

**THE PLANNING & ZONING ADVISORY COMMISSION  
FOR THE TOWN OF DEWEY-HUMBOLDT  
REGULAR MEETING NOTICE  
Thursday, May 3, 2018 6:00 P.M.**

**P&Z MEETING  
2735 S. HWY 69**

**COUNCIL CHAMBERS, TOWN HALL  
DEWEY-HUMBOLDT, ARIZONA**

## **AGENDA**

The issues that come before the Planning & Zoning Advisory Commission are often challenging and potentially divisive. In order to make sure we benefit from the diverse views to be presented, the Commission believes that the meeting be a safe place for people to speak. With this in mind, the Commission asks that everyone refrain from clapping, heckling and any other expressions of approval or disapproval. Agenda items may be taken out of order. Please turn off all cell phones. The Commission meeting may be broadcast via live streaming video on the internet in both audio and visual formats. A quorum of Council may be present. One or more members of the Commission may attend either in person or by telephone, video or internet conferencing. **NOTICE TO PARENTS:** Parents and legal guardians have the right to consent before the Town of Dewey-Humboldt makes a video or voice recording of a minor child. A.R.S. § 1-602.A.9. Dewey-Humboldt Council Meetings are recorded and may be viewed on the Dewey-Humboldt website. If you permit your child to participate in the Council Meeting, a recording will be made. You may exercise your right not to consent by not permitting your child to participate or by submitting your request to the Town Clerk that your child not be recorded.

### **1. Call To Order**

### **2. Opening Ceremonies**

#### **A. Pledge of Allegiance**

#### **B. Swearing in of new Commissioner, Ken Murphy, to the Planning & Zoning Commission**

### **3. Roll Call** Commissioners Karen Brooks, Lori Crofutt, Rich Schauwecker, Lon Ullmann, Vice Chair Jeff Siereveld and Chair Victor Hambrick.

### **4. Informational Reports**

Individual members of the Commission and public may provide brief summaries of current events and activities. These summaries are strictly for the purpose of informing the Commission and public of such events, actions or activities. The Commission will take no discussion, consideration, or action on any such item except that an individual member of the Commission may request an item be placed on a future agenda.

### **5. Planner's Update on Current Events and Activities**

No discussion, deliberation or legal action can occur.

### **6. Consent Agenda**

All matters listed under the Consent Agenda are considered to be routine by the Commission and will be enacted by one motion. Any item may be removed from the Consent Agenda for separate consideration at a Commissioner's request. If a citizen desires separate consideration of an item, he or she should approach a Commissioner prior to the meeting and ask that the Commissioner request that the item be removed.

#### **A. Approval of Meeting Minutes**

##### **1. Planning and Zoning Meeting of April 5, 2018**

## 7. Public Comment on Non-agendized Items

The Commission wishes to hear from Citizens at each meeting. Those wishing to address the Commission need not request permission or give notice in advance. For the official record, individuals are asked to state their name. Public comments may appear on any video or audio record of this meeting. Please direct your comments to the Commission. Individuals may address the Commission on any issue within its jurisdiction. At the conclusion of Comments from the Public, Commissioners may respond to criticism made by those who have addressed the public body, may ask Town staff to review a matter, or may ask that a matter be put on a future agenda; however, Commissioners are forbidden by law from discussing or taking legal action on matters raised during the Comments from the Public unless the matters are properly noticed for discussion and legal action. The total time for Comments from the Public is **20** minutes. A 3-minute time limit may be imposed on individuals within this total. The audience is asked to please be courteous and silent while others are speaking.

## 8. Unfinished Business

Discussion and Possible Action on any issue which was not concluded, was postponed, or was tabled during a prior meeting.

## 9. New Business

Discussion and Possible Action on matters not previously presented to the Commission.

## 10. Public Hearing Agenda

Discussion and Possible Action may be taken.

**A. Request for a Use Permit UP 17-003 for approximately 2.99 acres of real property, applied for by Luis Pena, representing Heli Swift Aviation, located at 2845 S. State Route 69., also known as Yavapai County Assessor's Parcel Number 402-08-069W in the C3-35 (Commercial and Minor Industrial) zoning district to allow the operation of a helicopter training facility, which utilizes flightless helicopter trainers on concrete pad, and with the trainer being stored inside a building when not in use.**

- 1. Staff Report**
- 2. Open Public Hearing**
- 3. Close Public Hearing**
- 4. Commission Discussion and Possible Legal Action**

## 11. Adjourn

Persons with a disability may request reasonable accommodations by contacting the Town Hall at 632-7362 at least 24 hours in advance of the meeting.

### Certification of Posting

The undersigned hereby certifies that a copy of the attached notice was duly posted at the following locations: Dewey-Humboldt Town Hall, 2735 South Highway 69, Humboldt, Arizona, Chevron Station, 2735 South Highway 69, Humboldt, Arizona, Blue Ridge Market, Highway 69 and Kachina Drive, Dewey, Arizona, on the \_\_\_\_ day of April, 2018, at \_\_\_\_ a.m./p.m. in accordance with the statement filed by the Town of Dewey-Humboldt with the Town Clerk, Town of Dewey-Humboldt.

