

City of Globe

February 25, 2025

Meeting Minutes

CALL TO ORDER

Mayor Gameros called the meeting to order at 6:00 p.m.

ROLL CALL

Present:

- District 1 – Councilman Rios
- District 2 – Councilman Pastor
- District 4 – Vice Mayor Stapleton
- District 5 – Councilman Gonzalez

Excused:

- District 3 – Councilman Letham
- District 6 – Councilman Shipley

Quorum was present.

INVOCATION

The invocation was offered, giving thanks for the opportunity to serve the community, praying for the Council's wisdom in decision-making, and for the safety of first responders and field personnel.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by the Mayor and recited by all in attendance.

1. SUMMARY OF CURRENT EVENTS

A. Council Members

Councilman Rios thanked City staff for arranging the ladder truck demonstration and expressed appreciation to firefighters and staff for their continued hard work and support of the City's responsibilities.

Vice Mayor Stapleton shared his experience at the ladder truck demonstration and noted that the 100+ foot ladder was much higher than it sounded. He was impressed with the safety systems that protect firefighters and prevent operator error and stressed the importance of acquiring this type of apparatus despite its high cost, citing its critical firefighting and life-saving capabilities.

Councilman Pastor announced upcoming library events:

- March 1st – Dr. Seuss Birthday celebration at the Library from 12:00–2:00 p.m.
- February 28th – Dedication of the new outdoor Ramada at the Library at 1:00 p.m.

Councilman Pastor encouraged Council and community participation.

Councilman Gonzalez read a prepared statement regarding the February 24th demonstration of the Rosenbauer King Cobra 101-foot aerial platform truck. Highlighted its advanced joystick controls, smart aerial technology, and lifetime chassis warranty, and recounted his personal experience riding the aerial platform despite a fear of heights, noting his newfound respect for firefighters. Lastly, Councilman Gonzalez emphasized the need to pursue the acquisition of a replacement ladder truck, given the City's existing equipment is out of service.

B. Mayor Gameros

Reported he was unable to attend the ladder truck demonstration but acknowledged the importance of evaluating new firefighting technology. Mayor announced on March 4th at 6:00 p.m. there will be a Town Hall meeting at Gila Community College to provide an update on its independence from Eastern Arizona College.

The mayor reported on a recent filming for the statewide "Lunch with a Mayor" series, led by former Mesa Mayor John Giles. Filming showcased Globe's businesses, food, historic buildings, and attractions for a promotional feature.

Mayor Gameros thanked Public Works for the installation of the new three-way stop at Hill Street, aligning with traffic study safety recommendations, and noted the relocation of the public transit stop from Safeway to Hill Street School with ADOT approval.

Lastly, Mayor Gameros announced his next Coffee with the Mayor event scheduled for March 19th at 1:00 p.m. at Copper City Coffee, inviting residents for an informal discussion.

C. City Manager Jepson

Mr. Jepson emphasized the importance of acquiring a new ladder truck, particularly in anticipation of vertical development in Globe, where buildings will reach up to seven stories. He thanked Council for their participation in the recent Strategic Action Planning session, noting it served as the kickoff to the budget process. Mr. Jepson commended Gila Community College leadership for achieving independence, recognizing the positive impact this will have on the community.

2. COMMUNITY CALL TO THE PUBLIC

Mayor Gameros announced this portion of the meeting for public comment on non-agenda items.

- No requests to speak were submitted.
- No online or email comments were received.

3. SPECIAL PRESENTATIONS AND CEREMONIAL MATTERS

A. Project Update Presentation from the Cobre Valley Youth Club (Carmen Casillas)

Ms. Carmen Casillas provided an update on the programs and services offered through the Cobre Valley Youth Club. She highlighted the Club's mission to provide a safe and supportive environment for local youth and described recent program growth, including expanded after-school activities, tutoring, and recreational opportunities. Ms. Casillas also shared the positive impacts on students and families, noting increased participation and community engagement. She expressed appreciation for the City's continued partnership and support.

B. State and Federal Legislative Update (Paul Jepson, City Manager)

City Manager Paul Jepson presented an update on current state and federal legislative matters affecting the City of Globe. He summarized bills under consideration at the Arizona State Legislature that could impact municipal operations, including infrastructure funding, revenue allocations, and local government authority. Mr. Jepson also provided information on federal funding opportunities and pending appropriations that may benefit local projects. He emphasized the importance of monitoring legislative developments closely to protect City interests and prepare for potential funding opportunities.

