

Tiffany Antol

From: Sally Harvey <sallyannaz@yahoo.com>
Sent: Tuesday, April 25, 2023 3:10 PM
To: Mayor and Council
Subject: New hospital

Some people who received this message don't often get email from sallyannaz@yahoo.com. [Learn why this is important](#)

I am writing to urge you to reconsider the new hospital development. I believe a renovation/expansion of the current site would be far less disruptive to the city and traffic patterns. I ask you to vote against the planned new development.

Thank you,
Sally Harvey

Tiffany Antol

From: Reece Gritzmacher <reece.gritzmacher@gmail.com>
Sent: Monday, April 24, 2023 6:35 PM
To: Mayor and Council
Subject: No on NAH Plan

Some people who received this message don't often get email from reece.gritzmacher@gmail.com. [Learn why this is important](#)

Dear Mayor and City Council,

Please vote "No" on the current NAH plan you have on your May 2 agenda. According to the Flagstaff Regional Plan, any new development must help Flagstaff meet its goal of carbon neutrality by 2023—just seven years away!

What is the carbon footprint of the NAH plan? We need to ask this question of all development projects, including ones as important to community health as hospitals. If we want to think long-term about community health and keeping Flagstaff livable, we must ensure that all new development help us reach our goal.

Thank you for your time and consideration.

All my best,

Reece Gritzmacher

Dear Mayor and City Council Members,

4/25/23

Thank you for all of the hard work you are doing to evaluate this \$1 billion mega-project being proposed by NAH. This project as currently proposed is not in the best interest of the City, it is not in keeping with the Regional Plan, and it is not in the best interest of the community.

- Flagstaff Regional Plan calls for net zero emissions by 2030.
- The Regional Plan calls for new developments to “help the City” meet this goal.

How can the Flagstaff Sustainability Division determine how the NAH proposal will affect the City’s ability to meet this goal? The only way to make this determination is for NAH to provide the carbon footprint of their proposal.

The \$1 billion NAH proposal is likely to have the largest carbon footprint of any project in the history of Flagstaff. Yet, NAH has not said what the carbon footprint of this project will be so the City has no way to determine how it will affect the net zero goal.

With regard to making findings on this proposal the City Council must find that the NAH proposal does not meet the requirements of finding #1 since it is not in keeping with the goals of the Regional Plan.

With regard to finding #2, the reason for the goal of net zero by 2030 in the Regional Plan is to protect the health and safety of the Flagstaff community by protecting it from the threats of climate change including wildfire, flooding, and extreme weather. By violating the requirements of net zero by 2030, the NAH proposal also violates the requirements of finding #2.

Therefore, the City Council must reject the current NAH proposal at least until such a time as NAH provides the City with the carbon footprint of their proposed project and the Sustainability Division can evaluate its effect on the City’s ability to meet its goal of net zero by 2030.

While the NAH lawyers and lobbyists are working to assure you that they are planning responsibly, I assure you they are not. Their suggestion that the City cannot hold one development responsible for reaching net zero is simply a diversionary tactic. NAH simply needs to provide its carbon footprint number so the City can assess the effect of their proposal on the City’s ability to reach its goal of net zero by 2030.

Over 9,000 folks in Flagstaff have signed NAZCCA petitions (Northern Arizona Climate Change Alliance) stating that they are very concerned about climate change and urge the City and County to do everything they can to reduce it. Please do the right thing for the people of Flagstaff.

Thank you for your good work on this.

Best Wishes!

Stefan Sommer
3855 S. Jewel Dr
Flagstaff, AZ 86005

C: (928) 607-2028
Stefan.Sommer@nau.edu

Tiffany Antol

From: KARYN RIEDELL <karynriedell@gmail.com>
Sent: Tuesday, April 25, 2023 3:56 PM
To: Mayor and Council
Subject: Vote No on Regional Hospital

Some people who received this message don't often get email from karynriedell@gmail.com. [Learn why this is important](#)

Dear Council Members,

I am strongly opposed to building an excessively large regional hospital complex in the Ft. Tuthill area.

It would destroy the forest there and cause substantial environmental harm. In addition, this is a high-risk area for forest fires. Extremely expensive infrastructure would be required, and the traffic would be horrendous.

This is a beautiful gateway to the scenic Oak Creek Canyon drive that is considered one of the most beautiful drives in America.

Please vote no. It is vital that we protect Flagstaff and the surrounding area.

Thank you,

Karyn Riedell

Tiffany Antol

From: Gisela Kluwin <gkluwin@yahoo.com>
Sent: Tuesday, April 25, 2023 11:20 AM
To: Mayor and Council
Subject: NAH relocation plans

[Some people who received this message don't often get email from gkluwin@yahoo.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

To the Council:

With respect to the proposed building of a new hospital campus on the outskirts of Flagstaff I was encouraged by the recent recommendation of the P&Z commission to deny Phase I of the construction plans. I hope the Council will follow this recommendation. NAH should be held to the standards outlined in the City's Regional Plan and the guidelines outlined in the carbon neutrality plan. Furthermore, as the City and our public transportation system will be saddled with significant additional costs arising from this project, a firm commitment from NAH for equitable cost sharing is absolutely essential.

With respect to the design of the new hospital building, I have trouble accepting that a tower that exceeds the current height limits is needed. In this respect as well NAH should be held to prevailing standards.

Finally, NAH needs to make available a community-driven plan for repurposing the old hospital campus.

