

**MINUTES OF THE REGULAR MEETING
OF THE TOWN COUNCIL OF THE TOWN OF CHINO VALLEY**

**TUESDAY, SEPTEMBER 28, 2021
6:00 P.M.**

**CHINO VALLEY COUNCIL CHAMBERS
202 N. STATE ROUTE 89, CHINO VALLEY, AZ**

Present: Mayor Jack Miller; Vice-Mayor Annie Perkins; Councilmember Tom Armstrong; Councilmember Eric Granillo; Councilmember Cloyce Kelly; Councilmember John McCafferty; Councilmember Lon Turner

Staff Town Manager Cindy Blackmore (remotely); Town Attorney Andrew McGuire (remotely);

Present: Development Services Director Laurie Lineberry; Public Works Director/Town Engineer Frank Marbury; Senior Planner Will Dingee; Planner Bethan Heng; Community Services Director Scott Bruner; Magistrate Joan Dwyer; Officer David Herrera (sergeant at Arms); Audio Visual Technician Lawrence Digges; Administrative Technician Lisa Nottebaum; Town Clerk Erin Deskins (recorder)

1) CALL TO ORDER, PLEDGE OF ALLEGIANCE; ROLL CALL

Mayor Miller called the meeting to order at 6:00 p.m. and led the Pledge of Allegiance.

Vice-Mayor Perkins arrived at 7:21 p.m.

2) INTRODUCTIONS, PRESENTATIONS, AND PROCLAMATIONS

- a)** Presentation, and update regarding Yavapai College, presented by Rodney Jenkins, Vice-President of Community Relations and Student Development, and Chris Kukyno, District Governing Board Member. (Erin Deskins, Town Clerk)

Rodney Jenkins presented the following:

- Governor Ducey issued an executive order that prevented the College from requiring masks, COVID testing, and vaccinations. The college still implemented a robust COVID procedure manual.
- They fully opened in the fall with 70% online and 30% face to face classes. Most the 30% were technical or career oriented classes that did not work well online.
- They had not experienced any major Covid outbreaks.
- Involvement was up significantly. They were up 30% from last year (Covid brought numbers down) and up 4% from pre-pandemic numbers.
- They opened the Verde Valley Skill Trade Center at 100% capacity.
- They gave tuition incentives that included the first class for free, and one free semester at the Verde Valley Skill Trade Center.

- Added new academic classes that included Brewery, HVAC, Construction, Residential Plumbing, and Electrical.
- They built a technical center on the backside of the Performing Arts Center, made possible through a generous donation from a member of the public.
- They embarked on a significant expansion of the Regional Economic Development Center (REDC), and they had applied for an EDA grant to begin the process.
- Open Education Resources (OER) was a program started earlier in the year. The program was meant to help students get through college at the lowest cost rate. The program took advantage of Common Core Licensing. It allowed the students to download textbooks for free. The program had started in the spring, and had already saved students \$300,000. They hoped to be 50% compliant with OER within three years.
- The Governor signed SB1453 which allowed community colleges to deliver four-year degrees. These were the same degrees delivered by the same crediting agency as universities. They were in the process of getting Board approval for a study to determine the best four year degrees to offer the community. A survey would be sent out for community input. The entire approval process would take approximately two years.
- The school had accomplished all of these improvements without a tax or tuition increases.
- They also completed a new Comprehensive Strategic Plan. This plan encompassed several other plans that included the Academic Masterplan, Student Affairs Masterplan (student retention, marketing, and recruitment), Fund Raising Plan, Development Plan, and Technology Plan (equipment and equipment replacement).
- They were writing an Economic Development Strategic Plan, which was part of the REDC expansion.
- They intended to have a Strategic Plan for all citizens of Yavapai County that was a fiscally and cutting edge plan. The components of the Plan included:
 - Belonging – Students had challenges throughout the pandemic. They wanted to enhance the feeling of belonging for students and faculty.
 - Living Wage – Creating higher paying jobs that helped the students and kept them in the community.
 - Adult Learners – There was a large community of adult learners in the County, many of whom had started college and did not finish. There were 65,000 people in the county that fell into that category. 58% of the Hispanic community never started college and had no degree. They wanted to help those people finish or get their degree.
 - Delivery – The college experience had evolved and changed. They were seeing more online delivery and more requests for non-traditional 16 week classes. They were evaluating 8-week classes, weekend classes, and any time courses.

Chris Kuknyo, District Governing Board Member, presented the following:

- Highlighted the CTEC services and training offered. Training included Air Traffic Control Centers and 3D printing (the ability to do a concrete house in 72 hours).
- They offered a variety of educational opportunities throughout the region.

- b)** Presentation and update from Jeff Frohock as "Mark Twain" regarding the Chino Valley Repertory community theater group. (Jeff Frohock)

Mr. Frohock presented the following:

- They would be doing a December production that was a holiday variety show.
- He invited Town Council and Staff to the December 11th show at 2:00 or 4:30 p.m.
- They now had a website: www.chinovalleyrepertory.com.

- c) Presentation and update on the status of the Dog Park and future Disc Golf Course at Community Center Park. (Scott Bruner, Community Services Director)

Scott Bruner presented the following:

- Thanked the Utilities Department for putting a drinking fountain in Memory Park before Territorial Days. It was the first one in over 25 years.
- Dog Park citizen requested improvements:
 - Better service – accomplished by adding decomposed granite
 - Shade structure – adding a ramada in the dog park.
- 9-hole disc golf course – They had plans from the 1970s and would be locating it at the Community Center Park. The area was, and would remain a walking path as well. Holes eight and nine could become a safety issue. Staff would monitor it and if necessary, install a 6-ft high and 803-foot long fence with two gates.
- They were replacing the old playground equipment at the Community Center Park.
- The Halloween event was approaching and would have some changes to the program.

