

Upon notice duly given under Arizona Revised Statutes, Section 38-431, et seq., as amended, the City Council of the City of Bullhead City held a Special Meeting on Tuesday, February 3, 2026, in the Council Chambers, 1255 Marina Blvd., Bullhead City, Arizona.

CALL TO ORDER

Mayor Head called the special meeting to order at 3:30 p.m.

ROLL CALL

Council Present

Alfonzo, Dallman, Head, Newlin, O'Neill, Ring, Smith

Council Absent

None

Staff Present:

CITY MANAGER: Toby Cotter

CITY ATTORNEY: Garnet Emery

CITY CLERK: Debie Ogden

PUBLIC WORKS DIRECTOR: Angie Johnson

RECREATION SUPERINTENDENT: Dave Heath

DISCUSSION ITEM(S)

Discussion regarding Phase III of the Optimum Community Center.

City Manager Cotter stated handouts were available for anyone who wished to review the materials related to the discussion. He explained that the purpose of the item was to discuss observations from the tour that took place before the Work Session and to review plans for Phases Three and Four, noting that there was potential for additional future phases at the Optimum Community Center. He said the Council previously agreed to move forward with the purchase of the former Mountain View School, now the Optimum Center, contingent upon reaching an agreement with the school district. He said the agreement was successfully completed, and progress on the proposal was ongoing. He reviewed the site map, highlighting the new parking lot, remodeled gymnasium, remodeled classrooms, new recreation offices, and additional amenities, including shaded pickleball courts, and a swimming pool. He reported that staff had been working on Phase Three for some time but had encountered challenges related to cost considerations. He emphasized the importance of fiscal responsibility and the goal of creating the best possible facility while repurposing an existing school into a community center. He noted that the city was making a substantial investment in the north part of the community and intended to proceed thoughtfully.

City Manager Cotter explained that Phase Three initially focused on the 700 Building, identified on the map as the "Lifeguard Mechanical Room and Pool Restroom". He said the original plan involved converting that structure into indoor pickleball courts by extending the building, raising the ceiling, and adding approximately 70 feet, resulting in three indoor courts. He said during the evaluation process, staff determined that the projected cost of renovations was comparable to constructing a new building. He further noted that a properly designed facility with four pickleball courts could be adapted for multi-use purposes by removing nets and covering the flooring, allowing the space to serve as an additional community room for various groups, activities, and events.

Public Works Director Johnson explained the plan as shown on the map. She noted that the building identified as “Remodel Building” was one of the few structures on the site that had not yet been remodeled internally. She said while the roof had been replaced and new air conditioning units installed, the interior still required renovation, including new paint and flooring. She explained that the theater group currently occupied one room in that building and additional space in the structure labeled “Demo Building,” which had been designated for demolition. She said under the proposed plan, the theater group would be relocated into two rooms within the remodeled building. She further explained that the building labeled “Storage” would receive exterior improvements and be repurposed for Recreation Department storage. She explained that across from the Recreation Building, staff proposed the installation of artificial turf, along with possible shade structures and fencing, and identified another future development area located across and to the south of the multi-purpose room. She noted that the restrooms in the building currently occupied by the tax offices had not yet been remodeled. She explained that the proposed plan placed the swimming pool between the multi-purpose room and the 700 Building. She said the pool would be approximately 100 feet by 100 feet and enclosed by a block wall safety barrier. She said the 700 Building would then be converted into a mechanical room, lifeguard room, and first aid room, while the area shown in pink to the west would be developed into public showers and restrooms serving the pool. She stated that, immediately west of that area, the space shown in yellow would include public restrooms for the playground family area and the pickleball courts. She said the plan proposed the construction of four pickleball courts and an approximately 80-by-200-foot structure providing seating at both ends of the courts. She said south of the pickleball courts, staff proposed an outdoor playground and recreation area. She noted the scenic river views and the potential for outdoor seating, playground amenities, and viewing areas for evening sunsets. She added that the plan included an outdoor pickleball area and an adjacent grassy space that could accommodate an additional outdoor pickleball court or a beach volleyball court. She emphasized that the site offered significant space for future amenities and explained that the lighter gray areas shown on the plan represented usable space that could be landscaped with artificial turf and developed for additional outdoor community uses.

Council Member O’Neill said he believed the existing facilities were fantastic, noting that the basketball court was one of the best he had played on and that the overall improvements looked wonderful. He expressed his appreciation for the work of Recreation Superintendent Heath and Public Works Director Johnson and encouraged anyone who had not yet visited the site to do so.

Council Member Newlin said he liked the direction of the project. He noted that the pool at Ken Fovargue Park was used to maximum capacity, and said he supported the addition of a pool at this location. He also expressed support for the proposed park area, stating it would be a very nice space to develop.

