



CITY OF CHANDLER COUNCIL MEETING

REGULAR MEETING

THURSDAY, APRIL 12, 2018, 7:00 P.M.

Chandler City Council Chambers, 88 E. Chicago Street
Chandler, Arizona
(480) 782-2181

Mayor Jay Tibshraeny

Vice Mayor Nora Ellen

Councilmember Kevin Hartke

Councilmember Sam Huang

Councilmember René Lopez

Councilmember Terry Roe

Councilmember Mark Stewart

Pursuant to Resolution No. 4464 of the City of Chandler and to A.R.S. 38-431.02, notice is hereby given to the members of the Chandler City Council and to the general public that the Chandler City Council will hold a **REGULAR MEETING** open to the public on **Thursday, April 12, 2018, at 7:00 p.m.**, in the Chandler City Council Chambers, 88 E. Chicago Street, Chandler, Arizona. One or more members of the Chandler City Council may attend this meeting by telephone.

Persons with a disability may request a reasonable accommodation such as a sign language interpreter by contacting the City Clerk's office at (480) 782-2181. Requests should be made as early as possible to allow time to arrange accommodation.

(Agendas are available in the Office of the City Clerk, 175 S. Arizona Avenue)

REGULAR MEETING AGENDA

CALL TO ORDER

ROLL CALL

INVOCATION – Pastor Marty Sawyers, Cornerstone Christian Fellowship

PLEDGE OF ALLEGIANCE

Agenda continued on next page

CONSENT AGENDA

Items listed on the Consent Agenda may be enacted by one motion and one vote. If discussion is required by members of the governing body, the item will be removed from the Consent Agenda for discussion, and determination will be made if the item will be considered separately.

- 1a. **MINUTES** of the Chandler City Council Special Meeting of March 19, 2018.
- 1b. **MINUTES** of the Chandler City Council Study Session of March 19, 2018.
- 1c. **MINUTES** of the Chandler City Council Regular Meeting of March 22, 2018.

2. **INTRODUCTION OF ORDINANCE NO. 4801**, authorizing the dedication in fee of a portion of Assessor's Parcel Numbers 303-42-003Q and 303-42-008P located on the west side of Cooper Road approximately one-half mile south of Queen Creek Road for public right-of-way purposes.

3. **INTRODUCTION OF ORDINANCE NO. 4802**, declaring that document entitled "City Code Conforming Amendments to Ordinance 4788 and 4789" to be public record; making conforming amendments to various sections and subsections of chapters 11, 21, 29, 32, 38, 40, 44, 45, 46, 47, 48, 49, 51, 52 and 53 of the code of the City of Chandler, relating to code amendments made to Chapter 43 Public Works and Utilities Department, the repeal of Chapter 54 Municipal Utilities and the addition of Chapter 34 Development Services Department and to amend Chapter 27 Fire, Health and Medical Protection to change the official name from Chandler Fire, Health and Medical Department to Chandler Fire Department; providing for the repeal of conflicting ordinances; providing for severability; and providing for severability.

4. **INTRODUCTION OF ORDINANCE NO. 4803, DVR17-0006 BELLAZA**, rezoning from Agricultural District (AG-1) to PAD (Single-Family Residential).
PRELIMINARY DEVELOPMENT PLAN (PDP) for subdivision layout and housing product.
PRELIMINARY PLAT, PLT17-0020 (PLT) for a single-family residential subdivision located at the northeast corner of Ocotillo Road and 138th Street, east of Gilbert Road.

5. **INTRODUCTION OF ORDINANCE NO. 4804, DVR17-0018 ARCADIA CROSSINGS**, rezoning from Planned Area Development (PAD) for Multi-Family Residential to PAD (Single-Family Residential).
PRELIMINARY DEVELOPMENT PLAN (PDP) for subdivision layout and housing product.
PRELIMINARY PLAT, PLT17-0039 (PLT) for a single-family residential subdivision located at the southeast corner of Orchid Lane and Pleasant Drive, east of Alma School Road and north of Ray Road.

