



Things to do

Go back in time at Cave Creek gold mining experience; **16**



CAVE CREEK/CAREFREE INDEPENDENT

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Council

Some Cave Creek residents could see 6% water rate hike; **3**

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Carefree to host 'Orphans and Oddballs Car show'



By Zev Black

INDEPENDENT NEWSMEDIA

Town of Carefree Councilmember Lon Johnson, in partnership with resident Les Hardie, is putting together the Orphans and Oddballs Car Show. The event is set to take place from 9 a.m. to 1 p.m. Sunday, Nov. 16 in the Carefree Town Center.

An orphan is a car whose parent corporation

no longer exists. Some of the big American orphan brands include Studebaker, Packard, Hudson and Nash. Discontinued models such as the Pontiac are not considered an orphan because its parent corporation, General Motors, still exists.

An oddball car is classified as a car that is unusual, unconventional or quirky, often due to a unique design or innovative engineering.

• See **Cars** on page 9

Cave Creek buys lot west of Phoenix for groundwater rights

By Jeff Wendt

INDEPENDENT NEWSMEDIA

The Cave Creek Town Council voted 5-2 on Oct. 21 to approve the purchase of a lot with groundwater rights with Harquahala Valley Land-owners.

The purchase is needed due to an expected cut in water supplies coming from the Colorado River. Those cuts are to be decided by the end of 2026, and by January of 2027 the U.S. government needs to make an approved allocation of water between the upper and lower basins, with Arizona residing in the lower basin.

By 2027, the town is projecting a 25% cut in water supplied by Central Arizona Project, and a 100% cut in Non-Indian Agricultural water, according to Utilities Director Shawn Kreuzwiesner, which would put the town under the 2,000 acre-feet per year to meet current customer de-

• See **Rights** on page 6

Les Hardie, Clint Miller and Lon Johnson stand with a 1963 Jeep Willys. (Photo from Lon Johnson)

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COUNCIL

Some Cave Creek residents could see 6% water rate hike

By Jeff Wendt

INDEPENDENT NEWSMEDIA

The Cave Creek Town Council on Wednesday received a presentation from town finance director Cherie White and Kevin Burnett of Willdan to propose a water rate increase of at least 6% to most of its 4,400 customers in Cave Creek and Desert Hills.

The proposal also includes a water resource fee of \$3.27 per 1,000 kilogallons for Cave Creek Water residents and businesses, and increases to those who use over 4,000 kilogallons per month.

In the Desert Hills area, increases are proposed to meter sizes as well as those who use over 4,000 kilogallons per month. Those under 4,000 kilogallons are the only customers seeing a rate decrease, which will amount to an almost 7% decrease.

Also in the plan is a new tier for those who use 0-4,000 kilogallons per month. The current tier is 0-10,000 kilogallons a month. Within that tier, 34% of customers of Cave Creek Water use under 4,000 kilogallons per month, and approximately 24% of Desert Hills water users are under 4,000 kilogallons per month.

“So, when we look at the rate, so it’ll tell us as we complete the study how much revenue we need to generate from the residential class, and it’ll tell us how much revenue we need to generate from the commercial class, the different classes,” Burnett said. “That’s our starting point, and then we’ve got the base charge that gets assessed every month regardless of how much water is used.”

“So the approach that we’ve always taken in Cave Creek is that roughly 50% of the revenue needs to come



Kevin Burnett of Willdan, left, and Cave Creek town finance director Cherie White present the water rate study to the Cave Creek Town Council Oct. 15, 2025 in Cave Creek. (Independent News-media/Jeff Wendt)

from the base charge, which then means the remaining 50% needs to come from the volume component,” Burnett added.

Amongst Cave Creek residential users, almost 88% are users under 20,000 kilogallons per month.

“I think maybe this is a good time to remind people that part of the challenge that we have here in Cave Creek is that we only have 4,400 customers to spread all of our expenses out over a very small percentage of people,” Vice Mayor Kathryn Royer said. “Other towns and cities don’t have this issue, right?”

“Getting water to all these people is much greater because we’re on such larger lots,” councilmember Tom McGuire added.

Also in the plan is a higher escalation for those who use over 50,000 kilogallons per month. Of those, almost 2% of users are in that tier, and of those in that tier, they use almost 18% of the town’s water.

Also what could be under consider-

• See **Rates** on page 9



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CAREFREE



The Carefree farmers market occurs every Friday from 9 to 11 a.m. (Independent Newsmedia/Zev Black)

Mayor Crane, councilmembers connect with residents at Carefree farmers market

By Zev Black
INDEPENDENT NEWSMEDIA

On the second Friday of every month, Mayor John Crane sets up a table at Carefree's weekly farmers market. It's not a typical booth, though. This one is all about connecting with the community. Officially called "Community Conversation: Connecting with Carefree," it gives Crane and his team a chance to talk with the residents of his community.

"The objective of this is to get me and the council members out in the public in a neutral place," Crane said.

There is almost always a member from the town council with Crane at the table. This week, Councilmember Sheila Amoroso joined Crane, calling it "the most fun part of the job." The councilmember present changes every session.

Both Crane and Amoroso said they routinely walk around Care-

free. It's important to them to understand what their residents are talking about.

"It tells you what's happening," Amoroso said. "It creates awareness. This has helped connect me well with the town."

Crane said he wants to be friends with the people living in the town. One of Crane's neighbors, Corie Camp, said she went up to the table and they talked about her children.

This isn't out of the ordinary. According to Crane, people have talked to him about a variety of topics, including traffic and economic development.

Crane also mentioned events like this didn't happen before 2022, when he was elected.

"I think it's important for elected officials to get out and talk to people," he said.

At the end of the day, building trust is what "Connecting with Carefree" is all about.

INFORMATION



Alex Hayes from Withey Morris Baugh presents to the Zoning and Planning Committee. (Photo from Town of Carefree)

Proposed mixed-use project aims to revitalize Carefree's Village Center

By Zev Black
INDEPENDENT NEWSMEDIA

The Carefree Planning and Zoning Committee hosted its monthly meeting at the Town Council Chambers on Monday to discuss the development of a new mixed-use commercial and residential area in the town's Village Center.

The presentation on the project, made by attorney at Withey Morris Baugh Alex Hayes, was purely informational.

The proposed project is to be located on Carefree Drive outside of Easy Street and behind the Bank of America building. The lot is currently empty and has a zoning district of "C" for commercial use. In 2021, the Town of Carefree established the Village Center redevelopment area with the idea of bringing new investment and commercial stores to the area.

According to the redevelopment plan, 98.2% of the existing workforce that lives in Carefree leaves the town for their job. Alternatively, over 98% of the jobs in town are held by non-Carefree residents.

"I think one of the primary reasons for that is that you don't have attainable housing solutions and attainable housing options for the town's workforce to

live," Hayes said. "One of the things that the redevelopment plan highlighted was that what's missing in the Carefree Village Center is housing and housing at a density to provide that critical mass to support the existing and potential businesses within the Town Center."

According to Hayes, the project proposes seven new buildings, each with two condominium units. The buildings facing Carefree Drive would have ground floor, commercial use with a two-bedroom residential unit on top. There are four additional buildings on the backside of the property that would all have a one-bedroom residential unit on the ground floor and a two-bedroom unit on the second floor.

The one-bedroom units, along with the commercial spaces, would be around 900 square feet while the two-bedroom units would be around 1,500 square feet. All of the buildings would be 24 feet tall.

The desert landscape that runs throughout Carefree would remain in this space.

"The site design maintains a harmonious design with the existing desert landscape," Hayes said. "We'd be able to maintain the wash that runs through the property, maintain some of the large

• See **Project** on page 25

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FROM THE COVER

Rights

• From page 1

mands.

The cut in water is an estimate because it is not known what the final cut will be in the Colorado River water supply.

The Harquahala groundwater basin sits west of the metro Phoenix area, and provides a long-term option to both increase water resources and diversify water supplies, Kreuzwiesner said during his presentation to the council.

The agreement is to purchase a lot with 500 acre-feet-a-year of groundwater rights. A \$100,000 earnest payment will be due within five days of the effective date of the agreement with the remaining \$11.15 million due by Feb. 15, 2026.

