

# Youngtown Village Reporter

January 2024  
youngtownaz.org

In the *Heart* of the Northwest Valley

## Winter Miracle 2023



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# From the Mayor... Youngtown — A Sustainable Future

*This is an edited reprint of an article from March 2015. It lays out a few of the more ambitious infrastructure upgrades and improvements we have made, throughout the Town, over the years. Next month I will, once again, use some of my previous articles to demonstrate some of the important projects we have undertaken and completed in order to make Youngtown sustainable and our residents safer...*

The Youngtown Town Council, staff and the citizens of Youngtown have faced, and solved, one problem after another. We pulled the Town back from the edge of a fiscal cliff: Youngtown was nearly broke with antiquated, sub-par infrastructure and poorly written, often conflicting policies and ordinances.

- The entire Town (residential and commercial) was brought up to International

Fire-Code standards by laying nearly 3.5 miles of water pipe and adding nearly 5 dozen fire hydrants. Residents and Firefighters are now safer due to quicker access to an adequate water source for firefighting.

- 8+ miles of alleys have been paved, increasing quality of life by controlling dust and bringing the Town into compliance with PM 10 rules and regulations.
- Peoria Avenue was completely reconstructed (from the

base up) from 111th Avenue to 115th Avenue.

- Streetlights have been installed, in all neighborhoods, making residents safer.
- The 'Peoria Avenue Straightening' which eliminated the narrow, T-intersection at 115th and Peoria Avenues is now finished. As a result, emergency response times into Agua Fria Ranch have been greatly improved. The project also included a multi-use, bike/ped path from Nofs Drive all the way out to 111th Avenue.
- 'As built' infrastructure blue-prints have been updated and corrected giving the Town the first complete and accurate set of public works/

infrastructure records in its history.

- A permanent Base Adjustment (PBA) was presented to and overwhelmingly passed by voters, eliminating the need for repetitive approval of Home Rule status.
- The budget process has been professionalized. Conservative and thorough fiscal policies have created a very robust 'rainy-day' fund which easily exceeds a full year's operational expenses.
- Governmental operational costs have been reduced by nearly a third while service levels have been increased in several important areas.
- The Community Facilities District Bonds,

which financed much of the Agua Fria Ranch (AFR) infrastructure, were recently refinanced and will generate significant tax savings for AFR residents for years to come.

- Youngtown is debt free. Innovative fiscal policies continue to generate high levels of service without raising the tax burden on residents or businesses.

Innovation, creative problem solving and amplification of existing resources are the hallmarks of your Town Council. Implementation of these programs is one more step down the road toward a sustainable and affordable future for Youngtown and its residents.



**Michael LaVault**  
Mayor



**Charles Vickers**  
Vice Mayor



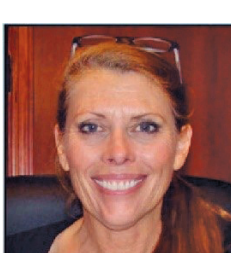
**Margaret Chittenden**  
Councilmember



**Karen Haney Duncan**  
Councilmember



**Michael Francis**  
Councilmember



**Susan Hout**  
Councilmember



**Jim Starke**  
Councilmember

## NEWS FROM THE COMMUNITY

Email your article to Jeanne Blackman: [jblackman@youngtownaz.org](mailto:jblackman@youngtownaz.org)

The right to accept or reject rests with the publication editor.



### TOWN OF YOUNGTOWN

12030 North Clubhouse Square, Youngtown, AZ 85363

Mayor and Council: 623-933-8286 • Town Administration: 623-933-8286

Building Inspector: 623-933-8286 • Library: 623-974-3401 • Municipal Court: 623-972-8226

Maricopa County Sheriff's Office Non-emergency: 602-876-1011 • Emergency: 9-1-1

Town Administrative Office hours Monday through Friday 8 a.m. to 4 p.m. • [www.youngtownaz.org](http://www.youngtownaz.org)



# Holiday Fire Safety



By: **Kenny Kovak**  
Fire Marshal  
Sun City Fire District

As we usher in the festive season, it's crucial to ensure that the warmth of our celebrations doesn't turn into a fire hazard. Here are some essential tips for a safe and joyous holiday season:

## 1. MINDFUL DECORATING

- Choose flame-resistant or flame-retardant decorations.
- Keep decorations away from heat sources, candles, and open flames.

