



TOWN OF JEROME

Special Meeting of the Jerome

Board of Adjustment Agenda

Post Office Box 335, 600 Clark Street, Jerome, Arizona (928) 634-7943

Tuesday, March 31, 2026, at 6:00 pm

Item 1: Call to order/roll call

Item 2: Petitions from the public — Pursuant to A.R.S. § 38-431.01(H), public comment is permitted on matters not listed on the agenda, but the subject matter must be within the jurisdiction of the board. All comments are subject to reasonable time, place, and manner restrictions. All petitioners must fill out a request form with their name and subject matter. When recognized by the chair, please state your name, and please observe the three (3)-minute time limit. No petitioners will be recognized without a request. The board's response to public comments is limited to asking staff to review a matter commented upon, asking that a matter be put on a future agenda, or responding to criticism.

Possible Direction to Staff

Item 3: Approval of Minutes: Minutes of the Board of Adjustment meeting of Nov. 30, 2022

Item 4: Election of Officers: The Board will elect a new Chair & Vice-Chair.

New Business:

No New Business

Informational Items:

Item 5: Future Items –the Zoning Administrator will provide updates for upcoming agenda items.

Item 6: Adjourn

The undersigned hereby certifies that this notice and agenda was posted at the following locations on or before 6 p.m. on _____
970 Gulch Road, side of Gulch fire station, exterior posting case
600 Clark Street, Jerome Town Hall, exterior posting case
120 Main Street, Jerome Post Office, interior posting case

Kristen Muenz, Town Clerk, Attest

Persons with a disability may request reasonable accommodations such as a sign language interpreter by contacting Town Hall at (928) 634-7943. Requests should be made as early as possible to allow sufficient time to make arrangements. Anyone needing clarification on an agenda item may call William Blodgett at (928) 634-7943.

SPECIAL MEETING OF THE TOWN OF JEROME
BOARD OF ADJUSTMENT
DATE: Wednesday, November 30, 2022 TIME: 6:00 pm
PLACE: JEROME CIVIC CENTER

DRAFT MINUTES

6:00 (0:06) ITEM 1: CALL TO ORDER/ROLL CALL

Chair Gary Shapiro called the meeting to order at 6:00 p.m.
 Zoning Administrator Will Blodgett called the roll. Present were Chair Shapiro, Vice Chair Suzy Mound, board member Natalie Barlow, and board member Margie Hardie. Board member Chris Babbage was absent.
 Staff present included Zoning Administrator Will Blodgett.

6:00 (0:46) ITEM 2: APPROVAL OF MINUTES: Regular Meeting of February 17, 2022

Discussion/Possible Action/ Possible Direction to Staff

Mr. Shapiro asked if everyone was in favor of approving the minutes as presented.
 Ms. Hardie requested that page numbers be added to the bottom of the minutes for ease of reading.
 Mr. Blodgett said that it was an oversight, and they could be added.
 Ms. Hardie said it would be helpful. She said also, on one page, it says "Margie questioned." She requested it be changed for the sake of continuity, because the minutes refer to her as Ms. Hardie every other time.
 Ms. Barlow had a correction of a typo regarding a comment about a shack. She said that shack may not be the correct word because it was a storage shed.
 There was some discussion as to the location of that typo, and whether it was a tool shed or not. Mr. Shapiro said that he also thought it was a tool shed and not a shack.
 Mr. Blodgett asked if they would like the terminology changed from shack to shed.
 Ms. Hardie asked if that was what the applicant had called it and Mr. Shapiro said it may have been.
 Mr. Blodgett offered to go over the recording and check.
 Mr. Shapiro asked if there were any other corrections.
 Ms. Barlow asked for clarification on a comment regarding a stone wall. She said she was also unclear as to the wording on the last page regarding a future meeting that was originally going to take place in March. She asked that the words "along with" be removed.

