

MINUTES OF THE REGULAR MEETING OF THE SHOW LOW CITY COUNCIL HELD ON TUESDAY, JUNE 16, 2026, AT 7:00 PM IN THE CITY COUNCIL CHAMBERS, 181 NORTH 9TH STREET, SHOW LOW, NAVAJO COUNTY, ARIZONA

1. Call to Order.

Mayor Leech called the meeting to order at 7:00 p.m.

2. Roll Call.

COUNCIL MEMBERS PRESENT: Mayor Leech, Vice Mayor Kakavas, Councilman Adams, Councilman Clark, Councilman Judd, Councilman Whipple.

COUNCIL MEMBERS ABSENT: Councilman Hatch.

STAFF MEMBERS PRESENT: F. Morgan Brown, City Manager; Anna Atencio, City Attorney; Justin Johnson, Deputy City Manager; Greg Westover, Police Chief; Shane Hemesath, Public Works Director; Chris Reid, City Engineer; Jacob Allen, Airport Manager; Steve North, Economic Development Director; Grace Payne, Communications Manager; Chris Tewalt, Information Technology Manager; and Rachael Hall, City Clerk.

GUESTS: Cathy Huling, Sunshine Brewer, Doug Roberts and others.

3. Invocation.

Councilman Whipple gave the invocation.

4. Pledge of Allegiance.

Mayor Leech led the Council and audience in the pledge of allegiance.

5. **CALL TO THE PUBLIC:**

Any citizen desiring to speak on a matter that is within the jurisdiction of the City Council may do so at this time. Comments shall be limited to three minutes per person and shall be addressed to the City Council as a whole, and not to any individual member. Issues raised shall be limited to those within the jurisdiction of the City Council. Pursuant to the Arizona Open Meeting Law, the City Council cannot discuss or act on items presented at this time. At the conclusion of the call to the public, individual City Council members may (1) respond to criticism made by those who have spoken, (2) ask staff to review a matter, and (3) ask that a matter be put on a future agenda.

Doug Roberts, 36th Drive, thanked the Council and City staff for the support during the Cruzin' the Rim Car Show.

6. **CONSENT CALENDAR:**

- A. Consideration of Approval of Renewal Agreement with White Mountain Meals on Wheels for Managing Turn of the Card Community Center for Fiscal Year 2026-27 (Grace Payne)
- B. Consideration of Approval of Renewal Agreement with Show Low Historical Society for Fiscal Year 2026-27 (Grace Payne)
- C. Consideration of Approval of Renewal Agreement with Show Low Main Street for Fiscal Year 2026-27 (Grace Payne)
- D. Consideration of Approval of Renewal Agreement with Show Low Chamber of Commerce for Fiscal Year 2026-27 (Steve North)
- E. Consideration of Approval of Annual Purchase Orders for Fiscal Year 2027 (Justin Johnson)
- F. Consideration of Resolution No. R2026-16 Adopting an Annual Policy and Prescribing Procedures for Purchasing from Mayor and Any Member of Council (Morgan Brown)
- G. Consideration of Adoption of Resolution No. R2026-15 Designating Chief Fiscal Officer for City of Show Low and Authorization to Submit Current Fiscal Year's Annual Expenditure Limitation Report (Justin Johnson)
- H. Consideration of Approval of Bilateral Lease Amendment No. DFC26 to Lease No. LAZ02201 with General Services Administration for Bureau of Indian Affairs at 3401 Airport Loop Road at Show Low Regional Airport (Jacob Allen)
- I. Consideration of Approval of Bilateral Lease Amendment No. DFC26 to Lease No. LAZ02265 with General Services Administration for Transportation Security Administration at Show Low Regional Airport Terminal (Jacob Allen)
- J. Consideration of Approval of Emergency Facilities and Land Use Agreement with United States Department of Agriculture Forest Service at Show Low Regional Airport (Jacob Allen)
- K. Consideration of Approval of Agreement with EarthScope Consortium GPS Station P015 for Permit Renewal Request at Show Low Regional Airport (Jacob Allen)
- L. Consideration of Acceptance of Aquatic Center Parking Lot Expansion, City of Show Low Project No. 4452684 (Chris Reid)
- M. Consideration of Acceptance of Show Low Public Works Building Design Build, City of Show Low Project No. FM-0125 (Shane Hemesath)
- N. Consideration of Acceptance of Timothy McKay Memorial Park Building Remodel, City of Show Low Project No. 45526117A (Shane Hemesath)

