

MINUTES

MINUTES OF THE REGULAR SESSION OF THE MAYOR AND COUNCIL OF THE CITY OF BISBEE, COUNTY OF COCHISE, AND STATE OF ARIZONA, HELD ON TUESDAY, AUGUST 4, 2026, AT 7:00 PM AT COUNCIL CHAMBERS LOCATED AT 118 ARIZONA STREET, BISBEE, ARIZONA.

THE MEETING WAS CALLED TO ORDER BY MAYOR BUDGE AT 7:03PM.

ROLL CALL

COUNCIL

Councilmember Karen Schumacher, Ward I
Councilmember Pete Skinner, Ward II
Councilmember Trish Damon, Ward III
Mayor Ken Budge
Councilmember Anna Cline, Ward III, Mayor Pro Tempore
Councilmember Mel Sowid, Ward II
Councilmember Cesilia C. Garcia, Ward I

STAFF

Ashlee Coronado, City Manager
Nina Williams, Acting City Clerk
Keri Bagley, Finance Director
Bridgette Kantner, Personnel Director
Matthew Gurney, Public Works Director
Tim Cox, Police Chief
Jim Richardson, Fire Chief
Jeremy Fricke, Executive Director Naco Heritage Alliance

CITY ATTORNEY

Joseph Estes

INVOCATION: Mayor Budge called for a moment of silence for personal reflection.

PLEDGE OF ALLEGIANCE

MAYOR'S PROCLAMATIONS AND ANNOUNCEMENTS:

- **Pit Lighting Project:** Mayor Budge announced that lighting around the pit began the previous week, with the first ten lights activated. Four more lights will be installed after the next ADOT road closure permit is approved. He also announced a groundbreaking ceremony for the bikeways project on the 24th, noting that the project has been more than six years in the making.
- **Upcoming Meeting Schedule:** Mayor Budge announced that the regular meeting in two weeks August 18th meeting has been canceled due to the League of Cities and Towns conference. A special session may be held the following Tuesday. The next regular meeting will be September 1st.
- **Certificate of Appreciation — Councilmember Pete Skinner:** Mayor Budge presented Councilmember Pete Skinner with a Certificate of Appreciation recognizing his service since his appointment on April 16, 2024, and thanking him for his leadership and dedication to Bisbee.

Councilmember Skinner said it had been an honor to serve Bisbee and wished the city and incoming council members Amy and Terry the best. Mayor Budge explained that, under state law, an elected successor takes office once election results are certified. Incoming Councilmember Terry Priestley will be seated at the September 1st meeting.

Mayor Budge noted moving council comments earlier in the meeting rather than at the very end, and invited Councilmember Schumacher to deliver her prepared comments at this time.

COUNCIL COMMENTS OR FUTURE AGENDA ITEM SUGGESTIONS: (Council members may suggest topics for future meeting agendas, but Council will not here discuss, deliberate, or take any action on these topics.):

- Councilmember Schumacher commented on the Friends of the Bisbee Animal Shelter Spay/Neuter Clinic held at the Melody Lane building on July 18th and the new grant deadline for the Bisbee Arts Commission.

CALL TO THE PUBLIC

- Circles Robinson, Bisbee resident, urged the Council to revisit the previously tabled item regarding guidelines for ICE operations on City property. He expressed concerns about residents' fears of immigration enforcement and its potential impact on the community and tourism. Mr. Robinson asked the Council to adopt guidelines protecting fairness, due process, and constitutional rights.

THE FOLLOWING ITEMS WERE DISCUSSED, CONSIDERED, AND/OR DECIDED UPON AT THIS MEETING:

GENERAL BUSINESS:

1. ACCOUNTS PAYABLE: Subject to availability of funds.

MOTION: Councilmember Cline moved to approve accounts payable in the amount of \$780,393.84.

SECOND: Councilmember Skinner

Councilmembers Sowid inquired about an item on the accounts payable report, and staff responded.

MOTION PASSED: UNANIMOUSLY

2. Approval of the Consent Agenda

- A. Approval of the Minutes of the Regular Session of Mayor and Council held on Tuesday, July 21, 2026.

Nina Williams, Acting City Clerk

- B. Approval of the Minutes of the Special Session of Mayor and Council held on Tuesday, July 14, 2026.

Nina Williams, Acting City Clerk

- C. Approval of the Minutes of the Special Session of Mayor and Council held on Tuesday, July 28, 2026.

