** [CAARF requested by VM Treadway]

Vice Mayor Treadway spoke on the importance of having someone attend the meeting and explained the Executive Director of NACOG has asked to do a presentation to Council, which he will submit a CAARF for, at a later date.

Mayor Nolan agreed it was good for the Town to have representation at the meeting and suggested approving a 2-night stay rather than 1-night due to the location and time of meeting.

Councilmember McBrady made a motion to approve Vice Mayor Treadway's attendance at the NACOG meeting in Show Low, covering the travel expenses for up to a 2-night stay. It was seconded by CM Alen and approved unanimously.

9.3. Seeking Council's Approval for a presentation from Yavapai College representative (on 10/4) [CAARF requested by Mayor Nolan]

Mayor Nolan gave an overview, asking for Council's approval to hear a presentation from Yavapai College representative.

Vice Mayor Treadway made a motion to approve the presentation to Council by Yavapai College, seconded by CM Alen. It was approved unanimously.

10. Public Hearing Agenda. None.

Agenda Item 8.1. was addressed next as it was moved to this point in the agenda by motion.

8.1. Bank building acquisition and use of the building. Continued discussion of possible action regarding acquisition of Museum Building property located at 12925 E. Main St. (Continued from June 7, 2016, July 19, 2016 and August 16, 2016 meetings)

Councilmember Hamilton made a motion to go into Executive Session for 8.1.1. discussions or consultations with designated representatives of the Town in order to consider its position and instruct its representatives regarding negotiations for the purchase of real property located at 12925 E. Main Street, Dewey-Humboldt, Arizona. It was seconded by Vice Mayor Treadway and approved by a 6-1 vote in favor, CM Repan voting against.

8.1.1. An executive session pursuant to A.R.S. § 38-431.03(A)(7) for discussions or consultations with designated representatives of the Town in order to consider its position and instruct its representatives regarding negotiations for the purchase of real property located at 12925 E. Main Street, Dewey-Humboldt, Arizona.

Council convened into Executive Session at 7:52 p.m.

8.1.2. Reconvene into Open Session.

Council reconvened into Open Session at 8:30 p.m.

Mayor Nolan indicated no direction was needed for staff.

Councilmember Hamilton spoke on the use of the building, he asked if the town wanted to be in the museum business and what sort of control it would entail; starting a referendum petition if this purchase by the town is approved.

Public comment was taken on this item.

Jerry Brady spoke on due diligence; consulting with Arizona Historic District in Coconino and Jerome on how much influence the council has on these museums; historical significance of the building (Zimmermann telegram and spark plugs made here which was necessary to win the war).

VM Treadway spoke in support of the purchase of the building and its benefits to the community (vision for the area and its history, what it represents to the citizens).

Council asked to hear from the Dewey-Humboldt Historical Society (DHHS) on how they see this moving forward, pros and cons for Town's purchase of building, etc.

David Nystrom, President of the Board of DHHS, spoke on the Museum's mission to collect, serve, exhibit and teach the history of D-H and the surrounding area; Museum is the best way to accomplish this; difficult to excel with uncertainty of location; looking for a public or private partner for the museum; would like the town to own the building so they can continue to operate the museum; active in public relations and fundraising and all areas of building being used with storage needed for archiving, restoring and preserving. He answered a question regarding paying rent on the building, explaining the DHHS would do its share and the work they do is important to the town as a whole. He indicated they wouldn't rule out a dual use of the building to include an office of tourism, but wanted to consider how this might affect the museum. Museum has been able to grow with the Town's financial support paying their rent. Purchase of building would be an asset for the town rather than to give to DHHS and they are a good tenant for that asset; a new water heater will be needed soon for the building.

Public comment was taken.

Victoria J. Wendt spoke in support of the town purchasing the building as an asset, as a step in the future to get a tax base and to avoid a property tax. Superfund site resolution will also help in this.

Councilmember Hamilton spoke on current use being grandfathered in but use of building for town offices will require bringing it up to code which will cost between \$75k-100k.

Mayor Nolan spoke in support of the museum to benefit the children, legion and other agencies in town; having artifacts and history when other cities do not.

CM Alen spoke on the history being the most valuable asset to build a sustainable future for the town; using the building at a later date when needed for the Town's use but obtaining the asset for the town now.

11. Adjourn. The meeting was adjourned at 9:06 p.m.

Terry Nolan, Mayor

ATTEST:

Judy Morgan, Town Clerk