3) CALL TO THE PUBLIC

Call to the Public is an opportunity for the public to address the Council on any issue within the jurisdiction of the Council that is not on the agenda. Public comment is encouraged. Individuals are limited to speak for three (3) minutes. The total time for Call to the Public may be up to 30 minutes per meeting. Council action taken as a result of public comment will be limited to directing staff to study the matter, scheduling the matter for further consideration and decision at a later date, or responding to criticism. Individuals who wish to speak, please state your first and last name and if you reside in Chino Valley Town Limits.

- Larry Holt – Two-years prior he had commented to the Council about a large apartment complex that was proposed. He knew the zoning area where he had purchased his property, which was one acre minimum lots with a rural feel. The Town's mission statement spoke about maintaining the rural feel. He had been to many Planning and Zoning Commission, and Council meetings and had only seen one project that had been disapproved. Every major project seemed like it was getting a rubber stamp of approval from the Planning and Zoning Commission. He did not think that was the purpose of the Planning and Zoning Commission. They should be recommending a disapproval of applications that did not meet Town standards. There was an application being considered at the meeting, and he was opposed to any smaller lot splits. He wanted Council to consider who had the priority in Town, big money developers or the people living in Town. Developers knew the zoning but were coming in and changing their way of living to make more money.
- Scott Freitag – Fire Chief of Central Arizona Fire and Medical (CAFMA)– He would be reporting on the ambulance transport challenges they were facing. Since Prescott Regional Communication Center (PRCC) started tracking data on August 2nd through the current date, American Medical Response (AMR) had been at level zero 368 times,

or zero ambulances available for transport. It was rare to have an ambulance in the Town to provide transport service. There typically were only three ambulances available every day for the entire quad-city area. With the Town and Prescott, there were 150,000 residents and 420 square miles. The Prescott Fire Department had transferred two critically ill patients in their personal vehicles because no ambulance was available. YRMC also had to transfer patients by helicopter between their own facilities because of long ambulance wait times. CAFMA had purchased rescue vehicles to transport patients and received new protocol that required them to transport patients whenever AMR was over 30 minutes out. They had just received the fifth notice of investigation from the State into CAFMA's transport. There were 15 complaints alleged for this investigation, eight of which came from Town. The situations and complaints were overviewed. Each situation had been reviewed by their Medical Control Physician, and each case was determined as needing rapid transport to the hospital due to their critical nature. In conversations with the Governor's Office they were told they were not happy with their protocol from the hospital and in return, CAFMA advised that they were not happy with the State. They would continue to transport patients because they were their number one priority. The Mayor requested a study session be set to discuss the situation further.

4) CURRENT EVENT SUMMARIES AND REPORTS

This item is for information only. The Mayor, any Councilmember, or Town Manager may present a brief summary or report of current events. If listed below, there may also be a presentation on information requested by the Mayor and Council and questions may be answered. No action will be taken.

- a) Status reports by Mayor and Council regarding current events.
 - Mayor Miller said the information they had received on the land split was very in-depth and asked if the Council wanted to keep receiving in-depth information or condensed information. The Members agreed to a condensed version of information.
 - Councilmember Granillo reported that one of the local students received a full offer acceptance for the Yavapai Soccer Team.
- b) Status report by Town Manager Cindy Blackmore regarding Town accomplishments, and current or upcoming projects.

5) CONSENT AGENDA

All those items listed below are considered to be routine and may be enacted by one motion. Any Councilmember may request to remove an item from the Consent Agenda to be considered and discussed separately.

MOVED by Councilmember Lon Turner, seconded by Councilmember Cloyce Kelly to accept consent agenda Items 5(a) and (b) as written.

AYE: Mayor Jack Miller, Councilmember Tom Armstrong, Councilmember Eric Granillo, Councilmember Cloyce Kelly, Councilmember John McCafferty, Councilmember Lon Turner

6 - 0 PASSED - Unanimously

- a) Consideration and possible action to approve Resolution No. 2021-1192 to convert 50' of existing Town owned Peavine Trail property to dedicated right-of-way between Gavin Ct and Granite Creek Ln. (Frank Marbury, Public Works Director/Town Engineer)
- b) Consideration and possible action to approve the September 14, 2021, regular meeting minutes. (Erin N. Deskins, Town Clerk)

6) ACTION ITEMS

The Council may vote to recess the public meeting and hold an Executive Session on any item on this agenda pursuant to A.R.S. § 38-431.03(A)(3) for the purpose of discussion or consultation for legal advice with the Town Attorney. Executive sessions are not open to the public and no action may be taken in executive session.

- a) PUBLIC HEARING and consideration and possible action to approve Ordinance No. 2021-906 to rezone approximately 12.78 acres of real property from SR-1 (Single Family Residential 1-Acre Minimum) to SR-0.16 with a PAD (Planned Area Development) to develop 20 half-acre lots, parcel 306-21-011E, Applicant Rosie Soto. (Will Dingee, Planner)

Recommended Action: (1) Hold Public Hearing (2) Approve Ordinance No. 2021-906 to rezone approximately 12.78 acres of real property from SR-1 (Single Family Residential 1-Acre Minimum) to SR-0.16 with a PAD (Planned Area Development) to develop 20 half-acre lots with the stipulations as stated in the staff report.

