

Springerville Town Council
Regular Meeting Minutes
March 11, 2020
6:00 p.m.

Council Present: Phil Hanson, Jr., Mayor
Robert MacKenzie, Vice Mayor
Richard Davis, Councilmember
Ruben Llamas, Councilmember
Shelly Reidhead, Councilmember

Staff: Joseph Jarvis, Town Manager
Kelsi Miller, Town Clerk
Tim Rasmussen, Public Works/Community Dev. Director
Susan Seils, Museum Director
Mike Nuttall, Chief of Police
James Kemp, Sergeant
Max Sadler, Fire Chief
Robert Pena Jr. Assistant Fire Chief / Foreman
Robert Pena III. Battalion Chief
Kevin Plympton, Firefighter/ Mechanic II
Elyse Sluiter, Firefighter
William Scallon, Firefighter
Jacop Mooney, Firefighter
Brett Borders, Firefighter
Jacob Orona, Firefighter
Anissa Cordova, Firefighter
Sarah Meacham, Firefighter
Michael Tadlock, Firefighter
Hagen Hobson, Firefighter

Public Amber Shepard, Steve West, Tony Contreras, Whitney Wiltbank,
Tammi Jo Wilkins, Preston Raban, Marsha Tucker, Kevin Burk,
Winslow McNeill, Brian Carpenter, Doug Henderson, Shawna Llamas,
John Goldshot, Allen Harding, Ginger Harding, Barry Williams, Terry
Shove, Jeff Wells,

Mayor Hanson called the meeting to order at 6:00 p.m. with the Town Clerk completing a roll call, a quorum is present. Max Sadler led the Pledge of Allegiance.

1. Public Participation: None

2. Council, Manager, and Staff Reports: Chief Sadler introduced the new Battalion Chief Robert Pena III to the council and public and announced he will start Monday, March 16, 2020 as the first full time employee at the Springerville Fire Department. Assistant Chief Robert Pena Jr. explained that the Fire Department has applied for a (FEMA) Assistance to Firefighters Grant for new air packs with the following fire departments; Eagar, Vernon, Greer, and Alpine. Public Works Director Tim Rasmussen let council know that he will be giving a full Voight Well Project presentation when the project is complete. Currently the electricians are finishing their part then the engineers will return to do their inspections. Tim also reported that he had a Planning and Zoning meeting last night, they are cleaning up a few things, but overall everything is going well. Councilwoman Reidhead reported that she attended a Family Coalition Meeting last week. Manager Jarvis wanted to begin his staff report with introducing Apache County Public Health Director Preston Raban. Preston Raban wanted a chance to respond to the letter that the council sent him last month regarding concerns of a possible closure of the Springerville public health office. He wanted to let Mayor, Council, and Staff know that they are not closing, nor are they making any changes to the services and amount of services that

they will be offering in Springerville. He went over all the services that they offer to our citizens, and will continue to offer. He pointed out the importance of a strong community partnership and wants to continue to grow our local partnerships. Councilman Llamas asked if anything will be changing at all? Mr. Raban said no, nothing is changing. Manager Jarvis continued his staff report with letting the Mayor and Council know he was contacted by CGI Communications offering their services in our area. The way it works is they create a video of the town to be posted on the town's website, they then get sponsors for that video and link their emblems with either their own video or a link to the businesses page. This is offered at no cost to the municipality, the businesses however do pay for the service. Councilwoman Reidhead said they contacted her and it is very expensive, in the area of \$7,000 - \$10,000. Councilman Llamas feels it was poor planning on CGI's part, they did not contact the Town prior to going to businesses looking for sponsors. The Town of Eagar is also considering using their service, but does not have it posted on their website yet. The next item manager Jarvis reported on is WIFA is being contacted regarding the draft water CIP. They will need to finalize the CIP during this year's budget sessions, but in the mean time staff is contacting them to get an idea of what they may offer. Staff is hoping to begin budget work sessions in the beginning of April. The next item he reported on was the Resolution the council passed and had staff send in regards to support of funding Rural Transportation. We received appreciation for that from Tom Belshe the director of League of AZ Cities, and Arlando Teller AZ District 7 Representative. Councilwoman Reidhead brought up that we also sent out a resolution in support of the Absentee Landlord bill currently in legislation. It seems it is being held up in house committee and feels like maybe we should consider options to show Springerville's support of the bill. One option is writing to Representative Kern who is against the bill. Council would like staff to look into options and possibly take photos of areas in our town where this bill would be able to help us if it were to pass. Lastly, manager Jarvis explained the last item on tonight's agenda is a public forum. He explained that during the community forum public may address the council regarding collaboration with the Town of Eagar. During that time council may ask them questions and they can exchange in conversation. If anyone is interested in participating in the community forum the Town welcomes you to sign up.

