

COUNCIL MEETING AGENDA

Thursday, June 16, 2016

Members may attend in person or by telephone

Ed Foster, Mayor

Carol Kelley
Loretta Warner
Hal Davidson

Mark Orgeron
Gunny St. Germain

**Quartzsite Town Hall
Council Chambers
465 North Plymouth Avenue
Quartzsite, Arizona**

**Special Meeting
3:00 PM**

SPEAKING TO THE COUNCIL

*If you are interested in speaking to the Council during Public Hearings, Communications fr
fill out a speaker card (located on the table inside the front entrance to the Council Chambe
of the meeting. Each individual will be limited to three (3) minutes for their remarks.*

*All persons attending the Council meeting, whether speaking to the Council or not, are expe
politeness, propriety, decorum and good conduct. Any person interfering with the meeting in any way, or acting rudely or loudly, will be asked to
leave.*

CELL PHONES AND RECORDING DEVICES

*As a courtesy to others please turn off or silence all cell phones or pagers. Reporters or others with recording devices are requested to be staged at
the back of the public seating area in order not to interfere with the meeting.*

***Items may be discussed earlier or in a different sequence.
Headphones are available upon request for the hearing impaired.***

AGENDA ITEM	COUNCIL ACTION
CALL TO ORDER OF SPECIAL MEETING	
INVOCATION AND PLEDGE OF ALLEGIANCE <i>The invocation may be offered by a person of any religion, faith, belief or non-belief. Interested persons should contact the Clerk for further information.</i>	
ROLL CALL	
CALL TO THE PUBLIC - <i>At this time, members of the public may comment on matters within the jurisdiction of the Town but not on the agenda. For the official record, individuals must state their name. There is a 3 minute limit for each speaker. The Council's response is limited to responding to criticism, asking staff to review a matter commented upon, or asking that a matter be put on a future agenda.</i>	

	<p>PUBLIC HEARING</p> <p><i>If no requests to speak have been submitted, Items will be heard at one Public Hearing. Items may be heard separately if requested by a member of the Council or if a request to speak has been submitted. Comments will be heard from those in support of or in opposition to an item. Hearings may be held prior to the estimated time indicated on the Agenda.</i></p> <p><i>In order to comment on a Public Hearing Item, you must fill out a public comment form, indicating the Item Number on which you wish to be heard. There is a 3 minute limit for each speaker.</i></p> <p><i>Once the hearing is closed, there will be no further public comment unless requested by a member of the Council. After the Public Hearing, the Council may act on all items not requiring additional staff, public or Council Member comment with a single vote.</i></p>	
1.	Public Hearing to discuss merits of proposed Community Development Block Grant (CDBG) projects as submitted during the community forum on May 23rd, 2016.	
	<p>ADMINISTRATIVE ITEMS</p> <p><i>Administrative items are for Council discussion and action. It is at the discretion of the majority of the Council regarding public input requests on any Administrative Item. Persons wishing to speak on an Administrative Item should complete a Request to Speak Form and indicate the Item they wish to address. Council may or may not accept public comment.</i></p>	
2.	<p>A RESOLUTION OF THE MAYOR AND COUNCIL OF THE TOWN OF QUARTZSITE AUTHORIZING THE SUBMISSION OF AN APPLICATION FOR FY 2016 STATE COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS, CERTIFYING THAT SAID APPLICATION MEETS THE COMMUNITY'S PREVIOUSLY IDENTIFIED HOUSING AND COMMUNITY DEVELOPMENT NEEDS AND THE REQUIREMENTS OF THE STATE CDBG PROGRAM, AND AUTHORIZING ALL ACTIONS NECESSARY TO IMPLEMENT AND COMPLETE THE ACTIVITIES OUTLINED IN SAID APPLICATION.</p>	Possible Action by Motion

3.	A RESOLUTION OF THE MAYOR AND COUNCIL OF THE TOWN OF QUARTZSITE ADOPTING A RESIDENTIAL ANTI DISPLACEMENT AND RELOCATION ASSISTANCE PLAN FOR FY 2016 AS REQUIRED UNDER SECTION (d) OF THE HOUSING AND COMMUNITY DEVELOPMENT ACT OF 1974 AS AMENDED.	Possible Action by Motion
	ADJOURN	MOTION to adjourn.

