

CITY OF SOMERTON
MINUTES
REGULAR COUNCIL MEETING
OF THE CITY COUNCIL

7:00 P.M.

Tuesday, February 15, 2011

Council Members:

Staff:

M. Porchas, Mayor	(P)	Bill Lee, City Manager	(P)
A. Magana, Vice-Mayor	(P)	Louie Galaviz, Park & Rec Dir	(P)
J. Yopez	(P)	B. Cotman, Chief of Police	(P)
G. Anaya	(P)	S. Palacios, Interim Public Works Dir	(P)
M. Villalpando	(A)	G.W. Hunt, City Attorney	(P)
L. Ramirez	(P)	M. Figueroa, City Magistrate	(P)
L. Galindo	(P)	G. Halford, Admin. Svcs. Dir	(P)
		VACANT, Interim Com. Dev. Dir	(A)
		P. De Anda, Fire Chief	(A)

CALL TO ORDER/ROLL CALL

Mayor Martin Porchas called meeting to order at 7:01 P.M.

Pledge of Allegiance was led by Councilman Yopez and recited in unison.

All members of the Council were not present. Councilman Villalpando was absent.

Call to the Public

NONE

CONSENT AGENDA

1. Minutes for Regular Council Meeting of January 18, 2011.
2. Minutes for Regular Council Meeting of April 20, 2010.
3. Minutes for Regular Council Meeting of August 17, 2010.
4. Minutes for Regular Council Meeting of October 5, 2010.
5. Check Register for January 2011.
6. Cash Balance of January 2011.
7. Liquor License for Cocopah Indian Tribe Dirt Track Racing March 26, 2011.
8. Liquor License for 31st. Annual Greater Days Carnival/Dance March 12, 2011.
9. Liquor License for 1st Annual "Fin De Temporada" Dance March 19, 2011.

Mayor Porchas entertained a motion to approve Consent Agenda. Vice-Mayor Magana moved to approve Consent Agenda. Councilman Anaya seconded the motion. All voted in favor. Motion passed.

Councilman Yepez abstained to item number 5.

OLD BUSINESS

All items are for discussion and possible action.

1. **ORDINANCE 2011-002** AN ORDINANCE OF THE CITY OF SOMERTON AMENDING ORDINANCE NO. 2008-010 AND ESTABLISHING CONDITIONS TO REZONE CERTAIN AREAS IN THE CITY FOR REAL PROPERTIES DESCRIBED HEREIN AS LOTS 1, 2, 3, 4, 7, 8, 9, 10, 11 AND 12 OF BLOCK 1 IN THE INGRAHAM FIRST ADDITION SUBDIVISION IN SOMERTON, ARIZONA. CONTAINING .92 ACRES MORE OR LESS, MORE PARTICULARLY DESCRIBED ON EXHIBIT "A", ATTACHED HERETO, FROM MAIN STREET CORRIDOR (MSC) AND HIGH DENSITY RESIDENTIAL (R-3) TO GENERAL COMMERCIAL (C-2) AND AMENDING THE ZONING MAP TO CONFORM THERETO.
 - a.) Second Reading by Title Only
 - b.) Approval of Ordinance.

Carmen Juarez-Added the conditions the Mayor approved last Council Meeting.

Mayor Porchas entertained a motion to approve Second Reading by Title Only. Councilman Yepez moved to approve Second Reading by Title Only. Vice-Mayor Magana seconded the motion. All voted in favor. Motion passed.

Mayor Porchas entered a motion for the Approval of Ordinance. Councilman Yepez moved to approve the Approval of Ordinance. Councilwoman Ramirez seconded the motion. All voted in favor. Motion passed.

2. **RESOLUTION 2011-004** A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF SOMERTON, ARIZONA, AUTHORIZING DOUG BRADLEY AND BILL LEE ACTING AS AN AUTHORIZED OFFICER / AGENT OF THE CITY OF SOMERTON TO DEPOSIT, TRANSFER, AND WITHDRAW MONIES IN THE LOCAL GOVERNMENT INVESTEMENT POOL (LGIP).

Doug Bradley-Stated that with the departure of Gary Halford, the Arizona Department of Revenue requires that the City Council of all municipalities authorize employees, via a Resolution, the authority to administer such funds.

Doug Bradley-Recommends for Council to authorize Doug Bradley, as the Financial Director, and Bill Lee, City Manager to administer these funds.

Councilman Yepez-Can we get reports? **Doug Bradley**-Absolutely.

Mayor Porchas entertained a motion to approve Resolution 2011-004. Councilman Yepez moved to approve Resolution 2011-004. Councilwoman Ramirez seconded the motion. All voted in favor. Motion passed.

3. *Sales Tax, Status of General Fund.*

Gary Halford-Stated that there's being a slight change.

Gary Halford-Stated that there's a budget of \$4.4M.

Gary Halford-Commented that there's a savings of \$320K in expenses.

Bill Lee-Stated that there are some concerns with this coming year's budget. There's going to be a reduction in personnel income tax about 8%.

Mayor Porchas-If we come up with over those \$92K, can that money be saved?