Thank you for considering my comments.
Respectfully,

Gisela Kluwin, Flagstaff

Tiffany Antol

From: jan kerata <j.kerata@gmail.com>
Sent: Tuesday, April 25, 2023 10:11 AM
To: Mayor and Council
Subject: Hospital relocation plan

Some people who received this message don't often get email from j.kerata@gmail.com. [Learn why this is important](#)

4/25/23

Flagstaff City Council:

I'm writing regarding the proposal for Flagstaff's regional hospital relocation.

Those of us who live in this city are going to lose our community hospital with this move. This proposed relocation is a longer drive for everyone except those coming from the airport or Interstate. How does this help meet the 2030 carbon neutrality goal for transportation, particularly for those dependent on public transportation?

There seems to be no planning urgency about meeting the city's current carbon neutrality goal even when there are so many new building options today, such as green concrete or the new carbon capture block product being tested by Block-Lite here in Flagstaff.

<https://concreteproducts.com/index.php/2023/03/07/block-lite-carbonbuilt-aircapture-eye-carbon-dioxide-to-concrete-first/>

Solar and wind power just surpassed coal nationally as sources of energy generation in our country's future – this is today – not a vague plan for the next 10 years. Flagstaff is ideally situated for both solar and wind power, where is the planning for using these sustainable energy sources?

My concern is that this effort to relocate is being driven by fear. Fear that some larger health care entity will come to northern Arizona and "take over". Another entity would have to cover the same bases that NAH is covering now, by planning to be carbon neutral according to the agreed upon plan.

Do not let planning for our city's future, our future livability, and our children's, be hijacked by this relocation proposal. NAH cannot meet the city's 2030 carbon neutrality goal with this proposal, period.

Thanks,

Jan Kerata
3707 N. Manor Rd
86004

Tiffany Antol

From: Henry Teller <henry.teller@gmail.com>
Sent: Monday, April 24, 2023 5:06 PM
To: Mayor and Council
Subject: Deny Rezoning for NAH Proposed Build.

Some people who received this message don't often get email from henry.teller@gmail.com. [Learn why this is important](#)

I will keep this brief and simply pose a question to the council.

What is the point of having zoning for property if every time a rich developer or corporation purchases property that is not zoned for their intended purpose, the council grants them a variance?

If the council approves this, they should just abandon any zoning and just make it a "free for all" so that at least there won't be the perception of discrimination based on wealth. As it stands the poor and working class must abide by the zoning rules, but the rich and wealthy can do whatever they want.

To add insult to injury... the council allows developers not only to disregard the zoning plan, they also place the burden of infrastructure upgrades necessary for these developments on the back of the tax payers. Then thinly veil the costs under absurd justifications, like "the Fort Tuthill water line upgrade". This project cost tax payers millions of dollars to prepare infrastructure for the NAH development, but was promoted as upgrades for a public park that has no need for a huge waterline. Apparently the council thinks the citizens of Flagstaff are completely ignorant and gullible.

If council and the planning and zoning committee won't hold their ground on established zoning, Flagstaff will continue to evolve into an unlivable vacation home suburb of Phoenix. So far council seems to be focused only on things like bus routes to the proposed hospital location rather than whether the hospital should be allowed to build on property that is not zoned for that land use type in the first place.

Get a backbone Council, and take a stand for the citizens you were elected to represent.

Tiffany Antol

From: Jill Stephenson <jillksteph@icloud.com>
Sent: Monday, April 24, 2023 7:13 PM
To: Mayor and Council
Subject: NAH Proposal

[Some people who received this message don't often get email from jillksteph@icloud.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

Flagstaff citizens are obviously concerned about the proposal from NAH, as is the City planning and zoning commission, or they would not have denied approval. Though we may want more healthcare facilities to meet ever-increasing regional needs, this is not the way to go.

The lack of plans for zero carbon emission is the primary reason to turn down this proposal. In light of drastically increasing scientific evidence of the global climate crisis, we should be requiring every construction project to be carbon neutral by 2030, if not sooner.

Any for-profit enterprise such as this, should be required to pay for the city infrastructure it requires for its presence. It should not cause increased tax burdens for residents. A healthcare facility also should be easily accessible, with public transportation available to all those without private vehicles. It should be bicycle- and pedestrian-safe and encouraging. NAH needs to include these requirements in any proposal!

Please do not accept this proposal without it meeting the City Sustainability standards. The welfare of Flagstaff citizens is in your hands. Please do what is right!

Sincerely, Jill K Stephenson
Sent from my iPhone

Tiffany Antol

From: Jill Stephenson <jillksteph@icloud.com>
Sent: Monday, April 24, 2023 7:13 PM
To: Mayor and Council
Subject: NAH Proposal

[Some people who received this message don't often get email from jillksteph@icloud.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

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Please do not accept this proposal without it meeting the City Sustainability standards. The welfare of Flagstaff citizens is in your hands. Please do what is right!

Sincerely, Jill K Stephenson
Sent from my iPhone

Tiffany Antol

From: Dara Marks-Marino <daramarksmarino@gmail.com>
Sent: Sunday, April 23, 2023 4:10 PM
To: Mayor and Council
Subject: Hospital Relocation

Dear Mayor and City Councilmembers,

I understand that the Planning and Zoning Commission recommended denial of the Zoning Map Amendment and the Specific Plan requests for NAH. I hope you will adhere to this recommendation.

While I recognize that NAH has needs for both expansion and updating their facilities, I have great concerns about the relocation. I feel that any move to a non-central location will be a detriment to the vast majority of patients and to the already-established (or under construction) health related facilities that are near the current hospital location. Our city has deliberately zoned many health-related facilities in the locations where they are (specifically, several non-NAH facilities along Cedar, east of the hospital, including the ongoing construction of facilities on the mesa) so that it is easy for patients to obtain the vast majority of their health care needs within a short distance. Whether that is recovery, long term care, emergency care, or cancer treatment, the central and condensed planning eases the process for people who are most in need of having a streamlined care process.

