



MISSION STATEMENT

“IT IS THE GOAL OF THE CITY OF BULLHEAD CITY TO ENHANCE THE QUALITY OF LIFE AND PROMOTE A SENSE OF COMMUNITY TO RESIDENTS BY PROVIDING QUALITY PUBLIC SERVICES IN A RESPONSIBLE, EFFICIENT AND EFFECTIVE MANNER.”

ACTION AGENDA
REGULAR COUNCIL MEETING
BULLHEAD CITY COUNCIL
TUESDAY, JUNE 16, 2026, 5:45 P.M.
(Regular Council Meeting immediately follows the
5:30 p.m. Special Budget Meeting)
CITY COUNCIL CHAMBERS
1255 Marina Boulevard, Bullhead City, Arizona

Note: The Bullhead City Council receives staff reports and recommendations, plus supporting documentation from staff for all of the items on the agenda several days prior to the meeting date. Individual City Council Members contact staff with any questions regarding agenda items. As a result of this preparation, items that appear to be routine will typically be handled very quickly, and discussions on disputed or questionable items can begin from a position of general understanding. All information provided to the Council, including meeting agendas and Council packets, are available for public view not later than 24 hours before the meeting in the City Hall lobby as well as posted on the Bullhead City website: *bullheadcityaz.gov*, under “Agendas and Meetings”.

CALL TO ORDER

ROLL CALL

Pursuant to Bullhead City Municipal Code, Section 2.04.230, if one or more members of the Council are unable to be present in person at a scheduled Council meeting, that member may participate in the meeting by telephone or video conference.

INVOCATION

Pastor Bill Jones, Bethel Community Church

PLEDGE OF ALLEGIANCE

PRESENTATIONS AND PROCLAMATIONS

Proclamation declaring July 6, 2026 as Catherine “Cathy” Peterson Day in Bullhead City.

RECEIVE A PRESENTATION FROM A PUBLIC SERVICE AND/OR UTILITY PROVIDER REGARDING RATES, OPERATIONS, GOALS, OBJECTIVES, CAPITAL IMPROVEMENTS, CUSTOMER SERVICE INITIATIVES AND OTHER MATTERS OF IMPORTANCE TO THE BULLHEAD CITY COMMUNITY

Mohave Electric Cooperative update.

CALL TO THE PUBLIC

Call to the public is available for citizens wishing to address the Council on issues within the jurisdiction of the city but not listed on the agenda. Comments must be limited to three (3) minutes or less unless speaking on behalf of a group of citizens that are present, and then the time is five (5) minutes. A maximum of thirty (30) minutes is allocated for call to the public. Citizens wishing to address an item already on tonight's agenda should wait until that item is announced. At the conclusion of the call to the public, individual members of the Council may respond to criticism made by those who have addressed the Council, may ask staff to review a matter or may ask that a matter be put on a future agenda. However, members of the Council cannot discuss or take legal action on matters not already on the agenda.

AGENDA MODIFICATIONS

Any items to be withdrawn from, or moved to, the appropriate place on the agenda.

WAIVER MOTION

Motion to waive the reading in full of all ordinances and resolutions presented for adoption at this meeting.

MANAGER'S REPORT

1. BARC Grand Opening
2. General Plan
3. City Council Election Dates and Deadlines
4. Summer Recreation Programs
5. America 250:
 1. Freedom Truck Traveling Museum at Optimum Center
 2. Findlay Presents the All American Tailgate at the Bullhead Belle and Community Park.

MAYOR AND COUNCIL MEMBERS' REPORTS ON CURRENT EVENTS

ITEMS TO BE WITHDRAWN FROM THE CONSENT AGENDA

CONSENT AGENDA

CONSENT AGENDA (Items 1 and 2) All items appearing on the consent agenda will be approved with one motion and without separate discussion unless a Council Member so requests.

