

# MINUTES

SPECIAL WORK SESSION  
FRIDAY, DECEMBER 6, 2013  
AQUAPLEX  
211 WEST ASPEN AVENUE  
8:00 A.M.

## 1. **CALL TO ORDER**

Mayor Nabours called the meeting to order at 8:10 a.m.

## 2. **ROLL CALL**

Present:

Absent:

MAYOR NABOURS  
VICE MAYOR EVANS  
COUNCILMEMBER BAROTZ  
COUNCILMEMBER ORAVITS  
COUNCILMEMBER OVERTON  
COUNCILMEMBER WOODSON

COUNCILMEMBER BREWSTER

Others present: City Manager Kevin Burke; City Attorney Michelle D'Andrea

## 3. **Discussion Regarding the Regional Plan Parking Lot**

Mr. Cronk stated that the strategies listed in Appendix B of the Regional Plan will be removed and become a standalone resource document.

Councilmember Brewster arrived at 8:33 a.m.

Mr. Cronk explained that the Regional Plan Parking Lot Matrix is broken down by chapter and prioritized based on Council responses. All items that received marks from four or more Councilmembers will be discussed; any items that received less than four marks are listed below the thick, red line of each section and will receive an opportunity to discuss should the submitter request and a majority of Council agree.

The Regional Plan Parking Lot Matrix is attached as Exhibit A; please refer to the matrix for details of the action.

## **INTRODUCTION CHAPTERS I-III (page 1-2)**

1. Consensus to amend per matrix.
2. Consensus to amend per matrix.
3. Consensus to amend per matrix.

4. Consensus to amend per matrix.
5. Consensus for no change.
6. Consensus for no change.
7. Consensus to change word "manage" to "consider."
8. Consensus to remove the word "providing."
9. Consensus for no change.
10. Consensus to amend per matrix.
11. Consensus for no change.
12. Consensus for no change.
13. Consensus for no change.
19. There was discussion about changing the minimum threshold for a major plan amendment of five acres to at least ten acres. There was additional discussion about the relocation of activity centers relative to the original area.

The consensus is for staff to draft additional language in this section to address minor adjustments to the location of an activity center.

**ENVIRONMENTAL PLANNING AND CONSERVATION CHAPTER IV (page 2-4)**

1. Consensus for staff to draft a definition per matrix.
2. Consensus to delete box.
3. Consensus to delete box.
4. Consensus to amend per matrix.
5. Consensus is to put the last sentence in front of Appendix B as a preamble and to eliminate the third policy.
6. Consensus to amend per matrix.
7. Consensus to remove "through local action" and remove "compact development" and replace with "and transition to how we develop land effectively and appropriately."
8. Consensus for no change.
9. Consensus to remove the word "adverse."
10. This item was remedied with the changes identified in item 7.

11. Consensus for no change.
12. Consensus to amend per matrix.
13. Consensus for no change.
14. Consensus for no change.
15. Consensus for no change.
16. Consensus to end the sentence after conservation.
17. Consensus to amend per matrix.
18. Consensus to end the sentence after animals.
19. Consensus for no change.
20. Consensus for no change.
21. Consensus to amend per matrix.
22. Consensus for no change.
23. Consensus to amend per matrix.

A break was held from 9:51 a.m. through 10:05 a.m.

**OPEN SPACE CHAPTER V (page 4-5)**

5. Consensus for no change.

**WATER RESOURCES CHAPTER VI (page 5)**

1. Consensus to treat this as a strategy rather than a policy.
2. Already addressed with prior edits.
3. Consensus for Utilities staff to assist in drafting language that is broader.
4. Consensus for no change.
5. The preamble statement addresses this item.
7. The preamble statement addresses this item.
10. Consensus for no change.

**ENERGY CHAPTER VII (page 5-6)**

1. Consensus to add “encourage small scale” and remove “individual” and replace with “appropriate.”
2. Consensus to eliminate parenthetical in b and c.
3. Consensus to amend per matrix.
4. Consensus for no change.
5. Consensus to amend per matrix.
6. Consensus to amend per matrix.
7. Consensus for no change.