Will Dingee presented the following:

- The rezone request was to develop 20 half-acre lots with a PAD overlay on the almost 13 acre parcel.
- It was the first step of development process, and if approved the next step would be to submit the preliminary plat, and would come back to Council.
- The location of the parcel and the surrounding properties were reviewed.
- The property was served by City of Prescott water and Town sewer.
- The proposed half acre lot subdivision was in conformance with the medium density residential designation of the General Plan.
- It would be the first half acre development in the area.
- Since the development was a PAD, the development would be tied to what was proposed at the meeting.
- Minimum lots sizes were restricted to .51 of an acre.
- Any change for smaller lot sizes or any deviations from the submitted Plan would need to go through the Public Hearing process and be approved by Council.
- A conceptual development plan was required and would be attached to the rezoning.
- The 20 lot proposal centered around Loop Road, with open space and community amenities in the norther portion.
- Paved access was provided to the development, the existing nine lots to the west, and the existing 12 acre parcel to the east.
- The development would include sidewalks.
- The Planning and Zoning meeting was held September 7, 2021. Several members of the

community that opposed the project were in attendance.

- The Commission voted to forward a recommendation of approval to Council in a 4-2 vote, with the conditions listed in the Staff Report.
- Staff was recommending an additional stipulation that was not presented to the Planning and Zoning Commission as a result of public comments received by staff.
 - Staff was recommending that once the Town established the half-acre zoning district currently under works, the applicant would apply to rezone the property to the new half-acre zoning district to make it a true half acre development.

Council and staff discussed the following:

- Under the original proposal there were lots that did not have sewer but after discussions with the applicant and the Town Engineer, they were confident they could get all the lots on Town sewer. There had been concerns the lots could not gravity feed to a traditional sewer because of the grades, but the Code had provisions for low pressure sewer systems. This would introduce a mechanical feature into the sewer system that would need maintenance and could fail, but since it was in the Code, staff recommended that procedure or a private septic system instead of introducing a low-pressure system. The grades of the property would determine what could be done.
- Staff explained the only way to get a half acre lot size or a lot smaller than an acre was to go to the SR 0.16 with a PAD overlay. Staff was working on a text amendment to create a half-acre minimum zoning district. The applicant agreed to rezone the property once the text amendment was approved.
- The SR 0.16 zoning had been established in the code for several years, and the language that the intent was not to do that type of development was part of the zoning text. Staff was forwarding a recommendation of approval because the PAD required the lot sizes to be half an acre not 7000 square foot lots. This was the only available option to get this lot size. In the future there would be more zoning districts.

Public Hearing:

- Sandy Tuttobene – She was adjacent to the development. The intent of the subdivision regulations was to provide procedures consistent with the State law that promoted their general welfare. She went through the intents of each subdivision in the UDO 5.0.1. Ordinance 0.16 was established in 2015, and the intent of the Town was to not create any more of those developments, but it had occurred over and over. 2. The Town ensured that it would keep its natural scenic attributes, but she did not think that would happen if the half acre lots were approved. They were not protecting the existing large lots and the current low density. This would be the first half acre lot development in the area. 3. If approved it would not encourage a pleasant and harmonious environment and special character of the Town because the developments included large homes with garages and RV garages. She thought 60-75% of the half acre would be occupied with things. That was not appropriate or harmonious. 4. It created a funky loop and only had one entrance and exit. It would not be safe for vehicular process and would create traffic on Center Street. The developer also owned the other 12 acres to the right of the development, and once they got the stamp of approval on the current lots, they would do it again. 5. It did not assure adequate provision for all the property for water, sewer, and other utilities. They already got their answer about that with the sewer, and it was not appropriate. 6. Even though there was a 1.5 acre of open space in the back, there was no parking so it did not provide adequate recreation space.
- Alex Harris – She opposed the development for many reasons. She had filed several petitions against the proposal. The application came to Council from the Planning and Zoning Commission, whose task it was to support Town Code and the UDO. They had

failed the community and Council because they were not supporting what the community had implemented. The proposal would lead to another development like it. The community had given a direction and Council needed to hear that direction, and that the Planning and Zoning Commission was not following their task.

- Cathy Middlested – She had been a project manager for a major city in California, and she presented applications to Council and Planning and Zoning Commission for approval or denial. She was at a loss for how the Town's Planning and Zoning Commission could just pick a zone for a development with lots sizes of 0.16 because the proper zone did not exist. She read the code for SR0.16. They were going against their UDO because it was not supposed to be the intent of the Town to create those lots. They were finagling the code to allow for it. The density did not fit the area, and it was not identified as medium density in the code, and she questioned if medium density went all the way down to zero acres.
- Tonya Hebel – She questioned why they had pre-meetings, zoning meetings, Town Council meetings. She wanted the Planning and Zoning Commission to take responsibility for it, and not keep forwarding to Council.
- Terry Kinner – Questioned how they would pay for the improvement of streets. The road needed a lot of work with just the current traffic using it. The intersection was difficult to turn on, and they would be increasing the problem without a method for the developer paying for improvements.
- Susan Westwell – The land was the reason she loved living in Town. She agreed with what everyone else had said.
- Tony Tollenaar – He moved to Town 13 years prior because he loved the small community and lifestyle. He said the traffic in the area was unbelievable. The development would bring additional traffic to the four way stop. It would not work. They would continue to develop the land in the area, and where would it stop. It was going to take away his view, and he was selfish about that. They needed sidewalks, and road development with wider roads. He would never be for half-acre lots.
- Mike Ditta – Everything everyone had said was also true for him. He had lived in a horse town in California that vowed to keep the vision of a horse town. As it grew, they did keep it a horse town, including the equestrian trails and their lot sizes. He wished the Planning and Zoning Commission, and Council would think about what this would do for the Town. He thought the Town needed to get a vision of what Chino was supposed to be. It was supposed to be a rural community, which did not mean they couldn't grow.

