



PINAL COUNTY

WIDE OPEN OPPORTUNITY

**PINAL COUNTY BOARD OF SUPERVISORS
REGULAR SESSION
MINUTES**

**Wednesday, October 1, 2025
9:33 AM**

BOARD OF SUPERVISORS

Chairman Stephen Q. Miller
Supervisor, District 3

Vice-Chairman Jeffrey McClure
Supervisor, District 4

Rich Vitiello
Supervisor, District 1

Mike Goodman
Supervisor, District 2

Jeff Serdy
Supervisor, District 5

**PINAL COUNTY ADMINISTRATIVE COMPLEX
BOARD OF SUPERVISORS HEARING ROOM
135 N. PINAL STREET
FLORENCE, AZ 85132**

Chairman Miller offered the Invocation by Pastor Jerry Storrs, Sonland Lutheran Church, Casa Grande, followed by the Pledge of Allegiance by Supervisor Serdy.

The Pinal County Board of Supervisors convened at 9:33 a.m. this date. The meeting was called to order by Chairman Miller.

Members Present: Chairman Stephen Q. Miller; Vice-Chairman Jeffrey McClure; Supervisor Rich Vitiello; Supervisor Mike Goodman; Supervisor Jeff Serdy

Staff Present: County Manager, Leo Lew; Deputy County Attorney, Ian Daranyi; Clerk of the Board, Natasha Kennedy; and Deputy Clerk of the Board, Kelsey Pickard

1. County Manager's Report (Information Only). (Leo Lew)

Leo Lew, County Manager provided the following update(s); highlighted Semicon West and noted their upcoming conference for the first time will be held in Phoenix, Arizona. Congratulated Rhonda Garcia who is celebrating 39 years with the county, noted she is State and Nationally Certified in Fiduciary and Guardianship Services, and highlighted her recent appointment as Interim Public Fiduciary.

Item Action: Information Only

2. Supervisor District update(s) regarding notable current or upcoming events within each district (Information Only). (Stephen Q. Miller)

Supervisor Serdy provided the following District #5 update(s): despite the federal government shutdown county operations remain open, announced the addition of a new Range Deputy and Range Sergeant strengthening service in remote areas, and Peralta Park is currently seek a Range Host for the upcoming tourist season.

Leo Lew, County Manager advised anyone interested in serving as a Range Host at Peralta Park can contact Himanshu Patel, Deputy County Manager or Scott Hamilton, Open Space, Trails and Regional Parks Director.

Supervisor Goodman provided the following District #2 update(s): highlighted the Oath of Office Ceremony held for San Tan Valley Town Council noting their first official meeting is scheduled this evening, Upcoming Fall Events; Hoop Night hosted by Florence Unified School District, and the annual Bike Rodeo on October 18th at The Home Depot and Winco parking lot. Spoke regarding the recent storm and flood damage affecting Globe and Miami, commended the 2,000 volunteers who assisted with cleanup efforts, and further reported flooding in District #2 near Skyline affecting several small businesses, he is currently working with county and state officials to explore assistance options.

Supervisor Vitiello provided the following District #1 update(s): acknowledged the Oath of Office Ceremony for San Tan Valley Town Council, and recently attended/upcoming events; Queen Creek Town Council, CSA Meeting, Eloy City Council Meeting, groundbreaking and dedication at Heritage Park honoring Mike Ingram, and toured Hidden Valley/Thunderbird Farms area with Angela Sanchez, Development Services District #1 Liaison. Raised strong concerns about widespread illegal dumping in desert areas, thanked the Sheriff's Office for their assistance, and urged residents to report dumping.

Vice-Chairman McClure provided the following District #4 update(s): noted that the Pinal County Attorney's Office previously had a reward program for reporting illegal dumping, highlighted the Oath of Office Ceremony for San Tan Valley Town Council, spoke at the Arizona City Veterans Meeting, announced an upcoming Town Hall in Arizona City on October 22nd at 10:00 a.m. with Public Works and Housing, and spoke in support of District #2 Bike Rodeo.

Chairman Miller provided the following District #3 update(s): announced the 150th Birthday Bash Celebration of Pinal County is on Saturday, October 4th in Florence, featuring free family-friendly activities including music, food trucks, kid and adult zones, giveaways, a drone show, and fireworks. Expressed gratitude to the Sponsors, businesses, and organizations supporting the event and encouraged community attendance from 3–9 p.m.

Item Action: Information Only

3. Discussion/approval/disapproval of a proclamation declaring the month of October 2025, as "Breast Cancer Awareness Month" in Pinal County. Introduced by Survivor Alicia Santa Maria, and reading of the Proclamation by Survivor Ana Del Carmen Chavez, Pinal County Employees. (Natasha Kennedy)

Natasha Kennedy, Survivor, Clerk of the Board appeared before the Board and invited all Breast Cancer Survivors to come forward and stand with us as we recognize the strength, courage, and journey that we all have taken as survivors of breast cancer.