6. **INTRODUCTION OF ORDINANCE NO. 4805, DVR17-0031 HAVEN**, rezoning from Planned Area Development (PAD) for Residential to PAD (Residential).
PRELIMINARY DEVELOPMENT PLAN (PDP) for subdivision layout and housing product.
PRELIMINARY PLAT, PLT17-0066 (PLT) for a residential subdivision located at the southwest corner of Pecos Road and Hartford Street, east of Alma School Road.

7. **INTRODUCTION OF ORDINANCE NO. 4806, DVR17-0025 DISTRICT AT CHANDLER**, rezoning from Single-Family Residential District (SF-8.5) to Planned Area Development (PAD) for Multi-Family Residential with a Mid-Rise Overlay for building height up to 50 feet. **PRELIMINARY DEVELOPMENT PLAN (PDP)** for site layout and building design. **PRELIMINARY PLAT, PLT 17-0069 (PLT)** for a multi-family residential development located at the northwest corner of Frye Road and 95th Street, west of Dobson Road.
8. **INTRODUCTION OF ORDINANCE NO. 4807, DVR17-0033 LOTUS PROJECT**, rezoning from Planned Area Development (PAD) for Industrial to PAD (Light Industrial and General Office) with a Mid-Rise Overlay for building height up to 90 feet. **PRELIMINARY DEVELOPMENT PLAN (PDP)** for site layout and building design for a light industrial and general office development located at the southwest corner of Frye Road and Roosevelt Avenue, north of the Loop 202 Santan Freeway and west of Kyrene Road.
9. **INTRODUCTION OF ORDINANCE NO. 4809**, authorizing the sale of approximately 54.19 acres of City-owned real property located at the northwest corner of Kyrene Road and the Loop 202 Santan Freeway in Chandler, Arizona, to Conor Commercial Real Estate, LLC, for the sum of \$15,000,000.00; authorizing the Mayor to execute the First Amendment to the Purchase Agreement, the Special Warranty Deed, and the Bill of Sale; and authorizing the City Real Estate Manager to execute any other documents necessary for this transaction.
10. **RESOLUTION NO. 5070**, authorizing an Intergovernmental Agreement (IGA) with the Arizona Fire & Medical Authority (AFMA), formerly Sun Lakes Fire District, which will allow Chandler Fire, Health & Medical Department (CFHM) to continue to provide firefighting and emergency medical training to AFMA sworn firefighters.
11. **RESOLUTION NO. 5075**, authorizing an amendment to the Intergovernmental Agreement with Regional Public Transportation Authority to provide Fixed Route Bus Service, Paratransit, and Ride Choice programs for Fiscal Year 2017/2018 in an estimated amount of \$1,560,003.00.
12. **RESOLUTION NO. 5138**, authorizing the City Manager to enter into an Intergovernmental Agreement with Roosevelt Water Conservation District (RWCD) for design and construction to relocate irrigation system facilities impacted by Chandler Heights Road Improvements (McQueen Road to Gilbert Road), in an amount not to exceed \$136,364.00.
13. **RESOLUTION NO. 5139**, authorizing the City Manager to enter into an Intergovernmental Agreement with Roosevelt Water Conservation District (RWCD) for design and construction to relocate irrigation system facilities impacted by Cooper Road Improvements (Alamosa Drive to Riggs Road), in an amount not to exceed \$55,960.00.
14. **RESOLUTION NO. 5140**, authorizing the City Manager to enter into an Intergovernmental Agreement with Roosevelt Water Conservation District (RWCD) for design and construction to relocate irrigation system facilities impacted by Ocotillo Road Improvements (Gilbert Road to 148th Street), in an amount not to exceed \$49,459.00.