3. Consent Items:

- a. Consider approval of the minutes of the February 19, 2020 Town Council Regular meeting.
- b. Consider ratification and approval of the accounts payable register from 02/12/2020 thru 3/02/2020.
- c. Consider approval of the Tourism Tax Committee to fund Springerville Heritage Center \$988.80 with Mead publishing to place an ad in the Alpine & Nutrioso Visitors Guide.
- d. Consider approval of the Tourism Tax Committee to fund Chrome in the Dome \$500.00 for promotion of the 2020 car show and of scholarships they give to RVHS students.

Robert MacKenzie/ Ruben Llamas motion to approve consent items 3a, 3b, 3c, and 3d as presented.

Vote:	Ayes:	Phil Hanson
		Robert MacKenzie
		Richard Davis
		Ruben Llamas
		Shelly Reidhead

4. Old Business: None

New Business:

5. Municipal Property Corporation: Discussion and provide direction as to how we will fill the vacancies on the Municipal Property Corporation. Manager Jarvis reminded council that we have been advertising for the two vacancies on the three-member committee. We have advertised for two members of public at large and unfortunately have not received any interest. He would like to see if council would like to keep advertising for public at large members or if they were interested in filling

those vacancies with a council member and making the committee a two-member committee. Vice-Mayor MacKenzie feels we should leave it a three-person committee and thinks we should also try to fill those vacancies with community members not on our council. The council agrees, Manager Jarvis is going to reach out to individuals in valuable industries who may be specifically interested in serving on this board. This would include brokers, realtors, bankers etc. Staff will report back to council in a couple of months.

6. Resolution 2020-R006: Discussion and possible action regarding adopting Resolution 2020-R006, the Town of Springerville Social Media Policy, a policy on how staff will appropriately utilize social media.

Ruben Llamas /Richard Davis motion to adopt Resolution 2020-R006, the Town of Springerville Social Media Policy, a policy on how staff will appropriately utilize social media.

Discussion: Council thinks this is a great policy to adopt.

Vote:	Ayes:	Phil Hanson
		Robert MacKenzie
		Richard Davis
		Ruben Llamas
		Shelly Reidhead

7. Resolution 2020-R007: Discussion and possible action regarding adopting Resolution 2020-R007, regarding the authorization for the 5-year renewal of the membership in the Rural Arizona Group Health Trust.

Richard Davis/ Ruben Llamas motion to adopt Resolution 2020-R007, regarding the authorization for the 5-year renewal of the membership in the Rural Arizona Group Health Trust.

Discussion: Manager Jarvis explained that this is the town employee's insurance group trust. By being part of this trust, we are able to keep insurance costs down for employees in health, vision, life, and dental insurance. Being a smaller entity, the trust allows us to spread claims amongst more than just our 30 employees who participate. There are many advantages to being part of RAGHT.

Vote:	Ayes:	Phil Hanson
		Robert MacKenzie
		Richard Davis
		Ruben Llamas
		Shelly Reidhead

8. Development of 225 East Main St.:

- a. Discussion and possible action choosing the layout for the building located at 225 E. Main St.
- b. Discussion and possible action to authorize the Town Manager to utilize funds within 01-105 5067 to hire a consultant(s) to complete a cost estimate for the layout chosen.

