



Sierra Vista City Council
Meeting Minutes
August 13, 2020

Mayor Mueller called the July 23, 2020 City Council Meeting to order at 5:00 p.m., Council Chambers, City Hall, 1011 N. Coronado Drive, Sierra Vista, AZ

Roll Call:

Mayor Rick Mueller – present
Mayor Pro Tem Rachel Gray – present
Council Member William Benning – present
Council Member Gwen Calhoun – present
Council Member Sarah Pacheco – present
Council Member Carolyn Umphrey - present
Council Member Kristine Wolfe – present

Others Present:

Chuck Potucek, City Manager
Victoria Yarbrough, Assistant City Manager
Adam Thrasher, Police Chief
Brian Jones, Fire Chief
Matt McLachlan, Community Development Director
Blake Fisher, Planner
Nathan Williams, City Attorney
Jill Adams, City Clerk
David Felix, Finance Chief Officer

Invocation – Pastor Greg Rowles, God is Good Church, conducted the invocation.

Pledge of Allegiance- Council Member Calhoun lead the Pledge of Allegiance.

Item 1 Acceptance of the Agenda

Council Member Wolfe moved that the Agenda for the Regular City Council Meeting of August 13, 2020 be approved as written. Council Member Umphrey seconded the motion. The motion passed by a 7/0 vote of Mayor Mueller, Mayor Pro Tem Gray, Council Members Benning, Calhoun, Pacheco, Umphrey, and Wolfe.

City Manager's Report: Mr. Potucek announced that the City Council Work Session for August 25, 2020 and the Council Meeting for August 27, 2020 will be cancelled due to the lack of agenda items, but there may be a special meeting scheduled if something were to come up. He reported that proposals for the Fort Huachuca Joint Resource Utilization Study (JRUS) for the Office of Economic Adjustment (OEA) Grant are due on August 17, 2020. The Sierra Vista Metropolitan Planning Organization (SVMPO) Short-Range Transit Plan proposals are due on August 20, 2020, and the Sierra Vista Metropolitan Planning Organization (SVMPO) Long-

Range Transportation Study was awarded to Kimley-Horn and Associates. He further reported that the City must do a NEPA Environmental Clearance for the EMS Fire Substation located across 7th Street from Tompkins Park, which had its proposals close on August 11, 2020, and is currently under review.

Mr. Potucek reported that the City has cleared the first hurdle for the Defense Communities Infrastructure Program (DCIP) grant application made to fund the EMS substation. Staff is currently going through the formal grant application process, which looks very promising. If the City can get the project funded with the grant, the City will be saving north of \$1 Million.

He further reported that the professional design and engineering for the irrigation water supply system for Veterans' Memorial Park and the Rothery site is under review. Staff is currently working with McGann and Associates. Lastly, he reported that the June City sales tax figures from June 2019 to present are up \$177,000, 10 percent from last fiscal year. Hotel/motel is down 36 percent, and bar/restaurant is down six percent. They are still struggling, but the overall retail sales excluding internet sales is up almost \$200,000 or 16 percent. The total retail sales including internet sales is up 26 percent. Overall year to year, total sales taxes are up almost \$1 Million or five percent, and staff had budgeted zero percent growth in that. Hotel/motel is down only six percent over the year, and not as bad as it was anticipated. Bar/restaurant is down three percent year over year, and overall sales tax numbers are up over \$1.4 Million or 11 percent and that is excluding internet sales, which is about \$850,000 or six percent.

Mayor Mueller noted that these figures are through the end of June because the July numbers are not yet available due to a couple of months lag from the State, who does all the collections.

In response to Council Member Calhoun, Mr. Potucek stated that the SVMPO is doing a short-range transit plan that is just for transit, and a long-range transportation, which is a look at the road system in the entire area.

Item 2 Consent Agenda

Item 2.1 Approval of the City Council Special Meeting Minutes of July 21, 2020

Item 2.2 Approval of the City Council Regular Meeting Minutes of July 23, 2020

Council Member Pacheco moved that the Consent Agenda consisting of the City Council Special Meeting Minutes of July 21, 2020 and the Regular Meeting Minutes of July 23, 2020, be approved as written. Council Member Benning seconded the motion. The motion passed by a 6/0 vote of Mayor Mueller, Mayor Pro Tem Gray, Council Members Benning, Calhoun, and Umphrey, and Wolfe. Council Member Pacheco abstained.