Nina Williams, Acting City Clerk

- D. Approval of a Park, Facility and Right-of-Way Use permit for the use of Upper Vista Park by Project Wildlife Bisbee for a Garden Party on Sunday, September 27, 2026, from 4:30pm to 6:30pm with a possible waiver of fees.

Nina Williams, Acting City Clerk

- E. Approval of a Special Event Liquor License Application submitted by Project Wildlife Bisbee for a Garden Party being held at Upper Vista Park on Sunday, September 27, 2026, from 4:30pm to 6:30pm; Jane Gaffer, Applicant.

Nina Williams, Acting City Clerk

- F. Approval of a Permanent Extension of Premises / Patio Permit Application submitted by Bisbee Brownstone LLC, located at 20 Brewery Avenue, Bisbee, AZ, Beth Moorhouse, Applicant.

Nina Williams, Acting City Clerk

- G. Approval of a Permanent Extension of Premises / Patio Permit Application submitted by the Bisbee Social Club, located at 67 B Main Street, Bisbee, AZ, Kevin Kramber, Applicant.

Nina Williams, Acting City Clerk

Mayor Budge noted that he wished to pull items F and G for separate discussion and questions. He invited a motion for items A through E.

MOTION: Councilmember Cline moved to approve the consent agenda items A through E.

SECOND: Councilmember Sowid

MOTION PASSED: UNANIMOUSLY

- F. Approval of a Permanent Extension of Premises / Patio Permit Application submitted by Bisbee Brownstone LLC, located at 20 Brewery Avenue, Bisbee, AZ, Beth Moorhouse, Applicant.

Mayor Budge pulled this item with a question for City Attorney Joe Estes: specifically, whether the patio permit required the premises to be physically contiguous, or whether it was permissible to cross city property — such as a sidewalk — to reach an adjacent lot. He referenced COVID-era precedents where patios were temporarily allowed across city sidewalks under special gubernatorial authority and wanted to ensure the Council was not treating this situation inconsistently.

Councilmember Schumacher noted a similar question had arisen when a permit was approved for Carly's, where patrons had to walk outside to reach the patio area.

Beth Moorhouse, applicant clarified that under state liquor authority rules, the licensed area does not require an interior connection between sections, as long as the areas are adjoining. Each area would also be treated separately for purposes of security.

Mr. Estes, City Attorney, added that the director may approve non-contiguous private property if it meets department rules.

Mayor Budge was satisfied, noting that the final decision on the liquor permit ultimately rests with the Arizona Department of Liquor Licenses and Control.

MOTION: Mayor Budge moved to approve the Permanent Extension of Premises / Patio Permit for Bisbee Brownstone LLC located at 20 Brewery Avenue.

SECOND: Councilmember Schumacher

MOTION PASSED: UNANIMOUSLY

- G. Approval of a Permanent Extension of Premises / Patio Permit Application submitted by the Bisbee Social Club, located at 67 B Main Street, Bisbee, AZ, Kevin Kramber, Applicant.

Mayor Budge pulled this item with a question about the nature of the premises, specifically noting that the existing liquor license was located in the basement of the building, while the permit sought to extend the premises to additional floors. He also noted that the bathroom configuration on the upper floor appeared unusual in the building plans and questioned whether it met requirements for the proposed use.

Ms. Williams, Acting City Clerk, clarified that she had consulted with the Arizona Department of Liquor Licenses and Control and confirmed that as long as the licensed premises are within the same building, the extension to other floors was permissible.

Mayor Budge acknowledged that the building code and use questions regarding the upper floor would be addressed by the city's building department separately and found no further barrier to proceeding.

Uta Sanford appeared at the podium to advise that her daughter Miriam, who works with the building's owner, was in route from Tucson if questions arose.

MOTION: Mayor Budge moved to approve the Permanent Extension of Premises / Patio Permit for the Bisbee Social Club located at 67 B Main Street.

SECOND: Councilmember Damon

MOTION PASSED: UNANIMOUSLY

OLD BUSINESS

NEW BUSINESS

3. Presentation from Arizona Water Company on the Water Conservation partnership with the City of Bisbee.
Ashlee Coronado, City Manager

Mayor Budge moved to table this item, explaining that the Arizona Water Company representatives were unable to attend due to logistical difficulties. He summarized that the program involves protecting the city's wells through aquifer recharge and promoting water conservation among residents, at no cost to the city. The presentation and any associated action will be deferred to the September 1st meeting.

