

**MINUTES OF THE REGULAR MEETING
ROADS AND STREETS COMMITTEE
TOWN OF CHINO VALLEY**

**MONDAY, FEBRUARY 8, 2021
4:00 P.M.**

**CHINO VALLEY COUNCIL CHAMBERS
202 N. STATE ROUTE 89, CHINO VALLEY, AZ**

Present: Corey Mendoza, Vice-Mayor; Ron Romley, Secretary; James Wise, Committee Member; Robert Johan, Committee Member; Dean Echols, Committee Member; Wayne Napier, Committee Member

Absent: Jack Miller, Mayor

Staff Present: Cindy Blackmore, Town Manager; Frank Marbury, Public Works Director/Town Engineer; Mark Davis, Street Superintendent; Traci Lavelle (recorder), Deputy Town Clerk; Erin N. Deskins, Town Clerk

Attendees: Tom Armstrong, Councilmember

1) CALL TO ORDER

Vice-Mayor Mendoza called the meeting to order at 4:02 p.m.

2) ROLL CALL

3) APPROVAL OF MINUTES

- a)** Consideration and possible action to approve January 11, 2021, regular meeting minutes.

MOVED by Committee Member Robert Johan, seconded by Secretary Ron Romley to approve the January 11, 2021, regular meeting minutes.

AYE: Vice-Mayor Corey Mendoza, Secretary Ron Romley, Committee Member James Wise, Committee Member Robert Johan, Committee Member Dean Echols, Committee Member Wayne Napier

6 - 0 PASSED - Unanimously

4) PUBLIC WORKS/TOWN ENGINEER'S REPORT

Frank Marbury reported on the following:

- The crack seal portion of the big slurry project will begin on February 22, and the slurry portion would begin in April. Notification to affected neighborhoods would be sent out through mailers.
- Final review for the Rodeo Drive Improvements was underway. This was an Old Home Manor (OHM) project and needed Council budget approval before it could go out to bid. The project would be on hold until the OHM projects were prioritized.
- Road 2 North plans were progressing, and it was on schedule to be advertised for bid in March 2021. The pavement design in front of Safeway would be 5 inches of asphalt over 13 inches of base, with an allowance for a geogrid. The base course would be reduced to 9 inches in most other locations where the pavement was reduced to two lanes. Lane configurations would not change, so the project was strictly pavement replacement. There was a possibility of an interim alignment away from the power pole at the intersection of Road 1 East. The entire Road 2 North project would go to Peppertree.

Members questioned extending the project South. Staff explained the property to the South was under private ownership and acquiring the right-of-way in a timely manner would be difficult. Right-of-way acquisition with Prescott could also become an issue under the current plan. If it did, Town would forego it because at some point they would be coming back to look at a three lane section from the car wash to the intersection, which would force the road to move South. There was discussion about the direction of the road in relation to the power pole. The goal was to acquire additional right-of-way so the eastbound lanes could be wider.

Limits of the project depended on the cost. The slurry seal project had come in under budget. There would be as much money put towards the 2 North project as possible. They would get as close to Peppertree as they could, but would shorten the scope of the project as necessary, or put contingency money towards the project if Council wished. Staff recommended shortening the project instead of lowering the project standards.

AYE: Vice-Mayor Corey Mendoza, Secretary Ron Romley, Committee Member James Wise, Committee Member Robert Johan, Committee Member Dean Echols, Committee Member Wayne Napier

6 - 0 PASSED - Unanimously

5) COMMITTEE CHAIR REPORT

6) CALL TO THE PUBLIC

Call to the Public is an opportunity for the public to address the Board concerning a subject that is not on the agenda. Public comment is encouraged. Individuals are limited to speak for three (3) minutes. The total time for Call to the Public may be up to 15 minutes per meeting. Board action taken as a result of public comment will be limited to directing staff to study the matter, scheduling the matter for further consideration and decision at a later date, or responding to criticism.

7) **CORRESPONDENCE**

8) **OLD BUSINESS**

- a) Discussion regarding the five year Capital Improvement Program.