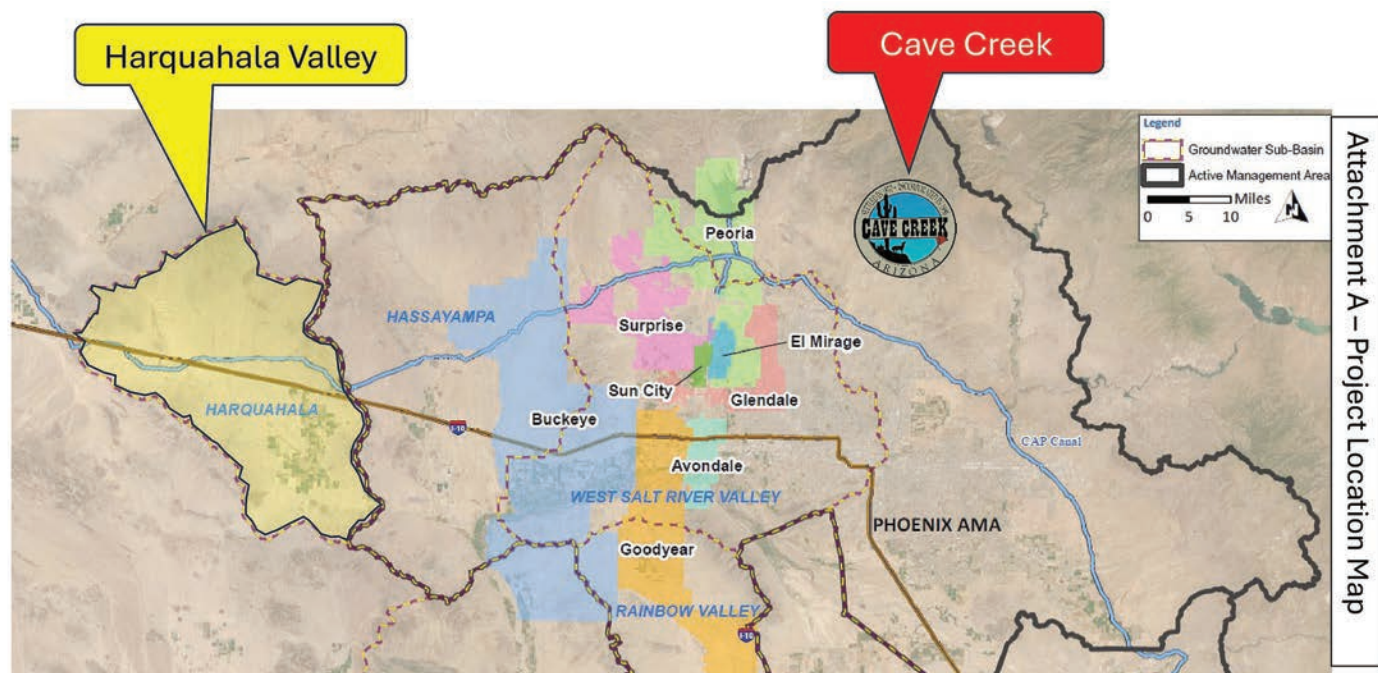
The agreement allows the town to continue to evaluate the project before final payment.

“The bottom line is we need water and we’re going to need it soon and this is the best way to get it,” councilmember Thomas McGuire said. “There aren’t many alternatives. There’s a lot that could happen, but there’s not much that’s likely to happen. Water is security, and this is the most secure deal we can get.”

“We need water to drink and this water at Harquahala is drinking water,” councilmember Joe Freedman said. “We’re not talking about building with it we’re talking about drinking water for the citizens of this town, and that’s what we owe you guys, and there are no alternatives going into a serious crisis right now.”

Councilmember Dusty Rhoades had a lot of concerns about the agreement.

“We’re buying an acre of land for 11 million bucks and paper water for 500 acre-feet-a-year for 100 years,” Rhoades said. “We have no idea what the transportation costs are. We have no



This map shows the Harquahala Valley where Cave Creek will be purchasing a lot with groundwater rights to use in the Town of Cave Creek. (Courtesy of the Town of Cave Creek)



The Cave Creek Town council voted 5-2 to approve the purchase of a lot for groundwater rights with the Harquahala Valley Lndowners, LLC Oct. 24, 2025 in Cave Creek. (Independent Newsmedia/Jeff Wendt)

idea what the what the pumping costs are going to be. We have no idea what any of the other associated costs are going to be. And it’s a little bit premature to be going whole hog into something when we don’t know all the costs.”

Councilmember Tom Augherton expressed similar concerns to that of Rhoades.

“I think for me, the concern I have is the larger cost to the community,”

Augherton said. “With 5,000 people and a \$57 million annual budget, at some point, I don’t know that we’re living beyond our means or spending beyond our means or trying to keep up with the larger communities. This project is a solution to hypergrowth, and we don’t have hypergrowth yet here in Cave Creek”

The town does have some longterm unused CAP storage credits in place,

according to Kreuzwiesner, and could help bridge the gap for a few years. The town could also look into reactivating some of the town’s older wells. That could buy them some time as well, but water quality and volumetric issues could come into play.

Kreuzwiesner is looking into short-term solutions for the town such as water conservation through public education and outreach, looking into re-starting the existing Cave Creek wells, and hopefully to do some water banking with CAP, putting another 600 acre feet into the ground, which drops to 300 after losing the NIA water.

Michelle Van Quathem, an Arizona water attorney, talked about one of the pros of the agreement is being involved with towns in a similar situation as Cave Creek.

“A pro I would say is that we’ve got the city of Buckeye, town of Queen Creek and the State Land Department as participants that all have similar needs and desires for this water project to succeed,” Quathem said.

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REAL ESTATE

Square footage cost on the rise

By Janet Mohr

This table is from the Cromford Report and ranks the cities by their annual average sales price per square foot. I am only showing the top 10 since those are most important for our area. Only single family detached homes are included in these numbers. Information for the large and secondary cities is current as of the date shown. Data for the 11 small cities is updated on a monthly basis, and is measured on the 13th of each month.

The primary function of this table is to show the least and most affordable areas in the Phoe-

nix metropolitan area together with longer term pricing trends.

Annual averages are based on a relatively large number of sales. Therefore they are not as subject to rapid change as monthly averages. The downside is that they do not necessarily represent the current market very accurately, since they include sales from up to a year ago. Pricing may have moved a great deal since then.

Note that Higley has been included in Gilbert and Ahwatukee and Desert Hills are included in Phoenix.

		Annual	Annual	
Rank	October 17, 2025	Average	Average	%
		\$/SF	\$/SF	Change
		Now	Last Year	
1	Paradise Valley	\$872.49	\$858.80	1.6%
2	Scottsdale	\$528.41	\$511.69	3.3%
3	Carefree	\$486.19	\$457.75	6.2%
4	Fountain Hills	\$401.02	\$397.38	0.9%
5	Rio Verde	\$400.18	\$389.40	2.8%
6	Cave Creek	\$389.39	\$375.64	3.7%
7	Phoenix	\$318.97	\$317.58	0.4%
8	Wickenburg	\$308.84	\$309.45	-0.2%
9	Tempe	\$307.25	\$300.77	2.2%
10	Gold Canyon	\$293.23	\$292.24	0.3%

Statistical Market Analysis

Status	# Listings	List Volume	Sold Volume	List Price	Sold Price	Sale/List Price	Approx SQFT	List Price Per Approx SQFT	Sold Price Per Approx SQFT	Agent Days on Market	Cumulative Days on Market
Closed	11	13,689,299	13,161,900	Low 559,999	560,000	0.91	1,942	256.02	251.72	6	6
				Avg 1,244,482	1,196,536	0.97	3,088	398.90	383.09	96	109
				High 2,396,000	2,310,000	1.00	5,665	600.50	578.95	248	248
Overall	11	13,689,299	13,161,900	Low 559,999	560,000	0.91	1,942	256.02	251.72	6	6
				Avg 1,244,482	1,196,536	0.97	3,088	398.90	383.09	96	109
				High 2,396,000	2,310,000	1.00	5,665	600.50	578.95	248	248

Selection Criteria for Comparable Properties

Specified listings from the following search: Property type Residential; Close of Escrow Date relative 7 days back; Status of 'Closed'; Zip Code of '85331', '85377'.