Erin Deskins had received eight identical letters. She would read who they had been submitted by and read one letter. The letters were written by:

- Barbara Laster
- Duane Laster
- Debra lare
- Ruth Estey
- Marie Bernardo
- Roberta Larson
- Deborah Fry
- Kevin McCarth

The proposed rezone did not serve the best interest of the public, nor did it secure the safety from fire, panic, and other dangers, or lessen the congestion in the streets, or prevent the overcrowding of land. Nor did it prevent concentration of population. The proposed rezone was just the first step in attempting to convert the second 12.78 acres into similar usage which would continue to create congestion, over usage of the land, and a concentration of the population. Chino Valley had a General Plan, and UDO to protect the philosophy and intent of

the Town. The proposed rezoning violated the principal and purpose of the Town's Plan. Based on the above, I or we, oppose this proposed rezoning, protest the proposed rezoning, and requested a public hearing on a proposed rezoning.

Council and staff discussed the following:

- Staff explained there was verbiage within the Town's General Plan that protected larger lots. Staff's support of the proposed rezone was based on the Land Use Designation Map for the area. All the residential areas within Town were designated as Medium Density Residential 2 acres or less. The General Plan was lacking in regard for differentiation between zoning characteristics, so staff had to implement what they had been given.
- Staff did not know about the ownership of the other property. The owner was under escrow on the property, and the rezoning approval was based on the condition the property closed.
- The road would be private within the development. The road was a two-way road and each exit would also be an entry. Under the current proposal, there was an existing 50-foot easement that traveled along the property line between the center parcel and western parcel, and then again on eastern and center parcel. Private roads maintained ownership under the property but contained access easements. The square footage of the lot included the road.
- The new Development Service Director had a directive to create half acre zoning as well as any other zoning directive from Council.
- The only vessel the Town had to develop lots smaller than one acre was UDO SR 0.16 with a PAD overlay, which tied it specifically to the half -acre lots.
- Any infrastructure improvements for roads and detours would be hashed out in the technical review portion of the project.
- The natural drainage for the project flowed from south to north and a little from west to east. There was no defined wash on the subject property. It was an area subject to sheet flow. The drainage report would be during the technical review and would accommodate the natural and historic drainage. He was not aware of the drainage in the area being over a foot.
- One acre zoning did not include sidewalks on rural arterials. The urban zoning section of the code did have sidewalks. The code did not define where rural and urban areas were.
- The sewer would need either a low-pressure system or individual grinder pumps, which would be up to the developer.
- There had not been a traffic study completed yet, but with 20 single family homes with an average of 10 trips per day, there would be an additional 200 trips per day. Traffic wise, from an engineering standpoint, it was not a major impact. Trips included delivery services, school buses, garbage, etc. The numbers were based on national standards.
- The turn radius would be designed to fit emergency vehicles and school buses. This would take place in the technical review portion.
- Approval was not necessarily setting a precedence because they have had half-acre properties approved by Council in other areas, so the precedent had already been set. If Council approved the application, the same zoning could be carried on to the east.
- The nearest half-acre developments to the proposed development were reviewed.
- The future development of the Town was up to the citizens, and the Council to determine areas of high density. Those areas did not have to coincide with the highway.

Council discussed the following:

- The high density was far from State Route 89 and did not currently fit the area.

MOVED by Councilmember Lon Turner, seconded by Councilmember Tom Armstrong to DENY approval for Ordinance No. 2021-906 to rezone approximately 12.78 acres of real property from SR-1 (Single Family Residential 1-Acre Minimum) to SR-0.16 with a PAD (Planned Area Development) to develop 20 half-acre lots with the stipulations as stated in the staff report.

AYE: Mayor Jack Miller, Councilmember Tom Armstrong, Councilmember Eric Granillo, Councilmember Cloyce Kelly, Councilmember John McCafferty, Councilmember Lon Turner

6 - 0 PASSED - Unanimously

- b) PUBLIC HEARING and consideration and possible action to approve Resolution No. 2021-1190 regarding a home detention program. (Joan Dwyer, Presiding Magistrate)

Recommended Action: (1) Hold public hearing; and (2) Approve Resolution No. 2021-1190 regarding a home detention program.

* Scriveners error was corrected to agenda item title to reflect Ordinance No. 2021-905, and two typos within the Ordinance regarding Statute numbers. *

Erin Deskins made a scrivener error correction to Item 6(b) of the Agenda, which referenced Resolution, but should be Ordinance 2021-905. There were also two minor edits within the Ordinance. The first WHEREAS should read ARS 9-499.07 and Section 2(B) the last ARS should read ARS 9-499.07.

Joan Dwyer presented the following:

- She was seeking a home detention ordinance approval for the court primarily due to Covid.
- People that were sentenced to jail for a DUI, could not be put on home detention unless there was an ordinance or approval by the Council, pursuant to Title 9-499.07.
- In Arizona there were four layers of DUI's: small DUI, .08-blood alcohol, extreme DUI with blood alcohol level of .15, and super extreme DUI with a blood alcohol level above .20.
- Once the super and super extreme level was reached, there were 30 and 45 days respectively in jail.
- They could not do work release from jail, which meant people could lose their job. It posed a hardship on people.
- A home detention program could accomplish the jail time, and keep them gainfully employed.

Public Comment:

- Larry Holt: The penal code related to punishment, and a DUI was not an error, it was a choice. Time needed to be served. Home detention may be more appropriate for a first time offender or a low end offense.

