



AGENDA

6:00 PM

CITY OF SAFFORD, CITY COUNCIL MEETING

MONDAY, JANUARY 13, 2014

MEETING LOCATION: SAFFORD LIBRARY PROGRAM ROOM ♦ 808 S 7TH AVENUE, SAFFORD, ARIZONA

GUIDELINES FOR CITIZEN COMMENTS ON AGENDA ITEMS

PURPOSE:

- Allow citizens to provide input to the City Council on a particular subject scheduled on the agenda.
- This is not a question and answer session.

PROCEDURES:

- Fill out a "Request to Address the Council Agenda Item" form and present it to the City Clerk prior to the beginning of the meeting.
- When recognized, use the lectern/microphone.
- State your:
 - Name
 - City of Residence
- Limit comments to 3 minutes.
- Submit written comments for the record to the City Clerk.

GUIDELINES FOR CITIZEN COMMENTS ON NON AGENDA ITEMS

PURPOSE:

- The Safford City Council values citizen comments and input.
- Because these items are not listed on the Council Agenda, Council may not act on the information during the meeting but may refer the matter to the City Manager for follow-up.

PROCEDURES:

- Completely fill out a "Request to Address the Council Non-Agenda Item" form and present it to the City Clerk prior to the beginning of the meeting. Forms which are not completely filled out will be rejected.
- When recognized, during the "Citizen Comments on Non Agenda Items" section, use the lectern/microphone.
- State your:
 - Name
 - City of Residence
- Limit comments to 3 minutes.
- Submit written comments for the record to the City Clerk.

1. **WELCOME AND CALL TO ORDER:** (Reminder: Please turn off cell phones.)
2. **ROLL CALL:**
3. **PLEDGE OF ALLEGIANCE TO THE FLAG:** Mayor Gibbs will lead the Pledge of Allegiance to the Flag.
4. **OPENING PRAYER:**
5. **PUBLIC HEARING:**

Mayor Gibbs will open a Public Hearing in compliance with *Arizona Revised Statutes* §38.431.02 to hear public comments considering a rezone regarding the Case Z-02-13 Bingham Lane Rezone Request, a rezone from an R1-6 to Conventional/MH. A Public Hearing will be held by the City Council of the City of Safford, Graham County, Arizona on Monday, January 13, 2014 at 6:00 p.m. in the Safford Library Program Room at the Safford City Library, 808 South 7th Avenue, Safford, Arizona.

The purpose of this zoning district is to provide a district where single-family conventional and manufactured homes may be interspersed. An application and petition to rezone from R1-6 (Single Family Residential) to C-MH (Conventional and Manufactured Home) on Graham County Parcels #101-19-120, 101-19-121, 101-19-122, and 101-19-123; addresses 1306 S. Bingham Place, 1307 S. 10th Avenue, 995 W. 13th Street, and 915 W. 13th Street, Safford, Arizona.

When the Hearing concludes, the Council will convene a Regular Council Meeting to hear the First Reading of Ordinance Number 14-001, a rezone from R1-6 (Single Family Residential) to C-MH (Conventional and Manufactured Home) on Graham County Parcels #101-19-120, 101-19-121, 101-19-122, and 101-19-123; addresses 1306 S. Bingham Place, 1307 S. 10th Avenue, 995 W. 13th Street, and 915 W. 13th Street, Safford, Arizona. A Second Reading of Ordinance Number 14-001 will be held Monday, January 27, 2014.

A copy of the rezoning is available for viewing at the Community Development Department, 808 8th Avenue from 7:00 a.m. to 6:00 p.m., Monday through Thursday. Copies are also available at the Safford City Library and on the City's Website: www.cityofsafford.us

DECLARATION ON CONFLICT OF INTEREST: Council members and staff have a right to declare a conflict of interest. The declaration of a conflict of interest must be made prior to discussion of any agenda item in which Council members or staff member determine they have a conflict of interest.

NOTES: Pursuant to Title II of the Americans with Disabilities Act (ADA), persons with a disability may request reasonable accommodations by contacting City Hall at (928)432-4000, forty-eight (48) hours prior to the meeting.