Public Hearing(s)

Item 3 Resolution 2020-049, Series 9 liquor license application for an interim permit, owner transfer, limited liability co.-type of ownership for Kevin Arnold Kramber on behalf of Sierra Pharmacy and Compounding Lab at 2085 E. Fry Boulevard, Suite B, Sierra Vista, Arizona

Council Member Umphrey moved that Resolution 2020-049, a Series 9 liquor license application for an interim permit, owner transfer, limited liability company-type of ownership for Kevin Arnold Kramber on behalf of the Sierra Pharmacy and Compounding Lab, be approved. Council Member Benning seconded the motion.

Ms. Adams stated that the application is an owner/agent transfer of Series 9, a liquor store liquor license for the Compounding Pharmacy on the corner of Coronado and Fry Boulevard. The notice of the public hearing was posted on the facility the required 20 plus days and no comments have been received from the public either pro or con to the transfer of the license. The Police Department did the required background check of the applicant and have no issue with the application moving forward. If approved by Council, it will be returned to the State for final action.

The motion passed by a 7/0 vote of Mayor Mueller, Mayor Pro Tem Gray, Council Members Benning, Calhoun, Pacheco, Umphrey, and Wolfe.

New Business

Item 4 Approval of the City Council Special Meeting Minutes of July 28, 2020

Council Member Benning moved that the City Council Special Meeting Minutes of July 28, 2020, be approved as written. Mayor Pro Tem Gray seconded the motion. The motion passed by a 6/0 vote of Mayor Mueller, Mayor Pro Tem Gray, Council Members Benning, Calhoun, Pacheco, and Umphrey. Council Member Wolfe abstained.

Item 5 Ordinance 2020-006, Fiscal Year 2020/2021 Property Tax Levy

Mayor Pro Tem Gray moved that Ordinance 2020-006, Fiscal Year 2020/2021 Property Tax Levy, be approved. Council Member Umphrey seconded the motion.

Ms. Yarbrough stated that this is the final step in the budget process for the Fiscal Year 2020/2021. This will set the property tax levy rate at 0.1106 cents per \$100 of assessed value, which means that for every \$100,000 of assessed value of a home, a person would pay \$11.06. This is a decrease in the rate from last year, which was 11.24 cents. The levy will generate an estimated \$372,034 this fiscal year, an increase from last year, \$364,370 because of new construction and increased valuation.

The motion passed by a 7/0 vote of Mayor Mueller, Mayor Pro Tem Gray, Council Members Benning, Calhoun, Pacheco, Umphrey, and Wolfe.

Item 6 Resolution 2020-050, Donation of a 1997 Type 1 Pierce Quantum 1500 Pumper to Cochise College

Council Member Calhoun moved that Resolution 2020-050, donation of a 1997 Type 1 Pierce Quantum 1500 Pumper to Cochise College, be approved. Mayor Pro Tem Gray seconded the motion.

Fire Chief Jones stated that Sierra Vista Fire and Medical Services has committed to supporting the Fire Fighter I and II classes in Cochise County with instruction given at Cochise College and Fire Station III. The Fire Fighter I and II classes are an approved national fire protection agency Program and students attend a 24-week training program culmination in achieving a State of Arizona Fire Fighter I and II certification. Sierra Vista Fire and Medical Services would like to donate a 1997 Type I Pierce Quantum 1500 Pumper with a 750-gallon water tank. The 1997 Pumper was formally part of the Sierra Vista Fire and Medical Services operation fleet but was turned into Public Works Department for public auction when a new KME Type 3 Pumper replaced the vehicle. The vehicle is valued at \$8,500.00, and in addition the donated

vehicle will retain its red and blue lights for emergency training purposes. Cochise College has expressed an interest in accepting the donation and the vehicle will be used for the following firefighting training during class: emergency driving and field operations.

Sierra Vista Fire and Medical Services has 23 of its current fulltime members have completed the Fire Fighter I and II Programs at Cochise College.

Council Member Pacheco stated that this is a good way for the City to build pipelines for employees to support training in the community.

The motion passed by a 7/0 vote of Mayor Mueller, Mayor Pro Tem Gray, Council Members Benning, Calhoun, Pacheco, Umphrey, and Wolfe.

