

MINUTES

MINUTES OF THE REGULAR SESSION OF THE MAYOR AND COUNCIL OF THE CITY OF BISBEE, COUNTY OF COCHISE, AND STATE OF ARIZONA, HELD ON TUESDAY, SEPTEMBER 1, 2020 AT 7:00 PM VIA ZOOM.

THE MEETING WAS CALLED TO ORDER BY MAYOR SMITH AT 7:06PM.

ROLL CALL

COUNCIL

Councilmember Louis Pawlik, Ward III, Mayor Pro Tempore
Councilmember Joni Giacomino, Ward II
Councilmember Bill Higgins, Ward I
Mayor David M. Smith
Councilmember Leslie Johns, Ward I
Councilmember Joan Hansen, Ward II
Councilmember Anna Cline, Ward III

STAFF

Theresa Coleman, City Manager
Nina Williams, Deputy City Clerk
Keri Bagley, Finance Director
Joelle Landers, Personnel Director
Jesus Haro, Public Works Director
George Castillo, Fire Chief
Doug Graeme, Queen Mine Manager

CITY ATTORNEY

James Ledbetter

INVOCATION: A Moment of Silence

PLEDGE OF ALLEGIANCE

MAYOR'S PROCLAMATIONS AND ANNOUNCEMENTS:

- Mayor Smith asked for a moment of silence to remember Brian Brown a Tohono O'odham Nation Officer who was killed in the line of duty and leaves behind a family.
- Mayor Smith commended the Fire Department for their response to the fire in old Bisbee that occurred last Friday night.
- Mayor Smith spoke about the League of Cities and Towns meeting that he attended and that the meetings would be for the next two and half days, which were all done by ZOOM.

CALL TO THE PUBLIC

- Brian Ott spoke regarding the paving of Tombstone Canyon. He was excited for this to be happening and asked that speed humps be looked into.

THE FOLLOWING ITEMS WERE DISCUSSED, CONSIDERED AND/OR DECIDED UPON AT THIS MEETING:

GENERAL BUSINESS:

- 1. ACCOUNTS PAYABLE: Subject to availability of funds

MOTION: Councilmember Cline moved to approve accounts payable in the amount of \$147,764.00.

SECOND: Mayor Smith

Mayor Smith asked if the Council had any questions.

Councilmember Giacomino asked questions on the following:

- Public Works Administration \$2,108.80 Vehicle Lease How were we able to get a lease for Public Works and not the Police? Mr. Haro explained the charge. Ms. Coleman stated that Public Works Department received the same lease truck that the Police Department had recently received.
- Parks- Water: Grassy Park \$345.82, Why was the bill so high? Mr. Haro compared the charge to last year and it was nearly the same.
- Streets- Electric \$244.47 60 Brewer Gulch. Mr. Haro explained the charge.
- Streets- Vehicle Parts & Labor \$239.13 Battery. Mr. Haro said that it was for a vehicle.
- 54-40-2100 Electric \$1,076.11 42 Warren Cut Off Rd. Mr. Haro stated that it was the Mule Gulch lift station.
- 54-40-46000 Operation Expense charge for liens. Mr. Haro stated that he didn't know what that was.
- 56-40-46000 Operation Expense charge for transmission fluid. Mr. Haro stated that they buy this by the barrel.
- 56-40-46562 Recycling Program charge for tarp \$177.09. Mr. Haro said that he would find out and let Councilmember Giacomino know.
- 56-40-55200 Non Cap Equipment purchase Tommy Gate Mount Kit \$211.00. Mr. Haro explained the charge.

MOTION PASSED: UNANIMOUSLY

- 2. Approval of the Consent Agenda

- A. Approval of the Minutes of the Regular Session of Mayor and Council held on August 4, 2020 at 7:00 pm.

Ashlee Coronado, City Clerk

- B. Approval of the Minutes of the Regular Session of Mayor and Council held on August 18, 2020 at 7:00 pm.

Ashlee Coronado, City Clerk

- C. Approval of the Appointment of Linda Santellanes to the Design Review Board.

Ashlee Coronado, City Clerk

- D. Approval of the Appointment of Mary Gojkovich to the Police and Fire Advisory Committee, WARD III seat.

Ashlee Coronado, City Clerk

- E. Approval of the Resignation of William Crow from the Airport Advisory Commission and the Police and Fire Advisory Committee.

Ashlee Coronado, City Clerk

- F. Approval of the Resignation of Sandra Smith from the Bisbee Arts Commission.
Ashlee Coronado, City Clerk
- G. Approval of an Application for an Extension of Premises/Patio Permit submitted by the Bisbee Grille DBA Bisbee’s Table for a permanent change due to Covid-19 changes for public safety; Robert Page, Applicant.
Ashlee Coronado, City Clerk
- H. Approval of an Application for an Extension of Premises/ Patio Permit submitted by the Bisbee Grand Hotel & Saloon for a permanent change for an addition of adjacent first floor space (2,094 sq. ft.) and upstairs area (4,389 sq. ft.).
Ashlee Coronado, City Clerk

Mayor Smith asked if Council wished for any of these to be pulled for discussion.

