



MINUTES OF THE REGULAR MEETING OF THE COMMON COUNCIL OF YOUNGTOWN, AZ
THURSDAY, April 2, 2015, TOWN CLUBHOUSE SQUARE, 12033 CLUBHOUSE SQUARE

1. **Call to Order:** Mayor LeVault at 7:04 p.m.
2. **Roll Call:** Council present: Mayor Michael LeVault, Councilmembers Margaret Chittenden, Dorena Mello, Shirley Gustafson, Judy Johnson and June Miller. Vice Mayor Jacob Duran, excused.
Staff present: Town Manager Jeanne Blackman, Town Attorney Kelly Schwab, Chief Financial Officer James Alcantar, Community Development Manager Gregory Arrington, Library Manager Heidi Speed, Public Safety Manager Mike Kessler, Public Works Manager Marty Mosbrucker and Citizen Services Specialist Stacy Anderson.
3. **Pledge of Allegiance and Invocation:** Councilmember Gustafson led the Pledge of Allegiance and Councilmember Mello offered the Invocation.
4. **Communications:** Comments, Commendations and Presentations by Mayor, Council Members, staff or members of the public. The Council may not propose, discuss, deliberate or take any legal action on the information presented pursuant to A.R.S. 38-431.02.

A. Communications from Council:

Mayor LeVault

- About 10 days ago, I had to go to Verrado in Buckeye. I took the Loop 303 for the first time since it has been completed. This is very convenient to travel from I-17 to I-10. This freeway will transform travel in the West Valley.
- Maricopa Association of Governments (MAG) is involved in several projects. On June 24th, I will tender as chair of MAG and Mayor Jim Lane of the City of Scottsdale will take the reins.
- On June 24th I will become the Chairman of the Economic Development Committee. The Economic Development Committee is the driver in a lot of significant developments. The Committee is the driving force for the Valley in being trading partners with Mexico and Canada.
- MAG has made several positive changes to their website. Maricopa County has over 3,500 miles of biking trails and street paths. They have developed a web based program that will allow you to search for trails and paths and chart your trip. This is also available for your Smart Phone. There are also improvements for several other subjects that include human resources, recreation, domestic abuse, etc.
- I attended the Tuskegee Airman of Arizona Commemoration Day for a wreath ceremony at Luke Air Force Base. This ceremony celebrates the eight surviving original Tuskegee Airman from World War II. These Airmen fought in the European/Asian theaters. It was an honor to be invited.

Councilmember Gustafson

- I stopped by Caliche Park and there were a few neighbors and the young man that found the victim. I spoke with the young man and he said that he was asked by dispatch to stay at the park until Maricopa County Sheriff's Office (MCSO) arrived. He said that MCSO arrived with guns pulled and he felt that he was going to be arrested. He also stated that he was asked a lot of questions and kept at the park for several hours. He said that he will think twice before reporting anything in the future because of the way he was treated.

Mayor LeVault

- Captain Van Ausdal is looking into this for us.

Councilmember Mello

- This is standard procedure for any police department whether they are from other cities or if it was MCSO. They don't know what they are pulling up to and have to take precautions.

Councilmember Chittenden

- Val Wilson dropped off to me the final drawing for the Dog Park mural. I have it here tonight if anyone would like to look at it. We decided on this particular drawing because it shows happy dogs. Everyone have a blessed and safe Easter.

Councilmember Mello

- Val Wilson was in my store and we will scan the drawing to match the colors.

B. Communications from Staff:

Town Manager Blackman (staff report attached)

- I held a meeting with staff and the Town Attorney's regarding the Peoria Avenue Straightening Project.
- I attended the Peoria State of the City with Mayor LeVault, Councilmembers Mello and Johnson.
- The staff and I are planning for the FY 15-16 budget. Things are going smoothly in this process.

5. **Response to Call to the Community:**

There were no Calls to the Community to report.

7. **Consent Agenda:**

A. Approval of Minutes: Regular Meeting Minutes of March 19, 2015.

Motion – Councilmember Chittenden

Second – Councilmember Johnson

Motion passed unanimously with a voice vote.

8. **Business**

B. Presentation and Discussion Re: Approval of Resolution 15-04 designating an alternative trustee to the Arizona Metropolitan Trust (AzMT) (Blackman/Alcantar)

Mayor LeVault

- This is just a housekeeping measure.

Town Manager Blackman

- Resolution 15-04 will name our new Chief Financial Officer, James Alcantar, as an alternate to serve on the AzMT Board.

