

****REVISED****

CITY OF CHANDLER COUNCIL MEETING

The City Council of the City of Chandler welcomes you to its **Regular Meeting of Thursday, February 22, 2007, at 7:00 p.m.**, at 22 S. Delaware Street, City Council Chambers, Second Floor, 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 a 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:

Pastor Kevin Hartke – Trinity Christian Fellowship

PLEDGE OF ALLEGIANCE:

Boy Scout Troop 679

SCHEDULED PUBLIC APPEARANCES:

1. Scouting and Citizenship – Charles "Trey" Castles
2. Service Recognitions
3. Retirement Recognition
4. Land, Air and Water – Tony DiBonito

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.



CONSENT:

- 1a. **MINUTES** of the Chandler City Council Special Meeting of February 5, 2007.
- 1b. **MINUTES** of the Chandler City Council Regular Meeting of February 8, 2007.
2. **FINAL ADOPTION OF ORDINANCE NO. 3862** granting a no-cost irrigation easement to Salt River Project (SRP) to accommodate underground construction of irrigation facilities due to road improvements for Pecos Road from Dobson Road to Pennington Drive.
3. **FINAL ADOPTION OF ORDINANCE NO. 3880** amending Chapter 38, Section 38-13 of the City Code updating System Development Fees.
4. **INTRODUCTION OF ORDINANCE NO. 3881, DVR06-0054 CLEMENTE RANCH**, rezoning from PAD to PAD amended to eliminate a zoning condition requiring copper supply plumbing for all water lines under pressure and to eliminate a zoning condition requiring that no homes be built within the 300-foot dairy buffer for 56 lots of a residential neighborhood located south of the SEC of Germann and Dobson roads.
5. **INTRODUCTION OF ORDINANCE NO. 3882** granting a no-cost power distribution easement to Salt River Project (SRP) to energize the electrical facilities needed for the Fire Maintenance Facility expansion east of Price Road between Frye Road and Chandler Boulevard.
6. **INTRODUCTION OF ORDINANCE NO. 3883, DVR06-0057 STONEFIELD II**, rezoning from AG-1 to PAD with a Preliminary Development Plan for two single-family residential subdivisions on approximately 38 acres located south of the SEC of Germann and Dobson roads.
PRELIMINARY PLAT, PPT07-0001 STONEFIELD II, for two single-family residential subdivisions located south of the SEC of Germann and Dobson roads.
7. **INTRODUCTION OF ORDINANCE NO. 3888** amending City Code Chapter 8, Section 8–10 and adding Section 8-11 pertaining to the Chandler Municipal Airport runway extension, physical limitations, and airport certification for scheduled and unscheduled air carrier service.
8. **INTRODUCTION OF ORDINANCE NO. 3891, DVR06-0017 LAYTON LAKES PARCEL 16 & 16B**, rezoning from PAD to PAD Amended with PDP approval on approximately 5 acres of an approximately 33-acre site for the development of a church facility with PDP approval for site layout and housing product for a single-family residential subdivision on the remainder of the 33-acre site located at the NWC of Lindsay Road and Layton Lakes Boulevard.
PRELIMINARY PLAT, PPT06-0029 LAYTON LAKES PARCEL 16 & 16B, on approximately 5 acres of an approximately 33-acre site for the development of a church facility and a single-family residential subdivision on the remainder 33-acre site located at the NWC of Lindsay Road and Layton Lakes Boulevard.
9. **RESOLUTION NO. 4028** authorizing execution of a 10-year, no-cost retroactive license renewal agreement from Salt River Project (SRP) for continued use of certain real property that contains existing City water and sewer service lines, located at the Gila Drain, south of Ray Road and west of Pineview Unit One Subdivision.
10. **RESOLUTION NO. 4042** authorizing the issuance and sale of \$111,045,000.00 of General Obligation Bonds, Series 2007 and declaring an emergency.