I, personally, have benefitted from this foresight this past year. I have been in treatment for breast cancer since July. Not only have I been able to ride my bike to most of my appointments (I typically have 4-6 appointments in any given week), but often I have back-to-back appointments at multiple locations. Because the health facilities are all located within blocks of each other, this is not only possible for me to manage but it eliminates the need for driving through the heart of town.

I realize that NAH has made the argument that the new location will be closer to the highway, easing access for those coming in from outside of Flagstaff. I believe this to be a disingenuous argument. The proposed location, while geographically closer to I17 and I40, will greatly increase traffic in the area it will be built, impacting both the neighborhoods surrounding it and the people who need to drive there from across town from both the east and north. This impacts not only Flagstaff residents but those coming in from the reservations that use Highway 89 and Highway 180 to get to Flagstaff. With both the Navajo and Hopi reservations needing to come to Flagstaff from Highway 89, and Grand Canyon and Snowbowl traffic needing to use Highway 180, I do not see how the proposed location equitably improves access.

Beyond these concerns, I 100% support the concerns (and solutions) proposed by Friends of Flagstaff's Future, **if a move can not be prevented**. That said, I do not support approving NAH's request, even if those solutions are met. Rather, **NAH should invest their money in improving the facility they already occupy**. This would not only save them money (which has clear equity impacts for everyone who needs healthcare, as their costs will inevitably be passed on to the patients), but also carbon (since the most sustainable building is the one that was never built - and instead was renovated), and would avoid undermining the many health-related businesses that have deliberately been constructed for proximity to the hospital.

Thank you for your time,

~ Dara Marks Marino

I want to work like a dog, doing what I was born to do with joy and purpose. I want to play like a dog, with total, jolly abandon. ~ Oprah Winfrey

Tiffany Antol

From: Sasha Stortz <sashastortz@gmail.com>
Sent: Friday, April 21, 2023 7:27 PM
To: Mayor and Council
Subject: Northern Arizona Healthcare hospital relocation

Dear Council,

I'm writing to express my concern about several elements of the proposed hospital move, especially the fire and safety risk of building a hospital in the WUI.

First, the hospital move is to the wildland urban interface (WUI). Given the increasing severe fires in our area, I have a lot of concerns about the fire risk to this key public service and what it would take to evacuate a hospital each fire season. I believe the proposed hospital relocation is in the area that was evacuated during the Rafael fire of 2021. What would have happened to hospital services during that time? What kind of plan is in place to address this major and very real issue?

Second, I'm concerned about the costs to tax payers that this move would involve and the hospital's lack of commitment to paying their fair share of public transit and other infrastructure changes needed. I'm especially concerned about the lack of funding by the hospital for public transit. With a finite budget for public services, providing transit to the hospital in this situation probably means taking away bus service from other deserving areas of Flagstaff. And the tax payers of Flagstaff will have even more financial burden for road realignments and other services at a time of growing cost of living.

Finally, the proposal should meet all Flagstaff regional plan elements including carbon neutrality goals to truly align with the future we envision for Flagstaff.

I understand that the hospital needs more space and improved infrastructure and facilities to best serve our region. But elements of the current plan seem illogical, risky, and focused on profits rather than our community. Please send NAH the message that if they are going to move, they need to be good citizens and community members and address these serious remaining issues.

Thank you,
Sasha Stortz

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Sasha Stortz
(503) 314-4317

Tiffany Antol

From: Heather Bostian <healyourself@aol.com>
Sent: Friday, April 21, 2023 10:12 PM
To: Mayor and Council
Subject: INSANE new hospital !

Some people who received this message don't often get email from healyourself@aol.com. [Learn why this is important](#)

This is a completely unnecessary & EXPENSIVE relocation , way too inconveniently dangerous for the public on both sides of the city . IF we did not have UNNECESSARY 5-6 G 60ghz RADIATION Weaponry towers everywhere to create a fake virus for the profit of the corrupt medical pharma industry , we would NOT , DO NEED A NEW Hospital AT ALL ! but dissonance , COGNITIVE disconnect RULES by the non human cyborgs officials, docs , clergy ,etc ., created by the injects that are only internal nano , graphen oxide, , allowing AI to run lives ., a technical project, not a health shot ! , right ? SO sad how you encourage the utter destruction of LIFE , huh ? THINK for yourself , dare you , & refuse to comply to nonsense mandates ! STAND UP , occupy yourself ! Don't be a digital dummie controlled by AI !!

Tiffany Antol

From: Christopher Flaccus <cflaccus@yahoo.com>
Sent: Saturday, April 22, 2023 8:47 AM
To: Mayor and Council
Subject: zoning changes in regard to Hospital move

[Some people who received this message don't often get email from cflaccus@yahoo.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

Honorable Mayor and Council members,

I believe the proposed move of the Flagstaff Medical Center to a "medical campus" near Fort Tuthill is a horrible mistake!

1. Flagstaff tax payers will be on the hook for millions of dollars to pay for infrastructure to facilitate this new campus.
2. Building a new hospital is an incredible waste of resources, particularly in light of the City's pledge for carbon neutrality. the hospital can surely upgrade the current location to adequately service our local population for less money.
3. Development of this parcel will negatively affect the surrounding area, exacerbate already horrible traffic problems in town, and open up the area to more development.
3. How on earth has a "Not for Profit" hospital (which is supposedly owned but the citizens of Flagstaff) amassed a billion dollars in the bank to build this campus. Something fishy here.
4. The statement from FMC that they are losing money every month suggests that they are poorly managed, nothing more. How on earth will a new campus change this poor management?

