

**MINUTES OF TOWN COUNCIL MEETING
TOWN OF SNOWFLAKE
HELD 09/05/2023**

1. CALL TO ORDER/ROLL CALL: Mayor Byron Lewis, Kerry Ballard, JoAnne Guderian, Greg Brimhall, Cory Johnson, Joe Bjornn; excused Lora Jones; Staff: Brian Richards, Katie Melser, Ella McAdams

2. PRAYER/PLEDGE Brimhall/Guderian

3. CALL TO PUBLIC:

Louise Liggett reminded everyone that Constitution Day is the 17th and had pocket constitutions available for the public.

4. CONSENT AGENDA:

All items listed below are considered routine. Consent agenda is considered a single item and may be approved by a single motion. Any single item removed from the Consent Agenda at the request of the Council may be considered as a separate item.

A. COUNCIL MINUTES DATED AUGUST 1, 2023

B. AUGUST CHECK REGISTER

C. SPECIAL USE PERMIT: 3337 N OLD WOODRUFF RD: PORTER: SECONDARY RESIDENCE

D. SPECIAL USE PERMIT AND VARIANCE: 398 S. 11TH STREET EAST: OLSON: SECONDARY DWELLING AND PLACEMENT OF A SINGLE WIDE MANUFACTURED HOME

E. EMERGENCY PURCHASE OF NEW LINE SHAFT PUMP AT WELL #4

Motion by Johnson, 2nd by Guderian to move item D to the discussion/action agenda. Motion passed; unanimous with Jones absent

Motion by Ballard, 2nd by Lewis to approve the Consent Agenda. Motion passed; unanimous with Jones absent

5. DISCUSSION/ACTION ITEMS

4D. SPECIAL USE PERMIT AND VARIANCE: 398 S. 11TH STREET EAST: OLSON: SECONDARY DWELLING AND PLACEMENT OF A SINGLE WIDE MANUFACTURED HOME.

The Olson's handed out information on their item. They came before the council previously in 2021 and the item was tabled at that time. During the time before they returned back to the council they had medical issues that took precedence over this issue and decided to try and sell the manufactured home. They have been unsuccessful in that and are coming back to the council to ask for the SUP and Variance that was previously allowed per town code. They would like to make it look like a site built home as much as possible, pouring a cement pad and using blocks to make it permanent as well as front and back porch and eaves. Nobody was opposed to it at the P&Z meeting and the commissioners recommended it for approval.

Johnson- two neighbors contacted him in opposition since the new town code does not allow it.

Guderian- certain exceptions need to be made when we have town code updates, especially since this was in process before the town code changes.

Lewis- if your daughter would no longer be living there would it become a rental? No, it would be for family to stay in when they come to visit.

Johnson- this isn't out in the Netherlands

Bjornn- there's one right across the street

Johnson- at some point you have to start following the town code

Brimhall- this is similar to the one on Old Woodruff Rd, it was already in process and then we approved it after the code changed. But agree with Johnson, need to start following the new code.

Johnson- we voted on the town code changes; was against this two years ago.

Lewis- why weren't you in here sooner?

Olson- Medical issues like chemo kept them from taking care of this issue sooner. Would like to sell it, but this is the next option.

Motion by Guderian, 2nd by Ballard to approve the Special Use Permit and Variance for a second residence and placement of a single wide manufactured home. Motion passed; with Brimhall, Bjornn, Guderian, and Ballard in favor, with Johnson and Lewis opposed, and Jones absent

A. SALE OF ACADEMY BUILDING LOT TO SNOWFLAKE UNIFIED SCHOOL DISTRICT

We've owned this for 20 years, we purchased it from the school. We've used some grants and funds on it, but any obligation for those funds has passed. We can't get the funding to renovate the building, but the school can get the funding for it. We'll be splitting the parcel to keep the half of the block with the pool and they school will be taking the east part of the parcel including the Academy building and the metal building to the north of that. We had to appraisals done and they would have to accept the lower of the two, which is \$450,000.

