



**MEETING MINUTES FOR THE REGULAR MEETING & PUBLIC HEARING  
OF THE THATCHER TOWN COUNCIL  
February 26, 2024**

Councilmembers present: Mayor Bryce, Vice Mayor Howard, Councilwoman Smith, Councilman Vining, Councilman Carlton, Councilman McEuen, Councilman Welker

Staff present: Town Manager Heath Brown, Town Attorney Matt Clifford, Police Chief Shaffen Woods, Interim Chief Everett Cauthen, Fire Chief Steve Curtis, Town Staff Member Rachel Nicholas, Procurement Officer Gary Allred, Officer Luke Arbizo.

Visitors: Brandon Homer, Betty & Gary Sorensen, JD Householder, Glen Orr, and David Bell (EA Courier)

Welcome and Call Meeting to Order at 6:30 p.m. by Mayor Bryce and he stated that this is a public meeting of the Thatcher Town Council. He stated that we do have a quorum.

Pledge of Allegiance led by Councilman Eddy Carlton.

**AGENDA**

**1. PUBLIC HEARING:**

None

**2. OPEN CALL TO THE PUBLIC:**

Mr. JD Householder, a resident of Allred Lane, wished to voice his concerns to the council concerning the traffic and parking on Allred Lane near the new commercial property. His concerns included the number of cars that are parked on the street and the obstacles it creates when he tries to get large equipment off of his property and down the street. Along with street parking, he is frustrated with the lack of entrance and exits to the commercial property, stating that because the property lacks the proper number of exits, the public continues to use his personal property and driveways to turn around. He hopes the council and town staff will come up with solutions for the parking and traffic issues that the new business has created for the residents of Allred Lane.

Betty Sorensen also wished to add her support and agreement to everything that Mr. Householder had previously stated. She also wished to thank the council and the town crew that is currently working on Allred Lane. She appreciates how hard they have been working and the courteous way in which they treat the residents of Allred Lane. Mrs. Sorensen voiced concerns about parking as well and the safety of those people who try and cross the street. She also asked the council to consider speed bumps to help with the speeding that will inevitably occur when the road is complete and paved. One last concern she addressed is the lack of enforcement of the town code which states all garbage cans need to be kept off the road on private property during non-pick-up days.

**3. PUBLIC APPEARANCES:**

The United Way Grant Presentation for the Police Incinerator has been postponed until next month.

**4. CONSENT AGENDA:**

Action Item

- A. Approve Minutes of the January 22, 2024, Regular Council Meeting
- B. Planning and Zoning Monthly Report.
- C. Police Monthly Report.
- D. Approval of Invoices.
- E. Financial Reports.

Councilmember Smith made a motion to approve the Consent Agenda and seconded by Vice Mayor Howard. Motion carried unanimously.

**5. OLD BUSINESS:**

Mr. Brown gave a brief overview of the current fiscal year budget status and expenditure limit. The council previously asked the manager to look at how the overall budget and expenditure limitation looked currently. The expenditure limit forecast is anticipated that if all the extra projects suggested by the council are approved and move forward it would put the budget over by about \$170,000 over the limit. The Town currently has an \$800,000 carryover that can be tapped to account for this. There is no issue expected for the general budget. No questions concerning the budget by the council.

**6. NEW BUSINESS: Discussion, consideration, and possible action**

- A. Budget Workshop Date – April 1, 2024. Unanimous consent by council for April 1 at 6:00pm
- B. Equipment Needs. Mr. Brown reminded the council that the purchase of a crack sealing machine is in the budget for purchase but because of a recent decrease in inmate labor there has not been an opportunity to begin crack sealing streets. Mr. Brown proposes that the funds set aside for a crack sealing machine be used for a curbing machine instead. Curbing and sidewalks seem to be a more urgent need and is more desired by the crews. In anticipation of this request, staff have found a refurbished curbing machine that would cost the same as the crack sealing machine. The proposal is to buy this refurbished curbing machine instead of the crack sealing machine and push the latter to the next fiscal year. The town streets crew and mechanic have agreed to demo and look over the curbing machine before a purchase agreement is made. Councilman Carlton voiced a concern that the machine is old and would it be worth the cost. Discussion is made about the time a curbing machine would save the streets crew and help speed up the current projects. The consensus is to let the town crews' demo and test the machine before any decisions are made.