## 2. CANDLE CAUTION

- Place candles in stable holders and on heat-resistant surfaces.
- Never leave candles unattended and extinguish them before leaving the room.

## 3. TREE SAFETY

- If you have a live tree, water it regularly to prevent it from drying out.
- Keep the tree away from heat sources, such as fireplaces and heaters.

## 4. LIGHTS RESPONSIBILITY

- Inspect lights for frayed wires and replace damaged strands.
- Turn off holiday lights before going to bed or leaving the house.

## 5. COOKING AWARENESS

- Stay in the kitchen when cooking,

especially if using the stove or deep fryer.

- Keep flammable items, like towels and oven mitts, away from heat sources.

## 6. FIRE ESCAPE PLAN

- Ensure everyone in your household knows the escape routes in case of a fire.

- Practice fire drills to familiarize everyone with evacuation procedures.

## 7. SMOKE ALARMS AND FIRE EXTINGUISHERS

- Test smoke alarms monthly and replace batteries as needed.
- Keep a working fire extinguisher in the kitchen and know how to use it.

## 8. PET SAFETY

- Keep pets away from candles, decorations, and other fire hazards.
- Be mindful of their

presence when cooking to avoid accidents.

## 9. MONITOR HEATING DEVICES

- If using space heaters, keep them at least three feet away from flammable objects and do not use extension cords.

- Turn off heaters before leaving the room or going to bed.

## 10. STAY INFORMED

- Stay updated on weather conditions.
- Have an emergency kit prepared in case of power outages.

Remember, a little precaution goes a long way in ensuring a safe and happy holiday season. Sun City Fire and Medical Department is wishing you and your loved ones a joyous and fire-safe celebration.



## CALL OF ELECTION

Public Notice of the Town of Youngtown, Arizona.

Notice is hereby given that the Town of Youngtown, Arizona will hold elections as follows:

**Presidential Preference Election:**  
**Tuesday, March 19, 2024**

**Primary Election: Tuesday, August 6, 2024**  
**General Election: Tuesday, November 5, 2024**  
(If Applicable)

Offices to be filled: **Three Council Seats (4-year term)**

Candidate Packets with Petitions are Available:  
**Tuesday, January 4th, 2024**

**Candidate Packet Filing Deadline:** Nomination papers, financial disclosure statements, affidavit of qualifications and nomination petitions are due no later than **Monday, April 8, 2024 5:00 p.m.** Candidate packets need to be filed at the Town Clerk's Office – 12030 North Clubhouse Square, Youngtown, AZ 85363.

**Voter Registration Deadline for the Primary Election:**  
**Tuesday, July 8, 2024.**

For further information or to set up an appointment for a Candidate Packet, please call the **Town Clerk Nicole Smart** at (623) 933-8286.

A candidate receiving a majority of all votes cast at the Primary Election will be declared elected without running at the General Election if requirements are met under A.R.S. § 9-821.01 and A.R.S. § 16-645.

## NEWS FROM THE COMMUNITY

Email your article  
to **Jeanne Blackman:**  
**jblackman@**

**youngtownaz.org**

The right to accept or reject rests  
with the publication editor.



# Youngtown Public Library

## January 2024

Welcome 2024! The Youngtown Public Library wants you to start your new year off right at the library. We have what you need to keep those New Year's resolutions, learn a new skill, make new friends, or find a new book to read. We look forward to seeing you this year! Happy New Year!

### JANUARY IMPORTANT DATES

January 10	Storytime with Miss Mary at 10:30 a.m.
January 11	24 Days of Reading Winter Reading Program logs due
January 15	Martin Luther King Jr Holiday – Library Closed
January 17	Storytime with Miss Mary at 10:30 a.m.
January 23	Cards, Games, & More @ the Library at 1:00 p.m.
January 24	Storytime with Miss Mary at 10:30 a.m.