Gary Halford-Yes, it is. Every year, the budget starts off at 0.

Mayor Porchas-Suggested that we need to start putting a savings. At least a million to have in reserve and maybe every year use it for raises for employees.

4. *Monthly construction progress report on the expansion of the City Waste Water Treatment Plant. Report to include update on sewer expansion budget.*

Jim Conlee-This is the 30 days, following 6th day of January when we had the last report until today.

Jim Conlee-We're on track.

Jim Conlee-The cost to complete is only a snapshot of where we are. The \$6.24M construction budget had some allowances and contingencies in it.

Jim Conlee-We have \$338,928.31 worth of allowances and contingencies that are still remaining in the contract. We got another \$330K worth of credit, which gives us \$668K worth of money that's free to spend.

Councilman Anaya-We should have more information on this.

5. *Discussion and consideration for placement of Solar at the City Waste Water Treatment Plant as well as the City Water Treatment Plant. City has options to consider.*

- *Entering into power purchase agreement, lease and other documents with SPP DG DEVC, LLC.*
- *Direct purchase of solar panels for the City of Somerton.*
- *Cancel APS reservation and apply again March 1st using a PPA or direct purchase for Waste Water Treatment Plant and possibly even the Water Treatment Plant. By entering into any of these agreements the City of Somerton can expect to receive generation of 908,251 Kilowatts annually from solar panels.*

Bill Lee-Council directed staff, on Feb. 1st, to explore final draft agreement with SPP with the intent that the City would buy the equipment at the end of year six or beginning of seven years.

Bill Lee-Stated that Sol Focus agreed to make concessions that would allow the escalator number be set at 2.8 which is equal to the annual increase for APS rates during the last ten years

Bill Lee-Another option for Council to consider is the outright purchase of solar panels for our waste treatment plant.

Doug Bradley-Stated that he sat down and started developing an internal financial model.

Doug Bradley-Thing that bothered me was what's happening year after year.

Doug Bradley-The benefit of it is that we get the incentives and the savings from not having that electricity.

Councilman Anaya-Believes that the ideal model would be option 3, although has the same concerns that Jerry Hunt, City Attorney, has.

Councilman Yepez-There's too many uncertainties. We've been focusing a lot on solar. Has same concerns as City Attorney. The main concern here is figuring out how to conserve energy. Hesitant to commit on a 30 year commitment.

Mayor Porchas-Option three. Believes a PPA is good because the power gets to be purchased.

Vice-Mayor Magana-It's better to wait. Commended staff for sticking to the project.

Councilwoman Ramirez-Technology can't be beat. There's always something better out there.

Councilman Galindo-We don't know what's going to happen with this contract. I don't feel comfortable. It's best to wait.

Bill Lee-Disappointed that we're not moving forward with project.

NEW BUSINESS

All items are for discussion and possible action.

1. *Discussion and possible action related to appointment of election workers to provide election service for the city during the upcoming Primary Elections and General Elections. Primary Elections is scheduled for March 8th, 2011 and General Elections is scheduled for May 17th, 2011.*

Bill Lee-Explained that this item is a request from Yuma County Elections to appoint the election workers for the Primary General Elections.

Mayor entertained a motion to approve the list of names provided by the Election Office. Councilman Yepez moved to approve list of names. Vice-Mayor Magana seconded the motion. All voted in favor. Motion passed.

2. *Discussion and possible action to enter into contract with Time Warner NY Cable LLC. By entering into this contract the City would become a collection location for bills being paid to Time Warner Cable subscribers.*

Bill Lee-Explained that this contract will provide citizens a convenient location for them to drop off their monthly billing.

Bill Lee-We'll advertise about new service. Put it on water bill as well.

Mayor Porchas entertained a motion to approve contract with Time Warner. Councilman Yepez moved to approve contract. Councilman Galindo seconded the motion. All voted in favor. Motion passed.

3. *Discussion and possible direction to fill recent vacancy in Waste Water Treatment Department.*

Bill Lee-Stated that there was a resignation at the Waste Water Treatment Facility and Samuel Palacios is looking to fill that position.

Samuel Palacios-Received a resignation letter last week from one of the waste water operators. He'll be working for the City of Yuma Sewer Division.

Councilman Yopez-Are they starting at the same salary? We'll we be saving money here? **Sam Palacios**-I advertized this position internally in order to save money. Yes, We're going to save money.

Bill Lee-This will be a starting salary.

Mayor Porchas entertained a motion to fill the vacancy at the Waste Water Treatment Facility. Vice-Mayor Magana moved to approve filling of vacancy. Councilman Anaya seconded the motion. All voted in favor. Motion passed.

Summary of current events by Mayor, Council Members and or City Manager, pursuant to A.R.S. §38-431.02(K). Provided that the public body does not propose, discuss, deliberate or take legal action on any matter in the summary.

A motion to ADJOURN was made by Mayor Porchas. Motion approved 7-0.

ADJOURNMENT

Meeting was adjourned at 9:11 P.M.



MAYOR MARTIN PORCHAS

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Special Council Meeting for Tuesday, February 15, 2011.



CITY CLERK