Vice Mayor Alfonzo stated that he liked the plan and the proposed location of the pool. He asked about the blue area and the red sections shown on each side of the pool. Public Works Director Johnson explained the areas could be shade structures or seating areas for patrons. Vice Mayor Alfonzo commented that the project would definitely attract more people to Bullhead City by showcasing the transformation of the site from its original condition to its current state.

Council Member Ring said she agreed with the plan and particularly liked the major improvements being made to the Old Bullhead area.

Council Member Dallman stated that she fully supported the pool, and especially the family playground area. She asked whether the proposed building would be large enough to accommodate four pickleball courts, noting that recommended recreational play areas are typically 30 feet by 60 feet and tournament courts often require additional length. She stated she supported constructing a larger facility. Public Works Director Johnson responded by stating that the proposed 80-by-200-foot structure referred only to the building shell and the figures provided were preliminary budget estimates for the shell with insulation. She estimated the cost of the shell to be approximately \$560,000 to \$600,000, not including the courts themselves. She explained that the Rotary Park tennis and pickleball court construction totaled approximately \$750,000 and a similar cost estimate, adjusted accordingly, would place the court installation at approximately \$450,000 to \$500,000. She added that adjacent future development space provided the opportunity to add another building if desired, noting that sufficient room was available.

Council Member Smith echoed the comments of the other Council Members and said she frequently heard from the public regarding the desire for an indoor pool. She expressed her support of the plan.

Mayor Head thanked staff for the tour of the facility and stated that he felt the facility was unrivaled. He highlighted the food service areas, offices, training rooms, and community-use spaces. He said he would like to see some form of shade or coverage around or over part of the pool area and said he was very pleased with the plan.

Council Member O'Neill said prior to construction of the pickleball courts, he would like to have additional input from the pickleball community. City Manager Cotter said several major pickleball organizers had been involved during the initial planning stages. He explained that discussions had included the conversion of the building and ceiling height, noting that while the organizers generally supported the plan, they preferred a higher ceiling. He stated that Public Works Director Johnson was currently reviewing the concern and confirmed that staff could meet with all end users, including both pickleball and pool community groups.

City Manager Cotter said the proposed pool was intended to be a community pool rather than an Olympic-sized aquatic center. He explained that the proposed pool could be used for lap swimming, water aerobics, swim lessons, and family programs. He noted that an Olympic-sized pool would be cost-prohibitive and would not align with the needs of the broader community. He emphasized that the proposed facility was attainable, affordable in the long term, and expected to receive significant community use.

Council Member Newlin asked if a shade structure over the pool had been discussed. Public Works Director Johnson responded that staff could look into that option and noted there were several ways to provide shade over portions of the pool.

Recreation Superintendent Heath said staff was in frequent contact with local pickleball groups and confirmed strong interest in the project. He noted that staff was aware of appropriate sizing for both pickleball courts and the pool, and emphasized the desire to host tournaments within the facility. He stated that the current layout would allow for bleachers and sufficient spacing between courts to ensure safety and functionality. He said there is a high demand for pool use, citing increasing participation in youth swim teams, Special Olympics, lap swim, water aerobics, water walking, parent-and-child swim lessons, general swim lessons, the Junior Lifeguard program, and open swim time. He said existing facilities were unable to accommodate all of these programs, particularly

during the summer months, and that an additional pool would be a significant benefit to the community, especially residents in the north part of town who face challenges accessing the Ken Fovargue Park pool.

Vice Mayor Alfonzo asked if the project would be completed in phases. City Manager Cotter explained that \$1 million had been budgeted in the current fiscal year for improvements, which would cover the Little Tykes restroom remodel, remodeling the north building for arts classes, Recreation storage, and demolition of an existing building. He stated that those improvements were estimated at approximately \$300,000 and could be completed during the current fiscal year, with the remaining \$700,000 carried over to the next year to support long-term planning. City Manager Cotter noted that the pool and pickleball courts did not need to be constructed in the same year, and said staff would strategize on project sequencing. He said Legacy Foundation had expressed interest in partnering with the city on grant funding for the pool, and timing would be coordinated accordingly. He noted that demand for pickleball courts was very high and estimates placed construction costs at approximately \$2 million for the pickleball courts and \$2 million for the pool. He stated there was potential capacity within the budget to pursue both projects, depending on Council direction, and that options would be discussed further during budget meetings.

Public Works Director Johnson provided more detailed cost estimates, stating the pickleball courts would require approximately \$600,000 to \$700,000 for the insulated shell building, approximately \$500,000 for the post-tension slab, \$150,000 to \$200,000 for interior painting, plus additional costs for HVAC, electrical, and lighting. She estimated the total cost for the pickleball courts at approximately \$1.5 million. She estimated the pool would cost at least \$2 million due to mechanical room requirements, heating systems, and winter operation considerations, and stated that pool planning and design would take approximately six months.

