

MINUTES OF THE FLORENCE TOWN COUNCIL MEETING HELD ON MONDAY, APRIL 6, 2015, AT 5:30 P.M., IN THE CHAMBERS OF TOWN HALL, LOCATED AT 775 NORTH MAIN STREET, FLORENCE, ARIZONA.

CALL TO ORDER

Mayor Rankin called the meeting to order at 5:32 p.m.

ROLL CALL:

Present: Rankin, Walter, Woolridge, Montaña, Hawkins, Guilin, Anderson

ADJOURN TO EXECUTIVE SESSION

An Executive Session will be held during the Council Meeting for the following pursuant to A.R.S. Section 38-431.03(A)(1) for the purpose of discussion with the Town Manager to discuss Town's organizational structure and the duties and responsibilities of the Town Manager.

On motion of Councilmember Montaña, seconded by Vice-Mayor Walter, and carried to adjourn to Executive Session.

ADJOURNMENT FROM EXECUTIVE SESSION

On motion of Councilmember Hawkins, seconded by Councilmember Montaña, and carried to adjourn from Executive Session.

MOMENT OF SILENCE

Mayor Rankin called for a moment of silence.

PLEDGE OF ALLEGIANCE

Mayor Rankin led the Pledge of Allegiance.

CALL TO THE PUBLIC

Call to the Public for public comment on issues within the jurisdiction of the Town Council. Council rules limit public comment to three minutes. Individual Councilmembers may respond to criticism made by those commenting, may ask staff to review a matter raised or may ask that a matter be put on a future agenda. However, members of the Council shall not discuss or take action on any matter during an open call to the public unless the matters are properly noticed for discussion and legal action.

Ms. Ruth Harrison, Florence resident, stated that the signage poll taken by the Florence Reminder had 28 responses with a majority in favor of the vertical signs for Territory

Square; Library and Aquatic Center. She stated that the petition presented to Council at the last meeting was signed by 70 Florence residents and visitors in favor of horizontal signage. She would like this information taken into consideration when reconsidering the previous decision of Council regarding signage for the new buildings.

Ms. Cindy Sills, Florence resident, stated that she is in favor of horizontal signage for Territory Square. She stated that red-tail hawks are nested on the Florence water tower and their eggs should be hatching at any time. She requested that the Town wait on painting the tower until the eggs have hatched and the hawks have flown away.

Ms. Denise Kollert, Florence resident, stated that she is disappointed in the amount of time that has been spent discussing signage for the new library and aquatic center. She stated that she would like the project to move forward and be completed and to see the signage reflect a more modern forward thinking design, such as that reflected in option #1 previously approved by Council.

PRESENTATIONS

Proclamation of the Mayor declaring April 2015 as Fair Housing Month in the Town of Florence.

Ms. Lisa Garcia, Deputy Town Manager/Town Clerk, read the proclamation for the record.

Mayor Rankin declared April 2015 as Fair Housing Month in the Town of Florence.

Proclamation of the Mayor declaring April 12-18, 2015 as Week of the Young Child in the Town of Florence.

Ms. Garcia read the proclamation for the record.

Mr. Brett Haupt, Parent Awareness and Community Outreach Coordinator, stated that in 1962 a study of high-parent engagement was started with 123 pre-school age children. The purpose of the study was to identify the impact of quality early childhood experiences. He stated that the study followed the children through pivotal points in their lives, noting that at the high school graduation level, it was difficult to differentiate from those who children who had received a high-parent engagement quality early childhood experience from those who had not.

Mr. Haupt stated that at the check point, 22 years after the pre-school experience, 70% of those who with a high-parent engagement quality early childhood experience were less likely to commit a violent crime, experience childbirth out of wedlock and less likely to need public assistance such as AHCCCS and welfare. He stated the same group of children, now in their 40's almost 35 years after pre-school, were earning an average of \$500 more a month. He stated that the results of the study showed that the

development in the early years of young children develops their character providing motivation, self-esteem, focus and control.

Mayor Rankin declared April 12-18, 2015 as Week of the Young Child in the Town of Florence and presented Mr. Haupt with the proclamation. He encouraged everyone to participate in the life of a young child and possibly have the opportunity to be a positive influence in their life.

Presentation of the Quarterly Financial Report for December 31, 2014.

Mr. Michael Farina, Finance Director, stated that the quarterly report is the second quarter report for the current fiscal year through December 31, 2014. He stated that the report presents the results of Town revenues, expenditures and fund balances including a comparison of current year actual figures to the budget and prior year.

