



## CITY OF CHANDLER COUNCIL MEETING

The City Council of the City of Chandler welcomes you to its **Regular Meeting of Thursday, October 25, 2012, at 7:00 p.m.**, at the Chandler City Council Chambers, 88 E. Chicago St., Chandler, Arizona.

NOTE: Consent items have either been discussed in the Study Session or previously reviewed by the City Council. Individual items may be pulled off by the Councilmembers or citizens prior to the time the final vote is taken. Individuals who want an item pulled for further discussion should so state when the Mayor addresses the public concerning the CONSENT agenda.

### CALL TO ORDER:



ROLL CALL:

INVOCATION:

PLEDGE OF ALLEGIANCE:

Cub Scout Troop #285 – Dens 4 and 5

UNSCHEDULED PUBLIC APPEARANCES:

Members of the audience may address any item not on the agenda. State Statute prohibits the City Council from discussing an item that is not on the agenda, but the City Council does listen to your concerns and has staff follow up on any questions you raise.



**\*Indicates New Item**

**CONSENT:**

1. **INTRODUCTION OF ORDINANCE NO. 4380, ANNEXATION – NORTHWEST AND WEST OF THE SOUTHWEST CORNER OF APPLEBY AND GILBERT ROADS**, annexation of approximately 33.8 acres located NW and west of the SWC of Appleby and Gilbert roads.
2. **INTRODUCTION OF ORDINANCE NO. 4381, DVR12-0020 NORTHWEST & WEST OF THE SOUTHWEST CORNER OF APPLEBY & GILBERT ROADS**, the establishment of initial City zoning of AG-1 on approximately 33.8 acres located northwest and west of the SWC of Appleby and Gilbert roads.
3. **INTRODUCTION OF ORDINANCE NO. 4399** granting a no-cost power distribution easement to Salt River Project (SRP) for the expansion of the OWRF/AWRF (Ocotillo Water Reclamation Facility/Airport Water Reclamation Facility) Lift Station located east of Old Price Road and south of Queen Creek Road.
4. **INTRODUCTION OF ORDINANCE NO. 4400, DVR12-0018 PECOS & DOBSON APARTMENTS**, rezoning from PAD Townhomes to PAD Apartments with PDP for approximately 163 units on 6.8 acres at 2300 W. Pecos Road, one-quarter mile west of Dobson Road.
5. **INTRODUCTION OF ORDINANCE NO. 4402, DVR12-0023 MAPLEWOOD COURT**, rezoning from PAD to PAD Amended along with PDP for housing product for a 32-lot single-family residential subdivision located at the SWC of Maplewood and Vine streets.
6. **INTRODUCTION OF ORDINANCE NO. 4403, DVR12-0029/PPT12-0013 JACKSON PLACE**, rezoning from PAD Commercial to PAD Single-Family Residential with PDP on approximately 6.5 acres at the SEC of Ray Road and Jackson Street, 450 feet west of McQueen Road.
7. **INTRODUCTION OF ORDINANCE NO. 4404, DVR12-0033 ALLRED CHANDLER AIRPORT CENTER II**, rezoning from PAD to PAD Amended to allow for the additional uses of athletic training facilities and family recreational/instructional uses located at 2150 E. Germann Road, east of the NEC of Cooper and Germann roads.
8. **INTRODUCTION OF ORDINANCE NO. 4405, DVR12-0025 SPECTRUM SENIOR LIVING AT OCOTILLO**, rezoning from PAD for a church to PAD for an assisted living care center with PDP for building architecture and site layout located at 1500 NW Jacaranda Parkway, the SEC of Pennington Drive and Queen Creek Road. **(APPLICANT REQUESTS CONTINUANCE TO THE NOVEMBER 8, 2012, CITY COUNCIL MEETING.)**
9. **RESOLUTION NO. 4645** authorizing the issuance and sale of Industrial Development Revenue Bonds by the Chandler Industrial Development Authority for the Tri-City Baptist Church, in an amount not to exceed \$10,000,000.00.
10. **RESOLUTION NO. 4646** creating a Central Business District.