Alicia Santa Maria, Survivor, Deputy Recording Clerk appeared before the Board and introduced the item.

Item Action: Approved

Motion Made By: Supervisor Goodman

Seconded By: Supervisor McClure

To approve a proclamation declaring the month of October 2025, as "Breast Cancer Awareness Month" in Pinal County.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

Ana Del Carmen Chavez, Survivor, Public Health Case Manager read the "Breast Cancer Awareness Month" Proclamation into the Record.

4. Discussion/approval/disapproval of Purchasing Division Report - October 1, 2025. (Traci Gorman/Angeline Woods)

Traci Gorman, Purchasing Manager appeared before the Board and presented.

Item Action: Approved the Purchasing Division Report as presented

Motion Made By: Supervisor McClure

Seconded By: Supervisor Goodman

To approve the Purchasing Division Report as presented.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

5. **CONSENT ITEMS:**

All items indicated alphabetically below will be handled by a single vote as part of the consent agenda, unless a Board Member, County Manager, or member of the public objects at the time the agenda item is called.

CONSENT: CLERK OF THE BOARD

Chairman Miller announced Natasha Kennedy, Clerk of the Board has requested to pull Item F and asked if there were any requests from a Board Member, staff or the audience to remove any additional consent agenda items for discussion.

Roberto Reveles, Gold Canyon pulled Items G and U.

Item Action: Approved Consent Agenda Items A through U, Minus F, G, and U

Motion Made By: Supervisor McClure

Seconded By: Supervisor Vitiello

To approve Consent Agenda Items A through U, Minus F, G, and U.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

- A. Discussion/approval/disapproval of the current billings before the Board. (Natasha Kennedy)
- B. Discussion/approval/disapproval of the recommendation to the Arizona Department of Revenue for the Bingo License application, Class A, of the Village of Copper Basin, to hold Bingo at 28300 N. Main Street, San Tan Valley, Arizona 85143, on Tuesdays at 6:00 p.m. Additionally, authorizing the Clerk of the Board to execute and submit all necessary documents to the State. Supervisor District #4. (Natasha Kennedy)
- C. Discussion/approval/disapproval of the recommendation to the Arizona Department of Liquor License and Control of application for Temporary Extension of Premises/Patio Permit on Wednesday, November 5, 2025, from 9:00 a.m. to 12:00 a.m. and Thursday, November 6, 2025, from 9:00 a.m. to 12:00 a.m., application of Gold Canyon RV & Golf Resort, for the International Pickleball Hall of Fame Induction Event located at 7151 E. US Highway 60, Gold Canyon, AZ 85244, and authorize the Clerk of the Board to execute and submit all necessary documents to the State. Supervisor District #5. (Natasha Kennedy)
- D. Discussion/approval/disapproval to direct the Pinal County Office of Budget and Finance to issue a replacement check in the amount of \$57.64 to Anna R. Shear in accordance with A.R.S. 11-644. Original Check No. 02 93517684 dated November 30, 2023, was never cashed and is now stale dated. (Natasha Kennedy)
- E. Discussion/approval/disapproval to direct the Pinal County Office of Budget and Finance to issue a replacement check in the amount of \$61.64 to Lynette Hargis in accordance with A.R.S. 11-644. Original Check No. 02 93521359 dated February 15, 2024, was never cashed and is now stale dated. (Natasha Kennedy)

Item F Pulled from Consent Agenda

- F. Board of Supervisors, sitting as the Board of Equalization, for ratification of Hearing Officer Decisions from the Board of Equalization (BOE) Hearings on Petitions for Review of Real Property Valuation held on September 16, 2025, and September 18, 2025, pursuant to A.R.S. 42-16102. (Natasha Kennedy)

Natasha Kennedy, Clerk of the Board appeared before the Board and requested the Board approve the final version.

Item Action: Approved as presented with the Final Notice of Valuation Spreadsheet

Motion Made By: Supervisor McClure

Seconded By: Supervisor Vitiello

To approve as presented with the Final Notice of Valuation Spreadsheet.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

CONSENT: BOARD OF SUPERVISORS

Item G Pulled from Consent Agenda

- G. Discussion/approval/disapproval of a FY 25/26 budget amendment for the previously approved expenses related to Snell & Wilmer's ongoing attorney services regarding Fontes v. Cavanaugh, et al., and subsequent appeal (precinct-based voting issue). The amendment covers expenditures carried over from FY 24/25. Approval amends the budget and transfers reserve appropriation from Fund 10 (GF Financial Stability) to Fund 10 (GF BOSF Support) to increase expenditure appropriations. (Stephen Q. Miller)

Roberto Reveles, Gold Canyon appeared before the Board and requested clarification.

