

MINUTES OF THE SPECIAL MEETING OF THE HONORABLE MAYOR AND CITY COUNCIL OF THE CITY OF CHANDLER, ARIZONA, held in the Council Conference Chambers, 88 E. Chicago Street, on Monday, August 12, 2013.

THE MEETING WAS CALLED TO ORDER BY MAYOR JAY TIBSHRAENY at 5:30 p.m.

The following members were present:	Jay Tibshraeny	Mayor
	Jack Sellers	Vice-Mayor
	Rick Heumann	Councilmember
	Jeff Weninger	Councilmember
	Trinity Donovan	Councilmember
	Kevin Hartke	Councilmember
	Nora Ellen	Councilmember

Also in attendance: Rich Dlugas, City Manager; Pat McDermott, Assistant City Manager; Marsha Reed, Assistant City Manager; Marla Paddock, City Clerk; Dawn Lang, Management Services Director; David Bigos, Mayor & Council Asst.; Jeff Clark, Fire Chief; Nachie Marquez, CAPA; Jennifer Morrison, Neighborhood Resources Director; R.J. Zeder, Transportation & Development Director; Chris Mackay, Economic Development Director; Lori Quan, Economic Development Specialist.

ECONOMIC DEVELOPMENT

Economic Development Director Chris Mackay provided an update.

1. Include redevelopment and reuse of existing space in new growth policies and strategies.

- Continue to implement the goals of the 4-Corner Initiative Committee
- Have seen a reduction of empty big boxes
- Continue to support the Infill Incentive Program (formerly known as Commercial Reinvestment Program)
- Explore creative use of retail – look at other cities for ideas -Denver, Salt Lake City, Austin

2. Identify target markets and opportunities and be willing to consider incentives when Chandler's interests are served.

- Continue work with the Greater Phoenix Economic Council (GPEC), Arizona Commerce Authority (ACA) and commercial real estate organizations to identify quality prospects with focus on the California and technology markets. Staff will attend trade shows and prospect trips.
- Continue working with the City's Intergovernmental Liaison to stay apprised of legislative actions.

3. Encourage the retention and expansion of existing business while attracting new opportunities.

- Continue the Retention and Expansion visits with businesses to assist companies to grow and expand and address any issues or perceived problems. A Chamber and or Council representative also attends.

-High Tech Sector Recruitment – Garmin, Nationstar, QBE, and ASM are a few recent examples.

4. Collaborate with educational institutions for enhancement of economic development attraction to Chandler.

-Collaboration with University of Arizona – they will be operational in the Community Center in Spring 2014.

-Arizona State University Polytech will be operational in mid December 2013.

5. Capitalize on being "tech-ready".

-Promote collaborative workspace (GangPlank)

-Innovations is 94% occupied. Implementing an Affiliate Program as some don't actually need a physical location/space, but rather a meeting area or a conference room.

In response to a question from Councilmember Hartke, Ms. Mackay said North Chandler is the oldest retail area and the area still struggles and needs adaptive reuse. She said industrial is doing much better than retail.

In response to a comment from Vice Mayor Sellers regarding FTZ (Foreign Trade Zone), Ms. Mackay said in all 2013, there have been no applicants.

-Adaptive Building Reuse Program solicitation will be out on the street shortly.

NEIGHBORHOODS:

Jennifer Morrison, Neighborhood Resources Director explained that many of the original goals are now part of the regular work routine.

1. Neighborhoods are the backbone of a community. Set policy direction for active enforcement of codes to support the quality, identity and character of Chandler's neighborhoods.

-Goal is 51% in proactive enforcement 6625 code enforcement action in 2012 , 8000 in 2012-13.

-There were 19 abandoned buildings on the list in 2011, 11 have been added. Out of 30 properties, 12 were owner demolished, 5 were demolished voluntarily under the program, and 6 were remodeled. Seven receive ongoing enforcement action.

-Held cross departmental meetings between Court, Law, Fire and T&D to address concerns.