Closed Listings

MLS #	Address	FE	Bed	Bth	SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	ADOM	CDOM
6914719	42434 N TONTO RD	433G	4	3	3,105	2020	1,495,000	1,495,000	1,475,000	10/28/2025	481.48 / 475.04	54	54
6893834	4439 E COYOTE WASH DR	43F2G2S	4	3	2,132	2001	599,950	559,999	560,000	10/24/2025	262.66 / 262.66	73	214
6823426	4625 E Thorn Tree DR	43FD2G2S	4	3	2,324	2001	675,000	595,000	585,000	10/24/2025	256.02 / 251.72	248	248
6912228	29817 N 49TH ST	32FDXO2G2S	3	2	1,942	1996	717,900	717,900	697,000	10/24/2025	369.67 / 358.91	34	34
6830827	5723 E JAKE HVN	32FDXO2G2S	3	2	2,182	2012	855,000	779,000	755,000	10/23/2025	357.01 / 346.01	231	231
6917289	5914 E LITTLE WELLS PASS	43XQO3G	4	3	2,945	2013	1,137,500	1,137,500	1,080,000	10/23/2025	386.25 / 366.72	45	45
6888181	36832 N WILDFLOWER RD	43.5FXPQO4G2S	4	3.5	3,597	1998	1,549,000	1,474,000	1,420,000	10/23/2025	409.79 / 394.77	112	112
6861514	3120 ARROYO HONDO --	33XO2.5G	3	3	2,824	2005	2,150,000	1,600,000	1,450,000	10/23/2025	566.57 / 513.46	171	171
6920879	6015 E CALLE MARITA --	43.5DXPSO4G4S	4	3.5	3,990	2019	2,396,000	2,396,000	2,310,000	10/23/2025	600.5 / 578.95	6	6
6905634	3730 E CLOUD RD	42.75DXO3G3S	4	2.75	3,264	2005	1,385,000	1,385,000	1,280,000	10/22/2025	424.33 / 392.16	70	70
6923586	33014 N 53RD PL	56FDXPSOQ3G2C	5	6	5,665	2006	1,549,900	1,549,900	1,549,900	10/22/2025	273.59 / 273.59	17	17

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FROM THE COVER

Cars

• From page 1

The cars that will be in the center group of the show must be either an orphan or an oddball. According to Johnson, discontinued cars, like the aforementioned Pontiac, won't be turned away, but they also won't be part of the center group.

"We wanted to open this up to everybody," Johnson said. "We wanted to make it an everyman show. And we also wanted to put a little spin on it. What we don't want to see are cars that we could go down to Scottsdale and see in the showroom. We want to see cars you just don't see anymore."

Hardie, who has helped put together two other car shows, agrees.

"Unlike so many car shows around here that are pretentious and display really expensive cars, this is not that

kind of show," he said. "This is a very casual, easygoing, amusing, humorous kind of car show."

Cars will drive in through the Carefree Arch where volunteers will tell participants where to park. They will park with their car noses out. Johnson and Hardie are looking for more volunteers to help with the event.

Johnson's love for cars came from his first car.

When he was 15, his dad found a 1949 Hudson Pacemaker in a field and got it towed back to his house. Johnson was told that, if he could get the car running, he could have it. Sure enough, he was able to get it working and fell in love with cars.

While his Pacemaker won't be at the show, there are expected to be more than 100 cars, including a Packard Caribbean and a 1936 Auburn.

For Hardie, this event is about

more than just showing off cool-looking cars.

"We want people to come to this show and talk to the owners and get their stories," he said. "All of these cars have stories. It makes everybody feel good and everybody is happy and smiling. That's the kind of show we want."

Johnson believes that this event will help put Carefree on the map.

"The experience of walking through the center of Carefree with cars they're never going to see," he said. "We want a unique experience. We want a community experience. We want to build on the momentum that Carefree has. We're really trying to make this a tourist destination. What better way than to have a show like this?"

There is no registration fee for the event. For those looking to volunteer or submit their cars for participation, contact Les Hardie at 818-326-6403.

Rates

• From page 3

ation for the future is using rate plans similar to the power utilities, having a winter and a summer water rate.

"We use 75% more water in July than we do in January," Mayor Robert Morris said. "We really need to look at putting in like a four-month rates."

The council also wants Burnett to take a look at making the top tier 40,000 kilogallons versus the current plan of 50,000.

"Well, these (rates) have a good conservation message in them, which is what we're looking for," Morris said.

While there are rate increases, Cave Creek residents still have the highest water and sewer rates among towns in the Valley.

The council needs to approve the report by Nov. 4 in able to schedule a public hearing in time to have the rates become effective on Feb. 9, 2026.

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CAVE CREEK

A lot to be thankful for in Cave Creek

By Robert Morris
CAVE CREEK MAYOR

There is so much to be thankful for about living in Cave Creek, especially this fall. Now that the summer heat is behind us, hopefully, and the late-season monsoon storms are hopefully over too, it's time to get out and enjoy our town.

October brought us the celebrations of Harold's 90th anniversary party, the Taste of Cave Creek, and the Turquoise Circuit Finals. It was great to see so many residents and visitors enjoying themselves in our town.

And on Nov. 1, American Legion



Robert Morris

Auxiliary Post 34 hosted its 8th Annual Craft Fair and Bake Sale.

Now November is here, and there seems to be something to do each weekend! Here are just a few:

- If you enjoy mountain biking, consider participating in the Cave Creek Cactus Classic on November 8.
- For people who like a slower pace and learn about the Jewell of the Creek Preserve, check out the free Desert Foothills Land Trust's 12th Annual Discovery Day on November 15.

November 15.

• Also on the 15th is the High Desert Market in Frontier Town, where you can shop with local artisans and vintage collections. There's even a petting zoo for the kids!

• On November 21, 22, 23, 28, 29, and 30, the Sonoran Arts League is hosting its 29th year of Hidden in the Hills, where local artists open up their homes and workspaces in Cave Creek, Carefree, and North Scottsdale to show and sell world-class art.

• On November 22, the Foothills Food Bank will host its Cave Creek Farmers and Craft Market at the new Food Bank location.

These are just some of the activities going on in Cave Creek in November. For more details on the events I listed, please visit the Town's Calendar of Events at www.cavecreekaz.gov. Don't forget that all our local shops and restaurants would love to host you and your friends for a fun day or evening out, too. Check out the Town's tourism website for more information at www.visitcavecreek.com.

We have a lot to be thankful for in Cave Creek. Have a wonderful Thanksgiving, too.

CAREFREE

A special from Mayor Crane

By John Crane
MAYOR OF CAREFREE

In Carefree, our spirit of volunteerism, in large part, defines who we are. That value of giving fosters a special vibrancy within our community. It strengthens our small-town charm. Many of our residents go the extra mile to volunteer through their personal effort, service and philanthropy. In turn, our community thrives on their dedication and generosity. As a community, we shine a light on and celebrate those individuals and organizations who make a difference by volunteering.

Why do so many of our neighbors volunteer? Volunteers step forward to make a difference, gain satisfaction from helping others and garner a satisfying sense of personal achievement.

Our volunteers touch many lives

through likes of the Foothills Caring Corps, the Kiwanis Club of Carefree, the Desert Foothills Land Trust, Carefree Park, Purse Impressions, the Foothills Food Bank, the Desert Foothills Library and many smaller organizations. All are invaluable to our community and beyond.

Volunteerism and private philanthropy have been critical to making America what it is today. It has been a huge force in our country. Many of us have had the tradition of helping our neighbors engrained into us by family and church.

The American volunteer tradition began with founding father Benjamin Franklin. Franklin established the system of volunteer firefighters. And most of us recall when President Kennedy memorably said, "Ask not what your country can do for you. Ask what you can do for your country."



John Crane

Volunteerism often takes place out of the public eye, on the local level. Its power and magnitude are woefully underestimated.

But, in an era of shrinking government assistance, our local organizations must also deal with ever evolving tax and fundraising regulations; public policy requiring more government oversight, regulation and bureaucracy; increased personal liability for directors, employees and donors; increased governmental paternalism spurred on by the evolution to a more secular versus a religious society; and lives that are busier than ever. Volunteering has never been as important as it is today.

Do you wish to volunteer but are uncertain about how to get

started? To make volunteering more accessible, efficient and impactful, the Desert Foothills Volunteer Hub—a centralized platform designed to connect individuals with local, volunteer, nonprofit organizations – has been launched at desertfoothillsvolunteers.com. On Tuesday, Nov. 4, they will offer a Get Involved Gathering at the Holland Center located at 34250 N. 60th St., Scottsdale.

Attendees will meet local non-profit organizations seeking volunteers, learn how to get involved, and enjoy a free lunch.

Volunteerism has been an essential and proud piece of Carefree character. It's in our DNA. It is indispensable to our future. There has never been a better time to give back, volunteer and make a real difference.

Sponsored Content

Six top questions we get from patients about healing from regenerative therapies in our office

As many of my readers know, my office is an integrative medical office that offers regenerative treatments like stem cells, now known as HCT. The Naturopath in my office and I were discussing the most common questions we hear from our patients. Here are just a few of the most popular ones.

