

Mayor Mark S. Nexsen
Vice Mayor Cal Sheehy
Councilmember Jeni Coke
Councilmember Gordon Groat
Councilmember David Lane
Councilmember Michele Lin
Councilmember Donna McCoy



Lake Havasu City
Police Facility
2360 McCulloch Blvd North
Lake Havasu City, Arizona
86403
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City Council Regular Meeting Minutes - Final

Tuesday, March 13, 2018

6:00 PM

1. CALL TO ORDER

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

2. INVOCATION: Pastor Kay Zimmerman, City On A Hill International Church

Pastor Kay Zimmerman with City on a Hill International Church gave the invocation.

3. PLEDGE OF ALLEGIANCE

The Mayor led in the Pledge of Allegiance.

4. ROLL CALL

Present: 7 - Mayor Mark S. Nexsen, Councilmember Jeni Coke, Councilmember Gordon Groat, Councilmember David Lane, Councilmember Michele Lin, Councilmember Donna McCoy and Vice Mayor Cal Sheehy

5. CALL TO THE PUBLIC

There were no requests to address the Council.

6. CONSENT AGENDA

- 6.1 [ID 18-1550](#) Approve the February 27, 2018, City Council Regular Meeting Minutes
- 6.2 [ID 18-1542](#) Adopt Resolution No. 18-3206 Ratifying the Submission of a Grant Application with the Arizona Department of Homeland Security for Rapid Intervention Crew (RIC) Packs and Authorize Execution and Implementation of the Grant
- 6.3 [ID 18-1524](#) Adopt Resolution No. 18-3207 Approving the Submission of a Grant Request to the Mohave County Flood Control District to Facilitate Receiving FEMA Cooperating Technical Partners Grant Funding
- 6.4 [ID 18-1551](#) Call for Executive Session Pursuant to A.R.S. § 38-431.03(A) 5:00 p.m. Tuesday, March 27, 2018

Councilmember Coke moved to approve the Consent Agenda as presented, seconded by Councilmember McCoy, and carried by the following vote:

Aye: 7 - Mayor Nexsen, Councilmember Coke, Councilmember Groat, Councilmember Lane, Councilmember Lin, Councilmember McCoy and Vice Mayor Sheehy

7. CORRESPONDENCE, COMMUNICATIONS, PETITIONS, ANNOUNCEMENTS, CITY MANAGER REPORT

7.1 [ID 18-1548](#) Announce Vacancies on Lake Havasu City Boards, Committees, and Commissions

City Clerk Kelly Williams announced the current vacancies on various Lake Havasu City Boards, Committees, and Commissions.

7.2 [ID 18-1549](#) City Manager's Report

City Manager Jess Knudson reported on the following:

- Lake Havasu City Fire Department Training at Sterilite Facility
- 6th Annual NOVA Graduation held on March 2, 2018
- Kinderswim Program
- Peace Pole Installed at Rotary Park
- New Balance Lake Havasu City Sneaker
- Lake Havasu City mentioned at the 2018 Oscars
- Prop 409 – Permanent Base Adjustment Town Hall
- Sea Stallion CH-53 at Lake Havasu City Airport
- Vietnam Veterans Dinner on March 29, 2018
- Cypress Park Ribbon Cutting on March 14, 2018 at 4:00 p.m.
- Upcoming Special Events:
 - o March 16-26, 2018, Annual Worcs Race
 - o March 17, 2018, Annual Havasu Triathlon
 - o March 17, 2018, Fowler Family Fun Day
 - o March 17, 2018, Annual Strut Your Mutt
 - o March 17-18, 2018, St. Patty's Baseball Tournament
 - o March 24, 2018, American Legion Car and Bike Show

8. PUBLIC HEARINGS

8.1 [ID 18-1523](#) Approve Addendum No. 1 to the Wastewater Treatment Agreement with VRE North Pointe, LLC, to Provide Wastewater Service to the North Pointe Subdivision Phase C

Assistant City Engineer Jeremy Abbott advised that before the Council is an amendment to an existing agreement for North Pointe. He said North Pointe is located outside of City

limits, southwest of the Airport.

Mr. Abbott said the North Pointe development has been ongoing for many years, and while it is outside the City limits, the City is the original sewer provider and provides sewer service to this area.

He reviewed the following phases in the North Pointe development:

- Phase A – total of 114 lots (13 currently vacant)
- Phase B – (most recent) 45 lots (8 currently vacant)
- Phase C – (amendment before Council) proposed 76 lots
- Phase D – (future) 112 lots
- Phase E – (future) 39 lots
- Viewpoint Estates - (future) 286 lots

He said the main infrastructure for all phases have been built and there is sufficient capacity for all of the phases, including the Viewpoint Estates, which is just under 300 single family residential properties. He added that the backbone infrastructure, including the lift station, is currently operated by City staff.