-In 2010-11 there were 43 weed complaints and 14 abatements. In 2012-13, there were 114 complaints and 33 abatements. About 70% of fines are recovered from abatement.

-CERT volunteers assisted in an inventory on parking – illegal parking, inoperable vehicle, stored vehicle on street, large vehicles. They continue to work on joint parking enforcement with PD.

2. Continue Citywide Council efforts to engage citizens to support the well-being of their neighborhoods. Continue and expand opportunities to meet with neighborhoods to discuss issues and opportunities.

-There were 18 Traditional Academies held in 2012. The Live Love organization now works through the Academies to organize events and cleanups.

-15 surveys have been completed.

-Block Watch, GAP Analysis with Traditional neighborhoods

-Neighborhood Signage Program – 8 have been installed, with an additional 8 by Fall.

-Shopping cart roundup, particularly in the downtown area.

In response to a question from Councilmember Hartke, Ms. Morrison said voluntary day to day code compliance is still high at approximately 90%; however, weed abatement is more challenging. Compliance is improving with the economy – lower residential vacancy rate.

-Code Inspectors strategic in covering areas in a proactive way; look at communities as a whole.

DOWNTOWN:

Downtown Redevelopment Manager Teri Killgore provided an update.

1. Establish policies and operational plans to encourage the expansion of employment, entertainment and educational opportunities.

- Mid September – Zoolikins opening / First Credit expansion
- Site 6 actively marketing with major developer
- San Marcos Resort - Commonwealth Street frontage with retail

2. Maintain and increase the vibrancy of downtown Chandler.

- Arizona Avenue property owner inventory is complete
- 1.8% retail vacancy rate
- New Kokopelli tenant
- New Inspirador tenant

3. Explore the formation of flexible parking policies to support the vibrancy of downtown.

-Begin side street design discussion

-Night and weekend parking access open at Boyer garage and First Credit Building garage.

EMSD (Enhanced Municipal Services District) - 7-10 years before meaningful development, most likely after site 6 is built.

In response to an inquiry from Councilmember Weninger regarding the former ICAN building, Ms. Killgore replied the front building needs asbestos remediation, the second back building is would be easier, but plans are on the back burner. There are many options that can be explored.

FISCAL HEALTH

Management Services Director Dawn Lang provided an update

- Completed 10-year Long Range Financial Forecast for use internally
- Each budget year, organizational efficiency, workforce, contract (privatization) is reviewed. Examples given are landscape maintenance, I.T. Help Desk.

Councilmember Weninger expressed his appreciation to all staff in identifying and accomplishing efficiencies.

In response to inquiries, Ms. Lang said the transition to state collection has so many unknowns. Discussions begin next week with other cities. The transition date is January 1, 2015.

Mayor Tibshraeny commented the State will need to show they can provide the level of detail the cities need. Ms. Lang added there is so much done locally with regards to collection efforts and compliance. She noted that Tax Audit Supervisor Lee Grafstrom and Intergovernmental Affairs Coordinator Patrice Kraus were instrumental in participating in the meetings.

TRANSPORTATION / TRANSIT / COMMUNICATION INFRASTRUCTURE

Transportation and Development Director R.J. Zeder provided an update to current road projects.

- Vice Mayor Sellers, Councilmember Donovan and Transportation Manager Dan Cook serve on regional transit boards.
- Stimulus funds received allowed local funds to be moved to accelerate other road projects and staff will continue to be aggressive in looking for additional funding.
- Continue R-O-W acquisition for entire McQueen road in order to be ready if funding present.
- Arizona Avenue Strategy completed
- Alma School and Ray Road construction w/in 2.5% of construction award
- LTAF reinstated - add back in transit services

Adjournment: The meeting was adjourned at approximately 6:52 p.m.

ATTEST: _____
City Clerk

Mayor

Approved: September 12, 2013

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the special meeting of the City Council of Chandler, Arizona, held on the 12th day of August 2013. I further certify that the meeting was duly called and held and that a quorum was present.

DATED this _____ day of September, 2013.

City Clerk