

BOARD OF SUPERVISORS MINUTES WITH SUPPLEMENTAL TRANSCRIPT
(Where a supplemental transcript is available, it is printed in bold type)

OFFICE OF BOARD OF SUPERVISORS
YAVAPAI COUNTY, ARIZONA

Prescott, Arizona

August 16, 2004

The Board of Supervisors met in regular session on August 16, 2004, in Cottonwood, Arizona, at 9:30 a.m.

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

Also present: Jim Holst, County Administrator; Dave Hunt, Board Attorney/Assistant County Administrator.

Clerk's note: A copy of these minutes with a supplemental transcript is available in the Office of the Clerk of the Board of Supervisors and is also available on the County website.

ITEM NO. 1. Board of Supervisors.

1. Set primary and secondary property tax rates for 2004, and approve resolution providing for the collection of taxes by the County Treasurer. Upon a motion by Supervisor Brownlow, seconded by Supervisor Street, the Board voted unanimously to set the tax rates as presented and to approve Resolution No. 1550 providing for collection of taxes. There were no comments from the public.

Mr. Holst explained that the various taxing jurisdictions in the County provided their levy needs to the County and that aside from being responsible for levies resulting in the County's property tax and that of the Flood Control District and Library District, the Board of Supervisors simply did the mathematical calculations for the jurisdictions. He noted that there was a 1% increase in the County's General Fund tax rate, but that the rate for the Library District would decrease by one cent and the rate for the Flood Control District would decrease by two cents. Mr. Holst told the Board he had been advised by the County School Superintendent that the Sedona-Oak Creek School District met the requirements for the minimum school tax and that this tax was a new tax for the district this year. He added that Sedona-Oak Creek School District was the only school district in the County that met the criteria for the minimum school tax. Supervisor Street asked why the tax rate for Cottonwood-Oak Creek School District had increased so dramatically. Mr. Holst said he believed it was related to the fact that last year the school district's tax rate had been very low and the district found it necessary to increase it. Chairman Davis said he wanted to clarify that the Board of Supervisors had no authority to change the tax rates for any jurisdictions other than the County, Flood Control District or Library District. Mr. Holst said the only exception to that was that by law fire districts could not exceed a rate of \$3.00 and that if the County received a fire district levy that resulted in a rate of more than \$3.00 it would have to reduce the rate to the \$3.00 authorized by statute. Chairman Davis pointed out that many jurisdictions have rates higher than the County's tax rate, and that often people did not realize when they received their tax bill that it was not the County causing all of the taxes but also the school district, fire district, and the community college district. Mr. Holst said that as part of the County's Assessor software project the County would eventually have the ability to print its own tax bills and that it would then be able to provide to taxpayers a better explanation of what is on the bill.

2. Consider request from White Mountain Road Club for a permit to hold a bicycle race on August 29, 2004, known as the "Skull Valley Road Race." Chairman Davis announced that this item had been withdrawn.
3. Consider approval of items appearing on the Consent Agenda for Board of Supervisors and on the Consent Agenda for Special Districts. With the exception of items 1.c., 1.e, 4.b., 6.a., and 11., all items were approved by unanimous vote. Motion by Supervisor Brownlow, second by Supervisor Street. No comments from the public. See Consent Agenda for Board of Supervisors for details.

ITEM NO. 2. Yavapai County Recorder Patsy Jenney-Colon. Request for permission to extend the maintenance contract for the Record's Maps Internet application software at a cost of \$20,300 including tax and shipping to be paid from Storage and Retrieval Fund. Leslie Reagan, an employee in the Recorder's Cottonwood office, presented this item. Upon a motion by Supervisor Brownlow, seconded by Chairman Davis, the Board voted

unanimously to hold this item in abeyance.

Ms. Reagan told the Board that any questions regarding this item would need to be referred to MIS Director Stephen Welsh. Chairman Davis asked if the amount was an annual fee and whether this work was something that the MIS Department could perform in the future. Ms. Reagan said she would find out and report back. Later in the day, Ms. Reagan returned to the Board and said the amount listed was an annual fee. She said this was not included in the Recorder's budget and that Chief Deputy Recorder Ana Wayman-Trujillo was going to meet with Mr. Welsh to go over the issue. Chairman Davis said it seemed like a large expense, and that it might be better to hold a decision on the item until the Board's next meeting in Prescott. Mr. Hunt noted that the vendor for the service was not identified.

ITEM NO. 3. Yavapai County Water Advisory Committee Coordinator John Munderloh. Request for permission to send a letter requesting a meeting with Senator McCain and Senator Kyl, or their staff, to discuss the water management proposal attached to the Northern Arizona Land Exchange Bill. Upon a motion by Supervisor Brownlow, seconded by Supervisor Street, the Board voted unanimously to approve the request with the changes or additions noted. No comments from the public.

Mr. Munderloh said the original version was quite contentious and that there was now a newer version, but that the WAC would still like to hold meetings with the Senators or their staffs. He said there were some things in the proposal that were quite confusing and which could have far reaching implications for many of the communities in the County. Mr. Munderloh said that Title 2 of the land exchange bill directs the formation of a Verde River Basin partnership and that it needed to be clear that the WAC works through the Board of Supervisors. Chairman Davis said he would like the Board of Supervisors to participate in the meeting with the Senators or their staffs. He suggested that the letter also make it clear that this issue is not related just to the Verde Valley but to the County as a whole. Supervisor Brownlow and Supervisor Street agreed that the Board should be present at the meeting. Supervisor Brownlow said he had recently re-read the development agreement between the County and the Yavapai Ranch and that he would like people to be aware that the Board's approval of the development agreement did not mean that the County supported the land exchange.

ITEM NO. 4. Hearing: Consider changes to the Yavapai County Health Code and to the Environmental Health fee schedule, as requested by the Yavapai County Community Health Services Department. Community Health Services Department Director Marcia Jacobson presented this item. Verde Valley Senior Center Executive Director and member of the Yavapai County Food Safety Industry Council Elaine Bremner and Food Safety Manager for Fry's Food & Drug Stores Norman Barnett participated in discussion. Approved by unanimous vote. Motion by Supervisor Street, second by Supervisor Brownlow.