### UPCOMING EVENTS

**CARDS, GAMES, & MORE @ THE LIBRARY:** Love to play games and cards? Join other game enthusiasts at our newest program for adults. Cards, Games, & More @ the Library meets the 4th Tuesday of every

month at 1 p.m. to play Skip-Bo, Phase 10, Bingo, Yahtzee and more! This project is supported by the Arizona State Library, Archives & Public Records, a division of the Secretary of State, with federal funds from the Institute of Museum and Library Services.

**STORYTIME WITH MISS MARY:** Storytime with Miss Mary is every Wednesday at 10:30 a.m. Join us for an all-ages storytime filled with books, songs, and fun! This project is supported by the Arizona State Library, Archives & Public Records, a division of the Secretary of State, with federal funds from the Institute of Museum and Library Services.

**RATHER BE READING BOOK CLUB:** The Rather Be Reading Book Club is on break until February. See you then! For more information contact Mary Vass, Library Manager at 623-974-3401

### LOCATION

The Youngtown Library and the Youngtown Historical Museum are located in Town Square, between Alabama and Youngtown Avenues, just

### The Youngtown Public Library offers many services, including:

- **FREE Book, DVD, Chromebook, and Kids checkout** (with a Youngtown Library card)
- **FREE WI-FI**
- **FREE use of 6 Public Computers**
- **FREE Tax Forms**
- **FREE faxes (with a Youngtown Library card) – 10-page limit**
- **Printing/Copies \$ .15 each**

west of 112th Avenue. For additional information about the Library or the history of Youngtown, call (623) 974-3401 and speak with Mary Vass, Library/Museum Manager.

### LIBRARY HOURS

Monday – Thursday: 10:00 a.m. to 4:00 p.m.  
Friday – Sunday: Closed

## Clubs and Organizations

### AARP Board

MEET: 3rd Tuesday of the month 4:30 p.m.  
Jay Lickus – 623-734-5438

### AARP CHAPTER 1

MEET: 1st Friday of the month 5:00 p.m. – 7:30 p.m.  
Jay Lickus – 623-734-5438

### AGUA FRIA RANCH HOA

MEET: 2nd Wednesday of the month 7:30 p.m. – 9:00 p.m.  
OFF: August  
Ogden & Company/Jackie Monty 623-628-4708

### GIRL SCOUT TROOP 997

MEET: 2nd and 4th Thursdays at the Clubhouse and off site other Thursdays  
azgstroop997@gmail.com

### YOUNGTOWN CITIZENS' DOG PARK

MEET: 3rd Saturday of the month 10:30 a.m. to noon  
OFF: June, July and August  
Margaret Chittenden – 480-861-1576

### YOUNGTOWN COMMUNITY FUND

MEET: 3rd Wednesday of the month 5:30 p.m.  
623-977-4661

### YOUNGTOWN ART COMMISSION

MEET: 4th Wednesday of the month 6:00 p.m. – 7:00 p.m.  
OFF: June, July and August • Val Wilson – 623-810-3137

All clubs meet in the Clubhouse unless otherwise noted.

## AARP Historic Chapter #1

Happy 2024! Hope everyone had a pleasant end to 2023 and are looking forward to a healthy & happy year ahead. We start our year with some new officers and some returning ones. We promise to have a year full of informative information and exciting presentations.

Please join us the 1st Friday of each month for a delicious Potluck dinner and a monthly speaker. We



meet in the Youngtown Clubhouse/Counsel Chambers at 5 PM with dinner starting at 5:30. You must be a National AARP member to join the local club. Our annual membership fee is just \$10 per person per year and due and payable in January. Come join the fun!





# News You Can Use...

## Canine Happenings at the Dog Park!

**H**appy New year to all!

The Citizens' Dog Park of Youngtown would like to thank all those who visit the dog park and help keep it clean for everyone to use. As we enter into another year, please check to be sure your pet's tags are up to date with pet's name and current contact information. Micro-chips are the most important thing for dogs to have- takes only a minute to be inserted under the pet's skin by the vet.