“How long does it take to feel better?”

We agreed that this is the top question asked, and the answer we give is, “It depends.” The condition, the patient’s health and inflammation prior to the therapy, the patient’s age, diet, and a few other factors that may either accelerate their results or slow them down. We coach our patients to follow a non-inflammatory diet prior to their treatments, and to be cautious about taking NSAIDs and some supplements that are anti-inflammatory, for a couple of weeks prior. Tylenol/ acetaminophen is not an NSAID and is allowed. NSAIDs are not recommended, because we want to have some inflammation where the site of the injection is, so the cells will know where to go. Our patients get the best results, because we recommend our special non-inflammatory diet at the same time as the treatments. Why? Because if the entire body is inflamed, the cells may go to many areas and will not be as potent in the area we want them to go. By reducing systemic inflammation through diet, the cells have the best chance of doing their job. Healing mechanisms take approximately

3-4 weeks to fully activate. Healing continues for 12-18 months or more, depending on the patient and the condition.

“Does it hurt?”

With most injections, there may be some discomfort that lasts only a short while. You may experience an increase in pain or symptoms in the days following treatment. Otherwise, these treatments are generally pain free. Provided you stay out of tubs and swimming pools for at least 2 days, you should not be exposed to anything that may cause an infection at the injection site.

“Can I eat and drink what I want?”

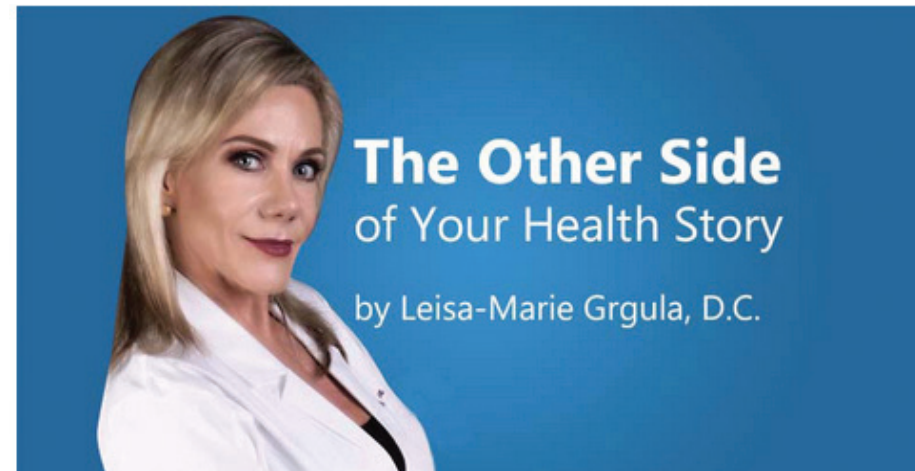
Maintain good non-inflammatory nutrition as mentioned above, and hydration. Discontinuing smoking and alcoholic beverage consumption during the healing process will ensure the best results.

“When can I exercise?”

No excessive activity immediately following treatment. No heavy lifting or strenuous physical activity for at least 1 week following treatment.

“Can I drive myself home?”

Yes. There are no restrictions on driving after your treatment, unless



there are restrictions prior to your appointment.

“What else can I do on my own to increase my results in the north Valley of AZ?”

Trying to eat foods as recommended by us is one of the easiest ways to increase your results. We show you sites and an app that helps you to make better choices at the grocery store. Reducing your stress is always a good idea to decrease internal inflammatory pathways that may interfere with your healing of any type of treatment, not only regenerative ones. Ask questions to myself and my Naturopath here in my office. Trying to search for answers online that may not be the best for you may also interfere with your treatment plan we have designed especially for your condition.

We are offering special discounts right now for regenerative treatments. Should you or anyone else

you know want a second opinion on joint surgery, offer complimentary consultations to see if you qualify for treatments that keep you in the game of life without stressful downtime.

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ART THOUGHTS

The uplifting effects of art

By Judy Bruce
CAVE CREEK

As the holidays approach, I hope you will think of art as a stress reliever, a health promoter, a joy inducer, and a perfect gift for loved ones or yourself!

Whether you visit an art studio, show, or view photos online, artful images can make your life more satisfying, say investigators at the University of Vienna. After analyzing 38 studies, they concluded that viewing art regularly increased endomonic well-being, a sense of personal growth, and a sense of purpose and meaning in life. Among the reasons behind the benefits: immersing yourself in visual art heightens memory and attention, plus, it eases stress and stimulates curiosity and reflection. I saw these benefits in my students when I taught art, and I felt it myself.

And purchasing and living with art helps you live longer, whether you prefer modern/contemporary art or the more traditional. Swedish research shows that folks who gaze at art, at least every few weeks, are significantly less likely to die prematurely. The authors of this study theorize that art spurs the production of immune-enhancing hormones that ward off viruses and infections. Visiting galleries, museums, or shows

can also help, but having art in your home lets you look at and enjoy it, bringing you joy and better health every day! The Hidden in the Hills Artist Studio Tour is coming, November 21-23 and 28-30, where you can see art for free, meet the artists, and even purchase a piece that is meaningful to you.

Russ Wiles, a columnist for the USA Today network, comments that instead of only buying art as an investment, buy art that you would like to hang on your wall. Buying art instead of investing in an unstable market allows you daily enjoyment, unlike other financial assets.

Living with art may also spark your creativity — by osmosis? Surround yourself with as much art as will fit and that you can afford. The pleasing products of others' creative expression may just rub off on you, and you will have creatively and joyfully decorated your home! Art also makes unique, thoughtful, imaginative gifts that last.

In the next few weeks, go online to the Sonoran Arts League for a directory of the artists on the Studio Tour, or visit the Gallery, Studio, or an artist friend for a free map and start planning your own personal tour.

Remember, Hidden in the Hills, Nov 21-23 and Nov. 28-30.



Above and top: People visit "Hidden in the Hills" Artist Studio Tour in 2024. (Courtesy of Julie Gallitig)

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HOLIDAY

'Chanukah in Carefree' festival returns

Hilton Family Holocaust Education Center named Spirit of Giving recipient

INDEPENDENT NEWSMEDIA

"Chanukah in Carefree" returns to the Sanderson Lincoln Pavilion at the Carefree Desert Gardens Dec. 14-21.

The week-long celebration, which will raise funds for the Hilton Family Holocaust Education Center, Arizona's first such education center, features nightly menorah lightings, music, family activities, traditional foods, raffles, silent auctions and a closing night with Holocaust survivor Dr. Michael Markson.

"We are very excited to be bringing awareness to another amazing Spirit of Giving recipient this year," said Karen Acker, chair and lead volunteer for the Town of Carefree in a press release.

"We hope everyone will come out to celebrate this holiday with the community, participate in the incredible programs on our schedule, and help us raise funds for the Hilton Family Holocaust Education Center."

Event highlights include:

- ♦ Dec. 14: Carefree Cave Creek Chamber of Commerce and Cave Creek Unified School District choirs open the festival.
- ♦ Dec. 15: The Center for Jewish Philanthropy hosts the evening with Israeli guitarist Erez Kessler, plus games and crafts for children.
- ♦ Dec. 16: Temple Chai adult and children's choirs perform.
- ♦ Dec. 17: "Kids Light Up the Night" with activities from the Cave Creek Museum, Desert Foothills Library, Desert Foothills Land Trust, Sonoran Arts League, and Kiwanis



A nightly lighting of the menorah is part of the 'Chanukah in Carefree' celebration Dec. 14-21 at the Sanderson Lincoln Pavilion. (Courtesy of Herbert Hitchon)

Club of Carefree.

- ♦ Dec. 18: Chabad of Anthem and North Valley presents a magician, treats and family fun.
- ♦ Dec. 19: "Rocking Chanukah Shabbat" with Temple Kol Ami.
- ♦ Dec. 20: "Beautiful Chanukah Havdalah" with Congregation Kehillah.
- ♦ Dec. 21: Phoenix Holocaust

Association leads the closing night with remarks from Holocaust survivor Dr. Michael Markson.

The Sanderson Lincoln Pavilion is at 101 Easy Street in Carefree.

For the full schedule, live streaming links, and more, visit ChanukahinCarefree.com. To donate, visit ChanukahinCarefree.com/help.

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COLUMN

The Snowbirds return!

Sitting in The Village Coffee Shop and Creperie felt good this sunny Monday morning. Thanks for opening up Coffee Row shops on Mondays now. We recognized some of our CUP reader friends enjoying their coffees. Don has been extolling the virtues of iced milk-and-sugar lattes. Hopefully, this is a passing phase. Jim always gets the macchiato.

