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# TOWN OF JEROME, ARIZONA

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## MINUTES

### SPECIAL MEETING OF THE JEROME TOWN COUNCIL JEROME CIVIC CENTER - 600 CLARK STREET - COUNCIL CHAMBERS TUESDAY, JULY 28, 2015 AT 7:00 P.M.

Pursuant to A.R.S. 38-431.02 notice is hereby given to the members of the Council and to the General Public that the Jerome Town Council plans to hold the above meeting.

Persons with a disability may request an accommodation such as a sign language interpreter by contacting Rosemarie Shemaitis, Deputy Clerk, at 928-634-7943. Requests should be made early enough to allow time to arrange the accommodation. For TTY access, call the Arizona Relay Service at 800-367-8939 and ask for the Town of Jerome at 928-634-7943.

A copy of the full public meeting packet may be reviewed at the offices of Jerome Town Hall and at the Jerome Public Library.

<b>ITEM #1:</b>	<p><b>CALL TO ORDER/ROLL CALL</b></p> <p>Mayor/Chairperson to call meeting to order. Town Clerk to call and record the roll.</p> <p><i>Mayor Currier called the meeting to order at 7:00 p.m.</i></p> <p><i>Town Manager/Clerk Candace Gallagher called roll. Present were Mayor Currier, Vice Mayor Freund, Councilmember Stewart, Councilmember Barber and Councilmember Vander Horst. Also present was Joni Savage, Deputy Clerk.</i></p>
<b>ITEM #2:</b> <b>7:01</b>	<p><b>PUBLIC HEARING ON 2015-16 BUDGET AND TAX LEVY</b></p> <p>The Mayor and Council will conduct a public hearing on the proposed 2015-16 budget and tax levy for the Town of Jerome. Any taxpayer may appear and be heard in favor of or against any proposed expenditure or tax levy. No increase in the tax levy is proposed.</p> <p><i>Mayor Currier opened the public hearing on the 2015-16 budget and tax levy by inviting the public to go on record and express their thoughts. He added that this is not a debate, and the Council does not have to respond.</i></p> <p><i>Ellen Vojnic, a bar owner and resident of Jerome, referenced a discussion at the last meeting and requested further clarification about the wineries selling packaged goods and not having to charge the higher sales tax for those. Ms. Gallagher replied that she has not heard back yet from ADOR about this.</i></p> <p><i>Liz Gale, a restaurant owner in Jerome, stated that the tax which Council is about to impose is the only one of its kind in the Verde Valley area. She referenced comments by Councilmember Vander Horst at the July 14 meeting that there could be a surplus of \$166,000 during fiscal year 2014-15 and asked if the year has been closed yet. Ms. Gallagher said she wouldn't want to respond to that until the year has been closed out and year-end adjustments have been made. Mayor Currier said that we would not have a final figure for several months, and added that we are just about to get the final report for the <u>prior</u> fiscal year (2013-14). The auditors will present that at the end of August.</i></p> <p><i>Councilmember Vander Horst stated that, in the private sector, the books are closed ten days after year end. He didn't realize that, in the public sector, it takes longer. "I apologize," he said. "I may have spoken too soon." He explained that the \$166,000 he referred to was the excess of revenues plus spending that had not occurred versus the budget, based on the numbers he had in June. "I understand they will change," he said. He clarified for the Mayor that he was adding all of the accounts/funds together. "It's more complicated than just adding them up," Mayor Currier said. "We won't have final figures for months."</i></p> <p><i>Ms. Gale asked if the excess taxes would be going into the General Fund, and Mayor Currier confirmed that they would, as that is where tax revenue goes. Ms. Gale asked if the added revenue could go into a fund targeted for capital improvements. Mayor Currier told her that</i></p>

	<p>we have established a Capital fund in this budget, which will be reserved for equipment purchases. Ms. Gallagher confirmed that the Capital fund will have \$66,000 in it. Ms. Gale asked if that \$66,000 will be coming from the taxes. Mayor Currier replied, "It is not one dollar here goes into one dollar there. It goes into the General Fund and it will be distributed to other funds, wherever it is scheduled to go in the budget." Ms. Gale said that she would like that money to go directly to a capital account.</p> <p>Jane Moore, a citizen and retail business owner in Jerome, said that, having been on the Council, she understands the needs of the Town. There are always important things, she said, and she believes that this Council will do its best to accomplish those things. She added that Flagstaff has a food tax, and that Scottsdale has an incredibly tax high rate. "They still have a lower tax," countered Ms. Gale.</p> <p>Mayor Currier noted that this is not the time for debate.</p> <p>Ms. Moore went on to say that Jerome is not unusual for charging a bed tax, and she believes that we will be able to observe how that money is spent. "I honestly don't think it will hurt business," she said, and we will be able to observe that also.</p> <p>Mayor Currier said that he would make every effort to show where the money is spent. Hopefully, all of our planned projects will happen, he said, adding, "We are planning for the future and that is always uncertain. Our intent is to make everything happen and we intend to spend it as spelled out in the budget."</p> <p>There being no further comments from the public, the Mayor closed the public hearing at 7:15 p.m.</p>
<p><b>ITEM #3:</b> <b>7:15</b></p>	<p><b>RESOLUTION #529: ADOPTING THE 2015-16 BUDGET</b></p> <p>Following the public hearing, the Mayor and Council may approve Resolution #529, adopting the final budget for the Town of Jerome for the fiscal year ending June 30, 2016.</p> <p>Ms. Gallagher noted that a blank on the State budget form needed to be filled in. Item #1 on Schedule B, in the column for 2016 ("Maximum Allowable Primary Property Tax Levy"), should be filled in to read \$81,545.</p> <p>Mayor Currier read the Resolution 529 aloud and in full for the record, and asked for a motion to approve it.</p> <p><b>Motion:</b> Vice Mayor Freund made a motion <b>to approve the Resolution for the adoption of the 2015-16 Budget.</b> It was seconded by Councilmember Stewart.</p> <p>Vice Mayor Freund thanked the Town staff for their assistance in this process. He said that it was a very valuable experience, and added, "I hope at the end of the year citizens will hold our feet to the fire if we haven't accomplished what we said we would do."</p> <p>Councilmember Vander Horst stated that he will be voting "Nay" because he feels it is inappropriate to target two industries for taxation.</p> <p>Mayor Currier called the question. <b>Motion carried, 4-1,</b> with Mr. Vander Horst casting the only "nay" vote.</p>
<p><b>ITEM #4:</b> <b>7:22</b></p>	<p><b>LEANING WALL</b></p> <p>Council will review the status of the leaning wall/horseshoe pit project and consider action to be taken to address the stabilization of that wall based on funds available to the Town.</p> <p>Mayor Currier said that there has been no apparent motion on the project for a long time, and he would like to get something happening. As of that morning, he said, there was one estimate of between \$80,000 and \$100,000 to stabilize the wall.</p> <p>Councilmember Stewart said that he found a company called Elite Performance Concrete with an office in Camp Verde. He met with them that day and gave them a set of plans. The owner is very interested in the project and will be getting back to him at the end of the week. The owner also has contacts that could repair the stone wall, he said. He asked that Council wait until the next regular Council meeting to see what this contractor has to say.</p> <p>Mayor Currier noted that the next regular meeting would take place in two weeks, and said that he could live with that; however, he added, "I am ready to knock this thing down. Our focus has been on a little piece of the wall. The lower wall is just as historic." He added that the wall has become "an attractive nuisance." Mayor Currier said that Council has focused tightly on that one little piece and has ignored the bigger project. "If we can't go on until we've resolved that upper wall," he said, "I am ready to knock that upper wall down." He</p>