By: \_\_\_\_\_, Town Clerk's Office.

### **For Your Information:**

Next Town Council Work Session: Tuesday, June 5, 2018 at 2:00 p.m.

Next Town Council Meeting: Tuesday, May 16, 2018 at 6:30 p.m.

Next Planning & Zoning Commission Meeting: Thursday, June 7, 2018 at 6:00 p.m.

If you would like to receive Town Council agendas via email, please sign up at [AgendaList@dhaz.gov](mailto:AgendaList@dhaz.gov) and type Subscribe in the subject line, or call 928-632-7362 and speak with Julie Gibson, Town Clerk.

**TOWN OF DEWEY-HUMBOLDT  
PLANNING AND ZONING ADVISORY COMMISSION  
REGULAR MEETING MINUTES  
APRIL 5, 2018**

**A REGULAR MEETING OF THE DEWEY-HUMBOLDT PLANNING AND ZONING COMMISSION WAS HELD ON THURSDAY, APRIL 5, 2018 AT TOWN HALL AT 2735 S. HIGHWAY 69, DEWEY-HUMBOLDT, ARIZONA, CHAIR VICTOR HAMBRICK PRESIDED.**

**1. Call To Order**

Chair Hambrick called the meeting to order at 6:00 p.m.

**2. Pledge of Allegiance**

Led by Vice Chair Siereveld.

**3. Roll Call** Commissioners: Karen Brooks, Lon Ullmann, Vice Chair Jeff Siereveld and Chair Victor Hambrick were present. Commissioners Lori Crofutt and Rich Schauwecker were absent.

**4. Informational Reports**

None.

**5. Planner's Update on Current Events and Activities**

**A.** Community Planner (CP) Steven Brown stated there is nothing to report except that the new Town Manager is looking at the process and strategy for the General Plan Update. We will be providing you with more information.

**6. Consent Agenda**

**A. Approval of Meeting Minutes:**

Commissioner Brooks made a motion to approve the Minutes from the March 8, 2018 Planning & Zoning Regular Meeting, seconded by Vice Chair Siereveld. The motion passed unanimously.

**7. Public Comment on Non-agenized Items**

David Nystrom – Spoke of suggesting to moving Public Comment on Non-Agenized Items to the beginning of the meeting when he was on the Town Council several years ago. He didn't think it was necessary for an individual to sit through a meeting, just so they could make comments.

**8. Unfinished Business** Discussion and Possible Legal Action may be taken.

None.

**9. New Business** Discussion and Possible Legal Action may be taken.

None.

**10. Public Hearing Agenda** Discussion and Possible Legal Action may be taken.

- A. Request for a Use Permit UP 17-002 for approximately 5.1 acres of real property, Woody Wampler residence, located at 9955 E. Newtown Ave., also known as Yavapai County Assessor's Parcel Number 402-03-212 in the R1-70 (Commercial; General Sales and Services) zoning district to allow the operation of a dry camp to accommodate no more than ten travel trailer/RVs. The travel trailers/RVs will not be connected to any utilities, and the camp will be limited to operating during the period from April 15 through October 15 each year.**

**1. Staff Report**

CP Steven Brown stated applicant, Woodrow Wampler, is in the low density residential General Plan designation, R1-70 residential zoning, identified as APN 402-03-212. Mr. Wampler is seeking a Use Permit for no more than ten travel trailers on property he owns at 9955 E. Newtown Ave. There will be no hook-ups for either septic or water. The travel trailers will be the property of individuals, other than Mr. Wampler, and all owners are members of the Gold Prospectors Association of Phoenix. They gather each year in D-H to promote gold prospecting and to conduct hands-on demonstrations and educational programs centered on prospecting. The applicant is seeking to limit the Use Permit to the period of April 15 through October 15 of each year. Mr. Wampler does not charge for the use of the property for this gathering. This coincides with the schedule of events that the group will be participating in beginning in early May with a presentation to the Humboldt Unified School District pupils. Mr. Wampler currently maintains his personal residence on this property. The subject property is zoned R1-70 Residential Single Family, as are all of the properties abutting on all sides. The subject property is currently being used to house a single-family residence. The property to the north, south and west is currently vacant. The property to the east is a combination of one vacant property and two single-family residences. Public notices were sent to property owners within 300 feet radius of the project site. Three of the fourteen neighbors who were noticed attended the public participation meeting. The town has received eight letters in support and one letter in opposition to the request.