Meanwhile, we've observed a strange thing at the Carefree Post Office. Most Snowbirds are not reading our local papers — as evidenced by the stack on the counter in the lobby area and the recycling receptacle. They don't know what they're missing. So, as a solution, we feel it's our duty to inform our winter visitors about our local Coffee Row.

They will have options as to where to go for coffee — not just the one place they found when they got here or Starbucks.

First, though, we asked Ella, our favorite barista, about the most ordered coffee drinks by our winter visitors so far. Sugar-free vanilla nonfat latte or a straight black Americano. We're not sure what to say about these orders. Don gets the Americano, but with oatmilk. Not sure what to say about that, either. Macchiato please.

So how do we recognize snowbirds in order to invite them to read the Independent? Look for shorts and legs, even though it's a freezing 62 degree day. (By the way, if you want to understand the economic impact of snowbirds on our towns, ask a UPS driver. Their stress level rises as snowbirds' needs for packages are added on to the



driver's mellow summertime gig. They'll have two coffees in the truck!)

Another snowbird identifying criterion can be observed by watching how out-of-town cars navigate Carefree's cartoon-like yellow contraptions at our street crossings. Don thinks he's going to wind up accidentally hitting one. And then there's the confusion about the roundabouts that aren't really roundabouts. But Snowbirds tend to be smarter than some of us — meaning us who've been here in 110 degrees since June. How dumb. So we think they'll figure these things out.

So, snowbirds, welcome to Coffee Row. Check out our Coffee Row Study Guide below.

♦ **Black Mountain Coffee Shop:** View of the Conquistador; hearty breakfasts.

♦ **Carefree Coffee Roastery:** German strudel and perfect coffee; their beans. Originator of the

expression "Carefree and Caffeinated."

♦ **English Rose Tea Room:** No coffee, but you can get caffeinated, for sure, there in Carefree. Wonderful English decor and tea selections.

♦ **ROC2:** \$15 honor code door: Espresso Beans!! Roasted on site.

♦ **Village Coffee Shop & Creperie:** Queen of Crepes! Barista Ella; lemon bars.

♦ **Brunch:** Chicken and waffles.

♦ **Janey's Coffee House:** Monks' booth, bar, food, patio; best live music around.

♦ **Big Earl's Greasy Eats:** 50's American eats.

♦ **The Grotto:** Cozy caves and cool atmosphere; best patio.

♦ **Local Johnny's:** Hip and good food; Fire-rek Coffee.

♦ **It's a Divine Bakery:** European; macarons and strudel.

♦ **Wagon Wheel Cafe:** Cowperson coffee; good omelets; butter; rustic.

♦ **Indian Village:** Best chimichanga award; outside seating; cool stuff to buy.

♦ **Seed Cafe at Civana:** Date balls and extra-healthy tourists.

♦ **Organic Bread Cafe:** At the Holland Center; fresh and friendly.

♦ **Starbucks at Bashas:** Solid, and near the vegetables and fruits.

♦ **Bull and Brew:** Epic cinnamon rolls and perfect coffee.

If you have a fun story from the history of our Coffee Row, please write to Don and Jim at The CUP, AZNews@iniusa.org

Civility Checklist

How to engage in respectful, honest & civil dialogue about public issues.



☐ **Take the high road.** Respond to the topic — not the person. Refrain from demonizing others for their opinions. Assume those you disagree with are, like you, genuinely interested in improving the community.

☐ **Be respectful.** Bullying, public humiliation, insults, name-calling, harassment and threats directed at another person — or that person's race, gender, religion, ethnicity, etc. — have no place in civil discussions. Find ways to respectfully disagree without questioning someone's character or motives.

☐ **Be truthful.** Base your opinions/arguments on facts. Value honesty. Make only accurate statements when making your point and avoid exaggeration and stereotypes.

When appropriate, cite your sources of information that others may question.

☐ **Don't misrepresent.** Always identify your opinions as opinions (not stating opinions as facts). Never misrepresent the views of others or falsely claim your opinions represent someone else. If quoting the words of others, identify and credit the source.

☐ **Listen and learn.** It's both polite and respectful to listen to those we disagree with (as well as those we support) and be genuine in our attempts to understand their point of view. Expand your mind by thoughtfully seeking out views that don't agree with your own.

☐ **Look for common ground.** When disagreeing with others, look for even small areas of agreement — which can be the gateway to working together for the greater good.

☐ **Respect privacy.** Keep private things private — whether it involves your own information or those with whom you disagree. Revealing private information about someone else is rude, unethical, potentially harmful and, in many cases, illegal.

☐ **Set a good example.** Practice civil behavior online as well as in public and in your interaction with others. Encourage others to practice these civil behaviors. And it's OK to challenge disrespectful behavior — but be courteous, respectful and helpful in your approach.

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ARTS & ENTERTAINMENT

THINGS TO DO

Go back in time at Cave Creek gold mining experience

INDEPENDENT NEWSMEDIA

The Cave Creek Museum is hosting the Arizona Gold Mining Experience on Saturday, Nov. 8.

The interactive experience lets visitors explore the operation of Arizona's only fully operational ten-stamp ore crushing mill, the Golden Reef Stamp Mill and Tramway. The 10, 1,000-pound stamps slam in synchronized motion to pound ore removed from the mine and turn it into fine sand.

Among other activities, guests also will visit a blacksmith shop for a demonstration of the many skills used when parts and tools had to be fabricated on site. Guests also are encouraged to try their luck at the gold panning station to learn how to pan for ore and minerals just like prospectors did.

Guests can sign up to visit the Gold Fever Rackensack Mine tour (a three-hour event that departs from the museum at 12:45 p.m.). Gold Fever participants head out in a unique 10-passenger 4WD Jeep, which will travel takes them into the Tonto National Forest and the patented Ft. Worth Gold Mine. The tour ascends them to the Mountain Chaparral vegetation zone with views up to a 4,500-foot elevation.

Reservations are required. The mining campus exhibit area is not ADA-compliant. The program is approximately one-hour and 15 minutes long and largely takes place in the outside exhibit area. Footing is uneven and slightly hilly in places. After the experience, visitors can tour museum exhibits.



Children try their luck at gold panning, learning how to pan for ore and mineral just like prospectors did in the old days. (Courtesy of Fran Booth)

The Arizona Gold Mining Experience opens at 9 a.m. for check-in before the experience begins at 10 a.m. Guests must reserve their tickets in ad-

vance, as the experience capacity is 45 persons. Admission is \$20 for children over age 13 and adults and seniors; children younger than 12 are free. The

Gold Mine tour is \$145 per person.

Visit cavecreekmuseum.org to register for the experience and/or the mine tour.

HANDS ON



Paul Diefenderfer, Cave Creek Museum blacksmith, shows off a nail, which will be part of the Kiwanis Preschool Pioneers Club's next presentation. (Courtesy of Fran Booth)

Kiwanis Preschool Pioneers Club to feature 'Nail Soup' in November

INDEPENDENT NEWSMEDIA

The Cave Creek Museum Kiwanis Preschool Pioneers Program will feature the book "Nail Soup" at its Thursday, Nov. 6 program.

The book, by Eric Maddern, retells the classic tale of a traveler who stops at a lonely cottage, is allowed to sleep on the floor, but is told there's not a morsel of food. "In that case," says the traveler, "I'll have to share what I've got with you." He then takes a rusty nail from his pocket to make "Nail Soup."

Following the book presentation, participants will visit the museum's

blacksmith shop to see how nails are made and to participate in age-appropriate activities.

The Kiwanis Preschool Pioneers is a program for children and accompanying adult who will lead their little one(s) assisted by museum volunteers. Age-appropriate books will set the stage for follow-up activities that include movement and music, trying a craft process, like grinding corn, exploring museum artifacts or acting out part of the story.

Preregistration is required on the museum's website, cavecreekmuseum.org.



