



TOWN OF JEROME

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DRAFT MINUTES

REGULAR COUNCIL MEETING OF THE TOWN OF JEROME

COUNCIL CHAMBERS, JEROME TOWN HALL

600 CLARK STREET, JEROME, ARIZONA

TUESDAY, JANUARY 13, 2026, AT 7:00 PM

7:01 (0:01) 1. CALL TO ORDER/ROLL CALL

Mayor/Chairperson to call meeting to order
Town Clerk to call and record the roll.

Present were Mayor Alex Barber, Vice Mayor Jane Moore, Councilmembers Dr. Jack Dillenberg, Issam "Izzy" Sharif, and Sonia Sheffield.

Staff present included Town Manager Brett Klein, Public Works Director Martin Boland, Zoning Administrator Will Blodgett, and Deputy Clerk Kristen Muenz.

7:02 (0:46) 2. PROCLAMATIONS and PRESENTATIONS

A. Representatives from Colby and Powell will Present the Firm's Audit of Jerome's Financial Statements for Fiscal Year 2025.

Council may make a motion to accept the FY 2025 Audit findings.

Councilmember Dillenberg asked Town Manager Klein how he felt about the audit.

Mr. Klein said that he and Ms. Muenz felt the audit went well and were pleased with the results.

Mayor Barber asked about the annual AELR and Mr. Klein briefly explained that the town reports this every 4 years, and it is part of the annual budget process.

Jim Usevitch of Colby & Powell, PLC joined the meeting via speakerphone. Mr. Usevitch said that his firm did not encounter any issues during the course of the audit; they also did not find any inclinations of fraud. Mr. Usevitch said that in comparison to the previous fiscal year, the Town's outlook is better for fiscal year 2025.

Mayor Barber moved to accept the fiscal year 2025 findings, which was seconded by Councilmember Dillenberg.

Motion to approve the FY 2025 Audit Findings

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER	X		X			
DILLENBERG		X	X			
MOORE			X			
SHARIF			X			
SHEFFIELD			X			

7:09 (7:40) 3. FINANCIAL REPORTS

Discussion/Possible Action

A. Financial Report and Detail Invoice Register Report for December, 2025

Council will consider and may approve the financial reports for month ending December 2025.

Mayor Barber asked the council if there were any questions or comments on the Financial Reports for December 2025.

Hearing none, she moved to approve the reports, which were seconded by Councilmember Sharif. The Financial Reports were approved unanimously.

Motion to approve the Financial Report and Invoice Register Report for December 2025

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER	X		X			
DILLENBERG			X			
MOORE			X			
SHARIF		X	X			
SHEFFIELD			X			

7:09 (8:04) 4. STAFF AND COUNCIL REPORTS

Discussion/Possible Action

A. Reports by the Town Manager / Clerk, Deputy Clerk, Utilities Clerk, Accounting Clerk, Public Works Director, Building Inspector, Library Director, Municipal Magistrate, Police Chief, Fire Chief and Council Members, Which in the Case of Council Member's Reports will be Limited to a Summary of Current Events and will Involve no Action

Council will consider and may approve the staff reports.

Town Manager Brett Klein presented his staff report and added that at the Special Meeting held prior to the regular meeting, a lot of information had been added with regards to the refuse truck.

Councilmember Dillenberg moved to approve the staff reports.

Vice Mayor Moore wanted to point out to the public present that we would be going forward with getting a trash truck.

Mayor Barber congratulated three employees who had anniversaries, Police Officer Kerry Lee, Judge Angela Bradshaw-Napper, and Police Officer William Lionberger. She asked if any council members would like to add a report. She reported that she did sit down with a board member from Yavapai College and also had a meeting with Supervisor Nikki Check on Friday to work toward open space, the water board, and to talk about the college.

Motion to approve Staff and Council Reports

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER		X	X			
DILLENBERG	X		X			
MOORE			X			
SHARIF			X			
SHEFFIELD			X			

**7:12 (10:50) 5. ZONING ADMINISTRATOR'S REPORT/PLANNING & ZONING AND DESIGN
REVIEW BOARD MINUTES**

Information/Council Review

A. Report Provided by the Zoning Administrator. Minutes are Provided for Information Only and do Not Require any Action

Mayor Barber asked council if they had any questions or directions to add. Hearing none, she moved on to item #6.

