

**CITY OF KINGMAN  
SPECIAL MEETING OF THE COMMON COUNCIL  
Council Chambers, 310 N. Fourth St. Kingman, AZ**

**5:00 PM**

**MINUTES**

**Tuesday, June 18, 2019**

**WORK SESSION MEETING OF THE COMMON COUNCIL  
CALL TO ORDER AND ROLL CALL  
PLEDGE OF ALLEGIANCE**

**Annexation and Paying for City Services Associated with Annexation**

<b>Members</b>	<b>Officers</b>	<b>Visitors Signing in</b>
<b>Jen Miles - Mayor</b>	<b>Ron Foggin, City Manager</b>	<b>See attached list</b>
<b>Travis Lingenfelter - Vice Mayor</b>	<b>Carl Cooper, City Attorney</b>	
<b>SueAnn Mello Keener</b>	<b>Jackie Walker, Human Resources Director</b>	
<b>Deana Nelson</b>	<b>Jake Rhoades, Fire Chief</b>	
<b>Jamie Scott Stehly</b>	<b>Greg Henry, City Engineer</b>	
<b>Ken Watkins - EXCUSED</b>	<b>Robert DeVries, Chief of Police</b>	
<b>David Wayt</b>	<b>Mike Meersman, Parks and Recreation Director</b>	
	<b>Tina Moline, Finance Director</b>	
	<b>Rob Owen, Public Works Director</b>	
	<b>Joe Clos, Information Technology Director</b>	
	<b>Rich Ruggles, Principal Planner</b>	
	<b>Gary Kellogg, Economic Development Director</b>	
	<b>Sydney Muhle, City Clerk</b>	
	<b>Melinda Mauser, Deputy City Clerk and Recording Secretary</b>	

Mayor Miles called the meeting to order at 5:00 P.M. All Council members were present except Councilmember Watkins who was excused.

Economic Development Director Gary Kellogg gave a PowerPoint presentation with a summary of each slide. A copy of this presentation has been attached to these minutes. Police Chief Robert DeVries also addressed Council and explained the challenges his staff would face with annexation of the high school and airport.

City Manager Ron Foggin said that without that primary property tax staff cannot justify the annexation of the airport. He also said it is functioning well as a county property and

elaborated on it.

Councilmember Wayt asked about any areas that are already adjacent to areas that are already within the city limits that would allow the city to dip into state shared revenues. Mr. Foggin responded that there are but based on what staff looked at they did not see any that would work out.

Vice Mayor Lingenfelter asked Mr. Foggin if the City loses four hundred dollars a year for residents that live outside of the city limits. Mr. Foggin said for the city is about three hundred and eighty-five dollars. Vice Mayor Lingenfelter asked Mr. Foggin what the cost is to bring in a household of two people. Mr. Foggin shared what the costs are based on new housing. Vice Mayor Lingenfelter asked if the 1,800 acres on Phase II would be part of the annexation. Mr. Foggin replied no, and explained why.

Councilmember Scott Stehly said she would like to see this item come back with hard dollar figures to be able to see what the sales tax would look like along Bank Street and Gordon. Mr. Foggin said legally the City does not have access to what sales tax is generated in those areas. Councilmember Scott Stehly said she thinks that the 1,800 acres should be included in the annexation and explained why.

Mayor Miles said it is a really good idea to move forward on the I-11 Corridor and explained why.

Vice Mayor Lingenfelter asked Mr. Foggin if it would be possible to work with the county on a concept. Mr. Foggin said, yes.

### **Beale Hotel Discussion**

Assistant Fire Chief Keith Eaton addressed the Council and provided a PowerPoint presentation with a summary of each slide. A copy of this presentation is attached to these minutes.

Councilmember Scott Stehly asked Mr. Eaton if abatement only means to tear the building down. Mr. Eaton explained what the abatement process entails.

Mayor Miles asked if eminent domain has to be transitioned into public use. City Attorney Carl Cooper said yes and explained why.

Councilmember Scott Stehly asked Mr. Cooper if the building is on the Historic Register. Mr. Cooper replied, yes. She then asked Mr. Cooper what kind of protections that gives the building. Mr. Cooper said there are certain requirements that have to be gone through and explained why.