Councilmember Giacomino asked that item 2C and 2G be pulled for discussion.

Councilmember Hansen asked that item 2H be pulled for discussion.

MOTION: Councilmember Cline moved to approve the consent agenda items A, B, D, E and F.
SECOND: Councilmember Pawlik

ROLL CALL VOTE:

AYES: Councilmember Pawlik, Giacomino, Higgins, Mayor Smith, Johns, Hansen, and Cline.

NAYS: 0

MOTION PASSED: AYES -7 NAYS -0

2C: Approval of the Appointment of Linda Santellanes to the Design Review Board.

Councilmember Giacomino asked that since she was a part time resident had there been consideration of other applicants that are full time residents.

Mayor Smith said that Mr. Santellanes lives here three weeks and currently lives in Laveen for one week. She has a home in Warren while they are renovating their home on Tombstone Canyon and will be moving into Tombstone Canyon and will be a full time resident. When he looked at her resume, he thought that with her talents she was the perfect fit.

MOTION: Councilmember Higgins moved to approve the appointment of Linda Santellanes to the Design Review Board.

SECOND: Councilmember Hansen

ROLL CALL VOTE:

AYES: Councilmember Pawlik, Giacomino, Higgins, Mayor Smith, Johns, Hansen, and Cline.

NAYS: 0

MOTION PASSED: AYES -7 NAYS -0

2G: Approval of an Application for an Extension of Premises/Patio Permit submitted by the Bisbee Grille DBA Bisbee’s Table for a permanent change due to Covid-19 changes for public safety; Robert Page, Applicant.

Councilmember Cline wanted to know why they were asking for the extension of premises/ patio permit.

Mayor Smith said that they own the sidewalk and have moved tables out on to the sidewalk. The extension of premises allows them to serve alcohol on the sidewalk.

MOTION: Councilmember Pawlik moved to approve the application for an Extension of Premises/ Patio Permit submitted by the Bisbee Grille DBA Bisbee’s Table for a permanent change due to Covid-19 changed for public safety.

SECOND: Councilmember Johns

ROLL CALL VOTE:

AYES: Councilmember Pawlik, Giacomino, Higgins, Mayor Smith, Johns, Hansen, and Cline.

NAYS: 0

MOTION PASSED: AYES -7 NAYS -0

2H: Approval of an Application for an Extension of Premises/ Patio Permit submitted by the Bisbee Grand Hotel & Saloon for a permanent change for an addition of adjacent first floor space (2,094 sq. ft.) and upstairs area (4,389 sq. ft.).

Councilmember Hansen did not understand what they were doing. She would like further clarification on this permit.

MOTION: Councilmember Hansen moved to table the approval of the application for an Extension of Premises/ Patio Permit submitted by the Bisbee Grand Hotel & Saloon for a permanent change for an addition of adjacent first floor space (2,094 sq. ft.) and upstairs area (4,389 sq. ft.).

SECOND: Councilmember Pawlik

ROLL CALL VOTE:

AYES: Councilmember Pawlik, Giacomino, Higgins, Johns, Hansen, Cline and Mayor Smith.

NAYS: 0

MOTION PASSED: AYES -7 NAYS -0

OLD BUSINESS

- 3. Discussion and Possible Approval of Ordinance O-20-13; Dissolving the Community Sustainability Commission.

David Smith, Mayor

Mayor Smith said that he asked for this to be put on the agenda as he had done with the iBisbee Committee. The reason being that they are inactive and they had come forward with their report which was on the website. We use a lot of staff time for committees and Bisbee has the most committees or commissions than any of the other ninety-one cities in the state of Arizona.

- Helise Dubnick spoke regarding the dissolving of the community sustainability commission of which she is not in favor of.

MOTION: Councilmember Higgins moved to approve Ordinance O-20-13: Dissolving the Community Sustainability Commission.

SECOND: Councilmember Pawlik

ROLL CALL VOTE:

AYES: Councilmember Pawlik, Higgins, Johns, Hansen, Cline and Mayor Smith.

NAYS: Councilmember Giacomino
MOTION PASSED: AYES -6 NAYS -1

NEW BUSINESS

- 4. Discussion and Possible Approval of a Contract with Fare Harbor B.V. for Online Ticket Sales for the Queen Mine Tour.

Doug Graeme, Queen Mine Tour Manager

Mr. Graeme said they had gone out to bid and received seven bids. FareHarbor came in reasonably with no contract and no monthly fees. The cost was a credit card fee which we currently pay to Heartland at 1.9% per transaction and 0.30cents after that and the customer would pay a convenience fee.

Councilmember Hansen asked for clarification about the fees that we would pay.

Mr. Graeme stated that we would break even.

MOTION: Councilmember Pawlik moved to use FareHarbor B.V. for Online Ticket Sales for Queen Mine Tour.

SECOND: Councilmember Hansen

ROLL CALL VOTE:

AYES: Councilmember Pawlik, Giacomino, Higgins, Johns, Hansen, Cline and Mayor Smith.