Chair Hambrick stated they would like to hear from the applicant. Woody Wampler stated he is the event coordinator for the Gold Prospectors Association of Phoenix. They have been coming up here about seven or eight years. They are a non-profit organization and they bring people up here to teach prospecting. The individuals spend about \$100 every time they come up. They do an awful lot up here for the VA, for the Humboldt Schools, the Historical Society Mining Tour and the Agua Fria Fair and they give the money to those services. They teach the history and legalities of prospecting. We have about six events total and everyone is welcome to come. They will be hosting an event this summer at Little Dealer Little Prices in Prescott Valley, which will help the Veterans and the families of the Veterans. The members don't live up here, they only come up for a place to stay. He doesn't want the members to drive their trailers up and down the mountain each time. He tries to do everything he can for the club and for D-H.

Chair Hambrick asked how long they stay when they come? Mr. Wampler stated that most come on Friday night and leave on Sunday morning. Events are mostly on Saturdays. We have about fifty people come up. He has two porta johns that are cleaned twice a week and his property is very clean.

Chair Hamrick asked are the events held on your property? Mr. Wampler stated yes.

Mr. Wampler stated the events are open to the public and there is no cost to anyone. They are a 501C non-profit organization. There is a lot of responsibility on my part to make sure we can do this for the community. All of my neighbors love it, except one person.

Chair Hambrick asked how many RVs are there? Mr. Wampler stated 8-10, but he could handle 30-40. The ones that camp are the volunteers that do everything.

Commissioner Brooks asked if they bring up their campers and leave them parked, only utilizing them during the events? Mr. Wampler confirmed this. Commissioner Brooks asked are there any open fires on the property? Mr. Wampler stated no.

Commissioner Ullmann asked what do the RVs do with waste? Mr. Wampler stated they go into Affinity RV in Prescott Valley. Commissioner Ullmann asked if they use electricity? Mr. Wampler stated no, they use generators and he has water on his property. Commissioner Ullman asked what was the complaint? CP Brown stated the complaint was that there was an RV park being operated. When investigated, he found 10 RVs on the site. He spoke with Mr. Wampler and advised him that we have received a complaint and he needed to have the RVs removed. Mr. Wampler decided he wanted to apply for the Use Permit so he could have them up there each year. We still have an open enforcement action. Currently, there is family staying on his property, due to his wife having surgery. There is an airstream on the property that belongs to a good friend of the Wampers. Commissioner Ullmann stated he is concerned with the amount of people there.

Chair Hambrick asked if there any other questions?

CP Brown stated the Planning & Zoning Commission should review the attached material and make recommendation to the Town Council to either approve or deny the Use Permit.

Staff recommends the following conditions be made a part of this approval:

- 1) The Use Permit is approved for a term of five (5) years, to be reviewed at the end of that period to determine if renewal for an additional period is appropriate. Application for Renewal shall be made by the owners of the property following the same process as for a new Use Permit.
- 2) The presence of more than one (1) travel trailer on the property (Mr. Wampers) will be permitted only between the dates of April 15 through October 15. He is allowed to have one (1) registered in his name and one (1) that he may store that isn't registered in his name.

Chair Hambrick asked is there a Town Ordinance on this? CP Brown stated yes, it is under outdoor storage.

## **2. Open Public Hearing**

Chair Victor Hambrick closed the regular meeting at 6:25 p.m. and opened the Public Hearing.

Stanley Gorodenski - Spoke of having concerns about the Ordinance on travel trailers. I think this is really a misinterpretation of the Ordinance and this is really getting away from what this community should be, however, he was in support of the group.

David Nystrom - Spoke that the Prospector's Association has been extremely supportive and generous to the Historical Society in promoting their events and donating back to them. The request is within the spirit that D-H is Arizona's country town. He was in support of the group and recommended to waive the Use Permit fee.

Scott Duffy - Spoke of having too many rules here. The Prospector's Association educates the children and shows them how miners used to do things in this area. He was in support of the group and recommended not charging them to have their Use Permit.

John Young - Spoke of the Prospector's Association being very supportive of the Historical Society and was in support of the Use Permit.

Kathleen Davis - Spoke of concerns regarding the generators running late at night and asked if a time could be set to turn the generators off. Commissioner Brooks asked if the generators were going longer than 10 p.m.? Ms. Davis stated yes.

Harvey Hunter, Sr. – Spoke of supporting Mr. Wampler for the Use Permit and that it is not an RV park.

Jan Posemato – Spoke of supporting Mr. Wampler for the Use Permit and has never heard any generators going.

Vickie Wendt – Spoke of being in support of Mr. Wampler for the Use Permit. I recommend shutting down the generators at 10 p.m.

Jean Wampler (Mrs. Wampler) – Spoke of having concerns about how many trailers can be there.

Commissioner Ullmann asked how many trailers are there today? Jean stated there are two trailers and one motor home.

Chair Hambrick asked for any other public comments or questions? None forthcoming.

### **3. Close Public Hearing**

Chair Victor Hambrick closed the Public Hearing at 6:40 p.m.

### **4. Commission Discussion and Possible Legal Action**

Commissioner Brooks clarified the request is not for a zoning change, it is for a conditional Use Permit. Chair Hambrick stated that is correct.