Mr. Abbott said Phase C will bring in \$152,000 in treatment capacity fees, plus sewer service revenues to maintain and operate the system.

Mayor Nexsen asked if there is enough pipeline capacity to serve all the phases, to which Mr. Abbott said there is enough pipeline, lift station, and treatment capacity to support all of the phases.

Mayor Nexsen opened the public hearing. There being no comments, he closed the public hearing.

Councilmember Lane moved to approve Addendum No. 1 to the Wastewater Treatment Agreement with VRE North Pointe, LLC, to provide wastewater service to the North Pointe Subdivision Phase C and authorize the City Manager to execute the Agreement on behalf of the City, seconded by Councilmember McCoy, and carried by the following vote:

Aye: 7 - Mayor Nexsen, Councilmember Coke, Councilmember Groat, Councilmember Lane, Councilmember Lin, Councilmember McCoy and Vice Mayor Sheehy

8.2 [ID 18-1547](#) Award Agreement for Professional Services for the Environmental Learning Center Economic Analysis to Jones Studio, Inc.

Mr. Abbott said the Environmental Learning Center is one of three community selected

Vision 20/20 Projects. He said the three identified projects are: 1) the Downtown Catalyst Project, 2) the Co-Location Center, and 3) the Environmental Learning Center (formerly known as the Eco-Environmental Learning Center). Mr. Abbott said all three projects have been presented and discussed at Town Hall meetings and were also presented during the America's Best Communities (ABC) competition, where Lake Havasu City won \$2 million. He explained that the Water Pillar, which is one of five Pillars identified in the Vision 20/20 program, identified the following strategies and tactics for the Environmental Learning Center (ELC):

Strategies

- Ensure a stable long-term supply of domestic water
- Protect and maintain the health of Lake Havasu

Tactics

- Increase water conservation, reclamation, and reuse
- Fund and implement water research and environmental science center
- Investigate water rights acquisition

He displayed a rendering created by Jones Studio, Inc., that was provided as part of the City's Request for Quote (RFQ) process. He said the goal is for Lake Havasu City to become the experts on the Colorado River since the city relies heavily on water. Mr. Abbott reviewed the rendering and the concepts of spaces that the ELC could have. He said the intent of the scope is to identify the needs from the City's perspective and also the needs of other agencies that could be part of the learning center. He said some of the uses could include meeting, lab, and exhibit space, a science and learning center, and also outside environmental elements like a trail system and botanical garden. Mr. Abbott said another use could be to create and implement an eco-machine water treatment and reuse facility, where operators could be brought in and trained, but also provide educational opportunities for Kindergarten through 12th grade and colleges.

Mr. Abbott listed the major tasks of the project as follows:

- Pre-Design/Visioning
- Economic Analysis
 - o Public need
 - o Partners
 - o Cost, revenue and funding
- Facility Uses/Programming
 - o Programming services

Mr. Abbott said one of the unique features of the economic analysis is that Jones Studio, Inc., will be creating a model that can be manipulated so that the City can plug in

“what-if” scenarios with various uses that will show what the outputs are based on the uses and funding. He added that it will identify the needs of the various agencies interested to help model the outcome of the facility. He added that Jones Studio, Inc., will also go through the process of identifying various design perspectives such as security, lighting, building materials, and developing actual costs for structure and facilities.

He reviewed the 15-week schedule (estimated completion in August 2018) which includes working with Jones Studio, Inc., and other identified agencies and partners to identify everyone’s needs and requirements. He added that the funds for this were gifted to the City from the Partnership of Economic Development (PED) from the ABC winnings.

Mr. Abbott introduced Mr. Neil Jones, President of Jones Studio Architects.

Mr. Jones addressed the Council and said his firm has been in business for 39 years and has a diverse portfolio of work, specializing in environmental educational centers, as well as visitor and nature centers. He said in the 1990’s his firm was selected by the Bureau of Land Management to develop 11 miles of backcountry bi-way along the Parker strip. He said his firm also designed the Mohave Community College new student services building in Lake Havasu City. Mr. Jones said his firm is the premier firm in Arizona architecturally speaking on water issues. He said they understand it, believe in it, and push very hard to have an amazing project. He said his firm will be working with a very talented landscaping architect, Studio LMA, out of Los Angeles, California, who are also experts in water issues and water conservation, and will also be working with Jim Rounds, with Rounds Consulting Group, as their economist.

