

**PROCEEDINGS OF THE COCHISE COUNTY BOARD OF SUPERVISORS
REGULAR MEETING HELD ON
TUESDAY, SEPTEMBER 2, 2025**

A regular board meeting of the Cochise County Board of Supervisors was held on Tuesday, September 2, 2025 at 10:00 a.m. in the Board of Supervisors' Hearing Room, 1415 Melody Lane, Building G, Bisbee, Arizona.

Present: Frank Antenori, Chairman; Tom Crosby, Vice-Chairman; Kathleen L. Gomez, Supervisor

Staff Present: Sharon Gilman, County Administrator; Joe Casey, Deputy County Administrator; Paul Correa, Chief Civil Deputy County Attorney; Lara Loewenheim, Clerk of the Board

Chairman Antenori called the meeting to order at 10:33 a.m.

CALL TO THE PUBLIC

Alfred Kern expressed concerns about deteriorating road conditions.

Supervisor Gomez stated a public hearing will be scheduled on road additions and drops and confirmed the public will be kept informed.

Allison Morse expressed concern over the lack of transparency regarding recent executive sessions, legal expenses, and claims involving Vice-Chairman Crosby.

CONSENT

Board of Supervisors

1. Approve the Minutes of the regular meeting of the Board of Supervisors of August 5, 2025 and August 19, 2025.

County Attorney

2. Approve the Victims' Rights Program (VRP) Award Agreement (AG) 2026-002, between the Arizona Attorney General and the Cochise County Attorney's Office, in the amount of \$24,600, effective July 1, 2025, through June 30, 2026.

Finance

3. Approve demands and budget amendments for operating transfers.

Vice-Chairman Crosby made a motion to approve Consent Items 1 through 3. Supervisor Gomez seconded the motion.

Chairman Antenori called for the vote and it was approved 3-0.

PUBLIC HEARINGS

Board of Supervisors

4. Approve Series 13 (Farm Winery) liquor license application submitted by Timothy Mayor Geis for Cactus Cru LLC at 10350 E Sunrise Drive, Pearce, AZ 85625.

Chairman Antenori opened the Public Hearing.

Supervisor Gomez made a motion to approve Series 13 (Farm Winery) liquor license application submitted by Timothy Mayor Geis for Cactus Cru LLC at 10350 E Sunrise Drive, Pearce, AZ 85625. Vice-Chairman Crosby seconded the motion.

Ms. Lowenheim presented this item. Ms. Loewenheim stated the Series 13 farm winery liquor license application for Timothy Mayor Geis of Cactus Cru in Pearce met all requirements, received no protests, and was recommended for approval.

Chairman Antenori called for the vote and it was approved 3-0.

Chairman Antenori closed the Public Hearing.

Development Services

5. Adopt Zoning Ordinance 25-15 to rezone tax parcel 404-02-027 from RU-2 (Rural District, one dwelling per 2 acres) to RU-4 (Rural District, one dwelling per 4 acres) pursuant to the application of Shane Harmon (Supervisor District 2).

Chairman Antenori opened the Public Hearing.

Vice-Chairman Crosby made a motion to adopt Zoning Ordinance 25-15 to rezone tax parcel 404-02-027 from RU-2 (Rural District, one dwelling per 2 acres) to RU-4 (Rural District, one dwelling per 4 acres) pursuant to the application of Shane Harmon (Supervisor District 2). Supervisor Gomez seconded the motion.

Matthew Taylor, Planning Manager, presented this item using a PowerPoint presentation. Mr. Taylor stated Shane Harmon's rezoning request in Desert Sky complies with regulations, received no opposition, and was recommended for approval by both staff and the Planning and Zoning Commission.

In response to the Board, Mr. Taylor stated the notices are sent by regular mail and not certified mail.

Chairman Antenori called for the vote and it was approved 3-0.

Chairman Antenori closed the Public Hearing.

6. Adopt Zoning Ordinance 25-16 to rezone tax parcel 408-11-009 from RU-4 (Rural District, one dwelling per 4 acres) to GB (General Business District) pursuant to the application of Alfonso Munoz (Supervisor District 2).