In summary, as a local taxpayer and resident of Flagstaff for decades, I am vehemently opposed to to FMC relocating when they could more easily remodel their current location for a lot less money! Please do what you can to prevent this from happening.

Respectfully

Chris Flaccus
Flagstaff

Tiffany Antol

From: Loren D Reser <Loren.Reser@nau.edu>
Sent: Saturday, April 22, 2023 9:53 AM
To: Mayor and Council

Dear Council Members:

My congratulations to P and Z for recognizing that the emperor of NAH has no clothes as they try to compel the city to approve their fantasy "health village." Hospital officials have misrepresented the cost and consequence of this bloated project from the very outset and now have been called by P and Z. I hope Council will recognize that Tinkle's plans for career advancement, for boosting the value of NAH for a future Banner sale are unworthy of support and will concur with the recommendations of P and Z.

A couple of questions: should the board of NAH now be held responsible for basically clear cutting the proposed property before they had civic consent? Was/is this the Nackard ploy to half cut trees on the site of a proposed hotel when denied permission by P and Z, pay the insignificant fine and then go ahead with development?

I have read various accounts of the origin of our hospital but am unclear how administration went from community based to CEO profit based. Is the current board violating the intent, legal basis of Dr. Seacrist's gift to the city of Flagstaff?

Why does Flagstaff spend so much time, energy and money on ideal regional plan only to show a willingness to revise or negate them with projected development plans?
The plan is there, NAH, for the ultimate good of the city. Follow it.

I encourage you to concur with the large number of commentators on Nextdoor and deny the NAH project root and branch.

Loren Reser
3121 S, Walkup

Tiffany Antol

From: Wayne Ranney <wayneranney17@gmail.com>
Sent: Saturday, April 22, 2023 2:26 PM
To: Mayor and Council
Subject: Our New Hospital

All:

I'm just a concerned citizen with a few comments about NAH's proposal to move the hospital. Currently, I live on Cherry Hill and despite the numerous helicopters that fly in and out of the current hospital at all hours of the night, one might think that I and my wife would welcome the move by the hospital so that we could have peace and quiet in our neighborhood.

But I am concerned with the proposed new location. A few years back, the City of Flagstaff conducted a study to best determine the best locations for our various fire stations. It was determined that most of them needed to be moved slightly to be able to properly serve the disparate parts of the city. I applauded that effort. It made sense.

Now the hospital wants to relocate to a far corner of our city? Does that make sense? I don't think so. I am against the rezoning of this property for the purposes of relocating our only hospital.

I am sure that the administrators at NAH are also working to insure that another hospital group does not move into the current building. God only knows that competition would make them play by fairer pricing for their services.

No on rezoning this property. While my concerns may not apply to the specifics of the rezoning, they should be considered!

Concerned,

Wayne Ranney
wayneranney17@gmail.com

"Above all, do not lose your desire to walk; every day I walk myself into a state of well-being and walk away from every illness; I have walked myself into my best thoughts. If one just keeps walking, everything will be alright ."

Soren Kierkegaard

Tiffany Antol

From: Gail Harris <harris.tucsonfox@gmail.com>
Sent: Saturday, April 22, 2023 3:13 PM
To: Mayor and Council
Subject: Proposed hospital

Some people who received this message don't often get email from harris.tucsonfox@gmail.com. [Learn why this is important](#)

I have grave concerns regarding the proposed move of the hospital to Ft Tuthill.

Now the City Council stands as the gatekeeper to insure health care access to Flagstaff residents and reservation populations.

The carbon, transportation and sustainability issues are at the forefront for sure.

However, the health care dollars that will be siphoned from NAH budget to build this project are astronomical.

Whatever is lacking at the current location could certainly be addressed and rectified at a cost much lower than the proposed new facility.

I know the plan includes building housing and shopping and dining...which will impact current businesses in Flagstaff.

A concerned citizen.

Gail Harris

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Sent from Gmail Mobile

Tiffany Antol

From: Christopher Gunn <csgunn@earthlink.net>
Sent: Sunday, April 23, 2023 2:15 PM
To: Mayor and Council
Subject: About the hospital's move

[Some people who received this message don't often get email from csgunn@earthlink.net. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

Dear City Council Mayor and Members:

I support the main reasons for the P&Z's recommendation to deny NAH's proposal to move and build south of town: (1) The plan doesn't meet Flagstaff's Regional Plan to achieve carbon neutrality by 2030 and (2) the plan gives too much responsibility and cost to the City to create the fire department's ability to (i.e., equipment, staff, and training) to deal with the 7-story structure.

You've heard all this before.

I want to add another MAJOR concern I have about the NAH plan: It is not specific enough about what is going to happen to the existing campus at the top of the hill. We cannot allow NAH to plan a move without FIRST having a concrete plan for constructive use of that property and buildings. Doing so would be the ultimate act of our "disposable society." Please have NAH create a detailed plan for the campus they leave behind and put that plan through the same process of review and feedback for us citizens to be part of. Anything less would require quite harmful to the sustainability of our town.

Thank you,

CHRIS GUNN
303 E. David Dr
Flagstaff, AZ. 86001

Tiffany Antol

From: mimi murov <murovm@gmail.com>
Sent: Sunday, April 23, 2023 3:10 PM
To: Mayor and Council
Subject: NAH proposal

[Some people who received this message don't often get email from murovm@gmail.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

I hope you will deny the NAH proposal for a new hospital near Ft. Tuthill.