Chairman Miller inquired if this amendment was necessary due to invoicing.

Leo Lew, County Manager advised this case began last fiscal year, with a budget amendment for outside counsel due to ongoing legal actives and current expenses relating to this fiscal year.

Roberto Reveles requested these disclosures be made public when appropriate to continue to increase confidence in elections.

Supervisor Goodman directed staff to make said disclosures when deemed appropriate.

Item Action: Approved

Motion Made By: Supervisor McClure

Seconded By: Supervisor Goodman

To approve Consent Item G.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

CONSENT: BUDGET & FINANCE

- H. Discussion/approval/disapproval of Award Agreement M-25-UC-04-0222 under the HOME Investment Partnerships program between the U.S. Department of Housing and Urban Development and the Office of Budget and Finance, through the Pinal County Board of Supervisors, beginning upon execution, ending September 30, 2034, for \$512,253.72. This grant will be used by the Office of Budget and Finance to complete affordable housing projects as approved by the Board of Supervisors in the FY25 Annual Action Plan. The funding was adopted in the FY 25/26 budget. There is no impact on the General Fund. (Heather Patel/Angeline Woods)
- I. Discussion/approval/disapproval of Award Agreement B-25-UC-04-0503 under the Community Development Block Grant program between the U.S. Department of Housing and Urban Development and the Office of Budget and Finance, through the Pinal County Board of Supervisors, beginning October 1, 2024, ending September 30, 2033, for \$1,825,148. The agreement is backdated to the start of the federal fiscal year. However, no funds are expended until the execution of this agreement. This grant will be used by the Office of Budget and Finance to complete various community development projects and provide subrecipient disbursements to participating jurisdictions as approved by the Board of Supervisors in the FY25 Annual Action Plan. The funding was adopted in the FY 25/26 budget. There is no impact on the General Fund. (Heather Patel/Angeline Woods)

CONSENT: DEVELOPMENT SERVICES | PUBLIC WORKS

- J. Discussion/approval/disapproval of Resolution No. 100125-RD25-023 accepting sixteen (16) Grants of Easements from the property owners, whose properties are adjacent to Bonanza Lane (Grantors), to Pinal County, a political subdivision of the State of Arizona (Grantee), granting perpetual easements for roadway and public utility purposes. Easements associated with improvements funded through the Pinal County Transportation Improvement and Maintenance Program (TIMP) for Bonanza Lane, extending from Pima Road to Airport Drive, situated in Section 16, T2S, R8E. Supervisor District #2. (RD25-023) (Celeste Garza/Joe Ortiz)
- K. Discussion/approval/disapproval of Resolution No. 100125-RD25-024 accepting an Increase Penalty Rider, increasing the amount of the current Subdivision Improvement Performance Bond No. K41847839, associated with Quail Ranch Parcel C1, located in Section 2, Township 3 South, Range 8 East. Supervisor District #2. (RD25-024) (Christopher Wanamaker/Joe Ortiz)
- L. Discussion/approval/disapproval of Resolution No. 100125-RD25-026 accepting a Warranty Deed and Drainage Easement from El Dorado Bella Vista LLC, an Arizona limited liability company (Grantor), to Pinal County, a political subdivision of the State of Arizona (Grantee). Supervisor District #2. (RD25-026) (Celeste Garza/Joe Ortiz)
- M. Discussion/approval/disapproval of Resolution No. 100125-RD16-070A, a correction to Resolution No. 041917-RD16-070 for the Acquisition, Design, Construction, Operation and Maintenance of Hunt Highway Widening Project Phase V, changing the project limits from being located between "Copper Mine Road and Heritage Road" to "Magma Road and Franklin Road." Supervisor District #4. (RD16-070A) (Celeste Garza/Joe Ortiz)

CONSENT: ECONOMIC & WORKFORCE DEVELOPMENT

- N. Discussion/approval/disapproval of the appointment to the Pinal County Workforce Development Board: Allen Villalobos with United Way Pinal County (Workforce Category) term of service October 2, 2025, through May 31, 2026. Mr. Villalobos will fulfill the remainder of Erica Ballestero's term. (Joel Millman)

CONSENT: COUNTY ATTORNEY

- O. Discussion/approval/disapproval for Investigator Danny Bourland #14, who will be retiring from the Pinal County Attorney's Office (PCAO) effective October 17, 2025. Investigator Bourland has requested that, in compliance with established precedence and protocol, he be permitted to purchase his PCAO issued duty weapon, identified as a Glock 17 at \$25. Fair market value for the Glock is approximately \$350. Purchase of issued weapon(s) upon retirement is also in compliance with A.R.S. 38-1115(A), which allows a law enforcement officer upon his/her retirement to purchase his/her issued weapon(s) at a price determined by the administrator of the agency. (Brad Miller)