Action: Richard Davis motion to choose layout 3 to authorize the Town Manager to hire a consultant to complete a cost estimate on. No second, motion failed.

Discussion: Manager Jarvis said that during the February work session council discussed the building and the design presented by BWS architects. Although the council liked the design due to the estimated cost of \$2.2 million to complete it, they wanted other layout options. Council was

provided 4 other Layouts for consideration. Included in those options was a Layout to remodel the current fire department on Papago. Manager Jarvis and Fire Chief Sadler voiced their preference for moving forward is Layout C. He continued to inform them that he spoke with the USDA regarding our loan and found out a few things: the building must be used primarily for public safety until the loan is paid off, the building can host events or rent out a section of the building as long as its primary function is public safety. He feels layout C provides the space and needs the council wanted including a space for community events. The Town has more than 1 years' worth of cash balance in the general fund (requested by the council previously) right now. Manager Jarvis feels we can utilize some of that money or get another loan from USDA to complete the remodel at 225 East Main Street. Chief Sadler thanked Tony Contreras for helping put all of the layouts together. Chief said whatever layout we go with he likes the idea of keeping the front of the building as it is showcasing its historical façade. Councilman Llamas wanted to point out that layout D would require we acquire a piece of property behind the building from Mr. Harper. We have a piece of property that Mr. Harper rents from us. There is a mutual interest in each other's property, with that being said Councilman Llamas prefers layout D. He also feels layout D provides more space if fire departments were to merge in the future for training. Council and Chiefs discussed training area needs. Mayor Hanson asked what layout the Chiefs prefer. Chief Sadler prefers layout C and Assistant Chief Pena prefers layout D. Assistant Chief Pena also reminded council that with option B & D additional engineering would need to be done because of drainage. Mayor Hanson likes option D as well, Councilman Davis feels option C will be less expensive than option D so he is sticking to liking layout C, Councilwoman Reidhead voiced that she isn't choosing a layout right now because she feels we need to slow down. She feels we could be wasting money by moving forward in different directions. Her concerns are if the Springerville and Eagar fire departments merge that we would need more of a central location. Battalion Chief Pena III commented that if the departments merge, they would most likely keep an Eagar fire station and a Springerville fire station to be able to have fast response times. Chief Sadler hopes the council considers moving forward because regardless Springerville needs a fire station. Manager Jarvis said we are ready to respond as the council directs. Mayor Hanson asked if we can do a cost analysis for more than one layout, Manager Jarvis let them know that is their decision. He said then we could possibly budget next fiscal year to start the construction. Manager Jarvis also mentioned that if they decide that they want us to consider perusing a loan he suggests we use USDA. If we use USDA for a loan, we will need to use their approved contractors. That will add a little time to the project, but it is do-able if they like that option. Another option is we have budget funds for this project this year up to \$100,000, we can utilize for these for the cost estimates. Assistant Chief Pena said that whatever option they choose will be an improvement because they will have room for a training facility.

Action: Robert MacKenzie/ Richard Davis motion to choose layout C and layout D to complete a cost estimate for the building located at 225 East Main Street.

Discussion: Councilman Llamas asked if we know what the cost analysis will cost the Town. Manager Jarvis said he anticipates under \$30,000 if he thinks it will be over that amount he will come back to the council. We will spend as little as possible on the cost analysis so we can utilize those funds for the remodel he stated.

Vote:	Ayes:	Phil Hanson Robert MacKenzie Richard Davis Ruben Llamas
	Nayes:	Shelly Reidhead

9. Real Estate Services: Discussion and possible action regarding authorizing the Town Manager to negotiate a contract for real-estate services for RFP-TOS-20.001 not to exceed 5 years.