Council Member O'Neill said constructing both projects simultaneously would total approximately \$3 million. City Manager Cotter noted that final costs could be higher depending on bid results. Council Member O'Neill said while he would like to see both projects completed together, he was open to building the pickleball courts first and pursuing the pool the following year.

Council Member Newlin said both facilities would be in high demand and deferred to staff expertise regarding scheduling and construction timelines. He expressed strong support for the pool and pickleball courts and stated that completing both would be ideal if feasible.

Vice Mayor Alfonzo asked if donations from large local businesses had been considered to support construction of an Olympic-sized pool, noting a citizen inquiry. City Manager Cotter said the Legacy Foundation was interested in partnering with the city to fund a community pool, which he described as a critical long-term need. He explained that transitioning from a community pool to an Olympic-sized competitive pool would significantly increase construction, maintenance, and operational costs, representing a major long-term commitment. Vice Mayor Alfonzo suggested that partnerships with schools and colleges could create potential revenue opportunities through competitive use.

Recreation Superintendent Heath said an Olympic-sized pool would almost double construction costs and significantly increase staffing requirements, even for limited uses such as lap swimming. He noted that competitive pool use is seasonal and it can be challenging to schedule a pool of that size efficiently for year-round community activities. City Manager Cotter said additional revenue-generating opportunities would continue to be evaluated.

Council Member Ring said she supported constructing the pickleball courts first, followed by the pool.

Council Member Dallman said she supported both projects and would like to see them completed concurrently if possible. She said beginning the process now could result in completion of both projects in a couple of years and noted that there was insufficient space at the site for an Olympic-sized pool.

Council Member Smith asked if construction of the pickleball courts would be more difficult if the pool were built first. Public Works Director Johnson responded that dust and debris from construction could present challenges, but that construction sequencing was manageable.

Mayor Head asked for clarification regarding the pool engineering timeline. Public Works Director Johnson stated that advertising the Request For Qualifications, selecting a consultant, and completing design would take approximately six to nine months to produce bid-ready plans. Mayor Head stated that it would be logical to proceed with construction of the pickleball courts while simultaneously allocating funds during the budget process for pool engineering and design. He noted that off-site design work for the pool could occur while the pickleball courts were under construction, allowing pool construction to begin once the courts were completed. City Manager Cotter added that the pickleball courts would include secure key-card, 24-hour access due to high demand for the sport, therefore keeping staffing to a minimum.

Council Member Newlin made a motion to adjourn the special meeting and convene into executive session at 4:04 p.m. Council Member Dallman seconded the motion.

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O'Neill, Ring, Smith
NAYS: None ABSENT: None

MOTION CARRIED

EXECUTIVE SESSION

Discussion or consultation for legal advice with the City Attorney concerning the La Plaza Hotel located at 1978 Highway 95, Bullhead City, Arizona. Arizona Revised Statutes § 38-431.03(A)(3).

MOTION: **Council Member Dallman made a motion to adjourn from executive session and the special meeting at 4:37 p.m. Vice Mayor Alfonzo seconded the motion.**

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O'Neill, Ring, Smith
NAYS: None ABSENT: None

MOTION CARRIED

ADJOURNMENT

Mayor Head declared the special meeting adjourned at 4:37 p.m.

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct record of the special meeting of the City Council of the City of Bullhead City held on the 3rd day of February 2026. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 6th day of February 2026.



Debie Ogden, MMC, CPM
City Clerk

Upon notice duly given under Arizona Revised Statutes, Section 38-431, et seq., as amended, the City Council of the City of Bullhead City held a regularly scheduled meeting on Tuesday, February 3, 2026, in the City Council Chambers, 1255 Marina Boulevard, Bullhead City, Arizona.

CALL TO ORDER, INVOCATION AND PLEDGE OF ALLEGIANCE

Mayor Head called the meeting to order at 5:30 p.m. and invited Tim Eighmy of Community Lutheran Church to deliver the invocation. Mayor Head led the assembly in the Pledge of Allegiance to the Flag.

ROLL CALL

Council Present

Alfonzo, Dallman, Head, Newlin, O'Neill, Ring, Smith

Council Absent

None

Staff Present:

CITY MANAGER: Toby Cotter

CITY ATTORNEY: Garnet Emery

CITY CLERK: Debie Ogden

INTERIM POLICE CHIEF: Lieutenant Nathan McConnell for Daniel Sharp

DEVELOPMENT SERVICES DIRECTOR: Billy Chooniyom

FINANCE DIRECTOR: Robert Drexler

PUBLIC WORKS DIRECTOR: Angie Johnson

HUMAN SERVICES DIRECTOR: Jeff Tipton

UTILITIES DIRECTOR: Mark Clark

PRESENTATIONS AND PROCLAMATIONS

None

OPEN CALL TO THE PUBLIC

Mayor Head opened the call to the public.

