

Upon notice duly given under Arizona Revised Statutes, Section 38-431, et seq., as amended, the City Council of the City of Bullhead City held a Special Meeting on Tuesday, December 1, 2015 in the Council Chambers, 1255 Marina Blvd., Bullhead City, Arizona.

CALL TO ORDER

Mayor Brady called the special meeting to order at 3:00 p.m.

ROLL CALL

Council Present

Brady, D'Amico, Duvall, McClure, Ring, Shutts

Council Absent

Clark

Staff Present:

CITY MANAGER: Toby Cotter

CITY ATTORNEY: Garnet Emery

DEPUTY CITY CLERK: Debie Ogden

RECREATION MANAGER: Dave Heath

DISCUSSION ITEM

1. Discussion regarding the lands generally located west of Highway 95 and south of the Laughlin Bridge.

City Manager Cotter stated that the Council would discuss management of the lands consisting of approximately 10 acres located along the Colorado River. He said the property consisted of former state land and Bureau of Reclamation land conveyed to Mohave County as part of Davis Camp. He said the land was not really a part of Davis Camp, and said over the years it has become more of a city asset and resource for the public using the site. He said the Bullhead City Public Works Department had been emptying trash and maintaining the land, as well as the Greenway Trail Committee. He said there were currently no formal agreements between the city and the county related to this property. He said the location was becoming very busy, and said they have been conversing with the county for more than a year regarding maintenance of the site. He said the Council would discuss taking over the long-term management of the site. He said no agreements have been drafted with the county, and said they were here today to obtain comments.

Councilor D'Amico asked if the county would compensate the city for any maintenance work. City Manager Cotter said the county would not compensate the city, but said the city had been maintaining that site for many years without any compensation from the county. He said they have discussed a potential sublease agreement with the county at a cost of \$1 per year.

Councilor Duvall asked if the county was paying anything towards maintenance. City Manager Cotter said the county had spent tens of thousands of dollars on the maintenance of the flood channel, but said the city has spent minimal money to maintain the site to date.

Councilor Duvall asked if the proposed sublease would include any compensation from the county. City Manager Cotter stated if a sublease was approved, the city would be considered as the land owner and be responsible for all costs. Councilor Duvall said he was in favor of a long-term sublease which could help the city to obtain additional grant funding.

Councilor McClure asked about the city's liability position and about the possibility of obtaining additional grant funding to improve the property. City Manager Cotter stated the city would be taking on all of the liability and responsibility for the site. He said under the county's current lease, the county could not sell, exchange, or barter the property. City Attorney Emery stated under the circumstances that the land was being used for public recreation purposes, the county could ask the state to allow the conveyance. Councilor McClure said he would like to pursue the option for the city to obtain the property.

Councilor Ring stated she would like to see the city take over the responsibility of this land.

Mayor Brady said he thought the sewer lines were across the highway from the site along the river. He said the city could invest money into constructing rest rooms rather than having portable toilets. He said he was in favor of taking over the responsibility of the property. He said if the city had a long term lease in place; the county could not close that park to the public.

Mayor Brady asked if anyone from the public wanted to speak.

Parks and Recreation Commissioner Jack Hakim said he was happy to see the city improve the property, but said his biggest concern was liability. He said he liked the idea of partnering with the county, and said he hoped the county would assume some of the liability. He said he was in favor of the city taking over the maintenance of the property, but advised them to be cautious.

Parks and Recreation Commissioner Allan Snow said he was in favor of going forward with the sublease. He said the property definitely needed some work, and said that location served as a visitor's first impression of Bullhead City when entering from the bridge.

Councilor Duvall said the liability responsibility should be well-defined. City Manager Cotter stated the county would put all of the liability on the city when the land was taken over. He said the city would limit the liability for this park as well as all of the other city parks. He said the current entrance did create a risk, and said they would put signage up and look at the options for alternative access points.

The consensus of the Council was to direct the City Manager to continue to work with the county and come back with an acceptable agreement based on their discussions today.

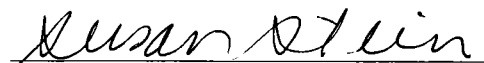
ADJOURNMENT

Mayor Brady declared the special meeting adjourned at 3:35 p.m.