Ruben Llamas/ Richard Davis: Motion to authorize the Town Manager to negotiate a contract not to exceed 5 years with a real estate agent.

Discussion: Manager Jarvis explained that we advertised a request for proposal for a real estate agent. We have received a proposal back that we are recommending to sign a contract with. The contractor is Century 21 Ponderosa Realty. With their proposal they are meeting many of the criteria we are wanting and they are local. He explained that we are looking at getting a real-estate agent to help us advertise our properties. The town will come to the council with each individual property for direction. In scenarios where we want to sell property, negotiate property, or looking to rent out recently vacated town properties they will be able to provide their expertise. Mayor Hanson asked if they will be paid a retainer fee, Manager Jarvis let him know they will not be paid a retainer, they will be paid off of commission when they sell a piece of property. Councilwoman Reidhead asked what their commission amount is. Manager Jarvis said the commission is 6% flat unless it is a large piece of property worth much more, then they are willing to negotiate down. He said they have asked for an upfront amount of \$2,000 to do the research on the properties that we have. It would be a five-year contract with a clause that if we are unsatisfied, we can cancel the contract with a 30 days' notice. Council would like to eliminate the \$2,000 administrative fees and have a contract up to 5 years with listing renewals every six-months.

Vote:	Ayes:	Phil Hanson
		Robert MacKenzie
		Richard Davis
		Ruben Llamas
		Shelly Reidhead

10. Community Forum: Public Discussion regarding collaborating with the Town of Eagar.

Steve West: Mr. West introduced himself and the positions he has held with the Town of Springerville; former Chief of Police, Town Manager, and Mayor. He feels that with the fires consolidating there will be no gain but instead potential job loss. He feels if anything a district would help save the towns money, and districting would be the perfect way to combine the two departments. Regarding the police department consolidation, he is not sure that will work either and once again will create possible job loss. He feels the two departments have different policy's, and ways they respond to calls, and he fears the community won't get the one on one attention they usually get from the officers. Regarding the consolidation of services his concern is losing identity and heritage. He feels the towns have different philosophy's and logics. He feels getting along should be done, sharing resources can be done also without consolidating. He hopes the council test drives the ideas prior to jumping with them. The towns should first prove that they can work together. Mayor Hanson said they have yet to have a conversation about combing the towns. The only conversation that they are entertaining is combining Fire and Police Departments. Mr. West thanked council for their time.

Whitney Wiltbank: Mr. Wiltbank introduced himself as a lifelong resident and business owner of Eagar. Whitney would like to know the voice of the people moving forward, he thinks we need to know what the majority of the people would want. Mr. Wiltbank feels there are firefighters in Eagar not wanting to work with the firefighters in Springerville and that is where the issue comes from with having two fire departments. He doesn't want jobs lost, but instead see if we can get more feet on the ground with the money he thinks we can save. This is where the approved feasibility studies will play an important part. He hopes maybe with consolidation we can bring in positions such as a grant writer and a marketing director. He also feels we need to move quickly with this with the power plants supposedly closing soon. He thinks that Springerville/Eagar as one does not take away his identity and heritage. He thanked them for their time. Councilman Llamas said that the comment that the fire departments already do not want to work together is exactly the issue. We need to prove we can work together before we can go forward. He thinks starting with small projects together then going larger is

smarter. He knows that in the event of emergencies of course they have each other's back and will help on calls.