Mr. Farina presented the following:

- Major Revenues
 - Sales Tax is 15% lower than budget expectations and 11% lower than the prior year.
 - Government construction and food sales tax are slightly ahead of plan.
 - Private construction is down \$160,000 as a result of fewer residential new home sales as projected.
 - General sales tax for retail is lower than projected, resulting in a \$124,000 deficit.
 - Some Town vendors have not paid sales taxes for several months. The Town is following up with the State and the vendors on these past due accounts.
 - State-shared sales tax is 1% lower than budget expectations and 5% ahead of the prior year.
 - State-shared income tax collected was \$1,545,645, which equals budget expectations and 9% ahead of the prior year.
 - Vehicle license tax collected was \$608,107 which is 2% ahead of budget expectations and is 7% greater than the prior year.
 - Highway User Revenue Fund is 5% ahead of budget expectations and is 11% greater than the prior year.
- General Fund
 - Primarily supported by local and State-shared taxes and is the Town's main operating fund accounting for most of the Town's services, including fire and police public safety, culture and recreation, community development and general government administration.
 - The annual budget-projected General Fund revenue, excluding transfers, is \$12,332,800.
 - Total collected at the end of the second quarter was \$6,013,121 which is meeting projections and is \$384,490, or 7%, greater than the prior year.

- General Fund Expenditures
 - General Fund budget, excluding transfers, is \$14,513,600.
 - Total spent was \$6,193,823 or 43% of the budgeted amount and 5% greater than the prior year.
- Highway user Revenue Fund
 - Accounts for operation, maintenance and capital expenditures of Town streets and highways (public works).
 - Revenue collected was \$1,341,899 or 47% of the budget.
 - Transportation excise tax is 7% lower than budget expectation.
 - Expenditures are \$716,954 or 8% of the budget.
 - \$58,443 or 1% of the capital expenditure budget has been spent.
 - The Diversion Dam road improvements project will be starting soon which is budgeted at \$2 million.
- Capital Improvement Fund
 - Supported primarily by construction-related sales tax where \$612,309 or 39% of the budget has been collected. This is 19% lower than the prior year.
 - Expenditures are 17% of budget or \$3,528,898. The second half of the year will show greater expenditures as the new Library and Aquatic Center are under construction at this time and has only had 10% expensed.
- Utility Funds
 - Water Utility Fund has collected 39% of the budgeted revenue with expenses on budget.
 - Wastewater Utility Fund has collected 31% of the budgeted revenue with expenses on a budget.

Mr. Farina stated that the full report will be placed on the Town's website.

Councilmember Anderson inquired as to when the completion deadline is for capital improvements with regards to the expenditure limitations the Town will be experiencing next fiscal year.

Mr. Farina stated that all capital improvement projects must be completed by June 30, 2015; otherwise the carryover cost will count against the Town in regards to the expenditure limitations that Home Rule will be imposing starting July 1, 2015.

Councilmember Anderson inquired if the projects are on schedule to be completed by June 30, 2015; and if not, what is the plan in get the projects completed by June 30, 2015.

Mr. Charles A. Montoya, Town Manager, stated that fields and aquatic center will be completed on time. He stated that the library is behind schedule due to weather related issues. The contractor is working diligently to get caught up but will not know if the June 30, 2015, deadline will be met until the masonry work is completed. He stated that if a project cannot meet the deadline, staff will bring back options to Council based on the situation.

Mayor Rankin stated that most of the revenue sources are down 15% to 20% and inquired what the plan is for the remainder of the fiscal year and next fiscal year.

Mr. Farina stated that he is being conservative for the next fiscal year based on current figures. He does believe the delinquent taxes will be collected before the end of the fiscal year.

CONSENT: All items on the consent agenda will be handled by a single vote as part of the consent agenda, unless a Councilmember or a member of the public objects at the time the agenda item is called.

Adoption of Resolution No. 1505-15:

Ms. Lisa Garcia, Deputy Town Manager/Town Clerk, read Resolution No. 1505-15 by title only.

A RESOLUTION OF THE TOWN OF FLORENCE, PINAL COUNTY, ARIZONA, AUTHORIZING THE TOWN TO ENTER INTO A GRANT AGREEMENT WITH THE CITY OF TUCSON POLICE DEPARTMENT REGARDING THE ARIZONA HIGH INTENSITY DRUG TRAFFICKING AREA.

Adoption of Resolution No. 1506-15:

Ms. Lisa Garcia, Deputy Town Manager/Town Clerk, read Resolution No. 1506-15 by title only.

A RESOLUTION OF THE TOWN OF FLORENCE, PINAL COUNTY, ARIZONA, ACCEPTING NON-EXCLUSIVE PUBLIC ROAD RIGHTS-OF-WAYS FROM THE ARIZONA STATE LAND DEPARTMENT FOR THE EXTENSION OF MERRILL RANCH PARKWAY AND FRANKLIN ROAD AND AUTHORIZING EXECUTION BY THE TOWN MANAGER OF SUPPORTING DOCUMENTS.

Approval of an exclusive traffic signal easement between the Town of Florence and Southwest Value Partners (SWV-PTE, LLC).