Steven Lee expressed concerns about governmental corruption regarding national and local issues and urged public awareness. He requested that Bullhead City avoid policies like those implemented in other cities, including "15-minute city" planning concepts. He commented on local law enforcement, stating support for police presence while encouraging a focus on serious crime and expressing concern about staffing practices involving out-of-town officers. He also urged the city to prioritize hiring local residents, including opportunities for promotion from within, and expressed opposition to the use of non-local or foreign labor. He concluded by encouraging the Council to focus on local priorities and to avoid international policy initiatives in future planning.

Jackie Miller spoke about the Colorado River Republican Women luncheon that is taking place on February 4th at Chaparral Golf Course and Restaurant at 11:00 a.m.

Mike Dewhite said ongoing noise from his neighbor playing the drums was affecting nearby residents on Meander Drive and the current noise ordinance limited police enforcement. He complimented local officers for their professionalism, but had concerns about the impact the noise had on

neighboring households, including those with infants. He requested assistance from the city in reviewing the ordinance or identifying options to address the situation.

Laura Martinez said that she operates a business in the Meander Drive area providing end-of-life care for seniors. She said her neighbor plays the drums very loudly all day and expressed concern that the ongoing noise was disturbing residents, visiting families, and hospice staff. She said the noise negatively affected residents during their final days and requested assistance, stating that enforcement options were limited under the current ordinance.

Jack Noodleman said he participates in a remote-control radio flying club at Rotary Park and expressed concerns about deteriorating blacktop along the flight line and walking areas. He said many participants are seniors with mobility issues and requested additional asphalt be applied during the next park maintenance project to improve safety.

Richard White spoke in support of the new skatepark, noting that it is well suited for beginners and older users. He shared his personal experience using the park and expressed appreciation for the smaller design. He asked the Council to consider installing a rebound wall on the southwest corner of the skate park to prevent riders from exiting into the parking lot or landscaped areas.

Janice Johnston announced that PFLAG Bullhead City would begin a faith-based support group on Friday at Mystic Energies starting at 6:00 p.m. She also announced that the final winter walk and a potluck would be held on March 28th at Union Pass, and said the event was open to the public.

Tammy Owens said she had lived in Bullhead City for more than 30 years and expressed concerns about traffic safety in school zones, particularly along Marina Boulevard. She noted frequent speeding and inadequate driver awareness and suggested that additional signage and safety measures be implemented. She requested the Council prioritize child safety and designate school zone safety as a focused project.

Nicole Tracy said she is representing the Bullhead City Morning Kiwanis as their liaison to the Mohave High School Key Club. She said the Mohave High School Key Club members are preparing for the annual Special Needs Prom. Mohave High School Key Club President Summer Russell said they are currently raising funds for the annual Special Needs Prom. She said they are hosting a Valentine's Dinner and Dance event on February 13th, and said the funds will help buy decorations and food for the prom.

Julie Hassett spoke about the Colorado River Concert Series upcoming events.

Stephen Brown addressed the Council on behalf of the Bullhead Regional Food Bank and expressed gratitude to the City Council, city staff, and various partners for their support. He said their ongoing support enabled warehouse outfitting, pavement improvements, and continued operations during a period of transition, including the use of Rotary Park. He also thanked the city for assistance during Hunger Action Month and for financial support during a period of increased need related to SNAP benefit reductions. He reported that the Food Bank distributed more than 2.5 million pounds of food to over 35,000 local families in the past year and announced plans for continued expansion, including acquisition of an adjacent property to improve services.

Scotty McClure said he received notice of a utility rate increase late in the mail. He expressed concerns about mail-in voting procedures and the timing of ballot delivery. He also spoke about airport governance matters, stating that decisions related to the airport had been made without sufficient public involvement. He questioned the qualifications and selection of certain Airport Authority Members and expressed concern that representation from Laughlin was not included. He requested greater transparency and accountability regarding airport operations and governance.

Having no one else present requesting to speak, Mayor Head closed the call to the public.

AGENDA MODIFICATIONS

Vice Mayor Alfonzo made a motion to move Item 7 to Item 2. Council Member Newlin seconded the motion.

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O’Neill, Ring, Smith **NAYS:** None

MOTION CARRIED

WAIVER MOTION

Council Member Newlin made a motion to waive the reading in full of all ordinances and resolutions presented for adoption at this meeting. Vice Mayor Alfonzo seconded the motion.