I do not think local taxpayers should have to pay for services, such as a new fire station, that would not be needed without this proposal.

Thank You for Your Service

Sincerely,

Marilyn Murov
801 W. Summit Ave
86001

Resident of Flagstaff since 1976
Homeowner since 1982

Tiffany Antol

From: Christa Terhufen <christa735@yahoo.com>
Sent: Sunday, April 23, 2023 7:16 PM
To: Mayor and Council
Subject: Support of Pickleball Courts @ Bushmaster Park

Some people who received this message don't often get email from christa735@yahoo.com. [Learn why this is important](#)

Flagstaff City Council,

My name is Christa Terhufen, and I am a local member and player of the Flagstaff pickleball community. I have been playing pickleball for the last 5 years, and am very excited to see an investment in multiple dedicated pickleball courts in Flagstaff. Since I have started playing Pickleball in Flagstaff, my quality of life has improved as a result of the following:

- Got me out of the house
- Expanded my social network
- Improved mental health
- Increased my physical health
- Got me through COVID
- Family activities I can do with kids

With pickleball being advertised as one of the fastest-growing sports, the availability of courts continues to decline. Last summer during peak times, you could find 60+ people playing or waiting to play on the currently available courts, enough to fill 16 courts, and I expect the number of people only to increase this year.

I greatly appreciate the staff's work to bring forward a plan for additional pickleball courts and would ask for your support and approval of the contract to build additional courts at Bushmaster, which you are scheduled to vote on at the May 2nd Council Meeting. I appreciate your support.

Christa Terhufen
Local Flagstaff Pickleball Player

Tiffany Antol

From: Paula Jensen <katiej53@icloud.com>
Sent: Thursday, April 20, 2023 2:31 PM
To: Mayor and Council
Subject: Proposed new hospital

Some people who received this message don't often get email from katiej53@icloud.com. [Learn why this is important](#)

To whom it may concern:

I am wondering if this board is aware of the large opposition that the Flagstaff community has to the building of a new hospital? The opposition is HUGE!

Also wondering if this board is aware of the many problems with the upper level management at NAH? NAH is bleeding money because management has not invested in local professionals. With the managements 'bully mentality' they have chased most of these professionals out of town. With the advent of Covid they hire traveling professionals at high costs. These folks are not invested in the community and take off as soon as they are tired of the place and situation.

Have you considered that NAH is trying to make the city of Flagstaff pickup the bill for the mistakes their management have made? Flagstaff is going to have to do massive infrastructure changes. That cannot be cheap! This is going to raise the cost of living to impossible levels in this area. Do you think NAH plans on compensating any employees? Hell, they haven't given raises, have cancelled physicians contracts and couldn't even provide a free Christmas dinner for employees! You are kidding yourself if you think an expensive new building will change the management tactics at NAH! I worked at Flagstaff Medical Center for 13 years. In 2007 several of us were waiting to go into a staff meeting in a narrow hallway. The door was open and the meeting before ours was still going. Upper level management was instructing mid level managers to "increase productivity by getting rid of senior staff that were paid higher wages, and especially the staff that elected to stay on the 'old' retirement plan that cost the organization money! New grads could be paid less and by firing those that made more they could double the staff with new grads!

The nurses in that hall were stunned! Within a few years most of us had been bullied out of FMC!!

A new building is not going to change this mentality!

You want something new? Demand NAH get a new Board of Directors that invests in local professionals and support staff. This requires them to have empathy truly keeping the community in mind, not their yearly bonuses!

The problems listed above only scratch the surface at NAH. Don't be blinded by their promises. Our beautiful community will end up paying for it!

Paula Jensen Rn (retired)
Flagstaff, Arizona

Sent from my iPhone

Tiffany Antol

From: Isabella DeToledo <idetoledo@my.northlandprep.org>
Sent: Thursday, April 20, 2023 8:01 PM
To: Mayor and Council
Subject: Environmental Conservation and Transportation

Some people who received this message don't often get email from idetoledo@my.northlandprep.org. [Learn why this is important](#)

Dear Flagstaff City Council,

I believe that the goals set for Flagstaff's future are good, especially regarding environmental conservation methods and transportation and I anticipate that those plans will be in place by 2030 as the Flagstaff Regional Plan states. I appreciate the Plan's aspirations for increasing safe and sustainable transportation where people can ride the bus, their bikes, and walk, reducing carbon emissions and enhancing public health. The vision for Flagstaff's future in terms of transportation is very well planned out with acknowledgment of increasing safe and efficient multimodal transportation and bicycle infrastructure.

Regarding Environmental Conservation, I believe that the Plan states very clearly several methods of preserving Flagstaff's natural environment and health although more consideration should be given to the preservation of our Ponderosa Pines forest. Implementation of other fire-reducing strategies should be a big priority in the future so that the thinning of Flagstaff's forests is not the only strategy to reduce the risks of wildfires. Overall, forest restoration needs to happen so our community can keep our unique natural environment.

Sincerely,
Isabella de Toledo

Tiffany Antol

From: Gisela Ray <giselaray@frontier.com>
Sent: Thursday, April 20, 2023 3:12 PM
To: Mayor and Council
Subject: NAH

Some people who received this message don't often get email from giselaray@frontier.com. [Learn why this is important](#)

To the Members of Flagstaff City Council

It is so important that City Council passed the Flagstaff Regional Plan aiming to reach carbon neutrality. All new development needs to help the city to meet that goal, uncluding NAH. Please keep that in mind when issuing building and zoning permits!