1. Approve the minutes of the June 2, 2026 Special Council Meeting. (City Clerk Ogden)
2. Adopt RESOLUTION NO. 2026R-18, authorizing the abandonment of a 10-foot public utility easement that lies within the parcel of land located at 2643 Desert Foothills Boulevard and described as Lot 4 of Parkway Commercial at Desert Foothills Estates, Tract 5034, Section 5, R20N, R21W, Bullhead City, AZ. (Development Services Director Chooniyom)

ACTION: APPROVED CONSENT AGENDA ITEMS 1 – 2 AS PRESENTED.

HEARINGS ON ITEMS PULLED FROM CONSENT AGENDA

None

PROCEDURES FOR PUBLIC COMMENT ON PUBLIC HEARING ACTION ITEMS

Members of the public are invited to speak on public hearing action items. To give everyone an opportunity to speak, please observe the following: (1) state your name clearly for the record; (2) you may address the Council one time on each public hearing action item for a maximum of three minutes; and (3) groups must designate one spokesperson to speak on behalf of the group for a maximum of five minutes.

BOARD/COMMISSION/COMMITTEE APPOINTMENTS

3. Discussion and possible action to appoint Steven “Chris” Maurer to serve on the Bullhead Area Transit System (BATS) Commission to fill a partial term effective immediately, and expiring on September 30, 2026. There is one applicant and two vacancies. (City Clerk Ogden)

ACTION: APPOINTED STEVEN “CHRIS” MAURER TO SERVE ON THE BULLHEAD AREA TRANSIT SYSTEM (BATS) COMMISSION TO FILL A PARTIAL TERM EFFECTIVE IMMEDIATELY, AND EXPIRING ON SEPTEMBER 30, 2026.

4. Discussion and possible action to appoint Jackie Edge to serve on the Board of Adjustment to fill a two-year term beginning on July 1, 2026, and expiring on June 30, 2028. There is one applicant and two vacancies. (City Clerk Ogden)

ACTION: APPOINTED JACKIE EDGE TO SERVE ON THE BOARD OF ADJUSTMENT TO FILL A TWO-YEAR TERM BEGINNING ON JULY 1, 2026, AND EXPIRING ON JUNE 30, 2028.

5. Discussion and possible action to appoint Enrique Reyna to serve on the Building Board of Appeals to fill a two-year term beginning on July 1, 2026, and expiring on June 30, 2028. There is one applicant and two vacancies. (City Clerk Ogden)

ACTION: APPOINTED ENRIQUE REYNA TO SERVE ON THE BUILDING BOARD OF APPEALS TO FILL A TWO-YEAR TERM BEGINNING ON JULY 1, 2026, AND EXPIRING ON JUNE 30, 2028.

6. Discussion and possible action to appoint three citizens to serve on the Bullhead City Parks and Recreation Commission for a two-year term beginning on July 1, 2026, and expiring on June 30, 2028. There are four applicants and three vacancies. (City Clerk Ogden)

ACTION: APPOINTED AMANDA AMANN TO SERVE ON THE PARKS AND RECREATION COMMISSION TO FILL A TWO YEAR TERM BEGINNING ON JULY 1, 2026 AND EXPIRING ON JUNE 30, 2028; APPOINTED HEATHER PETRILLO TO SERVE ON THE PARKS AND RECREATION COMMISSION TO FILL A TWO YEAR TERM BEGINNING JULY 1, 2026 AND EXPIRING ON JUNE 30, 2028; AND APPOINTED DAVID SCHOTT TO SERVE ON THE PARKS AND RECREATION COMMISSION TO FILL A TWO YEAR TERM BEGINNING ON JULY 1, 2026 AND EXPIRING ON JUNE 30, 2028.

7. Discussion and possible action to appoint four citizens to serve on the Bullhead City Planning and Zoning Commission for a two-year term beginning on July 1, 2026, and expiring on June 30, 2028. There are five applicants and four vacancies. (City Clerk Ogden)

ACTION: APPOINTED GARY DAVIS, GARY GENOVESE, JOE STONE, AND BRUCE COHN TO SERVE ON THE PLANNING AND ZONING COMMISSION TO FILL A TWO YEAR TERM BEGINNING JULY 1, 2026, AND EXPIRING ON JUNE 30, 2028.

