CITY OF ST. JOHNS

REGULAR CITY COUNCIL

MINUTES

July 9, 2025

The regular City Council meeting was duly posted. Mayor Spence Udall called the meeting to order at approximately 6:30 p.m. in the City Council Chambers.

**ROLL CALL:** Mayor Spence Udall, Vice Mayor Jill Patterson, Councilman Joe Greene, Councilman Tony Raykovitz, Councilman Nathan Wengert, and Councilwoman Mandi Huth.

**ABSENT:** Councilman Brad Jarvis

**STAFF PRESENT:** City Manager Paul Ramsey, City Clerk Cindy Lee, Finance Director Timothy Hinton, Community Development Director Chris Chiesl, Assistant Fire Chief Jason Kirk, Assistant EMS Chief Jean Kirk, Police Chief Lance Spivey, Planning & Zoning Administrator Mario Ballejos, Public Works Director Jeffrey Carpenter, and City Attorney D. Bryce Patterson.

**OTHERS PRESENT:** John Richardson, Linda Richardson, Elisha Hinton, Lisa Painter, Kay Hauser, Byron James, Lisa James, Cindy Ballejos, Jack Ingram, David Brown, Scott Richins, Cookie Overson, Vaughn Wilhelm, Claudia Brooks, Payden Nielsen, Velvet Nielsen, and Christin Swayze.

**INVOCATION:** Jill Patterson

**PLEDGE:** Nathan Wengert

**CALL TO THE PUBLIC**

* Cindy Ballejos – Gave information to Council about the Good Dog Rez-Q and asked to think about giving Good Dog Rez-Q property.
* David Brown – Thanked Council for the donation to the St. Johns Regional Chamber of Commerce. And pleaded with Council to give the hotel across from City Hall a cease and desist.
* Payden Nielsen – Desires to have a schedule of items and costs per square foot for new building permits.

**CONSENT AGENDA**

1. **Consider approval of June 11, 2025, City Council minutes.**
2. **Request approval for payment of bills from June 1-30, 2025. Special details of bills can be requested at City Hall.**

**MOTION**

Motion was made by Councilman Tony Raykovitz to approve the consent agenda as stated. Motion was second by Mayor Spence Udall.

**Motion passed 6-0 with Mayor Udall, Vice Mayor Patterson, Councilman Greene, Councilman Raykovitz, Councilman Wengert, and Councilwoman Huth voting in favor.**

**REGULAR AGENDA**

1. **Consider Resolution 20250709, Designating the Chief Fiscal Officer for the Fiscal year 2026 Expenditure Limitation report to the AZ Auditor General.**

Finance Director Timothy Hinton commented that the AZ Auditor General wants the state generated resolution presented to Council and once approved, sent to the Auditor General. Timothy Hinton would be the one reporting the Expenditure Limitation to the AZ Auditor General.

**MOTION**

Motion was made by Councilman Tony Raykovitz to approve Resolution 20250709, Designating the Chief Fiscal Officer for the Fiscal Year 2026 Expenditure Limitation report to the AZ Auditor General. Motion was second by Councilman Joe Greene.

**Motion passed 6-0 with Mayor Udall, Vice Mayor Patterson, Councilman Greene, Councilman Raykovitz, Councilman Wengert, and Councilwoman Huth voting in favor.**

1. **Consider approval of Fiscal Year 2025/2026 Tentative Budget.**

Finance Director Timothy Hinton commented that there are no changes to the budget except for the amount of receiving grant money.

Vice Mayor Jill Patterson asked why would the city turn down the $200,000 CDBG grant and not tell Council that it was turned down?

Community Development Director Chris Chiesl commented that the $200,000 was the amount years ago. Our last turn with the CDBG grant was only $146,000 and this go around is less than $80,000. Once all the fees are taken out it will be less than $50,000.

We don’t even know if there is a CDBG grant program is still there with all the cutbacks.

Each community in Southern Apache County would get this grant every four years. It is difficult to find projects that meet their standards.

Councilwoman Mandi Huth asked if the Regional St. Johns Chamber of Commerce was included in the budget. Mr. Hinton commented that it was.

**MOTION**

Motion was made by Councilman Tony Raykovitz to approval of Fiscal Year 2025/2026 Tentative Budget. Motion was second by Councilwoman Mandi Huth.

**Motion passed 6-0 with Mayor Udall, Vice Mayor Patterson, Councilman Greene, Councilman Raykovitz, Councilman Wengert, and Councilwoman Huth voting in favor.**

1. **Discuss City Park lights and security cameras.**

Assistant Fire Chief Jason Kirk commented that the lights are working now. John Waite came (on his time) and worked on the lights and got them working.

