

OFFICE OF BOARD OF SUPERVISORS
YAVAPAI COUNTY, ARIZONA

Prescott, Arizona
2001

June 4,

The Board of Supervisors met in regular session on June 4, 2001.

Present: Gheral Brownlow, Chairman; Lorna Street, Vice Chairman; Chip Davis, Member; Bev Staddon, Clerk.

Also present: Jim Holst, County Administrator; Randy Schurr, Deputy County Attorney.

ITEM NO. 1. Board of Supervisors.

1. Discussion and possible action regarding request from NACOG for County participation in hiring a full-time rural transportation liaison to work on behalf of rural Arizona through the four Councils of Government and the two Metropolitan Planning Organizations, at a cost of approximately 7 to 8.5 cents per capita. Supervisor Davis explained that this would provide a voice for rural Arizona with regard to transportation issues, and that the County's share would be only for the unincorporated areas. Supervisor Street expressed concern about ensuring that communities in the outlying areas of the County would still receive a fair share. She said she had some reservations about it because the County had enjoyed a good relationship with ADOT. She asked what could be gained by this position that the County was not already receiving. Supervisor Davis responded that there were many rural transportation needs that never make it to ADOT's priority list. Mr. Holst said the idea would be for the person in this position to be very well informed on day-to-day operations at ADOT. He suggested making approval contingent upon approval by the other entities involved. Supervisor Street moved to approve the request, contingent upon participation by the other entities involved. Supervisor Davis seconded the motion, which carried by unanimous vote. No comments from the public.
2. Review with County Administrator of 2001-2002 proposed budget. Mr. Holst told the Board that County's revenue picture had not changed much since the last time the Board had discussed the budget, and that there were still concerns about the state shared sales tax. He said that at this point the proposed budget still would allow for a one cent reduction in the County's property tax rate. He said he was proposing setting aside in the budget \$200,000 that could be used for programs depending upon what the revenue picture looks like in October of 2001. There was brief discussion regarding possible program changes to the General Services budget with regard to requests for contributions from outside organizations.
3. Consider approval of items appearing on the Consent Agenda for Board of Supervisors and on the Consent Agenda for Special Districts. All items were approved by unanimous vote. Motion by Supervisor Davis, second by Supervisor Street. No comments from the public.

ITEM NO. 2. Human Resources Director Julie Ayers.

1. Consider adopting a compensation program for at-will employees, which includes amendments to the following Personnel Policies and Procedures: 1.00 - Definitions; 1.01 - General Provisions; 4.01 - Compensation Program; 4.02 - Performance Appraisal; designation of certain County positions to be "At-Will"; approval of the transition spreadsheet for the purpose of placing all unclassified County

employees on a range and step, including the potential transition from classified status to at-will or at-will to classified, as appropriate. Ms. Ayers told the Board that the proposed changes would provide for consistent policies with regard to all employees, and that it would provide that those employees in the County who have the greatest degree of responsibility are classified as "at-will" employees. She said that if the compensation program and policies were approved, some employees would be moved to at-will positions while some other employees who are currently at-will would revert to classified status. She noted that department heads were not being included in the compensation program at this time, pending an executive session with the Board to discuss that issue. Supervisor Street noted that the Risk Manager and Training Manager positions in the Human Resources Department were listed at Range 64 in the compensation plan, saying she believed that at best they should be in Range 63. She said that entry level attorneys were in Range 64 as well as other positions which require a great deal of technical expertise and that she did not believe those two positions were appropriately placed in Range 64. Supervisor Street asked which range the Registrar of Voters was placed in. Ms. Ayers said it was her recommendation to place that position in Range 63. Chief Deputy Recorder Ana Wayman-Trujillo said she believed the Registrar of Voters should be moved from Range 63 to Range 64 because of the certifications and expertise required for the position. She said the position should be at least Range 64. Supervisor Street said that initially the Registrar of Voters was placed in Range 62 and had since been moved to Range 63 and that it was an approximately ten percent increase. Ms. Ayers said that at Range 63 the increase would actually be 5.9%. Supervisor Street moved to adopt the compensation program for at-will employees as presented with the exception of moving the Risk Manager and Training Manager from Range 64 to Range 63; designating certain County positions to be "At-Will"; approving the transition spreadsheet for the purpose of placing all unclassified County employees on a range and step, including the potential transition from classified status to at-will or at-will to classified, as appropriate. Elections Director Sharon Keene-Wright noted that the Registrar of Voters also performs supervisory functions for a number of employees. Ms. Ayers said that the placement in Range 63 was comparable with similar positions in Maricopa and Pima counties. Supervisor Davis seconded the motion, which carried by unanimous vote. No comments from the public.

2. Consider deleting a Clinical Psychologist position with a currently budgeted salary of \$63,000 and replacing it with a Behavioral Health Coordinator position at Range 65 (\$42,700.53 - \$58,120.14) and a Behavioral Care Manager position at Range 61 (\$29,164.93 - \$39,702.83), Medical Assistance/Long Term Care, to be paid for from existing budgeted funds. Supervisor Davis moved to approve this request. Supervisor Street seconded the motion and asked if the Behavioral Health Coordinator and Behavioral Care Manager positions already existed in the County system or whether they were new positions. Ms. Ayers responded that they were new positions and that their placement on Range 65 was based on the job description provided to her and internal equity issues within the department. Chairman Brownlow called for the vote, which carried unanimously. Supervisor Street noted that the positions were to be paid for with existing budgeted funds and asked how that would affect next year's budget. Ms. Ayers responded that for the remainder of the current fiscal year the positions would be paid for from salary savings in the existing budget, and that the positions would be paid for from the Long Term Care Enterprise Fund next year. No comments from the public.
3. Consider reclassifying one and one-half Work Crew Monitor positions, Range 57 (\$19,919.95 -

\$27,117.79) to Surveillance Officer positions, Range 59 (\$24,103.25 - \$32,812), Adult Probation Department, to be paid from existing budgeted funds. Chief Adult Probation Officer Bill Fitzgerald was present for this item. Approved by unanimous vote. Motion by Supervisor Street, second by Supervisor Davis. No comments from the public.