Respectfully,
Gisela Ray
411 W. Birch Ave #3
Flagstaff, AZ 86001

Tiffany Antol

From: Jessica Simmons <jpiasecke@gmail.com>
Sent: Thursday, April 20, 2023 3:00 PM
To: Mayor and Council
Subject: Flagstaff carbon neutrality plan

Some people who received this message don't often get email from jpiasecke@gmail.com. [Learn why this is important](#)

Flagstaff City Councilmembers,

I'd like to express my concern that Flagstaff's carbon neutrality plan isn't being taken into account in the process of approving the NAH hospital development next to Tuthill. Was adopting that plan just so our city could look good, or are we actually going to take some kind of stand against climate change? Please don't let the carbon neutrality plan be a meaningless political gesture. We need to act now to save our planet.

Thank you,
Jessica Simmons

Tiffany Antol

From: Ruth Engler <ruth.engler@gmail.com>
Sent: Thursday, April 20, 2023 12:53 PM
To: mryan@coconinoaz.gov
Cc: Becky Daggett; Shawn R. Johnson; Mayor and Council
Subject: Mt Dell Sewer Line Developer Fee -

Some people who received this message don't often get email from ruth.engler@gmail.com. [Learn why this is important](#)

Matt,

I received a certified letter from the City of Flagstaff, "Notice of Impending Sewer Line Payback Charge Obligation." City staff was unaware of the billing issue, said that this was a Coconino County letter, that several people had called very upset, and that they (staff) would pass on our concerns. I am not upset with City staff, however I do hold you responsible for what is happening.

Do you work for the developers' interest and not the people? I strongly opposed the implementation of the sewer line, knowing full well that it was about development to the south of Mt. Dell and had nothing to do with a need for Ft. Tuthill improvements. I did all I could to speak against the sewer line project, including contacting you. You supported the sewer line and the developers and now we have the disastrous Northern Arizona Hospital project--the real purpose of the City sewer line traversing through Mt. Dell--which in itself is just the anchor for urban out of control and misplaced mainly commercial development on land that at one time belonged to the US Forest Service and is one of the few places that had not been destroyed. As well, I did all that I could to stop the City's push to change the general plan amendment from rural residential, but the City Council chose to support developer wealth under the pretext of a new medical center--untruthfully claimed by the developer as needed--and amended the general plan.

Now I am being told that I have to reimburse the developer whose sewer line I opposed, am not going to use, and is bringing environmental hazard and devastation to the area. This is immoral and unjust. I do not know how the political class of the City of Flagstaff and Coconino County think that what you are doing is acceptable.

As a matter of professional courtesy I am advising all addressees that I will be contacting District 7 State Legislators and asking for legislation next session that will nullify City of Flagstaff Code Chapter 7-08 such that this injustice cannot happen in the future or to other County residents.

Ruth

.
--

Ruth L. Engler
1365 W. Cochran Ave. Flagstaff, AZ
ruth.engler@gmail.com
(602) 326-0748

Tiffany Antol

From: Charlie Dors <cad497@nau.edu>
Sent: Thursday, April 20, 2023 1:00 PM
To: Mayor and Council
Subject: Vote NO on NAH Plan

Some people who received this message don't often get email from cad497@nau.edu. [Learn why this is important](#)

Dear Flagstaff City Council,

I am a current undergraduate student at NAU and I'm incredibly concerned about the NAH proposal to move the hospital. I, and several of my coworkers, peers, and students that I supervise as a Campus Living Community Assistant, many of us, including myself, disabled without vehicles, have used this hospital on several occasions. By placing it a hour and forty minute walk away from the university, those less likely to have vehicles and family in the area as well as good insurance are left to manage getting to a hospital that they must find a ride to while having a potentially life threatening emergency. This is especially true late at night and weekends when urgent care is closed. Flagstaff also has a increasingly concerning rising housless population, including students and those suffering from substance abuse disorder, who face even more barriers to getting healthcare, who will be most impacted.

Additionally, the moving of the hospital does not have a plan to comply with the Regional Plan call for new developments to help the City meet its goal of net zero carbon emissions by 2030. As a young person who hopes to live for at least another 50 years, climate change has already become an obvious reality within my short life and will rapidly worsen, especially for our most vulnerable and underserved communities, and will impact the majority of the world in a manner that will not allow itself to be ignored in the way it currently is. Each of us, citizens, communities, cities, and regions must do our part to protect our planet and in doing so protect the people who need it the most.

I have lived fulltime in Flagstaff for three years and consider it home. With a housing issue that is stalling Flagstaff's economic growth which climate change would worsen, communities still destroyed and suffering through the COVID-19 pandemic being left behind with few resources, and the weather becoming difficult for the city to manage, it is essential that we prioritize our vulnerable communities and prioritize this planet.

--

Charlie Dors (they/them/theirs)

Northern Arizona University Undergraduate
Political Science and Sociology '24
McDonald Hall Community Assistant
SURC Communication Director
cad497@nau.edu

Tiffany Antol

From: Darryl Tang <darryltang@cox.net>
Sent: Thursday, April 20, 2023 11:27 AM
To: Mayor and Council
Subject: NAH Hospital Plan

Council Members:

Please hold NAH's proposed development to sustainability standards regarding the City's commitment to carbon neutrality by 2030.