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O’Neill, Ring, Smith **NAYS:** None

MOTION CARRIED

MANAGER’S REPORT

1. Dispatch Center Technology and Partner Agencies

Police Lieutenant McConnell addressed a recent newspaper article regarding public safety radio communications. He said the Police Department and Bullhead City Fire Department have been planning and modernizing the city’s radio system for more than a decade, working closely with regional fire districts and other public safety partners. He said the city relies on Motorola to maintain a secure, reliable, and standards-compliant system and is pursuing funding to transition from an ageing VHF system to an 800MHz digital trunk system, while maintaining VHF capabilities to support fire operations and other city services.

City Manager Cotter said the city values long-standing partnerships with external agencies and is committed to providing public safety services for the community. He said upgrades to the dispatch center are ongoing, emphasized that the city and the Bullhead City Fire District will guide technology decisions, and confirmed that regional fire districts remain partners.

2. Ramar Stop Sign Study

City Manager Cotter said a request to reconsider stop signs on Ramar Road had been raised during Call to the Public. He said an engineering study conducted in 2010 resulted in the removal of stop

signs at four locations, and said the city is reviewing the prior study and had engaged a different engineer to evaluate existing conditions along Ramar Road. He reported that staff will return to Council with the results of the study and recommendations regarding whether any stop signs should be reinstalled. He said the police department is aware of neighborhood concerns and will continue monitoring traffic conditions.

3. Weeds – Code Enforcement

City Manager Cotter said recent rainfall has resulted in significant weed growth throughout the city, including on City-owned properties. He reported that staff from Development Services, Building, and Code Enforcement are coordinating efforts to address the issue. He said the city will focus on public education and voluntary compliance over the next several months, encouraging residents to remove weeds before they become a fire hazard. He said city crews are actively addressing weeds on public property through spraying and maintenance efforts.

4. Sports and Special Events

City Manager Cotter said the city's sports and special events season is currently underway, with several large soccer and softball tournaments scheduled in the coming weeks. He advised the public to anticipate increased traffic and crowds near parks and surrounding businesses and encouraged motorists to drive safely during event weekends.

MAYOR AND COUNCIL MEMBERS' REPORTS ON CURRENT EVENTS

Council Member Smith asked what the expected timeline for completion of the Ramar Road traffic study would be. Public Works Director Johnson said the study would likely take 60 to 90 days and that upon completion, a workshop would be scheduled with the traffic engineer to review the findings with Council.

Council Member Ring announced that the Optimum Community Center would host a "History of Rock and Roll" event on February 20th at 7:00 p.m. She said tickets would be available at the door for \$35, and contact information was provided.

ITEMS WITHDRAWN FROM CONSENT AGENDA

None.

CONSENT AGENDA

Council Member Newlin made a motion that Item 1 on the Consent Agenda be approved in accordance with the reports, certifications and recommendations furnished each Council Member with corrections noted. Vice Mayor Alfonzo seconded the motion.

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O'Neill, Ring, Smith NAYS: None

MOTION CARRIED

Items on the Consent Agenda were approved as follows:

1. Approve the minutes of the January 20, 2026 Regular Council Meeting. (City Clerk Ogden)

Council Member Smith corrected the minutes to reflect the correct number of candidates attending the LD 30 Candidate Forum on June 9th is 5, not 30.

PUBLIC HEARINGS ON ITEMS PULLED FROM CONSENT AGENDA

None

BOARD/COMMISSION/COMMITTEE APPOINTMENTS

None

PUBLIC HEARINGS ON LIQUOR LICENSE APPLICATIONS

None

ACTION ITEMS

Other Business

7. Discussion and possible action to accept the City of Bullhead City's audited annual financial report and audit results for the fiscal year that ended June 30, 2025. (Finance Director Drexler)

City Manager Cotter said the city has a highly qualified finance director and finance department and commended staff for managing city finances, protecting assets, and ensuring safeguards against fraud. Finance Director Drexler stated the city recently completed its annual audit, which was conducted by Baker Tilly. He said the firm prepared the financial statements and Brian Hammersley, Principal of the firm Baker Tilly, was in attendance to present the audit results.

Brian Hammersley said Baker Tilly completed the audit for the fiscal year ending June 30, 2025. He reported that the City received an unmodified (clean) opinion on its Annual Comprehensive Financial Report, as well as clean opinions on the Government Auditing Standards compliance report and the required federal single audit. He said no instances of noncompliance, material weaknesses, or significant deficiencies were identified. He reported that the audit included testing of internal controls, transactions, and federal grant compliance, and said no audit findings or uncorrected misstatements were noted. He explained that a change in federal accounting standards resulted in a modest increase in the City's reported compensated absences liability. He highlighted financial trends discussed in Management's Discussion and Analysis, including an increase in the General Fund balance and operating deficits in the water and wastewater enterprise funds. He recommended review of the Management's Discussion and Analysis for additional financial context.

