



## Minutes Town Council Special Meeting May 25, 2022

Valerie Molina  
Mayor

Ricardo Vital  
Vice Mayor

Mary Bravo  
Councilmember

Gloria Cota  
Councilmember

Elvira Osuna  
Councilmember

Joe Sánchez  
Councilmember

Anita Cota Soto  
Councilmember

Online agendas and  
results available at  
[www.guadalupeaz.org](http://www.guadalupeaz.org)

Town Council Chambers  
9241 S. Avenida del Yaqui  
Guadalupe, AZ 85283  
Phone: (480) 730-3080  
Fax: (480)-505-5368

Minutes of the Guadalupe Town Council Special Meeting held on Wednesday, May 25, 2022, 4:00 p.m., at Guadalupe Town Hall, 9241 South Avenida del Yaqui, Museum Room, Guadalupe, Arizona.

### A. CALL TO ORDER

Vice Mayor Vital called the meeting to order at 4:05 p.m.

### B. ROLL CALL

Councilmembers Present: Vice Mayor Ricardo Vital and Councilmember Gloria Cota (*participating via teleconference*), and Councilmember Mary Bravo, Councilmember Elvira Osuna, Councilmember Joe Sánchez, and Councilmember Anita Cota Soto

Councilmember Absent: Mayor Valerie Molina

Staff Present: Jeff Kulaga – Town Manager / Clerk, David Ledyard – Town Attorney, and Kay Savard, Deputy Town Clerk

### C. DISCUSSION AND POSSIBLE ACTION ITEMS:

#### 1. EXECUTIVE SESSION

**Motion by Councilmember Bravo to convene into Executive Session; second by Councilmember Osuna. Motion passed unanimously on a voice vote 6-0.**

Councilmembers voted to convene into an executive session, closed to the public, as allowed by ARS 38-431.03 (A) (2) (3) (4) (6) and (7) concerning the use, rental, and possible disposition of certain real estate owned or controlled by the Town of Guadalupe and any confidential records related thereto; and, legal advice concerning the following topics:

- a. Town-owned property development proposal – 9050 South Avenida del Yaqui – Old Town Hall
- b. Town-owned property development proposal – 9050 South Avenida del Yaqui – NE Corner
- c. Town-owned property development proposal – 9201 South Avenida del Yaqui – Mercado
- d. Zoning Code Violation – 9215 South Calle Vaou Nawi
- e. Town Code zoning regulations § 154.067 commercial districts; C-1 neighborhood commercial, C-2 general commercial, and C-M mixed-use commercial for alcohol establishments
- f. Town Code regulations Chapter 90: Animals Generally
- g. Town Code – 154.065 single-family residential districts: R-1-9 and R-1-6: mobile homes (D) (5); 154.067 commercial districts; C-1 neighborhood commercial, C-2 general commercial, and C-M mixed-use commercial ( E ) (2) (i) mobile home temporary use
- h. Avenida del Yaqui – construction project and construction contract
- i. Matus v. Town of Guadalupe



D. ADJOURNMENT

**Motion by Councilmember Bravo to adjourn the Special Council Meeting; second by Councilmember Osuna. Motion passed unanimously on a voice vote 6-0.**

The meeting was adjourned at 4:07 p.m.

  
Valerie Molina, Mayor

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ATTEST:

  
Jeff Kulaga, Town Manager / Town Clerk

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the May 25, 2022, Town of Guadalupe, Town Council Special Meeting. I further certify the meeting was duly called and held, and that a quorum was present.

  
Jeff Kulaga, Town Manager / Town Clerk