7:12 (11:14) 6. APPROVAL OF MINUTES

Discussion/Possible Action

A. Consider Approval of the December 9, 2025, Regular Council Meeting Minutes, and December 15, 2025, Special Council Meeting Minutes

Council will consider and may approve the December 9th, Regular Council Meeting minutes; and the December 15th, Special Council Meeting Minutes.

Mayor Barber asked the council if anyone had reason to separate the two sets of minutes for voting.

Councilmembers Dillenberg and Sharif both expressed that they did not need to be separated and Councilmember Dillenberg moved to approve both.

Councilmember Sharif seconded the motion, and it passed unanimously.

Motion to approve the minutes of the Regular Council Meeting of December 9, 2025, and the Special Council Meeting of December 15, 2025

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER			X			
DILLENBERG	X		X			
MOORE			X			
SHARIF		X	X			
SHEFFIELD			X			

7. PETITIONS FROM THE PUBLIC

There were no petitions from the public.

7:13 (11:51) 8. ORDINANCES AND RESOLUTIONS

Discussion/Possible Action

A. Consider First Reading of Ordinance No. 495, An Ordinance of the Town Council of the Town of Jerome, Yavapai County, Arizona, Authorizing the Exchange of a Parcel of Town-Owned Real Property for Another Parcel of Real Property of Substantially Equal Value; and the Corresponding Real Property Exchange Agreement

Council will consider and may approve the first reading of Ordinance No. 495 and the agreement.

Mayor Barber introduced Item 8A, first reading of Ordinance No. 495, consideration of a parcel exchange. She said it was something we had talked about for over a year and would free up some parking spaces near Hotel Jerome in exchange for a parcel closer to the Historical Society's parking area.

Councilmember Dillenberg moved to approve the first reading.

Mayor Barber asked if anything further was needed and Mr. Klein said that we needed a draft of the agreement, and the Historical Society had been able to review it and all issues had been resolved, but they would like a survey of our property. Otherwise, as this was the first reading, there would be a follow-up reading of the ordinance.

For clarification, Mayor Barber asked if the Historical Society had done a survey on their parcel, and when it had been done last. On behalf of the Historical Society, Scott Hudson said he would follow up on the age of the survey.

Vice Mayor Moore said she would like to see both surveys and Mr. Klein replied that staff would go forward with getting a survey but we probably wouldn't have it before the next meeting.

Motion to approve the first reading of Ordinance No. 495 and staff direction

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER		X	X			
DILLENBERG	X		X			
MOORE			X			
SHARIF			X			
SHEFFIELD						X

7:17 (15:41) 9. UNFINISHED BUSINESS

Discussion/Possible Action

A. Discussion and Possible Staff Direction Regarding the Sale of Town-Owned Property (655 Holley)

Council will discuss and may provide staff direction.

Mr. Klein said that after a year of discussion, it has been decided to sell, especially considering obtaining the house at 621 Main. It was his recommendation to consider receiving bids for purchase, with the caveat of a deed restriction. He explained that he had sent notification to the newspaper because of the many steps in the process of a municipality selling land it owns, but the council have the ultimate vote on whether to accept any bids.

Mayor Barber said this was the direction we discussed at the last meeting, so she moved to go forward with the process. Councilmember Dillenberg seconded the motion.

Jerome resident Eric Jurisin stated that he had been taken on a tour of the property. He said that he was all for doing it this way, but then he saw the property. Before he had listened to the appraisal only, but now after viewing the property he said that the property was in serious disrepair and now felt that the appraisal might have been generous. He said that he had commented that perhaps he could send a contractor to try to make it look better in order to get as much money as possible for the garbage truck. Councilmember Sharif suggested that he consider putting the money toward the garbage truck, but it was up to him. Mr. Jurisin explained that he had spoken to the previous public work department head because he realized he created a lot of trash. He said that he felt we needed a fundraiser, and there were others interested in helping as well.

The council thanked Mr. Jurisin for his input.

Councilmember Sharif said it was unfortunate that it may come back at a different amount, but at this point the crew need the truck so we should move forward with getting the house bid out and put the money towards the truck.

Motion to move forward with selling the town-owned property at 655 Holly

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER	X		X			
DILLENBERG		X	X			
MOORE			X			
SHARIF			X			
SHEFFIELD			X			

7:23 10. NEW BUSINESS

Discussion/Possible Action

7:23 (21:07) A. Consideration of a Special Event Permit Application for "Lennon / Verneti Wedding" on Town Upper Park Steps

Council will consider and may approve the permit for the Special Event.