Motion to approve Resolution 15-04 designating an alternative trustee to the Arizona Metropolitan Trust.

Motion – Councilmember Gustafson

Second – Councilmember Mello

Motion passed unanimously with a voice vote.

C. Discussion and/or Action Re: Approval of Resolution 15-05 authorizing the renewal of the Town of Youngtown's membership in the Arizona Metropolitan Trust (Alcantar/Blackman).

Town Manager Blackman

- The Trust continues to perform well. Recent additions include Buckeye Valley Fire Department on March 1st and Pinal County due to come on July 1st.
- The current cash position is \$3,480,351 and the current surplus position is \$2,666,887.
- The average Premium increase over three years is 4% and that is directly related to healthcare reform.

Mayor LeVault

- There has not been an increase in the last three years. This year's benefit changes will be positive changes.

Councilmember Chittenden

- The Trust was started by former Finance Manager, Jackie Hoffman. Do we have a list of cities involved? Does Sun City Fire District (SCFD) have their own insurance?

Mayor LeVault

- SCFD has their own health insurance.
- The Trust is on a fiscal calendar and this is huge for budgeting purposes. Most insurance companies are on a calendar year and the benefit changes come in the fall. With the Trust being on a fiscal calendar, the changes can be built into the budget with real numbers and not just guess work.

Motion to approve Resolution 15-05 authorizing the renewal of the Town of Youngtown's membership in the Arizona Metropolitan Trust.

Motion – Councilmember Miller

Second – Councilmember Gustafson

Passed unanimously with voice vote

A. Presentation Re: Approval of an easement to the Agua Fria Ranch Homeowner's Association for the nonexclusive right to enter upon, use, and maintain the ditch along Agua Fria Ranch Parkway (Mosbrucker).

Public Works Manager Mosbrucker

- Staff recommends that Council approve an easement with the Agua Fria Ranch Homeowners Association (AFR HOA).
- The easement area's primary purpose use is drainage and retention. The HOA has plans to repurpose the easement area to include a dog run, walking paths, landscaping, etc. but will not impede the primary use of the easement area.
- The annual impact for the Town would be an estimated annual savings of approximately \$26,000++ with the AFR HOA shouldering the responsibility of mowing, watering, maintenance, electricity and the annual groundwater replenishment tax from Central Arizona Groundwater Replenishment District.

Councilmember Miller

- Where is the location of the property?

Public Works Manager Mosbrucker

- It is located on the west side of Agua Fria Ranch Parkway from Olive to Peoria. It runs next to the mining operation berm.

Councilmember Chittenden

- The HOA will take over the maintenance of the easement?

Public Works Manager Mosbrucker

- Yes, however, the Town will oversee the easement area and the AFR HOA will have get approval from the Town for any improvements and/or changes.

Mayor LeVault

- This is a single parcel from Nofs to Agua Fria Parkway, north to Peoria. I believe that this is a win-win for the Town. The HOA will carry the burden for maintenance and developing recreational uses. The ditch is less likely to be used as a truck crossing by the mining operation.

AFR HOA President Kathryn French

- We have been working with the Town for three years. The primary reason that we would take the parcel is to limit access and egress to the property. The area that will be utilized the most would be off of Olive Avenue.
- The previous Town Manager had a commitment to reduce costs to the Town and thought that there would be no negative impact when the water was turned off to the ditch. The Town wanted to put rock and gravel in the ditch.
- The AFR HOA will have more access and regular use from residents. Maintenance will take top priority and he HOA will have better insight to see and have opportunities to fix situations, i.e. over the weekend and after hours.
- The AFR HOA will be working with the Town for a long term agreement. We will maintain the parcel for 10 years with an optional auto renewal option. The option could be revoked if we neglected the parcel or if the Town needs it for another use.

Councilmember Johnson

- On the legal description it states that it ends at Uribe Park.

Public Works Manager Mosbrucker

- The parcel south of Uribe Park is currently owned by AFR HOA.

Councilmember Mello

- It will be nice to have this easement area. The rest of Agua Fria Ranch subdivision is green and plush. Someday it will be green like the rest of the subdivision.

AFR HOA President Kathryn French

- The exception to the assessment area is from the park south to Olive Avenue.

Councilmember Chittenden

- Does the Town own the Tract in the exception area?

Town Attorney Schwab

- The Town owns the Tract, but the parcel south of the park is privately owned.

AFR HOA President Kathryn French

- The boulders and trees south of the park will be moved to Coyote Crossing Park with the realignment of Peoria Avenue.