Chairman Antenori opened the Public Hearing.

Vice-Chairman Crosby made a motion to adopt Zoning Ordinance 25-16 to rezone tax parcel 408-11-009 from RU-4 (Rural District, one dwelling per 4 acres) to GB (General Business District) pursuant to the application of Alfonso Munoz (Supervisor District 2). Supervisor Gomez seconded the motion.

Mr. Taylor presented this item using a PowerPoint presentation. Mr. Taylor presented docket RZ-25-10, a rezoning request by Alfonso Munoz from RU-4 to GB for undeveloped property along Highway 80, explaining no specific use has been identified, and no concept plan was submitted, with future development subject to permitting and compliance with GB zoning standards.

Supervisor Gomez discussed concerns that publishing notices only in the Sierra Vista Herald may not effectively reach Douglas residents, and she suggested additional notification methods.

Chairman Antenori called for the vote and it was approved 3-0.

Chairman Antenori closed the Public Hearing.

7. Adopt Zoning Ordinance 25-17 to rezone tax parcel 117-02-284B from SR-43 (Single-Household Residential District, one dwelling per 43,000 square feet) to SR-174 (Single-Household Residential District, one dwelling per 4 acres) pursuant to the application of Louis Manuta (Supervisor District 3).

Chairman Antenori opened the Public Hearing.

Supervisor Gomez made a motion to adopt Zoning Ordinance 25-17 to rezone tax parcel 117-02-284B from SR-43 (Single-Household Residential District, one dwelling per 43,000 square feet) to SR-174 (Single-Household Residential District, one dwelling per 4 acres) pursuant to the application of Louis Manuta (Supervisor District 3). Vice-Chairman Crosby seconded the motion.

Mr. Taylor presented this item using a PowerPoint presentation. Mr. Taylor presented docket RZ-25-11, a request to downzone developed residential property from SR-43 to SR-174 in the Sunset subdivision, noting it aligns with the residential growth pattern, received minimal opposition, and was recommended for approval by both staff and the Planning and Zoning Commission without conditions.

Chairman Antenori called for the vote and it was approved 3-0.

Chairman Antenori closed the Public Hearing.

8. Adopt Zoning Ordinance 25-18 to amend Articles 2.03 (Definitions), 2.48 (Use-Specific Standards), and various zoning district sections of the Zoning Regulations to update terminology and provisions related to Accessory Living Quarters (ALQs).

Chairman Antenori opened the Public Hearing.

Vice-Chairman Crosby made a motion to adopt Zoning Ordinance 25-18 to amend Articles 2.03 (Definitions), 2.48 (Use-Specific Standards), and various zoning district sections of the Zoning Regulations to update terminology and provisions related to Accessory Living Quarters (ALQs). Chairman Antenori seconded the motion.

Christine McLachlan, Development Services Director, presented this item using a PowerPoint presentation. Ms. McLachlan presented docket R25-03, a staff-initiated text amendment to expand and regulate Accessory Dwelling Units (ADU) in Cochise County, aligning local code with Arizona law, and increasing allowable units per lot, setting size and setback limits, and modifying approval processes.

The Board and staff discussed that failing to adopt the accessory dwelling unit amendment would force the county to allow unlimited units statewide, while supporting it preserves local zoning control within the limits of the new state law.

Kim DePew stated the accessory dwelling unit revisions, arguing they primarily benefit wealthy landlords, compromise neighborhood integrity, reduce local control, and could lead to overcrowding, congestion, and a loss of community standards.

The Board and staff agreed that while the accessory dwelling unit law was intended to address housing shortages in high-population counties, its statewide application limits local control, potentially causing infrastructure and neighborhood issues, leaving the County with the choice between retaining some regulatory authority or losing it entirely.

Chairman Antenori called for the vote and it was approved 3-0.

Chairman Antenori closed the Public Hearing.

9. [Item tabled from July 22, 2025, Regular Board of Supervisors Meeting] Adopt Zoning Ordinance 25-13 to rezone tax parcel 408-34-005C from RU-4 (Rural District, one dwelling per 4 acres) to LI (Light Industry District) pursuant to the application of Tactical Holdings LLC (Supervisor District 2).