Vice Chair Siereveld explained why Mr. Wampler needs a Use Permit. He stated we are trying to avoid people living on a property in a travel trailer. Mr. Wampler is doing the right thing, he is applying for a permit to have multiple trailers there and leave them there instead of dragging them up and down the mountain.

CP Brown stated there is a section of the code that allows a resident to do this. Short stays are allowed, but this is not a short stay. Property owners should stop by the Town and let us know if they are having an event where several people will be coming to stay.

CP Brown stated he would put an article in the next Town Newsletter on this subject.

Mr. Wampler stated that he really does this for the community and for the teaching. They get a lot of people together to have fun and play games.

Commissioner Ullmann stated he also had concerns about the generators.

There was further Commission discussion regarding the noise issue and there was consensus to add the stipulation on regulating generators to the Use Permit.

There was further Commission discussion regarding waiving the permit fee and there was consensus to add that stipulation to the Use Permit.

Chair Hamrick asked if there were any other questions?

Commissioner Brooks made a motion to approve the recommendation for this Use Permit for Woody Wampler with the following conditions:

- 1) The Use Permit is approved for a term of five (5) years, to be reviewed at the end of that period to determine if renewal for an additional period is appropriate. Application for Renewal shall be made by the owners of the property following the same process as for a new Use Permit.
- 2) The presence of more than two (2) travel trailers on the property (Mr. Wampers) will be permitted only between the dates of April 15 through October 15. He is allowed to have one (1) registered in his name and one (1) that he may store that isn't registered in his name.
- 3) The noise ordinance on the generators be limited to the time frame of 8 a.m. to 10 p.m.
- 4) Waiver of the Use Permit fee.

The motion was seconded by Commissioner Ullmann. The motion passed unanimously.

CP Brown stated that Planning & Zoning will make a recommendation to the Town Council at the next Regular Council meeting on April 17th. The Town Council will make the final judgment on the Use Permit.

**11. Adjourn** The meeting was adjourned at 6:59 p.m.

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Chair Victor Hambrick

ATTEST:

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Julie Gibson, Town Clerk

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TOWN OF DEWEY-HUMBOLDT  
DEVELOPMENT APPLICATION

PROJECT DESCRIPTION:

- General Plan Amendment - Major
- General Plan Amendment - Minor
- Pre-Application
- Community Master Plan
- Major Use / Site Plan
- Preliminary plat
- Commercial Design Review
- Annexation
- Zoning Clearance
- Conditional Use Permit
- Abandonment
- Rezone
- Land split (3 parcels max)
- Lot Combine
- Variance
- Area Plan / Amendment
- Final Plat / Amendment
- Land Use District
- Other \_\_\_\_\_

LEGAL DESCRIPTION:

Property Address: 2845 S State Route 69 Dewey-Humboldt, AZ

Number of Lots / Units Proposed: 1

Assessor's Parcel Number: 402-08-069W Parcel Size (Acres): 2.99

Existing Land Use District: C3-35 Proposed Land Use District: Dewey-Humboldt Zoning

Plat Name: \_\_\_\_\_ Block: \_\_\_\_\_ Lot: \_\_\_\_\_ Tract: \_\_\_\_\_

DESCRIBE UTILITIES AVAILABLE TO PROPERTY:

- Water \_\_\_\_\_
- Gas \_\_\_\_\_
- Sewer Septic
- Phone \_\_\_\_\_
- Electric \_\_\_\_\_
- Cable \_\_\_\_\_

Describe Public Access to Property:

S Omega Dr

FEES

Base Fees: \$1,150.00 Other Fees: \_\_\_\_\_ Other Fees: \_\_\_\_\_ Subtotal: \_\_\_\_\_ Total: \$1,150.00

*APPLICANT / CONTACT INFORMATION:	OWNER INFORMATION:
Name: <u>Luis Pena</u>	Name: <u>Diana Pena</u>
Address: <u>8070 E. Yaupai Rd Prescott Valley, AZ</u>	Address: <u>8070 E. Yaupai Rd Prescott Valley, AZ</u>
Phone: <u>928-642-8592</u>	Phone: <u>928-261-3821</u>
Email: <u>meliswiftaviation@gmail.com</u>	Email: _____

Signature of owner or representative

\*If application is being submitted by someone other than the owner of the property under consideration, a letter of authorization or other corresponding information must be provided.