Favorable recommendation to the Arizona Department of Liquor License and Control for the Pinal County Historical Society Museum's application for a Special Event Liquor License for a fundraiser to be held on May 23, 2015, at the Pinal County Historical Society Museum.

Favorable recommendation to the Arizona Department of Liquor Licenses and Control on the Arizona Parks and Recreation Fellowship's application for the Cinco de Mayo event on May 2, 2015 at Padilla Park.

Approval of accepting the register of demands ending February 28, 2015, in the amount of \$3,579,973.31.

On motion of Vice-Mayor Walter, seconded by Councilmember Montaña, and carried to approve the Consent Agenda, as written, with the exception of item 9a.

9a. Adoption of Resolution No. 1505-15: A RESOLUTION OF THE TOWN OF FLORENCE, PINAL COUNTY, ARIZONA, AUTHORIZING THE TOWN TO ENTER INTO A GRANT AGREEMENT WITH THE CITY OF TUCSON POLICE DEPARTMENT REGARDING THE ARIZONA HIGH INTENSITY DRUG TRAFFICKING AREA.

Councilmember Anderson inquired as to which calendar year the expense for this agreement would be experienced.

Mr. Ernie Feliz, Grants Manager, stated that historically the funds for this program have been used within the first year.

Mr. Montoya stated that the funds are in form of a grant which means they are not impacted by the expenditure limitations.

Councilmember Montoya inquired who is funding the grant.

Mr. Feliz stated that the money for the grant comes from the High Intensity Drug Trafficking Area fund.

Vice-Mayor Walter inquired how the funding time-frame works, as the grant states January 2015 through December 2016. She also inquired what the financial plan will be regarding the position if the funding becomes unavailable.

Mr. Feliz stated that the Town has submitted for funding annually and has successfully received full funding each year; however, if for some reason the Town should not receive funding one year and ran out of funds, the officer would be absorbed back into the Police Department budget.

Mr. Daniel Hughes, Police Chief, stated that the Town of Florence is the last community that still receives full funding for this program. He stated that the Town has an officer assigned to the task force and in return the task force comes to Florence and works the cases, giving the Town a resource at no expense. He stated if the funds would become unavailable, the officer's position is being budgeted for and would be re-absorbed back into the department.

On motion of Councilmember Anderson, seconded by Councilmember Montaña, and carried to authorize the Town to enter into a grant agreement with the City of Tucson Police Department regarding the Arizona High Intensity Drug Trafficking Area.

UNFINISHED BUSINESS

Ms. Garcia read Ordinance No. 626-15 by title only.

AN ORDINANCE OF THE TOWN OF FLORENCE, PINAL COUNTY, ARIZONA, AMENDING TITLE III OF THE TOWN CODE ENTITLED ADMINISTRATION: SECTION 30.23 SPECIAL MEETINGS, AND SECTION 30.25 ORDER OF BUSINESS EFFECTIVE MAY 1, 2015. (First reading on March 16, 2015)

Ms. Garcia stated that the ordinance has been previously reviewed by Council.

On motion of Vice-Mayor Walter, seconded by Councilmember Guilin, and carried to adopt Ordinance No. 626-15.

Ms. Garcia read Ordinance No. 628-15 by title only.

AN ORDINANCE OF THE TOWN OF FLORENCE, PINAL COUNTY, ARIZONA AMENDING SECTIONS OF CHAPTER 32: TOWN ORGANIZATIONS. (First reading on March 16, 2015)

Ms. Garcia stated that the ordinance has been previously reviewed by Council.

On motion of Councilmember Woolridge, seconded by Councilmember Guilin, and carried to adopt Ordinance No. 628-15.

NEW BUSINESS

Discussion/Approval/Disapproval of a change order with DBA Construction Inc., in an amount not to exceed \$113,752.77.

Mr. John Mitchell, Utilities Director, stated that the change order is in line with the discussion that took place during the modification of contract with Apache Underground and Excavation, where the Town, instead of Apache Underground, would complete the paving and installation of speed humps after the new waterline was installed. He stated that the requested change order with DBA Construction Inc., will allow the paving portion of the project to be completed.

On motion of Councilmember Guilin, seconded by Councilmember Montañó, and carried to approve a change order with DBA Construction Inc., in an amount not to exceed \$113,752.77.

Discussion/Approval/Disapproval to award the Cuen Building Auction with and instruct the Town Manager file a deed to include restrictions as outlined in the request for bids.

Ms. Garcia stated, as instructed, Town staff held a third auction for the Cuen Building, lowering the minimum bid to \$1,000 with deed restrictions.

Three bids were received from the following:

Florence Heritage Fund	\$1,550
Stephen T. Smallidge/Happy Adobe	\$2,500
Wayne Hatch, HCH Development	\$1,100

Ms. Garcia stated that the bid documents stated that the award of the property would go to the highest bidder, and acknowledges that Council reserved the right to reject any and all bids. She stated that Council will make a decision after speaking with all bidders regarding the deed restrictions.