15. **RESOLUTION NO. 5144**, authorizing the acquisition of real property as needed for the Ocotillo Road Improvement Project, from Gilbert Road to 148th Street, at market value plus closing and escrow fees; authorizing the City's Real Estate Manager to sign, on behalf of the City, the purchase agreements and any other documents necessary to facilitate these acquisitions; authorizing eminent domain proceedings as needed to acquire said real property and obtain immediate possession thereof; and authorizing relocation services as may be needed and required by law.
16. **RESOLUTION NO. 5145**, authorizing the acquisition of real property as needed for the Chandler Heights Road Improvement, from McQueen Road to Gilbert Road, at market value plus closing and escrow fees; authorizing the City's Real Estate Manager to sign, on behalf of the City, the purchase agreements and any other documents necessary to facilitate these acquisitions; authorizing eminent domain proceedings as needed to acquire said real property and obtain immediate possession thereof; and authorizing relocation services as may be needed and required by law.
17. **RESOLUTION NO. 5148**, authorizing a Memorandum of Understanding (MOU) with the City of Maricopa to support regional command training in the amount not to exceed \$53,864.32; and authorizing the Fire Chief to sign the MOU.
18. **ROADWAY ALIGNMENT** for a four-lane roadway with median on Chandler Heights Road (McQueen Road to Gilbert Road).
19. **ROADWAY ALIGNMENT** for a four-lane roadway with median on Ocotillo Road (Gilbert Road to 148th Street).
20. **BOARD AND COMMISSION APPOINTMENTS.**
21. **SETTLEMENT** with Raul Murillo, Jr. and Francisca Murillo, in the amount of \$15,211.00 plus required statutory interest for acquisition of easements required for the Queen Creek Road Improvement Project from McQueen Road to Gilbert Road.
22. **AGREEMENT NO. BF7-031-3775, AMENDMENT NO. 1**, with D.L. Sales Corp., for Heating, Ventilation, and Air Conditioning (HVAC) filter replacement services, in an amount not to exceed \$60,000.00 for a one-year term of April 1, 2018, through March 31, 2019.
23. **AGREEMENT NO. FD8-340-3882**, with L.N. Curtis & Sons, for the purchase of vehicle extrication tools, in the amount of \$124,720.00.
24. **AGREEMENT NO. FA8-072-3835**, with Rosenbauer South Dakota, LLC, for the purchase of two aerial ladder trucks, in the amount of \$2,197,909.51.
CONTINGENCY REPLACEMENT FUND non-departmental appropriation transfer of \$447,910.00 to the Vehicle Replacement Fund Fire Capital Motor Vehicle account.
25. **AGREEMENT NO. NR8-918-3903**, with Mosaic Community Planning, LLC, for consultant services for required HUD planning, reporting and underwriting activities, in an amount not to exceed \$46,875.00 for a one-year term, May 1, 2018, through April 30, 2019.

26. **PURCHASE** of Energy Management Control System Services, from with, Mechanical Products BAS, Inc., utilizing the State of Arizona Procurement Office Contract No. ADSPO18-00007457, in an amount not to exceed \$140,000.00 for a one-year term May 1, 2018, through April 30, 2019.
27. **PURCHASE** of Microsoft Software Licenses, from CDW-G, utilizing the National Association of State Procurement Officials (NASPO) Valuepoint Contract No. ADSPO18-149774, in the amount of \$89,270.00.
28. **PURCHASE** of a 15-passenger van from Sanderson Ford, utilizing State of Arizona Contract No. ADSP017-166123, in the amount of \$34,651.00.
CONTINGENCY VEHICLE REPLACEMENT FUND, non-departmental appropriation transfer of \$34,651.00 to the Vehicle Replacement Fund, Fire Administration, Motor Vehicle Account.
29. **PURCHASE** of ammunition, from San Diego Police Equipment Co., utilizing State of Arizona Contract No. ADSPO14-0678667, in an amount not to exceed \$125,000.00 for one-year, April 1, 2018, through March 31, 2019.
30. **USE PERMIT, LUP18-0002 FARMBOY FOODS**, Series 12 Restaurant License to sell and serve all types of spirituous liquor indoors and within a new outdoor patio located at 1075 W. Queen Creek Road, Suite 1, southwest corner of Queen Creek and Alma School roads.
31. **USE PERMIT, LUP18-0003 HANGAR 9 BAR & GRILLE**, Series 12 Restaurant License to sell and serve all types of spirituous liquor indoors and within an outdoor patio, and continue indoor live entertainment located at 980 E. Pecos Road, Suite 5, at the northwest corner of McQueen and Pecos roads.
32. **USE PERMIT, LUP18-0004 MADURO'S FINE CIGARS**, Series 7 Beer and Wine Bar License to serve beer and wine indoors and within a new outdoor patio with occasional live entertainment indoors located at 4991 South Alma School Road, Suite 9, northeast corner of Alma School and Chandler Heights roads.
33. **USE PERMIT, LUP18-0006 BIG SUSHI**, Series 12 Restaurant License to sell and serve all types of spirituous liquor located at 2095 North Dobson Road, Suite 5, at the northeast corner of Warner and Dobson roads.
34. **LIQUOR LICENSE**, Series 7, Beer and Wine Bar Liquor License for Ronald Earl Hardin Jr., Agent, Maduro's Fine Cigars And Tobacco LLC, dba Maduro's Fine Cigars And Tobacco, located at 4991 South Alma School Road, Suite 9.
35. **LIQUOR LICENSE**, Series 12, Restaurant Liquor License for Eui Jong Chung, Agent, Gogi Inc., dba Big Sushi, located at 2095 North Dobson Road, Suite A5.
36. **LIQUOR LICENSE**, Series 12, Restaurant Liquor License, for Peter Henry Schelstraete, Agent, Molovin Farms LLC, dba Farmboy Foods, located at 1075 West Queen Creek Road, Suite 1.
37. **LIQUOR LICENSE**, Series 12, Restaurant Liquor License for Marcus D. Whiting, Agent, Desert Sands Restaurant Group LLC, dba Flavors of Louisiana, located at 6245 West Chandler Boulevard, Suite 1. **(APPLICANT REQUESTS WITHDRAWAL.)**