CONSENT: SHERIFF

- P. Discussion/approval/disapproval of Intergovernmental Agreement (IGA) between Pinal County by and through the Pinal County Sheriff's Office (PCSO) and Maricopa County by and through the Maricopa County Sheriff's Office (MCSO) for MCSO Detention Officer Training Academy. The purpose of this IGA is to conduct Detention Officer Training Academies on an as-needed basis, MCSO regularly has sufficient space for additional participants of PCSO Detention Recruits, who are required to be formally trained in an acceptable training program. PCSO does not have its own detention or corrections training academy. (Ross Teeple)
- Q. Discussion/approval/disapproval of Award Agreement 2026-405d-039 under the DUI/Impaired Driving Enforcement Overtime Program between the Governor's Office of Highway Safety and Pinal County Sheriff's Office (PCSO), through the Pinal County Board of Supervisors, beginning October 1, 2025, ending September 30, 2026, for \$90,000. This grant will be used by the PCSO Traffic Unit to support personnel services (overtime), and employee related expenses to enhance DUI/Impaired Driving Enforcement throughout Pinal County. The revenue and expenses related to the award were included in the budget for FY 25/26. There is no impact on the General Fund. (Ross Teeple)
- R. Discussion/approval/disapproval of Award Agreement 2026-AI-008 under the Accident Investigation Overtime Program between the Governor's Office of Highway Safety and Pinal County Sheriff's Office (PCSO), through the Pinal County Board of Supervisors, beginning October 1, 2025, ending September 30, 2026, for \$15,000. This grant will be used by PCSO Traffic Unit to support personnel services (overtime), and employee-related expenses to enhance Accident Investigation throughout Pinal County. The revenue and expenses related to the award were included in the budget for FY 25/26. There is no impact on the General Fund. (Ross Teeple)
- S. Discussion/approval/disapproval of Award Agreement 2026-PTS-052 under the DUI/Impaired Driving Enforcement Overtime Program between the Governor's Office of Highway Safety and Pinal County Sheriff's Office (PCSO), through the Pinal County Board of Supervisors, beginning October 1, 2025, ending September 30, 2026, for \$90,000. This grant will be used by PCSO Traffic Unit to support personnel services (overtime), and employee-related expenses to enhance STEP Enforcement throughout Pinal County. The revenue and expenses related to the award were included in the budget for FY 25/26. There is no impact on the General Fund. (Ross Teeple)
- T. Discussion/approval/disapproval of Memorandum of Understanding 2026-GOHS-500 under the Drug Recognition Expert Training Program between the Governor's Office of Highway Safety and Pinal County, through the Pinal County Board of Supervisors, beginning October 1, 2025, ending September 30, 2026, for \$45,000. The Sheriff's Office Traffic Unit will use this grant to provide personnel wages and employer-related expenses for a Drug Recognition Expert (DRE) Coordinator. Acceptance requires an amendment to the FY 25/26 budget to transfer reserve appropriation from Fund 213 (Grants/Project Contingency) to Fund 116 (Sheriff/Traffic Safety) to increase revenue and expenditure appropriations. There is no impact on the General Fund. (Ross Teeple)

Item U Pulled from Consent Agenda

- U. Discussion/approval/disapproval to accept the FY 25/26 Senate Bill 1735 appropriation to Pinal County through the Pinal County Board of Supervisors beginning July 1, 2025, ending June 30, 2026, for \$400,000. The Sheriff's Office will use the award for eligible expenses, including equipment. Acceptance requires an amendment to the FY 25/26 budget to transfer appropriation from Fund 213 (Grants/Project Contingency) to Fund 203 (Sheriff's Grants) to increase revenues and expenditures. There is no impact on the General Fund. (Ross Teeple)

Roberto Reveles, Gold Canyon appeared before the Board and expressed concern about maintaining public confidence, ensuring transparency, and requested reassurance from the Sheriff's Office that the SWAT vehicle purchased will not be misused.

Ross Teeple, Sheriff appeared before the Board and clarified that the current item does not involve a SWAT vehicle but a \$400,000 state appropriation under Senate Bill 1735 for eligible Sheriff's Office expenses, and explained that these funds are intended for equipment and training needs to improve safety and interoperability among agencies.

Discussion held regarding Senate Bill 1735 appropriation; funding and usage by the following Board Members and Staff; Chairman Miller, Supervisor Goodman, Supervisor Serdy, and Ross Teeple.

Item Action: Approved

Motion Made By: Supervisor Vitiello

Seconded By: Supervisor Goodman

To approve Consent Item U as written.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

6. Meeting of the Pinal County Flood Control District Board of Directors. (Christopher Wanamaker/Joe Ortiz)
[Click Here for Agenda](#)

Chairman Miller recessed the Pinal County Board of Supervisors Meeting and convened the Pinal County Flood Control District Board of Directors Meeting.