Specifically, we urge you to require NAH to modify its planned development to incorporate sustainability/carbon neutrality features, including:

1. Solar power panels to reduce electrical requirements from fossil fuel sources;
2. EV charging stations on site to reduce the number of gasoline powered vehicles traveling to and from the project;
3. Bicycle parking and bicycle paths to encourage bicycling to and from the project;
4. Bus service to and from the project;
5. LEED design to minimize the carbon footprint of the project once in service;

Thank you for your consideration.

Darryl and Mae Tang
1530 W. University Heights Drive South
Flagstaff, AZ 86005

Tiffany Antol

From: Kristin Kauffman <kristinmkm@yahoo.com>
Sent: Thursday, April 20, 2023 6:25 AM
To: Mayor and Council
Subject: NAH new Hospital

Some people who received this message don't often get email from kristinmkm@yahoo.com. [Learn why this is important](#)

Good morning Mayor and Council,

I wanted to reach out about the new hospital.

City must follow their own Flagstaff Regional Plan which requires that new developments help the City meet it's goal of carbon neutrality by 2030. In order for the City to know what affect the \$1 billion NAH Plan will have on the goal, there needs to be clear information presented on the size of the carbon emissions footprint of all aspects of that plan. Once the City has that number, in tons of CO₂ emitted, then the City's Sustainability Division can determine how it will affect the City's carbon neutrality goal. If I'm informed correctly, this has not happened.

Further, it was presented by NAH that building the new hospital would not increase taxes, however ensuring that fire requirements are met, for example would require a new station be built-that is paid by taxes if I'm correct.

Thank you for hearing my concerns.

Kristin

[Sent from Yahoo Mail for iPhone](#)

Tiffany Antol

From: CD P and Z Commission
Sent: Tuesday, April 18, 2023 9:17 AM
To: Kathleen Armstrong
Cc: Tiffany Antol
Subject: RE: Proposed NAH new hospital

Thank you for your comment it has been forwarded to the P & Z Commissioners.

Thanks,
Becky

Becky Cardiff

Development Services Manager
City of Flagstaff
211 W Aspen
Flagstaff, Az 86001
Office-928-213-2618

From: Kathleen Armstrong <armstrong.k57@yahoo.com>
Sent: Monday, April 17, 2023 8:46 PM
To: CD P and Z Commission <CDPandZCommission@flagstaffaz.gov>
Subject: Proposed NAH new hospital

You don't often get email from armstrong.k57@yahoo.com. [Learn why this is important](#)

Dear Commissioners;

We all agree we need a new hospital. That's not the issue here. In an ideal world our hospitals (and jails) would still be efficient, government-run, and people-driven. Our current reality of corporate-run, profit-driven jails and hospitals is showing ever more devastating effects on people and the environment.

The proposed new hospital (NAH) must not be allowed to run rough-shod over Flagstaff City Council and the city's own 2030 Carbon Neutrality commitment.

Their blatant disrespect was appalling to witness. I urge you to hold this for-profit, corporation accountable in every way.

Thank you very much.

Kathleen Armstrong
2015 N. First Street
Flagstaff, AZ 86004
(928) 600-0781

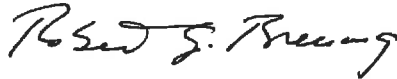
Sent from Yahoo Mail. [Get the app](#)

April 18, 2023

To the Members of the Flagstaff Planning and Zoning Commission:

I am writing to request that the commission postpone any further action on the request by Northern Arizona Healthcare (NAH) for rezoning of land adjacent to Fort Tuthill until Northern Arizona Healthcare explicitly explains how their proposed new facility will address long-term sustainability issues and, specifically, how their proposed new facility will support Flagstaff's Climate Action Plan, adopted by the Flagstaff City Council in June of 2021. This project, if approved, will be one of the most significant construction projects within our community in our lifetimes. Given its importance to our community, it is critical that it be a primer example of sustainability and greenhouse gas neutrality—that it supports our community's Climate Action Plan. If it fails to do so it will be a significant opportunity missed. I am not looking for vague assurances that this project will be "green". Rather, it is important that NAH and its architects and engineers provide **specific** information on how this project will meet the city's Climate Action goals and be a model of sustainability of which we as community members can be proud. This request is in line with the City of Flagstaff's stated goals on climate change and any organization that purports to be engaged in healthcare should make environmental sustainability and alignment with the City's Climate Action Plan a reality.

Sincerely,



Robert G. Breunig
811 W. Cherry Ave. #2
Flagstaff, AZ 86001

Tiffany Antol

From: Paula Jensen <katiej53@icloud.com>
Sent: Wednesday, April 19, 2023 3:09 PM
To: Tiffany Antol
Subject: The 'new' hospital proposal

[You don't often get email from katiej53@icloud.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

To whom it may concern:

Please do NOT fall for the 'new' hospital proposal! You should wonder why they are bleeding money! The management has for years used 'bully' tactics on senior staff to get rid of them. They figured that they could pay new grads less and hire more of them 'to increase their productivity'. They started bringing in travelers at a huge cost, folks well trained but not invested in the community!

They refused to invest in local professionals so when the perfect storm of Covid, increased living expenses in Flagstaff and total burnout hit what do they do, they start screaming for a shiny new building to distract locals from the mistakes they have made. They have refused to renew contracts with local physicians, refusing raises for the staff that has not fled, even refusing a free Christmas dinner for staff! And the list goes on. That is just sad!

New board members that are willing to invest in local professionals and support with empathy are needed, not a pretty new building. New buildings will NOT change the culture of management at NAH.

Asking the city of Flagstaff to do backflips to accommodate their wims is going to cost ALL of us in Northern Arizona.

Please don't fall for it!