38. **TEMPORARY EXTENSION OF PREMISES, LIQUOR LICENSE**, Series 18, Temporary Extension of Premises, held by DG Warner LLC, dba Dos Gringos Mexigrille, located at 1361 North Alma School Road for a Cinco de Mayo celebration on Saturday, May 5, 2018, and Sunday, May 6, 2018.
39. **TEMPORARY EXTENSION OF PREMISES, LIQUOR LICENSE**, Series 18, Temporary Extension of Premises, held by YO LLC, dba Ghett 'Yo' Taco, located at 251 S. Oregon Street and 261 South Oregon Street for a Cinco De Ghett 'Yo' Cinco de Mayo celebration on Saturday, May 5, 2018.
40. **TEMPORARY EXTENSION OF PREMISES, LIQUOR LICENSE**, Series 18, Temporary Extension of Premises, held by South Sand LLC, dba Sandbar Mexican Grill, located at 7200 West Ray Road for a Cinco de Mayo celebration on Saturday, May 5, 2018, and Sunday, May 6, 2018.
41. **TEMPORARY EXTENSION OF PREMISES, LIQUOR LICENSE**, Series 18, Temporary Extension of Premises, held by The Pink Gardenia LLC, dba Hangar 9 Bar & Grille, located at 980 East Pecos Road, Suite 5, for a Cinco de Mayo – John Carlson fundraiser on Saturday, May 5, 2018.
42. **TEMPORARY EXTENSION OF PREMISES, LIQUOR LICENSE**, Series 18, Temporary Extension of Premises, held by Meridiem Kitchen and Lounge, located at 1245 South Price Road, for the Allred Celebration on Wednesday, April 25, 2018.

PUBLIC HEARINGS

PH1. PROPOSED LOCAL ALTERNATIVE EXPENDITURE LIMITATION – HOME RULE OPTION

1. Open Public Hearing
2. Staff Presentation
3. Council Discussion
4. Discussion from the Audience
5. Close Public Hearing

PH2. COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) FY 2018-2019 Annual Action Plan

1. Open Public Hearing
2. Staff Presentation
3. Council Discussion
4. Discussion from the Audience
5. Close Public Hearing

PH3. HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME) FY 2018-2019 Allocation

1. Open Public Hearing
2. Staff Presentation
3. Council Discussion
4. Discussion from the Audience
5. Close Public Hearing

INFORMATIONAL

1. Minutes of the March 21, 2018, Planning and Zoning Commission meeting.

UNSCHEDULED PUBLIC APPEANCES

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.

CURRENT EVENTS

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

ADJOURN