	<p>expressed frustration that this project has taken so long.</p> <p>Councilmember Barber agreed that we need to get the project done as soon as possible, but said that she thought we could wait a couple of weeks. She thanked Councilmember Stewart for looking at another company.</p> <p>Mayor Currier opined that to knock down the upper wall and maybe do a little terracing could be done for "a couple thousand bucks."</p> <p>Councilmember Stewart said that the section of the sandstone wall that needs to be replaced is out of the fall zone of the leaning wall. Mayor Currier said he has looked at it and does not agree. His understanding, he said, is that they have to excavate behind the lower wall and do work behind it for stability.</p> <p>Councilmember Stewart said that he had measured it, and any repair of the rock wall would not interfere with the leaning wall, nor would any workers be in danger of that falling. It is out of the collapse zone, he said. "If it such a huge liability," he asked, "who will we have knock it down? Why would we just let anyone, or town crew, tear it down?" Mayor Currier said that it had been suggested to do a mini-blast of the wall with little pieces of dynamite. It would not explode and you could manhandle the pieces away.</p> <p>Ms. Moore asked about the wall which holds up the highway and asked if that could be affected. Mayor Currier said that it was conceivable.</p> <p>Ms. Gallagher clarified that the original plan was to use demolition hammers and just take off the top half of the wall, not remove the entire wall. She recalled that the estimate for that work was \$1,500 and \$5,000. The pieces that would fall could be stacked up against the remaining part of the wall and it would appear as if it had fallen naturally.</p> <p>Mayor Currier said that he wants the cheapest and fastest solution.</p> <p>Councilmember Stewart said that we should have a contract in place to do something with the rock wall before we start tearing down the leaning wall, and we should have an opinion as to whether the leaning wall would need to be removed prior to repairing the rock wall.</p> <p>Councilmember Barber said that she thought that the Town wanted to save the upper wall. Cutting half of it off might be more cost effective, she said, but she doesn't know how the Town would feel about that. She reminded Council that Anne Conlin had spoken of doing a benefit at the Spirit Room to save the wall. "I remember that," Mayor Currier said, "and it has led nowhere."</p> <p>Councilmember Stewart stated that Freeport-McMoRan gave us money to protect the leaning wall. This was discussed briefly and Ms. Gallagher confirmed that the grant received for the restoration of the horseshoe pits did include funds for stabilization of the wall.</p> <p>Mrs. Vojnic said that she had spoken with County Supervisor Chip Davis, who was surprised that we have not yet asked the County to partner in this. The County has always been willing to help, he told her. Mayor Currier said that he would talk to him on the coming Thursday.</p> <p>Vice Mayor Freund said that he would like to hear the bid from Elite at the next meeting.</p> <p>Ms. Gallagher recapped the financing for this project. The grant, she said, was for \$31,500. The Town added an additional \$10,000 for repairing the stone walls below, bringing the total funding available to \$41,500. So far, she said, we have spent \$11,800 on consultation and engineering. She reminded Council that the engineer has declared the leaning wall to be dangerous, and leaving it like it is is not an option.</p> <p>After brief further discussion, Mayor Currier said that the issue will be tabled to the next meeting.</p>
<p><b>ITEM #5:</b></p>	<p><b>ADJOURNMENT</b></p> <p><b>Motion:</b> Upon motion by Councilmember Stewart, seconded by Vice Mayor Freund and unanimously approved, the meeting was <b>adjourned at 7:40 p.m.</b></p>

Edited by Town Manager/Clerk Candace Gallagher from minutes taken and transcribed by Deputy Town Clerk Joni Savage.

APPROVE:

ATTEST:

\_\_\_\_\_  
Lew Currier, Mayor

\_\_\_\_\_  
Candace B. Gallagher, CMC, Town Manager/Clerk

Date: \_\_\_\_\_