

## **Webinar Highlights - Updated DRAFT**

*Munds Park Equipment Barn Committee*

*Thursday, August 13, 2020: 10:00 – 11:30 am*

*ZOOM Webinar*

*Committee Members Present: Tom Eade, Wes Deam, Walt Brodzinski, Gail VanDeurzen, Bud Alter, Roy Levenda, Everette Worfolk, Joe Holcombe, Scott Bowen, Cat Klein, Sandee Caviness, Dick Drinen*

*Coconino County Staff: Lucinda Andreani, Eslir Musta, Carl Fuller, Jeff Stein, Marc Della Rocca, Jeremy Floyd, Nick Hall, Viviana Reyes, Shaun Pooyouma, Eric Peterson, and Gregory Nelson.*

*Guests: Pinewood Fire Chief Josh Tope, Sheriff Deputy Lieutenant Gerrit Boeck.*

1. Welcome and introductions – Tom Eade
  - a. The webinar was streamed through Zoom and YouTube for the public to view. The link for the webinar video is available on the Munds Park Equipment Barn webpage at [www.coconino.az.gov/MundsParkEquipmentBarn](http://www.coconino.az.gov/MundsParkEquipmentBarn).
  - b. We received a letter with questions from Ms. Debby Ridge and Ms. Joy Whitefield. We want the Committee to answer the questions and post them on the webpage.
  - c. Members of the public can submit comments/questions via email at [mundsparkbarn@gmail.com](mailto:mundsparkbarn@gmail.com).
  - d. We had Pinewood Fire Chief Josh Tope and Deputy Sheriff Lieutenant Gerrit Boeck attend our webinar to be part of the conversation and answer any questions from the Committee on public safety and emergency response time.
2. Feedback from the last webinar. Any outstanding items from the Webinar Highlights we should consider:
  - a. Review the Committee's objective, role and rules for any additional feedback
  - b. A quorum of 2/3 of the 12 Committees Members (Eight (8) members) will be required to make Committee decisions.
3. Presentation from Coconino County Public Works – (PowerPoint shared before the webinar with the Committee and the Public on the Munds Park Equipment Barn webpage)  
– 1 hour including Q&A
  - a. Reviewed County Public Works services and investments across the County and in Munds Park
  - b. Reviewed service levels and operations in Munds Park
  - c. Discussed why the Equipment Barn is needed for the enhancement of services
  - d. Discussed what has changed in the financial picture since the outbreak of COVID-19
  - e. Feedback and Questions & Answer Session

Questions from the Committee Members after the presentation:

1. Would County purchase new graders or relocated from other sites?
  - a. *No, the County would not purchase new equipment. In the winter, we would house the two (2) graders in the Barn. They are currently stored outside at the ADOT Antelope Yard.*
2. What are the primary goals of the project?
  - a. *Increase safety for Public Works maintenance staff*

- b. *Improve response times and reliability of service*
  - c. *Extend the life span of graders and other maintenance equipment*
- 3. Can the Barn be located at Schnebly Hill in the ADOT Yard?
  - a. *Schnebly Hill is not a viable option since it would not achieve critical goals of the project: staff safety and reduction in response times. If the County will make a considerable investment, then the return on that investment must include meeting these key project goals.*
- 4. Can you remove the site adjacent to private parcels from consideration?
  - a. *The Committee's charter is to identify a viable site for the Equipment Barn.*
- 5. Can you provide a budget?
  - a. *A high-level conceptual budget was developed as a placeholder. We will bring back that information to the Committee.*
- 6. Why did the building size get smaller?
  - a. *We were very early in the scoping phase of this project. The Equipment Barn needs to house two graders during the winter season and include enough workspace. We estimate the size of the Barn would be around 3,000 square feet, which will be determined through the design process and based on future cost of construction.*
- 7. Can we get a cost-benefit analysis for the project of the additional value vs. cost next to a residential area?
  - a. *The County will explore a cost-benefit analysis and bring that information to the Committee.*
- 8. Would you consider surveying the community for feedback on the levels of service?
  - a. *The County PW is always is looking for feedback from the communities it serves. We would welcome partnering with the Committee in developing a survey tool to receive feedback.*

Tom noted that it will be necessary for the Committee to form a sub-group that can manage the communications and information we are receiving from the public.

The following questions/comments came through the **live Q&A option in Zoom**. These questions and the ones from Ms. Whitfield and Ms. Ridge will be answered and the information will be posted on the Munds Park Equipment Barn web page prior to the September 9<sup>th</sup> webinar.

1. How far past the cattle guard is the site on Pinewood Blvd?
2. Has a site by the turnaround area been considered north of the Crystal Point Trailhead?
3. Have you considered the end of S Munds Ranch Road on the west side of 1-17?
4. What is the accurate description and scope of the project?
  - a. *The previous description of equipment submitted for the Hillside site was: 3 acres cleared for the 5,000-sq-foot Barn, up to 5 bays, two graders, 2 10 wheel dump trucks, backhoe, front end loader, bulldozer, roller, parking for staff vehicles, 1000 gallon propane, 500-gallon diesel tank, restrooms. This is described on the Forest Service "Scoping Letter" dated April 29, 2020. The current timeline is to hold for 3-5 years? You have also now made public the map showing the potential sites for placement of this Barn. This map publication immediately reduces the property value of every residential home bordering and in the vicinity of these sites marked. This also forces liability upon each homeowner to disclose on the MLS Seller Property Disclosure Statement that there*

is a "potential equipment barn" that may be constructed near the property. Now, this is on hold for an extended period of time, and property holders are now indefinitely subject to this disclosure.

5. Please remove sites adjacent to private parcels from the list under consideration.
6. The previous determination by the County, as stated in the 4-29 letter, indicates the project fell under a Categorical Exclusion stating that neither an environmental assessment nor environmental impact was not required. Also, a Special Use Permit was to be issued.
7. Will the Barn be used to service other communities or just Munds Park?

#### **ITEMS TABLED FOR FUTURE WEBINARS**

4. Articulate any community values for future placement of an Equipment Barn
  - a. Brainstorming session once everyone understands the scope and limitations of the Equipment Barn
  - b. The list of values will be recorded to for use in any future discussions
5. Brainstorm any short- / long-term solutions as a Committee
  - a. Are there any solutions that may have been overlooked?
  - b. Are there any partners in the process that we should look to for feedback and support?
  - c. What information would the Committee need to review?
6. Any other discussions: Next Meeting is Wednesday, September 9 at 10 am (To Be Confirmed)