ITEM NO. 3. Medical Examiner Dr. Philip Keen. Discussion and possible action on Medical Examiner transportation bids opened May 15, 2001. Dr. Keen explained that the request for proposals had resulted in two proposals for a base fee of \$150 and \$1.75 per loaded mile, and one proposal for a base fee of \$175 and \$2.50 per loaded mile. He said that the rotation plan for transports had begun in 1975, at which time the base fee was \$35 and that ten years ago the Board had increased the base fee to \$45. Dr. Keen said a base fee of \$45 was too low, noting that in Maricopa County, where transport is provided in-house, the cost is \$53.50. He added that in Coconino County the base fee is \$40. Dr. Keen told the Board that in recent years there had been problems with solicitation on the part of the funeral homes providing transport services, that some homes had refused to take calls, and that the compensation for this service simply was not high enough. He provided the Board with three possible options for dealing with the problem: (1) The funeral homes could negotiate new fees and continue to provide services; (2) the County could provide transport services; and (3) the funeral homes could continue to provide services and pass the costs onto the families of the deceased. Dr. Keen said the cost of such service to a family could range from \$80 to \$300. In response to a question from Mr. Schurr, Dr. Keen said that if a death is expected removal of the body is made from wherever the person died to the funeral home and the family is charged for the service. He said that in the case of unexpected or unnatural death, the body is transported to the Medical Examiner's Office. Mr. Schurr said he did not know why transport services for such deaths could not be passed on to the families, and that if there was no one who could pay for such services the County would have to pay for it anyhow. Dr. Keen told the Board he was recommending a base fee of \$75 and \$1.75 per loaded mile, and that he was also recommending that the County enter into contracts with the funeral homes which would spell out expectations with regard to response time and adherence to official transportation guidelines, body bag exchanges, nonsolicitation, and rotation of undesignated deaths. Chairman Brownlow asked if the Board could tell the funeral homes what the County would pay. Mr. Schurr said it could. In response to a question from Supervisor Street, Mr. Schurr said the Medical Examiner is a County official who is required to examine unnatural or unexpected deaths. He said the question to explore in this matter was whether to ask for reimbursement of costs when a family takes possession of a body. Supervisor Street asked if there were limits as to who could transport bodies, noting that most fire departments have paramedics. Dr. Keen said that transporting dead people in the same vehicle that live people are transported in is prohibited. He noted that it might be possible to work out an agreement with Coconino County for transport services. Supervisor Street said she felt the Board should put it back out at a base fee of \$75 and try to get contracts. Supervisor Davis moved to allow the Medical Examiner to go out for proposals changing the base fee and mileage fees as discussed and to include contracts. He said he would also like to see the County pursue reimbursement from those families who can do so. Supervisor Street seconded the motion, which carried by unanimous vote. No comments from the public.

ITEM NO. 4. Development Services Director Ken Spedding and Senior Planner Elise Link. Planning and zoning. Planning & Zoning Commission member Jacquie Weedon was present to represent the Commission.

1. Preliminary subdivision plat/final site plan, Phase I, Rancho Cielo Phase I, PAD, (formerly Headwaters Ranch), 306-40-001A and 006K, 306-41-001 through 0093, Paulden area, Joe Ayres agent for Headwaters Associates, Inc., #7231. Consideration of a Preliminary Subdivision Plat/Final Site Plan for Phase I consisting of a total of 158 lots on 51 acres for the project known as Rancho Cielo Phase One (formerly Headwaters Ranch) in a Planned Area Development zoning district. Lots range in size from 5,000 sq. ft. to 16,000 sq. ft. This is the first phase of a 700 acre master planned golf course community consisting of 1266 lots with an 18 hole golf course, clubhouse, commercial site and