Max Sadler: Fire Chief for Springerville Fire Department introduced himself to the public. He informed council that he met with Eagar Fire Chief Adams a few years back to discuss ways to save money and keep the fire departments operating as good as possible. They had a conversation about consolidation. Recently Facebook has taken over, he did not like how people showed up at the joint council meeting with the idea that they were going to get to speak and they were not allowed to. Taking it back to when he and Chief Adams met, they did talk about ways to make the departments better and help each other's budget. Max feels that there is no question at any time between Springerville and Eagar helping one another on calls. They both respond to the majority of the calls especially fires. He said that although it is a "volunteer" fire department times are changing; he said the firefighters are spending a lot of time with little compensation doing trainings to be able to respond to fires. It takes about 2 years' worth of training for a firefighter to be able to walk into a fire. Max said there are many benefits to having a fire district, one of the benefits is saving the towns money. It will cost people differently with taxes, but he feels this is the best way. Chief Sadler said he is always welcome to have these conversations. Councilwoman Reidhead asked how many fires we are responding to each year? Chief Pena said anywhere from 24 to 50 fire calls a year, and last year they had a total of 166 calls the majority of them being medical calls.

Jeff Wells: Jeff introduced himself as an Eagar resident and a Springerville business owner. He said he supports the consolidation with Fire and Police, but his main push is overall consolidation. He has been in our community for 11 years and he is concerned with the amount of businesses he has seen close. He explained a group of business owners and consultants came together and started the Little Colorado Revitalization Foundation due to the number of businesses that they have seen close to try to help our community. The foundation was able to secure some USDA grants that were used to form some additional groups. A few weeks back they hosted the Rural Policy Forum and he was disappointed with the local turnout. He is concerned as a business owner. He also said that Mr. West is concerned about job loss, but he feels the Towns must be ran as businesses and if job loss happens it's for the best interest of the business to save money. His big concern is the potential loss of the power plants. The merging of the town wasn't something they came up with, they feel the idea was brought to them by following the consultant's direction. He feels our main efforts should be as a tourism town. We have no industry so we need to focus on tourism and making walkable down towns. He feels that the towns should be looking for grants to help push tourism. Mr. Wells also feels that the towns do not have a true economic development and grant writing person, and that position is critical. He feels we can learn a lot from Snowflake and Taylors merge, and that next we should consider looking at the feasibility of merging water / sewer/ and public works between the two towns. Historically he feels Springerville did not want to work with Eagar. Councilman Llamas wanted to comment to Mr. Wells he isn't sure how merging two towns will increase Mr. Wells sales revenues as he says. Jeff said he hopes that a marketing person could be hired to promote the towns if they were merged. Councilman Llamas said he agrees that it could be beneficial to increase marketing for the area, places such as Sedona maybe able to give us some advice and direction. Mr. Llamas also thinks that the group LCRF could help with those marketing needs. Councilwoman Shelly added that although that is true the Town needs to take on some of the responsibility of marketing and community development.

Robert Pena Jr.: Assistant Fire Chief and Springerville Public Works foreman addressed the council. He said he is not against working together and forming these IGA's but he wants us to do our research and plan before we jump into anything. He stated that from his perspective the idea of districting the Fire Department would probably be the best avenue. By combining the two fire departments the towns are not achieving astronomical savings, especially when the fire departments feel that they would not be able to close one of the fire stations due to loss of response time. He would like to know what the end goal is.

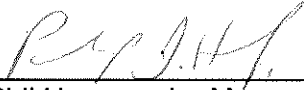
Anthony Contreras: He introduced himself as being a chamber member and FLRC member. He wanted to point out that regardless if these communities choose to work together or not southern Apache County is about to take a major hit. From his standpoint working together is not going to be an option, but a necessity.

11. Adjournment:

Robert MacKenzie/ Shelly Reidhead motion to adjourn the meeting at 7:45 p.m.

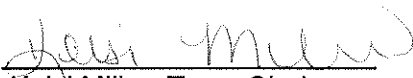
Vote: Ayes: Phil Hanson

Robert MacKenzie
Ruben Llamas
Shelly Reidhead



Phil Hanson, Jr., Mayor

ATTEST:



Kelsi Miller, Town Clerk

I hereby certify that the foregoing is a true and copy of the minutes of the Springerville Town Council in a regular session on Wednesday, March 11, 2020. I further certify that the meeting was duly called and a quorum was present.

Dated this 17th day of March, 2020



Kelsi Miller, Town Clerk