**COMMUNITY CHARACTER CHAPTER VIII (page 6-7)**

1. Consensus for staff to draft a policy of burying overhead lines wherever possible.
2. Consensus for no change.
3. Consensus for no change.
4. Consensus for staff to draft options to combine policy 1.5 and 1.3.
5. Consensus for no change.
6. Consensus for no change.
7. Consensus for staff to draft possible changes for consideration.
8. Consensus for staff to draft more balanced wording with relation to modes of transportation.
9. Consensus to change “integrate” to “encourage the integration.”
10. Consensus to amend per matrix.
11. Consensus for staff to draft a policy to address heritage preservation goals.
12. Consensus to end sentence at festivals.
13. Consensus to amend per matrix.

**LAND USE AND GROWTH AREAS CHAPTER IX (Page 7-11)**

1. Consensus for no change.
2. Consensus for staff to draft a policy to address heritage preservation goals.

3. Councilmember Oravits expressed concern about the preference of compact development throughout the document. Mr. Cronk stated that compact development has been a part of the Regional Plan for the last 14 years and it has not precluded any development. Councilmember Oravits explained that the document attempts to eliminate single family, detached housing.

Councilmember Woodson suggested a tiered break down of how compact development addresses suburban, rural, and urban development.

Mayor Nabours suggested that the last sentence of the second paragraph on IX9.65 should be changed to "this plan encourages compact development." Additionally, a sentence should be added to page IX 9.7 that states compact development is a tool but not the only option available.

The consensus is for staff to redraft the language to enhance a more holistic approach with a variety of options.

4. Consensus for staff to redraft the language to make it a more balanced, neutral approach to transportation.
5. Consensus for staff to improve the definition of pedestrian shed to be more than a quarter mile.
6. Mr. Cronk explained that this item does not forever lock an area in as no development; a developer can apply for an amendment to the growth boundary that the Council will hear and consider and make decisions on.

Councilmember Woodson noted that the concern is that the City loses an opportunity to plan utility and transportation corridors in the area.

Mr. Cronk stated that the density of both sections is being put into one section and leaving the other as future consideration whereas currently the density is being split between the two.

Consensus for no change.

7. Consensus for no change.
8. Consensus to amend per matrix.
9. Consensus for no change.
10. Consensus for staff to draft a policy.
11. Consensus to amend per matrix.
12. Consensus for no change.
13. Consensus to end the sentence at agriculture and remove the list.

14. Consensus for no change.
15. Consensus is for staff to reword with less limitation and inclusion of reinvestment in urban areas.
16. Consensus for no change.
17. Consensus to amend per matrix.

A break was held from 12:05 p.m. through 12:57 p.m.

18. Consensus to amend per matrix.
19. Consensus to amend per matrix.
20. Already addressed with prior edits.
21. Consensus to amend per matrix.
22. Consensus to amend per matrix.
23. Already addressed with prior edits.
24. Consensus to amend per matrix.
25. Consensus to amend per matrix.
26. Consensus for no change.
27. Consensus for the addition of the word "multi-modal."
28. Consensus for staff to reword the policy for balance with pedestrians and vehicles.
29. Consensus for no change.
30. Consensus to remove the statement "and invest in."
31. Consensus to amend per matrix.
35. Vice Mayor Evans stated that there really needs to be a policy that addresses parking in residential areas. Mr. Cronk suggested referring back to 18 and adding language for existing development and broaden the concept to include a residential parking program.  
  
Consensus to have staff draft language for a residential parking program in conjunction with item 18.
34. Vice Mayor Evans stated that the section needs to include language that speaks to the people who live in the area. Councilmember Barotz offered that some of

the policies in the chapter could directly affect the lives of some people and this is not recognized in the plan.

Vice Mayor Evans stated that there can be negative impacts of infill and redevelopment and the section should address those impacts and how to mitigate them. There should be policies in place that make sure that people are guaranteed their rights in the event of dislocation and relocation. Mr. Cronk offered that something could be included in the general guideline document that discusses sensitivity to persons who are living in a location that might be subject to relocation or dislocation. The statement has to be very macro in size but it opens the door for future consideration.

Consensus for staff to draft language that addresses the people and possible relocation and dislocation policies.

**TRANSPORTATION CHAPTER X (page 11-13)**

1. Consensus for no change.
2. Consensus for no change.
3. Consensus for no change.
4. Consensus for no change.
5. Consensus to amend per matrix.
6. Consensus for no change.
7. Consensus for removal of word “targeted.”
8. Consensus for no change.
9. Consensus to amend per matrix.
19. Consensus for staff to draft policy that addresses street maintenance for inclusion in the Transportation chapter.