On Saturday December 2nd, 2023 the Citizens' Dog Park held its annual Pet Blessing and photos with Santa in the Youngtown Clubhouse Kitchen. Jim French was our Santa and took photos with the animals while Pastor Louie Lyon blessed the animals. A wide variety of dogs wore their best holiday outfits to hang out with Santa. Thank you to the committee volunteers who took time out of their weekend to help set up for the event. So much effort went into the event to make it a success. Perhaps next December more people would like to join us and all are welcome.

Update on Youngtown's Rex; Rex visited his vet to receive his final vaccinations and visit with other four-legged friends he met at his last vet visit. Rex is spending this holiday season in his new home with his new family and friends.

Next dog park meeting will be held on January 20th, 2024 and February 17th, 2024 at 10:30 A.M. in the clubhouse kitchen at 12033 N. Clubhouse Square. All are welcome



Mena, Rex and Lorene



Santa with Buddy

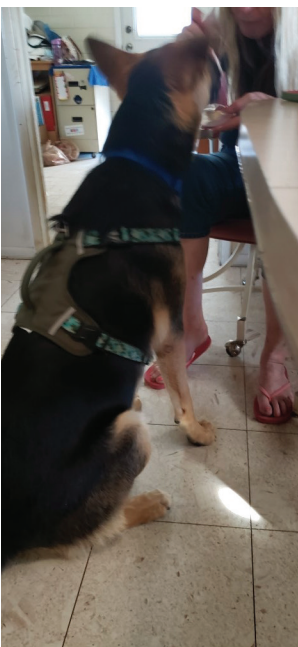


Santa and Suze



Who's asking Santa what they want?

to join and we would love to have you there as we will be discussing ideas for the upcoming events.



Checking in



New home with a playmate




Waiting



Rex with his vet






MARICOPA COUNTY  
SHERIFF'S OFFICE

# ROMANCE

## Scam Alert



According to the Federal Trade Commission (FTC), in 2022 approx. \$8.8 billion dollars was lost to scams and fraudulent schemes – a 30% increase from 2021. MCSO is taking a proactive approach to reduce the likelihood of victimization in our community.


### HOW TO PROTECT YOURSELF

- **BE CAREFUL** of what you post on the internet (Hobbies Travels Interests Books , etc.)
- **USE** reputable websites
- **RESEARCH** the persons photo and profile

### SIGNS TO LOOK OUT FOR:

- ⚠ Scammers professes their love quickly.
- ⚠ Claims to be from the US, but is overseas for business or military
- ⚠ Asks for money and lures you off the dating site to a unmonitored message site
- ⚠ Claims to need money for emergencies, hospital bills or to travel to see you.


### WHO TO CONTACT



MARICOPA COUNTY  
SHERIFF'S OFFICE

# Rental

## Scam Alert



According to the Federal Trade Commission (FTC), in 2022 approx. \$8.8 billion dollars was lost to scams and fraudulent schemes – a 30% increase from 2021. MCSO is taking a proactive approach to reduce the likelihood of victimization in our community.

### WHAT TO LOOK FOR

- They can not meet you in person
- They want you to move in immediately
- They ask for payment **BEFORE** signing the contract
- The price is **TOO GOOD**
- The listing has typos, poor grammar, or excessive punctuation
- There's no tenant screening

### RENTAL SCAM PREVENTION :

- ⚠ Do **NOT** wire money as a form of payment
- ⚠ Do **NOT** give into high pressure sales. They may urge you to rent it before someone else does
- ⚠ Do **NOT** rent property you have not seen in person inside and out
- ⚠ Do **NOT** give personal information
- ⚠ Do **NOT** pay with a gift card **RESEARCH** the rental and owner

### WHO TO CONTACT

MCSO: (602)-876-1011 | FTC: ReportFraud.ftc.gov | FBI: <http://ic3.gov/default.aspx>

# Youngtown Community Fund

## Medical Lending Center



Happy New Year! All of us here at the Youngtown Community Fund/Medical Lending Center want to thank our many clients that have visited and supported us in 2023 and wish you a healthy 2024. As always, we are here to help with any of your rehabilitation needs. We can continue these services at no cost due to the most generous donations from our clients and local

### MEDICAL EQUIPMENT LENDING CENTER



businesses. We can't do it without your assistance! We have been in existence for over 60 years serving the West Valley. We have a large selection

of mobility equipment, and you can borrow for up to 4 months. We appreciate a donation at the time of the loan. We also accept mobility items in good repair to add to our inventory. We are able to supply a donation receipt for tax purposes.