Ms. Jacobson reminded the Board that it had held a courtesy hearing on this issue two weeks ago, the outcome of which was to direct her department to discuss the proposed changes with the Yavapai County Food Safety Industry Council. She said that two meetings were held last week and that several changes were recommended as a result of those meetings. Ms. Jacobson said the first change, in response to concerns about manager certification, was to change the term "owner or operator" to "person in charge." She said that because of concerns about increases in permit costs for food worker certification, the recommendation was now to have a one, two or three-year certificate with the fees adjusted accordingly. Ms. Jacobson said that with regard to provisional certificates she was recommending a system of credits that could be applied based on the type of risk involved or for currently certified managers who are opening a second location or who have multiple locations. She said the new recommendations also included exceptions to the provisional certificate for certain circumstances. Ms. Jacobson said it was the feeling of the Food Safety Industry Council that the first reinspection should be free in order to maintain it as an educational visit, but that the Council felt strongly that any food establishment requiring a second reinspection should be charged the full cost of \$220. Ms. Bremner said the discussions with the Council went very well and that she was in complete agreement with the fee schedule, and particularly with the \$220 fee for a second reinspection. She said that if the Health Department had to keep going back to a food establishment for reinspections, then there was a real problem for the general public. Mr. Barnett said he felt that the proposed changes in the fees were quite modest and that he supported the changes with the exception of the food worker certificate. He said that

most counties in the state had a three-year certificate and that the cost for that certificate ranged from \$12 to \$18 and that he did not feel the County's proposal for a three-year certificate at a cost of \$20 was on par with other counties. Supervisor Street asked Mr. Barnett if his employees were long-term employees and whether they received benefits. Mr. Barnett responded that there was less turnover in the rural areas than in the urban areas. Supervisor Street said she believed the intent in adjusting the fees according to the length of time for the certificate was that someone might have \$10 for a certificate but not \$20. Mr. Barnett noted that all of Fry's food mangers were undergoing a national accreditation program. He said he felt that if the food worker certificate fee was going to go up to \$15, it should be for a three-year certificate. Ms. Bremner said this issue was discussed with the Council and that a person who received a three-year certificate would also receive ongoing education.

ITEM NO. 5. Public Works Director Richard Straub.

1. Consider approval of Change Order #4 with Vastco, Inc. for the Mingus Avenue Extension Project, Camp Verde, Yavapai County, Arizona, Project #998144, in the amount of \$103,968.63. Half-cent sales tax project. Approved by unanimous vote. Motion by Chairman Davis, second by Supervisor Brownlow. No comments from the public.

Supervisor Street asked what the total overrun was on this project. Mr. Straub said it was about 3%, or \$300,000.

2. Consider approval of intergovernmental agreement JPA 04-039 with the State of Arizona for improvements to State Route 89A at the Mingus Avenue/Cornville Road intersection with all costs to be reimbursed by the State. Approved by unanimous vote. Motion by Chairman Davis, second by Supervisor Brownlow. No comments from the public.
3. Consider approval of Federal Aviation Administration Grant 014 for Runway 3-21 Widening and Strengthening, NAVIADS Upgrades and Runway 21 Run-Up Pad Relocation at the Sedona Airport. ADOT match is (2.5%); Sedona Airport Administration match is (2.5%) with total project funding to be estimated not to exceed \$3,000,000 with no County funds involved and Authorize the public works director or the assistant public works director to execute all necessary grant agreements and documents. Approved by unanimous vote. Motion by Supervisor Street, second by Supervisor Brownlow. No comments from the public.
4. Award or reject bids for the Ash Fork Maintenance Building Rehabilitation Project in Yavapai County, AZ Project #2413813. Bids opened July 27, 2004, with bids received from the following vendors: N.C.C.I, Inc., \$159,700 and R.K. Sanders, \$204,300. Recommend awarding to N.C.C.I. Inc. for \$159,700. Half-cent sales tax project. Approved by unanimous vote after Mr. Straub noted that the County would be reimbursed for this cost. Motion by Supervisor Brownlow, second by Supervisor Street. No comments from the public.
5. Consider approval of a contract for Professional Services with Deutsch Associates and Authorization of Services No. 2413816 for Post Design Services for Ash Fork Maintenance Building Rehabilitation Project in an amount not to exceed \$10,000. Half-cent sales tax project. Approved by unanimous vote after Mr. Straub noted that the County would be reimbursed for this cost. Motion by Supervisor Brownlow, second by Supervisor Street. No comments from the public.
6. Consider approval of items appearing on the Consent Agenda for Public Works. All items were approved by unanimous vote. Motion by Supervisor Brownlow, second by Supervisor Street. No comments from the public.

CONSENT AGENDA FOR PUBLIC WORKS: Approved by unanimous vote. Motion by Supervisor Brownlow, second by Supervisor Street. No comments from the public.

1. Approve release of all funds being held in retention under the financial assurances for American Ranch Phase 1.
2. Approve release of all funds being held in retention under the financial assurances for La Privada at Verde Santa Fe.
3. Consider approval of indemnity agreement with a private property owner for the use of their property for a community cleanup in Yarnell/Peeples Valley on August 28, 2004.
4. Approve Pioneer Park/Commerce Drive roundabout as a project at a cost of \$25,547 to be paid from District 1 HURF Funds.

ITEM NO. 6. Development Services Director Ken Spedding and Development Services Assistant Director Enalo Lockard. Planning and zoning. Deputy County Attorney Randy Schurr and Staff Planners Connie Dedrick and Ryan Smith participated in discussion of items.

1. Consider approval of items appearing on the Consent Agenda for Planning and Zoning. All items were approved by unanimous vote. Motion by Supervisor Street, second by Supervisor Brownlow. No comments from the public.
2. Hearing: Use permit to construct one multiple tenant wireless communication facility including one monopole 185 feet tall and equipment facility on a lease area of approximately 7200 sq. ft. in the RCU-2A zoning district, Rarick Canyon Wireless Communication Facility, 800-10-012R, Lake Montezuma/Rimrock area, Technical Solutions agent for Coconino National Forest, #H4098. Consideration of Use Permit to construct one (1) multiple tenant wireless communication facility including one (1) monopole 185 feet tall and equipment facility on a lease area of approximately 7200 sq. ft. in the RCU-2A (Residential; Single Family; Rural 2 Acre minimum lot size) zoning district. Located on the south side of I-17 at Rarick Canyon aka the McGuireville Rest Area just north of Lake Montezuma/ Rimrock area. Sec 24 TWN15N R5E G&SRB&M. The Planning and Zoning Commission recommended approval of the Use Permit, with the following Stipulations: 1). Use Permit shall be granted on a twenty (20) year transferable basis until 12/31/2023, which runs concurrently with the lease agreement with the National Forest Service dated February 14, 2003 with Staff notification prior to transfer; Development shall be in conformance with the site plan dated 5/20/04; 2). The maximum height of the tower, including base, platform and antennae, not to exceed 185 feet above grade level; 3). No signs shall be allowed at the facility with the exception of a single one (1) square foot sign for the applicant to provide emergency contact numbers (Section 605.D.3.f); 4). Any lighting used in conjunction with the maintenance or operation of this facility shall be in compliance with the Yavapai County Planning and Zoning Ordinance; 5). Applicant shall obtain building permits/zoning clearance, within one (1) year from the permit date and diligently pursue completion. Failure of such shall void the permit unless a longer time has been granted or an extension of time has been applied for with the Board of Supervisors prior to the expiration of the one (1) year period (Section 582.C.4); 6). Within thirty (30) days of Board of Supervisors approval financial assurances shall be posted by the applicant for the occurrence or possible need for removal of the tower and returning the natural state of the site, prior to submittal and approval of building permits/zoning clearances (Section 605.J.1); 7). The communication tower shall be removed from the property, at the owner's expense, within one hundred eighty (180) days if it becomes unused or obsolete (Section 605.J.2); 8). Certificate of Compliance issued one (1) year of Board of Supervisors approval date if all criteria have been met. Upon a motion by Supervisor Street, seconded by Supervisor Brownlow, the Board voted unanimously to approve the recommendation of the Planning & Zoning Commission, with the following changes: Stipulation #1, change "site plan dated 5/20/04" to "site plan dated 6/01/04"; Stipulation #3, add "and other governmental required signage"; Stipulation #4, add "lighting height will be at a maximum of 100 feet"; and add Stipulation #9 to read "Towers and attachments to be painted a non-reflective gray color; observation deck and ground facilities match the landscape color."