Mayor Barber explained that the need for the permit was due to the number of approximate guests as they wished to hold the event on town property. She added that the applicant did pay for a special event permit.

Town Manager Klein explained that it will be a brief ceremony and it was put before council because they expected more than 25 guests.

Mayor Barber added that they would need insurance, and it was pointed out that it had been included in the packet.

Councilmember Sharif moved to approve the special event, which was seconded by Vice Mayor Moore. The motion was approved unanimously.

Motion to approve the special event permit application for the "Lennon/Verneti Wedding" on Town Upper Park Steps

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER			X			
DILLENBERG			X			
MOORE		X	X			
SHARIF	X		X			
SHEFFIELD			X			

7:24 (22:36) B. Consideration of an 18-month Lease for Employee Housing at 621 Main Street for the Upper Unit Between The Town of Jerome and P and Z Commissioner Jeanie Ready

Council will consider and may approve the lease.

Mayor Barber introduced the item, consideration of an 18-month lease. She said the lease was spelled out, and it would be nice to have someone in the building as that is what it was purchased for. She asked if council had any questions. Councilmember Dillenberg said he was happy and Councilmember Sharif added that he was happy we could do this. Jeanie Ready was asked if she was interested and she said that she was very honored for the opportunity. She was just hoping to clarify one term; she would prefer the rental due date to be on the 3rd. Mr. Klein said that Ms. Ready will not be penalized if she preferred to pay on the 3rd. Councilmember Dillenberg moved to approve, which was seconded by Councilmember Sharif.

Motion to approve the 18-month Lease for Employee Housing at 621 Main Street for the Upper Unit between the Town of Jerome and P&Z Commissioner Jeanie Ready

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER			X			
DILLENBERG	X		X			
MOORE			X			
SHARIF		X	X			
SHEFFIELD			X			

7:26 (24:37) C. Consider Request from Haunted Hamburger Business Owner to Adjust / Move Slightly the Location of the Town of Jerome Police Department Electric Power Line Per APS Directive in Response to their Building Renovation Plans

Mr. Jurison will be on hand to discuss / clarify his request. Council will consider and may approve the request.

Mr. Klein said that it had been discussed, and staff had no concerns regarding the request. Councilmember Dillenberg moved to approve, and Councilmember Sharif seconded the motion, adding that if APS said it had to be moved, he understood it needed to be done. Mayor Barber asked how far it must be moved. Mr. Jurisin said that it would need to be moved more than slightly. When they started the project 2 years ago, APS said they would need to move the pole slightly, but a few months ago they said that they could not move it as previously planned. The cable would go right across the new deck to the front corner of Main Street, which was an old residential connection. That could not happen, so Mr. Jurisin had new plans. He said it will now go around the corner, and will be a new, updated commercial unit at his expense. He discussed it with the Police Chief and felt it would be beneficial. Mayor Barber called the motion, and it passed unanimously.

Motion to approve request from Haunted Hamburger Business Owner to Adjust/Move the Location of the Town of Jerome Police Department Electric Power Line Per APS Directive

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER			X			
DILLENBERG	X		X			
MOORE			X			
SHARIF		X	X			
SHEFFIELD			X			

7:29 (28:10) D. Consider Approval of the General Services Contract Between the Town of Jerome and Metron Farnier, LLC. in Accordance with Quote Number Q-10822 for the Purchase of an Advanced Automated Meter Infrastructure System and Meters in the Amount of \$187,160.00, Less Any Fixed Meter Credits

Council will consider and may approve the agreement and purchase.

Mayor Barber introduced item 10D and asked if there were any questions.

Vice Mayor Moore said she had looked on the website but had not seen meters for those who wanted to opt out.

Mr. Klein said the fixed meters would not be RF or cellular, and that they would need to be read by staff.

Vice Mayor Moore mentioned the privacy policy and asked if the data collected would be stored in the cloud. She expressed concerns about information sharing and the ability to opt out.

Mayor Barber said they focus on smart meters and do not appear to offer standard, non-digital meters for those who opt out. She explained that we don't own the water; we have permission to use it.

Councilmember Sharif asked where the information is currently stored and it was confirmed it was stored in the cloud.