Item 7 Resolution 2020-051, South Wardle Road Pre-Annexation Agreement

Council Member Wolfe moved that Resolution 2020-051, South Wardle Road Pre-Annexation Agreement, be approved. Council Member Benning seconded the motion.

Mr. Fisher stated that this is a pre-annexation agreement for four South Wardle Road properties. Larry Phase III, referred to as Mr. Larry has expressed an interest in connecting his four County properties to the City of Sierra Vista sewer system that runs adjacent to the four properties on South Wardle Road. In exchange and in accordance with City Policy, staff has proposed that Mr. Larry sign a pre-annexation agreement for the subject properties, but due to the location of the properties, they are not eligible for an outright annexation at this time. Mr. Larry has stated that his desire is to construct four single family residences upon the subject properties, and due to the potential strain, this may place on the existing sewer system, Mr. Larry has agreed to provide City Engineering copies of the Cochise County approved site plan for the proposed houses when they are available, which is to be submitted along with the standard right-of-way permit applications to Public Works. These must be approved by City Engineering before he will be allowed to connect to City sewer.

South Wardle Road contains many properties defined as being with Sierra Vista's proactive annexation area. This agreement will circumvent the need for petitioning the four properties if annexation attempt is done in the future. The subject properties would automatically be considered as "yes" votes for an annexation, even if the properties are sold to new private owners.

Mr. Larry will be responsible for paying the cost of any sewer connection that they wish to add to the subject properties, up to and including the necessary improvements made within the public right-of-way for the connection to be feasible. Once connected, the properties' owners will from that time forward be required to pay for ongoing sewer service as other City residents with sewer service must.

The motion passed by a 7/0 vote of Mayor Mueller, Mayor Pro Tem Gray, Council Members Benning, Calhoun, Pacheco, Umphrey, and Wolfe.

Item 8 Resolution 2020-052, Official Intent to be Reimbursed for Certain Capital expenditures

Council Member Pacheco moved that Resolution 2020-052, Official Intent to be Reimbursed for Certain Capital expenditures, be approved. Mayor Pro Tem Gray seconded the motion.

Mr. Felix stated that this is the standard annual reimbursement resolution that is passed by Council. The City buys equipment during the fiscal year and at the end of the fiscal year, if there is a need, they will be bundled up and put it out for financing. The IRS regulations require that the governing body pass an intent to be reimbursed if it is done in the way that it is being done. The reason that the City does it this way is to save money because one, the City does not pay interest on items that the City does not yet have and two, like last fiscal year, if the City does not need to finance the items due to items not coming in or there was enough cash on hand to purchase outright, the City does not have to finance. If items were financed at the beginning of the year, the City would be stuck paying interest on a loan that there is not anything on and carried forward for future years.

He further stated that this method works the best way for the City, financing the actual costs meets the intent. A key point is that it is not an obligation to do the financing. The items are listed in the budget, i.e., land purchase from the School District. Council may cash it out, but if something were to occur financially and the City needed to finance it, the opportunity is there to do it.

The motion passed by a 7/0 vote of Mayor Mueller, Mayor Pro Tem Gray, Council Members Benning, Calhoun, Pacheco, Umphrey, and Wolfe.

Call to the Public

Donna O'Daniel stated that a few weeks ago, a request was made by the NAACP for the establishment of a Civilian Police Review Board. She further stated that before that request advances, Council should examine the origin and purpose of Civilian Review Boards. She provided information on Dr. Cleon Skousen, who spent 16 years with the FBI helping local police departments and researching subversive organizations and activities. Lastly, she asked Council to not bow to the cry to organize one, which would further impact the local police and free republic. She provided each Council Member with a magazine, "The New American".

Michael DeCarlo voiced his appreciation for the new audio/visual system, congratulated Mayor Mueller on being cancer-free, and with no ill-will, commented on the Special Meeting to ratify the adoption of the final budget. He expressed concern over the hours spent by staff to rework this, which goes back to his initial assessment on how hours are being claimed, accountability, feedback for the layman. In closing, he stated that the argument is not the size of government, the argument is that there is a generation of people who have forgotten that government is a necessary evil. The whole debate is how much governing/evil is needed.