Ms. Dedrick said that five letters of opposition had been received, along with an email from the applicant indicating that they would not oppose additional stipulations. In response to a question from Chairman Davis, Ms. Dedrick said it appeared the parcel next to I-17 was vacant and that the pole would be located on Forest Service land. Ginnie Ann Sumner said she was representing Technical Solutions and that this permit had been worked on for about five years. She said that because of concerns expressed by the neighbors a number of changes had been made and that instead of placing the lights on the pole at 115 feet in height, there would be three lights placed at 100 feet and they would be turned toward the interstate and that the pole would be painted a dull gray. She said some people had suggested that the pole be located on a hill north of the rest area but that there were many advantages to having it located at the rest stop. Ms. Sumner said that less intrusive sodium lights would be installed and that there would be only three lights and that it would meet the requirements of the dark sky ordinance. She said the observation deck and ground facilities would be painted to blend with the landscape and that it would be necessary to place certain signs required by the FCC. Supervisor Street said she thought the purpose of having lights on towers was to alert airplanes to the fact there was a tower. Ms. Sumner said sometimes that was the case, but that in this instance the lights were for the rest area. Chairman Davis asked if anyone was present to oppose this application. There was no response.

3. Hearing: Zoning map change and waiver from C2-1 to a Planned Area Development and a waiver request for parking requirements in order to allow for the conversion of apartments to condominiums, Sedona Sunrise Condominiums, 405-41-068 and 405-41-070, Village of Oak Creek area, SEC, Inc., James Sullivan agent for Sedona Sunrise Property Development, LLC, #H4094 and #H4095. Consideration of a Zoning Map Change from C2-1 (General Sales and Service) to a Planned Area Development and a waiver request for parking requirements in order to allow for the conversion of apartments to condominiums consisting of three (3) apartment buildings totaling 32 units on a combined acreage of 1.05. No increase in density or additional buildings is being proposed. Located on the south side of East Cortez Street approximately five hundred feet (500) east of its intersection with SR179 in the Village of Oak Creek. Sec18 TWN16N R6E G&SRB&M. The Planning and Zoning Commission recommended approval of the Zoning Map Change and Waiver, with the following Stipulations: 1). Approval of Zoning Map Change from C2-1 to Planned Area Development to permit the conversion from apartments to condos. Final Plat to be submitted within two years of Board approval in substantial conformance with the Letter of Intent dated May 27, 2004 and the Final Site Plan map dated May 26, 2004. Development in conformance with Section 440 (Planned Area Developments) of the Zoning Ordinance; 2). Waiver of parking requirements to allow six (6) ghosted parking spaces to be constructed in the future if the need arises; 3). Declaration of Condominiums to state no rentals in less than 30-day increments. Not to be used as lodging; 4). All necessary Permits, including Zoning Clearance to be obtained prior to submittal of the Final Subdivision Plat. Applicant to also satisfy Building Safety requirements for single-family attached condominiums prior to sale of condominiums. Sedona area residents Harry Easton, Helmut Woellmer and Joanne Johnson expressed opposition to the PAD zoning classification. Upon a motion by Supervisor Brownlow, seconded by Supervisor Street, the Board voted unanimously to approve the recommendation of the Planning & Zoning Commission.

Ms. Dedrick provided brief information, saying the property was located in the Village of Oak Creek and that a wash was anticipated for use in meeting the open space requirements of PAD zoning. Chairman Davis asked how many properties the Board had converted from apartments to condos. Mr. Smith said there had been a few such conversions over the last couple of years. Chairman Davis and Supervisor Brownlow said they did not recall taking such action. Chairman Davis asked what would have been required to build a condominium at the time the subject property was developed as an apartment complex. Mr. Lockard said the County had PUD zoning in the 1980s. Chairman Davis asked if that meant it would have been very different to build the property as a condo. Mr. Schurr said there would have been no difference. He said the question with regard to this application was whether or not the wash area qualified as usable open space. He said there was no separate zoning classification for condos and that the way the ordinance was written there must be 25% open space in PAD zoning and that in order to make that zoning classification work for this application it was necessary to include the wash as open space. Chairman Davis asked whether, when the property was built, things would have been different had the developer built it as a condo instead of as an apartment complex. Mr. Schurr said that if the Board considered the wash to be useable, then there would have been no difference. Chairman Davis said he did not think there were open space requirements in the 1980s. Mr. Schurr said there were open space requirements then, and that the Board had since determined that parking areas do not qualify as open space but that everything else could be considered. Chairman Davis asked if the applicant were to come to the County today and propose a condo, how it would differ if the same property was proposed as an apartment complex and whether the County would require different building standards or setbacks. Mr. Schurr said there would be no difference. Chairman Davis said he believed that people on this day would be talking about the County's PAD process but that when this particular building was developed there would have been no difference if it was built as a condo or as an apartment complex and that the same was true today. Mr. Schurr said the crux of the issue was that people did not think the wash should be considered as open space. Chairman Davis said another question he had was how to prevent things from coming back to the Board as conversions in the future. Mr. Lockard said the County General Plan stated that the County needed to re-do its ordinance with regard to the open space issue, and that he hoped to have something on this issue for the Board at its next joint session with the Planning & Zoning Commission in October. Mr. Schurr said there was no zoning that spelled out where condos should be and that the only way to handle this issue at this time was to put them in PAD zoning. He added that he did not know why there needed to be a lot of open space for condos. Mr. Sullivan said the wash was about 180 feet long and about 30 wide, and that if the