Chairman Antenori opened the Public Hearing.

Vice-Chairman Crosby made a motion to untable agenda item 9, which was tabled on July 22, 2025, at the Regular Board of Supervisor Meeting. Chairman Antenori seconded the motion.

Chairman Antenori called for the vote and it was approved 3-0.

Vice-Chairman Crosby made a motion to discuss the item removed from the table on July 22, 2025, at the Regular Board of Supervisors Meeting to adopt Zoning Ordinance 25-13 to rezone tax parcel 408-34-005C from RU-4 (Rural District, one dwelling per 4 acres) to LI (Light Industry District) pursuant to the application of Tactical Holdings LLC (Supervisor District 2). Supervisor Gomez seconded the motion.

Mr Taylor stated the applicant has requested his application be withdrawn and that the

Board takes no action.

Chairman Antenori removed agenda item 9 from the Agenda.

Chairman Antenori closed the Public Hearing.

ACTION

Board of Supervisors

10. Approve Community Enhancement Fund expenditures for District 3: Willcox Transit Program Support, in the amount of \$7,500.

Chairman Antenori made a motion to approve Community Enhancement Fund expenditures for District 3: Willcox Transit Program Support, in the amount of \$7,500. Supervisor Gomez seconded the motion.

Chairman Antenori presented this item. Chairman Antenori proposed contributing \$7,500 to the Town of Willcox to help fund its rural bus service, which serves multiple northern Cochise County communities and provides transportation for residents to Willcox for shopping and other needs.

Chairman Antenori called for the vote and it was approved 3-0.

11. Approve Community Enhancement Fund expenditures for District 3: For Mescal J-6 Fire District to purchase firefighting nozzles and hose, in the amount of \$3,000.

Chairman Antenori made a motion to approve Community Enhancement Fund expenditures for District 3: for Mescal J-6 Fire District to purchase firefighting nozzles and hoses, in the amount of \$3,000. Supervisor Gomez seconded the motion.

Chairman Antenori presented this item. Chairman Antenori explained that \$3,000 will be provided to the rural Mescal J-6 Fire District to cover the costs of hoses and nozzles, allowing other funds to be used for building repairs and additional public safety needs.

Chairman Antenori called for the vote and it was approved 3-0.

County Sheriff

12. Approve Resolution 25-27 accepting funding under the State of Arizona General Appropriations Act 2024 - 2025, also known as House Bill 2897, for the Cochise County Sheriff's Office to purchase pepperball and pepperball weapons, in the amount of \$56,600.

Vice-Chairman Crosby made a motion to approve Resolution 25-27 accepting funding under the State of Arizona General Appropriations Act 2024 - 2025, also known as House Bill 2897, for the Cochise County Sheriff's Office to purchase pepperball and pepperball weapons, in the amount of \$56,600. Supervisor Gomez seconded the motion.

Tricia Gerrodette asked about the resolution's funding terms and conditions.

Robert Watkins, Cochise County Sheriff's Office Commander, presented this item.

Commander Watkins explained that the Sheriff's Office does not use these weapons for immigration enforcement. He described them as effective, less-lethal paintball-style devices used in the field for barricaded or aggressive suspects, and confirmed they are an important part of the office's use-of-force options.

Chairman Antenori called for the vote and it was approved 3-0.

13. Approve Attorney General FY 2026 Victims Rights Program Award Agreement A.G. #: 2026-043 in the Amount of \$11,500.00

Supervisor Gomez made a motion to approve Attorney General FY 2026 Victims Rights Program Award Agreement A.G. #: 2026-043 in the Amount of \$11,500.00. Vice-Chairman Crosby seconded the motion.

Chairman Antenori called for the vote and it was approved 3-0.

Development Services

14. Consider Removal of Commissioner Young from the Planning and Zoning Commission—Hearing and Possible Action.

Supervisor Gomez made a motion to consider Removal of Commissioner Young from the Planning and Zoning Commission—Hearing and Possible Action. Vice-Chairman Crosby seconded the motion.