- *A copy of agenda background material provided to Council members, with the exception of material relating to possible executive sessions, is available for public inspection at the City Clerk's Office, 717 Main Street; Monday–Thursday 7:00 a.m. – 6:00 p.m.*
- *The City Council reserves the right to take action upon any item on the agenda.*
- *City Council Meeting Agendas are available on the city's website at: www.cityofsafford.us*

NOTICE TO PARENTS: *Notice is hereby given that pursuant to A.R.S. §1-602(A)(9), subject to certain specified statutory exceptions, parents have a right to consent before the City or any of its political subdivisions make a video or audio recording of their minor child or children. City Council Meetings, and various meetings of the City's boards, committees and commissions, are audio and/or video recorded and, as a result, proceedings in which children are present may be subject to such recording. Parents may file a written consent with the City Clerk to such recording, or take personal action to ensure that their child or children are not present when a recording may be made. If a child or children are present at the time a recording is made, the City will assume that the rights afforded parents pursuant to A.R.S. §1-602 has been waived.*

Public comments will be accepted at this time regarding the Public Hearing.

Mayor Gibbs will close the Public Hearing and will convene a Regular Council Meeting.

6. CITIZEN COMMENTS ON AGENDA ITEMS:

7. **CONSENT ITEMS:** These items are considered to be routine by the City Council and will be enacted by one motion, without discussion. The consent agenda is a time saving device. Council Members have received documentation on these items for review prior to the open meeting. Any Council Member may remove any item from the consent agenda for discussion and a separate vote if deemed necessary. The Mayor and City Council may wish to consider approving Items 1 through 11 as Consent Agenda Items. **INFORMATION/DISCUSSION/ACTION**

1. December 16, 2013 Council Minutes
2. Police Report
3. Building Inspection Report
4. Public Works Report
5. Business License Report
6. Library Report
7. Utilities Consumption Report
8. Summary of Projects Planning and Grants Administration
9. Prosecution Report
10. Airport Reports for November & December
11. Expense Report over \$5,000

8. **PURCHASING CARD REPORT:** It is recommended that the City Council approve the Purchasing Card Report through October 19, 2013.

INFORMATION/DISCUSSION/ACTION

9. Recognize and sincerely thank Commissioner Gherald Hoopes for serving on the City of Safford, Planning & Zoning Commission since 2006.

INFORMATION



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10. Request direction from the Council on seeking candidates to fill the position of the City of Safford, Planning & Zoning Commissioner Gerald Hoopes. Commissioner Hoopes's term was set to expire on June 30, 2014. It is recommended that the replacement for Commissioner Hoopes be appointed to finish his current term as well as a new term on July 1, 2014. **INFORMATION/DISCUSSION/ACTION**

11. First Reading of Ordinance Number 14-001, regarding a rezone request from R1-6 (Single Family Residential) to C-MH (Conventional and Manufactured Home) on Graham County Parcel #101-19-120, #101-19-121, #101-19,122, and #101-19-123). A second reading of Ordinance Number 14-001 will be conducted Monday, January 27, 2014 to consider approving and adopting Planning and Zoning Commission's recommendation to approve the rezone. **(Read Ordinance for the first reading by title only).** **INFORMATION/DISCUSSION**

ORDINANCE NUMBER 14-001

AN ORDINANCE OF THE CITY OF SAFFORD, GRAHAM COUNTY, ARIZONA EFFECTUATING A MAP AMENDMENT TO THE ZONING MAP OF THE CITY OF SAFFORD, GRAHAM COUNTY ASSESSOR'S PARCEL NUMBER #101-19-120, #101-19-121, #101-19,122, AND #101-19-123, A REZONE FROM R1-6 (SINGLE FAMILY RESIDENTIAL) TO C-MH (CONVENTIONAL AND MANUFACTURED HOME).

12. First reading of Ordinance Number 14-002, an ordinance of the City of Safford amending Title 13 of the Municipal Code by modifying Chapter 13.20 Municipal Water System; Section 13.20.020, Installation Charges. **(Read Ordinance for the first reading by title only).** **INFORMATION/DISCUSSION**

ORDINANCE NUMBER 14-002

AN ORDINANCE OF THE CITY OF SAFFORD, GRAHAM COUNTY, ARIZONA, AMENDING TITLE 13 OF THE MUNICIPAL CODE BY MODIFYING CHAPTER 13.20 MUNICIPAL WATER SYSTEM; SECTION 13.20.020, INSTALLATION CHARGES.

13. The Mayor and City Council may wish to approve and adopt Resolution Number 14-001, a Resolution authorizing the city manager to secure a grant (Grant Number E4F2R) for state funds from the State of Arizona, Department of Transportation, for the purpose of aiding in financing a project for construction of improvements at the Safford Regional Airport. **INFORMATION/DISCUSSION/ACTION**



RESOLUTION NUMBER 14-001

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAFFORD, GRAHAM COUNTY, ARIZONA, AUTHORIZING THE CITY MANAGER TO SECURE A GRANT FOR STATE FUNDS FROM THE STATE OF ARIZONA, DEPARTMENT OF TRANSPORTATION, FOR THE PURPOSE OF AIDING IN FINANCING A PROJECT FOR CONSTRUCTION OF IMPROVEMENTS AT THE SAFFORD REGIONAL AIRPORT.