Item Action: Convened into the Pinal County Flood Control District Agenda

Chairman Miller adjourned the Pinal County Flood Control District Board of Directors Meeting.

7. Meeting of the Pinal County Library District Board of Directors. (Gloria Moreno/Cathryn Whalen)
[Click Here for Agenda](#)

Chairman Miller convened the Pinal County Library District Board of Directors Meeting.

Item Action: Convened into the Pinal County Library District Agenda

Chairman Miller adjourned the Pinal County Library District Board of Directors Meeting.

8. Meeting of the Pinal County Public Health Services District Board of Directors. (Merissa Mendoza/MaryEllen Sheppard)
[Click Here for Agenda](#)

Chairman Miller convened the Pinal County Public Health Services District Board of Directors Meeting.

Item Action: Convened into the Pinal County Public Health Services District Agenda

Chairman Miller adjourned the Pinal County Public Health Services District Board of Directors Meeting and reconvened the Pinal County Board of Supervisors Meeting.

9. Call to the Public – A "call to the public" is the time period for members of the public to address the Board of Supervisors to provide public input relating to subject matter within the Board of Supervisors authority or jurisdiction. Those wishing to address the Board of Supervisors need not request permission in advance. Action taken as a result of public comment will be limited to directing staff to study the matter or rescheduling it for further consideration and decision at a later date.
[Click Here for Call to the Public Guidelines](#)

The following members of the public appeared before the Board and spoke:

- Reflected on her experiences with identity and societal categorization, expressed concern with unfair assumptions, nepotism, and racial profiling, and emphasized the need for empathy, to truly understand others' feelings is key to seeing everyone as unique in fostering stronger and more respectful connections; Dea Podhajsky, Unincorporated Pinal County.
- Expressed appreciation to the Board, Ross Teeple, Sheriff, and Roberto Reveles for their transparency and efforts, and emphasized the importance of integrity, addressed concerns about threats and safety in the community, and highlighted the need for collaboration to address the county's legislative priorities and public safety issues; Barry McCain, City of Maricopa.
- Expressed concerns; over escalating political violence and extremist policies affecting Americans of all backgrounds and the recent government shutdown's impact on Arizonans, and urged the Board to actively oppose these threats, engage with congressional representatives, and respond thoughtfully to protect Arizona families; Roberto Reveles, Gold Canyon.

Item Action: Public Comments

10:24 a.m. – Chairman Miller called Item 11 out of order.

10:41 a.m. – Chairman Miller returned to Item 10.

10. **Public Hearing** and discussion/approval/disapproval of Ordinance No. 100125-JC-01 to repeal and replace the revised Ordinance No. 52098-CS and Ordinance No. 110806, also known as the revised Pinal County Justice Court Cost Recovery Fund Ordinance. The new ordinance will also increase the non-sufficient funds fee for criminal/criminal traffic and civil traffic from \$25 to \$33. (Shaun Babeu)

Chairman Miller requested clarification on repeal and replace.

Shaun Babeu, Presiding Justice of the Peace appeared before the Board and presented regarding the need to replace and streamline the prior approved Ordinances thus ensuring all components of the Justice Court Cost Recovery Fee framework are correctly addressed and in one place.

Discussion held regarding the non-sufficient funds (NSF) fee charged and requested increase by the following Board Member and Staff; Vice-Chairman McClure and Shaun Babeu.

Chairman Miller opened the Public Hearing, and asked if members of the public are present in the audience who wish to address the Board to come forward at this time.

Barry McCain, City of Maricopa appeared before the Board and spoke in favor.

Chairman Miller closed the Public Hearing.

Item Action: Approved

Motion Made By: Supervisor Vitiello

Seconded By: Supervisor Goodman

To approve Ordinance No. 100125-JC-01 to repeal and replace the revised Ordinance No. 52098-CS and Ordinance No. 110806, also known as the revised Pinal County Justice Court Cost Recovery Fund Ordinance. The new ordinance will also increase the non-sufficient funds fee for criminal/criminal traffic and civil traffic from \$25 to \$33.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

10:24 a.m. – Chairman Miller called Item 11 out of order.

11. **Public Hearing** and discussion/approval/disapproval of Ordinance No. 100125-JC-02 the Pinal County Justice Courts Security Enhancement Fee Ordinance. If approved, the fee will help ease the burden on taxpayers for the expenses incurred by the Justice Courts to secure court facilities, defray costs for court security officers and for the purchase or replacement of court security equipment or security improvements. (Shaun Babeu)

Shaun Babeu, Presiding Justice of the Peace appeared before the Board and presented.