other community amenities. Located approximately 1.5 miles east of the Midway Drive/SR 89 intersection, northeast of Sullivan Lake in Paulden. The Planning and Zoning Commission recommended approval of the Preliminary Subdivision Plat/Final Site Plan for Phase I with the following stipulations: 1). Submittal of a final subdivision plat for Phase 1, as specified under Article 5 of the Yavapai County Subdivision Regulations within 24 months of the Board of Supervisors approval of the preliminary plat and in substantial conformance with the approved preliminary plat dated 4-10-01; 2). Twenty-four feet of pavement with six foot shoulders to be an acceptable construction standard for the first phase of Rancho Cielo Boulevard, however, the roadway will need to be developed as an arterial roadway, per County Road Standards (Resolution 1036) in conjunction with the development of the second phase of the project. Temporary turnarounds need to be constructed for all dead-end roads, per Chino Fire Department Standards; 3). Applicant to participate with improvements to the Rancho Cielo Drive/SR 89 intersection per ADOT recommendations; 4). Fire hydrants/fire suppression equipment to be installed and approved by the Chino Valley Fire Department prior to issuing building permits; 5). ADEQ/County Environmental Services Department approval of waste water treatment plant prior to issuing building permits; 6). Phase III Drainage Report to be submitted and approved by the Flood control District, prior to scheduling consideration of the final plat for Phase IA by the Board of Supervisors; 7). Total irrigated turf area, including the golf course, putting green and driving range, shall not exceed 81 acres, as proposed by the applicant; 8). Final Plat for Rancho Cielo Phase 1 to depict a "loop" secondary emergency access roadway to be constructed from Fairway Drive, back to Rancho Cielo Drive. Emergency access roadway to intersect Fairway Drive at a point 1,320 ft. or less from the proposed Phase 1 terminus of Fairway Drive. Roadway to be constructed per fire code standards as part of Phase 1. Ms. Link provided brief background information, saying that in June of 2000 the Board had granted a fourth extension of time for this project. She said the request being considered on this day was only for a preliminary plat for Phase I, which would provide for 157 lots on 51 acres. She noted that the Commission had expressed concern about seeing the project move forward on a piecemeal basis, and that it had also expressed concerns about water and had indicated a desire to see a phasing plan for the entire project. Ms. Link said that the overall preliminary site plan would be developed in about nine phases over the next nine to 12 years. She told the Board that with regard to water, the project was outside of the Prescott Active Management Area and that in 1993 the Arizona Department of Water Resources had provided a letter indicating there was an adequate water supply. She added that ADWR had recently reconfirmed its 1993 determination. She said the process for phasing a project in was not dissimilar to what the Board had permitted in the past. Chairman Brownlow asked if the wastewater treatment plant mentioned in stipulation #5 was only for the first phase or for the entire project. Ms. Link said she believed the developer would have the option of doing it either way. She called the Board's attention to stipulation #7, saying that the developer had agreed to limit the turf on the golf course to 81 acres. Chairman Brownlow said he had heard that the water balance sheet might be in conflict with what water experts believed. Ms. Link acknowledged that there were probably some discrepancies, but said there could be a number of different variables in that type of study depending upon whose numbers were used. Mr. Ayres told the Board he had been working on this project since 1989. He said the entire project was 700 acres in size, with an 18-hole golf course. He said that in the past he had asked for two golf courses but now was asking for only one. He said he was just trying to get the first phase of the project approved on this day so he could move forward. Mr. Ayres told the Board he believed his project would contribute greatly to the County in terms of future property taxes. There was brief discussion regarding the ownership status of property in the County, during which

Supervisor Davis said that more than 50% of the property in the County would eventually be developed because of state land and the requirement that such land be sold for the benefit of schools. Mr. Ayres said that on the western side of Mingus Mountain there were six golf courses mostly using effluent for watering, and that on the Verde side of the mountain there were 13 golf courses, most of which did not water with effluent. He said the same type of usage held true for residential water use, with residential consumption being greater in the Verde Valley than in the western part of the County. Supervisor Davis said he believed that taxes were the result of having to respond to more growth. He said that this project represented higher density than what would be allowed under RCU-2A zoning and that he did not believe high density was appropriate for rural areas. Mr. Ayres said he believed the project would be an attractive and important contribution to the County. Supervisor Street noted that the zoning to PAD had been approved ten years ago, saying she believed the question on this day was whether or not the developer would be allowed to start work on Phase I of the project. Ms. Link said that was true. Supervisor Street moved to approve the recommendation of the Planning & Zoning Commission. Chairman Brownlow asked how many homes it would take to water 81 acres of turf and why the Water Advisory Committee was having a problem with the water balance sheet. Water Advisory Committee Coordinator John Munderloh said the WAC had not had an opportunity to look at the golf course water balance sheet. He said that he, personally, had seen it and had some concerns but that he had spoken to the developer about his concerns and the developer was working through those issues. Mr. Spedding told the Board his department would be going through all of the subdivision regulations over the next several months and would look at golf course criteria. Ms. Link said the applicant would have to bring the final site plan for the golf course through the Commission and Board for approval. Williamson Valley resident Richard Clark asked about the cul-de-sac being too long and whether addressing that issue fell under the preliminary subdivision plat or the final site plan. Mr. Schurr said it fell under both, adding that a temporary loop road would be built so the cul-de-sac would not be a dead end. Mr. Clark asked if the golf course was figured in as part of the open space with the first phase. Supervisor Davis said he believed the question was whether the first phase showed 25% or more open space and that the answer was no because the golf course was figured into it. Supervisor Street asked Mr. Clark if he was asking a different question than what he had asked at the Commission meeting, saying that he had asked that question at the Commission meeting. Supervisor Davis said the County's subdivision regulations require 25% open space and that the first phase did not have any open space. Mr. Clark asked if it was the Board's intention to require the same kind of water use in this subdivision as it required of subdivisions within the AMA. Chairman Brownlow said the turf for the golf course was already less than what was allowed in the AMA. Mr. Schurr added that the golf course would be developed in accordance with current County guidelines. Ms. Link said that with regard to the open space issue, the American Ranch subdivision had been allowed to begin the first phase of development with the understanding that later phases would have the required open space. Supervisor Davis asked if there was anything to prevent the sale of the other phases of the development. Mr. Schurr said the County would not issue building permits for any of the areas outside of what was approved by the Board, and that open space requirements would still have to be met for the overall project. Supervisor Davis asked what would happen if the first phase was developed and the rest of the project was allowed to lay vacant. Mr. Schurr responded that the first phase would always be included in the overall plan, regardless. He said that the PAD restrictions would remain in force even if another developer took over. Chino Valley area resident Billy Wells told the Board he believed the plan was as good a plan as any group could develop. He said he knew there were concerns about water, but that