Mayor Rankin asked how Council would like to proceed, speak with each individual bidder tonight or at a later time.

Vice-Mayor Walter asked that they speak with each bidder this evening starting with the highest bidder.

Mr. Mark Eckhoff, Community Development Director, provided Council with a brief reminder of the previously estimated costs and structural needs of the Cuen Building as provided by engineers.

Mayor Rankin asked Mr. Stephen Smallidge to speak with Council first.

Mr. Stephen Smallidge, Florence resident and owner of Happy Adobe, stated that he is in the process of relocating his business to a location on Main Street. He stated that the Cuen Building had been in his vision for a while and he is looking forward to having an opportunity to restore the building and to place a tax-based business back into the building. He was a general contractor for 20 years in Alabama and Florida and left the industry four years ago when he moved to Florence. He stated that the building has stood for 100 years and deserved to be a vital part of the community for another 100 years.

Mayor Rankin inquired how Mr. Smallidge would be completing the stabilization portion of the building.

Mr. Smallidge stated that he would be completing a majority of the structural work himself, hiring professional services for electrical and plumbing needs. He stated he has engineering experience and believes the building is not as unstable as presumed to be. He stated that financially he will be able to fully complete the project himself without any grants or outside funding.

Mayor Rankin inquired if Mr. Smallidge has worked with any historical restoration projects.

Mr. Smallidge stated that has worked with restoration of older and historical homes in the Alabama and Florida areas.

Mayor Rankin inquired as to how long Mr. Smallidge believes it will take him to complete the project.

Mr. Smallidge stated that he will have the walls stabilized and painted in 60 days.

Councilmember Hawkins inquired if the Town is requiring a commercial contractor for the project.

Mr. Eckhoff stated that the building is a commercial building and would require a commercial contractor to pull a permit per the Arizona State Board of Contractors. He stated that the building will have extensive modifications to it. In order for the building to maintain its status as a certified local government historical district, the plans would be to be reviewed with the Historic District Advisory Commission.

Councilmember Hawkins inquired if the bidders were advised of the restoration processes and requirements which includes working with the Historic District and use of a commercial contractor.

Ms. Garcia stated that the bid did state that the successful bidder would be required to complete all state requirements as well as work closely with the Historic District Advisory Commission.

Councilmember Montaña inquired who will be making the determination that the stabilization is completed correctly. He also inquired if it will be the owner, the Town or the State who makes the determination that it is stabilized correctly.

Mr. Eckhoff stated that the owner's architect will provide plans to the Town who will approve them; and then a licensed commercial contractor will ensure the work is completed, per the approved plans.

Councilmember Montaña stated that he is concerned that the process could be slowed down based on the submittal and approval process to determine if the stabilization process being presented is correct.

Mr. Eckhoff stated that the Community Development Department will do whatever it can to expedite the review process for the Town and with the Historical District. He stated it is a small building and the immediate need is to stabilize the walls and reroof the building. He stated the winning bidder will need to put in place their team who will complete the work and have an architect submit the stabilization plans as soon as possible.

Ms. Garcia stated that per the bidding documents, the winning bidder will have 100 days from the day the deed is signed to stabilize the building and Council had an automatic 30 day extension included, if needed, past the 100 days. She stated that it will take some time to get the deed drawn up and executed which will provide the winning bidder more opportunity to get the plans drawn up and into Community Development.

Councilmember Hawkins inquired if Mr. Smallidge is still interested in the building based on the information reiterated this evening.

Mr. Smallidge stated that he is still interested in the building but he is not interested in the semantics.

Councilmember Anderson inquired if it is the State of Arizona that requires a license engineer and contractor to be used for this type of project.

Mr. Eckhoff stated that residential project can be done by whomever the owner chooses but for commercial projects, it is required by the State to use a commercial contractor.

Mr. Smallidge stated that he will do what needs to be done, per Town and State requirements, to complete the project.

Mayor Rankin called the Florence Heritage Foundation to come forward and speak with Council.

Mr. Gem Cox, President of the Florence Heritage Foundation, stated that they submitted their bid in at the last Council meeting and are excited to see that there are three bidders. He stated that he is concerned that the restoration project cannot be completed without grants and outside funding as the building is small and the funds it will take to complete the project to a useable condition will never be recouped. He stated that the project will truly be a labor of love.

He stated that the Foundation is a non-profit and has a plan to raise the funds needed to complete the project and to meet the timelines, as stated in the bid documents.

Mayor Rankin inquired as to how the Foundation will obtain the funds.

Mr. Cox stated that the Foundation will be working with private citizens through grass-roots programs. There will be larger donation along with several engineering and architectural firms that have softly committed to assist in the stabilization. The Foundation has also identified commercial trades that have offered their services at a discounted rate. He stated there is quite a bit of work that needs to be done that is not visible to the naked eye.

Mayor Rankin inquired if the Foundation is aware of the requirements of the Historic District and is committed to the process that is required.