Council and staff discussed the following:

- They had experience with home detention programs. They would be using an outside agency-SCRAM. An ankle monitor would be put on by the other agency. The defendant paid for that cost. The cost was \$13 per day instead of \$70 per day for jail. It also did continuous alcohol monitoring.
- If someone had three DUI's within a period of seven years, it could be a felony with prison time at 3.75 years. Those cases went to superior court. The penalties doubled and increased depending on the level of the DUI. If someone got a second DUI, they would still be eligible for at home detention.
- They were notified within 24 hours if there was an alcohol consumption violation. The small DUI and the .08 DUI did not qualify. They normally served one day in jail after time was suspended.
- 20% of the jail time had to be served in jail and could not all be served at home. That was generally enough to keep people from going back.
- The at home detention service allowed people to go to work, school, and medical appointments. They could not go anywhere else. It was monitored by the third party agency.

Supervisor Chair Craig Brown said he had started the first electronic monitoring program in Los Angeles in 1993. They had over 500 people on passive electronic monitors. This was what the Court would be using. The condition the magistrate gave the defendant was very specific to where they could go. The defendant was paying for the device to be on their leg. When someone was arrested in Town and went to County Jail, the cost was \$110. Prescott started a program in 2010 at the superior court level and abandoned it by 2013 because it did not work. The company admitted that there were not enough people to make it worthwhile to monitor.

- They could not piggyback off the County because the County was not using anyone for monitoring.
- They had only 10 to 12 people that qualified to use the program per year.
- The program was all computer based.
- The County was not allowing the work release because of Covid and the possibility of infections to other people.
- If there was a violation, the person was contacted and a warrant for their arrest could be issued. They could lose all their time or some of the time on the monitor. It depended on the reason for the violation.
- SCRAM, the third-party agency, had worked successfully in other towns. They had offices in Flagstaff and Phoenix.
- The Town Attorney said the Town could put a sunset clause in the ordinance for the program or put a regular review when the item came back up next September.
- If Covid eased, the Court would use the program less.
- Other communities that used the program were Jerome, Dewey- Humboldt, Prescott Valley, and Cottonwood.

MOVED by Councilmember Lon Turner, seconded by Councilmember Tom Armstrong to approve Ordinance No. 2021-905 regarding a home detention program with a one-year sunset for review and corrections in the verbiage noted by the Town Clerk.

AYE: Mayor Jack Miller, Vice-Mayor Annie Perkins, Councilmember Tom Armstrong, Councilmember Eric Granillo, Councilmember Cloyce Kelly, Councilmember John McCafferty, Councilmember Lon Turner

7 - 0 PASSED - Unanimously

- c) Consideration, discussion and possible action to approve Council Entity appointments and Council Subcommittee appointments. (Erin N. Deskins, Town Clerk)

Recommended Action: Approve the Council Entity and the Council Subcommittee appointments as discussed.

* Item was approved after discussion of appointments.*

Erin Deskins reported on the following:

- Due to the resignation of Vice- Mayor Mendoza and the appointment of Vice- Mayor Perkins, there were several vacancies to Council subcommittees and entities.
- The Council could review the list and volunteer or request a change.

Granillo: Economic Development, Public Safety, Water and Utilities, League Resolution Committee Alternate; Chamber of Commerce Alternate, Finance, NACOG Alternate

Vice-Mayor Perkins: GAMA Alternative, Yavapai Regional Medical Center Alternative, Prescott Regional Airport Masterplan Advisory Committee, Liaison to Chino Valley Fire District, UVRWCP

CM Kelley: UDO Update, Chamber of Commerce Representative, Finance, NAMWA Alternate

CM Turner: Appointment Subcommittee, UDO, Water & Utilities, UVRWPC, Roads and Streets

CM Armstrong: Appointments Subcommittee, Economic Development, Finance, Roads and Streets, CYMPO, UVRWPC Alternate

CM McCafferty: League of Resolutions Alternate, UDO, Water and Utilities, CYMPO Alternate

Mayor Miller:GAMA, League of Resolutions, Yavapai Regional Medical Center, CVFD, MPAC

MOVED by Councilmember Lon Turner, seconded by Vice-Mayor Annie Perkins to approve the Council Entity and the Council Subcommittee appointments as discussed.

AYE: Mayor Jack Miller, Vice-Mayor Annie Perkins, Councilmember Tom Armstrong, Councilmember Eric Granillo, Councilmember Cloyce Kelly, Councilmember John McCafferty, Councilmember Lon Turner

7 - 0 PASSED - Unanimously

7) **ADJOURNMENT**

MOVED by Councilmember Lon Turner, seconded by Vice-Mayor Annie Perkins to adjourn the meeting at 7:54 p.m.

AYE: Mayor Jack Miller, Vice-Mayor Annie Perkins, Councilmember Tom Armstrong,
Councilmember Eric Granillo, Councilmember Cloyce Kelly, Councilmember John
McCafferty, Councilmember Lon Turner

7 - 0 PASSED - Unanimously

Jack W. Miller, Mayor

ATTEST:

Erin N. Deskins, Town Clerk

CERTIFICATION:

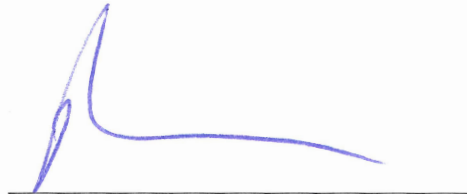
I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Regular Meeting of the Town Council of the Town of Chino Valley, Arizona held on the _____ day of _____, 2021. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this _____ day of _____, 2021.

Erin N. Deskins, Town Clerk

AYE: Mayor Jack Miller, Vice-Mayor Annie Perkins, Councilmember Tom Armstrong,
Councilmember Eric Granillo, Councilmember Cloyce Kelly, Councilmember John
McCafferty, Councilmember Lon Turner

7 - 0 PASSED - Unanimously



Jack W. Miller, Mayor

ATTEST:



Erin N. Deskins, Town Clerk

CERTIFICATION:

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Regular Meeting of the Town Council of the Town of Chino Valley, Arizona held on the 28th day of September, 2021. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 26th day of October, 2021.