4. CONSENT CALENDAR

Matters listed under the Consent Calendar are considered to be routine and will be enacted by one motion and one vote. Public hearing items are designated with an asterisk (*). Prior to consideration of the Consent Agenda, the Mayor asked whether any member of the public wished to remove a Public Hearing item for separate consideration. Members of the Council and/or staff also had the opportunity to remove items for separate consideration.

A. Consideration of Waiver of Section 2-4-10(A) [prior discussion rule] to allow action on the balance of the Consent Agenda.

Consent Agenda Items:

A. Accounts Payable in the amount of \$768,000.00.

B. Consideration of approval of Council Minutes.

Consideration of the July 30, 2024, Special Meeting Minutes.

Vice Mayor Stapleton requested the removal of Item 4.A.1 Accounts Payable for further discussion.

MOTION: Councilman Rios moved to approve the Consent Agenda as read, with the exception of Item 4.A.1 (Accounts Payable) removed for separate discussion.

SECOND: Councilman Gonzalez

VOTE: Motion passed unanimously.

4.A.1 Accounts Payable

Discussion ensued regarding the payment to Meridian Engineering in the amount of \$447,000 for work related to the Upper Pinal Creek Bridge project.

Vice Mayor Stapleton inquired about the details of the invoice.

City Manager Jepson explained that this was an older invoice covering paving work that had been previously completed. Remediation work is ongoing with a third-party contractor and is progressing well. Some contract amounts remain unpaid pending completion of additional work.

Public Works Director John Angulo clarified that multiple contractors are working simultaneously: Meridian for paving and railing, a remediation contractor for creek work, and MDC for lighting and utility installations. He noted landscaping and final touches will follow remediation, with the new bridge scheduled to open before demolition of the old structure.

Council discussion emphasized the significant scope of work underway, including welding, lighting installation, and creek remediation.

MOTION: Vice Mayor Stapleton moved to approve Accounts Payable, including the Meridian Engineering invoice.

SECOND: Councilman Gonzalez

VOTE: Motion passed unanimously.

5. NEW BUSINESS

A. Notice of Intent to Increase City Fees and Announce Public Hearing Date

City Manager Paul Jepson provided background on the 2025 fee update process. He reminded Council that:

- A series of four to five public meetings had been held in January to review and refine the proposed fees.
- On February 11, 2025, Council approved posting the proposed fee schedule on the City's website. It is now available for public review under the "News" section.
- The sanitation services (trash) fees, initially posted separately, have since been incorporated into the full fee schedule.

Mr. Jepson emphasized that this Notice of Intent serves to formally notify the public of the combined 2025 fee schedule update and sanitation services rate increase. A Public Hearing is scheduled for April 22, 2025 in compliance with the 60-day statutory posting requirement.

Publication of the notice will occur in the Arizona Silver Belt for two consecutive weeks, beginning the week of February 26. Mr. Jepson clarified that:

- The sanitation fee increases are not new but were already included in projections approved in December 2024.
- All increases (water, wastewater, sewer, and sanitation) will take effect simultaneously, with an anticipated effective date of May 1, 2025.
- The City remains committed to holding rates stable for five years once adopted.

Council discussion highlighted:

- The importance of the extensive subcommittee review and its alignment with the City's Strategic Action Planning process.
- The need to provide comparison data with other cities during the public hearing to demonstrate that Globe's rates are within a reasonable range.
- The audit revealed that the City had not previously charged for many services that peer communities did, resulting in lost revenue (e.g., \$30,000 on a single development). Implementing appropriate fees ensures that developers cover their costs, rather than shifting the burden to residents.

MOTION: Councilman Rios moved to approve the Notice of Intent to increase City fees included in the 2025 Proposed Fee Schedule, which includes sanitation services rate increases, and to set the Public Hearing date for April 22, 2025.

SECOND: Vice Mayor Stapleton

VOTE: Motion passed unanimously.