Mr. Abbott reviewed some of the design elements and ideas that Jones Studio has come up with to incorporate water into the facility.

Councilmember Lin asked if the property would be on City, state, or private land, to which Mr. Abbott replied that this will be on the City-controlled 280-acre BLM land.

Councilmember Lin asked why the item is before the Council if the money is from the PED, to which Mr. Abbott said the item is before the City Council because City staff is procuring and executing the contract. He said the group discussed whether the PED or the Vision 20/20 Pillar group should administer the project, but felt that the City has the expertise in administering a professional services contract, and would be best to manage the contract.

Mayor Nexsen said this is being treated the same as other grants that the City receives with other agencies, and with the City handling it is very transparent to the public. He said many people believe that the ABC money belongs to the City, but it does not. He said an

LLC was set up as part of the ABC competition because the decisions have to be made by a team and not by the City or an economic group.

City Attorney Kelly Garry stated that because the City controls the property, if something is constructed on the property the City will oversee it. She added that the City also has the expertise and knowledge to procure the contract to make the selections and oversee all of the work that will be done under the contract.

Councilmember Lin asked what the anticipated costs would be for the City, to which Mr. Abbott replied that the City does not have a number at this time as it is dependent on the number of stakeholders that are going to be involved. He said the City does not want to invest in a facility where only a few agencies are interested.

Vice Mayor Sheehy said the professional services agreement will allow the City to see what the opportunities are and the amount of interest from other agencies.

Councilmember Groat said one thing he would like to see is replacing the City's wet lab and expanding water panel capacity to do more water testing. He asked if this project would accomplish this, to which Mr. Abbott replied that one critical component of this facility would be a new water lab. Councilmember Groat said this project would explore potential for creating expanded research opportunities and set the City for being the experts on water along the Colorado River, and asked if the City had explored grant funding opportunities for the educational and academic portions, to which Mr. Abbott said those are some of the things that the City will figure out throughout this process, looking to universities to see their level of interest along with their needs. He said it will take capital money to build it, but also operating expenses, and that is where those research grants will come in, but said the City will also be looking at construction and capital money for the construction of facility as far as grants because the project is water dependent. He said the City will be looking at all of those components, and added that he would foresee the educational and research grants being something that is driven by the students and professors depending on the colleges that are involved.

Councilmember Lin asked if the City asked ASU what their stake would be in the center, to which Mr. Abbott said Dr. David Young, former President of ASU Lake Havasu Campus, was a part of the pillar but they have not asked them what their stake would be yet as it will be something that is done through this process. He added that there is an interest from ASU but they do not know at what cost. Mayor Nexsen noted that at this point in time, without going through this process, the City would not know what to ask them for.

Councilmember Lane said the City was given money from the Water Pillar to fund this

study to research various agencies to see if they have an interest and are willing to invest in this center.

Mayor Nexsen opened the public hearing. There being no comments, he closed the public hearing.

Councilmember McCoy moved to award the Agreement for Professional Services for the Environmental Learning Center Economic Analysis to Jones Studio, Inc., seconded by Councilmember Coke, and carried by the following vote:

Aye: 7 - Mayor Nexsen, Councilmember Coke, Councilmember Groat, Councilmember Lane, Councilmember Lin, Councilmember McCoy and Vice Mayor Sheehy

- 8.3** [ID 18-1544](#) Award Agreement for Professional Services (Construction Management) for the Havasu Riviera Street and Utility Improvement Project to Civil & Environmental Consultants, Inc.

Mr. Abbott said typically the construction of award and professional services agreement are brought to the Council together; however, due to timing staff was unable to do that; therefore, the item before the Council is for the professional services agreement (construction management) for the Havasu Riviera Street and Utility Improvement Project that was awarded at the last meeting.

Mr. Abbott said the award is with Civil & Environmental Consultants, Inc. in the amount of \$199,270, for inspection services and quantity tracking services. He said it is not for full construction management as City staff will be administering a lot of the management in-house. He added that it is a 7-month contract, with estimated completion in October 2018.

Councilmember Lane asked why the City is not performing all of this in-house, to which Mr. Abbott said due to staffing and other projects staff is not able to do all of it in-house. Mr. Abbott added that Civil & Environmental Consultants, Inc., will have full-time inspectors on site every day.

Mayor Nexsen opened the public hearing. There being no comments, he closed the public hearing.