Mayor Head asked if anyone from the public wanted to speak on this item.

Janice Johnston asked if the document referenced in the agenda would be available to the public, saying the agenda link she accessed appeared incomplete. City Manager Cotter said an error with the agenda link had been identified and corrected. He confirmed that the document is a public record and would be made available through the Finance Department's website. Ms. Johnston said she appreciated the presentation's inclusion of water and utility expenditures.

Council Member Dallman made a motion to accept the City of Bullhead City's audited annual financial report and audit results for the fiscal year that ended June 30, 2025. Vice Mayor Alfonzo seconded the motion.

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O'Neill, Ring, Smith NAYS: None

MOTION CARRIED

Building, Planning and Zoning Items

2. Discussion and possible action to direct the City Manager to withhold approval of the processing of any abandonment of gas lines within the city right of way and to oppose all future El Paso Natural Gas and Southwest Gas rate case filings with the Arizona Corporation Commission until a reasonable resolution can be reached concerning the removal of above-ground gas lines and the structure that crosses the Colorado River. (City Manager Cotter)

City Manager Cotter said a high-pressure gas line runs from Riverview Drive and Highway 95 through the property currently under construction between Marina Boulevard and Riverview Drive, continuing to Ramar Road and toward the Colorado River. He explained that a portion of the line is no longer in use and terminates near Riverview Drive, while another segment remains active and will not be abandoned. He said El Paso Natural Gas has agreed that the unused portions of the line may be abandoned and slurried, with property interests conveyed to the private landowner and the. He said El Paso Natural Gas and Southwest Gas own the facilities at the Colorado River crossing, including an overhead pipeline that the companies have not agreed to remove. He said the city has held multiple discussions with both companies and continues to seek a cooperative solution. He said the pipeline is no longer needed for operations and preliminary estimates indicate removal could be costly. He emphasized that the city's position is responsibility for removal should rest with the utility owners rather than local taxpayers. He said because gas utilities are regulated by the Arizona Corporation Commission, the city's primary recourse is to participate in regulatory proceedings and advocate that the unused pipeline facilities be fully abandoned and removed.

Council Member Newlin said he supported the city's forward-thinking approach.

Vice Mayor Alfonzo said he agreed with Council Member Newlin and expressed responsibility for removal rests with the utility companies. Council Member Dallman concurred.

Mayor Head said he had discussed the matter with City Manager Cotter, and said he visited the property. He said he agrees that the city should not accept the continued presence of the pipeline, describing it as an eyesore affecting nearby residents, visitors, and recreational users of the river. He said the facility had served its purpose and he supported its removal by the responsible parties.

Mayor Head asked if anyone from the public wanted to speak on this item.

Scotty McClure asked about a prior incident near Mohave Accelerated Learning Center involving a gas line, questioning whether a gas line had failed. He expressed concern about the condition and appearance of infrastructure in the area and urged the city to address what he described as an eyesore.

Public Works Director Johnson said the incident occurred during pressure testing of the gas line using high-pressure water, which caused a failure at a weak point in the line. She explained that, as part of abandonment, the pipeline would be filled with slurry or concrete to prevent future leakage.

City Manager Cotter clarified that the gas line is owned by Kinder Morgan, El Paso Natural Gas, and Southwest Gas, not the city. He said abandoned pipelines present ongoing liability concerns and the utility companies' proposal include fully slurring the pipelines and conveying the land above the pipelines to the city. He reiterated that the city's concern remains the utilities' refusal to fully abandon and remove the portion of the pipeline at the Colorado River crossing.

Council Member Newlin made a motion to direct the City Manager to withhold approval of the processing of any abandonment of gas lines within the city right of way and to oppose all future El Paso Natural Gas and Southwest Gas rate case filings with the Arizona Corporation Commission until a reasonable resolution can be reached concerning the removal of above-ground gas lines and the structure that crosses the Colorado River. Vice Mayor Alfonzo seconded the motion.

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O'Neill, Ring, Smith **NAYS: None**

MOTION CARRIED

Bid Awards, Contracts, Intergovernmental Agreement, and Purchases

3. Approve "Amendment No. 2 Employment Agreement for City Manager of Bullhead City" increasing the city manager's salary to \$245,000 and authorizing the mayor to execute the amendment on behalf of the city. (Human Resources Director Stanley)

Human Resources Director Stanley said the City Manager's annual performance review had recently been completed, and said the Council had directed staff to prepare an amendment to the contract.

Council Member O'Neill said he knew some people would be upset about the item and said City Manager Cotter deserved the compensation. He said City Manager Cotter had received offers from other jurisdictions at significantly higher pay but chose to remain with Bullhead City to continue the work that had been started.

