

## MINUTES

### 1. Call to Order

Mayor Deasy called the meeting of the Flagstaff City Council held April 12, 2022, to order at 3:01 p.m.

#### **NOTICE OF OPTION TO RECESS INTO EXECUTIVE SESSION**

*Pursuant to A.R.S. §38-431.02, notice is hereby given to the members of the City Council and to the general public that, at this work session, the City Council may vote to go into executive session, which will not be open to the public, for legal advice and discussion with the City's attorneys for legal advice on any item listed on the following agenda, pursuant to A.R.S. §38-431.03(A)(3).*

### 2. **ROLL CALL**

*NOTE: One or more Councilmembers may be in attendance telephonically or by other technological means.*

PRESENT:

ABSENT:

MAYOR DEASY  
VICE MAYOR SWEET  
COUNCILMEMBER ASLAN  
COUNCILMEMBER MCCARTHY  
COUNCILMEMBER SALAS (virtually)  
COUNCILMEMBER SHIMONI (virtually)

Others present: City Manager Greg Clifton; City Attorney Sterling Solomon.

### 3. Pledge of Allegiance, Mission Statement, and Land Acknowledgement

The Council and audience recited the pledge of allegiance, Councilmember McCarthy read the Mission Statement of the City of Flagstaff, and Mayor Deasy read the Land Acknowledgement.

#### **MISSION STATEMENT**

*The mission of the City of Flagstaff is to protect and enhance the quality of life for all.*

#### **LAND ACKNOWLEDGEMENT**

*The Flagstaff City Council humbly acknowledges the ancestral homelands of this area's Indigenous nations and original stewards. These lands, still inhabited by Native descendants,*

*border mountains sacred to Indigenous peoples. We honor them, their legacies, their traditions, and their continued contributions. We celebrate their past, present, and future generations who will forever know this place as home.*

#### 4. **Public Participation**

*Public Participation enables the public to address the council about items that are not on the prepared agenda. Public Participation appears on the agenda twice, at the beginning and at the end of the work session. You may speak at one or the other, but not both. Anyone wishing to comment at the meeting is asked to fill out a speaker card and submit it to the recording clerk. When the item comes up on the agenda, your name will be called. You may address the Council up to three times throughout the meeting, including comments made during Public Participation. Please limit your remarks to three minutes per item to allow everyone to have an opportunity to speak. At the discretion of the Chair, ten or more persons present at the meeting and wishing to speak may appoint a representative who may have no more than fifteen minutes to speak.*

Michael Cox addressed Council and spoke about his experiences with homelessness.

Risk Management Director Maria Robinson addressed Council about April being Distracted Driving Month.

Housing Section Intern Taylor Suda addressed Council requesting a proclamation to recognize the need for continued fair housing awareness and commitment especially for LGBTQ+ people.

#### 5. **Proclamation: National Telecommunicator's Week**

Mayor Deasy read and presented the National Telecommunicator's Week proclamation to the City of Flagstaff Public Safety Dispatch Team.

#### 6. **Proclamation: 2022 National Service Recognition Day**

Mayor Deasy read and presented the 2022 National Service Recognition Day proclamation to representatives of AmeriCorp.

#### 7. **Proclamation: Fair Housing Month**

Mayor Deasy read and presented the Fair Housing Month proclamation to Kristine Pavlik on behalf of the Flagstaff Housing Section.

#### 8. **Proclamation: Water Professionals Appreciation Week**

Mayor Deasy read and presented the Water Professionals Appreciation Week proclamation to the City of Flagstaff Water Services Team.

#### 9. **Review of Draft Agenda for the April 19, 2022 City Council Meeting**

None

#### 10. **City Manager Report**

Mr. Clifton briefly reviewed his report and City Engineer Rick Barrett provided a brief review

of the Capital Projects report.

Mr. Clifton also provided a PowerPoint presentation highlighting the March work anniversaries.

#### **11. State Legislative Update**

Interim Public Affairs Director Sarah Langley introduced the City's State Lobbyist Todd Madeksza and provided a PowerPoint presentation that covered the following:

STATE LEGISLATIVE UPDATE  
ACTIVE BILLS  
HB2316  
SB1581  
HCR2031  
SB1168  
HB2505  
BUDGET/SPECIAL SESSIONS

#### **12. Presentation and discussion regarding the City of Flagstaff Community Development Block Grant, Program Year 2022 Annual Action Plan and Staff recommendations for Program Year 2022 CDBG funding allocations.**

Housing and Grants Administrator Kristine Pavlik provided a PowerPoint presentation that covered the following:

COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM YEAR 2022 ANNUAL ACTION PLAN  
PURPOSE & AGENDA  
CDBG OVERVIEW  
COUNCIL/STAFF RESPONSIBILITIES  
RISK ASSESSMENTS  
2022 ANNUAL ACTION PLAN PROCESS  
AMERICAN RESCUE PLAN ACT  
2022 ANNUAL ACTION PLAN  
2022 CDBG FUNDING RECOMMENDATIONS  
2022 CDBG REQUESTS RECEIVED  
HOUSING ACTIVITY RECOMMENDATIONS  
PUBLIC SERVICE ACTIVITY RECOMMENDATIONS  
NEXT STEPS & QUESTIONS

Councilmember Salas asked about interior renovations for the Murdoch Center to provide training and workforce development. Ms. Pavlik explained that the project that was submitted and approved was for improvements outside of the Murdoch Center building as well as the park area. She stated that staff is open to future conversations with the Southside Neighborhood Association about future submittals for improvements or workforce development training.