**MEDICAL EQUIPMENT LENDING CENTER**  
11215-A W. NEVADA AVE.  
YOUNGTOWN, AZ 85363  
623-977-4661


### 2 Satisfied Clients



### Volunteers Dale & Donna



### President Roger Cox accepting \$1000 donation from ST. CLEMENTS MENS CLUB





# In The Works

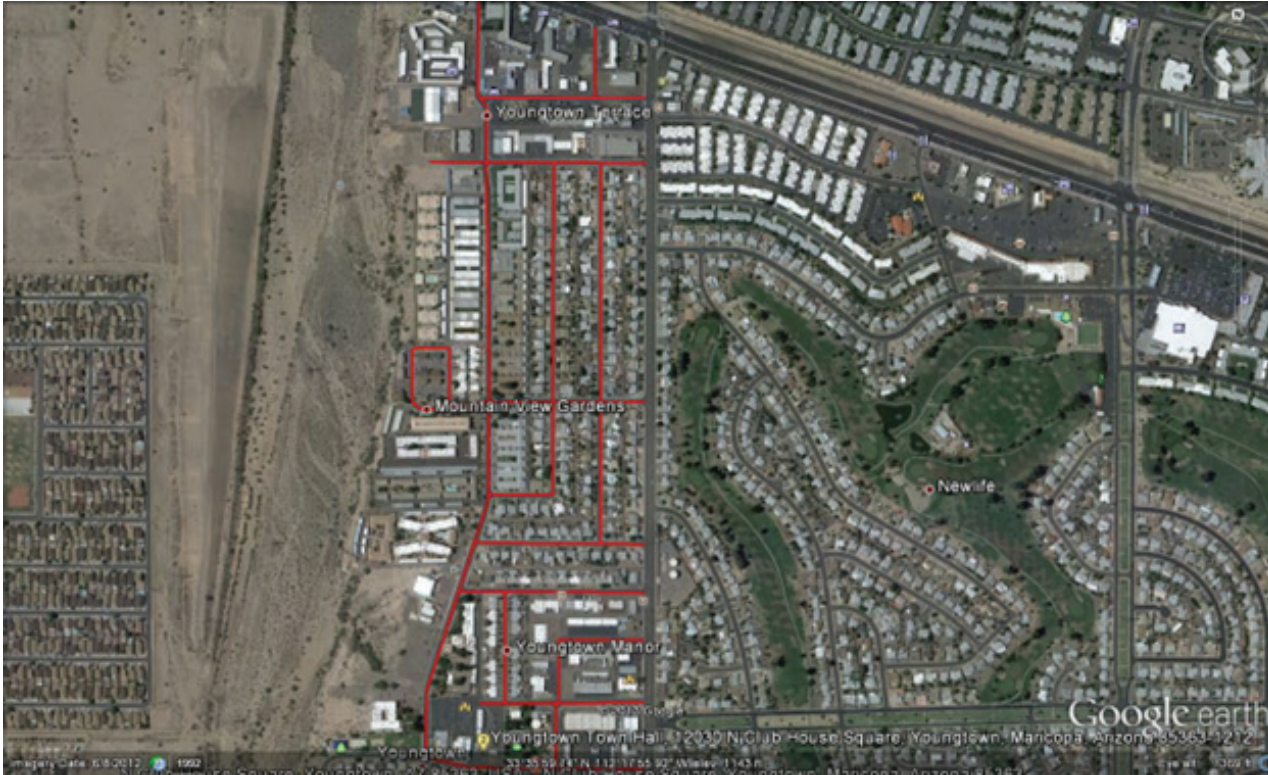
## January 2024



**Marty Mosbrucker**  
Public Works Manager

**O**ut with the old, in with the new! The new year brings hope for a new future! May the best year be ahead for you and yours.

