



TOWN OF JEROME

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Founded 1876

Incorporated 1899

MINUTES

General Plan Steering Committee

Wednesday, May 27, 2015 6:00 p.m.

Jerome Fire Station, 101 Clark Street

ITEM 1: Call to Order/Roll Call

Doug Freund called the meeting to order at 6:00

Roll call was taken by Al Sengstock, Zoning Administrator. Members present: Doug Freund, Suzy Mound, Mimi Currier, Henry Melody, Margie Hardie, Jane Moore and Denise Guth. Anne Gale was not present.

Staff present: Al Sengstock, Zoning Administrator and Joni Savage, Deputy Clerk

Public present: Natalie Barlow (At the beginning of the meeting Ms. Barlow was a member of the public.)

ITEM 2: Approve meeting minutes of April 22, 2015

Mimi Currier moved to accept the minutes with changes, it was seconded by Margie Hardie. The minutes were approved unanimously at 6:24 p.m.

ITEM 3: Public Comment – There was no public comment.

ITEM 4: Nomination of Natalie Barlow to the Committee

Doug Freund made a motion to accept Natalie Barlow onto the committee, it was seconded by Mimi Currier. Motion carried unanimously.

ITEM 5: Review and Approve Changes from Last Session.

The Committee is beginning on page 3 item 8 of Mr. Sengstock's handout to read: Thoroughly consider possible negative impacts on traffic, roads and neighborhoods prior to issuing building permits.

Owners/builders must assume the responsibility to protect town streets and roadways and be financially responsible for any damage caused by heavy equipment during construction.

Mr. Freund went back to page 1 and referred to the primary paragraph for the Circulation Element. He wants the second sentence in that paragraph to read: Although the primary mode of transportation to and from Jerome destinations is vehicular, pedestrian paths and corridors are the primary mode of circulation within the Town. Bicycle and equestrian paths shall be considered part of a complete circulation system.

Mr. Sengstock mentioned they start from the beginning of the document every time.

Mr. Freund directed the committee to page 2 the Circulation Policy number 2: "To implement a long range street and walkway plan," he would remove to and put in Improvement plan providing suitable maintenance of streets sidewalks curbs and gutter.

There was further discussion about this statement. Direct Industrial and commercial traffic, Mr. Freund wants to keep that in.

The committee instructed Mr. Sengstock to begin the statement with Direct industrial and commercial traffic and develop the sentence further.

Mr. Freund moved to (Working on Item 4 page 2.) "Encourage greater pedestrian activity by developing new parking lot opportunities." He does not recall that language and would like to change the verbiage to by "providing adequate parking," and remove developing. Developing parking options and shuttle systems. Now instead of developing we will use the word consider.

Mr. Sengstock stated, Encourage greater pedestrian activity by developing new shuttle systems, which will reduce vehicular activity in and through our Town. (No one negated this statement.)

Ms. Hardie stated she liked the statement, however she was wondering if it couldn't be broadened more to include any type of transportation.

Encourage greater pedestrian activity by developing new shuttle systems, which will reduce vehicular activity in and through the Town. This was agreed upon.

Mr. Sengstock brought up item 8 again. Thoroughly consider possible negative impacts on traffic, roads and neighborhoods prior to issuing building permits owner/builders must assume the responsibilities to protect Town streets and roadways and be financially responsible for any damage caused by heavy equipment during construction. He changed it to consider the negative impact on traffic, roads and neighborhoods prior to issuing building permits. The owner/builder must assume the responsibility for any and all. (And that is where the committee stopped.) Mr. Sengstock will work on this to make it simpler and more specific.

Ms. Currier said that this should include the neighbor's property.

Mr. Sengstock informed her that the Town cannot get involved in a civil suit.

Item 10: Mr. Sengstock initiated conversation in reference to item 10. To encourage all new construction and expanded uses to provide on-site parking.

Ms. Hardie suggested using off-street instead of on-site.

Mr. Freund suggested: Encourage on-site parking for all new construction and expanded uses.

Ms. Currier said require is stronger language than encourage.

Mr. Sengstock explained how off-street parking is not required as long as they have parking bequeathed to them.

Ms. Hardie brought up off-street parking. She also stated that the words encourage and consider make sense for use in the general plan.

Ms. Moore believes there needs to be on-site parking in the residential zones.