Councilmember McCarthy stated that housing should be at the top of the list for priorities. He shared concerns about using \$370,000 for park redevelopment and that it does not seem consistent with the need for housing.

Councilmember Aslan asked about the funding for Flagstaff Shelter Services and how that correlates with the ARPA funding they already received. Ms. Pavlik explained that emergency funding was provided earlier to Flagstaff Shelter Services and Northland Family Help Center.

The earlier allocation to Flagstaff Shelter Services is included as part of their CDBG request and allocation. Following distribution, there were some remaining funds that were allocated to Flagstaff Shelter Services to get them closer to the full amount of their request.

### **13. Discussion regarding recreational marijuana social equity license program**

Deputy City Attorney Kevin Fincel provided a PowerPoint presentation that covered the following:

RECREATIONAL MARIJUANA SOCIAL EQUITY LICENSE PROGRAM  
OBJECTIVES  
HISTORY  
KEY PROVISIONS  
ORDINANCE 2021-03  
SOCIAL EQUITY LICENSES  
DIRECTION

Mike Robinette submitted a written comment in support of amending City Code to allow for Social Equity license holders to open adult-use establishment.

Councilmember McCarthy stated that he does not believe that previous marijuana convictions should be a reason to get a marijuana sales license.

Councilmember Aslan stated that he does not want to see dispensaries on every corner of Flagstaff. Current zoning restrictions appear to avoid that possible influx and he believes that it would be better to keep those tax revenues in Flagstaff. He voiced his support to move forward.

Mayor Deasy stated that voting data showed 74% of voters voted in favor of legalizing marijuana in the City of Flagstaff. He voiced his support for inclusion of social equity licenses.

A majority of Council supported permitting social equity licenses in Flagstaff.

A break was held from 4:51 p.m. through 5:09 p.m.

### **14. Proposed 4th amendment to the Timber Sky Annexation and Development Agreement**

Senior Planner Tiffany Antol provided a PowerPoint presentation that covered the following:

TIMBER SKY DEVELOPMENT AGREEMENT AMENDMENT  
TIMBER SKY SUMMARY  
TIMBER SKY BLOCK PLAT  
BLOCKS 3A, 7A, & 8  
ORIGINAL DEVELOPMENT AGREEMENT  
WORKFORCE HOUSING  
PHASE 1 AFFORDABILITY PLAN  
SECOND AMENDMENT TO DA

Walter Crutchfield with Vintage Partners and Gammage and Burnam Attorney Lindsey Schube continued the presentation.

TIMBER SKY – 4<sup>TH</sup> AMENDMENT TO THE ANNEXATION AND DEVELOPMENT AGREEMENT

DEVELOPMENT TEAM  
AFFORDABLE HOUSING  
PROPOSE AMENDMENT NO. 1  
DEVELOPMENT BLOCK MAP  
PROPOSED AMENDMENT NO. 2  
PROPOSED AMENDMENT NO. 3  
PROPOSED AMENDMENT NO. 4

Devonna McLaughlin addressed Council urging them to hold the developer to some of their promises and require a number of affordable ownership versus rental. There needs to be greater investment in ownership that does not rely on third party development and tax credits. She also suggested that the city hold the first right of refusal to keep units permanently affordable.

Ms. Schube noted that Vintage is obligated to construct 100 affordable homes at 100% AMI or less, what they are proposing is 170 total units with 160 being rentals.

Councilmember Shimoni stated that he believes that if the low-income housing tax credit is used then it should come with a 60 year affordability commitment.

Housing Director Sarah Darr stated that staff would endorse the idea of the right of first refusal. She noted that the tax credits are already lined up and doubling the years of affordability could jeopardize the project. She stated that there may be other options available without jeopardizing the credits. Ultimately, Housing is supportive of bringing all types of affordable units to the community.

Ms. Schube stated that it is important to keep in mind that everything impacts the balance of affordability. The more lots given, the more the price goes up for other lots. There are a lot of competing interests at play.

Council provided their support and direction to move forward with the city having the first right of refusal on the affordable units.

**15. Public Participation**

None

**16. Informational Items To/From Mayor, Council, and City Manager; future agenda item requests**

Councilmember Shimoni stated that he had the opportunity to go to Tucson and visit the American Rehab Campus. They are looking to build a long-term treatment center in Flagstaff with a detox center that allows a place for people to go when needed. He also

stated that NAU Giving Day is coming up along with the CJCC meeting.

Vice Mayor Sweet reported that she went down to the Capital to help give a proclamation for Water Professionals Week. She encouraged everyone to wear blue and gold the next day in support of NAU's Giving Day.

Councilmember Aslan reported that he will be meeting with Congressman O'Halleran later in the week.

Councilmember Salas reported that she is in Washington D.C. attending the National Association of Workforce Boards Conference. She has attended sessions about municipalities being involved in future workforce development initiatives.

Mayor Deasy stated that he attended a ceremony for the Greater Buffalo Park. He will also be meeting with Congressman O'Halleran to discuss infrastructure funding. He will be touring the Boys and Girls Club and is looking forward to the upcoming Alliance for the Second Century meeting.

**17. Adjournment**

The Work Session of the Flagstaff City Council held April 12, 2022, adjourned at 6:42 p.m.

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MAYOR

ATTEST:

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CITY CLERK