Mr. Cox stated that the Foundation is aware of the requirements and is prepared to follow the process as stated in the bid packet. The Foundation is familiar with working with restoration projects and he personally has experience working with restoration projects. He stated that the Foundation will be hiring local talent and local contractors to complete the project.

Mayor Rankin inquired what local restoration projects have the Foundation or Mr. Cox worked on.

Mr. Cox stated that he has worked on the restoration on the Murphy's Romance building which currently houses State Farm Insurance, the coin laundry building and is currently working with the old grocery store building. He stated that there are several old adobe homes in Town that himself or his family have purchased and restored.

Mayor Rankin inquired what the Foundation believes their timeline would be for the project.

Mr. Cox stated they are committed to completing all phases of the project within the timelines outlined in the bid packet.

Mayor Rankin inquired what the Foundation will do with the building once it is completed.

Mr. Cox stated that the Foundation has been approached from several different types of businesses but it will be up to the Foundation Board to determine what they believe the best use of the building will be.

Councilmember Woolridge inquired what funding the Foundation has immediately to start the process.

Mr. Cox stated that the Foundation has \$2,500 to weatherproof the building, clean it up and ensure the building does not leak.

Mayor Rankin called Mr. Wayne Hatch to come forward and speak with Council.

Mr. Wayne Hatch, Owner of HCH Development and Low Mountain Construction, stated that he and his partner submitted a bid as a way to give back to the Town in appreciation for selecting them as the builder of the new library and aquatic center in Territory Square. He stated that they will be able to meet all timelines noted in the bid packet; they will be funding the project themselves utilizing sub-contractors who are already working in town on Territory Square and other local tradesmen. He stated they will be working with Jeff Swan with Swan Architects who will be submitting the plans and pulling all permits, as required.

Mr. Hatch stated that their objective is to not have ownership of the building; but provide the Town with with a historical building and to work with a local business who would like to own the building, working with them to eventually own the building through purchase or a lease-to-own situation.

Mayor Rankin inquired if they would be able to complete the project within the initial 100 day requirement.

Mr. Hatch stated that if they are awarded the building, they will immediately work with Swan Architects to submit plans while the deed is being prepared. Once the deed is executed, they will stabilize the building exceeding all expectation of the initial 100 day criteria. He stated the goal will then be to complete the restoration and have it occupied by a local business.

Ms. Garcia stated that she would like to have the Town Attorney speak to Council prior to Council making their decision; reminding everyone of the deed restriction should the project not be completed per the time requirements and what action will be taken.

Mr. Clifford L. Mattice, Town Attorney, stated that if the timelines stated in the bid packet are not met; 100 days to stabilize the building and fully complete restoration within two years, through the Town's proper and legal procedures, the deed will automatically revert back to the Town including all improvements that have been completed.

Mayor Rankin stated that he believes HCH Development would be the best candidate to complete the project based on the nature of the project with the deed restrictions and timelines that will be in place.

Councilmember Woolridge stated that she agreed with Mayor Rankin but would like to add that she loves Mr. Smallidge's passion for the building and would like to see HCH Development and Mr. Smallidge work together if possible.

Councilmember Hawkins stated it would be a win-win situation if Mr. Smallidge and HCH Development worked together.

Councilmember Montaña stated that he would like to thank the Florence Heritage Foundation for coming forward at the last meeting with their bid to try and save the building. He stated that the bid stated that the building would be awarded to the highest bidder, which is Mr. Smallidge, and he has proven his ability to complete the project and his commitment to Florence with his current business.

Vice-Mayor Walter agreed with Councilmember Montaña's comments and encouraged HCH Development to work with Mr. Smallidge if he is awarded the bid.

Mr. Hatch stated that they are committed to assisting the Town in the restoration of the Cuen building and would be open to assisting the winning bidder if they so desired their help.

Councilmember Anderson extended his appreciation and gratitude to Mr. Cox for keeping the Cuen building alive and bringing it back to the bid process with success.

On motion of Vice-Mayor Walter, seconded by Councilmember Guilin, to award the Cuen Building to the highest bidder, Stephen T. Smallidge, Happy Adobe with a bid of \$2,500 and to instruct the Town Manager to file a deed to include restrictions as outlined in the request for bids.

Mayor Rankin stated that the financial difference between the highest bidder and the lowest bidder is not that much and encourages Council to look at whole project including the financial ability, depth of contractors and tradesmen, and professional services to complete the job within the timeline required by the deed restriction.

Councilmember Woolridge inquired if Mr. Hatch would give Mr. Smallidge first right of refusal to run a business out the building once the project is completed.

Mr. Hatch stated that they would be willing to give Mr. Smallidge first right of refusal.

Councilmember Anderson called for the question.