NAYS: 0

MOTION PASSED: AYES -7 NAYS -0

- 5. Discussion and Possible Approval to Purchase a collection of Bisbee Minerals from De Natura in the amount of \$40,000.00 for resale in the Queen Mine Tour Gift Shop.

Doug Graeme, Queen Mine Tour Manager

Mr. Graeme said that he was given an opportunity from a Phoenix dealer for over a thousand pieces. He said we were looking at under \$40.00 wholesale a piece. Bisbee minerals are difficult to get.

Councilmember Pawlik asked if Mr. Graeme had a history of selling these kinds of items at the mine tour.

Mr. Graeme said yes.

Councilmember Cline stated that this was kind of cool to bring Bisbee minerals back to the mine to be sold.

MOTION: Councilmember Johns moved to approve the purchase of a collection of Bisbee Minerals from De Natura for \$40,000.00 to be resold in the Queen Mine Tour Gift Shop.

SECOND: Mayor Smith

MOTION PASSED: UNANIMOUSLY

- 6. Update on Solar Panels at the Wastewater Treatment Plant

Jesus Haro, Public Works Director

Mr. Haro gave an update on the solar panels. At the end of June, they contacted Baker Solar and Electric to come out and do an assessment on our solar panels. During that assessment they did find that we had five solar panels that weren't working correctly. He spoke to them about the build and design of the solar panels. The design of the solar panels was adequate, but the power inverters were behind. They contacted

the manufacturer, the manufacturer did make a recommendation that we needed to replace or repair all of the power inverters. He spoke regarding all the repairs that were done at that time.

Mayor Smith asked what the cost to us was.

Mr. Haro said that Baker Solar and Electric charged \$1,800.00 and that the repairs were under warranty so there was no charge.

Councilmember Hansen asked if there was a regular maintenance schedule for the solar field.

Mr. Haro said that it was suggested that the only maintenance needs was an annual or bi-annual cleaning of them.

Councilmember Hansen asked if there was a time for an assessment to be done. How would we know there was a problem?

Mr. Haro said that the power inverters had a display. Staff can regularly check those power inverters to make sure they don't have a fault.

7. Discussion and Possible Approval of the Notice of Intent to adopt Ordinance O-20-14, Authorizing the Acquisition of Real Property located within the City of Bisbee.

Theresa Coleman, City Manager

Ms. Coleman said that this was a property that was purchased with a USDA loan that went to foreclosure auction. This property did not sell at the auction. She followed up with USDA because they had indicated that the City could purchase the property for a percentage of the appraised value of the property. She said that the maximum amount was \$80,000.00, but ideally it would appraise for less. The idea with this home was to rehabilitate it however, it had resale potential that could significantly increase the sustainability of the work force housing program. It may not actually be a program house at the time that it was resold.

Mayor Smith clarified that this particular home was in Warren.

Ms. Coleman stated, yes. It was located at 300 Campbell Street.

Councilmember Pawlik asked Ms. Coleman to explain the Work Force Program; who was going to sell the home and how would our investment be recovered.

Ms. Coleman said that this property once rehabbed could go up for auction and through the sale our investment would be recovered.

Mayor Smith clarified that, with the USDA, there were preferences given on the loan.

Councilmember Pawlik asked if the letter that Ms. Coleman sent on August 24th had been answered.

Ms. Coleman said that the letter had been passed on to the department that needs to follow through with the appraisal. She said that they were keeping her up to date as to where they were in the process.

Councilmember Pawlik asked if Ms. Coleman or Mr. Ward had a chance to look at the inside of the residence.

Ms. Coleman stated, no. We did not have permission at this time.

Councilmember Pawlik said that the letter made an offer of 85% of the appraised value.

Ms. Coleman said that this was a preliminary offer. There was no agreement to purchase at this time.

Councilmember Pawlik asked what the square footage of the house was.

Ms. Coleman said that she didn't know.

Councilmember Giacomino said that it was over 1,000 square feet.

MOTION: Councilmember Pawlik moved to approve the Notice of Intent to Adopt Ordinance O-20-14, Authorizing the Acquisition of Real Property located at 300 Campbell Street, Bisbee and to allow the City Manager to begin negotiations not to exceed the amount of \$80,000.00.

SECOND: Councilmember Hansen

ROLL CALL VOTE:

AYES: Councilmember Pawlik, Giacomino, Higgins, Johns, Hansen, and Mayor Smith.

NAYS: Councilmember Cline

MOTION PASSED: AYES -6 NAYS -1

8. City Manager's Report:

- Other Current events (No Discussion)
- Ms. Coleman spoke regarding the Work Force Housing Initiative and the process to get the program in place.

COUNCIL COMMENTS OR FUTURE AGENDA ITEM SUGGESTIONS: (Council members may suggest topics for future meeting agendas, but Council will not here discuss, deliberate or take any action on these topics.):

ADJOURNMENT:

MOTION: Councilmember Higgins moved to adjourn the meeting.

SECOND: Councilmember Hansen

MOTION PASSED: UNANIMOUSLY

ADJOURNMENT: 8:04 PM

David M. Smith, Mayor