PUBLIC HEARINGS ON LIQUOR LICENSE APPLICATIONS

8. **PUBLIC HEARING:** Discussion and possible action to make a recommendation to the Arizona Department of Liquor Licenses and Control to approve the application for a Series 12 (Restaurant) Liquor License Job No. 398267 submitted by Michael Raymond Kaffer Jr. for Juanita's Restaurant, located at 2649 Highway 95, Bullhead City, Arizona. (City Clerk Ogden)

ACTION: RECOMMENDED TO THE ARIZONA DEPARTMENT OF LIQUOR LICENSES AND CONTROL TO APPROVE THE APPLICATION FOR A SERIES 12 (RESTAURANT) LIQUOR LICENSE JOB NO. 398267 SUBMITTED BY MICHAEL RAYMOND KAFFER JR. FOR JUANITA'S RESTAURANT, LOCATED AT 2649 HIGHWAY 95, BULLHEAD CITY, ARIZONA AS PRESENTED.

9. **PUBLIC HEARING:** Discussion and possible action to make a recommendation to the Arizona Department of Liquor Licenses and Control to approve the application for a Series 12 (Restaurant) Liquor License Job No. 384306 submitted by Dakota Rae Kenyon for Bodega Latin Eats, located at 2350 Miracle Mile, Bullhead City, Arizona. (City Clerk Ogden)

ACTION: RECOMMENDED THE ARIZONA DEPARTMENT OF LIQUOR LICENSES AND CONTROL TO APPROVE THE APPLICATION FOR A SERIES 12 (RESTAURANT) LIQUOR LICENSE JOB NO. 384306 SUBMITTED BY DAKOTA RAE KENYON FOR BODEGA LATIN EATS, LOCATED AT 2350 MIRACLE MILE, BULLHEAD CITY, ARIZONA AS PRESENTED.

ACTION ITEMS

Building, Planning and Zoning Items

10. Discussion and possible action to approve 1) the final plat for Montano Ridge Estates Tract 5165, Unit 3; 2) acceptance of the cash financial assurance through the Subdivision Assurance Agreement Montano Ridge Estates, Tract 5165, Unit 3, and authorize the City Manager to execute the agreement; 3) the water allocation in the amount of 26.55 acre-feet; and 4) authorize the Mayor to execute the final plat on behalf of the City. (Development Services Director Chooniyom)

ACTION: APPROVED 1) THE FINAL PLAT FOR MONTANO RIDGE ESTATES TRACT 5165, UNIT 3; 2) ACCEPTED THE CASH FINANCIAL ASSURANCE THROUGH THE SUBDIVISION ASSURANCE AGREEMENT MONTANO RIDGE ESTATES, TRACT 5165, UNIT 3, AND AUTHORIZED THE CITY MANAGER TO EXECUTE THE AGREEMENT; 3) APPROVED THE WATER ALLOCATION IN THE AMOUNT OF 26.55 ACRE-FEET; AND 4) AUTHORIZED THE MAYOR TO EXECUTE THE FINAL PLAT ON BEHALF OF THE CITY AS PRESENTED.

11. **PUBLIC HEARING:** Discussion and possible action to adopt ORDINANCE NO. 2026-7, approving the request for an amendment to Z22-005, Ordinance No. 2024-13, to allow the applicant additional time to obtain building permits for a parcel of land described as a portion of Section 1, T19N, R22W, Bullhead City, AZ. (Development Services Director Chooniyom)

ACTION: ADOPTED ORDINANCE NO. 2026-7, APPROVING THE REQUEST FOR AN AMENDMENT TO Z22-005, ORDINANCE NO. 2024-13, TO ALLOW THE APPLICANT ADDITIONAL TIME TO OBTAIN BUILDING PERMITS FOR A PARCEL OF LAND DESCRIBED AS A PORTION OF SECTION 1, T19N, R22W, BULLHEAD CITY, AZ AS PRESENTED.