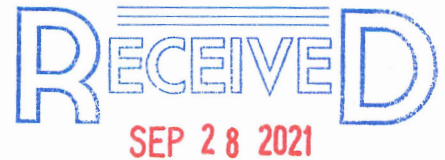


Erin N. Deskins, Town Clerk

TO: CHINO VALLEY TOWN COUNCIL

202 N. State Rte 89

Chino Valley AZ 86323



Town Clerk's Office
BY: E. Perkins

My Name Is: BARBARA Laster

My Address Is: 1380 W. Center St. C.V. AZ

PURSUANT TO CHINO VALLEY TOWN ORDINANCES, THIS LETTER IS AN OBJECTION TO AND PROTEST TO PROPOSED REZONING Z21-000014 REQUESTED BY ROSIE SOTO TO REZONE APPROXIMATELY 12.78 ACRES OF LAND FROM SR-1 TO SR-0.16 WITH A PLANNED AREA DEVELOPMENT OVERLAY, TO DEVELOP 20 HALF-ACRE LOTS FOR PROPERTY LOCATED APPROXIMATELY 500 FEET WEST OF THE INTERSECTION OF WEST CENTER STREET AND NORTH ROAD 1 WEST, ON THE NORTH SIDE OF CENTER STREET, CHINO VALLEY, AZ.

I request a Public Hearing be held by Town Council.

The Unified Development Ordinance of the Town of Chino Valley provides:

purposes of this **Ordinance** are to secure safety from fire, panic, and other dangers; to provide adequate light and air; to lessen congestion in the **streets**; to prevent the overcrowding of land; to avoid undue concentration of population; to facilitate the adequate provision of transportation, water, sewage disposal; **schools**, parks, and other **public** requirements; to provide for the social, physical, and economic advantages resulting from comprehensive and orderly planned use of land resources; to allow for the orderly implementation of the **General Plan**; and to otherwise promote the health, safety, convenience, and general welfare of the citizens of Chino Valley, Arizona.

Planning and Zoning Commission is tasked with:

Recommending to Town Council rezoning only as the proposal is consistent with and conforms to the General Plan and is in conformity with Unified Development Ordinance of the Town of Chino Valley.

Scan w/
9/28 mins
once approved

This proposed rezoning does not serve the best interest of the public, nor does it secure the safety from fire, panic and other dangers, or lessen congestion in the streets, or prevent the over crowding of land nor does it prevent concentration of population.

This proposed rezoning is just the first step in attempting to convert the second 12.78 acres into similar usage which would continue to create congestion, over usage of the land, concentration of population.

Chino Valley has a General Plan and the Unified Development Ordinance to protect the philosophy and intent of the Town of Chino Valley. This proposed rezoning violates the principle and purpose of the Town's plan.

Based on all the above, I oppose this proposed rezoning, protest the proposed rezoning and request a public hearing on the proposed rezoning.

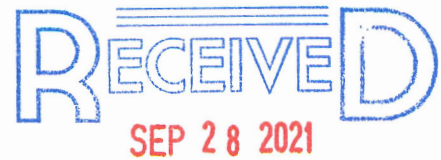
Thank you.

A handwritten signature in blue ink, reading "Barbara Foster". The signature is written in a cursive style with a horizontal line above the name.

TO: CHINO VALLEY TOWN COUNCIL

202 N. State Rte 89

Chino Valley AZ 86323



Town Clerk's Office
BY: E. Deskins

My Name Is: DUANE Laster

My Address Is: 1380 W. Center St. C.V. AZ

PURSUANT TO CHINO VALLEY TOWN ORDINANCES, THIS LETTER IS AN OBJECTION TO AND PROTEST TO PROPOSED REZONING Z21-000014 REQUESTED BY ROSIE SOTO TO REZONE APPROXIMATELY 12.78 ACRES OF LAND FROM SR-1 TO SR-0.16 WITH A PLANNED AREA DEVELOPMENT OVERLAY, TO DEVELOP 20 HALF-ACRE LOTS FOR PROPERTY LOCATED APPROXIMATELY 500 FEET WEST OF THE INTERSECTION OF WEST CENTER STREET AND NORTH ROAD 1 WEST, ON THE NORTH SIDE OF CENTER STREET, CHINO VALLEY, AZ.

I request a Public Hearing be held by Town Council.

The Unified Development Ordinance of the Town of Chino Valley provides:

purposes of this **Ordinance** are to secure safety from fire, panic, and other dangers; to provide adequate light and air; to lessen congestion in the **streets**; to prevent the overcrowding of land; to avoid undue concentration of population; to facilitate the adequate provision of transportation, water, sewage disposal; **schools**, parks, and other **public** requirements; to provide for the social, physical, and economic advantages resulting from comprehensive and orderly planned use of land resources; to allow for the orderly implementation of the **General Plan**; and to otherwise promote the health, safety, convenience, and general welfare of the citizens of Chino Valley, Arizona.

Planning and Zoning Commission is tasked with:

Recommending to Town Council rezoning only as the proposal is consistent with and conforms to the General Plan and is in conformity with Unified Development Ordinance of the Town of Chino Valley.

This proposed rezoning does not serve the best interest of the public, nor does it secure the safety from fire, panic and other dangers, or lessen congestion in the streets, or prevent the over crowding of land nor does it prevent concentration of population.

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Chino Valley has a General Plan and the Unified Development Ordinance to protect the philosophy and intent of the Town of Chino Valley. This proposed rezoning violates the principle and purpose of the Town's plan.