14. The Mayor and City Council may wish to approve and adopt Resolution Number 14-002, a resolution authorizing the Mayor to enter and execute accessway lease agreement between the City of Safford and Allen Matthews providing use of property solely for purposes of ingress and egress of commercial sand and gravel equipment for an annual administrative fee of \$150.00 annually.
INFORMATION/DISCUSSION/ACTION

RESOLUTION NUMBER 14-002

(Accessway Lease Agreement)

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAFFORD, GRAHAM COUNTY, ARIZONA AUTHORIZING THE MAYOR TO ENTER ACCESSWAY LEASE AGREEMENT BETWEEN THE CITY OF SAFFORD AND ALLEN MATTHEWS.

15. The Mayor and City Council may wish to approve and adopt Resolution Number 14-003, a resolution authorizing the Mayor to enter and execute Grazing Lease Agreement for real property known as Robinson Ranch, between the City of Safford and Josephine Stevens, DBA Stevens Brothers Ranches.
INFORMATION/DISCUSSION/ACTION

RESOLUTION NUMBER 14-003

(Robinson Ranch Grazing Lease)

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAFFORD, GRAHAM COUNTY, ARIZONA AUTHORIZING THE MAYOR TO ENTER ROBINSON RANCH GRAZING LEASE AGREEMENT WITH JOSEPHINE STEVENS, DBA STEVENS BROTHERS RANCHES.

16. The Mayor and Council may wish to approve and adopt Resolution Number 14-004, a resolution authorizing the Mayor to enter and execute Farm Lease Agreement for real property known as the Carrasco Farm between Layton Hay, LLC and the City of Safford.
INFORMATION/DISCUSSION/ACTION

RESOLUTION NUMBER 14-004

(Carrasco Farm Lease)

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAFFORD, GRAHAM COUNTY, ARIZONA AUTHORIZING THE MAYOR TO ENTER CARRASCO FARM LEASE



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AGREEMENT BETWEEN KEVIN LAYTON DOING BUSINESS AS LAYTON HAY, LLC AND THE CITY OF SAFFORD.

17. The Mayor and Council may wish to approve and adopt Resolution Number 14-005, a resolution of the Mayor and City Council, authorizing the Mayor to enter and execute Farm Lease Agreement for real property known as the Ferguson Farm between R.G. Howard Farms and the City of Safford.
INFORMATION/DISCUSSION/ACTION

RESOLUTION NUMBER 14-005

(Ferguson Farm Lease)

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAFFORD, GRAHAM COUNTY, ARIZONA, AUTHORIZING THE MAYOR TO ENTER FERGUSON FARM LEASE AGREEMENT BETWEEN R.G. HOWARD FARMS AND THE CITY OF SAFFORD.

18. The Mayor and City Council may wish to approve and adopt Resolution Number 14-006, a resolution of the Mayor and City Council, authorizing the Mayor to enter and execute Farm Lease Agreement for real property known as the Kempton Well Farm between Kenneth Claridge and the City of Safford.
INFORMATION/DISCUSSION/ACTION

RESOLUTION NUMBER 14-006

(Kempton Well Farmland Lease)

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAFFORD, GRAHAM COUNTY, ARIZONA AUTHORIZING THE MAYOR TO ENTER AND EXECUTE KEMPTON WELL FARM LEASE AGREEMENT BETWEEN KENNETH CLARIDGE AND THE CITY OF SAFFORD.

19. The Mayor and City Council may wish to approve and adopt Resolution Number 14-007, a resolution of the City of Safford, authorizing the City of Safford to apply for Bureau of Reclamation WaterSmart grant funds to assist in the meter renewal program and committing the City to provide funding and/or in-kind contributions not to exceed \$150,000.00.
INFORMATION/DISCUSSION/ACTION

RESOLUTION NUMBER 14-007

(Funding Group I)

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAFFORD, GRAHAM COUNTY, ARIZONA, AUTHORIZING THE CITY OF SAFFORD TO APPLY FOR A BUREAU OF RECLAMATION WATERSMART GRANT TO ASSIST IN THE METER RENEWAL PROGRAM COMMITTING THE CITY TO PROVIDE FUNDING AND/OR IN-KIND CONTRIBUTIONS, NOT TO EXCEED \$150,000.