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TOWN OF DEWEY-HUMBOLDT "Arizona's Country Town"

Use Permit Checklist
Community Development
P.O. Box 69
Humboldt, AZ 86329

www.dhaz.gov Phone: 928-632-8645, Fax: 928-632-7365

APPLICANT: Luis Pena PARCEL#: 402-08-069W

- 1. A mandatory pre-application meeting with the Development Services representatives on (DATE) \_\_\_\_\_;
2. Development application submittal form filled out completely;
3. Letter of Intent detailing the proposed use(s) and time period requested (if applicable);
4. A legal description of the property/lease area identified on the application;
5. The address and directions to the subject parcel for purposes of preparing the hearing notice and posting the property;
6. Permission to enter property statement;
7. Letter of authorization signed and notarized if required;
8. A copy of deed restrictions that may apply to the subject property;
9. Citizen participation completed. Including:
- Attendees list, minutes, and information obtained from community meeting, if required
- Affidavit of Notification
- Mailing list of all property owners notified of the application
- Citizen Participation Report (may be submitted up to the date of advertising)
10. Requested variances and waivers or known deviations from design standards;
11. One (1) copy of a site plan (up to 11"x 17" in size) showing: Parcel boundaries, zoning classification, adjacent roadways/legal access, setbacks from parcel boundaries, method of fencing, signage, and landscaping, if applicable. If plan is larger than 11"x 17", then applicant must provide thirty (30) copies upon submittal;
12. Conformance with General Plan and respective Community Plan;
13. Does the request require a Community Plan Amendment?
14. Does the request require a Major or Minor General Plan Amendment?
15. Flood/drainage status check from the Yavapai County Flood Control District;
16. Environmental Unit status check;
17. Traffic study if required;
18. A filing fee in the amount of \$ \_\_\_\_\_. (Determined by the Development Services fee schedule as adopted by the Town Council).

NOTE: The applicant or his representative must be present at scheduled Planning and Zoning Commission and the Town Council meetings in order to answer questions. A building permit will be required for the construction of any structure after approval of a Use Permit. If such construction is planned, the applicant(s) should obtain a Zoning Clearance Package and familiarize themselves with both those requirements, as well as the requirements of the Building Safety Code.

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## Use Permit/Zoning Map Change Process Summary

**APPLICATION REVIEW:** Once it has been determined by staff that your application is complete, a copy of your site plan, letter of intent, and other pertinent information such as drainage, traffic, etc., will be forwarded to various reviewing agencies for their review and comment. If those reviewing agencies find that the information submitted is complete enough for them to assess your proposal and find the proposal to be acceptable, your request will be scheduled for the next available Planning and Zoning Commission public hearing.

**NOTIFICATION:** Prior to the Planning and Zoning Commission hearing, a notification that your Use Permit/Zoning Map Change request will be considered by the Planning and Zoning Commission will appear in the local newspaper. A poster, announcing the date and time of the Commission's hearing where your request will be considered, will be placed on your property and notification letters will be sent to surrounding property owners within three hundred feet (300') of your property. Even though you are fulfilling the application's citizen participation requirements, all of these notifications are intended to allow members of the public the opportunity to express their support for, or opposition to, your application as part of the public hearing process.

**ISSUES CONSIDERED:** When the Planning and Zoning Commission considers your request, the following items may be considered:

1. Does your request conform to, or conflict with, the Town of Dewey-Humboldt General Plan and the specific Community Plan for the area (if a Community Plan has been adopted for the subject area);
2. Does the surrounding neighborhood support or oppose your request;
3. Have all health and safety issues been addressed;
4. Is the use compatible with, and adequately buffered from, surrounding land uses (if necessary);
5. There could be other issues that are specific to your application that the Commission may consider as well.

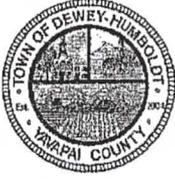
**APPROVAL/DENIAL:** The Planning and Zoning Commission will forward a recommendation to the Town Council to approve or deny your application; however, they may postpone (defer) consideration of your request until such time as you have submitted additional information, if necessary to make an informed decision. Use Permits and Zoning Map Changes are approved by the Town Council, at a separate hearing, after the Planning and Zoning Commission has reviewed the request and offered a recommendation of approval or denial. Approvals may be subject to a number of conditions, if the Commission feels they are warranted, in order to address any impacts as well as public health, safety and welfare issues.

*\*To assist with insuring that your application is processed in as timely and efficient manner as possible, you should stay in contact with the planner that has been assigned to your application, as your application is being processed.*

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**Notice of Inspection Rights**

Company/Permit Holder/Notification Recipient: \_\_\_\_\_

Address: 2845 S Stark Route 69 Dewey-Humboldt, AZ

Permit/License No.: \_\_\_\_\_ Date: 3/28/2018 Time: 12:00 (am/pm)

Inspector(s): \_\_\_\_\_ Phone: \_\_\_\_\_

Type of Inspection: \_\_\_\_\_

The legal authority granting this inspection is the Town of Dewey-Humboldt Town Code.

The Inspector(s) listed above were present at the above location at the date and time stated. Upon entry to the premises, the inspector(s) met with me, presented photo identification and explained the purpose of this inspection:

- Necessary for issuance of a permit
- Determine compliance with a permit and/or Town Code requirements.

I understand that as related to this inspection:

- I may accompany the inspector(s) on the premises, except during confidential interviews.
- I have the right to copies of any original documents(s) taken from the premises by the inspector(s) if the Town is permitted by law to take the original document(s).
- I have the right to a split or duplicate of any sample taken by the inspector(s) if the split or duplicate of the sample, where appropriate, would not prohibit an analysis from being conducted or rendered inconclusive.
- I have the right to copies of any analysis performed on samples taken during the inspection by the inspector(s).
- Each person whose conversation with the inspector(s) is tape-recorded will be informed that the conversation is being recorded.