Based on all the above, I oppose this proposed rezoning, protest the proposed rezoning and request a public hearing on the proposed rezoning.

Thank you.

A handwritten signature in pink ink, reading "Deane Laster". The signature is written in a cursive, flowing style with a long horizontal line extending from the end.

TO: CHINO VALLEY TOWN COUNCIL

202 N. State Rte 89

Chino Valley AZ 86323

My Name Is: Debra Clare

My Address Is: 525 Lauren Lane Chino Valley, AZ

PURSUANT TO CHINO VALLEY TOWN ORDINANCES, THIS LETTER IS AN OBJECTION TO AND PROTEST TO PROPOSED REZONING Z21-000014 REQUESTED BY ROSIE SOTO TO REZONE APPROXIMATELY 12.78 ACRES OF LAND FROM SR-1 TO SR-0.16 WITH A PLANNED AREA DEVELOPMENT OVERLAY, TO DEVELOP 20 HALF-ACRE LOTS FOR PROPERTY LOCATED APPROXIMATELY 500 FEET WEST OF THE INTERSECTION OF WEST CENTER STREET AND NORTH ROAD 1 WEST, ON THE NORTH SIDE OF CENTER STREET, CHINO VALLEY, AZ.

I request a Public Hearing be held by Town Council.

The Unified Development Ordinance of the Town of Chino Valley provides:

purposes of this **Ordinance** are to secure safety from fire, panic, and other dangers; to provide adequate light and air; to lessen congestion in the **streets**; to prevent the overcrowding of land; to avoid undue concentration of population; to facilitate the adequate provision of transportation, water, sewage disposal; **schools**, parks, and other **public** requirements; to provide for the social, physical, and economic advantages resulting from comprehensive and orderly planned use of land resources; to allow for the orderly implementation of the **General Plan**; and to otherwise promote the health, safety, convenience, and general welfare of the citizens of Chino Valley, Arizona.

Planning and Zoning Commission is tasked with:

Recommending to Town Council rezoning only as the proposal is consistent with and conforms to the General Plan and is in conformity with Unified Development Ordinance of the Town of Chino Valley.

This proposed rezoning does not serve the best interest of the public, nor does it secure the safety from fire, panic and other dangers, or lessen congestion in the streets, or prevent the over crowding of land nor does it prevent concentration of population.

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Based on all the above, I oppose this proposed rezoning, protest the proposed rezoning and request a public hearing on the proposed rezoning.

Thank you.

TO: CHINO VALLEY TOWN COUNCIL

202 N. State Rte 89

Chino Valley AZ 86323

My Name Is: RUTH A. ESTEY

My Address Is: 435 HOMESTEAD MESA DR CHINO VLY

PURSUANT TO CHINO VALLEY TOWN ORDINANCES, THIS LETTER IS AN OBJECTION TO AND PROTEST TO PROPOSED REZONING Z21-000014 REQUESTED BY ROSIE SOTO TO REZONE APPROXIMATELY 12.78 ACRES OF LAND FROM SR-1 TO SR-0.16 WITH A PLANNED AREA DEVELOPMENT OVERLAY, TO DEVELOP 20 HALF-ACRE LOTS FOR PROPERTY LOCATED APPROXIMATELY 500 FEET WEST OF THE INTERSECTION OF WEST CENTER STREET AND NORTH ROAD 1 WEST, ON THE NORTH SIDE OF CENTER STREET, CHINO VALLEY, AZ.

I request a Public Hearing be held by Town Council.

The Unified Development Ordinance of the Town of Chino Valley provides:

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Planning and Zoning Commission is tasked with:

Recommending to Town Council rezoning only as the proposal is consistent with and conforms to the General Plan and is in conformity with Unified Development Ordinance of the Town of Chino Valley.

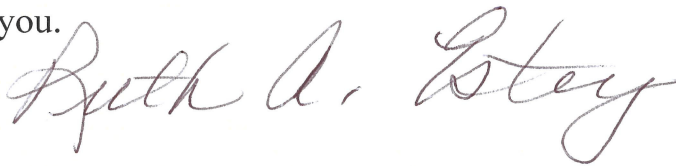
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Chino Valley has a General Plan and the Unified Development Ordinance to protect the philosophy and intent of the Town of Chino Valley. This proposed rezoning violates the principle and purpose of the Town's plan.

Based on all the above, I oppose this proposed rezoning, protest the proposed rezoning and request a public hearing on the proposed rezoning.

Thank you.

A handwritten signature in cursive script, reading "Ruth A. Estey". The signature is written in dark ink and is positioned below the "Thank you." text.

TO: CHINO VALLEY TOWN COUNCIL

202 N. State Rte 89

Chino Valley AZ 86323

My Name Is: MARIE BERNARDO

My Address Is: 480 HOMESTEAD MESA DR., CHINO VALLEY, AZ

PURSUANT TO CHINO VALLEY TOWN ORDINANCES, THIS LETTER IS AN OBJECTION TO AND PROTEST TO PROPOSED REZONING Z21-000014 REQUESTED BY ROSIE SOTO TO REZONE APPROXIMATELY 12.78 ACRES OF LAND FROM SR-1 TO SR-0.16 WITH A PLANNED AREA DEVELOPMENT OVERLAY, TO DEVELOP 20 HALF-ACRE LOTS FOR PROPERTY LOCATED APPROXIMATELY 500 FEET WEST OF THE INTERSECTION OF WEST CENTER STREET AND NORTH ROAD 1 WEST, ON THE NORTH SIDE OF CENTER STREET, CHINO VALLEY, AZ.

I request a Public Hearing be held by Town Council.