Council Member Newlin said he supports City Manager Cotter. He said the consistency and dedication demonstrated in the position were unmatched in the City's history, and the increase was well deserved.

Vice Mayor Alfonzo said he agreed with Council Member Newlin. He said City Manager Cotter deserved the compensation, worked on a 24-hour on-call basis, and was a fantastic City Manager. He noted that, when compared to other cities and city managers throughout Arizona, the performance justified the amendment.

Council Member Ring said she was voting to retain City Manager Cotter.

Council Member Dallman said City Manager Cotter was the longest-serving City Manager the city has ever had and said he has done an outstanding job. She acknowledged that some residents

disagreed with certain decisions, and said City Manager Cotter was worth the compensation. She noted that replacing him would likely require paying equal or greater compensation to a less experienced individual and expressed appreciation for City Manager Cotter's service.

Council Member Smith said that the average tenure of a city manager is three to eight years and said Bullhead City had been fortunate to have the same City Manager for more than 16 years. She said this longevity had provided consistent forward progress for the city and expressed support for the compensation.

Mayor Head said having previously served in the City Manager position, he understood the demands of the job and expressed appreciation for the work performed by City Manager Cotter. He stated that the Council had discussed the matter in executive session with an understanding of compensation paid by comparable Arizona cities and with consideration of the stability provided over the past 16 years. He stated he would be voting in favor of the item to retain a professional City Manager and noted the high cost of replacing the city manager in the current environment.

Mayor Head asked if anyone from the public wanted to speak on this item.

Scotty McClure said he had received a 2.8 percent increase in social security. He expressed concern about the proposed compensation, noting comparisons to Mohave County and other jurisdictions. He referenced compensation decisions made by the Mohave County Board of Supervisors and questioned how the proposed figure was determined.

Mayor Head responded that no single city was used as a comparison and clarified that compensation data from all comparable Arizona cities had been reviewed. He stated that California cities were not included in the comparison. He further noted that during City Manager Cotter's tenure, the city's budget balance had improved significantly, enabling the city to accomplish numerous projects.

Council Member Smith said several cities were currently attempting to recruit city managers at starting salaries exceeding \$300,000 annually. She said the approved compensation placed the City Manager's salary at \$245,000, plus a cost-of-living adjustment, and that this level was comparable to Lake Havasu City.

Council Member O'Neill said City Manager Cotter was the longest-serving city manager in the State of Arizona. He said City Manager Cotter deserved the compensation, remained underpaid relative to peers, and stated appreciation for his continued service with the city.

Council Member Ring made a motion to approve "Amendment No. 2 Employment Agreement for City Manager of Bullhead City" increasing the city manager's salary to \$245,000 and authorizing the mayor to execute the amendment on behalf of the city. Council Member Dallman seconded the motion.

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O'Neill, Ring, Smith NAYS: None

MOTION CARRIED

4. Discussion and possible action to approve the purchase of XQ330 Portable Caterpillar Generator with trailer in the amount of \$233,586.68 plus any applicable taxes and fees, and to authorize the city manager to approve resultant payments; and further, waiving competitive bidding under Bullhead City Municipal Code §3.37.303(D) and being in the best interest of the city. (Utilities Director Clark)

Utilities Director Clark said the Utilities Department currently had two portable generators in operation: one large 500 kW generator and one smaller unit. He said the smaller generator had been taken in for maintenance after it stopped functioning, and staff were advised that the cost to repair the unit would exceed the cost of purchasing a new generator. He said the Utilities Department exclusively purchases Caterpillar generators, noting the department has standardized equipment to simplify maintenance and spare parts inventory. He said there is an approximate 20-week lead time to receive the new generator, which was the reason for ordering it at this time.

Vice Mayor Alfonzo asked about the warranty on the equipment and whether extended warranty options were available and reasonable. Utilities Director Clark responded that an extended warranty was available at an approximate cost of \$5,000 but was not included with the purchase. He explained that staff did not want the warranty period to begin prior to receiving the generator and noted the warranty could be added at a later date. Vice Mayor Alfonzo asked for clarification regarding the length of the extended warranty. Utilities Director Clark stated the extended warranty would be for three years and staff planned to purchase it the following year once the generator had been received.

Mayor Head asked if anyone from the public wanted to speak on this item. No one spoke.

Council Member Smith made a motion to approve the purchase of XQ330 Portable Caterpillar Generator with trailer in the amount of \$233,586.68 plus any applicable taxes and fees, and to authorize the city manager to approve resultant payments; and further, waiving competitive bidding under Bullhead City Municipal Code §3.37.303(D) and being in the best interest of the city. Council Member Ring seconded the motion.

