

**Action Minutes  
Special City Council Meeting  
City Council Chambers, Sedona City Hall,  
102 Roadrunner Drive, Sedona, Arizona  
Wednesday, September 15, 2021, 3:00 p.m.**

**1. Call to Order/Pledge of Allegiance/Moment of Silence**

Mayor Moriarty called the meeting to order at 3:00 p.m.

**2. Roll Call**

**Council Present:** Mayor Sandy Moriarty, Vice Mayor Scott Jablow, Councilor Kathy Kinsella, Councilor Tom Lamkin, Councilor Holli Ploog, Councilor Jon Thompson, Councilor Jessica Williamson.

**Staff Present:** City Manager Karen Osburn, Deputy City Manager Joanne Keene, City Attorney Kurt Christianson, Public Works Director/City Engineer Andy Dickey, Associate Engineer Bob Welch, Deputy Chief Stephanie Foley, Director of Community Development Jess McNeely, Senior Planner Mike Raber, Planning Manager Cari Meyer, Deputy City Clerk Cherise Fullbright.

**3. Special Business**

- a. **AB 2702 Public hearing/discussion/possible action regarding a City-initiated application for a Major Community Plan Amendment to the Future Land Use Map from Single-family Low Density to Commercial and a Zone Change from RS-18 (Single-family Residential) to M3 (Mixed Use Activity Center) to allow for the development of a parking garage in Uptown Sedona. The property consists of two parcels totaling 1.24 acres along the north side of Forest Road (430 and 460 Forest Road). APN: 401-16-100 and 401-16-071. Applicant: City of Sedona. Case Number: PZ21-00003 (Major CPA, ZC).**

Presentation by Mike Raber, Andy Dickey, Bob Welch, Kurt Christianson, and Karen Osburn.

Questions and comments from Council.

Opened the public hearing at 4:26 p.m.

The following spoke regarding this item: Tom Gilomen, Sedona, Gala Frafftson, Sedona, Steve Schliebs, Sedona, Robert O'Donnell, Sedona, Janet Sabitino on behalf of herself & Linda Goldsmith, Sedona, John Davis, Village of Oak Creek, Candace Strauss, Sedona, Jen Farnsworth, Sedona, Jennifer Strait, Sedona, Peggy Chaikin, Sedona, Al Comello, Sedona, Steve Segner, Sedona.

Closed the public hearing and brought back to Council at 5:00 p.m.

Additional questions and comments from Council.

Due to an unexpected fire alarm, Council took a break at 6:07 p.m. and reconvened at 6:18 p.m.

Additional questions and comments from Council.

**Motion: Councilor Lamkin moved to approve Resolution No. 2021-21, amending the Sedona Community Plan Future Land Use Map by re-designating the subject property from Single-family Low Density Residential to Commercial as amended.**

Seconded by Councilor Williamson. Vote: Motion carried with six (6) in favor (Moriarty, Jablow, Kinsella, Lamkin, Ploog, Williamson) and one (1) opposed (Thompson).

Motion: Councilor Williamson moved to approve Ordinance 2021-05 , regarding case number PZ 21-00003 (ZC), rezoning the property identified herein from its present designation of RS-18 (Single-family Residential) to M3 (Mixed Use Activity Center), based on conformance with the requirements for approval of a zone change, consistency and conformance with the Sedona Community Plan and subject to all applicable ordinance requirements subject to the following Condition #1: That within one year, the applicant provide Council with a completed traffic impact study, with mitigation measures if necessary, demonstrating that the current level of service letter grade at the intersection of SR 89A and Forest Rd will not be lowered as a result of the construction of the uptown parking garage. Seconded by Councilor Lamkin. Vote: Motion carried with six (6) in favor (Moriarty, Jablow, Kinsella, Lamkin, Ploog, Williamson) and one (1) opposed (Thompson).

**b. Discussion/possible action regarding future meetings/agenda items.**

Karen Osburn confirmed that the discussion regarding the Sedona Community Plan is tentatively scheduled for October 12, 2021.

**4. Executive Session**

Upon a public majority vote of the members constituting a quorum, the Council may hold an Executive Session that is not open to the public for the following purposes:

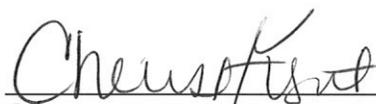
- a. To consult with legal counsel for advice on matters listed on this agenda per A.R.S. § 38-431.03(A)(3).**
- b. Return to open session. Discussion/possible action on executive session items.**

No Executive Session was held.

**5. Adjournment**

Mayor Moriarty adjourned the meeting at 6:30 p.m. without objection.

**I certify that the above are the true and correct actions of the Special City Council Meeting held on September 15, 2021.**

  
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Cherise Fullbright, Deputy City Clerk

09/28/2021  
\_\_\_\_\_  
Date