



“The mission of the City of Safford is to make Safford
a great place to live, work, and visit ”

**CITY OF SAFFORD
COUNCIL WORK SESSION/SPECIAL COUNCIL MEETING MINUTES
MONDAY, September 23 , 2013 @ 6:00 PM
Safford Library Program Room, 808 S. 7th Avenue, Safford, Arizona**

PRESENT: Wyn “Chris” Gibbs, Mayor; Council Member’s Gene Seale, Kenneth Malloque, Arnold A. Lopez, and Richard Ortega.

ABSENT: James D. Howes, and Mary Bingham.

STAFF PRESENT: David Kincaid, City Manager; Sandy Findley, Executive Secretary; John Griffin, Police Chief; Dustin Welker, Planning & Community Development Director; Ann Waite, Chief Financial Officer; Don Knight, Project Manager; Kim Larkey, Business Services Administrator; Randy Petty, City Engineer; Eric Buckley, Utilities Director; Jenny Howard, Public Works Director; and Georgia Luster, City Clerk. Dale Clark I.T. Assistant, assisted with the audio/video recording of the meeting.

OTHERS PRESENT: Jamie Davis, Sean Wenham, Bob Bigando, and Steven Richardson, Chief Engineer, representing Freeport McMoRan; Valerie Buckley, Becky Nutt, Jon Johnson, Eastern Arizona Courier.

1. **WELCOME AND CALL TO ORDER:** Mayor Gibbs called the meeting to order at 6:00:12 p.m.
2. **ROLL CALL:** A quorum of the Council was present (5-2).
3. **PLEDGE OF ALLEGIANCE:** Mayor Gibbs led the Pledge of Allegiance to the Flag.
4. **OPENING PRAYER:** Councilman Lopez offered the opening prayer.
5. **Update on water situation including a Freeport McMoRan presentation and contribution.** Eric Buckley provided a brief update regarding the City’s water resource projects. He introduced Jamie Davis, from Freeport McMoran, who provided information regarding proposed modifications to the Bonita Creek Water Intake System.

Mr. Davis read a letter addressed to Eric Buckley and provided a \$25,000 check to the City of Safford on the behalf of Freeport McMoran (FMI), Safford Operations, in support of the proposed modifications to the Bonita Creek Water Collection System. He said FMI

has suggested a different approach to how water is gathered by the intake system of Bonita Creek. He explained the proposed modifications will change from a strictly gravity fed system to use more of a siphon effect resulting in more water drawn into the galleries. After touring and reviewing the design of the Bonita Creek Collections System, Safford's Operations, Chief Engineer, developed a proposal featuring a series of low cost design modifications for the collection system. Although, the success of the design modification cannot be guaranteed, it is believed modifications will sufficiently improve the effectiveness of the collection system to be available to deliver the volume of water up to or near the design capacity of the downstream ecosystem. In addition, the proposed design modifications will allow a buffer to compensate the fluctuation of the water table at the collection sight. He offered Freeport's assistance to the City of Safford.

The Mayor and Council expressed their appreciation to Freeport McMoRan for their support.

Eric Buckley, Utilities Director, stated he is very grateful to FMI and their staff for their assistance. He continued to explain the process of the proposed modifications of the system.

City Manager Kincaid explained that staff previously defined and discussed disposing of City owned properties that are of no value to the City. He added that at one time staff had brief discussions with the BLM and other Federal Agencies regarding properties in the Bonita Creek area that have no real future use for the City of Safford. At that time, conversations with FMI continued regarding two parcels of land that may be of future benefit to FMI. As a result, FMI commissioned an appraisal of those two parcels. He explained Parcel 1 is in the extreme north portion of Bonita Creek boarding the reservation and Parcel 2 is south of Parcel 1. He stated staff and FMI will continue to evaluate a potential acquisition and will bring it back before the Council seeking direction of how to proceed.

Bob Bigando explained FMI has no direct use of the two parcels of property, but does have an interest in holding the two parcels for future environmental mitigation.