**7. INFORMATIONAL ITEMS:**

A. Town Manager's Report

- PUBLIC WORKS DEPARTMENT  
ALLRED LANE

The crews have completed the sidewalk all the way to the corner of Allred Lane. Near Bauer Ave and 8<sup>th</sup> St - a culvert, pipeline and electrical conduit have been installed. The ADOT conflict concerning the La Casita landscaping has almost been resolved. The town crews have moved boulders, and the permit has been submitted. There has been a lot of cleaning up at the cemetery. The concrete barricades that have been placed to keep cars from driving on the north edge of the cemetery have been placed for the upcoming baseball season. There is a plan to replace the barricades with steel posts and chains, which would look nicer and be more functional.

- AMERICAN SOUTHWEST CREDIT UNION UPDATE

The credit union has hired a design firm and would like to start construction on the 1<sup>st</sup> of April and be in the building by January of 2025. Onsite and offsite work to be done by the Town will need to be started soon to keep ahead of the credit union construction.

- CITY OF SAFFORD PROPERTIES

We had approached Safford regarding the selling of some properties that are within Thatcher limits. The City of Safford is no longer interested in selling any land.

- FINANCIAL SUMMARY

GENERAL FUND		SEWER FUND		ELECTRIC FUND	
TOWN TAXES	\$590,887	SEWER REVENUE	\$37,462	ELECTRIC REVENUE	\$469,123
SHARED REVENUE	\$203,093	SEWER EXPENDITURES	\$41,113	ELECTRIC EXPENDITURE	\$609,204
OTHER REVENUES	\$175,511	<b>SEWER NET</b>	<b>-\$3,651</b>	<b>ELECTRIC NET</b>	<b>-\$140,081</b>
TOTAL REVENUE	\$969,491	<b>SANITATION FUND</b>			
TOTAL EXPENDITURES	\$592,738	SANITATION REVENUE	\$33,083		
<b>GENERAL FUND NET</b>	<b>\$376,753</b>	SANITATION EXPENDITURE	\$33,496		
		<b>SANITATION NET</b>	<b>-\$413</b>		

- POLICE DEPARTMENT

Mr. Brown updated the council on the possibility of hiring recruits for the open police officer positions. There are a few applicants that look promising. Interim Chief Cauthen updated the council on Officer Maner's new K9 training schedule.

- FIRE DEPARTMENT

Fire Chief Curtis reported on an attic fire in Central that was successfully extinguished and damaged was limited to the attic. The department was also involved in training for diesel fires.

B. Council Reports - none

**8. FUTURE AGENDA ITEMS & POTENTIAL QUORUM'S**

**9. EXECUTIVE SESSION**

At 6:59 p.m. Councilmember Carlton made a motion to go into Executive Session and seconded by Councilmember Smith. Motion carried unanimously.

At 10:00 p.m. Mayor Bryce made a motion to exit the Executive Session and return to Regular Session. Motion carried unanimously.

Councilman Welker made a motion to instruct staff to proceed with the plan as discussed in Executive Session and was seconded by Councilmember Smith. The motion passed unanimously.

**10. ADJOURNMENT**

Mayor Bryce adjourned the meeting at 10:05 p.m.

APPROVED:

\_\_\_\_\_  
Heath Brown, Town Manager

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Randy Bryce, Mayor

**CERTIFICATION**

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the regular meeting of the Town Council of the Town of Thatcher held on this 22<sup>nd</sup> day of January. I further certify that the meeting was duly called and held and that a quorum was present.

\_\_\_\_\_  
Annie Reidhead, Deputy Clerk