it was a good project and that he would like to see it move forward. Supervisor Davis asked at what point the plan would go through the WAC and why the WAC hadn't seen it before now. Ms. Link said information about the project had been sent to the WAC in April but that the WAC had not responded with comments. She said that in the future all information would be sent to the WAC through Mr. Munderloh. Supervisor Davis asked Ms. Link if she recalled why the Commission, a year ago, had recommended extinguishment of the PAD zoning. Ms. Link said she believed it was due primarily to concerns about granting a fourth extension of time, which was at that time unprecedented. Supervisor Davis said he thought this project was a bad idea to begin with, that it was a bad idea a year ago, and that it was still a bad idea. He said he believed ADWR should be horse-whipped for endorsing the project, and that it was a city-type project that would increase density in the area six-fold. He said he had trouble knowing that in 2001, with all the concerns about water, the Board was still talking about allowing a golf course. Supervisor Davis said that when one does something not very smart because of a lack of information it is one thing, but to do something not very smart when one has information is something else entirely. Supervisor Davis then moved to deny the application. Chairman Brownlow said he would second Supervisor Street's motion to approve the recommendation of the Planning & Zoning Commission. Supervisor Davis' motion died for lack of a second. Paulden area resident Dewey Levie confirmed for Chairman Brownlow that there were many small lots in and around Paulden. Chairman Brownlow said that someone had once said that that the worst subdivision plan was still better than lot splits, that this project had been in the wings for quite some time and that there had been no protests to it. He called for the vote, which carried by a 2-to-1 vote, with Chairman Brownlow and Supervisor Street voting "yes" and Supervisor Davis voting "no."

2. Preliminary subdivision plat, Phases 1-5, PAD, Whispering Canyons, 306-35-010F, 010G, 012G, 012E, Williamson Valley area, Victor Hambrick agent for Cole Johnson, #7229. Consideration of a Preliminary Subdivision Plat for Phases 1-5 consisting of a total of 400 lots ranging in size from one-half acre to two acres with an overall density of approximately one unit per two acres on a total of 894 acres in a planned area development zoning district. Located along the west side of Williamson Valley Road approximately two miles north of the Williamson Valley Road/Chino Loop Road intersection and approximately eight miles north of the City of Prescott's incorporated boundaries. The Planning and Zoning Commission recommended approval of the Preliminary Subdivision Plat for Phases 1-5 with the following stipulations: 1). Submittal of a final plat within 2 years of preliminary plat approval to be in conformance with County Subdivision Regulations and to be in general conformance with plan entitled, "Whispering Canyons Planned Area Development Preliminary Plat" dated 1/4/01; 2). Applicant to provide legal, public access dedicated to the public for all proposed trails with specific locations to be determined prior to final plat recordation. All trails shall be constructed to Yavapai Trails Association standards as identified in the Master Trails Plan; 3). Review and approval of Phase 3 Drainage Report by the Flood Control District prior to or in conjunction with submittal of a Final Plat for phase one development; 4). All street names, addresses, and street name layout including the easement leading to the exception parcel to be approved by the Address Coordinator, or his/her designated representative, and Central Yavapai Fire District prior to Final Plat Approval; 5). The proposed primary access point on Williamson Valley Road to be reviewed by the planning and design review project manager and public works for possible limitation to either egress or ingress only after Road 2 South intersection has been developed; 6). Waiver(s) from ordinance standards for pavement widths and maximum grade as detailed in the letter from Lyon Engineering dated May 3, 2001 for private streets only and for the private

streets to be depicted as privately owned and maintained on the final plat; 7). All stipulations from previous approvals will still apply; 8). Trail staging area to be depicted on the Final Plat. There was brief discussion regarding secondary access, during which Mr. Hambrick said the reason for directing traffic through Inscription Canyon was because of expectations that there would be a light at Road 2 South. Supervisor Street moved to approve the recommendations of the Planning & Zoning Commission. Chairman Brownlow seconded the motion, which carried by unanimous vote. Richard Clark, representing the Williamson Valley Concerned Citizens, said his organization strongly supported this application.

Consent agenda for planning and zoning items, for which there were no protests at the Planning & Zoning Commission hearing. Chairman Brownlow called for comments in opposition to the items listed below. There were none, whereupon Supervisor Davis moved to approve the recommendations of the Planning & Zoning Commission in each case. Supervisor Street seconded the motion, which carried by unanimous vote.

1. Preliminary plat/final site plan, Weaver Mt. Estates, 201-26-074C, Congress area, Rome Glover, #7211. Consideration of a Preliminary Subdivision Plat/Final Site Plan, in order to allow for the creation of 175 single-family residential lots and approximately 1.4 acres of open space and public trails on approximately 73 acres in a PAD (Planned Area Development) zoning district for the first phase of a project to be known as Weaver Mt. Estates. The overall 146 acre PAD includes single family residential & multi-family housing, a mobile home park, a commercial center and an equestrian center on 19 acres of open space. The subject property is located south of Roadrunner Road and west of Ghost Town Road in the vicinity/community of Congress. The Planning and Zoning Commission recommended approval of the Preliminary Subdivision Plat/Final Site Plan with the following stipulations: 1). Submittal of a final subdivision plat for Unit IA, as specified under Article 5 of the Yavapai County Subdivision Regulations within 24 months of the Board of Supervisors approval of the preliminary plat and in substantial conformance with the approved preliminary plat dated 3-01; 2). Phase III Drainage Report to be submitted and approved by the Flood control District, prior to scheduling consideration of the final plat for Phase IA by the Board of Supervisors; 3). Development of road improvements to be in accordance with Public Works 3-30-01 recommendations; 4). Trail improvement schedule to be in keeping with Weaver Mt. Estates Trail Improvement Schedule Map as recommended by the Yavapai Trails Association; 5). Schedule for relocation of Ghost Town Road to be in keeping with ADOT's 3-29-01 recommendation: at such time as 80 residential units have been developed and occupied or at such time as commercial property is developed; 6). ADEQ approval of the waste water treatment plant for the subdivision, prior to recordation of the final plat for Phase IA; 7). In lieu of participating with the construction of recreation facilities on the Congress School property, the applicant will post financial assurances with the County, prior to recording the final plat for Phase 1A, in the amount of \$25,000 to be used at the direction of the HOA for recreational improvements for the Weaver Mt. Estates residents.
2. Use permit to allowing an existing manufactured home to be used as a business office in an RCU-2A zoning district, 304-06-358, Paulden area, Dewey J. Levie, #7204. Consideration of a Use Permit in order to allow an existing 24' x 64' manufactured home to be utilized as a business office on a .31 acre pre-existing legal non-conforming parcel located in a RCU-2A (Residential; Rural; two acre minimum lot size) zoning district. Located in the Holiday Lakes Estates on the southwest corner of the Laguna Trail and State Route 89 intersection, in the community of Paulden, approximately four miles north of the Town of Chino Valley. The Planning and Zoning Commission recommended approval of the Use Permit with the following stipulations: 1). Use Permit to be