MOTION: Mayor Budge moved to table Item 3 until September 1, 2026, Council meeting.

SECOND: Councilmember Schumacher

MOTION PASSED: UNANIMOUSLY

4. Discussion and Possible Approval of a Change Order with Ideum, Inc.

Jeremy Fricke, Executive Director Naco Heritage Alliance

Councilmember Garcia recused herself from Items 4 and 5 due to a conflict of interest.

Mr. Fricke presented the change order, explaining that early in the grant period, the Alliance began working with Ideum, Inc. (IDM), a consultancy specializing in the development and fabrication of museum exhibits. The specific change order before the Council pertains to an immersive audio experience component of the planned exhibit. Mr. Fricke confirmed that the cost falls within the approved budget.

MOTION: Councilmember Cline moved to approve the change order with Ideum, Inc. in the amount of \$69,955.29.

SECOND: Councilmember Damon

MOTION PASSED: UNANIMOUSLY

5. Discussion and Possible Approval of Change Order #15 with Durazo Construction.

Mike Normand, Construction Project Manager Camp Naco

Mr. Normand presented Change Order #15 for Camp Naco, which includes nine change items across Buildings A2, A3, A5, A6, A7, A8, and A9. The changes include repairs to deteriorated fascia boards and stucco, ceiling leveling, structural steel and truss modifications, exterior door hardware, boxing in a structural beam, and construction of non-structural interior partitions.

Councilmember Sowid asked about the varying overhead and profit percentages. Mr. Normand explained that subcontractors may apply their own allowed markup, with the general contractor also applying a markup within contract limits.

MOTION: Councilmember Skinner moved to approve the Change Order #15 with Durazo Construction in the total amount of \$81,852.86, encompassing Durazo's change orders numbered 16, 17, and 20 through 26.

SECOND: Councilmember Damon

MOTION PASSED: UNANIMOUSLY

6. Discussion and Possible Approval of a New Two-Year Service Agreement between the Bisbee Fire Department and Stryker in the amount of \$13,400.00 to service and maintain four battery powered ambulance stretchers.

Jim Richardson, Fire Chief

Chief Richardson presented the item, describing it as a straightforward two-year service agreement with Stryker — the vendor that supplies the department's battery-powered stretchers and cardiac monitors. Chief Richardson noted that replacement batteries run between \$200 and \$300 each, meaning that the cost of replacing three or four batteries would already approach the value of the service contract. He also noted that Stryker was under government contracting, meaning the pricing reflects a state contract rate.

Councilmember Schumacher asked about the age of the stretchers. Chief Richardson responded that one of the four stretchers was at least ten years old — the age at which Stryker typically retires equipment from service contracts — but that Stryker agreed to extend coverage on it for the two-year term. The remaining stretchers are of varying ages, typically acquired one at a time as they age out of service.

Mayor Budge reflected on the value of power stretchers, noting that in previous decades the physical toll of manually loading stretchers resulted in significant back injuries and associated costs to municipal employers

Councilmember Sowid asked about service frequency and additional costs. Chief Richardson explained that Stryker provides one full-service visit annually and responds to issues as needed. Routine maintenance and minor parts are generally covered, while major component failures may result in additional charges. He noted that new stretchers cost approximately \$25,000 to \$50,000 and are typically purchased with new ambulances.

MOTION: Councilmember Cline moved to approve the two-year service agreement with Stryker in the amount of \$13,400.00 for the service and maintenance of four power stretchers, with annual payments of \$6,700.

SECOND: Councilmember Damon

MOTION PASSED: UNANIMOUSLY

7. Discussion and Possible Approval of Scope of Services for Environmental Documentation-Bisbee Municipal Airport Airfield Electrical Improvements.

Matthew Gurney, Public Works Director

Mr. Gurney presented a preliminary design and environmental review project required by the FAA before airfield electrical improvements can begin at Bisbee Municipal Airport. The larger project includes replacing runway lights, signage, PAPIs, a wind cone, and a beacon light. This phase, costing \$23,217, covers the environmental documentation, including a CATEX review, FAA coordination, and a cultural resources

inventory and Section 106 review. Pinion Environmental will conduct a Class 3 pedestrian survey as a subcontractor to Kaufman Associates, the City's airport planner.