PERSONS WITH A DISABILITY MAY REQUEST A REASONABLE ACCOMMODATION BY CONTACTING THE TOWN CLERK'S OFFICE AT 928-927-4333. REQUESTS SHOULD BE MADE 24 HOURS IN ADVANCE PLEASE, OR AS EARLY AS POSSIBLE TO ALLOW TIME TO ARRANGE ACCOMMODATION.

COUNCIL MAY NOT ACT ON ITEMS NOT ON THE AGENDA

Certification of Posting

The undersigned hereby certifies that a copy of the attached notice was duly posted at the following locations: Quartzsite Town Hall, 465 N. Plymouth Ave, Quartzsite, AZ, U.S. Post Office, 80 W. Main Street, Quartzsite, AZ and The Senior Center, 40 Moon Mountain Ave, Quartzsite, AZ, in accordance with the statement filed by the Town of Quartzsite with the Town Clerk, Town of Quartzsite.

By:

Signed

Date



TOWN OF QUARTZSITE

REGULAR COUNCIL MEETING
Thursday, June 16, 2016

Agenda Item:

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE TOWN OF QUARTZSITE AUTHORIZING THE SUBMISSION OF AN APPLICATION FOR FY 2016 STATE COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS, CERTIFYING THAT SAID APPLICATION MEETS THE COMMUNITY'S PREVIOUSLY IDENTIFIED HOUSING AND COMMUNITY DEVELOPMENT NEEDS AND THE REQUIREMENTS OF THE STATE CDBG PROGRAM, AND AUTHORIZING ALL ACTIONS NECESSARY TO IMPLEMENT AND COMPLETE THE ACTIVITIES OUTLINED IN SAID APPLICATION.

Summary:

Responsible Person:

Attachment: Resolution No. 16-04

Action Requested:

RESOLUTION NO. 16 - _____

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE TOWN OF QUARTZSITE AUTHORIZING THE SUBMISSION OF AN APPLICATION FOR FY 2016 STATE COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS, CERTIFYING THAT SAID APPLICATION MEETS THE COMMUNITY'S PREVIOUSLY IDENTIFIED HOUSING AND COMMUNITY DEVELOPMENT NEEDS AND THE REQUIREMENTS OF THE STATE CDBG PROGRAM, AND AUTHORIZING ALL ACTIONS NECESSARY TO IMPLEMENT AND COMPLETE THE ACTIVITIES OUTLINED IN SAID APPLICATION.

WHEREAS, the Town of Quartzsite is desirous of undertaking community development activities; and,

WHEREAS, the State of Arizona is administering the Community Development Block Grant Program; and

WHEREAS, The State CDBG Program requires that CDBG funds requested addresses one of the three Congressional Mandated National Objectives; and

WHEREAS, the activities within this application address the community's identified housing and community development needs, including the needs of low and moderate income persons; and

WHEREAS, an Applicant of State CDBG funds is required to comply with the program guidelines and Federal Statutes and regulations.

NOW, THEREFOR, BE IT RESOLVED THAT the Mayor and Council of the Town of Quartzsite authorize an application to be made to the State of Arizona, Department of Housing for FY 2016 CDBG funds, and authorize the Mayor to sign the application and contract or grant documents for receipt and use of those funds for the Tyson Wash Manhole and Cover Rehabilitation project and authorize the Mayor to take all actions necessary to implement and complete the activity submitted in said application; and

THAT this application for State CDBG funds meets the requirements of low-and moderate-income benefit for activities justified as benefiting low-and moderate-income persons, aids in the prevention or elimination of slum and blight or addresses an urgent need which poses a threat to health; and

THAT, the Town of Quartzsite will comply with all State CDBG Program guidelines, Federal Statutes, and regulation applicable to the State CDBG Program and the certifications contained in this application.

PASSED AND ADOPTED by the Mayor and Common Council of the Town of Quartzsite, Arizona this 16th day of June 2016.

ATTEST:

Tina Abriani, Town Clerk

Ed Foster, Mayor

APPROVED AS TO FORM:

Susan D. Goodwin, Town Attorney



TOWN OF QUARTZSITE

REGULAR COUNCIL MEETING
Thursday, June 16, 2016

Agenda Item: A RESOLUTION OF THE MAYOR AND COUNCIL OF THE TOWN OF QUARTZSITE ADOPTING A RESIDENTIAL ANTI DISPLACEMENT AND RELOCATION ASSISTANCE PLAN FOR FY 2016 AS REQUIRED UNDER SECTION (d) OF THE HOUSING AND COMMUNITY DEVELOPMENT ACT OF 1974 AS AMENDED.