Paula Jensen Rn (retired)

Flagstaff, Arizona

Sent from my iPhone

Tiffany Antol

From: Sarah Langley
Sent: Thursday, April 20, 2023 8:08 AM
To: Tiffany Antol
Subject: FW: NAH new Hospital

Fyi

From: Kristin Kauffman <kristinmkm@yahoo.com>
Sent: Thursday, April 20, 2023 6:25 AM
To: Mayor and Council <council@flagstaffaz.gov>
Subject: NAH new Hospital

Some people who received this message don't often get email from kristinmkm@yahoo.com. [Learn why this is important](#)
Good morning Mayor and Council,

I wanted to reach out about the new hospital.

City must follow their own Flagstaff Regional Plan which requires that new developments help the City meet it's goal of carbon neutrality by 2030. In order for the City to know what affect the \$1 billion NAH Plan will have on the goal, there needs to be clear information presented on the size of the carbon emissions footprint of all aspects of that plan. Once the City has that number, in tons of CO₂ emitted, then the City's Sustainability Division can determine how it will affect the City's carbon neutrality goal. If I'm informed correctly, this has not happened.

Further, it was presented by NAH that building the new hospital would not increase taxes, however ensuring that fire requirements are met, for example would require a new station be built-that is paid by taxes if I'm correct.

Thank you for hearing my concerns.

Kristin

[Sent from Yahoo Mail for iPhone](#)

Tiffany Antol

From: CD P and Z Commission
Sent: Thursday, April 20, 2023 8:51 AM
To: Todd Matthews
Cc: Douglas Mapel; Tiffany Antol
Subject: RE: Planning and Zoning

Thank you for your comment, it was read aloud at last night's meeting.

Thanks,
Becky

Becky Cardiff

Development Services Manager
City of Flagstaff
211 W Aspen
Flagstaff, Az 86001
Office-928-213-2618

From: Todd Matthews <todd@nfgia.com>
Sent: Wednesday, April 19, 2023 2:15 PM
To: CD P and Z Commission <CDPandZCommission@flagstaffaz.gov>
Cc: Douglas Mapel <dmapel@comcast.net>
Subject: Planning and Zoning

You don't often get email from todd@nfgia.com. [Learn why this is important](#)

I am submitting this letter on behalf Dr. Doug Mapel to read at tonight's Planning and Zoning Commission meeting.

Todd J. Matthews, Cltc
Northern Financial Group
709 N Humphreys Street
Flagstaff, AZ 86001
928.774.9592

Tiffany Antol

From: Alaxandra Pucciarelli
Sent: Sunday, April 23, 2023 8:31 PM
To: Tiffany Antol
Subject: FW: NAH

FYI

Alaxandra Pucciarelli
Current Planning Manager
Community Development
211 W. Aspen Avenue
Flagstaff, AZ 86001
Phone: (928) 213-2640
Email: apucciarelli@flagstaffaz.gov

-----Original Message-----

From: mimi murov <murovm@gmail.com>
Sent: Sunday, April 23, 2023 3:08 PM
To: Alaxandra Pucciarelli <APucciarelli@flagstaffaz.gov>
Subject: NAH

[You don't often get email from murovm@gmail.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

Thank You for recommended a denial of the NAH proposal. Taxpayers should not have to pay for new services, such as fire, that would not be required without this new development.

Thank You for Your Service.

Sincerely,

Marilyn Murov
801 W. Summit Ave
86001
46 year resident of Flagstaff
Homeowner for 41 years

Tiffany Antol

From: Arnie Kuenn <Arnie.Kuenn@outlook.com>
Sent: Saturday, April 22, 2023 5:10 PM
To: Tiffany Antol
Cc: publicmeeting@awdlaw.com
Subject: Objection to the proposed building of the new NAH Health Campus

You don't often get email from arnie.kuenn@outlook.com. [Learn why this is important](#)

Dear Flagstaff City Council Members,

We cannot attend the upcoming public hearings, so I am writing to express my strong objection to the proposed building of the new NAH Health Campus for several reasons. While I understand the need for accessible and modern healthcare facilities in our city, I believe that this project has several significant drawbacks that should be taken into consideration.

Firstly, the proposed location of the NAH Health Campus is too far from the city center, and it is not accessible by public transportation. This means that patients and their families will have to rely on personal vehicles to access healthcare services, which is not a sustainable solution for our community. Or the city will have to invest in new public transportation to meet the need.

Secondly, the building of the NAH Health Campus will result in the destruction of beautiful forests and impact the quiet neighborhoods surrounding the proposed site. This will have a negative impact on the natural beauty of this area of Flagstaff and the quality of life of its residents.

Thirdly, the proposed structure is too tall, which will have a negative impact on the visual aesthetics of this part of our city. This will be especially noticeable in the context of the surrounding low-rise buildings and natural landscape.

Moreover, the seven-story structure would require Flagstaff to invest in new firefighting capabilities, which is an unnecessary expense that could be better used in other areas of our community.

Finally, I question the decision to invest in hotels, housing, and retail shops in the new NAH Health Campus. While these amenities may be convenient for patients and their families, I believe that hospitals should be investing in their core mission of providing excellent healthcare services rather than expanding into unrelated areas.

Considering these concerns, I strongly urge the Flagstaff City Council to reconsider the proposed building of the new NAH Health Campus. I believe that there are other, more sustainable and community-focused options that should be explored, and I hope that you will take the time to consider them.

Thank you for your attention to this matter.

Sincerely,

Arnie & Andi Kuenn
2274 W Constitution Blvd.
Flagstaff, AZ 86005