Mayor Miles mentioned that she was at the meeting with the family in 2017 and a family member that was there said they will not put any money into the building. She said it was a very discouraging meeting. She also stated that the City can only do so much and that it is a public safety issue.

Vice Mayor Lingenfelter said the property is a landmark and a huge piece of Kingman's history and Route 66 history. He said he wants to see some innovative solutions.

Councilmember Nelson said a partnership with the family is needed because the city cannot

fix it for them.

Mayor Miles said there is quite a history of non-partnership.

Councilmember Scott Stehly said she did call the State Historic Preservation Office and spoke with Lani Lott and her recommendation was to create a task force.

Mr. Eaton said he would sit down with the family anytime.

Vice Mayor Lingenfelter said a task force would be a good idea.

**Americans with Disability Act (ADA) Requirements for businesses**

Mayor Miles asked that this item be moved to the July 2, 2019 Work Session due to time.

Mayor Miles ADJOURNED the meeting at 5:58 P.M.

ATTEST:

APPROVED:

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Sydney Muhle  
City Clerk

\_\_\_\_\_  
Jen Miles  
Mayor

STATE OF ARIZONA)  
COUNTY OF MOHAVE)ss:  
CITY OF KINGMAN)

**CERTIFICATE OF COUNCIL MINUTES**

I, Melinda Mauser, Deputy City Clerk and Recording Secretary of the City of Kingman, Arizona, hereby certify that the foregoing Minutes are a true and correct copy of the Minutes of the Work Session Meeting of the Common Council of the City of Kingman held on June 18, 2019.

Dated this 10th day of July, 2019.

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Melinda Mauser, Deputy City Clerk and Recording Secretary

**ADJOURNMENT**

**Posted** \_\_\_\_\_ **by** \_\_\_\_\_



**CITY OF KINGMAN  
COMMUNICATION TO COUNCIL**

**TO:** Honorable Mayor and Common Council

**FROM:**

**MEETING DATE:** June 18, 2019

**AGENDA SUBJECT:** Annexation and Paying for City Services Associated with Annexation

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**SUMMARY:**

**FISCAL IMPACT:**

**STAFF RECOMMENDATION:**

**REVIEWERS:**

Department	Reviewer	Action	Date
City Clerk	Muhle, Sydney	Approved	6/11/2019 - 5:15 PM



**CITY OF KINGMAN  
COMMUNICATION TO COUNCIL**

**TO:** Honorable Mayor and Common Council

**FROM:** Keith Eaton

**MEETING DATE:** June 18, 2019

**AGENDA SUBJECT:** Beale Hotel Discussion

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**SUMMARY:**

Mayor and Council has asked that an update be presented as to the options moving forward with the Beale Hotel. The presentation will include past history and timelines, preservation attempts and options moving forward with the property.

**FISCAL IMPACT:**

Unknown

**STAFF RECOMMENDATION:**

Staff will present possible options and will seek council input for future common council agenda items concerning the property.

**REVIEWERS:**

Department	Reviewer	Action	Date
Fire Department	Rhoades, Jake	Approved	6/11/2019 - 6:44 PM
City Attorney	Foggin, Ron	Approved	6/11/2019 - 8:34 PM
City Manager	Foggin, Ron	Approved	6/11/2019 - 8:34 PM



**CITY OF KINGMAN  
COMMUNICATION TO COUNCIL**

**TO:** Honorable Mayor and Common Council

**FROM:** Keith Eaton

**MEETING DATE:** June 18, 2019

**AGENDA SUBJECT:** Americans with Disability Act (ADA) Requirements for businesses

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**SUMMARY:**

Staff will present a review of the federal mandates of the Americans with Disabilities Act as far as commercial businesses. Specific information on requirements and how these requirements are applied during the plan review, construction and post certificate of occupancy phases of buildings.

**FISCAL IMPACT:**

None

**STAFF RECOMMENDATION:**

This presentation is for information and could be used for future common council agenda items.

**REVIEWERS:**

Department	Reviewer	Action	Date
Fire Department	Rhoades, Jake	Approved	6/11/2019 - 6:43 PM
City Attorney	Foggin, Ron	Approved	6/11/2019 - 8:34 PM
City Manager	Foggin, Ron	Approved	6/11/2019 - 8:34 PM