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- Each person interviewed by the inspector(s) will be informed that statements made may be included in the inspection report.
- An appeal of a final decision by the Town based on the result of the inspection may be brought in accordance with the applicable right of appeal provisions set forth in the Dewey-Humboldt Town Code and/or by way of a special action lawsuit in Yavapai County Superior Court.

If I have any questions regarding the inspection or the process or rights to appeal the decision based on the inspection, I may contact \_\_\_\_\_, at (928)-\_\_\_\_\_ or by email at \_\_\_\_\_@dewey-humboldt.net.

I acknowledge that I am the regulated person or on-site representative of the regulated person and that I have read this Notice and am now informed of my inspection rights. If I decline to sign this form, the Town inspector(s) may still proceed with the inspection.

\_\_\_\_\_  
Signature of Regulated Person on On-Site Representative

3/28/2018  
Date

Lois Peña  
\_\_\_\_\_  
Printed Name of Regulated Person or On-Site Representative

**Note to Inspector:** If the regulated person or on-site representative of the regulated person is not at the site or refuses to sign this Notice, please indicate below.

- Regulated person or on-site representative not on site
- Regulated person or on-site representative refused to sign Notice but was informed of the information in this Notice either verbally by me or by reading this Notice.

\_\_\_\_\_  
Inspector

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PERMISSION TO ENTER PROPERTY

APPLICATION #: \_\_\_\_\_ PARCEL #: 402-08-069W

PROPERTY ADDRESS: 2845 S State Route 69 Dewey-Humboldt,

OWNER/ APPLICANT/ PERSON IN CONTROL OF THE PROPERTY: Diana Peña

ADDRESS: 8070 E. Yavapai Rd. Prescott Valley, AZ

TELEPHONE: 928-642-8592 EMAIL ADDRESS: heliswift@comcast.net

I, hereby give permission to the Town of Dewey-Humboldt Code Enforcement Officer (or other designated Town staff member) in the discharge of his or her duties, and for good and probable cause, to enter the above described property to inspect same in connection with the above-mentioned application or to investigate whether or not any portion of such property, building or other structure is being placed, erected, maintained, constructed or used in violation of Title XV of the Town of Dewey-Humboldt Town Code. Unless otherwise agreed in advance of the entry, such entry shall be limited to weekdays between the hours of 7:00 a.m. and 6:00 p.m. MST.

This permission to enter property is voluntarily given and may be withdrawn or revoked by providing the Town with notification of the withdrawal or notification in writing. I understand that if this permission is revoked, the Town's actions on the above-mentioned application may be delayed and that by withdrawing my permission to enter, I waive any claims I may have and any statutory remedies provided pursuant to A.R.S. § 9-831 et seq.

SIGNATURE \_\_\_\_\_  
 OWNER

3/28/18  
DATE

APPLICANT OR PERSON IN CONTROL

ACKNOWLEDGEMENT

STATE OF AZ )  
COUNTY OF Yavapai ) ss

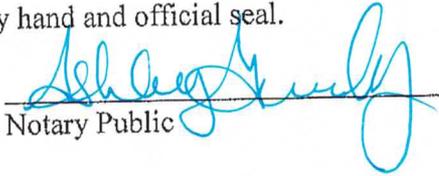
On this 29th day of March, 2018 before me, a notary public in and for said state, personally appeared Diana Peña of \_\_\_\_\_, an Arizona \_\_\_\_\_, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the

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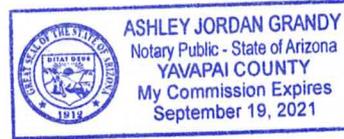
instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

Dewey-Humboldt

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

  
Notary Public

My Commission Expires: 09/19/2021



DECEMBER

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**Town of Dewey-Humboldt**

**Dewey-Humboldt**

**Directions to Site**

Instructions: An actual detailed line map is needed, not written instructions, adding any significant buildings, land marks, main highway, street names, and north arrows. If the map is not adequate it could cause a delay in issuing your permit.

Assessor's Parcel Number 402-08-069W Address 2845 S State Route 69  
Dewey-Humboldt AZ 86327



# TOWN OF DEWEY-HUMBOLDT Plot Plan Sketch and Affidavit

I certify that I am authorized by the property owner to make this application, that all information provided for this application is correct and that this plot plan, as part of the application, indicates all structures (including fences, walls, and pads), correct property and building dimensions; setback distances; legal access and easements; road cuts; walls and fences; or any water course (including washes, drainage ditches etc.) on or within 50'; 100' or 200' respectively of the property. We agree to conform to all applicable laws of this jurisdiction.