Councilmember Coke moved to award the Agreement for Professional Services for the Havasu Riviera Street and Utility Improvement Project to Civil & Environmental Consultants, Inc., seconded by Councilmember Lane, and carried by the following vote:

Aye: 6 - Mayor Nexsen, Councilmember Coke, Councilmember Groat, Councilmember Lane, Councilmember McCoy and Vice Mayor Sheehy

Nay: 1 - Councilmember Lin

8.4 [ID 18-1532](#) Award Agreement for Professional Services (Design) for the Havasupai Wash #3 Stabilization Improvements to Kimley-Horn & Associates, Inc.

Project Manager Dustin Salisbury advised that the item before the Council is to award a design contract for the slope stabilization and improvements for Havasupai Wash #3. He said staff is recommending award of the project to Kimley-Horn & Associates, Inc., in the amount of \$182,597. Mr. Salisbury noted that it is a 487-day contract, which is mainly due to the required Army Corps of Engineers 404 Permit, which is a six to nine-month process. He said Kimley-Horn & Associates, Inc., will accomplish most of the design within the first four months of the contract and then submit it to the Army Corps of Engineers for review, with an estimated completion between April and August 2018.

Mr. Salisbury displayed pictures of a typical design drop structure construction and grade control structure construction. He said the project will run along Havasupai Wash #3 from Highway 95 to Aviation Drive.

Mayor Nexsen asked if this project would consist of flood control funding, to which Mr. Salisbury and Mr. Knudson replied yes.

Mayor Nexsen opened the public hearing. There being no comments, he closed the public hearing.

Councilmember Lane moved to award the Agreement for Professional Services for the Havasupai Wash #3 Stabilization Improvements to Kimley-Horn & Associates, Inc., seconded by Councilmember Coke, and carried by the following vote:

Aye: 7 - Mayor Nexsen, Councilmember Coke, Councilmember Groat, Councilmember Lane, Councilmember Lin, Councilmember McCoy and Vice Mayor Sheehy

8.5 [ID 18-1530](#) Approve Cooperative Purchase Agreement for Various Rockwell-Allen Bradley Components, Electronics, Hardware, Software and Services from Border States Electric Supply

Operations Division Manager Mark Clark advised that the item before the Council is approval of a cooperative purchase agreement for various Rockwell-Allen Bradley components, electronics, hardware, software and services, exceeding \$50,000.

Mr. Clark explained that the be replacing four of the 26 motor controllers at the treatment

plant. He added that over the next few years they will be replacing the other 17 controllers as part of the City's asset management plan to replace them versus waiting for them to fail.

In response to Councilmember Lane's question about how much over the \$50,000 threshold the City intends to spend, Mr. Clark said approximately \$55,000 each year, upon budget approvals.

Mayor Nexsen opened the public hearing. There being no comments, he closed the public hearing.

Vice Mayor Sheehy asked if this would come back to Council each year for approval, to which Ms. Garry said the Council will still go through the budget process and approve the amounts that each department plans on spending on these items each year; however, if staff can get approval of over \$50,000 for the length of the cooperative agreement, then staff does not have to come back to Council each year asking for approval for expenditures over \$50,000. She added that if the Council chooses to go this route, she asked that they add language to the suggested motion to approve the expenditure of over \$50,000 for each year.

Vice Mayor Sheehy moved to approve the Cooperative Purchase Agreement for various Rockwell-Allen Bradley components, electronics, hardware, software and services from Border States Electric Supply for purchases through 2020, and approve expenditures exceeding \$50,000 per year, seconded by Councilmember McCoy, and carried by the following vote:

Aye: 7 - Mayor Nexsen, Councilmember Coke, Councilmember Groat, Councilmember Lane, Councilmember Lin, Councilmember McCoy and Vice Mayor Sheehy

9. CURRENT EVENTS

Councilmember Groat gave an update on the Mohave County Water Authority.

Mayor Nexsen gave an update on Senate Bill 1175 regarding home-based business.

10. CALL TO THE PUBLIC

There were no requests to address the Council.

11. FUTURE MEETINGS

Tuesday, March 27, 2018 @ 6:00 p.m. – Regular Meeting

Tuesday, April 10, 2018 @ 6:00 p.m. – Regular Meeting

12. FUTURE AGENDA ITEMS

There were no requests for future agenda items.

13. ADJOURN

Upon motion by Councilmember Coke and seconded, the meeting adjourned at 7:09 p.m.

CERTIFICATION

I hereby certify that the foregoing is a full and true copy of the Regular Meeting Minutes of the Lake Havasu City Council held on the 13th day of March, 2018. I further certify that the meeting was duly called and posted, and that a quorum was present.

Kelly Williams, City Clerk/CMC