12. **PUBLIC HEARING:** Discussion and possible action to adopt ORDINANCE NO. 2026-8, approving an amendment to Z22-004, Ordinance No. 2024-14, to allow the applicant additional time to obtain building permits for a 5.26 acre parcel of land located at 328 Lee Avenue and described as a portion of Parcel B of Record of Survey Book 2, Page 85, Section 1, T20N, R22W, Bullhead City, AZ. (Development Services Director Chooniyom)

ACTION: ADOPTED ORDINANCE NO. 2026-8, APPROVING AN AMENDMENT TO Z22-004, ORDINANCE NO. 2024-14, TO ALLOW THE APPLICANT ADDITIONAL TIME TO OBTAIN BUILDING PERMITS FOR A 5.26 ACRE PARCEL OF LAND LOCATED AT 328 LEE AVENUE AND DESCRIBED AS A PORTION OF PARCEL B OF RECORD OF SURVEY BOOK 2, PAGE 85, SECTION 1, T20N, R22W, BULLHEAD CITY, AZ AS PRESENTED.

Bid Awards, Contracts, Intergovernmental Agreements, and Purchases

13. Discussion and possible action to approve the Agreement for Full-Service Odor Control Program for City Lift Stations in an amount not to exceed \$220,000 plus applicable sales taxes for the period July 1, 2026 through June 30, 2027; and in the same approximate amount for any of the two, one-year agreement extensions permitted; and authorize the City Manager to execute the Agreement and issue resulting payments. (Utilities Director Clark)

ACTION: APPROVED THE AGREEMENT FOR FULL-SERVICE ODOR CONTROL PROGRAM FOR CITY LIFT STATIONS IN AN AMOUNT NOT TO EXCEED \$220,000 PLUS APPLICABLE SALES TAXES FOR THE PERIOD JULY 1, 2026 THROUGH JUNE 30, 2027; AND IN THE SAME APPROXIMATE AMOUNT FOR ANY OF THE TWO, ONE-YEAR AGREEMENT EXTENSIONS PERMITTED; AND AUTHORIZED THE CITY MANAGER TO EXECUTE THE AGREEMENT AND ISSUE RESULTING PAYMENTS AS PRESENTED.

14. Discussion and possible action to ratify the City Manager's execution of the Agreement for Section 10 Water Reclamation Plant (WRP) Blower Building Air Conditioner System Replacement in an amount not to exceed \$60,000.00 and authorize the City Manager to issue resultant payments. (Utilities Director Clark)

ACTION: RATIFIED THE CITY MANAGER'S EXECUTION OF THE AGREEMENT FOR SECTION 10 WATER RECLAMATION PLANT (WRP) BLOWER BUILDING AIR CONDITIONER SYSTEM REPLACEMENT IN AN AMOUNT NOT TO EXCEED \$60,000.00 AND AUTHORIZED THE CITY MANAGER TO ISSUE RESULTANT PAYMENTS AS PRESENTED.

15. Discussion and possible action to approve the American Guard Services, Inc., Security Services Agreement at the rates not exceeding those as listed in Exhibit D of the Agreement and in an estimated amount not exceeding \$73,091.00 for the first year, and in those approximate rates and amounts for up to another two years, with an option to extend for another two, one-year periods as in the preceding, and authorize the City Manager to execute the Agreement and issue resultant payments. (City Magistrate Gilleo)

ACTION: APPROVED THE AMERICAN GUARD SERVICES, INC., SECURITY SERVICES AGREEMENT AT THE RATES NOT EXCEEDING THOSE AS LISTED IN EXHIBIT D OF THE AGREEMENT AND IN AN ESTIMATED AMOUNT NOT EXCEEDING \$73,091.00 FOR THE FIRST YEAR, AND IN THOSE APPROXIMATE RATES AND AMOUNTS FOR UP TO ANOTHER TWO YEARS, WITH AN OPTION TO EXTEND FOR ANOTHER TWO, ONE-YEAR PERIODS AS IN THE PRECEDING, AND AUTHORIZED THE CITY MANAGER TO EXECUTE THE AGREEMENT AND ISSUE RESULTANT PAYMENTS AS PRESENTED.