- O. Consideration of Acceptance of City Hall Security Improvements - Phase 1, City of Show Low Project No. 4452092 (Shane Hemesath)
- P. Consideration of Approval of Pet Allies Shelter Service Agreement (Greg Westover)
- Q. Consideration of Minutes of Show Low City Council meetings:
 - 1. Regular Meeting of June 2, 2026

COUNCILMAN ADAMS MOVED TO APPROVE THE CONSENT CALENDAR AS PRESENTED; SECONDED BY VICE MAYOR KAKAVAS; PASSED 6 TO 0 WITH MAYOR LEECH, VICE MAYOR KAKAVAS, COUNCILMAN ADAMS, COUNCILMAN CLARK, COUNCILMAN JUDD, AND COUNCILMAN WHIPPLE VOTING IN FAVOR.

7. **NEW BUSINESS:**

- A. Consideration of Acceptance of Access Control System Replacement by AMK Solutions, LLC, Approval of Scope Revision, and Authorization of Associated Budget Transfers (Chris Tewalt)

Mr. Tewalt said that at the December 9, 2025 City Council meeting, a contract was awarded to AMK Solutions, LLC for an amount not to exceed \$156,428.75, for the replacement of access control systems through the City of Show Low. The City had an outdated access control system that required replacement. The new system significantly enhanced the City's security infrastructure by restricting access to sensitive areas and maintaining a detailed log of the date, time, and employee identity for each access event.

Mr. Tewalt said the City requested a scope revision from the contractor to accommodate the Show Low Police Department evidence building gate addition at an additional cost of \$3,454.96.

Mr. Tewalt said staff recommended accepting the access control system replacement completed by AMK Solutions, LLC, approving the scope revision resulting in a final total cost of \$159,883.75, authorizing the associated budget transfers, releasing the retainage, and initiating the two-year warranty period.

COUNCILMAN JUDD MOVED TO ACCEPT THE ACCESS CONTROL REPLACEMENT COMPLETED BY AMK SOLUTIONS, LLC, APPROVE THE SCOPE REVISION RESULTING IN A FINAL COST OF \$159,883.75, AUTHORIZE THE ASSOCIATED BUDGET TRANSFER, RELEASE THE RETAINAGE, AND INITIATE THE TWO-YEAR WARRANTY PERIOD; SECONDED BY COUNCILMAN WHIPPLE; PASSED 6 TO 0 WITH MAYOR LEECH, VICE MAYOR KAKAVAS, COUNCILMAN ADAMS, COUNCILMAN CLARK, COUNCILMAN JUDD, AND COUNCILMAN WHIPPLE VOTING IN FAVOR.

- B. Consideration of Acceptance of Ellsworth and Sylvester Waterline, City of Show Low Project No. 76026113, Approval of Scope Revision, and Authorization of Associated Budget Transfers (Chris Reid)

Mr. Reid said that the 2025 City Budget had remaining funds available from the NPC Waterline and Fools Hollow Phase 2 Waterline Replacement projects. This project scope included installation of new eight-inch and six-inch waterlines, fire hydrants, water services, and related appurtenances along 3301 South White Mountain Road (SR260) near Ellsworth Road and in the Fools Hollow Subdivision along West Sylvester Circle.

Mr. Reid said that at the February 17, 2026 City Council meeting, a construction contract was awarded to Apache Underground, LLC for an amount not to exceed \$157,941, after public solicitation of bids from qualified contractors. Completion of the project also required a scope revision at an additional cost of \$38,419.80 to realign the new eight-inch main along SR260 to avoid an unmarked fiber-optic line discovered during construction. Realignment of the new water main included concrete slurry backfill and the removal and replacement of the shoulder pavement section along SR260 to satisfy the Arizona Department of Transportation requirements.

Mr. Reid said that staff recommended accepting the Ellsworth and Sylvester Waterline Replacements, City of Show Low Project No. 76026113, approving the scope revision resulting in a final total cost of \$196,360.80, authorizing the associated budget transfers, releasing the retainage, and initiating the two-year warranty period.

COUNCILMAN ADAMS MOVED TO ACCEPT THE ELLSWORTH AND SYLVESTER WATERLINE REPLACEMENT, CITY OF SHOW LOW PROJECT NO. 76026113, APPROVE THE SCOPE REVISION RESULTING IN A FINAL COST OF \$196,360.80, AUTHORIZE THE ASSOCIATED BUDGET TRANSFERS, RELEASE THE RETAINAGE, AND INITIATE THE TWO-YEAR WARRANTY PERIOD; SECONDED BY MAYOR LEECH; PASSED 6 TO 0 WITH MAYOR LEECH, VICE MAYOR KAKAVAS, COUNCILMAN ADAMS, COUNCILMAN CLARK, COUNCILMAN JUDD, AND COUNCILMAN WHIPPLE VOTING IN FAVOR.