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct record of the minutes of the special meeting of the City Council of the City of Bullhead City held on the 1st day of December 2015. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 15th day of December 2015.



Susan Stein, MMC, CPM
City Clerk

Upon notice duly given under Arizona Revised Statutes, Section 38-431, et seq., as amended, the City Council of the City of Bullhead City held a regularly scheduled meeting on Tuesday, December 1, 2015, in the City Council Chambers, 1255 Marina Boulevard, Bullhead City, Arizona.

CALL TO ORDER, INVOCATION AND PLEDGE OF ALLEGIANCE

Mayor Brady called the meeting to order at 5:30 p.m. and invited Pastor Tom Heflin of Faith Fellowship Community Church to deliver the invocation. Council Member McClure led the assembly in the Pledge of Allegiance to the Flag.

ROLL CALL

Council Present

Brady, Clark, D'Amico, Duvall, McClure, Ring, Shutts

Council Absent

None

Staff Present:

CITY MANAGER: Toby Cotter

HUMAN SERVICES/TRANSIT DIRECTOR: Susan Betts

CITY ATTORNEY: Garnet Emery

DEPUTY CITY CLERK: Debie Ogden

POLICE CHIEF: Brian Williamson

FINANCE DIRECTOR: Rudy Vera

PUBLIC WORKS DIRECTOR: Pawan Agrawal

PRESENTATIONS AND PROCLAMATIONS

None

OPEN CALL TO THE PUBLIC

Mayor Brady opened the call to the public.

Eva Corbett invited the public to drop off a donation of pet food at Walgreens on December 5 and have photos of their pets taken with Santa. She said the Little Red Schoolhouse will be open on December 10 to celebrate the holidays with Santa on a red fire truck.

Having no one else present wishing to speak, Mayor Brady closed the call to the public.

AGENDA MODIFICATIONS

None

WAIVER MOTION

None

MANAGER’S REPORT

1. Christmas Boom Box Parade/Winter Festival

City Manager Cotter stated the annual Boom Box parade would begin at 6:00 p.m. on December 4 along Hancock Road with the theme of “Frosty the Snowman and Friends.” He said the Mayor would guide Santa’s helicopter into the Riverview Mall after the parade to kick off the Winter Festival activities.

2. CDBG Project Updates – Arcadia Road Project, Food Bank

City Manager Cotter stated the Gold Rush/Arcadia Connector Project studies and design phases were underway. He said both the environmental review and roadway design should be completed in January. He said the project would go out to bid this spring, and said construction would take place over the summer months.

City Manager Cotter stated staff was making great progress on the Food Bank project. He said the Arizona Department of Housing required the city to conduct an extensive environmental assessment to determine the impact on the human environment. He said the grant funding was approved on October 21. He said the city had been working with Praise Chapel and Food for Families on the project. He said the next steps would be to execute the funding agreement between the city and Praise Chapel, then hire a general contractor. He said an on-site pre-bid conference would be held for contractors interested in building the new Food Bank. He said construction was anticipated to be completed by the end of 2016.

MAYOR AND COUNCIL MEMBERS’ REPORTS ON CURRENT EVENTS

None

ITEMS WITHDRAWN FROM CONSENT AGENDA

None

CONSENT AGENDA

MOTION: Councilor Clark made a motion that items 1 and 2 on the consent agenda be approved in accordance with the reports, certifications and recommendations furnished each Councilor and without further discussion. Councilor McClure seconded the motion.

VOTE: AYES: Brady, Clark, D’Amico, Duvall, McClure, Ring, Shutts NAYS: None
ABSENT: None

MOTION CARRIED

Items on the consent agenda were approved as follows:

1. Approval of the minutes of the Regular Council Meeting held on November 17, 2015. (City Clerk Stein)
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2. Approval of Amendment No. 1 to the Use Agreement between the City of Bullhead City and the Bullhead City Fire District for the use of the Council Chambers for the period of January 1, 2016, through December 31, 2016. (City Manager Cotter)