Committee Members and staff discussed the following:

Perkinsville Road:

- The East Perkinsville Road was broken into two projects splitting the total yearly cost.
- Staff listed the estimated costs for the road work sections.
- Members questioned if heavy users of Perkinsville Road could contribute money or material to the road project. Some members did not favor spending Town money on a road that did not produce a revenue source. Any money saved would be money that could be used elsewhere.

Fiscal Year 2022:

Road 4 ½ North

- Projects included: West Road 4½ North, East Road 2 South, North Road 1 West
- Road 4 ½ North was in bad shape; it had more potholes than road. Traffic was lighter than on Road 4 North. Members discussed the best and worst areas of the road. It was becoming a safety issue.
- Completing the project would alleviate some substitute traffic use on Road 5.
- The same treatment used on Unity Road would not work because traffic was heavier.
- Staff was recommending 3 inches AB surface material over 8 inches of base.

East Road 2 South:

- This was for the half mile between State Route 89 to Road 1 East.
- Many roads were in similar condition, and it was difficult to choose which road to work on first.
- One reason to do Road 2 South was because the Fire Station was on that road.
- There was not much difference between the condition of Road 1 East and Road 2 South. There was a County yard on Road 1 East.
- When the new traffic signal was installed, there might be a reduction of traffic on Road 2 North and a little less traffic on Center Street in front of the High School. Traffic area issues were discussed.
- Members did not see a reason to switch the work to Road 1 South. There was the possibility of a future development, but there was currently no action on it.

North Road 1 West:

- The worst one mile section of the road was between Road 1 North and 2 North.
- It was a long road, and work would have to be done in sections.

Members had no objection to the list of projects.

Fiscal Year 2023:

East Perkinsville Road:

- It included the section from North Jerome Junction to MA Perkins road.
- The road was a public road that saw traffic and needed to be maintained.

- Town could ask for businesses to chip in, but those were established businesses when they were annexed into the Town, so the Town accepted the maintenance of roads going to those business.
- Impact fees were for expansion, not necessarily for maintenance of the roads.
- Members thought that businesses could provide a contribution or possibly a discount on material costs. Staff reminded Members the project would most likely go out to bid and the contractor would be providing the materials.
- Members discussed the benefits and tax value the businesses provided to the Town.
- The Town owned OHM and wanted to attract business there, and since Perkinsville was adjacent to the Business Park and ballfields, it would benefit the Town. Other businesses at OHM included the shooting range, the college, and the equestrian center.
- CDL class drivers from the college were beginning to use Rodeo, and it was only chip sealed, so it was getting ruined. .
- The Town could consider exclusionary roads for truck traffic. It would be a good future agenda topic.
- Members wanted to further discuss Perkinsville Road at a later time.

Fiscal Year 2024:

Old Highway 89 and Rimrock:

- Members thought the road was in good condition, except for the section at Rimrock.
- Staff explained the good part was County maintained and the bad part was Town maintained. The two maintenance areas were discussed. The town owned North of Rimrock for approximately half a mile.
- The work was almost just patchwork. Staff thought that if the Town could match the road quality of their portion to the County's portion, they could try and work an agreement in which the County would take over the maintenance of the entire road, and the Town would formalize their maintenance on Reed Road from Road 2 South to Outer Loop. The Town currently maintained the road without a formalized IGA agreement. The distances were almost identical. The State would consider taking the issue to the Board of Supervisors for consideration as long as the roads were in similar shape.
- Work on the old bridge was mostly cosmetic, but the Town had been trying to locate the original drawings so the bridge inspection reports could be completed.

Fiscal Year 2025:

East Road 1 South and South Road 1 East

- Both roads were in similar shape.
- This was given consideration because of the possible commercial subdivision development, which would bring more traffic to the road. Staff stated there were height restrictions to the developments.
- Staff had been hesitant to repair Road 1 East because sewer and water utilities needed to be installed under the road so the Town could look at commercial development. The lack of utilities had caused issues with development. Coordination would have to be between the Roads and Streets Committee and the Utilities Committee.

Fiscal Year 2026:

North Reed Road

North Road 1 East

- The Road 2 North to Perkinsville section would start at the project planned for the current year. The area was overviewed for Members.
- There was an asterisk next to sidewalks because the transportation plan had a multiuse pathway between Perkinsville and Road 2 North. There may be ADA compliance issues if a

temporary unpaved pathway was put in.