- C. Consideration of Award of Contract for Purchase of Tasers from Axon Enterprise, Inc. (Greg Westover)

Chief Westover said that the Show Low Police Department used Tasers from Axon Enterprise, Inc. as a less-than-lethal option in the performance of their duties. The current Taser 7s were approaching the end of their life cycle and would no longer be supported by the vendor. The latest version, Taser 10, was introduced in 2023 and had proven to be a reliable option for police worldwide.

Chief Westover said that the Show Low Police Department negotiated a five-year contract with Axon Enterprises for the Taser 10 at a total cost of

\$203,784.84. The cost per year was:

July 2026	\$27,385
July 2027	\$44,107
July 2028	\$44,107
July 2029	\$44,107
July 2030	\$44,107

Chief Westover said that this was a sole-source purchase as no other company made a comparable product to the Taser.

Chief Westover said staff recommended approval of the contract to purchase Tasers from Axon Enterprises, Inc., in an amount not to exceed \$203,784.84.

VICE MAYOR KAKAVAS MOVED TO AWARD A FIVE-YEAR CONTRACT WITH AXON ENTERPRISE, INC. FOR THE PURCHASE OF NEW TASERS AND REQUISITE SUPPLIES IN AN AMOUNT NOT TO EXCEED \$203,784.84; SECONDED BY COUNCILMAN WHIPPLE; PASSED 6 TO 0 WITH MAYOR LEECH, VICE MAYOR KAKAVAS, COUNCILMAN ADAMS, COUNCILMAN CLARK, COUNCILMAN JUDD, AND COUNCILMAN WHIPPLE VOTING IN FAVOR.

- D. Consideration of Ordinance No. 2026-05, Authorizing Exchange of Parcels of Real Property of Substantially Equal Value with ANNSH LLC (Anna Atencio)

Ms. Atencio said that the City of Show Low owned real property within the City, generally described as Assessor Parcel Numbers 210-19-062, 210-19-050, and 210-18-015B. ANNSH, LLC owned real property in the City of Show Low, generally described as Assessor Parcel Number 210-19-007B. The Parties desired to exchange portions of the parcels for the benefit of the Timothy McKay Memorial Park. ANNSH LLC would exchange approximately 4,262 square feet to the City. And the City would exchange 6,716 square feet to ANNSH, LLC.

Ms. Atencio said that Arizona Revised Statutes §9-407 allowed for the exchange of real property owned by the City. The statute required that the exchange of property be done by ordinance after the exchange had been published in the local newspaper. A notice of intent had been published in the local newspaper. The exchange of property must be for substantially equal value. She said that, due to the topography and usability of the portions of the properties being exchanged, they were of substantially equal value.

Ms. Atencio said that Ordinance No. 2026-05 found that the portions of the parcels are of substantially equal value and authorized the Mayor to execute the necessary documents to trade the City-owned property for privately owned property as shown on the attached maps.

Ms. Atencio said staff recommended that Council adopt Ordinance No. 2026-05 and approve the Agreement for the Exchange of Real Property with

ANNSH, LLC.

BY UNANIMOUS CONSENT, MS. HALL READ ORDINANCE NO. 2026-05 BY TITLE ONLY, SINCE ALL COUNCIL MEMBERS HAVE A COPY.

COUNCILMAN ADAMS MOVED TO ADOPT ORDINANCE NO. 2026-05 AND APPROVING THE AGREEMENT FOR THE EXCHANGE OF REAL PROPERTY WITH ANNSH, LLC; SECONDED BY VICE MAYOR KAKAVAS; PASSED 6 TO 0 WITH MAYOR LEECH, VICE MAYOR KAKAVAS, COUNCILMAN ADAMS, COUNCILMAN CLARK, COUNCILMAN JUDD, AND COUNCILMAN WHIPPLE VOTING IN FAVOR.

- E. **PUBLIC HEARING** Regarding Final Budget for Fiscal Year Ending June 30, 2027, and Proposed Secondary Property Tax Levy and Consideration of Resolution No. R2026-17 Adopting Final Budget for Fiscal Year Ending June 30, 2027 (Justin Johnson)

Mr. Johnson said that on June 2, 2026, the City Council adopted Resolution No. R2026-14 approving the tentative budget for fiscal year 2027 in the amount of \$149,615,506. As required by state statute, the tentative budget was published twice in the local newspaper, and a public hearing would be held tonight.