Roll Call:

Vice-Mayor Walter - Yes
Councilmember Guilin - Yes
Councilmember Hawkins – No
Councilmember Woolridge – No
Councilmember Anderson - Yes
Councilmember Montañó - Yes
Mayor Rankin – No

Motion Passed: Yes: 4; No: 3

Discussion/Approval/Disapproval to award a contract to Pima Paving, Inc., for improvements to the Police Department and Senior Center parking lot, in an amount not to exceed \$185,989.64.

Mr. John V. Mitchell, Utilities Director, stated that the project will improve the parking lot of the Police Department and the Florence Senior Center, providing for 22 paved and striped parking stalls, shade canopy and security lighting. He stated that the project will also create a retention basin for storm drainage and relocation of the trash enclosure for

both buildings, and installation of parking bumper curbs for the Senior Center parking lot to enhance traffic safety.

Mr. Mitchell stated that funding for the project is in the current fiscal budget for \$120,000 with the remaining funds coming from deferred projects for the Police Station improvements.

Mayor Rankin inquired which project is more important, the parking lot or the station improvements.

Mr. Daniel Hughes, Police Chief, stated that the parking lot is a project that needs to be completed as soon as possible for the safety of the police vehicles and the equipment inside the vehicles.

Mr. Carroll Michael, Facility Maintenance Manager, stated that the current drainage conditions of the parking area for the police vehicles is not draining correctly and is undermining the parking service.

Mayor Rankin stated that he was concerned with the funding plan for the project and inquired which projects are being deferred.

Mr. Michael stated that the additional funds needed for this project are coming from projects that have been completed this year and have a surplus such as the fire sprinkler installation at Fire Station 1 and electrical upgrades at the Silver King.

Mayor Rankin inquired if there were additional surplus funds that can be reallocated to the Police Station project.

Mr. Montoya stated that there are additional capital improvement funds; however, when a project comes in under budget, those funds are used to complete projects that are under way and may need additional funding for unforeseen needs.

Councilmember Guilin stated that she was glad to see this project coming to fruition.

On motion of Councilmember Hawkins, seconded by Councilmember Walter, and carried to award a contract to Pima Paving, Inc., for improvements to the Police Department and Senior Center parking lot, in an amount not to exceed \$185,989.64.

Discussion/Approval/Disapproval to award a Contract to Arizona Coating Applicators for painting of the Florence water tower and tank, in an amount not to exceed \$130,000.00.

Mr. Mitchell stated that the project is for repainting of the Florence water tower and tank, which consists of removal or encapsulation of the current lead based paint using OSHA and EPA approved methods and guidelines and disposal at an EPA approved site. He

stated that once the lead based paint is removed or encapsulated, the tower, tank and lettering will be repainted.

Mr. Mitchell stated that the current budget provides for \$75,000 with the remaining funds coming from savings realized from completed capital projects.

Councilmember Anderson inquired what the process will be now that there are nesting hawks on the tower.

Mr. Mitchell stated that the authorities will be contacted and the Town will work with them to ensure the project does not hinder the hawks.

On motion of Councilmember Anderson, seconded by Councilmember Montaña, and carried to award a contract to Arizona Coating Applicators for painting the Florence water tower and tank, in an amount not to exceed \$130,000.

Discussion/Approval/Disapproval to issue a purchase order to Ace Asphalt to perform parking lot maintenance and repairs using the Mohave Educational Services Co-Op Bid, Contract Number 10A-ACE-0316, in an amount not to exceed \$182,642.03.

Mr. Bryan Hughes, Parks and Recreation Director, stated that several of the Town's parking lots at parks and facilities are in various stages of deterioration, including failing asphalt and fading stripes. He stated due to years of deferred maintenance, many parking lots lack striping, have cracks and potholes. He stated that in addition to being aesthetically unpleasing, rough surface and cracks can be a safety hazard.

Mr. Hughes stated that the project will repair the parking lots, utilizing paving and/or slurry seal, dependent upon the degree of deterioration to the following lots:

- Arriola Square
- Brunenkant Building
- Heritage Park
- High Profile/RV Parking
- Jaques Square
- Senior Center
- Town Hall

Mr. Hughes stated that the project will assist in providing additional parking spaces to the downtown area, providing 11 new accessible parking stalls, increasing the overall number of accessible spaces in Town-owned parking lots to 16 in the historic downtown area. He stated that this project was not budgeted for in the current fiscal year and that funding will be reallocated from other projects that have been deferred or cancelled, specifically funding allocated for providing services in the annexation areas.

Councilmember Montaña stated that it is important to look at the first impression the Town is giving to its visitors, and secondly, the increase of parking stalls and accessibility of ADA designated stalls. He stated that he would like to see a Wounded Warier project started in Florence which designates parking stalls for our veterans.

Mr. Hughes stated that certainly could be done by the use of signage.

Councilmember Anderson inquired if there are any utilities under the parking lots.

Mr. Hughes stated that he is not aware of any underground utility lines in the areas that are proposed in this project.

