

**Minutes
Town of Clifton
Town Council Special Session
June 27, 2025
2:00 P.M.**

Town Council Members

Chad Brown, Council Member
Anthony James, Vice Mayor
Laura Dorrell, Mayor
Raymond Lorenzo, Council Member
B. Waddell Reyes, Council Member
Barbara Ahmann, Council Member

***Excused**

****Participated via telephone**

Quorum Present

The Town's legal counsel, Matt Schiumo and Trish Stuhan, participated via telephone.

The meeting was called to order by Mayor Laura Dorrell followed by the Pledge of Allegiance

New Business

MUNICIPAL PROPERTY CORPORATION: The Clifton Town Council will convene as the Municipal Property Corporation and will reconvene as the Clifton Town Council after consideration of the following items

a. Call to Order

Convened at 2:03pm

b. Roll Call

Members Present

Member Laura Dorrell

Member Anthony James

Member Ray Lorenzo

Member Barbara Ahmann

c. Discussion and/or action to appoint a replacement for Council Member Janeene Carrillo from the Clifton Town Council to serve on the town's Municipal Property Corporation Board of Directors.

Motion to appoint Council Member Chad Brown to fill the vacancy made by Member Ahmann, second to the motion made by Member James

Voting in favor of the motion were members Dorrell, James, Lorenzo, and Ahmann

Motion Carries

d. Appointment of Officers; President, Vice-President, Secretary, Treasurer

Motion made Member Ahmann for the following appointments

Dorrell- President

James- Vice President

Lorenzo- Secretary

Ahmann- Treasurer

Second to the motion made by Member James

Voting in favor of the motion were members Dorrell, James, Lorenzo, Ahmann, & Brown

Motion Carries

e. Adjournment

Motion to adjourn made by Member Brown second to the motion made by Vice-President James

Voting in favor of the motion were members Dorrell, James, Lorenzo, Ahmann, & Brown

Municipal Properties Corporation meeting adjourned at 2:10pm

Discussion and/or action to award bid for used Street Sweeper for \$20,000 to J&F Equipment Sales

Babaletakis reminded the Council that they had given permission to go to bid in May, the Town only received one bid and it was within budget.

Motion to award bid for used Street Sweeper for \$20,000 to J&F Equipment Sales made by Council Member Brown, second to the motion made by Council Member Waddell Reyes

Voting in favor of the motion were members Dorrell, James, Waddell Reyes, Ahmann, Lorenzo, and Brown

Motion Carries

Public hearing pursuant to Clifton Town Code § 51.24(B)(1) to consider and receive testimony and evidence regarding disputed sewer utility charges asserted by Barbara Waddell Reyes

Resident Luis Montoya spoke to concerns of the Town plugging residents’ sewer lines. He stated that if he remembers correctly from his time on the Council is that there are multiple residents that are tied into the same main tap, causing complications with plugging. He recalls approximately 80 residents in this situation. Babaletakis assured him that the Town would not plug a resident if it adversely affects another resident.

Resident Barbara Waddell Reyes was given the opportunity to present to the Council. She presented communication between her and previous Town Manager Rudy Perez as well as current Town Manager Tina Babaletakis as well as billing from Morenci Water & Electric showing no water usage. She stated the frustrations of getting her address changed to just one number and how at that time she was informed that if she disconnected her water at 679 Turner Ave., she would be able to disconnect her sewer.

Town Manager Babaletakis presented that records show that the Town did change her address in the sewer system, at the appropriate time, however continued to bill for sewer as the accounts with Morenci Water & Electric were still both active and continue to remain active. The Town was still mailing her two bills, both for 669 Turner Ave. After Ms. Waddell Reye’s initial complaint, she did direct staff to send one bill, but with two sewer taps. Staff made the change leaving the delinquent balance on the now closed account. After conferring with the Town Attorney’s staff was able to bring the delinquent balance over to the now consolidated account for 669 Turner Ave.

Discussion and/or action, after considering all testimony and evidence presented by Barbara Waddell Reyes, to make a final determination on the disputed utility charges and to provide direction to staff regarding enforcement of delinquent sewer accounts pursuant to § 51.24.

Council opted to convene into Executive Session to discuss legal options with the Town Attorneys.

Motion to adjourn into Executive Session made by Vice- Mayor James, second to the motion made by Council Member Brown

Voting in favor of the motion were members Dorrell, James, Ahmann, Lorenzo, and Brown

Executive Session began at 2:41pm

Council reconvened into Regular Session at 3:15pm

Motion to deny application of appeal made by Council Member Brown, second to the motion made by Vice Mayor James

Voting in favor of the motion were members Dorrell, James, Lorenzo, and Brown

Council Member Ahmann abstained

Motion Carries

Mayor Dorrell explained to resident Waddell Reyes that by denying the application of appeal that the payment agreement that she entered with the Town still stood, and if she wanted to be billed in the future for one sewer tap, she would need to fully terminate her water services with Morenci Water & Electric

Waddell Reyes thanked the Council for their time

Executive Session

Pursuant to A.R.S. §38-431.03 (A.3): Discussion or consultation for legal advice with the Town Attorney in regard to disputed utility bills by Barbara Waddell Reyes.

Adjournment

Motion to adjourn the meeting made by Vice-Mayor James, second to the motion made by Council Member Lorenzo
Voting in favor of the motion were members Dorrell, James, Ahmann, Lorenzo, and Brown

Motion Carries

Meeting adjourned at approximately 3:20pm