5,400 square-foot area of the wash was subtracted from the rest of the open space the property would still have 25% open space and would, therefore, meet the open space requirements of PAD zoning. Chairman Davis said he would like to avoid discussion of open space and instead deal with what was already there. He said he believed that some people just did not agree with the property being rezoned to PAD and that he wanted to separate the conversion of the apartment complex from the issue of how the zoning should be classified. Mr. Sullivan said there was room on the property to provide 64 parking spaces, but that in order to do that it would be necessary to remove mature vegetation, and that the applicant would prefer to provide 56 parking spaces with the "ghosted" parking spaces to be provided in the future if necessary. There was brief discussion about who would be responsible for adding the parking spaces later if they are needed, during which Mr. Schurr said that state law required condominiums to have property owner associations and that it would be the responsibility of the property owners association to add the spaces if the County requested it. Mr. Easton said he believed the Board would be compromising the PAD process if it approved this application and that there must be a better way to do it. Chairman Davis said the Board knew that it would need to deal with this issue and he asked Mr. Easton if he had any objection to the conversion. Mr. Easton said he did not live in the area of the property but felt that if the conversion was done right it could be a positive thing. He said he just did not like to see rules broken and suggested that the application be approved as a use permit instead. Chairman Davis asked Mr. Schurr if it would be possible to change the zoning to R1. Mr. Schurr said no, because that zoning classification required minimum lot setbacks. He said the only other possibility was a permanent use permit, but that Mr. Sullivan had said the wash did not need to be included in order to meet the 25% open space requirements and that as a result the property did meet all of the requirements of PAD zoning. He said he did not consider a use permit to be a good alternative. Mr. Woellmer said he did not agree with accepting a wash as open space and that he did not think PAD zoning was appropriate for this property, but felt a permanent use permit would be better. Ms. Johnson said she wanted to go on record that the Big Park Regional Coordinating Council and the Village of Oak Creek Association were against using PAD zoning for this property. She said she felt a permanent special use permit was better, that there did need to be a specific ordinance for this type of property, and that she questioned Mr. Sullivan's statement that the property would meet the 25% open space requirement without including the wash. Chairman Davis said he thought the real issue was whether the conversion was good for the community, adding that the Board recognized it needed to look at the ordinance. Ms. Johnson said she had no problem with the conversion but that there should be a way to handle it other than using PAD zoning. Chairman Davis said it would be noted in the minutes of this day's meeting that the Board would not consider approval of this application with PAD zoning to be a precedent-setting action. Supervisor Street asked if there was a zoning classification for high density. Mr. Lockard there was R2 zoning, but that it was for multiple family housing. Supervisor Street said it was just semantics and that it was taking up a great deal of time. Mr. Schurr said that with apartments the ownership was concentrated under one owner and that there was no concern about setbacks. Supervisor Brownlow asked if the new owner would remodel the complex or whether it would look the same. He said there had been no discussion about whether renters or property owners were better for a neighborhood or about what would generate the least amount of traffic. He asked if there had been a problem in the past with parking, said that the Board would have to deal with the issue of conversions in the future and asked if perhaps it would be wise to defer action on this item until the Board could deal with the greater issue of conversions and how to classify them. Supervisor Street said her main concern was whether the property would look the same three years from now. Mr. Sullivan said the applicant had already done some clean-up of the facilities but that there was no intention at this point to tear anything down or to add density, and that in any event with PAD zoning any proposed changes would have to come back to the Board for approval. He said he believed the property met the requirements of PAD zoning, and that it was his understanding that some of the renters had already moved out in anticipation of the conversion. Mr. Sullivan said that postponing a decision would only create a hardship for the applicant, and that even if the Board agreed to the zoning map change on this day the applicant still could not sell anything until approval was received from the Arizona Department of Real Estate. He said he was not aware of any problems with parking and that the conversion would give the people who currently were renting apartments the opportunity to own them. Mr. Sullivan said he was not hearing that anyone was against the conversion, only that they were opposed to the PAD

zoning designation. He said the property was currently zoned C2 and that under that zoning designation the applicant could have stores on the property. Mr. Sullivan added that he did not feel that County staff should be picked on just because there was no specific zoning for this type of situation.

4. Hearing: Use permit to allow an extension of twenty-feet and a co-location of four panel antennas consisting of 3 sectors, on an existing wireless communications facility, with a two hundred thirty square-foot equipment shelter within a four hundred eighty-one square-foot lease area in an RCU-2A zoning district, Jerome Nextel Tower, 401-03-001Z, Jerome area, Niles Radio for Danielle Waechter, Tetra Tech, Inc., #H4084. Consideration of a Use Permit to allow an extension of twenty-feet (20'), and a co-location of four (4) panel antennas consisting of three (3) sectors, on an existing wireless communications facility, with a two hundred thirty (230) square-foot equipment shelter within a four hundred eighty-one (481) square-foot lease area, in a RCU-2A (Residential; Single-Family; Rural; 2-acre minimum) zoning district. Located on Sunshine Road, approximately .31 miles northwest of the S.R.-89/ Jerome-Perkinsville Road intersection in the vicinity of Jerome. SEC14 TN16N R02E G&SRB&M. The Planning and Zoning Commission recommended approval of the Use Permit, with the following Stipulations: 1). Use Permit shall be granted on a ten (10) year, transferable basis, to run concurrently with the lease agreement, with staff notification prior to transfer, and development shall be in conformance with the site plan dated November 05, 2003; 2). The maximum height of the tower, including base, platform and antennae, not to exceed 58.3' above grade level; 3). Tower shall be installed in keeping with current ordinance criteria for a wireless telecommunication facility installation regarding fall zone or collapse safety; 4). No signs shall be allowed at the facility with the exception of a single one (1) square foot sign for Nextel to provide emergency contact numbers (Section 605.D.3.f); 5). Waiver of solid screening to allow construction of a chain-link fence around all ground-mounted equipment; 6). Any lighting used in conjunction with the maintenance or operation of this facility shall be in compliance with the Yavapai County Planning and Zoning Ordinance Section 603, Light Pollution Control. No dusk to dawn lighting. No lighting other than for maintenance; 7). Within thirty (30) days of Board of Supervisors approval financial assurances shall be posted by the applicant for the occurrence or possible need for removal of the tower/equipment and returning the natural state of the site, prior to submittal and approval of building permits/zoning clearances (Section 605.J.1); 8). Applicant shall obtain building permits/zoning clearance within one (1) year from the permit date and diligently pursue completion. Failure of such shall void the permit unless a longer time has been granted or an extension of time has been applied for with the Board of Supervisors prior to the expiration of the one (1) year period; 9). The communication tower shall be removed from the property, at the owner's expense, within one hundred eighty (180) days if it becomes unused or obsolete (Section 605.J.2). Approved by unanimous vote. Motion by Supervisor Brownlow, second by Supervisor Street. No comments from the public.

Mr. Smith said that three letters of opposition had been received to this application, two from people who lived approximately 1,000 feet from the facility and who objected to having to look at it and one from a person who lived about 4,000 feet away who was concerned about interference with his television reception. He said the question of television reception was looked into and that it was determined that television signal was not in line with the wireless facility.