East Perkinsville Road

- From MA Perkins to the end of the pavement.

Arterial Roads and Residential Roads:

- Members thought it would be nice to be able to put in residential roads periodically. .
- Staff stated the roads off Perkinsville and on the West side of the highway were gone.
- West Perkinsville neighborhoods and Sunshine Acres subdivision's roads were in bad shape.
- Members discussed temporary solutions to fix the roads.
- The cost was approximately \$200,000-\$250,000 for each street going East to West or North to South.
- The anticipated annual road budget was approximately \$1 million for contract work, and approximately \$600,000 or routine maintenance. The 5 year plan did not include the routine maintenance projects.

Committee Discussions:

- The new Town Manager thought it was a great idea to work with area businesses to ask for donation to help with the work. She had many years of experience with CIP's and the first year was the most solid for ideas. Year by year the plan would be updated and modified. Staff would prioritize the most important projects first.
- Members thought the showcase project for town citizens was Road 2 North. It would show the community the Town was beginning work and what could be accomplished.
- Members discussed moving Perkinsville down the list to 2025 and move the year 2025 projects up to 2023.
- Members discussed the benefits to putting in utilities to encourage commercial business development.
- Staff would take it to the Utility Committee for discussion.
- Members discussed residential neighborhoods that could be addressed if there were extra funds. Members were comfortable with the Public Works director selecting the areas and bringing them year by year to the Committee to discuss.
- Staff estimated that the cul-de-sac roads near Town Hall and by El Charro were more than 75% damaged.

9) NEW BUSINESS

- a)** Chair and Vice Chair nominations.

Committee Members and staff discussed the following:

- Tom Armstrong was nominated for the Chair and Chair Mendoza expressed interest in becoming the Vice Chair.
- Deputy Town Clerk reminded staff that Mr. Armstrong was not an official member until the upcoming Council meeting and could not officially be appointed to the position.
- The item would be tabled until the next meeting.

- b)** Discussion regarding the Road 4 North Project and proposed straightening of alignment from State Route 89 to Arizona Trail.

Committee Members and staff discussed the following:

- This dated back prior to 2017.
- The intention was to have the commercial corridor to the Business Park be on Road 4 North instead of Perkinsville. For that to happen, there were two major jogs that needed to be straightened out. The first was at Road 1 East and the other at Georgia. The road would also need to be improved to commercial traffic standards.
- The middle of the roundabout at the highway was the section line. It was recommended following the section to straighten out the roads and tie into the Arizona Trail project's new road over the 16 barrel culvert.
- Members did not see this being in the Town's budget for several years. The only information the Town had was an engineer proposal.
- To get future grants, it could be beneficial to have the project on the CIP list and be shovel ready. Having partial plans and land acquired for the project could also help grant awards.
- Committee members could recommend this be addressed at the staff level and possibly as an economic development issue.
- This did not qualify as a CDBG grant project. The properties on the project had to qualify as low income.
- Members discussed the need to acquire right-of-way property to straighten the roads. Staff discussed a property owner who was interested in rezoning his property, and as part of the rezone process the Town asked for any needed right-of-way. In this case, 40 feet from the centerline was required. The property owner was not willing to provide the necessary right-of-way or move the well, as would be required, and pulled his rezone application.
- Members discussed federal funding Prescott received by being shovel ready. Showing an effort in planning could go a long way in grant funding requests.
- This project could be treated as an Economic Development CIP instead of a Roads CIP. The Roads Committee did not object to the project.

10) FUTURE AGENDA SUGGESTIONS

- Exclusionary roads for truck traffic
- Chair and Vice Chair nominations

11) ADJOURNMENT

MOVED by Secretary Ron Romley, seconded by Committee Member Wayne Napier to adjourn the meeting at 5:23.

AYE: Vice-Mayor Corey Mendoza, Secretary Ron Romley, Committee Member James Wise, Committee Member Robert Johan, Committee Member Dean Echols, Committee Member Wayne Napier

6 - 0 PASSED - Unanimously

Submitted: February 18, 2021.

By: *Traci Lavelle, Deputy Town Clerk*

Approved: March 8, 2021.