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 STUDY SESSION open to the public on Monday, December 10, 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.

Study Sessions are open to the public; however, discussion of agenda items is ordinarily reserved for the Council and City staff. No decisions are made nor actions taken during a Study Session. The following items are acted on or continued at the regular Council Meeting.

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

STUDY SESSION AGENDA

CALL TO ORDER

SCHEDULED PUBLIC APPEARANCES

1. Service Recognitions
2. Retirement Recognition
3. Proclamation: Speak Up, Stand Up, Save a Life Month
4. Recognition: Chandler High School State Football Champions

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.

1. **FINAL ADOPTION OF ORDINANCE NO. 4856**, authorizing and approving the Mayor to execute the Agreement between MCImetro Access Transmission Services Corp. d/b/a Verizon Access Transmission Services and the City of Chandler for the Use of Facilities in the City's Rights-of-Way and Public Places to Establish a Class 4 and a Class 5 Communications System, and authorizing the Mayor to execute the Agreement, and authorizing the City Manager or designee to execute other implementing documents as are needed to give effect to the Agreement.

2. **RESOLUTION NO. 5229** authorizing and approving the Mayor to execute the Strategic Joint Development Agreement and the Conduit Occupancy Agreement between MCImetro Access Transmission Services Corp. d/b/a Verizon Access Transmission Services and the City of Chandler for the Purpose of Exchanging Use of Conduit for Verizon and City Fiber and for the Provision of In Kind Services by Verizon for a Parking Optimization Service, and authorizing the City manager to execute other implementing documents as are needed to give effect to these Agreements.

3. **INTRODUCTION OF ORDINANCE NO. 4842** granting two no-cost utility easements to Arizona Public Service Company (APS) on City property located at the southwest corner of Arizona Avenue and Chandler Boulevard required for the development of the Overstreet Project and a parking structure.

4. **INTRODUCTION OF ORDINANCE NO. 4850** granting a no-cost irrigation easement to Salt River Project (SRP) over a portion of Frye Road at the intersection of 94th Street.

5. **INTRODUCTION OF ORDINANCE NO. 4852**, declaring the document known as “Full Repeal and Replacement of Chapter 32” as a public record; amending the code of the City of Chandler, Chapter 32, special events, by repealing and replacing Chapter 32 in its entirety; by clarifying code language for special events on public property and temporary sales and promotional events on private property; providing for the repeal of conflicting ordinances; and providing for severability.

6. **INTRODUCTION OF ORDINANCE NO. 4853** amending the Code of the City of Chandler, Chapter 15, Auctioneers and Pawnbrokers by renaming the chapter and adding regulations for the automated electronic device kiosks; providing for the repeal of conflicting ordinances; providing for severability; and providing for penalties.

7. **INTRODUCTION OF ORDINANCE NO. 4854, DVR18-0020 CHANDLER FREEWAY CROSSING TRIANGLE PARCEL**, rezoning from Planned Area Development (PAD) for multi-family residential to PAD for business park.

**PRELIMINARY DEVELOPMENT PLAN (PDP),** for site plan approval for an approximate 1.29-acre parking lot located at the southwest corner of Ellis Street and Pecos Road.
8. **INTRODUCTION OF ORDINANCE NO. 4855, ZCA18-0004 CITY OF CHANDLER / MEDICAL MARIJUANA CODE AMENDMENT**, City initiative to amend Chapter 35 (Zoning Code) of the Chandler City Code regarding medical marijuana facilities, cultivation sites and infusion food establishments.

9. **RESOLUTION NO. 5185**, authorizing the acquisition of real property as needed for the Cooper Road Improvement project from Alamosa Drive to Riggs 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; approving eminent domain proceedings as needed to acquire said real property and obtain immediate possession thereof; and approving relocation services as may be needed and required by law.