approved on a five (5) year, non-transferable basis, for a business office with all uses conforming to the Residential Services Zoning District; 2). Development of the parcel in substantial conformance with the submitted site plan dated 4/3/01; 3). Hours of operation limited to 8:00 am to 5:00 p.m.; 4). Maximum number of five (5) employees; 5). Signing associated with the office shall conform to the RS Zoning District standards and shall not exceed 96 total square feet; 6). Within 90 days of Board approval, a live vegetative screening of 15 gallon Arizona Cypress(or similar drought tolerant, evergreen), placed 10' on center with three (3) Red Photinia or similar shrub between each tree, is to be placed along the south and west boundary of the parking area unless waived by the adjacent property owners. All vegetative screening to be kept in a continued live state or replaced within 30 days; 7). Applicant to utilize a barrier such as railroad ties or equivalent, to restrict vehicles from parking on areas of the parcel not designated for parking and from traveling over the septic system; 8). Development of the property shall be in conformance with all other current applicable standards and regulations in the Planning and Zoning Ordinance, unless waived by the Board of Supervisors; 9). Certificate of Compliance to be issued within 90 days of Board approval.

3. Use permit amendment to allow an increase in spaces from 45 to 50 and to allow the placement of RVs on those additional spaces and allow existing RVs to remain until vacated, in an RS-4 zoning district, Soft Winds Mobile Home Park, 402-02-030B, Dewey area, Patrick Sinden agent for Betty Robson, #7203. Consideration of an amendment to an existing Use Permit in order to allow the increase in spaces from 45 to 50 and to allow the placement of Recreational Vehicles on those 5 spaces and allow existing RV's to remain until vacated. Located on an approximate 7.87 acre parcel in a RS-4 zoning district, in the immediate vicinity of the SR 69 and SR 169 intersection behind the existing Dewey Post Office in the Community of Dewey. The Planning and Zoning Commission recommended approval of the amendment to an existing Use Permit with the following stipulations: 1). Use Permit Amendment be granted on a permanent-transferable basis, with staff notification of transfer, for a mobile home/RV park consisting of 44 spaces for mobile, manufactured and "park model trailers" and 6 spaces for RVs including an affixed doublewide managers residence; 2). 11 existing RVs in spaces 2,3,4,5,6,11,21,23,24,39,44 to be allowed to remain until moved. No new RVs or travel trailers, excluding park model trailers, to be placed on the property in spaces 1-44. RV's only, excluding park model trailers shall be placed in spaces 45-50, and shall be kept in "road-ready" condition; 3). RVs shall be defined by the ARS 41-2142; 4). All new homes and structures placed or constructed in the park shall receive a Zoning Clearance prior to that placement or construction with the exception of the RVs in spaces 45-50; 5). No overnight RV parking. All RV spaces must be rented a minimum of 30 days; 6). No new or additional RV storage with the exception of those vehicles currently being stored in the storage area along the northern boundary of the park; 7). RV park shall be developed and operated in conformance the Section 108.P of the Planning and Zoning Ordinance; 8). Applicant to provide approval from ADEQ for operation of the WWTP with 44 mobile spaces, 6 RV spaces and an affixed doublewide managers residence, prior to placement of more than 45 mobiles, manufactured homes, and RVs on the property; 9). Development of the property shall be in conformance with all other current applicable standards and regulations in the Planning and Zoning Ordinance, unless waived by the Board of Supervisors; 10). Certificate of Compliance to be issued within 90 days of Board approval.
4. Use permit to allow the placement of a double-wide manufactured home on a parcel zoned R1L-175 and M2, 302-07-314B, Juniperwood Ranch Unit 14, northwest of Ash Fork, Rick Revaire agent for John Sydow, #7222. Consideration of a Use Permit in order to allow the placement of double-wide manufactured home on an approximate 9.75 acre parcel zoned a combination of R1L-175 (Residential Site Built Homes only) and M2 (Industrial Heavy). Located in the Juniperwood Ranch Unit 14, northwest of Interstate 40 Exit 144 in the Community of Ash Fork. The Planning and Zoning Commission recommended approval of the Use Permit with the following stipulations: 1). Use Permit granted on a

permanent-transferable basis, to allow the placement of a double-wide manufactured home on the northern R1L portion of the subject parcel; 2). Development of the property shall be in conformance with all other current applicable standards and regulations in the Planning and Zoning Ordinance, unless waived by the Board of Supervisors.