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20. The Mayor and City Council may wish to approve and adopt Resolution Number 14-008, a resolution of the City of Safford, authorizing the City of Safford to apply for Bureau of Reclamation WaterSmart grant funds to assist in the meter renewal program and committing the City to provide funding and/or in-kind contributions not to exceed \$500,000.00. **INFORMATION/DISCUSSION/ACTION**

**RESOLUTION NUMBER 14-008
(Funding Group II)**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAFFORD, GRAHAM COUNTY, ARIZONA, AUTHORIZING THE CITY OF SAFFORD TO APPLY FOR A BUREAU OF RECLAMATION WATERSMART GRANT TO ASSIST IN THE METER RENEWAL PROGRAM COMMITTING THE CITY TO PROVIDE FUNDING AND/OR IN-KIND CONTRIBUTIONS, NOT TO EXCEED \$500,000.

21. The Mayor and City Council may wish to consider authorizing the transfer of \$360,000 from the Fiscal Year 2014 Contingency budget to the Main Street Improvement Fund's *capital outlay* line item budget.

Main Street Improvements new IGA December 2013:	\$1,025,552.00
Originally budgeted for FY14	<u>699,690.00</u>
Change in Project's Scope:	<u>325,862.00</u>
Add 10% change order capacity:	32,586.20
Adjustment to Original budget	<u>358,448.20</u>
Round Contingency Adjustment to:	<u>\$ 360,000.00</u>

INFORMATION/DISCUSSION/ACTION

22. The Mayor and Council may wish to consider authorizing the transfer of \$110,000 from the Fiscal Year 2014 Contingency budget to the general Fund's Project Management Special Project division's *capital outlay* line item budget.

Path System Phase VI new IGA November 2013:	\$ 489,848.00
Originally budgeted for FY14	<u>391,000.00</u>
Change in Project's Scope:	<u>98,848.00</u>
Add 10% change order capacity:	9,884.80
Adjustment to Original budget	<u>108,732.80</u>
Round Contingency Adjustment to:	<u>\$ 110,000.00</u>

INFORMATION/DISCUSSION/ACTION

23. The Mayor and City Council may wish to consider awarding the Construction of the Phase III Distribution Project using contingency funds or reject the project and re-bid as recommended by the engineer. **INFORMATION/DISCUSSION/ACTION**



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24. MEETINGS/ACTIVITIES HELD BY COUNCIL OR CITY STAFF:

25. COUNCIL OR STAFF REQUESTS FOR AGENDA ITEMS:

26. ANNOUNCEMENTS/FUTURE MEETING(S):

- Schedule meeting to discuss City Manager candidates
- Monday, January 20, 2014 – Martin Luther King, Jr. Holiday
- Monday, January 27, 2014 – Work Session
- Monday, February 10, 2014 – Regular Council Meeting
- Monday, February 24, 2014 – Work Session

27. CITIZEN COMMENTS ON NON-AGENDA ITEMS: *Members of the Council may not discuss items that are not specifically identified on the Agenda. Therefore, pursuant to A.R.S. §38-431.01(G), action taken as a result of public comment will be limited to directing staff to study the matter responding to any criticism or scheduling the matter for further consideration and decision at a later date.*

28. The Council may enter executive session:

1. Pursuant to Arizona Revised Statutes §38.431.03(A)(3) to discuss and consult for legal advice with the Interim City Attorney regarding a Notice of Hearing. The Council may take action in open session.
2. Pursuant to *Arizona Revised Statutes* §38.431.03(A)(7) concerning possible purchase or lease of real property. The Council may take action in open session.

29. ADJOURN: In accordance with Section 2.04.120 of the City Code of the City of Safford, and Arizona Revised Statutes §§38-431.01 *et seq.*, and 38-431.02 *et seq.*, notice is hereby given to the members of the general public that the City of Safford will hold the above stated Regular City Council Meeting open to the public on the date and time specified above at the Phelps Dodge Meeting Room, 808 South 7th Avenue, Safford, Arizona. Members of the City of Safford Council may attend either in person or by telephone conference call. If authorized by a majority vote of the Common Council of the City of Safford, and pursuant to Arizona Revised Statutes, §38-431.03 *et seq.*, the Council may adjourn the meeting at any time and move into Executive Session for consultation with the attorney of the public body. Executive Session will not be open to the public.

Georgia Luster, MMC
City Clerk

Posted: _____