11. **RESOLUTION NO. 4043** authorizing and approving intergovernmental agreements (IGA) between the City of Chandler and Chandler Unified School District No. 80, Kyrene School District No. 28, and the Mesa Public Schools for the assignment of School Resource Officers to their school districts.
12. **RESOLUTION NO. 4044, AREA PLAN, AP06-0005 DOWNTOWN OCOTILLO**, Area Plan amendment from employment and office land uses to commercial and multi-family residential land uses with midrise overlay for additional building height for commercial hotel and multi-family residential development on an approximate 11-acre portion of the site.
INTRODUCTION OF ORDINANCE NO. 3889, DVR06-0051 DOWNTOWN OCOTILLO, rezoning from PAD to PAD Amended for a commercial retail, office, hotel, and multi-family residential development along with PDP located on approximately 30.5 acres at the SWC of Dobson and Queen Creek roads.
PRELIMINARY PLAT, PPT06-0041 DOWNTOWN OCOTILLO, for commercial retail, office, hotel, and multi-family residential development located on approximately 30.5 acres at the SWC of Dobson and Queen Creek roads.
13. **PRELIMINARY DEVELOPMENT PLAN, PDP06-0041 FIRSTBANK**, for a new bank pad in an existing shopping center at the SWC of Germann and Alma School roads.
14. **PRELIMINARY DEVELOPMENT PLAN, PDP06-0050 MONTAGE BY CHARLEVOIX HOMES**, for a single-family housing product on 92 lots within a single-family residential subdivision on approximately 35 acres located north of the NEC of Chandler Heights and Lindsay roads.
15. **PRELIMINARY DEVELOPMENT PLAN, PDP06-0051 HENSLEY**, for a site layout and building architecture for an industrial warehouse and distribution facility located at 2555 N. Nevada Street, Lots 29 and 30 of the Westech Corporate Center.
16. **GRANT** a Downtown Improvement Fund (DIF) matching grant to San Tan Brewing Company, L.L.C., for tenant improvements located at 8 S. San Marcos Place, in an amount not to exceed \$100,000.00.
17. **PURCHASE** of anti-spyware protection software license upgrades and support renewal maintenance from ASAP Software, utilizing the State of Arizona contract, in an amount not to exceed \$67,000.00.
18. **PURCHASE** of paint and paint supplies from Dunn-Edwards Corporation, utilizing the Maricopa County contract, in an amount not to exceed \$30,000.00 per year for 3 years.
19. **PURCHASE** of herbicides and pesticides from Verdicon, Target Specialties Products, Helena Chemical Company, UAP Distributing Inc. and Univar USA for use in City Parks, utilizing the Arizona Department of Transportation contract, in an amount not to exceed \$67,000.00.
20. **AGREEMENT** with Piper Jaffray & Co. for financial advisor services.

21. **AGREEMENT** with Redflex Traffic Systems, Inc. for photo enforcement for a three-year term with the option to extend for two additional three-year terms, in an estimated amount of \$3,537,000.00.
22. **AGREEMENT** with Midstate Mechanical, to remove and replace the old cooling tower at the Development Services Building, utilizing the Maricopa County contract in an amount not to exceed \$55,685.00.
23. **AGREEMENT #DT0702-301**, with Arizona Public Service for removal and placement of Arizona Public Service 12 kilovolt (kV) pole for the Chandler Boulevard and Arizona Avenue Intersection Improvement Project in an amount not to exceed \$54,000.00.
24. **AGREEMENT #ST0330-201**, amendment no. 2, with Aztec Engineering for the Ryan Road Paving project, in the amount of \$4,970.00 for a revised contract total of \$51,216.00.
25. **AGREEMENT #WW0703-401**, with SDB, Inc. for upgrades to the Reverse Osmosis Facility, pursuant to JOC 07-04, in an amount not to exceed \$127,009.00.
26. **AGREEMENT #WA0703-401**, with SDB, Inc. for water production facility flow meter installation, pursuant to JOC 07-04, in an amount not to exceed \$154,178.00.
27. **AGREEMENT #WW0401-451**, amendment no. 1, with Carollo Engineers for engineering services for the Chandler Heights Community Facilities in the amount of \$63,482.00, for a revised contract total of \$1,396,567.00.
28. **AGREEMENT #ST0602-201**, amendment no. 2, with Entellus, Inc. for the Cooper/Pecos Road Improvements in the amount of \$102,307.00 for a revised contract total of \$1,487,814.00.
29. **AGREEMENT #ST6-745-2232**, extension to Cholla Pavement Maintenance, Inc., for asphalt acrylic seal coat on asphalt roadways for one year in an amount not to exceed \$245,100.00.
30. **CONTRACT #WW0501-401**, for Construction Manager at Risk to McCarthy for the Airport Water Reclamation Facility – Phase I, located at 905 East Queen Creek Road in an amount not to exceed \$4,878,000.00.
31. **CONTRACT #WW0501-451**, to Wilson Engineers LLC for construction management services for the Airport Water Reclamation Facility Expansion in an amount not to exceed \$392,384.00.
32. **CONTRACT #WW0401-402**, to M.A. Mortenson Company for the Chandler Heights Community Facilities Phase II, in an amount not to exceed \$17,150,721.00.
33. **CONTRACT #ST0504-401**, to Haydon Building Corporation for Phase 1 of the Price Road/Germann Road Improvements in an amount not to exceed \$1,599,990.00.
34. **CONTRACT, #JOC07-05**, to Builders Guild for one year with the option of four one-year extensions in an amount not to exceed \$3,000,000.00.
35. **USE PERMIT, UP06-0073 CHINO BANDIDO**, Series 12, to extend the sale of liquor to the patio of an existing restaurant located at 1825 W. Chandler Blvd., Suite #2.