Mayor Rankin inquired if the paving projects that are on the agenda this evening can be combined and provide a saving to the Town.

Mr. Montoya stated that the project for the Police parking lot requires specific engineering and has totally separate and different requirements for completion whereas the parking lot paving project that is being reviewed currently is strictly that, paving and stripping, requiring a different course of work.

On motion of Councilmember Montaña, seconded by Vice-Mayor Walter, and carried to approve a purchase order to Ace Asphalt, to perform parking lot maintenance and repairs using the Mohave Educational Services Co-Op Bid, contact number 10A-ACE-0316, in an amount not to exceed \$182,642.03.

Discussion/Approval/Disapproval to allow Town staff to work with the Windmill Winery and the Florence Future Foundation to help facilitate future landscape enhancement projects in Florence; to allow for the acceptance of donations of plant materials and/or services from said entities; and to allow the Town Manager to enter into any agreements necessary to facilitate partnerships and future landscape enhancement projects in Florence.

Mr. Mark Eckhoff, Community Development Director, stated that The Future Forward Foundation and the Windmill Winery would like to partner with the Town of Florence to provide landscaping enhancements throughout the community. He stated that the Windmill Winery has offered to donate plants from their nursery and the Future Forward Foundation has proposed to donate locally grown plants and the services of volunteers to assist with the planting projects.

Mr. Eckhoff stated several projects have been identified and discussed. Florence Future Foundation has an interest in adding locally grown low water usage plants and Desert Willow trees, to the downtown roadways that have excess unused right-of-ways. He stated that the Windmill Winery is primarily focused on adding landscape along the new Main Street extension and landscape enhancements along West Butte Avenue.

Mr. Eckhoff stated that if the Town should proceed with these projects, this initiative will take a collaborative approach of various Town departments and private parties. He stated that additional discussions would need to occur to agree upon ideal project areas, identify necessary water infrastructure, address possible conflicts with right-of-ways and easements, define how plants will be maintained, and to ensure community support for neighborhood planting projects. He stated that the Florence Future Foundation may concurrently continue to work with private property owners to install plants on their property.

Mr. Eckhoff stated that though this initiative will have a significant reliance upon donated plants and services, Town funds will be necessary to support this effort. He stated that staff is requesting a maximum of \$25,000 be set aside on an annual basis to cover costs associated with possible survey work, assistance with plantings and for irrigation systems.

Mayor Rankin stated that he did not believe it was proper for the Town to get involved with planting projects on private property.

Mr. Eckhoff stated that the Town would not be participating with any private property projects but with the right-of-ways and easements.

Mayor Rankin inquired as to what the funds would be used for.

Mr. Eckhoff stated that the funds would be used for assistance with the planting efforts, installation and maintenance of the irrigation that the plants will need.

On motion of Vice-Mayor Walter, seconded by Councilmember Montaña, and carried to allow Town staff to work with the Windmill Winery and the Florence Future Foundation to help facilitate future landscape enhancement projects in Florence; to allow for the acceptance of donations of plant materials and/or services from said entities; and to allow the Town Manager to enter into any agreements necessary to facilitate partnerships and future landscape enhancement projects in Florence.

Discussion/Approval/Disapproval of the motion to rescind or amend the March 2, 2015 approval of the recommendation of the Planning and Zoning Commission for Option #1 of Territory Square Signage.

Ms. Lisa Garcia stated that staff received requests from three members of Council to place the item on the April 6, 2015 meeting. She stated that to request a motion to be reconsidered, the motion must be moved by a member who voted with the majority/prevaling side at the March 2, 2015 Council meeting; and can be seconded by any member; requiring a majority vote to adopt. She stated that these are the requirements in the Town's Rules of Procedure and Robert's Rules of Order.

She stated the motion to reconsider is not an option as the next available meeting has passed. She stated that an option that is not in the Town's Rule of Procedure but allowed under Robert's Rules is a motion to rescind and amend something previously adopted. She stated that there will be additional electrical and lighting costs associated with a change to the signs, if passed. She stated that staff has placed a motion to rescind on the agenda and if the procedural motion passes, then the sign package item will be the next agenda item.

Vice-Mayor Walter stated that it is her understanding that the cost to change the direction of the signs would be an additional \$1,000.

Mr. Eckhoff stated that the cost to move the J-boxes for the signs would be \$750.00.

Councilmember Guilin stated that she supports the decision of the Planning and Zoning Commission as the decision is not about education or reading but an expression of artist manner of providing signage, diversity and an interpretation of a visual effect.

Mayor Rankin stated that this issue has been reviewed by the Planning and Zoning Commission and twice by the Council. He stated that he believes the recommendation by the Commission for Option #1 is the right way to go.

On motion of Councilmember Anderson, seconded by Vice-Mayor Walter, to rescind the March 2, 2015 approval of the recommendation of the Planning and Zoning Commission for Option #1 of Territory Square signage.