Mr. Gurney stressed that the work was time-sensitive, with documentation due in October. The city currently has access to \$450,000 in FAA grant funding, which could be at risk if the required documentation and design work are not completed on time.

Councilmember Damon asked what a "cultural resources inventory" entails.

Councilmember Schumacher read a definition from her research describing it as a systematic record and database of archaeological sites, historical buildings, structures, and cultural landscapes.

Mr. Gurney added that it also involves reviewing the buildings on site and that any ground disturbance triggers this requirement — similar documentation was required for the Camp Naco project as well.

MOTION: Councilmember Damon moved to approve the scope of services with Coffman Associates for environmental documentation related to the Bisbee Municipal Airport Airfield Electrical Improvements project in the amount of \$23,217.

SECOND: Councilmember Garcia

MOTION PASSED: UNANIMOUSLY

8. Discussion and Possible Approval of an Intergovernmental Agreement (IGA-EBG-CB-060126-01) with the Arizona Governor's Office of Resiliency for the City Hall Solar Photovoltaic Resiliency Project Grant Award (\$185,000.00).

Matthew Gurney, Public Works Director

Mr. Gurney said the project was expected to cost approximately \$171,000 and includes a solar canopy over the rear parking area. Because City Hall was originally engineered and pre-wired for solar, no additional rewiring will be needed.

Mayor Budge explained that solar power at City Hall had long been a goal and that the City received a no-match grant, meaning no local funds are required.

Mr. Gurney explained that the proposed system was expected to generate about 98,518 kilowatt hours in its first year and save an estimated \$12,807 in electricity costs, reducing City Hall's annual electric bill by roughly one-third. Preliminary pricing was within the available grant funding, and the project may involve separate contractors for the canopy and solar components.

MOTION: Councilmember Garcia moved to approve Intergovernmental Agreement IGA-EBG-CB-060126-01, accepting a grant in the amount of \$185,000 for the City Hall Solar Photovoltaic Resiliency Project.

SECOND: Councilmember Damon

MOTION PASSED: UNANIMOUSLY

9. Discussion and Possible Approval of Right-of-Way (ROW) Acquisition from Mile High Parking, LLC for the West Segment of the Bisbee Shared Use Path (Bikeway) Project.

Matthew Gurney, Public Works Director

Mr. Gurney presented this item, explaining that completion of the west segment of the Bisbee Shared Use Path requires the acquisition of a right-of-way and temporary construction easement from the Mile High Parking lot — the large parking lot in Old Bisbee. The total acquisition cost was \$8,900, covering compensation for the right-of-way, the temporary construction easement, improvements, cost-to-cure items, and an administrative settlement. Mr. Gurney emphasized that the acquisition costs are one hundred percent funded through the ADOT grant for the project, and that no city funds will be used.

Mr. Gurney explained that the right-of-way was needed to accommodate a properly sized ADA-compliant crosswalk ramp and landing zone at the Lyric Plaza crosswalk, as well as to widen the adjacent sidewalk section.

Mayor Budge elaborated on the physical design, noting that the path runs from the Queen Mine Tour entrance along State Route 80. Because opening the existing overpass would be prohibitively expensive, the plan narrows the travel lanes by approximately one foot on each side — from twelve feet to eleven feet — and reduces the sidewalk to approximately six feet with a raised curb for the short span beneath the highway. Once past the overpass, the sidewalk widens back to eight feet all the way around to the crosswalk. Mayor Budge noted that the property owner has agreed to the arrangement.

MOTION: Councilmember Damon moved to approve the Right-of-Way acquisition from Mile High Parking, LLC for the West Segment of the Bisbee Shared Use Path Bikeway Project.

SECOND: Councilmember Skinner

MOTION PASSED: UNANIMOUSLY

12. Discussion and Possible Approval of a Property Lease Agreement with Freeport Minerals Corporation for the SR 80 Queen Mine Tour/Old Bisbee Shared Use Path.

Matthew Gurney, Public Works Director

Without objection, Mayor Budge moved Item 12 forward to address it while Mr. Gurney was already at the podium, as it relates to the same bikeway project.

Mr. Gurney explained that further along the same west segment of the shared use path, near the Queen Mine Tour entrance, there was an additional strip of property owned by Freeport McMoRan (Freeport Minerals Corporation) that was required for the project. He noted that ADOT initially attempted to acquire the property as a right-of-way purchase, but Freeport preferred not to have a small portion severed from their full property holding. As a result, the parties agreed to a lease arrangement — consistent with how ADOT accommodated a similar situation on the east segment of the bikeway project. The proposed lease will grant the city the property rights necessary to construct, operate, and maintain the shared use path west segment. No payment by the city was required; Freeport was offering the lease at no charge.