PUBLIC HEARINGS ON ITEMS PULLED FROM CONSENT AGENDA

None

BOARD/COMMISSION/COMMITTEE APPOINTMENTS

None

PUBLIC HEARINGS ON LIQUOR LICENSE APPLICATIONS

3. **PUBLIC HEARING.** Discussion and possible action to make a recommendation to the Arizona Department of Liquor Licenses and Control to approve the Special Event Liquor License Application submitted by Sandra L. McGuire on behalf of Soroptimist International Bullhead/Laughlin for an event to be held on December 5, 2015, at St. John Evangelical Lutheran Church located at 1663 Central Avenue in Bullhead City, Arizona. (City Clerk Stein)

Sandra McGuire invited the public to attend the Soroptimist fundraiser on December 5 to help raise funds to provide scholarships for local women.

Mayor Brady opened the public hearing. Having no one present wishing to speak, Mayor Brady closed the public hearing.

MOTION: Vice Mayor Shutts made a motion to make a recommendation to the Arizona Department of Liquor Licenses and Control to approve the Special Event Liquor License Application submitted by Sandra L. McGuire on behalf of Soroptimist International Bullhead/Laughlin for an event to be held on December 5, 2015, at St. John Evangelical Lutheran Church located at 1663 Central Avenue in Bullhead City, Arizona. Councilor Ring seconded the motion.

VOTE: AYES: Brady, Clark, D'Amico, Duvall, McClure, Ring, Shutts NAYS: None
ABSENT: None

MOTION CARRIED

ACTION ITEMS

Building, Planning and Zoning Items

None

Bid Awards, Contracts, Intergovernmental Agreement, and Purchases

4. Discussion and possible action to approve the Master Equipment Lease Agreement and accompanying documents with Wells Fargo Financial for the lease of four 1600 Turbo Series II Commercial Wide Area Mowers and one 1550 TerrainCut Commercial Front End Mower with mower deck in an amount not to exceed \$55,604.00 per year for four years; and authorize the City Manager to execute all appropriate documents and approve resultant payments. (Public Works Director Agrawal)

Public Works Director Agrawal stated the city used to own five mowers before 2011 and said a lot of money was spent on maintaining them. He said an average of \$35,600 was spent per mower on maintenance. He said they determined that leasing the mowers was more cost efficient, and said the city had leased mowers with John Deere for four years from 2010 to 2014. He said the maintenance cost was reduced to approximately \$5,000 per mower. He said the proposed leases would cost \$220,000 over a four year period, but said the purchase cost would be \$260,000. He said the city would not have to pay the money upfront as they would have for a purchase; and said under the lease, the city would be responsible only for minimal maintenance. He said the leases reduced downtime and equipment costs.

Mayor Brady asked if anyone from the public wanted to speak. No one from the public spoke.

MOTION: Councilor Ring made a motion to approve the Master Equipment Lease Agreement and accompanying documents with Wells Fargo Financial for the lease of four 1600 Turbo Series II Commercial Wide Area Mowers and one 1550 TerrainCut Commercial Front End Mower with mower deck in an amount not to exceed \$55,604.00 per year for four years; and authorize the City Manager to execute all appropriate documents and approve resultant payments. Councilor Clark seconded the motion.

VOTE: AYES: Brady, Clark, D'Amico, Duvall, McClure, Ring, Shutts NAYS: None
ABSENT: None

MOTION CARRIED

5. Discussion and possible action to approve the Contract for Construction Services for the Section 10 Wastewater Treatment Plant UV Basin Replacement Project in an amount not to exceed \$698,333.00 with Schofield Civil Construction, LLC, of Phoenix, Arizona; and to authorize the City Manager to execute all appropriate documents and approve resultant payments. (Public Works Director Agrawal)

Public Works Director Agrawal stated the current treatment for disinfection at the Section 10 Wastewater Treatment Plan was UV ultraviolet. He said the existing concrete tank was beyond its useful life and needed to be rebuilt. He said the city hired a consulting firm to design and bid the project. He said the city received six bids, and said the lowest bid was submitted by Schofield Civil Construction. He said staff conducted background checks and determined the company and the individuals assigned to this project to be well qualified. He said a representative from the construction firm and the design engineer were both in attendance to answer any questions.