Discussion held regarding the Security Enhancement Fee imposition and revenue, Cost Recovery Fund, noncompliance process, fines and fees charged on a case by case basis, security personnel costs, accountability of those fined, and how to proceed by the following Board Members and Staff; Vice-Chairman McClure, Supervisor Vitiello, Supervisor Goodman, and Shaun Babeu.

Chairman Miller opened the Public Hearing, and asked if members of the public are present in the audience who wish to address the Board to come forward at this time.

Dea Podhajsky, Unincorporated Pinal County appeared before the Board and expressed concerns of fine imposition.

Chairman Miller closed the Public Hearing.

Item Action: Approved

Motion Made By: Supervisor Goodman

Seconded By: Supervisor Vitiello

To approve Ordinance No. 100125-JC-02 the Pinal County Justice Courts Security Enhancement Fee Ordinance. If approved, the fee will help ease the burden on taxpayers for the expenses incurred by the Justice Courts to secure court facilities, defray costs for court security officers and for the purchase or replacement of court security equipment or security improvements.

Motion Passed

Ayes: Goodman, Miller, Serdy, Vitiello (4)

Nays: McClure (1)

10:41 a.m. – Chairman Miller having heard Item 11 out of order returned to Item 10.

12. Discussion/approval/disapproval of Donation Agreement between Pinal County and the City of Eloy regarding the donation of 707 W. 3rd Pl., Eloy, AZ 85131 (Parcel No. 405-06-053A) from Pinal County to the City of Eloy. This item requires unanimous consent of the Board. Supervisor District #3. (GA25-006) (Joe Ortiz)

Joe Ortiz, Development Services Managing Director appeared before the Board and presented.

Item Action: Approved Unanimously

Motion Made By: Supervisor McClure

Seconded By: Supervisor Goodman

To approve Donation Agreement between Pinal County and the City of Eloy regarding the donation of 707 W. 3rd Pl., Eloy, AZ 85131 (Parcel No. 405-06-053A) from Pinal County to the City of Eloy.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

13. **Public Hearing** and discussion/approval/disapproval of Resolution No. 100125-RD25-025 of the Pinal County, Arizona, Board of Supervisors approving the addition of Sanctioned Weight Limits for Specified County Highways in accordance with Resolution No. 11602-WL and Arizona Revised Statutes 28-1106(C). (RD25-025) (Celeste Garza/Joe Ortiz)

Celeste Garza, Public Works Deputy Director appeared before the Board and presented.

Chairman Miller opened the Public Hearing, and asked if members of the public are present in the audience who wish to address the Board to come forward at this time, there being none, Chairman closed the Public Hearing.

Item Action: Approved

Motion Made By: Supervisor McClure

Seconded By: Supervisor Serdy

To approve Resolution No. 100125-RD25-025 of the Pinal County, Arizona, Board of Supervisors approving the addition of Sanctioned Weight Limits for Specified County Highways in accordance with Resolution No. 11602-WL and Arizona Revised Statutes 28-1106(C).

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

14. **Public Hearing** and discussion/approval/disapproval of Ordinance No. 2025-PZ-PD-008-25, an Ordinance approving case PZ-PD-008-25; Sherri Koshiol, The Village at Pecan Grove, LLC (applicant), and Jessica Sarkissian, Upfront Planning & Entitlements, LLC (agent), on behalf of landowner - Desert Sage Management, LLC, requesting a Planned Area Development (PAD) amendment on 14.28± acres to modify the original PAD (PZ-PD-039-21) development standards and the development plan, situated in the Sections 29, Township 02S, Range 08E of the Gila and Salt River Base and Meridian, tax parcel 104-226-820 (legal on file), generally located at E. Combs Road and N. Encanterra Drive in San Tan Valley area, in the unincorporated Pinal County, AZ. The Planning Commission recommended approval (8-1) of case PZ-PD-008-25 with fourteen (14) stipulations. Supervisor District #2. (Valentyn Panchenko/Dedrick Denton)

Valentyn Panchenko, Planner appeared before the Board and presented.

10:56 a.m. – Leo Lew, County Manager left the dais

Discussion held regarding jurisdiction considering this project is now located within San Tan Valley Town limits by the following Board Members and Staff; Chairman Miller, Supervisor Goodman, and Ian Daranyi, Deputy County Attorney.

11:00 a.m. – Leo Lew, County Manager returned to the dais

Further discussion held regarding this project; San Tan Valley Incorporation, how to proceed, and lot size by the following Board Members and Staff; Supervisor Vitiello, Supervisor Goodman, Ian Daranyi, and Valentyn Panchenko.

Jessica Sarkissian, Applicant Representative appeared before the Board and presented.

Further discussion held regarding this project; financial aspects, and how to proceed by the following Board Members; Chairman Miller and Supervisor Goodman.

