

FREDONIA TOWN COUNCIL REGULAR MEETING

August 22, 2023

25 N. Main St, Fredonia AZ, 86022

7:00 pm

Pursuant to ARS 38-431.01, notice is hereby given to members of the Fredonia Town Council and the Public that a Work and Regular Meeting will be held on August 22, 2023, at 7:00 p.m.

Regular Meeting

7:00pm

Call to Order – 7:04 pm Meeting Called to Order by Mayor Christy Riddle

Roll Call-

*Mayor Christy Riddle
Vice Mayor Don Johnson
Councilor Ed Banks
Councilor Dirk Ballard
Councilor Kenny Johnson*

Invocation – **Mayor Christy Riddle**

Pledge of Allegiance- All in Attendance

Public Comment (*The council shall not discuss or take legal action on matters unless the matters are properly noticed*)

Eric McCormick discussed the issue at 2nd West with a gate which is encroaching on his property. Mr. McCormick feels that the gate is a deterrent to potential buyers of his property and would like, by the end of the meeting, for there to be clear direction on the future of 2nd West and for the gate that is encroaching on his property to be removed.

Tracy Stumpf requested that the gravel that was in the front of her property be replaced as it was removed by Public Works for the work that needed to be done for the School Duplexes.

A. Consent Items: (The following items may be approved by a single motion, unless a member of the Town Council requests that any item be considered separately and acted upon accordingly. Each item considered separately may be approved by motion of the Council as though originally listed as an action item

1. Agenda for August 22, 2023
2. Minutes from August 8, 2023 Public and Regular Meeting
3. Payment Register

Motion to approve by Councilor Ballard all consent items as presented and seconded by Councilor Johnson. All in Favor.

B. Reports (*The council shall not discuss or take legal action on matters unless the matters are properly noticed*)

1. Mayor- Mayor Riddle shared that she met with Hunter Adams of Creek Health Clinic

from Colorado City on the opportunity to extend medical facilities to Fredonia. A grant in the amount of \$650,000 annually will pay for 3 exam rooms to include (but not limited to) medical, counseling services, etc. The Grant will open March of 2024 and he ask before then is for letters from the community in support of extending the medical services to Fredonia. Question was raised by Councilman Ballard as to where the medical services would be located and response was that a place would be found if and when Grant gets approved.

2. Dept. Head reports – None.
3. Town Clerk- Interim Town Manager – *Shared the Utility Clerk Report. Councilor Johnson asked how the outstanding payments are coming along and if the accounts are being corrected for those who were undercharged. Town Manager confirmed this is all the work in process that is currently underway.*

Side Note: Councilor Ballard asked the status of getting the outstanding sewer easement letters signed and returned. Councilor Johnson said that the two remaining parties have agreed to sign and Councilor Johnson will be picking up their letters later this week.

C.. Action Items:

1. Discussion and possible action-TJ Lacorti - Concerning 2nd West and the ability to put up a fence across the road. Council may vote to enter into executive session pursuant to A.R.S. 38-431.03 (A)(3) for legal advice

Councilor Ballard and Joe Lacorti reviewed the 1921 plat map showing where the road is designated as public and the also reviewed the part of the road that is designated as perpetual construction/utility easement. The concern of Mr. Lacorti is that there is not enough room on the public road for two cars to pass or for any truck with trailer or RV to turn around. Councilor Ballard discussed in detail the options for allowing wider access of the road by cutting down trees and weeds and adding gravel on the East Side of the road. Mr. Lacorti agreed that he would remove the gate since his concern re safe passage of more than one car on the road is going to be addressed. There was also a suggestion made to add a “dead end/no thru street, no RVs” to a road sign placed on Highway 89 before the turn to the street.

Mayor Riddle made a motion to improve 2nd West by grading the east side of the road and put some grindings from ADOT down it, clear down half way to Gene Black's property according to the 1921 survey map. Councilor Johnson seconded the motion. All in favor.

2. Discussion and possible action- Adopt Resolution 2023-011- Designation of CFO for fiscal year 2024.

Mayor Riddle made a motion to approve Traci Goodall as CFO with Councilor Ballard second in the motion. All in favor.

3. Discussion and possible action- Adopt Resolution 2023-012 for Vermillion Gardens- Easy Street .

Mayor Riddle read the Resolution out loud. There was discussion as it related to Paragraphs 1 Section J and Section 4. At the end of the discussion, Mayor Riddle made a motion to approve the resolution with the addition to #4 to remove "one of the Owners" and add Peter Muhlemann and at end of first paragraph where says "Owners" to add "and all future owners." Councilor Ballard made the second to the motion. All in favor.

D. Discussion

1. One more member needed from Fredonia to fill a position on the Landfill Board.

Suggestion made to post on FB that the Landfill Board is looking to fill one position. Mayor Riddle asked that we also add to the Utility Newsletter to FB as well.

- 2 The possibility of building in Shiprock Estates in the future. A letter was received by Darol and Georgia Heaton concerning being unable to sell their lot.

Councilor gave a history of the Estates starting back to 1974 when Fannie Mae approved the land as a subdivision, the following lawsuits due to drainage issues based on a combination of faulty construction, engineering and design. Gary Mudrow shared that when he was a member of Planning and Zoning, he remembers that not every lot had sewer stub outs. Councilor Ballard suggested that a culvert or AZ crossing be added to correct drainage issues and have the roads match the other public roads. Request was made to add this to the next Council Meeting agenda for future discussion and specific action planning.

1. Future agenda items:

- a. New form for land combination/split/lot line adjustment
- b. Evaluation of Magistrate's wage
- c. Town committees and department; council representation
- d. Sawmill Estate Subdivision progress
- e. General Plan
- f. 911 Readdressing the streets
- g. Emergency Preparedness- Backup Generators, Get Quotes

- h. Secure Water Supply
- i. Utility Board
- j. Model City Tax code
- k. Building on Easy Street-discussion July 27, 2023
- l. Port of Entry
- m. Equipment and vehicle policy
- n. Dike Repairs

Adjourn: Mayor Riddle made a motion at 8:10 pm to adjourn seconded by Vice Mayor Johnson. All in favor.

Review and sign Demands

Approved

Attest

Christy Riddle, Mayor

Traci Goodall, Town Clerk

Certification- I hereby certify that the above is a true and correct copy of the minutes of the meeting. I further certify that the meeting was duly called and held.

Traci Goodall, Town Clerk