Roll Call:

Councilmember Anderson - Yes
Vice-Mayor Walter - Yes
Councilmember Montañó - Yes
Councilmember Guilin - No
Councilmember Hawkins - Yes
Councilmember Woolridge - No
Mayor Rankin - No

Motion Passed: Yes: 4; No: 3

Discussion/Approval/Disapproval of the Florence Territory Square Signage Design Review application.

Mr. Eckhoff stated that Option #1 sign orientation is vertical and Option #3 has a horizontal orientation. He stated that both options would work appropriately for the project.

Councilmember Hawkins state that he supports the 70 people who signed the petition supporting a horizontal orientation and has not heard from anyone wanted the vertical orientation. He stated that those who have spoken with him and the unofficial petition are the majority, and he was elected to support the majority.

Vice-Mayor Walter stated that she agreed with Councilmember Hawkins.

Mayor Rankin stated that the youth of our community will be accompanied by adults who can read the signs for them and that he has looked at signage throughout the Town which included signs that are vertical. He stated that Option #1 is progressive and provides the Town with a forward thinking design for the next generation of Florence moving the Town out of the past.

Councilmember Woolridge stated that she liked Option #1 sign but actually liked Option #2 better as it was a nice mix of the other two options but would respect all decisions and thoughts and supports the majority.

On motion of Councilmember Montaña, seconded by Vice-Mayor Walter, to move forward with Option #3 for the Territory Square signage.

Roll Call:

Councilmember Montaña - Yes
Vice-Mayor Walter - Yes
Councilmember Anderson - Yes
Councilmember Guilin - No
Councilmember Hawkins - Yes
Councilmember Woolridge - No
Mayor Rankin – No

Motion Passed: Yes: 4; No: 3

DEPARTMENT REPORT

Manager's Report

Department Reports

Community Development

Courts

Finance

Library

Parks and Recreation

Police

Public Works

Utilities

Councilmember Anderson requested a future meeting with the IDA.

The department reports were received and filed.

CALL TO THE PUBLIC

Ms. Denise Kollert, Florence resident, stated that she was not happy with the change in the sign option based on an unofficial petition. She stated that Option #1 signage was artistically different and unusual and would have liked to have seen the Town move forward with this design.

Mr. Bruce Fenstermaker, Florence resident and member of the Planning and Zoning Commission, stated that he appreciated the Council's involvement in reconsidering their previous action on the signage. He thanked the Parks and Recreation Department for the Road to Country Thunder event as it was very enjoyable. He thanked Council and staff for coming out to Anthem and explaining the Special Election and he felt the presentation was very well done.

Ms. Cathy Adam, Florence resident, stated that she is very proud of how the Town has handled the Cuen Building situation and applauds Council on their actions.

CALL TO THE COUNCIL

Council may go into Executive Session at any time during the meeting for the purpose of obtaining legal advice from the Town's Attorney(s) on any of the agenda items pursuant to A.R.S. § 38-431.03(A)(3).

Councilmember Anderson stated that he is pleased to see Council work together with respect to ensure the issues are resolved in a proper manner.

Councilmember Montaño stated that the Road to Country Thunder was good with a smaller crowd in the early hours but towards the end was well attended and believes that event will continue to grow and be a great event for the Town. He encouraged all those attending Country Thunder to be safe.

Councilmember Guilin stated that Ship Omega made a great presentation at the Florence Historical Society.

Councilmember Hawkins stated that he thought the Road to Country Thunder event was great and well attended for the first year.

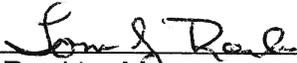
Councilmember Woolridge stated that Town staff did an excellent job cleaning up after the Road to Country Thunder event.

Vice-Mayor Walter thanked Parks and Recreation staff for their hard work to bring the Road to Country Thunder event to Town. She stated that there will be a Special Election meeting on April 15, 2015 at Anthem and encouraged everyone to attend.

Mayor Rankin stated that the Road to Country Thunder was great and Ms. Alison Feliz did an excellent job. He stated that democracy means something different for everyone and he believes that items that were voted on this evening were in the best interest of the Town and even though he is not in favor of some of the decisions, he will support the decision as that is what the majority of the Council decided. He stated that all members of Town need to come together and vote during the Special Election and encouraged all citizens who need more information regarding the Special Election to attend the meeting at Anthem Parkside on April 15, 2015 at 7:00 pm and to obtain accurate information.

ADJOURNMENT

On motion of Councilmember Anderson, seconded by Vice-Mayor Walter, and carried to adjourn the meeting at 8:56 pm.



Tom J. Rankin, Mayor

ATTEST:



Lisa Garcia, Town Clerk

I certify that the following is a true and correct copy of the minutes of the Florence Town Council meeting held on April 6, 2015, and that the meeting was duly called to order and that a quorum was present.



Lisa Garcia, Town Clerk