11. **RESOLUTION NO. 4647** authorizing Amendment No. 1 to the San Marcos Commons Phase II Development Agreement.
12. **RESOLUTION NO. 4649** authorizing the acquisition of real property needed for the Ocotillo Wastewater force main, Project WW1105; authorizing condemnation proceedings as needed to acquire said real property and obtain immediate possession thereof.
13. **RESOLUTION NO. 4650** urging the Maricopa County Board of Supervisors and administration of the Maricopa County Library District to work with the City of Chandler and other incorporated municipalities in the county that are providing their own library services, to develop a formula that ensures a more equitable and fair distribution of library district taxes.
14. **PRELIMINARY DEVELOPMENT PLAN, PDP12-0001 BOARDWALK AT ANDERSEN SPRINGS**, for additional tenant panels on new monument signs located at the SEC of Dobson and Ray roads.
15. **PRELIMINARY DEVELOPMENT PLAN, PDP12-0009 THE PROMENADE AT FULTON RANCH FARMERS MARKET**, to allow an outdoor farmers market within a parking area of an existing retail shopping center to occur on a permanent basis located at the NEC of Alma School and Chandler Heights roads.
16. **ZONING, DVR12-0007 NUVO**, rezoning from PAD Commercial to PAD Multi-Family/Commercial with PDP on approximately 9 acres at the SWC of Erie Street and McClintock Drive. **(REQUEST CONTINUANCE TO THE NOVEMBER 8, 2012, CITY COUNCIL MEETING.)**
17. **CLAIMS REPORT** for the Accounts Payable payments for the quarter ended September 30, 2012.
18. **AUTHORIZE** State Homeland Security Grant Agreements with the Arizona Department of Homeland Security (AZDOHS) for emergency preparedness in a total amount of \$145,120.00.
19. **SUBORDINATE** the Moderate Rehabilitation Program Lien on Project Number RH07-0006 located at 599 N. Comanche Drive in the amount of \$74,670.55. (Hughes)
20. **AGREEMENT #MS0-946-2777** extension with FIA Card Services, N.A., (Bank of America) for Procurement Card Services for a two-year period with options to renew for three additional two-year periods.
- \*21. **INTRODUCTION OF ORDINANCE NO. 4408**, authorizing amendments to the three leases identified in the development agreement with SMC II, L.L.C., for the San Marcos Commons, Phase II Project as provided for and according to the terms stated in Amendment No. 1 to the development agreement adopt pursuant to Resolution No. 4647.
22. **AGREEMENT #WW1013-401** to McCarthy Building Companies, Inc., for the Airport Water Reclamation Facility (AWRF) expansion to 22 MGD, in an amount not to exceed \$7,334,868.00 for a revised total contract amount not to exceed \$42,892,599.00, contingent upon written notification from Intel and appropriate funding.

23. **AGREEMENT #WW1304-101** to CH2M Hill Engineers, Inc. for Reclaimed Water System Demand and Infrastructure Assessment, pursuant to annual contract #EN1003-104, in an amount not to exceed \$270,138.00.
24. **AGREEMENT #MU3-914-3022** for plumbing services with Hoffman Southwest dba Roto-Rooter Service and Plumbing Company, Cartright's Drain Service Inc., Reddi Services, and TALIS Construction Company, in a total amount not to exceed \$400,000.00 per year for two years, with the option to renew for one additional two-year term.
25. **AGREEMENT #SW0-926-2873** Amendment No. 2 for collection of usable items with Stardust Building Supplies, Swift Charities for Children, Catholic Charities Community Services, and Big Brothers Big Sisters of Central Arizona.
26. **PROJECT AGREEMENT #WA1302-451** with Southwest Ground-water Consultants, Inc. for Railroad Well construction management (CM) services, in an amount not to exceed \$94,571.00.
27. **AGREEMENT #ST2-745-3068**, Amendment No. 1 with Southwest Slurry Seal, Inc. for Slurry Seal and Micro Seal Materials in an amount not to exceed \$1,030,000.00 for one year, with the option to renew for one additional one-year term.
28. **AGREEMENT #ST0-745-2801**, Amendment No. 3 with CPC Construction Inc. for Asphalt Rubber Crack Sealing in an amount not to exceed \$300,000.00 for one year, with the option to renew for up to two additional one-year terms.
29. **AGREEMENT #ST2-988-2996**, Amendment No. 2 with Agave Environmental Contracting Inc., for Landscape Maintenance – Area 4 amending the term to expire March 31, 2013, in an amount not to exceed \$130,000.00.
30. **AGREEMENT #ST2-988-3050**, Amendment No. 1 with Somerset Landscape & Maintenance Inc. for Landscape Maintenance – Area 1-2-3 extending the contract for four months in an amount not to exceed \$230,000.00 with no price increase and amending the term to expire March 31, 2013.
31. **AGREEMENT #ST12-3041** extension with Stantec Consulting Services Inc., sole source, for data collection, analysis, processing, training, and updated version services for the City's pavement management system, Stantec RoadMatrix, from October 25, 2012, through October 24, 2013.
32. **CONTRACT #AI1204-201** to Sand Dollar Construction to construct a new Airport Automated Weather Observation System (AWOS), in an amount not to exceed \$186,820.00.
33. **PURCHASE** of wholesale maintenance, repair and operating (MRO) commodities and related services from Home Depot and HD Supply Facilities, utilizing the U.S. Communities Contract No. 11019-RFP, in an amount not to exceed \$250,000.00.
34. **PURCHASE** of HVAC filters from Aire Filter Products, Inc., utilizing State of Arizona Contract #ADSP011-003779, in an amount not to exceed \$75,000.00.