5. Hearing: Use permit and community plan amendment for horsemanship instruction and outdoor storage of a horse carriage in an R1-35 zoning district, Sedona Equine Estates, 408-32-012V and 017A, Elmersville/Red Rock Loop Road area, Stuart Braun, #H4047. Consideration of a Use Permit and Community Plan Amendment for horsemanship instruction and outdoor storage of a horse carriage in an R1-35 (Residential; Single Family; site built, multi-sectional and manufactured, 35,000 square ft. minimum lot size) Zoning District, on 2 contiguous parcels on both sides of Mockingbird Lane totaling 4.14 acres. Located 500 feet West of the Mockingbird Lane/Elmersville Road intersection in the Elmersville/Red Rock Loop Road area. Site Address: 55 Mockingbird Lane. SEC 29 TWN 17N R 5E G&SRB&M. The Planning and Zoning Commission recommended to deny the, Use Permit, and the Community Plan Amendment. Staff recommends the following stipulations should the Board contemplate approval: 1).The Use Permit and Community Plan Amendment shall be granted on a 2 year and non-transferable basis and shall be in conformance with the Letter of Intent dated 6-24-04, and Site Plan received 2-13-04; 2). All uses are to be conducted on site. All public/commercial trail rides are prohibited. All public/commercial equestrian events of more than 4 persons are prohibited; 3). The 2 properties shall not be split or sold and shall be used as one unit as long as the Use Permit is

in effect or the Use Permit shall become null and void; 4). A maximum of 8 farm animals, including horses and/or llamas are to be stabled on site subject to an ongoing abatement program for odor, pests, and dust control; 5). Stalls, arenas, corals, exercise track and turnout areas shall be cleaned out at least once daily, manure removal shall be required. Manure shall be sanitarly stored to control odor, flies and dust, and, shall be removed from the property at least once every week; 6). Masonry sand and/or masonry sand mixed with manure free shavings shall be used to cover the dirt in the arena and exercise track as a dust control measure; 7). Screening is to be installed per Section 567 on all sides abutting residentially zoned properties. Abutting properties currently used for commercial purposes may be excluded. Any abutting property currently used for commercial purposes which later reverts to residential use shall also require screening; 8). No off site signage shall be permitted; 9). Use shall be in compliance with Sedona Fire District letter dated 3-5-04; 10). Certificate of Compliance to be issued within 3 months of Board of Supervisors approval confirming that all stipulations have been satisfied, the use is operating in conformance with all approvals, and in conformance with all other applicable County, state and Federal regulations or the Use Permit will become null and void. Sedona area resident Harry Easton expressed opposition to the application. Supervisor Street moved to approve the recommendation of the Planning & Zoning Commission. Supervisor Brownlow seconded the motion, with the stipulation that the applicant work with staff regarding storage of the carriage. The motion carried by unanimous vote.

Mr. Smith presented information regarding this application, saying that the local fire chief had concerns about the application because of the narrow width of Mockingbird Lane and because of water problems in the area. He said there were also concerns about manure on the site, and that letters of opposition had been received from members of the Elmer family and from Rygh Westby, property owners in the area. Supervisor Brownlow asked if the applicant would have to obtain a permit to keep the carriage on his property if the Board denied the application as was recommended by the Commission. Mr. Smith said it was his understanding that commercial vehicles could not be parked in a residential area. Supervisor Street asked if the applicant could still store the carriage on his property if the Board denied the application for commercial use of the property. Mr. Spedding said the applicant would have to keep the carriage inside or otherwise screen it, adding that the applicant was using the carriage for a commercial venture. Mr. Braun said he did not know the definition of a commercial vehicle but that a horse carriage did not need a license, that the driver of a horse carriage did not need a license, and that the Motor Vehicle Division did not care about carriages. He said he planned to provide horsemanship instruction on three acres next to his home, that he had seven gaited Iberian horses and that he used the Perelli training program. Mr. Braun said he believed his operation would benefit Yavapai County by helping people under stress and those with handicaps but that it would also help tourism in the County. He said that in the more than nine years he lived in the area he had improved the appearance of his property and that he had no objection to Mr. Westby's training of horses. Mr. Braun said he followed the American Horse Council recommendations for manure removal, which he said was better than allowing the manure to go into the landfill and create a health hazard. He said that any conditions applied to the use permit would be observed. Mr. Braun said he was not asking for more horses or adding any structures, and that he believed his application was a victim of the fallout from the application for Trail Horse Adventures. He said he had been told that all permits in the area related to horses would be denied because of Trail Horse Adventures. He said that Mr. Westby's use permit would be up for renewal in two years and he asked that the Board grant him a use permit for the same period of time and allow both permits to come up for renewal at the same time. Mr. Braun added that he believed each case should be considered on its own merits. He summed up his presentation by saying he had sent out 54 letters to area property owners, that he had received 34 expressions of no opposition, 8 expressions of opposition, and that there 12 people he could not contact. He said he believed he was entitled to use his property and his horses to generate some income to help him through his retirement years. Mr. Easton said that when the Red Rock Dry Creek Community Plan was developed one of the things that people in the area were very clear about was the desire to not have commercial development in the area, and that for this reason he was opposed to the application. Supervisor Street noted that the Kachina Stable operation (Trail Horse Adventures) would have to be finished in five years, and said she was aware of Mr. Westby's horse business. She asked if there was anyone else in the area with commercial activity. Mr. Smith said he was not aware of anything else. He added that Mr. Westby had a use permit for 15 horses and that he provided training on his property. Supervisor Street said she thought Mr. Braun had a good

idea, but that the location just was not right. Supervisor Brownlow said he still had a problem with not allowing Mr. Braun to keep the carriage outside on his property. Mr. Spedding said staff would work with Mr. Braun to make sure the presence of the carriage was not intrusive in the neighborhood.

6. Hearing: Preliminary Plat, Final Site Plan, Bella Terra on Oak Creek (formerly known as The Orchards at Cathedral Rock), 408-31-001B, 408-30-004A and 408-30-021, Sedona area, Art H. Beckwith agent for Mike Zito, By Synergy, L.L.C., #H4091. Consideration of a Preliminary Plat/Final Site Plan on approximately 53.13 acres consisting of 106 residential single-family lots with an average lot area of 7400 sq. ft in a PAD (Planned Area Development) known as Bella Terra on Oak Creek. Located along the south side of Upper Red Rock Loop Road approximately 0.30 miles south of Chavez Ranch Road and approximately 1.8 miles south of Highway 89A in the Sedona area. Sec 26 & 27 T17N R5E G&SRB&M. The Planning and Zoning Commission recommended approval of the Preliminary Plat and Final Site Plan and Waiver, with the following Stipulations: 1). The Planned Area Development be in conformance with PP/FSP dated April 2004, and revised letter of intent; Final Plat must be submitted within two (2) years from the date of approval of PP/FSP and be in substantial conformance with approved PP/FSP or the zoning will be null and void unless an extension of time is requested by the applicant and approved by the Board of Supervisors; 2). Applicant will have submitted a Water Adequacy Report from the provider prior to submittal of the Final Plat; 3). Developments shall comply with the Sedona Fire District comments dated June 15, 2004, and shall also comply with the fire-wise plan; 4). Tracts labeled "disposal" areas be held in perpetual irrigation easement and the easement language to state that this easement shall remain in perpetuity and no interference with this easement shall occur; 5). The applicant to participate in off site/on site road improvements such as grubbing and clearing of Upper Red Rock Loop Road and left turn lanes to be constructed for both the primary and secondary access points; 6). Lots 13, 41-46 need to meet the required setback of 20' off the perimeter of the PAD; Lots 105 & 106 need to meet the required Forest Service one (1) foot non-access easement; 7). Pedestrian access ways (trails) to be constructed internally along a system of pathway per original letter of intent and depicted on the Final Plat; 8). Should waste water treatment facility need to be above ground, appropriate protective screening must be installed prior to use; 9). Vegetative earthen screening shall be installed along Keller Lane prior to Certificate of Occupancy. Sedona area resident Harry Easton expressed support for this application. Upon a motion by Supervisor Street, seconded by Supervisor Brownlow, the Board voted unanimously to approve the recommendation of the Planning & Zoning Commission.