6. Action Items

A. Award of Contract No. CS-2025-0139 to Schultz Contracting for the Southerland Street Common Line Elimination Project

Staff Presentation:

City Manager Paul Jepson introduced the item, noting that Council had committed in 2020–2021 to an ongoing policy of addressing common line eliminations within the City's wastewater system, with an annual target of at least \$50,000 dedicated to these projects. He explained that common lines—shared sewer service laterals—represent significant risk to the City and property owners, as they often fail in crisis conditions and require emergency response.

Public Works Director John Angulo provided further background, explaining that staff developed an application process for residents to request common line reviews. Each application is evaluated based on the number of households affected, severity of issues, and frequency of backups. Angulo reported that in 2022, two projects were completed; in 2023, only one project was possible due to budget limitations; and in 2024, several new applications were received in a short period.

Assistant Public Works Planning Director Travis Ashbaugh described the Southerland Street project in detail. Two homes are currently served by a common line buried 10 feet deep, making it infeasible for City crews to complete the work in-house. Schultz Contracting submitted the lowest responsive quote, and staff recommended award of the contract. The project will be funded through the remaining 2021 Water Infrastructure Finance Authority (WIFA) loan funds, which must be expended before June 30, 2025.

Council Discussion:

Councilmembers inquired about the prioritization of common line projects compared to other WIFA-funded capital improvements. Staff clarified that the funding available was insufficient to begin large-scale projects such as citywide manhole rehabilitation and that utilizing the funds for common line eliminations was the best fit before the June 30 deadline. It was further noted that third-party contractors are preferred in cases requiring work on private property, both for resident coordination and liability management.

MOTION: Councilmember Freddy Rios moved to approve Contract No. CS-2025-0139 with Schultz Contracting for the Southerland Street Common Line Elimination Project in the amount of \$49,990, to be funded from Account No. 548-52100, 2021 WIFA Grant Expenditures, with possible reimbursement from WIFA.

SECOND: Vice Mayor Mike Stapleton

VOTE: Motion passed unanimously.

B. Award of Contract No. CS-2025-0140 to Earthquest Plumbing for the Bailey Street Common Line Elimination Project

Staff Presentation:

Assistant Public Works Planning Director Travis Ashbaugh reported that the Bailey Street common line involves four homes sharing a sewer lateral. The project has been on file for several years, and one of the affected residents recently appeared before Council requesting

updates. Earthquest Plumbing submitted the recommended proposal in the amount of \$111,732, also funded through 2021 WIFA loan proceeds.

Council Discussion:

Councilmembers noted the timeliness of addressing this long-standing application, given that the line has caused repeated resident complaints.

MOTION: Councilmember Freddy Rios moved to approve Contract No. CS-2025-0140 with Earthquest Plumbing for the Bailey Street Common Line Elimination Project in the amount of \$111,732, to be funded from Account No. 548-52100, 2021 WIFA Grant Expenditures, with possible reimbursement from WIFA.

SECOND: Vice Mayor Stapleton

VOTE: Motion passed unanimously.

C. Award of Contract No. CS-2025-0141 to Earthquest Plumbing for the Hackney Avenue Common Line Elimination Project

Staff Presentation:

Travis Ashbaugh explained that the Hackney Avenue project involves two residences on a shared line. Earthquest Plumbing submitted the recommended bid in the amount of \$44,716.17, funded through the same WIFA allocation.

Council Discussion:

Council recognized that although the City has long-term plans for addressing larger systemic issues (including the “Dale property” common line, noted as the most complex in the system), it was important to resolve these smaller but significant failures as funds became available.

MOTION: Councilmember Freddy Rios moved to approve Contract No. CS-2025-0141 with Earthquest Plumbing for the Hackney Avenue Common Line Elimination Project in the amount of \$44,716.17, to be funded from Account No. 548-52100, 2021 WIFA Grant Expenditures, with possible reimbursement from WIFA.

SECOND: Vice Mayor Stapleton

VOTE: Motion passed unanimously.

D. Contract Agreement No. CA-2025-0143 with Greenfields Outdoor Fitness for Equipment Purchase and Installation at the Community Center/Skate Park Complex

Staff Presentation:

Travis Ashbaugh presented a request to approve an agreement with Greenfields Outdoor Fitness, utilizing cooperative purchasing through Sourcewell (Contract No. 01721). The purchase includes outdoor adult fitness equipment to be installed adjacent to the Globe Community Center and Skate Park Complex. The total not-to-exceed amount is \$89,151.20, with funds provided through a partnership between BHP and the United Fund of Globe-Miami.