Richard Dodge introduced Todd Liebman, a Sierra Vista resident and president of All Aboard Arizona, an organization that promotes passenger train travel.

Todd Liebman stated that rail passenger service is increasing around the country. This year Amtrak was on target to cover their entire operating expenses through revenues and the current subsidy for Amtrak, pre-pandemic was very small. He requested support via a resolution for passenger rail and provided draft resolutions as examples and brochures on the passenger rail service. He explained that Amtrak is facing challenges with the pandemic, and one of the things that they are talking about doing is reducing service on long distance trains from daily to three times per week. All Aboard Arizona has gone on record with a resolution from their organization

opposing that. Sierra Vista's local train station is in Benson, but Amtrak could serve Sierra Vista through a throughway bus operation, which could be established in the future. The organization is currently working on a few initiatives. One is to get the Sunset Limited/Texas Eagle to daily service through Benson. If there was daily service in Benson, that would be a significant advantage to Sierra Vista passengers and regional passengers. Also, if Sierra Vista were a throughway community, when individuals got on the Amtrak Website and looked for Sierra Vista, it would come up as an Amtrak Station, a potential for people travelling to the area.

Comments and Requests of the Council

Council Member Calhoun requested a work session to look further into the issue of a resolution related to rail service. She stated that she has always been enamored of trains, and even though the rail would not be coming to Sierra Vista, it would be nice to know that there is something regular for economic development in the County that could go a long way, if trains continue to be popular.

Council Member Wolfe had nothing to report.

Council Member Pacheco stated that she, like many other parents, has been weighing all the changes that the schools have this year. She shared that she has four kids in school, and they are going to do distance learning. There are other parents that are also doing distance learning, and it is going to be a challenging first semester. She wished everyone good luck and noted that the schools have worked hard to present a myriad of options to accommodate everyone. She asked everyone to be mindful of all parents who are going through this challenge and encouraged everyone to tune in to Dancing Like the Stars Virtual Event on Saturday, August 15, 2020. Lastly, she stated that the Real Wishes Foundation does a lot of good in the community and they are sponsoring the event virtually since it could not be done in person.

Mayor Mueller encouraged people to consider donating to a local charity and noted that there are several charities that have not been able to hold their fundraising events. These charities affect a few parts of the City and help those that are less fortunate.

Council Member Umphrey wished everyone luck on venturing into distance learning on Monday, August 17, 2020, and noted that it was not an easy decision for the School Board to make. She thanked everyone that spoke to Council during the meeting and wished her parents a happy 40th wedding anniversary.

Council Member Benning stated that he agrees with Mr. DeCarlo in that the new audio/visual system is nice, he thanked everyone that went out and voted and exercised their right, whether it was mail-in or at the polls. He voiced his appreciation to all candidates running, and wished all candidates going forward to the General Election good luck. Lastly, he congratulated all the 20 under 40 Citizens of the Year and nominees.

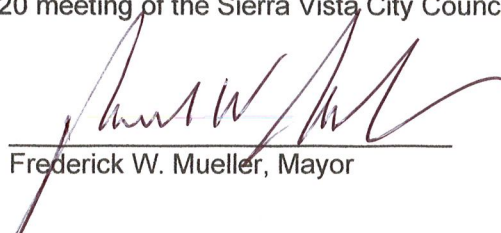
Mayor Pro Tem Gray stated that she is also pleased with the audio/visual equipment and noted that she no longer looks 30 years older on camera. She announced that the Spotlight Breakfast was cancelled, but a video will be released as the Council recorded a few things for the public.

Mayor Mueller stated that he is also pleased with the new audio/visual equipment, but the new cameras added years for him. He wished his baby sister Sonia a Belated Happy Birthday, who he appreciates as well as her husband. He further stated that there are still exciting times with COVID, and there are some challenging things. The announcements from the Governor's Office

have been on how to bring some of the businesses back and the City is monitoring those carefully so that as soon as the City qualifies for those, the word can get out. The City is working closely with the Chamber of Commerce and other organizations to make sure to continue to promote business in a safe manner during COVID.

Adjournment

Mayor Mueller adjourned the August 13, 2020 meeting of the Sierra Vista City Council at 5:40 p.m.



Frederick W. Mueller, Mayor

Minutes prepared by:



Maria G. Marsh, Deputy Clerk

Attest:



Jill Adams, City Clerk