The Unified Development Ordinance of the Town of Chino Valley provides:

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Planning and Zoning Commission is tasked with:

Recommending to Town Council rezoning only as the proposal is consistent with and conforms to the General Plan and is in conformity with Unified Development Ordinance of the Town of Chino Valley.

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Based on all the above, I oppose this proposed rezoning, protest the proposed rezoning and request a public hearing on the proposed rezoning.

Thank you.

TO: CHINO VALLEY TOWN COUNCIL

202 N. State Rte 89

Chino Valley AZ 86323

My Name Is: ROBERTA LARSON

My Address Is: 245 KENNAALL CT

PURSUANT TO CHINO VALLEY TOWN ORDINANCES, THIS LETTER IS AN OBJECTION TO AND PROTEST TO PROPOSED REZONING Z21-000014 REQUESTED BY ROSIE SOTO TO REZONE APPROXIMATELY 12.78 ACRES OF LAND FROM SR-1 TO SR-0.16 WITH A PLANNED AREA DEVELOPMENT OVERLAY, TO DEVELOP 20 HALF-ACRE LOTS FOR PROPERTY LOCATED APPROXIMATELY 500 FEET WEST OF THE INTERSECTION OF WEST CENTER STREET AND NORTH ROAD 1 WEST, ON THE NORTH SIDE OF CENTER STREET, CHINO VALLEY, AZ.

I request a Public Hearing be held by Town Council.

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Based on all the above, I oppose this proposed rezoning, protest the proposed rezoning and request a public hearing on the proposed rezoning.

Thank you.

A handwritten signature in blue ink, reading "Roda Laine". The signature is written in a cursive, flowing style.

TO: CHINO VALLEY TOWN COUNCIL

202 N. State Rte 89

Chino Valley AZ 86323

My Name Is: Deborah L. Fry

My Address Is: 275 Homestead Mesa Dr. Chino Valley, AZ 86323

PURSUANT TO CHINO VALLEY TOWN ORDINANCES, THIS LETTER IS AN OBJECTION TO AND PROTEST TO PROPOSED REZONING Z21-000014 REQUESTED BY ROSIE SOTO TO REZONE APPROXIMATELY 12.78 ACRES OF LAND FROM SR-1 TO SR-0.16 WITH A PLANNED AREA DEVELOPMENT OVERLAY, TO DEVELOP 20 HALF-ACRE LOTS FOR PROPERTY LOCATED APPROXIMATELY 500 FEET WEST OF THE INTERSECTION OF WEST CENTER STREET AND NORTH ROAD 1 WEST, ON THE NORTH SIDE OF CENTER STREET, CHINO VALLEY, AZ.

I request a Public Hearing be held by Town Council.

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Planning and Zoning Commission is tasked with:

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Based on all the above, I oppose this proposed rezoning, protest the proposed rezoning and request a public hearing on the proposed rezoning.

Thank you.

TO: CHINO VALLEY TOWN COUNCIL

202 N. State Rte 89

Chino Valley AZ 86323



Town Clerk's Office
BY: E. Perkins

My Name Is: KEVIN MCCARTHY

My Address Is: 1350 W. CENTER ST. CHINO VALLEY AZ

PURSUANT TO CHINO VALLEY TOWN ORDINANCES, THIS LETTER IS AN OBJECTION TO AND PROTEST TO PROPOSED REZONING Z21-000014 REQUESTED BY ROSIE SOTO TO REZONE APPROXIMATELY 12.78 ACRES OF LAND FROM SR-1 TO SR-0.16 WITH A PLANNED AREA DEVELOPMENT OVERLAY, TO DEVELOP 20 HALF-ACRE LOTS FOR PROPERTY LOCATED APPROXIMATELY 500 FEET WEST OF THE INTERSECTION OF WEST CENTER STREET AND NORTH ROAD 1 WEST, ON THE NORTH SIDE OF CENTER STREET, CHINO VALLEY, AZ.

I request a Public Hearing be held by Town Council.

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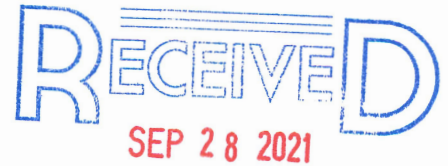
Thank you.

A handwritten signature in blue ink, appearing to read "Kevin McCarthy". The signature is fluid and cursive, with a long horizontal line extending from the end.

TO: CHINO VALLEY TOWN COUNCIL

202 N. State Rte 89

Chino Valley AZ 86323



Town Clerk's Office
BY: E. Deskins

My Name Is:

M Alex Harris

My Address Is:

1350 W Center St Chino Valley Az

PURSUANT TO CHINO VALLEY TOWN ORDINANCES, THIS LETTER IS AN OBJECTION TO AND PROTEST TO PROPOSED REZONING Z21-000014 REQUESTED BY ROSIE SOTO TO REZONE APPROXIMATELY 12.78 ACRES OF LAND FROM SR-1 TO SR-0.16 WITH A PLANNED AREA DEVELOPMENT OVERLAY, TO DEVELOP 20 HALF-ACRE LOTS FOR PROPERTY LOCATED APPROXIMATELY 500 FEET WEST OF THE INTERSECTION OF WEST CENTER STREET AND NORTH ROAD 1 WEST, ON THE NORTH SIDE OF CENTER STREET, CHINO VALLEY, AZ.

I request a Public Hearing be held by Town Council.

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Based on all the above, I oppose this proposed rezoning, protest the proposed rezoning and request a public hearing on the proposed rezoning.

Thank you.

A handwritten signature in blue ink, appearing to read "M. Allen Haines". The signature is written in a cursive, flowing style.