Ashbaugh noted that Sourcewell membership saved the City approximately 7% on the purchase and that installation is anticipated following completion of concrete work (to be brought to Council separately).

Council Discussion:

Councilmembers expressed appreciation for the community partnership, noting that the

project will complement other investments at the Community Center, including CDBG-funded skate park improvements, ADA-compliant sidewalk upgrades, and recent basketball court repairs. Members highlighted the long-term community health, recreation, and beautification value of the project.

MOTION: Councilmember Freddy Rios moved to approve Contract Agreement No. CA-2025-0143 with Greenfields Outdoor Fitness in an amount not to exceed \$89,151.20, through Sourcwell cooperative purchasing, with funding provided by BHP and the United Fund of Globe-Miami.

SECOND: Vice Mayor Stapleton

VOTE: Motion passed unanimously.

7. LATE AGENDA ITEMS

A. Consideration of Resolution No. 1895 – Hospital Drive Final Plat and Easements

The Council considered approval of Resolution No. 1895, Case No. S-24, the final plat for Hospital Drive. This included dedication of right-of-way and grant of public and private easements along and adjacent to Hospital Drive for approximately 4.12 acres of land in the C-2 Intermediate Commercial Zoning District, affecting portions of Assessor Parcel Numbers 206-4-005B, 206-4-005I, 206-4-005F, 206-7-005D, and 206-07-07S.

City Clerk Salazar clarified that the resolution had been previously approved in October 2024 and did not require re-approval, though it is part of the final plat record. Dana Burkhart presented via Zoom and explained the technical details of the plat and dedication. Councilmembers expressed appreciation for the extensive coordination among multiple property owners, the county, and the city. They highlighted the importance of resolving easements and ownership issues to ensure long-term clarity and maintenance of the project. Members also noted the significance of this being the first roundabout in the region and emphasized safety and planning benefits.

MOTION: Councilman Pastor moved to approve late agenda item 7A, relating to the Hospital Drive final plat.

SECOND: Councilman Rios

VOTE: Motion passed unanimously.

B. Community Development Department 2024 Overview

Community Development Director Tony gave an extensive presentation summarizing department operations and achievements in 2024. Key focus areas included staffing and succession planning, the integration of third-party professional services, and the adoption of customized software systems (G-Pilot, Cazelle, ICC resources) to enhance permitting, licensing, and tracking capabilities. The department emphasized preparedness for future development, improved customer service, and data-driven decision-making.

Highlights of 2024 accomplishments included adoption of updated building codes, redesign of application forms, creation of a Community Resource Center, implementation of pre-development meetings, and measurable improvements in permitting, licensing, and zoning administration. Statistical reports showed significant increases in business licensing revenue (\$611,000 from 697 licenses), code enforcement actions (80 cases with 46 closures), and community cleanup events (over 100 tons of trash removed).

Tony emphasized the importance of code compliance, redevelopment, and infill housing projects to address the local housing shortage. He outlined 2025 focus areas including continued zoning updates, infill development strategies, corridor revitalization along Highway 60, and expansion of the Globe Clean and Beautiful campaign. Councilmembers expressed appreciation for the professionalism, leadership, and progress within the Community Development Department. They noted the transformation of the City from a difficult environment for developers into one with fair, transparent processes and strong staff support. Several members reflected on Globe's role as a regional hub and stressed the importance of readiness for anticipated growth.

8. CALL TO THE PUBLIC:

None

9. SCHEDUING OF MEETINGS:

Council discussed the Washington DC Legislative trip in late March and the possibility of rescheduling the March 25 Council meeting.

10. FUTURE AGENDA ITEMS:

ADJOURNMENT:

**Motion to adjourn into Executive Session by Councilman Freddy Rios.
Seconded by Councilman Mike Pastor.
Meeting adjourned.**

I, hereby certify the foregoing is a true and correct copy of the February 25, 2025 City of Globe Council Meeting Minutes and the meeting was duly called and a quorum of the Globe City Council was present.

Shelly Salazar, City Clerk