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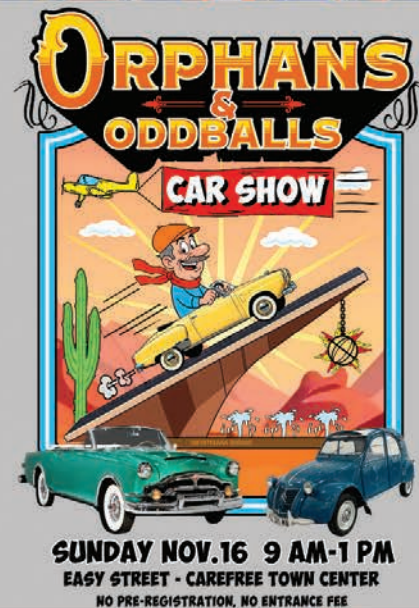
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HISTORY

Banks to speak at November Civil War Roundtable

INDEPENDENT NEWSMEDIA

Christian Fleetwood was a Sergeant Major of the U.S. Colored Troops during the American Civil War and Medal of Honor recipient for having "saved the regimental colors after eleven of the twelve color guards had been shot down around it" at the Battle of Chaffin's Farm (Sept. 29-30, 1864). The picture shows Fleetwood about 20 years later, as captain of the Washington Cadets resp. Washington Cadet Corps. (Wiki Commons)



The Scottsdale Civil War Roundtable will host author, Civil War historian, blogger, vlogger, and podcaster John Banks for its November meeting.

Banks will speak at 6 p.m. Tuesday, Nov. 18 in a presentation entitled "Civil War Road Trip of a Lifetime."

Banks crisscrossed the country exploring battlefields, historic houses, forts and more.

Banks is the author of "A Civil War Road Trip Of A Lifetime," "Connecticut Yankees at Antietam," and "Hidden History of Connecticut Union Soldiers."

Banks co-hosts "The Antietam And Beyond Podcast" with historian, autor and former journalist Tom McMillan, which can be found on most podcast platforms.

The presentation will take place in the Copper Auditorium on the lower level of the Civic Center branch of the Scottsdale Public Library, located at 3839 N. Drinkwater Blvd. in Scottsdale.

Doors open at 5 p.m. to meet Banks, and the public is welcome to attend.

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SCHOOLS



Students from Cave Creek Unified line up to take their picture with board members. From left, Dan Moore, Brianna Walker, Jeff Fortney, president Janet Greer-Busbee, and assistant superintendent Dr. Frank Henricsen. Students from left: DJ Boeck, Dean Legge, Knox Huskelhus, Kloe Axberg, Charlene Lamb, Saul Cruz, and student of the month Braden Voyles. (Independent Newsmedia/Maya McFall)

Cave creek students of the month awarded gift bags at board meeting

By Maya McFall
INDEPENDENT NEWSMEDIA

Eight students from Cave Creek Unified were honored during the governing board meeting on Oct. 14.

Students of the month are chosen based on “character, effort to do their very best, and their service to others,” according to the CCUSD website.

Throughout the school year, eight students from each school will be nominated by teachers and principals to receive a certificate and to be recognized by the governing board at a monthly board meeting.

Students included during the Oct. 14 meeting:

Dj Boeck, from Black Mountain Elementary School

Saul Cruz, from Black Mountain Elementary School

Dean Legge, from Desert Willow Elementary School

Knox Huskelhus, from Desert Willow Elementary School

Everett Stevens, from Horseshoe

Trails Elementary School

Enzo Aburto, from Sonoran Trails Middle School

Kloe Axberg, from Desert Sun Academy

Charlene Lamb, from Cactus Shadows High School

Stevens and Aburto did not attend the meeting to receive their certificate.

Desert Willow student of the month Braden Voyles presented the superintendent’s report and led the pledge of allegiance.

Board President Janet Greer-Busbee, acknowledging the students, said, “each month we recognize students who embodied our district’s core values: perseverance, leadership, compassion, and excellence.”

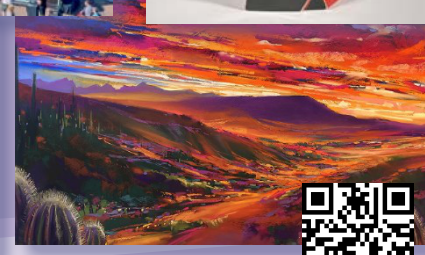
“We honor not just academic achievements, but the qualities that shape these students into well rounded, future leaders,” she said. “We look forward to your future contributions to the world.”

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Cave Creek Unified School District's governing board building is seen at 33016 N. 60th Street, Scottsdale. (Independent Newsmedia/Maya McFall)

Cave Creek parents voice concerns about work environment at Cactus Shadows

By Maya McFall
 INDEPENDENT NEWSMEDIA

A parent of Cave Creek Unified students spoke during an Oct. 14 governing board meeting on behalf of Cactus Shadows High School employees who allege they are experiencing a “hostile” work environment.

The comments echo those from a district employee who raised similar concerns at a previous meeting. District officials, however, say they have looked into concerns and have not found issues that parents and former teachers described in consecutive meetings.

Saige Sola, a mother of four CCUSD students, claimed to have several statements from Cactus Shad-

ows staff members who requested she speak on their behalf.

The employee statements described a work environment that included multiple instances of school leadership yelling at staff.

One statement from an anonymous employee said they wanted to speak at the Oct. 14 board meeting but were “extremely fearful of retaliation” from Cactus Shadows administrators. The employee also explained how working with administrative leaders at the school has made it difficult to focus on the job.

“I am highly considering leaving after this school year,” Sola quoted the anonymous employee. “When it

• See **Concerns** on page 21

Concerns

• From page 20

starts affecting our students and families, I can no longer stay silent.”

Sola read another employee's letter that described an exchange between the anonymous employee and CSHS Principal Sarah Barela. The alleged exchange involved Barela publicly “yelling” at the staff member in front of “multiple employees and students,” according to the letter.

“One of our team members from last year did not return primarily due to poor leadership of the administration team,” Sola read. “I know of at least six other former CSHS employees that left over the years due to similar administrator behaviors.”

In addition to the letters, Sola referenced Alexa Hamilton, who taught in various positions at CCUSD since 2020 and spoke during the Sept. 9 board meeting.

Hamilton had spoken during the public call to comment and described the “disrespect” and “nit-picking” staff at CSHS face, specifically attributing those attitudes to baseball coach Gaetano Gianni's coaching contract not being renewed.

“These nit-picky little administrative scoldings are exactly the problem at Cactus Shadows,” Hamilton said. “The reason so many teachers are leaving, long-term teachers, is because they feel so disrespected and so unvalued from the higher-ups.”

During the Oct. 14 board meeting, Sola concluded her statement by calling on the board to correct the “ongoing patterns of misconduct.”

“We will no longer ignore these behaviors or the continued high staff turnover,” Sola said. “Resolution should be equal to the egregious behaviors from these administrators.”

Following Sola's public comment, Susheta Shah, co-president of

CSHS parent teacher organization, echoed similar concerns during her public comment.

Shah spoke about her concerns and experiences with the administration. According to Shah, on Sept. 29, she and assistant superintendent of educational services, Dr. Patty Jensen, discussed the high school's work environment during a meeting.

Jensen told Shah an investigation had been conducted by assistant superintendent of human resources, Dr. Frank Hendricson, and he failed to find any evidence for the “hostile” environment, according to Shah.

However, Shah said, she discovered later that not all staff had been interviewed.

“So the investigation was incomplete and inaccurate,” Shah said. “This means there was some, and I hate to say this, falsification on this investigation by the district office.”

The board did not comment during the meeting, as is common for members not to discuss items not on the agenda. The open call is generally for community members to address the board.

When asked for a comment by Independent Newsmedia, Jensen said, “with regard to the statements regarding an alleged hostile work environment at CSHS, the parent's statement was not accurate.”

“Please know we take concerns that are brought to our attention seriously,” Jensen continued. “Our practice is to complete our investigations and then determine if remedial or other actions are needed based upon the findings and conclusions reached.”

Hendricson said he could not discuss individual situations, but said, “employees are provided avenues to raise issues beyond their direct supervisors, and every complaint is taken seriously. Our goal is always to handle matters fairly, professionally, and in line with policy and state law.”

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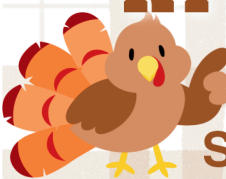
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COUNCIL

5 things you missed at October's Carefree Town Council meeting

By Zev Black

INDEPENDENT NEWSMEDIA

The Carefree Town Council hosted members of the public for its monthly Town Council meeting. There were a wide array of topics covered at the meeting from emergency CPR machines to a multi-million dollar proposal for Pima Road improvements. Here are five things you missed October's meeting.