Chairman Davis said the Board had dealt with this proposal about a year ago when a much higher density was proposed, and that the applicant had offered to develop with a lower density. Ms. Dedrick said that residents' concerns with the current application were screening along Keller Lane and the location of the wastewater treatment plant. Mr. Easton said he wanted to commend the developer for listening to residents in the area, adding that the developer had done everything that had been asked of him. Mr. Easton said the proposal did meet the requirements of the Red Rock Dry Creek Community Plan and that he had no opposition to the application. Mr. Zito said he had worked with the community to develop a plan that would be good for the community and also good for his company. He said that at one time the subject property had contained a mobile home park and auto parts collection site, and that originally the zoning had been approved for 225 lots. Mr. Zito said that if approved, the subdivision would be a custom subdivision and that he had contracted with Arizona Water Company to bring service into the area, thereby eliminating concerns about depleting water in the area. He said that the wastewater treatment plant could be relocated again, but that he hoped the proposed location with screening would be suitable.

7. Hearing: Revised final plat, Solair Estates Unit One Tract A, 407-35-013, Cornville area, Jim Sullivan, SEC Inc. agent for Solarland Inc., #H4116. Consideration of a Revised Final Subdivision Plat in order to eliminate the airstrip designation from Tract A of Solair Estates Unit One in the R1L-70 Zoning District (Residential Single Family Limited 70,000 square feet per dwelling unit) on approximately 6.4 acres. Elimination of the airstrip will not allow for additional residential units, as the land will be absorbed into existing lots with the potential of being used as an access easement. Located at the easterly end of Adobe Drive approximately 750 feet east of its intersection with Solair Drive, which intersects Cornville Road approximately 500 feet to the north in the Cornville area. SEC 11 T 15 N R 4 E G&SRB&M. Area property owner Chris Grant participated in discussion of this item. Upon a motion by Supervisor Brownlow, seconded by Supervisor Street, the Board voted unanimously to

approve the revised final plat.

Mr. Lockard said the applicant just wanted to eliminate the designation of the airstrip, and that no additional dwelling units would be created as a result. Supervisor Street asked if the airstrip appeared on any flight maps. Mr. Schurr said it did not. Ms. Grant said she had recently moved to the area, that hers was the only home near the airstrip and that she just needed to understand what was being done. Supervisor Street asked if the airstrip was considered a common area parcel. Mr. Sullivan said that all of the property owners had a right to use the airstrip, but that what it came down to now was the need to form a property owners association and purchase insurance or give up the right to the airstrip. He said the strip would continue to be used as a road, and that Lot 10 would end up receiving most of the remainder of the property but that there would be restrictions that it must be left as open space.

8. Hearing: Final plat, Sedona at Seven Canyons, Unit D, 408-35-284, Sedona area, Mike Withey agent for Sedona Development Partners, LLC, #H4111. Consideration of a Final Plat for Unit D in conformance with the approved PAD (Planned Area Development), to allow the development of five (5) residential villas on approximately 1.39 acres. Located northwest of the City of Sedona on the south side of Seven Canyons Road approximately 500 feet north of Long Canyon Road. SEC 27 T 18N R 5E G&SRB&M. Upon a motion by Supervisor Street, seconded by Supervisor Brownlow, the Board voted unanimously to approve the final plat. No comments from the public.

CONSENT AGENDA FOR PLANNING & ZONING: All items were approved by unanimous vote. Motion by Supervisor Street, second by Supervisor Brownlow. No comments from the public.

1. Community plan amendment, Copper Canyon Academy, 405-38-361, Lake Montezuma area, Darren Prince for PF Properties, L.L.C., #H4070. Consideration of a Community Plan Amendment to Copper Canyon Academy Expansion that has an approved Use Permit on a 4.7-acre parcel in an RCU 2A (Residential; Single Family; Rural; 2-acre minimum) zoning district. Located on Coronados Trail, approximately 1.36 miles (7,200 feet) southeast of the intersection of Exit 293 and Interstate 17 in the community of Lake Montezuma. SEC3 T15N R4E G&SRB&M. The Planning and Zoning Commission recommended approval of the Community Plan Amendment.
2. Final site plan amendment, Beaver Creek Service Center, 405-13-024D, Rimrock area, Casa Verde Consulting agent for Patrick Dufresne, #H4077. Consideration of a Final Site Plan Amendment to expand an existing automotive service business in a C-2 (General Commercial) zoning district on an approximately one (1) acre parcel. The proposed 45' x 44' addition will be added to the existing (45' x 60') service center which will allow for three (3) additional service bays. Located on the west side of Beaver Creek Road approximately nine hundred feet (900') north of its intersection with Montezuma Lake Road in the Rimrock area. SEC35 TWN15N R5E G&SRB&M. The Planning and Zoning Commission recommended approval of the Final Site Plan Amendment, with the following Stipulations: 1).Site Development to be in conformance with the Final Site plan dated 05/03/04; 2). Any change to the Final Site Plan or expansion of said plan be reviewed by Staff; 3). Applicant will work with the Deputy State Fire Marshall to address concerns outlined in the letter dated May 21, 2004; 4). Outside Storage to be removed within three (3) months; 5). Certificate of Compliance to be issued 12 month from the date of BOS approval confirming that all stipulations have been satisfied and the use is operating in conformance with all approvals, and in conformance with all other applicable County, State and Federal regulations.
3. Final site plan amendment, Verde Santa Fe Community Clubhouse, 407-37-105W, Cornville area, Stardust Development Inc., #H4068. Amendment to Final Site Plan for approval of a 4,500 sq. ft. Community Clubhouse on a portion of a 4.38 acre parcel in the Planned Area Development (PAD) known as Verde Santa Fe. Located at the southeast corner of the intersection of Cornville Road and Verde Sante Fe Blvd. Sec 6 TWN 15N R4E G&SRB&M. The Planning and Zoning Commission recommended approval of the Final Site Plan Amendment, with the following Stipulations: 1). Final Site plan be in conformance with letter of intent dated June 1, 2004 and the Final Site Plan dated 4/21/04 with the exception of parking. Revised site plan to be submitted prior to issuance of building permits illustrating a minimum of 72 parking spaces for the Clubhouse parking area; 2). Sprinkler System be installed per Verde Valley Fire District; 3). Signage to be consistent with Section 601.F Sign Regulations Specific to Light Commercial Districts; signage not to exceed 96 square feet; 4). Landscaping to be on an automatic drip system; 5). The proposed Clubhouse to be connected to the sanitary sewer system and the "temporary" septic systems to be abandoned within 30 days.