**ECONOMIC DEVELOPMENT CHAPTER XIV (page 14-20)**

1. The Flagstaff Chamber of Commerce submitted a number of suggestions; each suggestion is included below:
  22. Consensus to amend per matrix.
  23. Consensus to remove the word “private” and keep the existing list of three items; staff to draft language that incorporates the Chamber suggested list.
  24. Consensus for no change.

25. Consensus to amend per matrix with the addition of “and stability” after strength in the first sentence.
26. Vice Mayor Evans noted that there are people without higher education that also need increased wages; it should be an all inclusive statement with relation to education.  
  
Consensus for staff to reword as Vice Mayor Evans suggested.
27. Consensus to amend per matrix.
28. Consensus to amend per matrix; staff to draft language.
29. Consensus to amend per matrix.
30. Consensus to amend per matrix.
31. Consensus to amend per matrix and include a reference to contact the Chamber of Commerce and/or Economic Development for average wage information.
32. Consensus for no change.
33. Consensus to list all schools and programs.
34. Consensus to list all schools and programs.
35. Consensus to list all schools and programs.
36. Consensus for no change.
37. Consensus to delete the entire paragraph.
38. Consensus to replace “high school” with “secondary schools.”
39. Consensus for no change.
40. Consensus for embellishment of the section.
41. Consensus to add “Examples of Flagstaff Employers” in the heading and add “Tourism Businesses” as well as list a website reference to other sources.
42. Consensus for no change.
43. Consensus to protect the “land use.”
44. Consensus to amend per matrix.
45. Consensus to amend per matrix.



46. Consensus for no change.
47. Consensus to make the “diverse” changes but do not delete the last four words as proposed.
48. Consensus to delete sentence.
49. Consensus to amend per matrix.
50. Consensus to amend per matrix.

A break was held from 2:32 p.m. through 2:45 p.m.

2. Consensus for no change.
3. Consensus to delete policy 1.3.
4. Consensus for no change.
5. Consensus to amend per matrix.
6. Consensus to add “including, but not limited to” in front of list.
7. Item already addressed with Chamber of Commerce suggestions.
8. Consensus for no change.
9. Consensus to replace “develop” with “encourage.”
10. Consensus to amend per matrix.
11. Consensus to develop a statement that meets the needs of the current work force.
12. Consensus for no change.
13. Consensus for no change.
14. Consensus to include the number of local students and the impact on the local economy.
15. Vice Mayor Evans stated that information is needed about gentrification, displacement, and relocation in the section. It is addressed in a different chapter but this information needs to be included in this chapter as well or a reference back to the land use chapter in which it is discussed.
17. Consensus for no change.
19. Vice Mayor Evans stated that there is no reference to the economic impact of the Sovereign Nations.

Consensus for the addition of a broad statement on the economic impact of the sovereign nations.

20. Consensus to list the organizations and not the specifics.

**NEIGHBORHOOD, HOUSING AND URBAN CONSERVATION CHAPTER XIII (page 13-14)**

1. Councilmember Woodson stated that this may negatively impact the community while positively impacting the economy and suggests a stronger relationship with NAU in planning for off campus growth.

Consensus for staff to draft language that is specific to NAU in a positive way.

2. Consensus for no change.
3. Consensus to add “especially in historic neighborhoods” to the policy.
4. Consensus for no change.
5. Resolved with previous discussion and direction of compact development.
6. Consensus for no change.
7. Mr. Eastman stated that the plan will cross reference and link between chapters to address the balance issue and redevelopment in relation to the people as well.
8. Consensus for no change.
9. Consensus for no change.
10. Consensus for no change.
11. Consensus for no change.
13. Consensus for no change.

**PUBLIC BUILDINGS, SERVICES, FACILITIES, and SAFETY CHAPTER XIII (page 13)**

1. Consensus to remove “enhanced” and replace with “quality.”
2. Consensus to add historical data to the policy.
3. Consensus for no change.
4. Consensus for no change.
5. Consensus to amend per matrix and change “must” to “considered.”

Mr. Cronk stated that the Preamble, the annual report issue and overall definition of Compact Development are the only remaining items to discuss. These items will be placed on an upcoming Council meeting agenda for discussion and direction.

**4. Adjournment**

The Special Work Session of the Flagstaff City Council held December 6, 2013, adjourned at 3:50 p.m.

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MAYOR

ATTEST:

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CITY CLERK