1. Fire department requested a new CPR machine

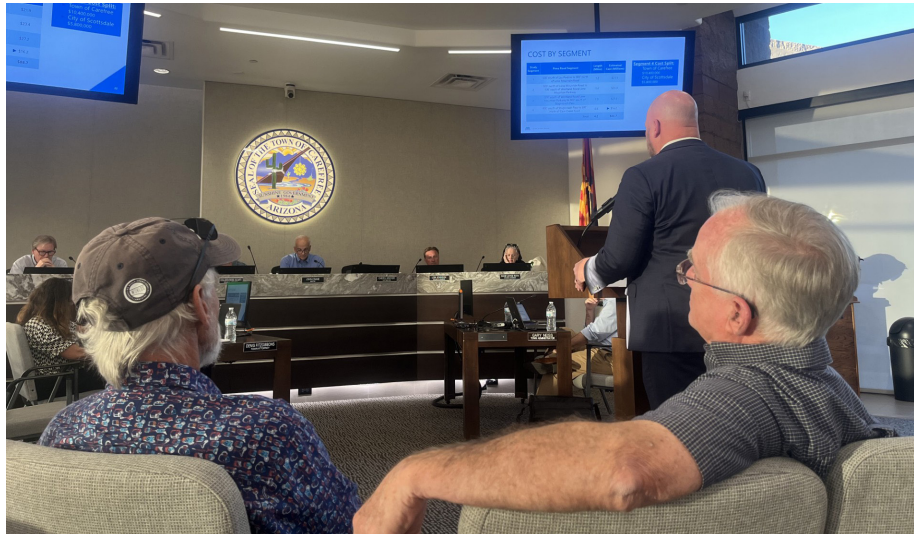
Carefree Deputy Chief Brian Talley was called upon to answer questions regarding a new machine that would allow for continuous CPR for individuals on the way to the hospital. While all firemen are CPR certified, there are times where they can grow tired and not be able to perform what the patient needs. This machine would alleviate this.

"We're trying to juggle the patient, moving them in and out of the ambulance, we get tired, long transports to the hospital," Talley said. "This device, we apply it before they ever make the stretcher and it's continuous CPR all the way to the hospital. That keeps the pump going, the blood flowing, better chance of survival rate."

No decision was made by the council.

2. Upcoming community events announced

There is an open house scheduled for Nov. 6 to explore how to repurpose the town hall property. A time for this has yet to be published. Coffee with a Cop is back



Residents listen as Tim Strow presents MAG's idea on how to improve the Pima Road corridor. (Independent Newsmedia/Zev Black)

8-10 a.m. Thursday, Nov. 13 at Black Mountain Cafe.

3. Maricopa Association of Governments (MAG) proposed changes

MAG is a Municipal Planning Organization, meaning they are responsible for carrying out urban transportation planning for areas with over 50,000 residents. In Carefree, MAG has brought bike lanes and street sweepers, among other things.

MAG has been conducting a study on Pima Road in order to discover a way for this road to be faster, more efficient and safer. Tim Strow, major projects planning manager at MAG, proposed a new, four lane roadway (two lanes in each direction). Some improvements that were considered were widening the roads, installing roundabouts, adding bike lanes and creating a landscaped median. The

projected total price is \$88.7 million. The Town of Carefree would be responsible for \$10.4 million.

"If we do nothing to this corridor and all the growth happens, in the year 2035, the entire corridor is red," Strow said. "Level service F. Things are not moving very well along the corridor. You have backups at the intersections and unsafe conditions. By 2050, that trend continues. Still level service F. This is one of the reasons why we are doing this study: to make sure we can recommend improvements so we can carry forward to make travel safe and efficient through the area."

Roads are categorized by six different grades, A through F. A level A grade means that there is free-flowing traffic with complete mobility between lanes. Level C grade means that there is stable flow with noticeable restrictions on

changing lanes. Level F means a near gridlock with stop-and-go traffic.

4. Update on the zoning ordinance

Stacey Bridge-Denzak, planning director and zoning administrator in Carefree, presented a comprehensive update on Carefree's zoning ordinance. According to Bridge-Denzak, it was determined that a consultant would be the best approach. This cost around \$150,000 over approximately 18 months.

"We carefully reviewed three submittals that we received with our in-house selection group, and we unanimously determined that Michael Baker International would be the best consultant to lead us through this process, both on experience and cost," Bridge-Denzak said.

Resolution 2025-17, which "authorizes the Mayor to execute a contract for professional services with Michael Baker International for the Carefree Zoning Ordinance Update project," was approved unanimously by the council.

5. Residents speak on political signs

Two residents raised concerns about political signs being removed. Local municipalities and HOAs are allowed to regulate political signs, but cannot impose restrictions that are stricter than state law. The residents argued that there was no reason that the signs should've been removed. The council made no comment on the matter.

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DRINKING WATER

Cave Creek Council approves applying for financing measures for water centers

Town to explore WIFA loans, excise tax options

By Jeff Wendt

INDEPENDENT NEWSMEDIA

The Cave Creek Town Council on Oct. 7 approved opening the application process for financing mechanisms for drinking water state revolving fund loans from the Water Infrastructure Finance Authority of Arizona.

The council also approved the sale and execution, delivery and intention to issue excise tax revenue obligations.

The unanimous 7-0 vote allows town manager Cherie White to begin the application process with WIFA for loans to complete capital improvement projects with the Cave Creek, Desert Hills and Wastewater systems, and allows White to also explore op-

tions to get rates from banks to see if they can provide a better interest rate than the WIFA loans.

Since the WIFA application process can take many months, the council acted to take advantage of the best rates possible.



Robert Morris

"The reason why we're moving forward with this now is because we need to start the process ASAP,"

White said. "It only takes even longer and so we would end up using (general fund) cash if we don't move forward with this."

"And so that's part of why we want to do this dual track of see what the banks would be willing to give us, and if they give us a rate that we're like we feel good with that rate that's

not something out of line and maybe it's a little higher than WIFA but it's not too bad but it gets us the cash sooner than that would be the option," White added.

Mayor Robert Morris praised White for getting the process started and completed from the Capital Improvement Plan.

"I think what we see here is an attempt by Cherie (White) just to get this stuff rolling on kind of the real low-level investment we need," Morris said. "It's more of a maintenance investment, for example with the sewer system and with the collection system which overflowed in the last big rain. So we definitely need to take care of that."

Council member Cynthia Driskell came out in support of the measure

before a motion was made to accept the resolutions.

"I do support the strategy of the comparison of financing and proceeding with that combination," Driskell said.

Morris made the motion to adopt the resolutions.

"To me, it's been very clear that we are on the road to ending subsidies," Morris said. "Staff has presented a plan to do that. We saw that a few months ago. And the thing we're going to see next week is what effect that has on the people who elect us and who count on us to run the town economically and efficiently."

"I really like having the options," Morris added. "I congratulate you on having the two pieces to go so that we can negotiate. I mean, you're al-

• See **Financing** on page 25

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Financing

- From page 24

ways going to get better rates if you have some sense of bidding and some sense of a bidding process to get the best fees. I tend to like the excise and when I found out that WIFA required Davis Bacon and of course we have the WIFA loan signs all over the interconnect project down there.”

Vice Mayor Kathryn Royer agreed with the mayor’s assessment of the resolutions.

“I don’t have a lot to add other than I appreciate your (Cherie’s) expertise,” Royer said. “You have led this town in ways that it has never been

led financially before and it shows and we appreciate it. We appreciate it very much.”

Council member Dusty Rhoades added his agreement with what Royer and Morris had said.

“I think it’s a really good job and giving us options is always good,” Rhoades said. “I do agree with the mayor wholeheartedly that if we can avoid Davis Bacon and American Steel that should make the projects quite a bit more affordable even with a slightly higher interest rate.”

Town staff will return to the council with recommendations of whether to accept the WIFA loans, all direct placement excise tax obligations or a combination of them.

Project

- From page 4

boulders that that exist currently on site and as much of the of the desert foliage as we can on site, which I think is not what you would see if this was developed as a purely commercial use.”

Snowbound stucco, clay imports lava breeze block and mountain ash wood stain are the proposed materials, which remain consistent with the south-west desert aesthetic that is in Carefree.

The plan includes 33 total parking spaces; 11 for commercial use, 14 for resident use and eight more for guest parking. Each building would have either a garage or a carport.

In order to make this plan a reality, amendments to the town code must be made. There are nine different amendments that were proposed to the committee.

- New mixed-use permitted on properties with a minimum size of one gross acre instead of net.

- New mixed-use permitted in commercial districts within the Village Center redevelopment area, not just with frontage to Easy Street.

- Minimum size residential condo revised to 900 square feet instead of

1,200 square feet.