ITEM NO. 7. Board of Supervisors. Convene in executive session pursuant to A.R.S. §38-431.03(A)(3) and (A)(4) for legal advice regarding Yavapai County Fair Association Lease Payment Obligations. Approved by unanimous vote. Motion by Supervisor Brownlow, second by Supervisor Street.

ITEM NO. 8. Board of Supervisors. Reconvene in open session to consider possible action required pursuant to discussions in Executive Session A.R.S. §38-431.03(A)(3) and (A)(4) regarding Yavapai County Fair Association Lease Payment Obligations. Upon a motion by Supervisor Brownlow, seconded by Supervisor Street, the Board voted unanimously to authorize staff to take such actions as required to collect amounts due and owing by the Yavapai County Fair Association to Yavapai County to include all contractual legal remedies, and such other remedies as provided by law. No comments from the public.

CONSENT AGENDA FOR BOARD OF SUPERVISORS: Unless otherwise noted, all items were approved by unanimous vote. Motion by Supervisor Brownlow, second by Supervisor Street. No comments from the public.

1. Requests from Board of Supervisors:
 - a. Approve minutes of meeting of August 2, 2004.
 - b. Liquor license for which there are no protests: Series 7 Beer & Wine Bar, Bernie's Bar & Grill, Peeples Valley area, Bernard M. Petrus.
 - c. Consider co-sponsoring the Verde River Day annual event to be held on September 25, 2004. Approved by unanimous vote after Chairman Davis said that special insurance would be purchased for this event. Motion by Supervisor Street, second by Supervisor Brownlow.
 - d. Consider waiving the requirements of Paragraph 1 of Resolution No. 1274 regarding sales of properties pursuant to A.R.S. §42-18301 and §42-18302 and set the minimum bid price for parcel 407-12-013D at \$1,000.
 - e. Approval to purchase two laptops at \$2,600 each for two new positions in the Public Defender's Office which were approved for the early disposition court, to be paid from Contingency. Chairman Davis moved to approve this item contingent upon the approval of the MIS Director and with the understanding that the MIS Director would purchase the equipment he believes to be appropriate. Supervisor Street seconded the motion, which carried by unanimous vote.

Chairman Davis said he did not see a recommendation from the MIS Director, and that he felt the cost of the laptops was too high. Mr. Holst said this request had gone through MIS and that the laptops were for two positions that were approved as part of the Early Disposition Court program but that at the time the positions were approved no equipment had been approved for them.

- f. Approve indemnity agreement with ETW Group, Inc., for the Verde Valley Senior Center Community Development Block Grant Project – Use of Volunteers.
 - g. Approve change orders 20 through 23 and 25 through 28 with ETW Group, Inc., for Verde Valley Senior Center in the additive amount of \$9,324.01, along with two 14-day contract extensions due to unknown conditions.
2. Request from Finance to consider approval of annual County auction date of October 2, 2004.
3. Request from Water Advisory Committee to appoint Sedona council member Dick Ellis to the Yavapai County Water Advisory Committee, to replace Anita MacFarlane as the representative for the City of Sedona.
4. Requests from Community Health Services:
 - a. Consider approval of letter of support for the application requesting continuation funding from the Bureau of Primary Health Care for the Community Health Center of Yavapai.
 - b. Consider approval of Amendment No. 1 to Contract #04090.2 with Wexford Health Sources Inc. for Detention Medical Services. Chairman Davis moved to approve this item, noting that it did not involve additional money. Supervisor Brownlow seconded the motion, which carried by unanimous vote.
5. Request from Medical Assistance, Long Care Term Division to consider approval of contract YH01-0015-05 Amendment #7 with AHCCCSA to continue providing medical as well as home and community based services to Yavapai residents receiving ALTCS services.
6. Requests from Sheriff's Office:
 - a. Consider the use of Jail Enhancement Funds for the purchase of a replacement engine in a County airplane, and to award bid to Air Power Inc. at a cost of \$22,838. Three quotes were received as follows: Air Power, Inc., \$22,838; Aviall, \$23,333.70 and Cutter Aviation, \$23,033.70. Approved by unanimous vote after Mr. Hunt said the costs were in line with what was standard and that the airplane was used primarily for prisoner transport. Motion by Supervisor Street, second by Supervisor Brownlow.
 - b. Approve issuance of undercover license plates for a replacement vehicle.
7. Request from Elections for approval to cancel the elections for the fire districts listed in accordance with A.R.S. §48-802(D)(4), the domestic water improvement districts and domestic waste water improvement districts listed in accordance with A.R.S. §48-1012(E) and the sanitary districts listed in accordance with A.R.S. §48-2010(A) and appoint those candidates who filed their petitions in their respective districts and are

- declared elected as follows: Fire Districts: Central Yavapai Fire District – Charles Allen, Robert Leonard and Marilyn Schulz; Chino Valley Fire District – Richard Gibson and Barbara Koon; Crown King Fire District – Kevin Grover and Ronald P. Wells, Sr.; Groom Creek Fire District – Robert Schulz and Gary Williams; Montezuma-Rimrock Fire District – Diana Bell and Neil Crann; Seligman Fire District – Linda L. Barks; Verde Valley Fire District – Robert Eddingfield, Linda Quam and Thomas (Bud) Rhodes; Domestic Wastewater Improvement Districts: High Valley Ranch DWWID – no candidates; Domestic Water Improvement Districts: American Ranch DWID – William I. Brownlee and W. Scott Schirmer; Ponderosa Park DWID – Brad Bean, Anthony Teeters and Richard Wise; Quail Ridge DWID – Bonnie Devereaux and Thomas Devereaux; Sanitary Districts: American Ranch Sanitary – no candidates; Camp Verde Sanitary District – George Young; Inscription Canyon (ICR) Sanitation – Dayne Taylor; Iron Springs Sanitary District – Bette Nisi and Eugene Smith.
- 8. Request from Facilities for permission to purchase AutoCAD software at a cost not to exceed \$2,900 to be paid from Office Supplies account in Facilities budget.
 - 9. Request from County Attorney's Office to allow expenditure from "Transport of Prisoner" line item of the Attorney's budget to pay for the expenses of two Sheriff's Office employees to attend seminar/training on out-of-state extradition and use of free prisoner shuttle, at an estimated cost of \$1,569.80.
 - 10. Request from Yavapai County Education Services Agency (School Superintendent) – Special Programs for approval of professional services contract with Mrs. Joan T-Dal Cerro to provide speech therapy services to the Seligman and Ash Fork School Districts at a cost of \$37,400 to be paid from Outside Services.
 - 11. Request from Yavapai County Education Services Agency to request appointment of persons filing nomination petition to fill school district vacancies per A.R.S. §15-424.D and §15-302 as follows: Prescott #1 – Steve Roy Campbell, Dee Navarro and Thomas J. Staley (4 year terms); Williamson #1 – John W. Kieckhefer (4 year term); Clarkdale-Jerome #3 – Jane Ewers Phillips (4 year term); Cottonwood #6 – Susan Foley and Randall W. Garrison (4 year term); Walnut Grove #7 – Bobbi Davis (4 year term); Sedona #9 – Allen D. Elfman, Benjamin Miller and Bobbie Surber (4 year term); Champie #14 – Diane Soards (4 year term); Bagdad #20 – Dennis Owens and Bonnie Sipes (4 year term); Beaver Creek #26 – Hardy Gareld, Carl Layman and W.O. (Bill) Palmer (4 year term); Hillside #35 – Crystal L. Blackmore (4 year term); Seligman #40 – Paul W. Pritchett and Byron Southey (4 year term); Crown King #41 – Sheila K. Coleman and Marv Doxey (4 year term); Canon #50 – Cynthia A. Ganey and Trinka L. Hall (4 year term), Stacie Priest (2 year term); VACTE #98 – Pearl J. Lansing and Mike Westcott (4 year term) and Yavapai College – Herald S. Harrington (6 year term). Approved by unanimous vote. Motion by Chairman Davis, second by Supervisor Brownlow.
 - 12. 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 Board of Directors of the Yavapai County Jail District to consider approval of Amendment No. 1 to Contract #04090.2 with Wexford Health Sources Inc. for Detention Medical Services (see consent item 4.a above).
- 2. Resolve into the Board of Directors of the Free Library District to consider approval to enter into a lease agreement with the Ash Fork Development Association, Inc. for library services for the Ash Fork Public Library.
- 3. Resolve into the Board of Directors of the Yavapai County Flood Control District. Request for authorization for the Director to purchase parcel 405-07-173, Lot 182, El Estribo Unit 4, for a not-to-exceed amount of \$20,226.96 plus costs and to authorize the Director to sign all necessary paperwork and transfer additional funds to the Property Acquisition Account, Lake Montezuma Area.

