

**MINUTES OF THE STUDY SESSION
OF THE TOWN COUNCIL OF THE TOWN OF CHINO VALLEY**

**TUESDAY, AUGUST 16, 2016
6:10 P.M.**

The Town Council of the Town of Chino Valley, Arizona, met for a Study Session in the Chino Valley Council Chambers, located at 202 N. State Route 89, Chino Valley, Arizona, on Tuesday, August 16, 2016.

Present: Mayor Chris Marley; Vice-Mayor Darryl Croft; Councilmember Mike Best; Councilmember Susie Cuka; Councilmember Jack Miller; Councilmember Corey Mendoza; Councilmember Lon Turner

Staff Present: Town Manager Robert Smith; Assistant Town Manager Cecilia Gritman; Town Attorney Phyllis Smiley; Finance Director Joe Duffy; Public Works Director/Town Engineer Michael Lopez; Public Works Manager Chris Bartels; Development Services Director Ruth Mayday; Town Clerk Jami Lewis (recorder)

1) CALL TO ORDER; ROLL CALL

Mayor Marley called the meeting to order 6:23 p.m.

2) Discussion regarding legislative changes that will be incorporated into an Ordinance for the agreement between Cable One and the Town of Chino Valley. (Cecilia Gritman, Assistant Town Manager)

Town Attorney Smiley reported that:

- The Town's cable TV license will expire October 30 and the Town's cable TV ordinance was out of date and out of conformance with state and federal law. Council needed to approve a new ordinance before approving the license renewal.
- As regulation of cable TV came from the Federal Cable Act, municipalities could regulate only a few things related to granting licenses, subscriber services, and franchising, primarily to allow wire and cables in Town streets.
- Staff forwarded a draft of the ordinance to Cable One, who provided some input. Staff agreed with some, but not all, of their comments.

Key points in the ordinance were to:

- Update definitions and provisions, moving all regulatory provisions and federal performance standards into the ordinance, which will result in shorter licenses.
- Retain the 15-year term requirement.
- Change the license fee calculation method to conform to federal law.
- Remove Town requirements for capital expenditures, unless offset by license fees.
- Allow the Town to require hookups to basic services to town facilities and public access channels.

She then reviewed a more detailed summary of the draft ordinance.

- 3) Review and discussion regarding the Strategic Plan 2016 final draft. (Ruth Mayday, Development Services Director)

Ms. Mayday reported that she had incorporated Council's latest edits and added an addendum listing the goals accomplished from the 2014 strategic plan and the new goals for the 2016 update.

Mayor Marley questioned language relative to co-branding programs, joining statewide professional organizations, and certified partnerships. Ms. Mayday stated that the language came from the 2014 Strategic Plan and co-branding dealt with using the Town's logo when partnering with other groups.

Council had no further edits and asked staff to bring the item back for approval with the addenda attached.

- 4) Status update and discussion regarding Agritainment (Agribusiness) uses in certain zoning districts in the Town. (Ruth Mayday, Development Services Director)

Ms. Mayday presented on this item:

- *Purpose:* To preserve the agricultural history of Chino Valley; encourage activities that educate, foster interest in, and provide access to agricultural and agricultural business endeavors; and promote entrepreneurialism through agricultural tourism, entertainment, and production.
- *Overview:* Agritainment would allow for activities on an agricultural operation or facility conducted for the public that generated income for the owner/operator of the agricultural operation. It would not: replace traditional agriculture or ranching activities; be a required use; and replace existing approvals such as Conditional Use Permits (CUPs).
- *Application process:* Required a site plan, business license, application and fee, but no CUP or public hearing process.
- *Planning and Zoning Commission recommendation:* Approval, but striking provision relating to converting agricultural land use designation in connection with an agritainment use; and added language related to sewer connections.

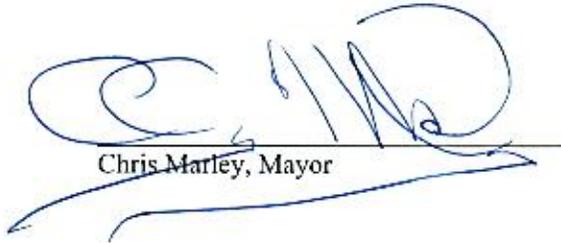
Council and staff discussed the following in more detail:

- *Citizen participation:* Development Services hosted citizen reviews, public hearings, and round table meetings.
- *Overnight rental units:* This provision was directed toward farm workers, horse or dog shows, and the like; and the same regulations for dumping and electric would apply to them as in an RV park. The provision included a maximum lot coverage. This use could still require a CUP if Council so desired.
- *Origin of definitions:* The tax code defined agriculture, amusements, and retail.
 - *Agriculture:* Growing agricultural products and selling them on site or off site was tax exempt.
 - *Amusements:* These were temporary activities such as pony rides, special dinners, and corn mazes, which were taxable if there was a charge for using them, and would fall under agritainment. These were not currently permitted on agricultural zoned property. The overlay would allow them without having to change the Assessor's tax status, zoning, and land use; and without having to get a CUP as currently required. Agritainment would not require paving or other requirements associated with commercial uses. Permanent use of amusements would require a zone change to commercial.

6) ADJOURNMENT

MOVED by Vice-Mayor Darryl Croft, seconded by Councilmember Jack Miller to adjourn the meeting at 8:19 p.m.

Vote: 7 - 0 PASSED - Unanimously



Chris Marley, Mayor

ATTEST:



Jami C. Lewis, Town Clerk

CERTIFICATION:

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Study Session of the Town Council of the Town of Chino Valley, Arizona held on the 16th day of August, 2016. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 13th day of August, 2016.



Jami C. Lewis, Town Clerk