

Town of Superior
Community Development Committee
Regular Session
Thursday, March 27, 2025 6:00 P.M.
Superior Town Hall
199 N. Lobb Avenue, Superior, AZ 85173

Pursuant to A.R.S. 38-431.02, notice is hereby given to the members of the Superior Community Development Committee and to the public that the Superior Community Development Committee will hold a Regular Meeting open to the public set forth above. The Council Chambers will be open to the public 30 minutes prior to the start of the Community Development Committee Meeting and seating will be available at the public meetings for “reasonably anticipated attendance.”

This Meeting will be live-streamed on the Town’s youtube channel.

<https://www.youtube.com/channel/UCd2f5D2dfTkaazjwNyhAXRA> .

AGENDA

1. CALL TO ORDER

2. ROLL CALL

Nathan Taylor
Valerie Garcia
Vanessa Navarrette
Jessie Arroyos
Jim Schenck
Katelynn Commissaris, Youth Council
Janeen Duarte - RCM
Bryan Seppala – RCM
David Richins - RCM

3. PLEDGE OF ALLEGIANCE

4. CONSENT AGENDA

Pursuant to Section 2-4-6 (D), matters listed under the Consent Calendar are considered to be routine and will be enacted by one motion and one vote. Prior to consideration of the Consent Agenda, the Chairperson will ask whether any members of the Committee request any item be removed from the Consent Agenda for separate discussion.

1. Approval of Minutes of CDC Regular Session Minutes of June 27, 2024.

5. NEW BUSINESS

PROJECTS:

- A. Discussion/Update on the HIVE.
- B. Discussion/Update on the Multi-Gen Center.
- C. Discussion/Update on the Panther Bridge Project.

6. SUMMARY OF CURRENT EVENTS

- A. Committee Members

7. SCHEDULING OF NEXT MEETING

Community Development Committee Meeting -- April 24, 2025

8. ADJOURNMENT

Posted by: /s/ *Ruby Cervantes*
Town Clerk

Date: March 25, 2025 Time: 5:00 PM.

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MINUTES

1. CALL TO ORDER

Nathan Taylor called the meeting to order at 6:00 PM.

2. ROLL CALL

PRESENT:

Valerie Garcia
Jessie Arroyos
Jim Schenck
Nathan Taylor
Janeen Duarte – RCM Telephonically

ABSENT:

Vanessa Navarrette – Excused
John Tomerlin Youth Council
Bryan Seppala – RCM Excused

3. PLEDGE OF ALLEGIANCE

Nathan Taylor led everyone in the Pledge of Allegiance.

4. CONSENT AGENDA

Pursuant to Section 2-4-6 (D), matters listed under the Consent Calendar are considered to be routine and will be enacted by one motion and one vote. Prior to consideration of the Consent Agenda, the Chairperson will ask whether any members of the Committee request any item be removed from the Consent Agenda for separate discussion.

1. Approval of Minutes of CDC Regular Session Minutes of January 25, 2024.

Motion to approve the Minutes of the CDC January 25, 2024 meeting made by Ms. Garcia, second by Mr. Scheck, Motion Carries.

AYES -- 5 Mr. Taylor, Ms. Garcia, Ms. Arroyos, Mr. Schenck, Ms. Duarte,

NOES – 0

ABSTINATIONS – 0

ABSENT – 3 Ms. Navarrette, Youth Council, Mr. Seppala

5. NEW BUSINESS

PROJECTS:

- A.** Discussion/Update on Jessie Arroyos being assigned to be the representative for the Superior Chamber of Commerce on the Community Development Committee. This appointment was approved by the Town Council on June 13, 2024.

Everyone welcomed Jessie Arroyos on her appointment to the Community Development Committee.

- B.** Discussion/Update on status of Helipads at the Airport.

Todd Pryor stated he put up a slideshow to show the progress the past 2 months. The Landing Zones, the concrete is all in. The wiring under the slabs in all in. The landing zones are complete except for the lights which are on back order. As soon as lights are done we will have a grand opening. It has no power running to it from APS. On the next Town Council Agenda we will have the contract for the easement. This project was \$480,000. Expenses went thru the roof, concrete and electrical equipment. All completed. Paid first half. Hopefully in July it will be completed, and we can start using it.

Mr. Scheck -can we get funding thru ADOT for terminal. Says he understands it doesn't have hydrant or electricity. Thinks it would be safer than landing at school.

Mr. Pryor - Still considered construction zone. We don't know how long it will take for APS to run power. Fire Dept does carry generator.

Ms. Garica asked if 2 helicopters can land. Yes it can. Have two landing zones. Also main helibase for fires. Hydrants would expand usefulness. Will continue to work on hydrants.

- C.** Discussion/Update on Multigen.

Mr. Pryor showed slideshow on this. The AC are installed on building. The ducting is complete. The vents on eaves are complete. Going to be installing the thermostats soon. The gas line was a change order. The old gas line was substandard. It leaked. So we had to do a change order to replace all the gas lines in the building. That has been slowly progressing. The trenching you see is the new setup for a completing new service entrance. The service entrance is funded thru USDA. Six – seven months behind the air conditioners. SHIPPO funded the air conditioners. Next phase is electrical and that's thru USDA. Also got service entrance for enterprise center installed. And that was done with grants from RCM so we

didn't have to pay for that. The budget was \$400,000 for that. Thus far we have spent \$80,000. Doing well on budget. He explained the 8 units on building. Modern code has calculations for volumes of outside air you have to have. In process of working CPLC to put Technology Center in the second story of the Enterprise Center. That will be funded by CPLC. Have to spend \$600,000 on elevator. Building needs to be ADA compliant. \$500,000 on engineering for all building. This phase has the most structural phases since it has the bathrooms and workout spaces in gym and admin spaces in main building.. Library and Sr. Center have small change modifications. Whenever we can boot strap, we do. We are 5 years on working with Multi Gen.

D. Discussion/Update on US Highway 60 bridge construction/timeline.

Mr. Pryor – no significant changes. Still in blasting phase. Today there was a blast that didn't go well and highway was closed an extra 3.5 hours. Once blasting phase goes down, inconvenience goes down. Question was asked about tunnel. There was geotec done. And its less the integrity of the tunnel and there are huge voids underneath. Tunnel had complete facelift about 5 years ago.

6. SUMMARY OF CURRENT EVENTS

A. Committee Members

Ms. Garcia – leave for Nationals to Seattle, WA. Working on 4th of July event which will be on 5th of July.

Mr. Taylor – Congratulate new member Jessie Arroyos. Our Youth Council Member is no longer in the Youth Council. Hopefully get a student before next meeting.

Mr. Schenck – go see fireworks.

7. SCHEDULING OF NEXT MEETING

Community Development Committee Meeting – July 25, 2024

Per Mr. Pryor we do not have any meeting in August.

8. ADJOURNMENT

Motion to adjourn the meeting of the CDC made by Ms. Garcia, second by Mr. Schenck, Motion Carries. Meeting adjourns at 6:21 PM.

AYES – 5 Mr. Taylor, Ms. Garcia, Ms. Arroyos, Mr. Schenck, Ms. Duarte,

NOES – 0

ABSTINATIONS – 0

ABSENT – 3 Ms. Navarrette, Youth Council, Mr. Seppala

ATTEST:

Nathan Taylor, Chairperson

Ruby Cervantes, Town Clerk