Jerome resident Wendy Olson said she felt this would open us up to more data mining and that it could be kicking the can down the road and make us owe money. She felt we would be paying for our data to be stolen.

Councilmember Sharif explained that he has worked in the industry for half his life, and you cannot have your data taken if you never log in or use the app.

Ms. Olson asked what the process is to opt out and Councilmember Sharif said they would give staff direction as to that process, whether there will be a fee, and what will happen if you choose to keep your old meter.

Jerome resident Jeff Koppelman said that he could currently address any questions he had by calling the town. He expressed concern that he would have to go through the new system to access information. Mr. Koppelman asked if he logged on, did he surrender his right to his Bluetooth, or anyone that needed that information?

Mr. Klein said that he would still be able to call the town for information, that choice was up to him.

Mayor Barber asked what the fee would look like for staff time and Mr. Klein replied there would be a study. He said that the cost won't be substantial; the biggest thing would be if someone opted out and then later chose to opt in.

Mayor Barber said that an opt out of \$50 per month would really hurt some people. She then read a section of the agreement regarding signing up for an account. She said it is more invasive if you download the account.

Councilmember Sheffield said that the real time data would be going to the town, and the town will be responsible for contacting people with an issue. Secondly, she wanted to point out that every app has a privacy policy.

Vice Mayor Moore said that a lot of people are not online. She said that she thought it was important to have an option for people who did not want to opt in.

Councilmember Sheffield agreed.

Mayor Barber expressed concern about the monthly costs and Vice Mayor Moore said that she felt it would be at least 10 to 20 people who wanted to opt out, and many of those were low income.

Councilmember Sheffield asked if we could apply the credit the town would receive to the people who chose to opt out.

Mr. Klein replied that yes, the council can choose what rate they wish to set. He said this was an opportunity for all new meters, and the credit was due to not having the function of sending the signal.

Councilmember Sharif said that an added benefit would be to allow the crew more time to do other things.

Jerome resident Eric Jurisin said he has smart meters on properties in other towns, and never knew he had a smart meter. He said if you have health insurance or go to a doctor, they have all our information. He explained that he does not use the app, but he does get a call from Phoenix or Clarkdale if he has a water problem. He said that water is now his most expensive utility, and this will save water in our community.

Jeff Koppelman said that he didn't understand the tech but supposed that ability to read the data without getting out of the truck was a good thing. He asked how they would go about taking me up on mining my data history.

Councilmember Sharif replied that if we don't ever turn that on, you will not have access to it.

Councilmember Sheffield said that only 31 or so houses opted out of the APS smart meters and that did not affect them.

Mayor Barber said businesses were not offered to opt out of APS, but she felt the same people would opt out of this.

Councilmember Sharif said he would like to move forward, and Councilmember Dillenberg seconded.

Mr. Klein explained the technology types cannot be mixed, it can be a fixed meter for opt outs, and the rest will be AMI.

Councilmember Sheffield said she had previously been unaware of the difficulty the crew had in getting the meter reads and suggested posting the videos to the town website.

Councilmember Sharif gave staff direction to gather information on cloud-type and opt-out pricing to move forward.

Mr. Klein asked for clarification if the motion was to approve quote #10822 with staff direction on the opt-out cost and policy and Councilmember Sharif confirmed this.

Vice Mayor Moore said part of it would be making the public aware of their choices and how it would affect their bills. Her decision was not based on fear, but on her opinions, and she was aware of difficulty of the meter routes.

Motion to approve Quote Number Q-10822 for the Purchase of an Advanced Automated Meter Infrastructure System with staff direction to create on opt out policy and fees

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER				X		
DILLENBERG		X	X			
MOORE				X		
SHARIF	X		X			
SHEFFIELD			X			

11. TO AND FROM THE COUNCIL

Council may direct staff regarding items to be placed on a future agenda.

Vice Mayor Moore asked when do we need to let people know about opt out options?

Mr. Klein replied that it will come before you in a policy; there will be a document that says what it is, what it does, and what their rights are.

12. ADJOURNMENT

Motion to adjourn at 8:13 P.M.

COUNCILMEMBER	MOTION	SECOND	AYE	NAY	ABSENT	ABSTAIN
BARBER		X	X			
DILLENBERG	X		X			
MOORE			X			
SHARIF			X			
SHEFFIELD			X			

APPROVE:

ATTEST:

Alex Barber, Mayor

Brett Klein, Town Manager