- No maximum square feet for office uses within the commercial component of mixed-use not fronting Easy Street.

- Parking reductions allowed with approval by the Town Council, not only via the development agreement.

- Five feet front setback permitted for new missed use along Carefree Drive.

- Eliminate additional height allowances for new mixed-use (current ordinance allows up to 37 feet).

- Eliminates design requirements specific to prior development.

- Conditional Use Permit to allow new mixed-use development in the commercial district within the Village Center redevelopment area.

“This is a very productive use of what is a vacant parcel in the Village Center,” Hayes said. “It is, in my mind, an exact perfect execution of what was approved and contemplated in the Village Center redevelopment plan and will have all the benefits that were outlined in that redevelopment plan: providing new bodies to support new consumers, to support the businesses in the Village Center, activating the streets and creating that dynamic environment that you want to see in your town core.”

There is no official timeline for when this project will be completed.




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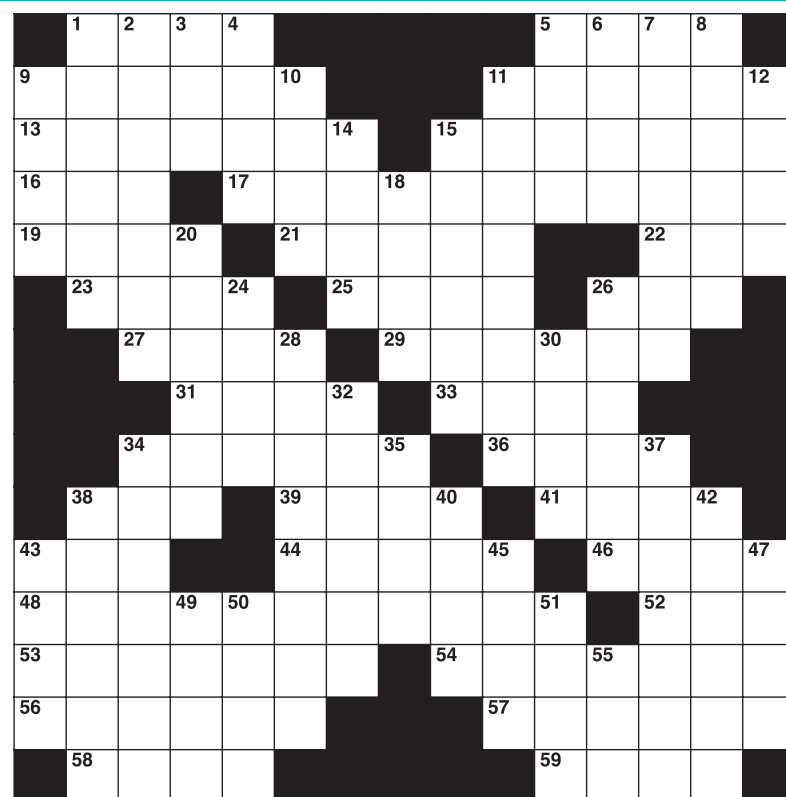
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5. Coarsely ground corn
9. There's one for the "world"
11. Loved Romeo
13. Sticky situation
15. Pelvic areas
16. An informal debt instrument
17. Cannot be repaired surgically
19. A device attached to a workbench
21. Related on the mother's side
22. Sound unit
23. ___ Sagan, astronomer
25. Utah city
26. A disappointing effort
27. Steal goods during a riot
29. Wakes up
31. Hair salon service
33. Serenaded
34. Looked intensely
36. U.S. Air Force expert Robert F.
38. A type of cast
39. One's duty
41. Where golfers begin
43. Make a mistake
44. Semitic sun god
46. Ancient Greek City
48. Having had the head cut off
52. A place to stay
53. Unwise
54. Most unnatural
56. Dennis is a notable one
57. Ointments
58. Students' exam
59. Leaked blood

CLUES DOWN

1. Brave
2. Act of awakening
3. Jest at
4. Sandwich store
5. Chapter of the Koran
6. Dismounted
7. Small vehicle
8. Irrked
9. One who earns by disreputable dealings
10. Monetary unit of Samoa
11. Long, mournful lamentation
12. Weight unit
14. Alone, single
15. Decreases
18. Indicates beside
20. Worn by exposure to the weather
24. A body of traditions
26. College students' ultimate goal
28. Amino acid
30. Nasal mucus
32. US government entity
34. Swinish
35. Legislative body in Russia
37. Grant an exemption to
38. Put in advance
40. Satisfy
42. Felt
43. Mild yellow Dutch cheese made in balls
45. Witnesses
47. Picnic invaders
49. Gasteyer and de Armas are two
50. Ancient person of Scotland
51. Cheerless
55. Unwell

SOLUTION ON PAGE 29

SUDOKU BY METRO CREATIVE SERVICES

			7	1			6	
					8	1		4
5	6							
	4			5	7	2		
3			4					
	2							6
				2	1			
		5				6	3	
		9		3				7

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SOLUTION ON PAGE 29**Residential & Commercial 44 Years in the Valley**

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from page 26 & 27

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PACT

Cave Creek OKs Phoenix water meter collector agreement

Free-standing collector coming to Mt. Gillan radio tower site

By Jeff Wendt
INDEPENDENT NEWSMEDIA

The Cave Creek Town Council on Oct. 7 approved an intergovernmental agreement with the city of Phoenix to place a free-standing water meter collector on the Mt. Gillan radio tower site.

The unanimous 7-0 vote allows Cave Creek to place the water meter collector at Mt. Gillan, which is located near 7th Street and the Carefree Highway. The city of Phoenix will not charge Cave Creek a fee for



A free-standing water meter collector, similar to the one seen here, will be placed at the Mt. Gillan radio tower on 7th Street and Carefree Highway. (Courtesy of the Town of Cave Creek)

the placement of the unit.

“These (meter collectors) are important because as we’ve started to convert our water meter system from the drive-by system to

the automatic meter infrastructure system, we need collector sites, so that effectively they’re up there listening for the meters themselves,” Utilities Director Shawn Kreuzwi-

esner said. “So our goal here is that this actually is really well placed.”

The meter, which is solar powered and not requiring any power from Phoenix, is placed so that it can look back toward the Desert Hills water service area as well as supporting the already installed automatic meters located throughout Cave Creek.

The initial term is for the meter to be on site for three years, and can be renewed yearly for successive one-year terms.

Council member Cynthia Driskell said this is progress for the town.

“Just seems like a good step forward,” she said.

Council member Dusty Rhoades agreed.

“We need to modernize,” Rhoades said. “This is a good deal.”

Public Notice

TOWN OF CAVE CREEK REQUEST FOR APPLICATIONS PLANNING COMMISSION POSITION

The Town Council of the Town of Cave Creek is currently seeking applications from Cave Creek residents wishing to serve on the Town of Cave Creek Planning Commission. Currently there are two positions up for appointment with a term ending December 31, 2028. Applications are available either at Town Hall or you may download via the Town of Cave Creek website via the following link: <https://www.cavecreekaz.gov/DocumentCenter/View/2740/Board-Committee-and-Commission-Application-3?bidId=> Applications must be submitted to the Town of Cave Creek **on or before Noon, Monday, November 17, 2025**. Applications should be submitted to Teresa Riza, Deputy Town Manager/Town Clerk, 37622 N. Cave Creek Road, Cave Creek, Arizona, 85331. Town Council will review all letters of interest and conduct interviews with applicants on the December 2, 2025.

Publish: Cave Creek/Carefree Independent, November 5, Phoenix Independent, November 7, 2025/31927_1

Public Notice

TOWN OF CAVE CREEK REQUEST FOR APPLICATIONS BOARD OF ADJUSTMENT

The Town Council of the Town of Cave Creek is currently seeking applications from Cave Creek residents wishing to serve on the Town of Cave Creek Board of Adjustment. Currently there are two vacancies on the Board of Adjustment with a term ending December 31, 2028.

Applications are available either at Town Hall or you may download via the Town of Cave Creek website via the following link: <https://www.cavecreekaz.gov/DocumentCenter/View/2740/Board-Committee-and-Commission-Application-3?bidId=> Applications must be submitted to the Town of Cave Creek **on or before Noon, Monday, November 17, 2025**. Applications should be submitted to Teresa Riza, Deputy Town Manager/Town Clerk, 37622 N. Cave Creek Road, Cave Creek, Arizona, 85331. Town Council will review all letters of interest and conduct interviews with applicants on the December 2, 2025.

Publish: Cave Creek/Carefree Independent, November 5, Phoenix Independent, November 7, 2025/31930_1

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