- CLAIMS AGAINST YAVAPAI COUNTY

<u>ACCOUNT</u>	<u>AMOUNT</u>	<u>ACCOUNT</u>	<u>AMOUNT</u>
General Fund	2,432,873.96	Forest Projects	15,000.00
Jail District	498,734.07	District 1 Park Fund	3,161.22
District 2 Park Fund	594.58	District 3 Park Fund	1,697.76
Cert	1,474.64	WMD Planner	409.83
HS 2003 Supplement	6,313.18	AZ Coop Purchas. Net	6,689.02
Adult Prob Fees – 40	1,291.48	Environmental Health	6,744.53
Susan Komen Breast H.	576.85	Medical Reserve Corps	804.92
Resep Radiation Exp.	529.93	Child Health Grant	15.06

Comm. Health Center	19,192.96	AMPPHI	1,479.56
Family Planning	4,330.96	MCH Programs	5,776.10
Health Promotion	2,715.26	Cost Allocation	2,102.35
Nutrition	1,214.49	T.B. Control	2,678.24
WIC Program	15,519.34	Title X Family Plann.	3,056.60
Jail Enhancement	1,752.98	Juvenile Delinq. Reduct	10,331.88
Juvenile IPS	15,783.53	Juvenile Food Prog	2,027.10
Comm. Advisory Bd	161.11	Probation Serv	4,402.43
Adult IPS	33,081.78	Adult Probation Fees	15,707.50
Prob Enhance	37,139.05	Recorder's Surcharge	8,540.00
Indigent Def/Dg	1,407.18	Crim Just/Atty	1,069.95
Bad Check Prog	2,617.83	Juv Prob Svs	1,091.85
Commodity Fd	1,386.32	Azeip Case Mgmt	307.33
Hi Risk Chld HI	11,632.03	Clerk's Storage	1,370.99
HIV Counsel & Test	1,086.84	Atty Anti-Racket	5,130.23
PANT	7,682.39	Law Library	328.59
CASA	4,984.65	Case Processing	5,313.40
Prim. Care – V.V.	6,468.56	Vict Witns Prog	8,409.88
Court Enhancement	2,116.96	Council Court	5,801.01
Inmate Health Svs	231.63	Drug Enforcement Fund	7,335.67
Probate Fund	729.96	Primary Care Svs	7,529.23
PC Fees VV	2,416.80	Local ADR	1,004.20
Victims Rights Impl	3,390.76	JAIBG Juv Acct P-II	1,653.06
Yav. Indian Agree.	1,482.83	Dietetic Intern	792.44
Immuniz Service	3,480.14	Personal Care Svs	4,353.27
Idea-Preschool	225.42	Subs Abuse/DARE	65.56
Chem Abuse	84.71	Family Drug Court	897.20
Juv Det/PACE	5,907.33	Collab. Comp Rev Gr	301.62
Special Program	8,938.55	Sm Schools Ecia	117.92
Sm Schools Beha	3,794.11	Public Awareness 2004	65.53
Fill the Gap – Courts	9,680.96	Hurf Road Funds	1,387,290.27
Assessor Surcharge	1,767.15	Assessor App Dev	8,119.73
Health Fund	61,231.82	Jail Commissary	19,016.42
Landfill Administ.	32,181.93	Judge Pro Tem Div B	10,383.30
Water Advisory Comm	3,442.96	Clinical NICP	204.88
Tire Recycle	12,957.37	Safe School Pro	8,039.99
Adhs-Svs Coord	2,433.50	Fill the Gap – Attorney	5,672.30
Family Law Commiss.	7,435.72	Comm Punish Pro	7,271.04
Juven. Detent Ed Pro	1,284.76	Regnl Road Project	144,586.95
Library Auto Consor	505.18	Health Start	3,553.66
DUI Comm Gov Office	799.80	Interstate Compact Pro	2,255.75
Ryan White II	3,033.96	Prepared. Bioterror	3,455.07
Primary Care Fees	9,961.60	Perinatal Block	3,455.07
Well Woman Health	4,040.56	Tobacco Educ	9,848.75
St Imple. Grant	1,463.71	School Reso. – Mayer	888.39
St Grant in Aid	1,003.72	Az Region Support	88.73
Direct Treatment Fund	12,298.39	Mental HealthRWJF	3,979.21
Mental Health Part.	5,547.10	Field Trainer	2,234.08
Comm. Access Pro	3,868.37	Attendant Care	23,495.33
HIV/CT	137.63	Childrens Justice	841.65
Child Sup & Vis	900.30	Domestic Relations Ed	330.26
Step 2003 Overtime	37.00	Self Service	506.00
VOCA	9,558.89	LTAF Vlt Local Trans	21,000.00
Public Aware 2005	94.70	Yav. Drug Court	337.11
JTSF Treatment	9,389.85	Diversion Conseq.	1,189.54
Tobacco Donation F.	22.71	Will Women Comp.	15.86
Capital Projects	2,537.22	Jail Construction	10,814.61
Bagdad Airport	586.87	Sedona Airport	2,939.10
ALTCS	2,165,580.89	Help Debt Svs Loans	386,231.25

In addition, payroll was issued on August 6 for the pay period ending July 31; warrant numbers 2445354 through 2445738, in the amount of \$349,551.80. Jury certificates issued during this time; 6866529 through 6866690. Warrants issued for August 16 Board day, 4223623 through 4224104; 4224105 through 4224598.

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

ATTEST:

_____ Clerk _____ Chairman