Ms. McLachlan presented this item. Ms. McLachlan explained that Commissioner Albert Young has missed five regular meetings in the past year, exceeding the bylaws' limit, and the Board will now consider whether his absences constitute neglect of duty and warrant removal from the Planning and Zoning Commission.

Supervisor Gomez noted that Commissioner Young has not appeared in person for Planning and Zoning Commission meetings in two years, relying on Zoom instead, and expressed concern that his absence from in-person discussions undermines engagement with the community.

Supervisor Gomez made a motion to remove Mr. Young from the Planning and Zoning Commission Board. Vice-Chairman Crosby seconded the motion.

Chairman Antenori called for the vote and it was approved 3-0.

Facilities

15. Approve Contract 25-29 ITD-01 with Pre-venTronics for DSX Access Control System for the new Facilities Building, in the amount of \$15,660.10 with countywide maintenance of all systems as needed, for a five-year term with an option of five additional years.

Vice-Chairman Crosby made a motion to approve Contract 25-29 ITD-01 with Pre-venTronics for DSX Access Control System for the new Facilities Building, in the amount of \$15,660.10 with countywide maintenance of all systems as needed, for a five-year term with an option of five additional years. Supervisor Gomez seconded the motion.

Alan Gordon, I.T. Director, presented this item. Mr. Gordon requested the Board's approval for a \$15,660.10 contract with Pre-venTronics to add swipe access to the new facilities building and provide five years of maintenance and support for both the new and existing access control systems.

Chairman Antenori called for the vote and it was approved 3-0.

Health & Social Services

16. Approve Grant G-202411-06263 from the National Environmental Health Association (NEHA)-U.S. Food and Drug Administration (FDA) Retail Flexible Funding Model (RFFM) Grant Program for work on Standards 2,3,4,9 and training, with the Cochise Health & Social Services Environmental Health Division, in the amount of \$21,500, effective April 1, 2025, through March 31, 2026.

Supervisor Gomez made a motion to approve Grant G-202411-06263 from the National Environmental Health Association (NEHA)-U.S. Food and Drug Administration (FDA) Retail Flexible Funding Model (RFFM) Grant Program for work on Standards 2,3,4,9 and training, with the Cochise Health & Social Services Environmental Health Division, in the amount of \$21,500, effective April 1, 2025, through March 31, 2026. Vice-Chairman Crosby seconded the motion.

Sasha Moreno, Environmental Health Specialist, presented this item. She presented the retail flexible funding model program that will contribute to continued education to keep the registered sanitarian licenses up to date.

Chairman Antenori called for the vote and it was approved 3-0.

STATE & FEDERAL LEGISLATION

17. Discussion and possible action regarding state and federal legislative matters listed or described in the attached County Supervisors Association Legislative Policy Committee Agenda, the Arizona Association of Counties (AACo) Legislative Policy Committee Agenda, and the proposed State budget, and other matters related thereto.

Chairman Antenori had no Legislative updates to report.

REPORT BY SHARON GILMAN, COUNTY ADMINISTRATOR -- RECENT AND PENDING COUNTY MATTERS

Ms. Gilman deferred her report.

SUMMARY OF CURRENT EVENTS

Report by District 1 Supervisor, Tom Crosby

Vice-Chairman Crosby deferred his report.

Report by District 2 Supervisor, Kathleen L. Gomez

Supervisor Gomez attended a meeting in Nacosari with Sonoran mayors, Grupo Mexico, and the U.S. consulate to discuss the port of entry and future economic planning. She stated the port of entry groundbreaking is scheduled for this Friday, September 5, 2025, with several officials attending. She stated upcoming community events include Helderado Days in Tombstone in October, the Bisbee Blues, Bluegrass, and Country Pub Crawl in late September, and the County Fair the same weekend.

Report by District 3 Supervisor, Frank Antenori

Chairman Antenori noted two upcoming jail district meetings: one tonight in Elfrida, near the library, and another tomorrow at the Pearce Community Center. Both meetings are set to begin at 6:00 p.m.

Chairman Antenori adjourned the meeting at 11:43 a.m.

APPROVED:

Frank Antenori, Chairman

ATTEST:

Lara Loewenheim, Clerk of the Board