MOTION: Councilmember Schumacher moved to approve the property lease agreement with Freeport Minerals Corporation for the Bisbee Shared Use Path West Segment, and to authorize the Mayor to execute the agreement.

SECOND: Councilmember Damon

MOTION PASSED: UNANIMOUSLY

10. Discussion and Possible Approval of the Notice of Intent to adopt Ordinance O-26-19; Establishing a Tourism Marketing Advisory Committee and Defining its purpose, membership and duties.

Ashlee Coronado, City Manager

Mayor Budge recognized a member of the public who had signed up to speak to this item.

- Monica Patience, Bisbee Resident, expressed appreciation for the pit lighting project and encouraged the city to pair tourism efforts with improved transportation for residents. She requested that the Council explore adding a Bisbee stop, with parking, to existing shuttle routes between Douglas and Phoenix, noting the need for reliable transportation to places such as Tucson hospitals.

Ms. Coronado presented the ordinance notice of intent, explaining that the Tourism Marketing Advisory Committee would serve in an advisory capacity to the Council on all tourism and marketing efforts for the city. The committee would consist of seven members, representing tourism, hospitality, arts, recreation, and community stakeholders. It was intended to work in coordination with Gordley Group, the marketing firm recently hired by the city. Ms. Coronado noted that she will serve as staff liaison in the interim, until a full-time

visitor center position was filled. She also reported that the AOT (Arizona Office of Tourism) submission was completed on time the prior week, and that a kickoff meeting with Gordley Group was scheduled for the following day.

Mayor Budge explained the procedural timeline: because the committee was being established by ordinance, the notice of intent was the first of two required readings, followed by a thirty-day waiting period before the ordinance takes effect. He outlined his intent to open applications after the ordinance becomes effective, allow approximately thirty days for submissions, and then present all applicants to the Council for a ranking process.

Councilmember Damon noted she had already received inquiries from interested applicants and asked whether their materials could be collected in advance; Ms. Coronado confirmed the standard committee application form was available and that materials can be held pending the formal opening of the process.

Mayor Budge encouraged prospective applicants to include a personal statement explaining why they would be a good fit for the committee, noting that a small area on the application form was available for this purpose but that more substantive submissions are welcome.

MOTION: Councilmember Schumacher moved to approve the Notice of Intent to adopt Ordinance O-26-19, establishing a Tourism Marketing Advisory Committee and defining its purpose, membership, and duties.

SECOND: Councilmember Damon

ROLL CALL VOTE:

AYES: Councilmember Schumacher, Skinner, Damon, Garcia, Sowid, Cline and Mayor Budge

NAYS: 0

MOTION PASSED: AYES-7 NAYS-0

11. Discussion and Possible Approval of Resolution R-26-21 Declaring and Adopting the results of the Primary Election held on July 21, 2026, and ordering the recordation of the Resolution.

Ashlee Coronado, City Manager

Ms. Coronado presented this item as the formal canvassing and official adoption of the results of the July 21, 2026, primary election. She confirmed that the results have been reviewed and certified, and that the resolution officially declares the outcomes for the offices of Mayor and Council Members. She described this as the final required step in approving the election results, after which the resolution must be recorded.

MOTION: Councilmember Cline moved to approve Resolution R-26-21, declaring and adopting the results of the Primary Election held on July 21, 2026, and ordering the recordation of the Resolution.

SECOND: Councilmember Damon

MOTION PASSED: UNANIMOUSLY

13. City Manager's Report:

- Mr. Coronado gave an update regarding the property at 30 Main Street, a project that has been pending for some time. She reported that a procedural issue was identified in the bid solicitation process related to Cochise County procurement requirements. As a result, the city was required to reject all bids and re-issue the solicitation. She emphasized that only the fifteen-day minimum bid period will be required for the re-bid, and that all contractors who originally submitted bids have been contacted and remain engaged with the project. She expressed regret over the delay and committed to returning to the Council with a recommendation as soon as possible following the re-bid process.

Mayor Budge stated that with no further business before this Council this meeting was adjourned.

ADJOURNMENT: 8:18PM

Ken Budge, Mayor