Councilmember Chittenden

- Is there a separate meter for the water for the assessment area?

Public Works Manager Mosbrucker

- That area is currently on a separate water meter.

Councilmember Miller

- Does the AFR HOA have a problem with ATV's in Coyote Crossings Park?

AFR HOA President Kathryn French

- Not at this time, but I'm sure that will be coming.

Mayor LeVault

- As soon as the paved parking is built, you might have the potential of off road vehicles in the park.

Councilmember Miller

- I have never seen anyone in that park.

AFR HOA President Kathryn French

- We have football and la cross games as well as wedding rehearsals in there.

Councilmember Gustafson

- Where is Coyote Crossing Park?

AFR HOA President Kathryn French

- East of Agua Fria Ranch subdivision just south of Peoria Avenue.
- Originally it was supposed to be a soccer field. There are palm trees scattered throughout the park. Parking is off Peoria Avenue between the park and the road.
- The bike/Ped path will be built with the Peoria Realignment Project.

Mayor LeVault

- Could there be access from the subdivision on the back portion of the wall?

AFR HOA President Kathryn French

- The park needs to be accessible for landscapers. That area does not have the room for the trucks.

Motion to approve an easement to the Agua Fria Ranch Homeowner's Association for the nonexclusive right to enter upon, use, and maintain the ditch along Agua Fria Ranch Parkway.

Motion – Councilmember Johnson

Second – Councilmember Mello

Passed unanimously with voice vote

D. Presentation and Discussion Re: Remodeling of the Council Dais (Mosbrucker/Arrington).

Public Works Manager Mosbrucker

- The potential remodel of the Council Chambers was brought for discussion back in February. Staff has some additional options and cost analysis for the Council to review.
- The Council Chambers are the most utilized space in the Town Hall Complex and upgrades to this facility have not been done for years.

Community Development Manager Arrington

- The doors behind the Dais, the exit sign on the south wall and all existing carpet will be removed.
- Staff is proposing that a handicapped ramp be installed for easy access to the Dais.
- Staff will be seated on tables in front of the Dais in a U-shape facing the Council. New carpet will be installed to replace the existing carpet and linoleum. The front of the Dais and the back wall will have wood paneling. A new door behind the Dais will be installed to match the wood on the wall. We are also recommending new blinds for the windows and to replace the ceiling fans.

Mayor LeVault

- What about a new AV system?

Community Development Manager Arrington

- Not at this time.

Councilmember Chittenden

- According to the sketch, the staff would have their backs to the audience.

Community Development Manager Arrington

- Staff and the Council are a team. We placed the staff so that we are face to face with the Council.

Councilmember Johnson

- I thought that the front of the Dais was going to be stacked stone.

Community Development Manager Arrington

- That option is more expensive and a safety issue. The stacked stone would also be on the wall behind the Dais. We felt that this would be a safety hazard as people walk behind the Dais to get to their seats.
- Staff will mark the proposed Dais with tape on the floor so that you can have a better idea as to how far it will come out.

Councilmember Johnson

- Will the Council be getting new microphones?

Public Works Manager Mosbrucker

- The current system cost over \$7,000. The Council will get new microphones and the staff will keep the current ones.

Councilmember Mello

- Will the staff be raised?

Community Development Manager Arrington

- No. Government has a hierarchy and the staff will be on the floor to show respect.

Councilmember Mello

- Will this work for the Court?

Community Development Manager Arrington

- The Court thought that there may be a law for the Judge to be raised 18 inches. Court Administrator Lipinski checked into this and the proposed 12 inches will work for the Court.

Councilmember Mello

- I am not so concerned about additional uses, but that it accommodates the Council and Court. We may lose a few feet. I

Mayor LeVault

- Is there any asbestos under the existing flooring?

Public Works Manager Mosbrucker

- No.

Councilmember Chittenden

- I would really like to the staff to have additional microphones

Community Development Manager Arrington

- Staff will address the Council and do their presentations from the podium and not their seats.

Councilmember Johnson

- Would legal have to go to the podium to answer questions?

Community Development Manager Arrington

- If you like we can purchase additional microphones for staff.

Councilmember Chittenden

- I have concerns about the screen on the right. Will that impede with the staff tables?

Community Development Manager Arrington

- The tables for the staff are portable and we will be able to move them to fit the room. The screen on the right should not be a problem.

Mayor LeVault

- Jesse Mendez found asbestos in the flooring here in the Clubhouse. Please have the entire floor checked prior to demolition.