The committee discussed the difference between off-street and on-site parking. This is still item 10.

Mr. Sengstock said the simplest thing to do is to encourage off-street parking.

Ms. Moore stated again that it should be more specific.

This was Mr. Sengstock's original statement, "Encourage all new construction and expanded uses to provide on-site parking."

Ms. Moore and Ms. Hardie agreed with this statement. Although, Ms. Hardie thought the committee might want to expand on the statement.

Mr. Sengstock said the primary focus is to try to get people to park on their own property.

Ms. Mound proposed if someone were to build and they choose to not do on-site parking and they park on a vacant lot. Then five years later the person who owns the vacant lot decides to build a house on it. Then what happens to the first person that was using that space.

Mr. Sengstock said the code now says the parking must be permanently deed restricted, which has not been followed in the Town. Actual law would say if they lost their parking spot they would technically lose their use. He went on to say when writing the General Plan you want to avoid these problems by providing permanent parking that goes with the use.

Mr. Freund said to leave Item 10 the way it was in 1981. He then asked Mr. Sengstock to look at it again.

Ms. Moore came up with, To encourage off-street parking in all areas of Town as well as on-site parking in residential zones. And require on-site for all residential uses.

Ms. Hardie stated on-site with residential use.

Mr. Sengstock read, in the R1 zones on-site parking is required. The code already requires on-site parking in the residential zones.

The committee discussed this at great length.

Mr. Sengstock will continue to work on Item 10 once again.

The committee moved on to the Railroad element, which is on page 4. They agreed to change should to could.

Mr. Freund referenced the Airport section and suggested using scheduled between Cottonwood and Sky Harbor instead of scheduled from Cottonwood and Sky Harbor.

Ms. Hardie suggested using the Verde Valley instead of Cottonwood.

The committee agreed on that.

The committee moved on to New: Goals and Objectives on page 5.

Mr. Freund suggested removing the wording of our and we.

Ms. Currier inquired about paving parking areas; she believed that the committee had not decided to pave.

Ms. Hardie said to remove, As we move into the future. All seemed to agree with that.

Mr. Sengstock read Item 1 page 5, Regularly review parking and transportation issues throughout our community and create a citizen's roads and transportation committee responsible for developing a street improvement plan and work with Town staff to develop possible funding streams for future improvements.

Ms. Guth does not want to leave this (parking) up to just anyone's idea.

Mr. Sengstock stated this is why we suggested a committee.

Ms. Hardie said she couldn't speak with any intelligence about transportation. Perhaps we could say something about professional help with the roads and transportation. Maybe someone to consult with.

Ms. Currier stated there was still no resolution about paving of the parking lots.

Mr. Sengstock stated that this is just for future consideration.

Mr. Sengstock changed Item 1 page 5 to read, Regularly consider best practices for developing street improvements and work with Town staff to develop possible funding streams for future improvements. The committee seemed to approve of this statement.

Mr. Freund wants to retool the Existing Circulation paragraph.

Mr. Sengstock said he would look at it again.

The committee moved on to Item 2 on page 5. There was little discussion about changing this one. The corrections made were spelling and grammatical errors.

Mr. Sengstock read, Jerome's unique and historic status is the primary reason why road configuration options are limited. The costs of maintaining and improving many of the streets is beyond the current financial capacity of the Town. The challenge is to develop funding mechanisms which will allow Jerome to keep both its historic streetscape while keeping its streets safe. This was on page 7 or Mr. Sengstock's handout.

ITEM 6: Continue Review of Circulation Element Including Changes

The committee ended discussion on page 7, the second paragraph on safety improvements.

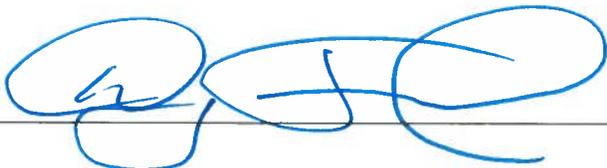
ITEM 7: Future Agenda Items

Ms. Hardie asked that the minutes specifically represent where we left off.

ITEM 8: ADJOURNMENT

Mimi Currier made a motion to adjourn it was seconded by Jane Moore. The meeting adjourned at 8:10 p.m.

Respectfully submitted by Joni Savage on June 24, 2015.

Approved:  Date: 7/22/2015
Chair

Attest:  Date: 7-22-15
Vice Chair