Public Works projects seem to take forever to complete. We have all heard about the failing public works infrastructure in America. Roads, public buildings, and bridges are aged and in need of repair or rebuilding to provide convenient and safe access for transit and people. For many years, the country has practiced deferred maintenance of public works projects. The major reasons are: uncertainty about funding; faulty estimating; funding agency mandates; stakeholder disputes; local building codes; poor project management and oversight; and ever-increasing material and labor costs, which have been recently exacerbated due to pandemic caused supply chain issues. Deferred maintenance costs have pushed capital replacement costs ever higher. Mostly due to funding issues, the nation's infrastructure is not kept in a state of good repair. As deterioration of roads accelerates, capital replacement costs escalate. In Youngtown, we face these same challenges, as we are a microcosm of the country. Youngtown has the benefit of being a small municipality with a



council that has the foresight to not only plan for public works projects but also to plan for contingencies, the unexpected, such as the pandemic. When the pandemic crossed the shores into America, Youngtown pulled back the reins on spending, halting projects, working from a maintenance mode to continue daily operations with minimal disruption to the services that the Town provides. The virus that caused the pandemic is probably here to stay and we now have more effective prevention and treatment methods to deal with it. The Town can now operate from more of a normal function, planning and implementing public works projects. That doesn't mean that it's all rosy in the garden. As we face labor shortages and the skyrocketing cost of materials, further analysis of planned projects and potential delays is inevitable. Material shortages are due primarily from demand-pull and cost-push. Demand-pull conditions occur when consumers pull prices up,



while cost-push occurs when supply costs force prices higher. To rein in inflation, the country's monetary policy, via the Federal Reserve, is to increase the cost of borrowing by raising the interest rate of the central banking

system. For years prior to the pandemic, the Federal Reserve kept the interest rate lower than the inflation rate. When the pandemic hit our shores, the economic fallout caused significant hardship. In the early days of the crisis,

tens of millions of people lost their jobs. Quarantine, unemployment, and business closures dealt a blow to consumer services. This resulted in the economy's capacity to produce goods and services. Post pandemic, pent

up consumer demand increased. Consumer spending grew the economy at a rate that was unsustainable, necessitating the Federal Reserve interest rate increase. This results in increased borrowing costs, labor, and material costs. If all goes according to plan, the economy will stabilize back to a steady growth of inflation, increases in consumer confidence and an increasing gross domestic product. Youngtown has been and will continue to be adaptable to economic conditions, managing budgetary expenses according to revenue projections and other, sometimes unpredictable, conditions.

Public Works will be performing the follow services throughout the year.

The services are: weed spraying in the right of ways, to include twice a year in the alleys; environmental management (storm water, hazardous waste services); conducting preventive maintenance of the parks and public buildings; lake maintenance; utility right of way inspections; and street resurfacing.

Capital improvement projects that are planned for the remaining fiscal year are: Community Garden restroom; Town Hall flooring; MCSO building remodel; additional park tables and benches; park major tree pruning; building hvac upgrades; Schleifer Park basketball court resurface.

In the spring, all the streets from Grand Ave. south to Alabama Ave. will be resurfaced. The exact dates will be posted in future articles. Notification will be made to each residence and business in the area.





# MARICOPA TITLE ALERT

## Maricopa Title Alert- What is it?

Maricopa Title Alert is a free service offered to keep residents informed and take a proactive step against title fraud and the recordation of unlawful documents.

Users who sign up for the service will receive an email notification when a document is recorded under a name they are monitoring. They will be provided a link to review the recorded document.

Maricopa Title Alert is free. The only obligation of subscribers is that they maintain a current email address.

Maricopa Title Alert can monitor personal names and business names. Several names can be registered under one email address. You do not need to own property to use this service.

## How do I sign up?

To sign up for Maricopa Title Alert, visit the official website of the Maricopa County Recorder's Office at:

<https://Recorder.Maricopa.Gov/MaricopaTitleAlert/>

## What happens if I receive an alert about a document I think is fraudulent?

If you believe that fraud has been committed, please report your findings to the Attorney General and your local law enforcement agencies. You can make a report to the Arizona Attorney General at the link below.

<https://www.azag.gov/contact-us>



Questions? Contact us at 602-506-3535 or [recordinginfo@risc.maricopa.gov](mailto:recordinginfo@risc.maricopa.gov)