5. Use permit renewal for continued operation of a construction equipment storage yard in a C2-4 zoning district, 402-02-030W, Dewey area, Vivian Baumgartner, #7206. Consideration of a Use Permit Renewal in order to allow the continued operation of a construction equipment storage yard in association with public utility improvements on an approximate 3 acre parcel in a C2-4 zoning district. Located along the west side of State Highway 69 in the immediate vicinity of the SR 69 and SR 169 intersection and the existing Dewey Post Office in the Community of Dewey. The Planning and Zoning Commission recommended approval of the Use Permit subject to the following stipulations: 1). Applicant to demonstrate compliance with Flood Control specifications for fencing/screening requirements; 2). ADEQ/County Environmental Services Department approval of sanitary facilities prior to commencement of use; 3). Development in conformance with site plan dated 10-23-95; 4). Applicant to remove all signs of occupancy after five (5) years or when the use is discontinued.
6. Use permit renewal to allow the continued operation of a real estate sales office and sign in an RCU-2A zoning district, 301-21-002B, Seligman area, Larry Olsen, #7210. Consideration of a Use Permit Renewal in order to allow the continued operation of a real estate sales office and associated signage in an RCU-2A zoning district on an approximate 11 acre parcel. Located on the northwest corner of Interstate 40 and Exit 123 in the Community of Seligman. The Planning and Zoning Commission recommended approval of the Use Permit subject to the following stipulations: 1). Use Permit approval for a period of four (4) years to coincide with the lease agreement between the land owner and applicant executed on April 1, 1996; 2). Total aggregate signage not to exceed 96 square feet in conformance with the C1 zoning district; 3). Conformance to letter of intent dated 9/3/96; 4). All outdoor lighting to conform to Yavapai County Zoning Ordinance Requirements (Dark Sky Ordinance).

The following items were deferred by the Planning & Zoning Commission. No action is necessary or required by the Board of Supervisors.

1. Use permit and plan amendment, Statler RV Storage, 402-02-269 and 028G, Dewey-Humboldt area, Dave Statler, #7232.
2. Use permit for gourmet coffee, tea house and bed and breakfast, Chateau Marquis, 500-15-034K, Monica Anderson agent for Shaun Edwards, #7233.

Development Services Department business:

1. Consider awarding Professional Services Contract to Dava & Associates, Inc. and Community Sciences Corporation, in the amount of \$200,750 for the Yavapai County General Plan Update. Chairman Brownlow asked if this would dovetail with the NASA program. Mr. Spedding said the information that NASA would be providing would be incorporated into the plan and that staff would meet with the NASA people next week to discuss it. He said that staff recommended awarding the contract as noted and that it would be extended out over three fiscal years. Chairman Brownlow commented on various aspects of the contract, asking Dava Hoffman of Dava & Associates to provide clarification in the contract document. Supervisor Street said that on this day the Board was considering awarding a contract but that it was not buying a plan item by item. She said she believed it was the responsibility of the Board and the Planning & Zoning Commission to put together the General Plan to set a vision and some goals, and to provide a basic framework. She said she believed

that once that was in place the various community plans would be plugged into the General Plan. Supervisor Street said this was a big responsibility and that the basic plan needed to be done by the Board and staff, after which public input could be considered. Ms. Hoffman said she would try to meet with each Supervisor in order to obtain community contact information. She said that participation from the public was required, and that she anticipated providing short questionnaires at community meetings. Richard Clark, representing the Williamson Valley Concerned Citizens, said his organization would be happy to help the County in this effort. Mr. Spedding said the contract would be broken into two phases. Supervisor Street asked if it would be sufficient to meet the deadline under the Growing Smarter Act for a General Plan Update. Mr. Schurr said that phase one of the contract would satisfy the deadline and that phase two would be additional work beyond what is required to satisfy the state. Upon a motion by Supervisor Davis, seconded by Supervisor Street, the Board voted unanimously to award the contract to Dava & Associates, Inc. and Community Sciences Corporation in the amount of \$200,750 as recommended.

ITEM NO. 5. Review departmental budget issues for 2001-2002. Assessor Tony Martinez requested a second position for his Verde Valley office, while Bagdad/Yarnell Justice of the Peace Anna Mary Glaab asked for reinstatement of the temporary salaries money she had originally requested in her budget. County Attorney Sheila Polk thanked the Board for its work on the budget, saying that overall she was happy with her budget. She noted that she had originally requested two Legal Secretary positions and had been granted one, saying that if she could not have the second Legal Secretary position she would like to have a Legal Clerk. Verde Valley Justice of the Peace Joe Butner requested restoration of his original requests for training and travel, printing, and jury fees. Major John O'Hagen and Administrative Aide Cathy Porteous presented a packet with the Sheriff's requests. Later in the day the Board briefly discussed the requests, generally agreeing that the Assessor's request should not be granted, and asking Mr. Holst to clarify with Judge Glaab whether she wanted to keep the additional position already granted and have her temporary salaries request reinstated or whether she wanted to give up the additional position in exchange for the temporary salaries funding. Chairman Brownlow and Supervisor Street appeared to agree that Ms. Polk's request for a Legal Clerk should be granted, and there appeared to be general agreement that Judge Butner's requests should not be granted. Mr. Holst said he had met with Presiding Judge of Superior Court Raymond W. Weaver, Jr., and Court Administrator Debi Schaefer the previous week to review several items in the Court's budget, and that the one item Judge Weaver and Ms. Schaefer felt was critical was additional money for the Alternate Dispute Resolution Coordinator position. There appeared to be general agreement among the Board members that this request should be granted. The Board members indicated they would review the packet of information provided by the Major O'Hagen.

ITEM NO. 6. Public Works Director Richard Straub.

1. Hearing: Consider amending Yavapai County Ordinance No. 1994-1 to exclude the issuance of right-of-way and access permits on non-maintained dedicated County roads. Ordinance No. 2001-1 was approved by unanimous vote. Motion by Supervisor Street, second by Supervisor Davis. No comments from the public. (Clerk's note: Ordinance No. 2001-1 repeals Ordinance No. 1994-1).
2. Hearing: Consider approval of franchise agreement with Table Top Telephone Company, Inc. Approved by unanimous vote. Motion by Supervisor Street, second by Supervisor Davis. No comments from the public.
3. Hearing: Consider establishing Country Club Road, Gail Lane, Lamarcia Drive, Melinda Lane, Riverglen Drive, Riverside Drive and Terrace Lane, all in the Camp Verde area, as County highways. Resolution No. 1292 establishing these roads as County highways was approved by unanimous vote. Motion by Supervisor Davis, second by Supervisor Street. No comments from the public. Shortly after the Board took action on this item, Greg

Sutherland, Steven Chesley and Fred Derby, all of the Camp Verde area, appeared and were allowed to speak. Mr. Sutherland expressed concern about water run-off if his road was paved. Mr. Chesley said that most people in the area did not want the roads paved and that they had been coerced into paying for paving. Mr. Derby said he did not want the roads paved. Supervisor Davis said he had met with many of the people in the area and that a great deal of money had been collected for the cooperative project.