Other Business

16. Discussion and possible action to authorize budget amendments from general fund general services contingency to the General Fund Recreation for part time wages in the amount of \$50,000; Street Lighting District Fund in the amount of \$15,000; Senior Nutrition Fund for part time wages in the amount of \$20,000; and NAEBT Fund for medical services in the amount of \$75,000; for a total amount not to exceed \$660,000.00. (Finance Director Drexler)

ACTION: AUTHORIZED BUDGET AMENDMENTS FROM GENERAL FUND GENERAL SERVICES CONTINGENCY TO THE GENERAL FUND RECREATION FOR PART TIME WAGES IN THE AMOUNT OF \$50,000; STREET LIGHTING DISTRICT FUND IN THE AMOUNT OF \$15,000; SENIOR NUTRITION FUND FOR PART TIME WAGES IN THE AMOUNT OF \$20,000; AND NAEBT FUND FOR MEDICAL SERVICES IN THE AMOUNT OF \$75,000; FOR A TOTAL AMOUNT NOT TO EXCEED \$660,000.00 AS PRESENTED.

17. Discussion and possible action to approve the Legal Services Contracts (one each for the North Mohave and the Mohave systems) with Grossman & Kelly, LLP and the Bartlett Law Offices, PC, for representation in seeking a settlement from the PFAS Settlement Fund, authorizing the City Manager to execute the contract, and to accept a settlement and execute any further documentation as required. (City Attorney Emery)

ACTION: APPROVED THE LEGAL SERVICES CONTRACTS (ONE EACH FOR THE NORTH MOHAVE AND THE MOHAVE SYSTEMS) WITH GROSSMAN & KELLY, LLP AND THE BARTLETT LAW OFFICES, PC, FOR REPRESENTATION IN SEEKING A SETTLEMENT FROM THE PFAS SETTLEMENT FUND, AUTHORIZED THE CITY MANAGER TO EXECUTE THE CONTRACT, AND ACCEPTED A SETTLEMENT AND EXECUTED ANY FURTHER DOCUMENTATION AS REQUIRED AS PRESENTED.

18. Discussion and possible action to: 1) Adopt RESOLUTION NO. 2026R-19, approving the City of Bullhead City 2026 General Plan Update Base Plan 06/11/2026; or 2) Adopt RESOLUTION NO. 2026R-20, approving the City of Bullhead City 2026 General Plan Update Laughlin Ranch Amendment 06/11/2026; and 3) Set the selected General Plan for voter ratification at the November 3, 2026 General Election. (Development Services Director Chooniyom)

ACTION: ADOPTED RESOLUTION NO. 2026R-19, APPROVING THE CITY OF BULLHEAD CITY 2026 GENERAL PLAN UPDATE BASE PLAN 06/11/2026; AND 2) SET THE SELECTED GENERAL PLAN FOR VOTER RATIFICATION AT THE NOVEMBER 3, 2026 GENERAL ELECTION.

19. Arizona 2026 Legislative Session and State Budget Update. There is no required action by the Council. (Assistant City Manager Pruitt)

DISCUSSION ONLY. NO ACTION WAS TAKEN.

Council Requested Items

None

ADJOURNMENT

Dated this 30th day of June 2026.


Debbie Ogden, MMC, CPM
City Clerk

Legal advice: In accordance with Arizona Revised Statutes § 38-431.03, the Bullhead City Council, upon a duly passed motion, may enter executive session for legal advice with the public body's attorney on any agenda item.

Accessibility to meetings and programs: Pursuant to the Americans with Disabilities Act (ADA), the City of Bullhead City endeavors to ensure the accessibility of all its programs, facilities and services to all persons with disabilities. If you need an accommodation for this meeting, please contact the Human Resources Department at (928) 763-0153 at least twenty-four (24) hours prior to the meeting so an accommodation may be arranged.