Signature

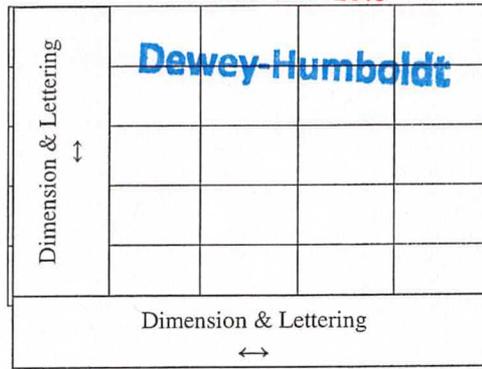
Date

3/28/18

**RECEIVED**

Orientation of Plot Plan.

MAY 29 2018



Document #

Sec

Twn

Rng

A P N

Zoning:

Stories:

Height:

Slope: \_\_\_\_\_ %

FY:

RY:

EY:

IY:

LC:

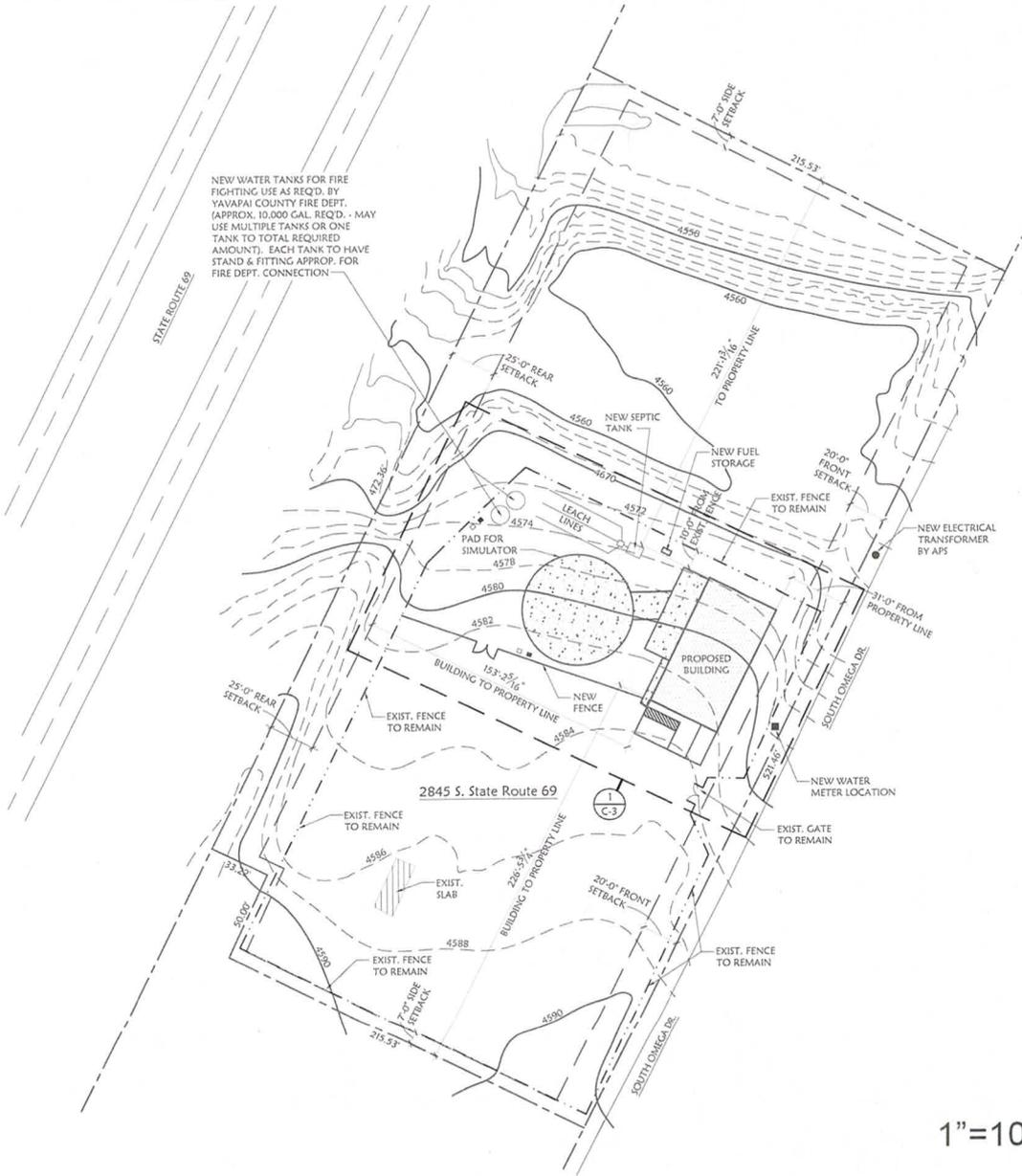
Lot Area

Lot %

Density Used:

Scale:

North Arrow



1"=10'

SCALE: 1" = 30'-0" ①

SITE PLAN

An additional 8 1/2" x 11" sheet may be used to provide an area map for a parcel which exceeds 2 acres or dimensions of 300 feet.