Mr. Johnson said that the state budget forms (Exhibit A to Resolution No. R2026-17) were identical to the adopted tentative budget and represented all the information presented to the City Council to date. Following a public hearing on this budget and the proposed secondary tax levy, the City Council would be asked to approve this budget as the final budget for the City of Show Low for the fiscal year ending June 30, 2027. Approval of the secondary tax levy would be considered at the July 21, 2026 meeting.

Mr. Johnson reviewed the budget. The presentation would be attached to the minutes.

Mayor Leech opened the matter for a public hearing. There being no input, Mayor Leech closed the public hearing.

COUNCILMAN WHIPPLE MOVED TO ADOPT RESOLUTION NO. R2026-17 ADOPTING THE FINAL BUDGET FOR FISCAL YEAR ENDING JUNE 30, 2027, IN THE AMOUNT OF \$149,615,506; SECONDED BY MAYOR LEECH; PASSED 6 TO 0 WITH MAYOR LEECH, VICE MAYOR KAKAVAS, COUNCILMAN ADAMS, COUNCILMAN CLARK, COUNCILMAN JUDD, AND COUNCILMAN WHIPPLE VOTING IN FAVOR.

8. **AT THIS TIME, THE CITY COUNCIL WILL RECESS INTO A SPECIAL MEETING OF THE SHOW LOW BLUFF COMMUNITY FACILITIES DISTRICT BOARD TO ADOPT THE TENTATIVE BUDGET FOR FISCAL YEAR 2026-27 FOR THE DISTRICT:**

The Show Low City Council recessed into a Special Meeting of the Show Low Bluff Community Facilities District Board at 7:22 p.m.

The Show Low City Council reconvened at 7:25 p.m.

9. **SUMMARY OF CURRENT EVENTS:**

A. Council Members

Councilman Clark reported that he had recently attended the youth flag football program at Frontier Fields, where he observed strong community participation and children enjoying the program. He commended Community Services Director Mikey Mariscal and his team for their efforts in developing the program and appreciated the collaboration with local partners providing opportunities for children to learn skills, play with friends, and participate in organized recreation.

B. Mayor

Mayor Leech reminded residents that the next City Council meeting would be held July 21, and encouraged everyone to exercise caution during the upcoming holiday period, noting the anticipated increase in visitors to the community and the additional demands that would be placed on City staff, including public safety and public works personnel.

Mayor Leech also expressed concern regarding the appearance and maintenance of several commercial properties along the Deuce of Clubs. He noted that the City had invested significant effort into beautification projects, including parks, roadways, and landscaping, and encouraged business owners to take pride in maintaining the frontage of their properties. Mayor Leech emphasized the importance of presenting a positive image of the community to visitors and encouraged property owners to contribute to the overall appearance and cleanliness of the corridor.

C. City Manager

Mr. Brown said that this Saturday, the City was hosting a free Family Fishing Day at Fools Hollow Lake. The first 100 kids would get a free fishing license. A limited number of loaner fishing poles and tackle would be available.

Mr. Brown said that Show Low Main Street's weekly Saturday Farmers' Market and Art Walk continued from 9:00 a.m. to 1:00 p.m.

Mr. Brown said that the City's Fourth of July festivities on Saturday, July 4, would begin with the annual parade at 9:00 a.m. along the Deuce of Clubs. The splash zone would take place immediately following the parade at Frontier Fields. At 3:00 p.m., the gates would open at the Show Low High School football stadium complex for the FreedomFest, with music, food vendors, and kids' activities. The spectacular fireworks display would begin

at 9:00 p.m., weather permitting.

Mr. Brown said applications for the 4th of July parade were still being accepted and were available at the aquatic center, on the City's website, or by calling 532-4130.

10. **SCHEDULE OF MEETINGS:**

Scheduling of meetings, which may be brought up at this time.

Mr. Brown said since the Council did not meet on the first Tuesday in July, the next Council meeting would not be until Tuesday, July 21.

11. **ADJOURNMENT:**

There being no further business to be brought before the Council, **MAYOR LEECH ADJOURNED THE REGULAR MEETING OF THE SHOW LOW CITY COUNCIL OF JUNE 16, 2026, AT 7:30 P.M.**

ATTEST:

APPROVED:

Rachael Hall, City Clerk

John Leech, Jr., Mayor

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Regular Meeting of the City Council of Show Low held on June 16, 2026. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this _____ day of _____, 20____.

(SEAL)

Rachael Hall, City Clerk