Motion Made By: Supervisor Goodman

Seconded By: Supervisor McClure

To convene into Executive Session for legal advice.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

11:15 a.m. – Chairman Miller recessed Executive Session.

Chairman Miller opened the Public Hearing, and asked if members of the public are present in the audience who wish to address the Board to come forward at this time, there being none, Chairman closed the Public Hearing.

Vice-Chairman McClure requested for clarification that legal provide staff the procedure and statute for planning cases located within San Tan Valley Town limits going forward.

Ian Daranyi for the Record read Arizona Revised Statutes (A.R.S.) 9-104 and confirmed Pinal County codes, rules, and regulations shall continue to apply considering San Tan Valley Town Council has not yet adopted their own rules, this will remain in effect until the deadline of July 1, 2026, or until San Tan Valley Town Council officially adopts their own processes.

Item Action: Approved as presented with 14 Stipulations

Motion Made By: Supervisor Goodman

Seconded By: Supervisor Vitiello

To approve Ordinance No. 2025-PZ-PD-008-25, an Ordinance approving case PZ-PD-008-25; Sherri Koshiol, The Village at Pecan Grove, LLC (applicant), and Jessica Sarkissian, Upfront Planning & Entitlements, LLC (agent), on behalf of landowner - Desert Sage Management, LLC, requesting a Planned Area Development (PAD) amendment on 14.28± acres to modify the original PAD (PZ-PD-039-21) development standards and the development plan, situated in the Sections 29, Township 02S, Range 08E of the Gila and Salt River Base and Meridian, tax parcel 104-226-820 (legal on file), generally located at E. Combs Road and N. Encanterra Drive in San Tan Valley area, in the unincorporated Pinal County, AZ. The Planning Commission recommended approval (8-1) of case PZ-PD-008-25 with fourteen (14) stipulations.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

15. **Public Hearing** and discussion/approval/disapproval of Ordinance No. 2025-PZ-014-25, an Ordinance approving case PZ-014-25: Rick Miller, applicant, representing Tim & Shirley Tate, owner, is requesting a rezoning of 24.23± acres from General Rural Zoning District (GR) to Light Industrial and Warehouse Zoning District (I-2), Tax Parcels: 511-28-0050 and 511-28-004A -- legals on file -- situated in a portion of Section 9, Township 7 South, Range 6 East, and generally located southeast of S. Trekkell Rd. and W. Cornman Rd. in unincorporated Pinal County, AZ. The Planning Commission recommended approval (7-0) of case PZ-014-25 with six (6) stipulations. Supervisor District #3. (Justin Mullis/Dedrick Denton)

Justin Mullis, Planner appeared before the Board and presented.

Discussion held regarding this project; dump zone by the following Board Member and Staff; Supervisor Vitiello, and Justin Mullis.

Chairman Miller spoke in favor of this project and the zoning approach, this process should serve as a model for future developments and commended the owners for their efforts.

Rick Miller, Applicant appeared before the Board and presented.

Chairman Miller opened the Public Hearing, and asked if members of the public are present in the audience who wish to address the Board to come forward at this time, there being none, Chairman closed the Public Hearing.

Item Action: Approved as presented with 6 Stipulations

Motion Made By: Supervisor McClure

Seconded By: Supervisor Vitiello

To approve as presented.

Natasha Kennedy, Clerk of the Board noted this case has six (6) stipulations.

Motion Amended By: Supervisor McClure

Seconded By: Supervisor Vitiello

To approve Ordinance No. 2025-PZ-014-25, an Ordinance approving case PZ-014-25: Rick Miller, applicant, representing Tim & Shirley Tate, owner, is requesting a rezoning of 24.23± acres from General Rural Zoning District (GR) to Light Industrial and Warehouse Zoning District (I-2), Tax Parcels: 511-28-0050 and 511-28-004A -- legals on file -- situated in a portion of Section 9, Township 7 South, Range 6 East, and generally located southeast of S. Trekkell Rd. and W. Cornman Rd. in unincorporated Pinal County, AZ. The Planning Commission recommended approval (7-0) of case PZ-014-25 with six (6) stipulations.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

16. **Public Hearing** and discussion/approval/disapproval of case CSR-014-24: Bootz & Duke Signs, agent, on behalf of Ken Frandsen -- TCCC Terraza LLC, owner, requesting approval of a comprehensive sign package to allow the installation of three (3) double sided monument signs at a maximum area of 315 square feet, and thirty-one (31) wall signs at a total sign area maximum of 3,968 square feet, for a multi-tenant medical office complex located at the northeast corner of N. Gantzel Rd. and E. El Parque Lane in San Tan Valley, AZ. The Sign Review Committee recommended approval (2-1) of case CSR-014-24 with three (3) stipulations. Supervisor District #2. (Justin Mullis/Dedrick Denton)

Justin Mullis, Planner appeared before the Board and presented.