4. Consider accepting roads in Quail Ridge Subdivision Phase 1 – Unit 1 as fully-maintained County roads, and release any funds being held in retention. Approved by unanimous vote. Motion by Supervisor Davis, second by Supervisor Street. No comments from the public.
5. Executive session pursuant to A.R.S. 38-431.03(A)(7) regarding right-of-way for Fain Road Realignment Project. Approved by unanimous vote. Motion by Supervisor Street, seconded by Supervisor Davis. This item was taken out of order and was done at the end of the day. The Board did not reconvene in open session following the executive session.
6. Consider approving New Fain Road as a Controlled Access Highway, with the only access onto the highway to be at the locations designated on the Fain Road Right of Way plat. Approved by unanimous vote. Motion by Supervisor Street, second by Supervisor Davis. No comments from the public.
7. Consider approval of items appearing on the Consent Agenda for Public Works. With the exception of item 1., all items were approved by unanimous vote. Motion by Supervisor Street, second by Supervisor Davis. No comments from the public. See Consent Agenda for Public Works, below, for details.

CONSENT AGENDA FOR PUBLIC WORKS: Unless otherwise noted, all items were approved by unanimous vote. Motion by Supervisor Street, second by Supervisor Davis. No comments from the public.

1. Consider approval of Contract Extension for Supply or Supply and Delivery of Fill Material in Yavapai County, Contract #2009595, Arrowhead Materials, Bedrock Landscape Materials & Supplies, Granite Mountain Design, Material Delivery, Inc., Meadow Valley Contractors, Inc., and T & H Construction, Inc., at unit prices bid until June 8, 2002. Supervisor Davis asked if it would be possible to change the County's contracts to prevent a company in violation of one County department's regulations from being awarded a contract with another County department. Mr. Schurr said staff could look into it. Approved by unanimous vote. Motion by Supervisor Davis, second by Supervisor Street. No comments from the public.
2. Consider approval of Authorization of Services with EMCON/OWT Solid Waste Services for Quarterly Gas Probe Sampling at the Camp Verde Landfill.
3. Consider approval of Change Order #2 to Seligman Airport Airfield Lighting and Electrical Improvements with Rural Electric in a decreased amount of \$5,364.72.

CONSENT AGENDA FOR BOARD OF SUPERVISORS: All items were approved by unanimous vote. Motion by Supervisor Davis, second by Supervisor Street. No comments from the public.

1. Requests from Board of Supervisors:
 - a. Approve FY 2001-2002 agreement with Arizona Counties Research Foundation to act as Federal Programs Fiscal Intermediary.

- b. Approve minutes of meeting of May 21, 2001, and of special meetings of May 16 and May 24, 2001.
 - c. Notice of intent to award or reject bids received for remodeling of remanded juvenile facility at the Camp Verde Jail. Bids opened May 29, 2001. Two bids received: Lejas Corporation - \$412,355 and Southwestern Construction - \$285,669. Recommend awarding to Southwestern Construction.
 - d. Acknowledge receipt of the official canvass of the May 15, 2001, special election held in the Camp Verde Sanitary District.
2. Requests from Medical Assistance:
 - a. Consider approval of Title 36 (Behavioral Health) Amendment #3 to current contract with West Yavapai Guidance Center, to be effective July 1, 2001 through September 30, 2001, with no change in rates.
 - b. Permission to purchase an HP 8500 color printer in the amount of \$6,000 for the Long Term Care Division, to be paid for from budgeted funds.
3. Requests from Sheriff:
 - a. Permission for Sheriff Buck Buchanan and Capt. Ron Klein to attend the National Sheriffs' Association 2001 Annual Conference, Ft. Lauderdale, Florida, June 22-28, 2001, at an approximate cost of \$3,100 to be paid from Jail Enhancement Funds.
 - b. Permission to apply for Arizona DUI Abatement Council grant for the purpose of purchasing two INTOXYLIZER 5000 units at \$5,908 each and overtime funding of \$38,184 to be used in DUI Enforcement activities. No local cash match required.
4. Requests from Juvenile Probation:
 - a. Approval of participation and resolution in the Family Counseling Program and providing matching funds of \$4,813 for 2001-2002, to be paid from departmental funds. Resolution No. 1291.
 - b. Permission for two Juvenile Probation Officers to attend a technical assistance training event on safety, July 8-12, 2001, Kansas City, Missouri, Second Annual National Conference on School Safety, at approximate cost of \$1,000 per person with \$920 per person to be paid by a grant from the Yavapai County School to Work Partnership and the balance to be paid from budgeted funds.
5. Request from Finance for approval of cooperative purchasing agreements with La Paz County which will allow it to purchase off Yavapai County's existing motor grader contract.
6. Request from Assessor for various parcels to be changed from Legal Class 4 to Legal Class 3 as of their date of conversion, pursuant to A.R.S. 42-12054, and as evidenced by Board Memorandum No. 2001-03.
7. Requests from the Health Department:
 - a. Reappoint M.P. Brutinel to the Yavapai County Board of Health representing District 1, with term to expire on June 30, 2004.
 - b. Approve Sub-grant Award Agreement with the Arizona Department of Public Safety for Victim Assistance Grant Program.

c. Approve renewal of lease agreement with the Town of Chino Valley.