36. **USE PERMIT, UP06-0060 ZPIZZA**, Series 12, for the sale of beer and wine only for on-premise consumption only within a new restaurant located at 7131 W. Ray Road, Suite #9.
37. **USE PERMIT, UP07-0004 TGI FRIDAY'S**, Series 12, for the sale of liquor for on-premise consumption only within a new restaurant and bar located at 2920 E. Germann Road.
38. **LIQUOR LICENSE**, Series 12, for James Joseph Hughes, Agent, Briad Restaurant Group, LLC, dba TGI Friday's located at 2920 E. Germann.
39. **LIQUOR LICENSE**, Series 10, for Randy D. Nations, Tesco Stores West, Inc., dba Tesco located at the SWC of Dobson and Queen Creek roads. **(APPLICANT REQUESTS CONTINUANCE TO THE MARCH 22, 2007, MEETING).**
40. **LIQUOR LICENSE**, Series 3, for Dennis John Delaney, Agent, Delaney Enterprises, LLC, dba Copper Canyon Grill and Brew Pub located at 5945 W. Ray Road, Suite 13.
41. **LIQUOR LICENSE**, Series 6, for Dennis John Delaney, Agent, Delaney Enterprises, LLC, dba Copper Canyon Grill and Brew Pub located at 5945 W. Ray Road, Suite 13.
42. **LIQUOR LICENSE**, Series 6, temporary extension of premises for T.W. Steves, LLC, dba Fibber Magees Restaurant located at 1989 W. Elliot Road, Suite 19, for a St. Patrick's Day Celebration, March 17, 2007.
43. **LIQUOR LICENSE**, Series 7, temporary extension of premises for Devlin W/ Grubb, LLC, dba T'Z Market Place located at 58 S. San Marcos Place for a Classic Car and Hot Rod Show on February 24, 2007.
44. **LIQUOR LICENSE**, Series 12, temporary extension of premises for 98 South, LLC, dba 98 South located at 98 S. San Marcos Place for a Classic Car and Hot Rod Show on February 24, 2007.
45. **LIQUOR LICENSE**, Series 12, temporary extension of premises for D.I.N.E.R.O., INC., dba El Zocalo Mexican Grille located at 28 S. San Marcos Place for a Classic Car and Hot Rod Show on February 24, 2007.
46. **SPECIAL EVENT LIQUOR LICENSE** for St. Anne Little Flower Montessori School for a Renaissance Ball – A "Night at the Castle" Fundraiser on February 24, 2007, at the Castle at Ashley Manor located at 1300 S. Price Road.
47. **CONDOMINIUM PLAT AMENDMENT, CPT06-0019 SANTAN DOBSON BUSINESS PARK**, for a business park development with commercial and industrial uses located west of the SWC of Pecos and Dobson roads.
48. **CONDOMINIUM PLAT, CPT07-0002, CARMEL PROFESSIONAL PLAZA**, for a commercial development with general and medical office uses located south of the SWC of Gilbert and Queen Creek roads.
49. On Action.

- 50. On Action
- 51. On Action.
- 52. On Action.
- 53. **RESOLUTION NO. 4046**, authorizing the purchase of property 191 S. Arizona Avenue for the proposed City Hall at a cost, including closing and associated costs, not to exceed \$1,036,000.00.
- 54. **RESOLUTION NO. 4047**, authorizing signatures for the General Checking Account, Payroll Checking Account and Operating Checking Account.

ACTION:

- 49. **RESOLUTION NO. 4045, AP06-0006 THE WATERS AT OCOTILLO**, Area Plan amendment from employment and commercial land uses to commercial, single-family, and multi-family residential land uses.
INTRODUCTION OF ORDINANCE NO. 3890, DVR06-0052 THE WATERS AT OCOTILLO, rezoning from PAD to PAD Amended for a commercial retail, office, single-family, and multi-family residential development along with PDP on approximately 74 acres south of the SEC of Dobson and Queen Creek roads.
PRELIMINARY PLAT, PPT06-0042 – PPT06-0049 THE WATERS AT OCOTILLO, for commercial retail, office, single-family and multi-family residential development located on approximately 74 acres south of the SEC of Dobson and Queen Creek roads.
- 50. **INTRODUCTION OF ORDINANCE NO. 3893, DVR06-0034 PORTICO PLACE**, rezoning from Planned Industrial District (I-1) zoning to PAD for a commercial retail and office development with PDP approval on approximately 14 acres located at the SWC of Chandler Boulevard and Dobson Road.
- 51. **USE PERMIT, UP06-0085 IBIZA BLUE RESTAURANTE**, Series 7, for the sale of wine & beer by individual portions for on-premise consumption or in the original container for off-premise consumption located at 1964 North Alma School Road, Suites #1-4. **(STAFF REQUESTS DENIAL).**
- 52. **LIQUOR LICENSE**, Series 7, for Lori A. Tapia, Alas De Oro LLC, dba Ibiza Blue Restaurante located at 1964 North Alma School Road, Suite #1-4. **(STAFF REQUESTS DENIAL).**

PUBLIC HEARINGS:

P.H.1 **ANNEXATION** of approximately 22 acres of land located east of the NEC of Gilbert and Ocotillo roads.

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

INFORMATION:

1. **MINUTES** of the February 7, 2007, Planning and Zoning Commission Meeting.

SPECIAL ORDERS OF THE DAY:

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

ADJOURN