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O’Neill, Ring, Smith NAYS: None

MOTION CARRIED

5. Discussion and possible action to approve the contract for the purchase of a Kenworth Pumper Truck with a 4,000 gallon stainless steel collection tank upfitted with safety lighting along with extended warranties in the amount of \$259,126.05 and authorize the city manager to execute the agreement and issue resultant payment. (Utilities Director Clark)

Utilities Director Clark said the current pumper truck was in poor condition and required frequent repairs, spending more time out of service than in operation. He said the truck was a 1982 model inherited from Citizens Utilities when the city assumed wastewater operations in the early 1990’s and had been maintained beyond its intended service life. He said the condition of the vehicle had prevented staff from performing sewer line jetting and other cleaning operations, and the replacement would allow the department to resume routine sewer maintenance. He said the purchase included an extended warranty, with the primary component being a five-year extended warranty.

Council Member Dallman asked if only one vendor had submitted a bid. Utilities Director Clark answered affirmative.

Mayor Head asked if the new pumper truck would be quieter than the existing unit. Utilities Director Clark said it would be somewhat quieter, and noted that pumper trucks are inherently noisy.

Vice Mayor Alfonzo asked for clarification regarding the warranty terms listed in the contract, noting the base warranty was stated as 24 months or 250,000 miles. Utilities Director Clark confirmed that this was the base warranty and explained the extended warranty provided an additional 5-years of coverage. He said that the 5-year Allison transmission warranty was listed under the chassis section at a cost of \$1,395, and the protection plan and aftermarket warranty were shown in the packet. Mayor Head added that the transmission warranty differed from the engine warranty and noted the engine warranty could only be provided by Caterpillar.

Council Member Smith asked about the delivery timeline for the new pumper truck. Utilities Director Clark said delivery was expected within a couple of weeks.

Mayor Head asked if anyone from the public wanted to speak on this item. No one spoke.

Council Member Newlin made a motion to approve the contract for the purchase of a Kenworth Pumper Truck with a 4,000 gallon stainless steel collection tank upfitted with safety lighting along with extended warranties in the amount of \$259,126.05 and authorize the city manager to execute the agreement and issue resultant payment. Council Member Dallman seconded the motion.

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O'Neill, Ring, Smith **NAYS: None**

MOTION CARRIED

6. Discussion and possible action to approve the "Islands License Agreement Colorado River Condominiums" and authorize the city manager to execute the agreement on behalf of the city. (Assistant City Manager Pruitt)

City Manager Cotter said over the past several years, the city had worked with the State of Arizona to obtain state sovereign land located in and around the river. He said the efforts had been successful and Assistant City Manager Pruitt, along with a former mayor, had visited several of the parcels. He clarified that the item specifically concerned two of the three islands located in the river in front of the Red Condominiums on the north side of the city.

Assistant City Manager Pruitt said the item concerned a proposed license agreement between the City of Bullhead City and the Colorado River Community Condominiums Association regarding two small islands. He explained that the islands had recently been conveyed to the city by the State of Arizona for continued recreational use. He said the islands are accessible only by water and have historically been used by nearby residents. He explained that under the proposed agreement, the city would grant the condominium association a limited, non-exclusive license to continue maintaining the islands and the existing docks, and in exchange the Association would be responsible for weed control, trash collection, and general upkeep while ensuring that the islands remain available for public recreational use. He said the docks would remain privately owned and reserved for residents,

and limited public use on the west side of the islands would continue as it had in the past. He said no fees could be charged for access, no structures could be constructed without city approval, and the city would assume no liability for use of the property. He said the agreement would have a term of ten years, including a modest annual fee paid to the City, and allow termination by either party with advance notice. He concluded that the agreement formalized a long-standing use of the islands, preserved public access, and ensured maintenance of the property at no cost to taxpayers, and stated that the arrangement was beneficial to the city and residents.

Mayor Head asked if anyone from the public wanted to speak on this item. No one spoke.

Council Member Newlin made a motion to approve the “Islands License Agreement Colorado River Condominiums” and authorize the city manager to execute the agreement on behalf of the city. Vice Mayor Alfonzo seconded the motion.

VOTE: AYES: Alfonzo, Dallman, Head, Newlin, O’Neill, Ring, Smith NAYS: None

MOTION CARRIED

COUNCIL REQUESTED ITEMS

None

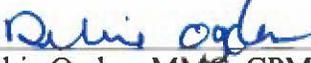
ADJOURNMENT

There being no further business to come before the Council, Mayor Head declared the meeting adjourned at 6:46 p.m.

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct record of the regular meeting of the City Council of the City of Bullhead City held on the 3rd day of February 2026. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 10th day of February 2026.



Debie Ogden, MMC, CPM
City Clerk