Motion to approve the minutes of the Board of Adjustment meeting of February 17, 2022, with suggested adjustments

| BOARD MEMBER | MOVED | SECONDED | AYE | NAY | ABSENT | ABSTAIN |
|--------------|-------|----------|-----|-----|--------|---------|
| BABBAGE | | | | | X | |
| BARLOW | | | X | | | |
| HARDIE | X | | X | | | |
| MOUND | | X | X | | | |
| SHAPIRO | | | X | | | |

6:08 (8:41) ITEM 3: Election to appoint Chair & Vice-Chair

Discussion/Possible Action/ Possible Direction to Staff

Mr. Shapiro introduced the item and asked if anyone would like to make a nomination.
 Ms. Mound said that she would like to nominate Margie Hardie to be the Chair of the Board of Adjustments.
 Mr. Shapiro asked if there was any discussion or a second on the motion.
 Ms. Barlow seconded the motion, and it was carried.
 Ms. Hardie thanked the board for the vote and confirmed that she will be the chair. She said she would like to make a motion to nominate Gary Shapiro as vice chair.
 Ms. Mound seconded that motion.
 Mr. Shapiro asked if there was any discussion and, hearing none, the vote was taken.

Motion to appoint Margie Hardie as Chair

| BOARD MEMBER | MOVED | SECONDED | AYE | NAY | ABSENT | ABSTAIN |
|--------------|-------|----------|-----|-----|--------|---------|
| BABBAGE | | | | | X | |
| BARLOW | | X | X | | | |
| HARDIE | | | X | | | |
| MOUND | X | | X | | | |
| SHAPIRO | | | X | | | |

Motion to appoint Gary Shapiro as Vice Chair

| BOARD MEMBER | MOVED | SECONDED | AYE | NAY | ABSENT | ABSTAIN |
|--------------|-------|----------|-----|-----|--------|---------|
| BABBAGE | | | | | X | |
| BARLOW | | | X | | | |
| HARDIE | X | | X | | | |
| MOUND | | X | X | | | |
| SHAPIRO | | | X | | | |

6:10 (10:02) ITEM 4: ADJOURN

Mr. Blodgett asked to give some updates before the meeting adjourned. He said that he does not have a date set, but the meeting that was referred to in the February minutes has not been settled yet. It was postponed as higher levels waited on a resolution. He explained that tonight's meeting was partly in preparation for that meeting so that we can be as ready, with as full a board, as possible.

Mr. Shapiro said that he feels it is essential to have a full board. He said that one of the board members may need to recuse themselves due to a relationship with an accountant. And, with only three members present, any vote would have to be unanimous to carry.

Mr. Blodgett said that both parties, the town and Mr. Koppelman, would like to have as full a board as possible.

Ms. Hardie asked how long we are going to wait. She said that we received a packet months ago. Are there additions to the packet? If there are, she would personally like to get them now.

Mr. Blodgett said that he had not generated any new documents. His understanding is that there was discourse between the town attorney and Mr. Koppelman and we were waiting for a response.

Ms. Hardie asked, what is the meeting for?

Mr. Shapiro explained that the object of the meeting, the most significant part, is that Mr. Koppelman is appealing the Zoning Administrator's interpretation.

Ms. Hardie replied, which we don't have.

Mr. Shapiro said it will be presented at that meeting. That is what the meeting is particularly about, not about changes of Arizona laws or voluminous information from Mr. Koppelman, but whether we find the interpretation correct or if it is to be corrected by Mr. Koppelman.

Ms. Hardie said, but we don't have that interpretation, that is my point. She apologized for speaking on a subject outside of the current meeting.

Mr. Blodgett explained that the documents have not been updated as there is still communication occurring between the lawyers.

Ms. Mound asked whether it had been determined if Mr. Babbage intended to stay on the board.

Mr. Blodgett answered that it had not been determined.

Mr. Shapiro said he believed he had not attended tonight's meeting because he was in Mexico. He asked Mr. Blodgett if Mr. Babbage had tendered a resignation letter.

Mr. Blodgett said he had not received anything official from Mr. Babbage. He said he would reach out to him again.

Ms. Hardie said this is his first absence, it is the first of four.

Mr. Shapiro asked if there were any further questions.

Ms. Mound motioned to adjourn, and Ms. Hardie seconded that motion.

Motion to adjourn at 6:16 p.m.

| BOARD MEMBER | MOVED | SECONDED | AYE | NAY | ABSENT | ABSTAIN |
|--------------|-------|----------|-----|-----|--------|---------|
| BABBAGE | | | | | X | |
| BARLOW | | | X | | | |
| HARDIE | | X | X | | | |
| MOUND | X | | X | | | |
| SHAPIRO | | | X | | | |

Approved: _____
Margie Hardie, Chair

Date: _____

Attest: _____
Kristen Muenz, Deputy Clerk

Date: _____