Chris Totton, Applicant Representative appeared before the Board and presented.

Ken Frandsen, Developer Representative appeared before the Board and presented.

Discussion held regarding this project; signage, backlit lighting, and medical office needs in the area by the following Board Members and Applicant Representatives; Chairman Miller, Supervisor Vitiello, Supervisor Goodman, Supervisor Serdy, Chris Totton, and Ken Frandsen.

Chairman Miller opened the Public Hearing, and asked if members of the public are present in the audience who wish to address the Board to come forward at this time, there being none, Chairman closed the Public Hearing.

Item Action: Approved as presented with 3 Stipulations

Motion Made By: Supervisor Goodman

Seconded By: Supervisor Vitiello

To approve case CSR-014-24: Bootz & Duke Signs, agent, on behalf of Ken Frandsen -- TCCC Terraza LLC, owner, requesting approval of a comprehensive sign package to allow the installation of three (3) double sided monument signs at a maximum area of 315 square feet, and thirty-one (31) wall signs at a total sign area maximum of 3,968 square feet, for a multi-tenant medical office complex located at the northeast corner of N. Gantzel Rd. and E. El Parque Lane in San Tan Valley, AZ. The Sign Review Committee recommended approval (2-1) of case CSR-014-24 with three (3) stipulations.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

17. **Public Hearing** and discussion/approval/disapproval of case CSR-007-25: Becca Simmons of Living Word Chapel (applicant), on behalf of LIVING WORD CHAPEL Domestic Nonprofit Corporation (owner) is requesting approval of a comprehensive sign package to allow the installation of a detached electronic message board sign, approximately 1,400 feet west from the intersection of West Highway 77 and West Linda Vista Road. The Sign Review Committee recommended approval (3-0) of case CSR-007-25 with five (5) stipulations. Supervisor District #4. (Justin Mullis/Dedrick Denton)

Justin Mullis, Planner appeared before the Board, presented, and read into the Record the Amendment to Stipulation #4.

Discussion held regarding this project; display time by the following Board Member and Staff; Vice-Chairman McClure and Justin Mullis.

Kirk Fiehler, Applicant Representative appeared before the Board and presented.

Chairman Miller opened the Public Hearing, and asked if members of the public are present in the audience who wish to address the Board to come forward at this time, there being none, Chairman closed the Public Hearing.

Item Action: Approved as presented with 5 Stipulations, with the Amendment to Stipulation #4 as read into the Record

Motion Made By: Supervisor McClure

Seconded By: Supervisor Vitiello

To approve case CSR-007-25: Becca Simmons of Living Word Chapel (applicant), on behalf of LIVING WORD CHAPEL Domestic Nonprofit Corporation (owner) is requesting approval of a comprehensive sign package to allow the installation of a detached electronic message board sign, approximately 1,400 feet west from the intersection of West Highway 77 and West Linda Vista Road. The Sign Review Committee recommended approval (3-0) of case CSR-007-25 with five (5) stipulations, with the Amendment to Stipulation #4 as read into the Record.

Motion Passed

Ayes: Goodman, McClure, Miller, Serdy, Vitiello (5)

18. Executive Session pursuant to A.R.S. 38-431.03 (A)(3)(4) for an update on legal advice and possible litigation as discussed previously in Executive Session on June 18, 2025, and as authorized for action on July 2, 2025, concerning the Board of Supervisors' authority regarding Title 48 Special Districts in the event of ongoing non-compliance with A.R.S. 48-251 as to the filing of an annual audit report and what authority the Board of Supervisors has should a district exceed its budget or make unauthorized disbursements. (Ian Daranyi/Kelli Munroe/Michael McCord)

Chairman Miller reconvened Executive Session.

12:30 p.m. – Vice-Chairman McClure did not return to the dais following Executive Session.

Item Action: Adjourned Executive Session

Motion Made By: Supervisor Vitiello

Seconded By: Supervisor Serdy

To adjourn Executive Session.

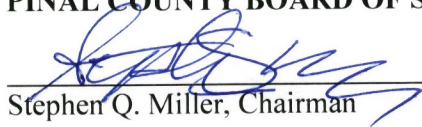
Motion Passed

Ayes: Goodman, Miller, Serdy, Vitiello (4)

Absent: McClure (1)

12:30 p.m. – Chairman Miller adjourned the October 1, 2025, Regular Meeting of the Board of Supervisors.

PINAL COUNTY BOARD OF SUPERVISORS



Stephen Q. Miller, Chairman

ATTEST:



Natasha Kennedy, Clerk of the Board

Minutes Prepared By: Kelsey Pickard, Deputy Clerk of the Board

Approval of Minutes: November 5, 2025