Summary:

Responsible Person:

Attachment: Resolution No. 16-05

Action Requested:

RESOLUTION NO. 16 - _____

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE TOWN OF QUARTZSITE ADOPTING A RESIDENTIAL ANTIDISPLACEMENT AND RELOCATION ASSISTANCE PLAN FOR FY 2016 AS REQUIRED UNDER SECTION (d) OF THE HOUSING AND COMMUNITY DEVELOPMENT ACT OF 1974 AS AMENDED.

WHEREAS, Section 104(d) of the Housing and Community Development Act of 1974, as amended, and implementing regulations require that each applicant for Community Development Block Grant funds must adopt, make public and certify that it is following a residential anti displacement and relocation assistance plan.: and

WHEREAS, the Town of Quartzsite is submitting an application to the Arizona Department of Housing for Community Development Block Grant funds

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and Council of the Town of Quartzsite, do hereby adopt the residential antidisplacement and relocation assistance plan as described below.

RESIDENTIAL ANTIDISPLACEMENT AND RELOCATION ASSISTANCE PLAN

The Town of Quartzsite will replace all occupied and vacant occupiable low/moderate income dwelling units demolished or converted to a use other than as low/moderate income housing as a direct result of activities assisted with funds provided under the Housing and Community Development Act of 1974 as amended

All replacement housing will be provided within three years of the commencement of the demolition or rehabilitation relating to the conversion.

Before obligating or expending funds that will directly result in such demolition or conversion, the Town of Quartzsite will make public and submit to the ADOH CDBG Program the following information in writing:

1. A description of the proposed activity:
2. The general location on a map and approximate number of dwelling units by size (number of bedrooms) that will be demolished or converted to a use other than as LM dwelling units as a direct result of the assisted activity:
3. A time schedule for the commencement and completion of the demolition or conversion:
4. The general location on a map and approximate number of dwelling units by size (number of bedrooms) that will be provided as replacement dwelling units:
5. The source of funding and time schedule for the provision of replacement dwelling units:
and
6. The basis for concluding that each replacement dwelling unit will remain a LM dwelling for at least 10 years from the date of initial occupancy:

7. Information demonstrating that any proposed replacement of housing units with smaller dwelling units (e.g. a 2-bedroom unit with two one bedroom units), or any proposed replacement of efficiency or single-room occupancy (SRO) units with units of a different size, is appropriate and consistent with the housing needs and priorities identified in the State of Arizona's approved Consolidated Plan (CP).

The Town of Quartzsite will provide relocation assistance, as described in the ACT and implementing regulations, to each LM household displaced by demolition of housing or by the conversion of a LM dwelling unit to another to use as a direct result of assisted activities

Consistent with the goals and objectives of activities assisted under the ACT, the Town of Quartzsite will take the following steps to minimize displacement of persons from their homes.

1. Coordinate code enforcement with rehabilitation and housing programs
2. Evaluate housing code and rehabilitation standards in reinvestment areas to prevent undue financial burden to established owners and tenants.
3. Stage rehabilitation of apartment units to allow tenants to remain in the building/complex during and after the rehabilitation, working with empty units first.
4. Arrange for facilities to house persons who must be relocated temporarily during rehabilitation.
5. Adopt policies to identify and mitigate displacement resulting from intensive public investment neighborhoods
6. Adopt policies which provide reasonable protections for tenants faced with conversion to a condominium or cooperative.
7. Adopt tax assessment policies, such as deferred tax payment plans, to reduce the impact of increasing property tax assessments on lower income owner-occupants or tenants in revitalizing areas.
8. Establish counseling centers to provide homeowners and tenants with information on an assistance available to help them remain in their neighborhood in the face of revitalization pressures.

PASSED AND ADOPTED by the Mayor and Common Council of the Town of Quartzsite, Arizona this 16th day of June 2016.

ATTEST:

Tina Abriani, Town Clerk

Ed Foster, Mayor

APPROVED AS TO FORM:

Susan D. Goodwin, Town Attorney