Councilman Ortega asked if a transaction of the two properties would have an impact on the water rights settlement. (No)

6. **Review and discussion of City owned properties.** City Manager Kincaid stated staff and council has slowly begun to review the list of city owned properties. He believes it's important, in the near future, for Council to really take a comprehensive (long term, twenty-year) look at major capital projects and to identify what types of amenities residents expect to see in Safford whether it be increased open space, additional parks, police station, fire station, city hall, streets, new accounting program, etc. He asked each member of the council to begin to think about identifying a person who would be willing to formulate an active citizens committee. This committee would discuss and

identify such projects with staff with an ultimate goal of presenting recommendations to the Council. He believes it's time to begin the discussions and suggested placing it on the November work session agenda. He stated his ultimate goal is to begin to build a global picture, identifying amenities and services Valley-wide, rather than duplicating amenities and services building a new library, building a swimming pool, etc.). Duplicating amenities/services are not an efficient use of resources for anyone.

The council concurred and suggested to begin discussions at least by the first of the new year.

7. **Discussion regarding seeking proposals for Grazing and Farm leases.** City Manager Kincaid explained a grazing lease and three farm lease agreements will expire the end of December. He explained the intent is to seek proposals on the lease of these parcels for a five year period. He asked for Council direction. The Council concurred.
8. **Discussion regarding seeking proposals for Golf Course house.** City Manager Kincaid restated the Council that they previously authorized the sale of the golf course house. However, it was discovered that the property is one large parcel and the house was never separated. Dustin Welker is working with the Town of Thatcher to do a lot split and to develop legal access to the house. Once a legal description and access to the property is complete, an inspection of the home will then be done. Staff will then proceed with seeking proposals to purchase the home. He noted that the current has been notified of the City's intent to sell the house.
9. **Adjourn Work Session and Enter Special Council Meeting.** It was moved by Councilman Malloque, seconded by Councilman Lopez, and carried unanimously to adjourn the work session and enter a special meeting at 6:35:16 p.m.
MOTION ADOPTED
10. **Seek authorization to execute amendment to APA Hoover Power Contract upon final review and approval by legal counsel.** City Manager Kincaid explained an amendment to the City's existing contract will be requested as a result of refinancing the existing Hoover debt. However, refinancing should save approximately \$55 million of which 19% will benefit Arizona users. Because the amendment request is time sensitive, he asked the Council to authorize to execute the amendment upon final review and approval from legal counsel.

It was moved by Councilman Ortega, seconded by Councilman Malloque and carried unanimously to authorize the execution of amendment to APA Hoover Power Contract upon final review and approval by legal counsel.

MOTION ADOPTED

11. **Proclamation Congratulating Eastern Arizona College on its 125th Anniversary.** It was moved by Councilman Malloque, seconded by Councilman Seale, and carried

unanimously to approve a Proclamation congratulating Eastern Arizona College on its 125th anniversary.

MOTION

ADOPTED

12. ANNOUNCEMENTS/FUTURE MEETING(S):

- Thursday-Sunday, October 10th through 13th - Graham County Fair
- Monday, October 14th Columbus Day Holiday: City Offices will be open. Regular Council Meeting will be held.
- Monday, October 28th - Council Work Session

City Manager Kincaid stated he will not be available for the October 28th Council Meeting because he will be attending a Sensus User Group Workshop for the Re-metering Program. He asked the Council for direction regarding cancelling this meeting. The Council concurred and agreed that a meeting may be called if something did come up.

Mayor Gibbs: Salsa Fest: Event will be held this Friday and Saturday. Encouraged everyone to attend.

Applauded the water division for fixing a Bonita Creek water main break quickly.

Councilman Lopez: Inquired about cancelling the Fall "Community Pride Days/Free Dump" for "Make a Difference Day, October 26th. (Governmental entities cannot financially support both events).

13. ADJOURN: It was moved by Councilman Ortega, seconded by Councilman Malloque and carried unanimously to adjourn the meeting at 6:55:33 p.m.

MOTION ADOPTED

APPROVED:

Mary Bingham, Vice Mayor
City of Safford

ATTEST:

Georgia Luster, MMC
City Clerk

CERTIFICATION

STATE OF ARIZONA)
) ss
County of Graham)

I hereby certify that the foregoing minutes are a true and correct copy of the Council Work Session/Special Council Meeting of the Safford City Council, Graham County, Arizona held Monday, September 23, 2013, and approved at a Regular Council Meeting on Monday, October 14, 2013. I further certify the meeting was duly called, held and that a quorum was present.

Dated: October 14, 2013

Georgia Luster, MMC
City Clerk