Heli Swift Aviation LLC  
2845 S. State Route 69  
Dewey-Humboldt AZ 86327

To whom it may concern,

On Wednesday March 28<sup>th</sup> Heli Swift Aviation LLC will be hosting a meeting for all neighbors to 2845 S. State Route 69 Dewey-Humboldt, AZ 86327. The meeting will be at the above mentioned address at 11:00 AM. The purpose of this meeting will be to discuss the intended use of property. Please feel free to contact me via email or by phone with any questions.

[heliswiftaviation@gmail.com](mailto:heliswiftaviation@gmail.com)

928-642-8592

Luis Peña

Owner & Chief Pilot

RECEIVED

MAR 29 2018

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31  
JANUARY · FEBRUARY · MARCH · APRIL · MAY · JUNE · JULY · AUGUST · SEPTEMBER · OCTOBER · NOVEMBER · DECEMBER  
MONDAY · TUESDAY · WEDNESDAY · THURSDAY · FRIDAY · SATURDAY · SUNDAY

Dewey-Humboldt

Heli Swift Aviation

Meeting sign in. 3/28/18

Jesse Taalbe



3

**Steven Brown**

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**From:** Gary Nece <gnece@aol.com>  
**Sent:** Wednesday, April 25, 2018 8:04 PM  
**To:** Steven Brown  
**Subject:** HELICOPTER PROPOSAL

THIS IS AN EMAIL TO PROTEST THE HELICOPTER TRAINING ACROSS FROM MY PROPERTY, 2685 S OMEGA DR.

1. IT IS A PUBLIC SAFETY ISSUE. IF HELICOPTERS TAKE FLIGHT THAT CLOSE TO STATE HWY 69, IT WILL BE A DRIVER DISTRACTION. IT WILL CAUSE MASSIVE DISTRACTED DRIVER ACCIDENTS. WHICH COULD EXPOSE HUMBOLDT TO LAWSUITS FROM INJURED CITIZENS.
2. PUBLIC OPINION OF THE CITY FATHERS WOULD BECOME THE TALK OF THE STATE. THE REPUTATION OF HUMBOLDT WOULD CHANGE FROM COUNTY CITY TO "THE DISTRACTED DRIVING CAPITAL OF ARIZONA".
3. IT WILL CREATE NOISE POLLUTION THAT NO CITY WOULD WANT TO BE KNOWN FOR.
4. IT WILL DRIVE PROPERTY VALUES DOWN AND FUTURE RESIDENTS WILL NOT WANT TO LIVE HERE.
5. I AM ONE OF THOSE FUTURE RESIDENTS, I WILL NOT BUILD THE HOUSE AT 2685 OMEGA DR. THAT I HAVE BEEN WORKING TO DO. I WILL STOP AND TRY TO SELL IT IMMEDIATELY.
6. WHEN THE PROPERTY VALUE DROPS BECAUSE OF HAVING A HELICOPTER LIFTOFF PAD, GUESS WHO WE WILL BE DEMANDING TO REIMBURSE US. I WILL BE WITH THE GROUP WANTING THE CITY TO PAY ME.
7. THIS BUSINESS CAN EXIST WITHOUT IT.
  - A. THE USA MILITARY HAS SUCCESSFULLY TRAINED ALL KINDS OF AIR FLIGHT PILOTS WITH FLIGHT SIMULATORS. THEY ACTUALLY BELIEVE IT IS A BETTER, SAFER, MORE COST EFFECTIVE TO TRAIN PILOTS. IF YOU TRUST THEM WITH YOUR COUNTRIES SAFETY, THEN YOU WILL TRUST THEM WITH HOW THEY DO IT.
  - B. VIRTUAL REALITY TECHNOLOGY IS SO ADVANCED AND AVAILABLE TODAY THAT EVERY CELLPHONE CAN BE USED TO DO IT.
  - C. THIS BUSINESS CAN BE SUCCESSFUL WITH CLASSROOM SIMULATORS.
  - D. NOT ALLOWING THEM PERMISSION TO HAVE A LIFTOFF PAD IS NOT A HARDSHIP TO THEM. THEY STARTED THE IDEA OF A TRAINING PROGRAM WITH OUT LIVE HELICOPTER LIFTOFFS, THIS A LAST MINUTE CHANGE BY THEM TO OBTAIN ILL-GOTTEN PROFITS, WITH NO SENSE OF CIVIC DUTY OR PRIDE. IT IS ALL ABOUT MONEY AND PROFITS, NOT WHAT IS BEST FOR THE COMMUNITY.
8. DENYING PERMISSION IS THE ONLY RESPONSIBLE DECISION BECAUSE IT PROTECTS PUBLIC SAFETY, PROTECTS PROPERTY VALUES(THUS TAX REVENUE), PROTECTS FUTURE GROWTH, PROTECTS PUBLIC OPINION OF THE CITY FATHERS(I THINK THE MEDIA WILL HAVE A FIELD DAY WITH THIS),

Thanks Gary  
Gnece@aol.com