Public Works Manager Mosbrucker

- We will pull up sections of the flooring and have them tested prior to demolition. Asbestos abatement is very expensive.

Councilmember Johnson

- I appreciate all the hard work that Gregory and Marty have done on this project.

Community Development Manager Arrington

- The renovations for the Council Chambers will total \$45,916.94 that includes a 10% contingency fund.

Councilmember Johnson

- Is the Town Seal going to be on the Dais?

Community Development Manager Arrington

- The Town Seal will go on the wall behind the Dais.
- The renovation of the Council Chambers will take place during August when Council recesses and be completed prior to the first Council Meeting in September.

Community Development Manager Arrington

- We will provide pictures of the chairs for the Dais and the swatches for the reupholstered colors for the 50 chairs in the audience. All the chairs, walls, blinds, etc. will color match.

Mayor LeVault

- Town Attorney Schwab, is it the consensus that if we approve the changes we can make changes as we move forward?

Town Attorney Schwab

- Absolutely. You can give staff direction and fine tune the selections.

Councilmember Chittenden

- What budget account will this come out of?

Town Manager Blackman

- It will come out of the FY 15-16 budget.

Mayor LeVault

- I am not by any means a big spender of other people's money, but I like the idea of remodeling the Council Chambers. When was the last time it was upgraded?

Councilmember Chittenden

- I believe in the late nineties.

Mayor LeVault

- It seems like a good time to give the facility a facelift. Is seems reasonable for the money being spent on the remodel.

Community Development Manager Arrington

- If the project is approved tonight, we can provide more detailed drawings and also confirm the dollar amount with the contractor.
- We have also included SCFD in the discussions.

AFR HOA President Kathryn French

- How are the chairs for the staff angled for them to face the Council? I am concerned that this will create a barrier for the audience.

Councilmember Chittenden

- The City of Peoria has stadium seating for the audience.

Community Development Manager Arrington

- We can set up the tables at the next Council Meeting as to how it would look. The new tables will be portable and we can configure the tables anyway we would like to.

Public Works Manager Mosbrucker

- I am a very conservative guy, but I think that the room needs a make-over.

Motion to approve the remodel of the Council Dais.

Motion – Councilmember Miller

Second – Councilmember Johnson

Passed 6-0 with roll call vote

6. Citizens Comments/appearances from the Floor:

Dr. Kathryn French - Resident

Agua Fria Ranch Homeowners Association

- Thank you to the staff and Council. The Council Chambers does need to be redone. I believe that the last time anything was done for improvements was 2002.
- Last summer in Uribe Park we had vagrants living, bathing, bodily excretions, etc. Our Town Manager cleaned up poop one afternoon.
- The same two people are back living in the park and they brought two more people with them. They are living under bushes in the North West side of the park. We have picked up empty vodka bottles as early as 7:00 a.m.
- We have called MCSO about the urban camping issue.
- We really need to have the park signs put back up in all the parks. They have been down since last summer.

Mayor LeVault

- I would like to direct staff to have the park signage put up in the parks as soon as possible and to have conversations with MCSO.

Tonya Alford - Resident

- I would like to speak about the drug use in Caliche Park.
- There seems to be a lot of drug activity during the day. There is a bus stop at the park and we find baggies and syringes next to that bus stop. There seems to be a lot of random people at the park as well.

Mayor LeVault

- I would like to direct staff to investigate. I just wanted to say how sorry I am for Monday's tragedy.

9. Call for Executive Session:

No call was made.

10. Future Agenda & Meetings:

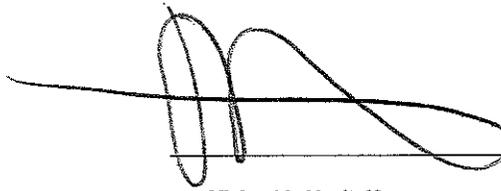
A. There may be discussion of whether to place an item on a future agenda and the date, but not the merits of the item.

B. Announcement of next Regular Council Meeting: Thursday, April 16, 2015 at 7:00 p.m.

Motion to adjourn: Councilmember Mello

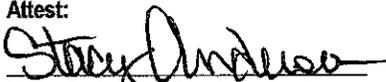
Second – Councilmember Gustafson

Meeting Adjourned 8:33 p.m.



Michael LeVault, Mayor

Attest:


Stacy Anderson, Deputy Town Clerk

Minutes approved at April 16, 2015 regular meeting.