8. Request from Elections for permission to purchase an unbudgeted capital item, heavy duty shredder plus supplies at a cost of \$2,864.39 to be paid from available departmental funds.
9. Approve vouchers.

CONSENT AGENDA FOR DIRECTORS OF YAVAPAI COUNTY FLOOD CONTROL, FREE LIBRARY AND JAIL DISTRICTS, AND COUNTY IMPROVEMENT DISTRICTS: Reference: Special District minutes.

1. Resolve into the Boards of Directors of the Yavapai County Flood Control, Free Library and Jail Districts and other County improvement districts as follows, for the purpose of approving vouchers: Ash Fork Street Lighting Improvement District; Yarnell Street Lighting Improvement District; Seligman Street Lighting Improvement District; Sun-Up Ranch Road Improvement District; Prescott East Sanitary District; Coyote Springs Road Improvement District II.

CLAIMS AGAINST YAVAPAI COUNTY

<u>ACCOUNT</u>	<u>AMOUNT</u>	<u>ACCOUNT</u>	<u>AMOUNT</u>
General Fund	1,462,523.66	Jail District	199,861.72
District 1 Park Fund	6,141.41	District 2 Park Fund	30.00
Family Planning	3,062.95	Family Planning Fees	1,201.18
Home Health Ser	11,689.16	Health Promotion	2,287.24
Nutrition	708.52	T.B. Control	576.42
WIC Program	19,153.89	Jail Enhance	5,058.94
Diversion Intak	9,038.80	Juvenile IPS	13,106.78
Juvenile Food Prog	1,189.30	Community Advis. Bd.	418.97
Probation Serv	4,719.33	Adult IPS	27,009.26
Adult Probation Fees	22,479.66	Prob Enhance	27,442.87
Recorder's Surcharge	5,005.22	Indigent Def/Dg	1,571.13
Nutrition Fees	234.09	Crim Just/Atty	3,788.48
Bad Check Prog	2,783.08	Recycle Education	400.00
		Pro	
Juv Prob Sys	3,806.90	Commodity Fd	307.34
Azeip Case Mgmt	781.55	Sexual Trans Disease	225.34
Hi Risk Chld Hl	1,729.76	Clerk's Storage	912.84
WIC/TOB Intervention	1,642.68	HIV Prevention	1,665.26
Atty Anti-Racket	7,192.03	PANT	1,391.14
Law Library	900.19	CASA	3,799.29
Case Process	1,490.88	Azeip Coordinator	8,214.24
Vict Witns Prog	5,149.92	Court Enhancement	946.90
Concil Court	2,873.41	Drug Enf Fndg	2,489.71
Vital Statistic	2,270.96	Victims Rights Impl	3,217.49
JAIBG Juv Acct	1,386.09	Yav Indian Agreement	2,694.91
Hassayampa/LTC	1,815.05	Dietetic Intern	805.25
Immuniz Service	3,481.26	Idea-Preschool	980.76
Subs Abuse/DARE	238.03	Chem Abuse	221.40
Family Drug Court	1,084.12	Juvenile Drug Court	3,122.69
Juv Det/PACE	5,657.31	Collab Comp Rev	424.27
Prevent Child Abuse	419.49	Special Program	8,222.43
Sm Schools Ecia	994.79	Sm Schools Beha	13,552.77

Cops in School	3,857.75	Fill the Gap - Courts	1,550.94
Public Works	369,193.55	Health Fund	53,114.77
Jail Commissary	9,180.26	Yav Cemetery Assoc	23.90
W Yav Solid Waste	56,401.48	V V Landfill	35,785.27
Water Advisory	2,677.48	Osteoporosis	339.30
Comm			
Develop Clinic	709.56	Tire Recycle	2,437.83
Safe School Pro	3,744.51	Adhs-Svs Coord	615.55
Fill the Gap - Attorney	1,858.96	Family Law Commiss.	4,152.05
Comm Punish Pro	889.11	Pace Chapter 1	89.55
Regnl Road Project	262,847.61	Library Auto Consor	248.58
Health Start	3,264.20	Emerg. Response Gr	10,660.15
Victim Comp	43,000.00	Intstcomp Prog	2,202.69
Ryan White II	1,764.47	Grant In-Aid	1,015.95
COPS More	5,083.95	Perinatal Block	1,792.65
Child & Adoles. Grant	699.99	Tobacco Educ	16,247.38
Hopwa Housing Opp	128.66	Cops Fast	2,503.48
Equal Ad Det Ed	89.54	School Res. - Mayer	1,718.52
Field Trainer	788.03	Comm. Access Prog.	829.66
Attendant Care	16,255.73	HIV/WYGC	495.94
HIV Targeted	1,485.05	Access & Visit.	17.45
Children's Justice	1,233.69	Child Sup & Vis	566.20
Domestic Relations	513.13	VOCA	2,849.91
Ed			
LTAF-VLT Local	38,500.00	JTSF Treatment	3,941.04
Trans			
Divrsn Consequ	443.94	Capital Projects	22,834.59
Jail Construction	2,512.28	Seligman Runway	118,961.82
ALTCS	292,519.19		

In addition, payroll was issued on June 1 for the pay period ending May 25; warrant numbers 2405864 through 2406370, in the amount of \$358,795.59. Jury certificates were also issued, warrant numbers 6850585 through 6850644; 6850645 through 6850777. Warrants issued for June 4 Board day, 4149786 through 4150196; 4150197 through 4150537.

There being no further business to discuss, the meeting was adjourned.

ATTEST:

_____Clerk _____Chairman