Lewis- do we have maintenance costs on this building?

Brian- yes, it isn't much, but we do have maintenance costs

Lewis- will they take care of it and keep it as a historical building? They want to keep it and use it.

Brian- for the whole lot, we paid \$258,000

Motion by Lewis, 2nd by Bjornn to approve the sale of the Academy building lot to the Snowflake Unified School District. Motion passed; unanimous with Jones absent

B. PURCHASE OF REAL PROPERTY, PARCEL NUMBERS 202-05-022E AND 202-05-014K
Cory Johnson recused himself from this item.

Brian- we would use these parcels for the mountain bike trails, hiking trails, non-motorized trails; at this point there is never an intention to make these trails available for motorized vehicles, they'll tear them up.

Brimhall- we could always change the use in the future if it isn't being utilized for what it was intended

Brian- asking the council to approve the purchase of the parcels, he can file a grant with AZ state parks that will cover \$550,000, it would just need to be appraised according to federal standards. Very confident in getting that grant money.

More discussion about the benefits of having more bike trails and land owned by the town.

Motion by Bjornn, 2nd by Ballard to approve the purchase of real property, parcel numbers 202-05-022E and 202-05-014K, as presented. Motion passed; unanimous with Jones absent

C. GREEN GABLE ESTATES TRAIL EASEMENT AGREEMENT

We've been working on this easement for quite some time; we can approve this agreement, but it has to be executed and signed by Tyler Slade before it goes into effect.

Motion by Ballard, 2nd by Brimhall to approve Green Gable Estates LLC Trail easement agreement, as presented. Motion passed; unanimous with Jones absent

D. RESOLUTION 2023-11, ABANDONMENT OF EASEMENT 2002-469

This needs to be approved with the stipulation that the trail use agreement gets executed and won't take effect until that happens, both agreements.

Motion by Lewis, 2nd by Guderian to approve Resolution 2023-11, abandonment of easement 2002-469, as presented, with the stipulation that Green Gable Estates executes the trail easement agreement. Motion passed; unanimous with Jones absent

E. PURCHASE OF PRESSURE VESSEL FOR WATER DEPARTMENT

Brian- we've been having some trouble with our main pressure regulator, and we need to replace it. This balances the pressure in the system, so we keep it from blowing out lines, etc. We would accept a bid from MMI tank for \$77,401.00, other bids came in higher.

Motion by Guderian, 2nd by Brimhall to approve purchase of water department pressure vessel. Motion passed; unanimous with Jones absent

F. SPARKLIGHT FRANCHISE AGREEMENT

This is a renewal of the franchise already in place. Some discussion was had on expansion abilities in the community and areas that could use it.

Motion by Lewis, 2nd by Johnson to approve the Sparklight Franchise Agreement. Motion passed; unanimous with Jones absent

6. COUNCIL MEMBER REPORTS –

Ballard- new board members at the Senior Center; Call's Pharmacy got voted the best Pharmacy in the White Mountains and Streets got recognized as one of the best restaurants.

Guderian- attended the League of Cities and Towns conference; it was very informative, and she learned that there is a lot of money up for grabs, and Brian is on top of applying for them

Brimhall- went to the conference as well, Brian is doing a great job getting the grants for our town

Lewis- from being at the conference, want to be sure that Kerry Ballard gets his plaque for 28 years of municipal service on the council, thank you for that; echo Brimhall and Guderian on getting grants, and Brian is doing great work to get a lot more; it's been a highlight to go to all the denominations in the community and hear that the people feel called here and want to contribute and that we still have prayer and the pledge in our community; thanks to staff

7. MANAGER'S REPORT

Brian- met with ADOT about the sidewalk again and we'll be working with APS to get lighting along the sidewalk; we shouldn't have very much out of pocket for this; it should happen by next summer according to ADOT's schedule

8. ADJOURNMENT