Councilor Clark stated that funding for this project was coming out of the Enterprise Wastewater Fund. He said the city's current residential utility rates for wastewater equated to the same rate that was in effect since 1990. Public Works Director Agrawal stated the current wastewater rates were lower than what they were 22 years ago, and said the wastewater account was stable and no rate increase was anticipated. Councilor Clark said the city had been very responsible in the oversight of the wastewater funds.

Mayor Brady said that funding for this project would not come out of the city's General Fund dollars and could not be used on roads or anything else. He said the next lowest bid was \$27,000 higher, and asked what they would do with the old plant. Public Works Director Agrawal stated the old plant would be demolished.

Mayor Brady asked if anyone from the public wanted to speak.

Eva Corbett asked where the treatment plant was located. Public Works Director Agrawal stated the plant was located at the end of Richardo Avenue.

MOTION: Councilor Clark made a motion to approve the Contract for Construction Services for the Section 10 Wastewater Treatment Plant UV Basin Replacement Project in an amount not to exceed \$698,333.00 with Schofield Civil Construction, LLC, of Phoenix, Arizona; and to authorize the City Manager to execute all appropriate documents and approve resultant payments. Councilor McClure seconded the motion.

VOTE: AYES: Brady, Clark, D'Amico, Duvall, McClure, Ring, Shutts NAYS: None
ABSENT: None

MOTION CARRIED

6. Discussion and possible action to approve Task Order No. 1 with Morrison-Maierle, Inc. to provide construction administration services for the Section 10 Wastewater Treatment Plant UV Basin Replacement Project in an amount of \$49,900.00; and authorize the City Manager to execute all appropriate documents and approve resultant payments. (Public Works Director Agrawal)

Public Works Director Agrawal stated this was a companion item to Agenda Item No. 5. He said the Council would consider approval of the construction management contract for the Section 10 Wastewater Treatment Plant UV Replacement Project. He said the Jason Mercer, the design engineer from Morrison-Maierle, Inc., was in attendance to answer any questions.

Jason Mercer stated his firm also served as the construction manager for the Section 18 Wastewater Treatment Plant project over the last six months. He said they were excited to wrap up the Section 18 project and get started on the Section 10 project.

Mayor Brady asked if anyone from the public wanted to speak. No one from the public spoke.

MOTION: Councilor D'Amico made a motion to approve Task Order No. 1 with Morrison-Maierle, Inc. to provide construction administration services for the Section 10 Wastewater Treatment Plant UV Basin Replacement Project in an amount of \$49,900.00; and authorize the City Manager to execute all appropriate documents and approve resultant payments. Councilor Clark seconded the motion.

VOTE: AYES: Brady, Clark, D'Amico, Duvall, McClure, Ring, Shutts NAYS: None
ABSENT: None

MOTION CARRIED

Other Business

7. Discussion and possible action to approve the extension of the City Magistrate's employment contract for a period of 27 months from October 31, 2016 through January 31, 2019; and authorize the Mayor to sign the extension on behalf of the Council. (City Magistrate Psareas)

City Magistrate Psareas thanked the Council for their consideration and for allowing him the opportunity to be heard earlier.

Mayor Brady asked if anyone from the public wanted to speak.

Eva Corbett asked if the City Magistrate's salary was for the public's information. City Manager Cotter stated the City Magistrate's salary was \$116,685.

No legal action was taken on Agenda Item No. 7.

COUNCIL REQUESTED ITEMS

None

ADJOURNMENT

MOTION: Vice Mayor Shutts made a motion to adjourn. Councilor Duvall seconded the motion.

VOTE: AYES: Brady, Clark, D'Amico, Duvall, McClure, Ring, Shutts NAYS: None
ABSENT: None

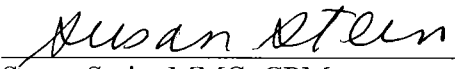
MOTION CARRIED

There being no further business to come before the Council, the Mayor declared the meeting adjourned at 6:05 p.m.

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct record of the regular meeting of the City Council of the City of Bullhead City held on the 1st day of December 2015. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 15th day of December 2015.



Susan Stein, MMC, CPM
City Clerk