Council appreciated the lights at the park. People were enjoying the park on the evening of July 5th.

Mayor Spence Udall commented that we do need the cameras. He looked at prices for cameras, they were anywhere from $1,000 to $4,000. He is not sure what is needed for the park cameras, but the council needs to figure out what kind of cameras and where to get the money.

Councilwoman Mandi Huth also commented on the signs at the park. With more people in the park, maybe there will be less vandalism. If you see something, say something.

Councilman Joe Greene commented that maybe start the Neighborhood Watch.

Vice Mayor Jill Patterson commented that she would make some phone calls and see what other communities are doing and if they have any information on cameras.

1. **Consider streamlining the Building Permit process.**

Councilman Tony Raykovitz commented that he looked at other community’s plan and review and met with Chris Chiesl and Mario Ballejos to go over our cities plan and review. Going over the city plan and review is more streamlined than other communities. The only thing he would change is to have a fee schedule with the plan and review.

Community Development Director Chris Chiesl thanked Councilman Raykovitz for coming in and talking with her dept. and seeing what it is all about.

1. **Discuss maintenance requirements in the park.**

Councilman Nathan Wengert commented that the park is the gem of our community. Do we want to have a standardized document of what the park should look like for the people that are working in the park? Another option is to contract out for services at the park.

Mayor Spence Udall commented that he would agree to some kind of document if the city had a Parks & Recreation Dept. Right now, other departments are taking care of the park as a second job. There is no money budgeted for the park.

City Manager Paul Ramsey commented that it comes down to money and we don’t have a Parks & Recreation Dept. We are moving forward with no money by removing the bushes by the pool, replacing the brick around the drinking fountain, lighting, and repairing the electricity to the upper ramada. We have been working with what we have. That is a lot for a small community with no budget for the park. We do have momentum going with the park, main street, and buildings. There is no budget for these things. But we are still gaining ground.

Mayor Spence Udall commented that he loves it that we are working to better our community. The money is a problem. We need to look into a property tax. We as a council are going to have to make a discission. No one wants to hear this, but we are falling behind.

**CITY MANAGER MONTH END SUMMARY**

* 4th of July- Thanked JT Thorpe for the stage at the park, Administration staff for putting things together, Public Works for the BBQ, and the Fire Department for the firework show. This was a group effort. Thank you.
* Public Works has removed the red corral at the fairgrounds for extra parking.
* Discussions with NPC to work with the college on building houses.
* Thanked Timothy Hinton for completing the tentative budget and working on the audits.

**CITY POLICE MONTH END SUMMARY**

* Chief Spivey gave the Council his 6-month statistic report.
* He met with the Apache County Youth Council, and they want to start Block Watch, classes will be scheduled soon.
* His patrol car was vandalized while he was on leave.
* We have received applications for potential officers.

**CITY EMERGENCY SERVICES MONTH END SUMMARY**

* Assistant Fire Chief Kirk thanked all the volunteers that helped with the shooting of fireworks.
* 2026 – 250-year birthday of America, who know what we have planned for next year.
* Wildland seasonal workers are very busy this year.
* Potential dispatch center.
* It is possible on Friday that there will be a vertical walk through the new ambulance.
* Fire activity is going to run late this year.

**FURTURE AGENDA ITEMS**

* Tony Raykovitz – possible property for NPC Trade Classes. Discussion/Action

**ADJOURNMENT**

**MOTION**

Motion was made by Mayor Spence Udall to adjourn the meeting. Motion was second by Councilman Tony Raykovitz.

**Motion passed 6-0 with Mayor Udall, Vice Mayor Patterson, Councilman Greene, Councilman Raykovitz, Councilman Wengert, and Councilwoman Huth voting in favor.**

**Meeting adjourned at 8:15 p.m.**

Spence Udall, Mayor

ATTEST:

Cindy Lee, City Clerk

**CERTIFICATION**

I hereby certify that the forgoing minutes are a true and correct copy of the minutes of the regular St. Johns City Council meeting held July 9, 2025. I certify that the meeting was duly called, held, and that a quorum was present.

Cindy Lee, City Clerk

\*Please note: Approved minutes are not verbatim record of what happened at the City Council meeting, they capture a summary of the meeting as well as all action taken. A recording of the entire meeting is available upon request at the City Clerk’s office for three months following the meeting.