35. **USE PERMIT, ZUP12-0013 CHAMBERLAIN DEVELOPMENT PERMIT**, to allow automobile sales in a PAD zoning district located at 6948 W. Chandler Boulevard, north of the NEC of Chandler Boulevard and 56<sup>th</sup> Street.
36. **USE PERMIT, ZUP12-0025 BRENNTAG PACIFIC, INC.**, to allow for additional storage tanks within an existing outdoor storage tank yard located at 6750 W. Boston Street.
37. **USE PERMIT, LUP12-0006 MAMA'S HOUSE**, Series 6 Bar License, to sell liquor as permitted for on-premise consumption only and within an existing outdoor patio located at 2394 N. Alma School Road.
38. **LIQUOR LICENSE**, Series 6, for Michael D. Vachon, Agent, Sun Valley Bistros LLC, dba Mama's House, located at 2394 N. Alma School Road.
39. **USE PERMIT, LUP12-0019 WAL-MART NEIGHBORHOOD MARKET**, Series 9 liquor license, to allow the sale of beer, wine and all spirituous liquor for off-premise consumption for a Wal-Mart Neighborhood Market that will be constructed at the NWC of Chandler Boulevard and Cooper Road.
40. **LIQUOR LICENSE**, Series 9, for Clare Hollie Abel, Agent, Wal-Mart Stores, Inc., dba Wal-Mart Market #4324, located at 1900 E. Chandler Boulevard.
41. **USE PERMIT, LUP12-0022 FLORIDINO'S PIZZA & PASTA**, Series 12 Restaurant License, to sell liquor as permitted for on-premise consumption within an additional dining area of an existing restaurant located at 590 N. Alma School Road.
42. **PERMANENT EXTENSION OF PREMISES, LIQUOR LICENSE**, Series 12, held by Arizona Sandwich Shops, Inc., dba Floridino's Pizza & Pasta, located at 590 N. Alma School Road, Suite 35.
43. **SPECIAL EVENT LIQUOR LICENSE**, for Chandler Compadres for the 80's Rock the Cause for the Kids Fundraiser on November 10, 2012, located at 450 N. 54<sup>th</sup> Street.
44. **LIQUOR LICENSE**, Series 7, for Noelia Ortiz, Agent, Restaurant El Zacatecano, located at 474 W. Ray Road. **(APPLICANT REQUESTS CONTINUANCE TO THE DECEMBER 13, 2012, CITY COUNCIL MEETING.)**

**ACTION:**

45. **INTRODUCTION OF ORDINANCE NO. 4401, DVR12-0016/PPT12-0009 BELMONT ESTATES**, rezoning from AG-1 to PAD along with PDP and PPT for a single-family residential subdivision on approximately 33.8 acres located at the NWC and west of the SWC of Appleby and Gilbert roads.

**CURRENT EVENTS:**

- A. Mayor's Announcements
- B. Councilmembers' Announcements
- C. City Manager's Announcements

**ADJOURN**