10. **RESOLUTION NO. 5213** applying a portion of the alley adjacent to the northern property line of Summit Point Park located west of Arizona Avenue and north of Elliot Road, to another public use.

11. **RESOLUTION NO. 5220** authorizing the purchase of the property located at 141 S. California Street for the amount of $183,000, plus closing and associates costs; authorizing a post-sale occupancy agreement with Seller for a period not to exceed 45 days from the close of escrow; and authorizing the Real Estate Manager or authorized designee to execute, deliver, and deposit into escrow the approved purchase agreement, post-sale occupancy agreement and all other documents and instructions necessary to complete the purchase of the property.

12. **RESOLUTION NO. 5224** authorizing the City to enter into a Wireline Crossing Agreement with Union Pacific Railroad Company for the construction of traffic signal interconnect at the existing Union Pacific Railroad Crossing, located on Chandler Heights Road east of Arizona Avenue, and authorizing the Public Works & Utilities Director or designee to execute such other documents as may be necessary to complete the improvements.

13. **RESOLUTION NO. 5225** authorizing the acceptance of a National Criminal History Improvement Program Grant Agreement between the Arizona Criminal Justice Commission and the City of Chandler through the Chandler Police Department, authorizing the Mayor to execute the Agreement; and authorizing the Chief of Police to administer, execute, and submit all documents and other necessary instruments in connection with such Agreement.

14. **RESOLUTION NO. 5226** authorizing execution of Amendment No. 2, to the Memorandum of Agreement with International City Management Association Retirement Corporation d/b/a ICMA-RC, for the administration of the City of Chandler’s 457 Deferred Compensation Plan and Retirement Health Savings Plan to extend the Agreement for a three-year term from January 1, 2019, through December 31, 2021; add options for two additional one-year terms; and amend the Compensation and Payment terms of the Administrative Services Agreement for the 457(b) Plan.

15. **RESOLUTION NO. 5227**, certifying compliance with the consolidated plan and administrative commitment by the City Council of the City of Chandler, Maricopa County, Arizona, supporting an application for Federal HOME Investment Partnerships Program funds by ARM of Save the Family, an Arizona non-profit corporation, to the Maricopa County Home Consortium.
16. **RESOLUTION NO. 5228** authorizing a Development Agreement between the City of Chandler and Allstate Insurance Company, an Illinois insurance company, for reimbursement of hiring, training, relocation, and related expenses in an amount not to exceed $1,476,000 for the establishment of an insurance operations center and for crediting or reimbursement of plan review, permitting, and system development fees in an amount not to exceed $3,900,000 if Allstate elects to develop a new corporate campus in Chandler.

17. **PRELIMINARY DEVELOPMENT PLAN (PDP), PDP18-0013 CADENCE AT CHANDLER** for site layout and building architecture.
**PRELIMINARY PLAT, PLT18-0054 CARINO COMMONS COMMERCIAL** for an assisted living facility on approximately 7.49 acres located at the northwest corner of Arizona Avenue and Queen Creek Road.

18. **BOARD AND COMMISSION APPOINTMENTS.**


20. **AGREEMENT NO. 2845, AMENDMENT NO. 3**, with JP Morgan Chase Bank, N.A., for banking services, for a two-year period from January 1, 2019, through December 31, 2020, in an amount not to exceed $15,000 per year.


22. **AGREEMENT NO. MS6-990-3616, AMENDMENT NO. 3**, with Dunbar Armored, Inc., for armored car services, for the period of January 1, 2019, through December 31, 2019, in an amount not to exceed $60,275.

23. **AGREEMENT NO. HR5-918-3461, AMENDMENT NO. 4**, with the Segal Company, Inc., for employee benefits consultant and actuary services, for the term of January 1, 2019, through December 31, 2019, in an amount not to exceed $120,000.

24. **AGREEMENT NO. IT8-910-3858**, with Workgroup Connections, Inc., for Office 365 migration design services, in an amount not to exceed $84,000.

25. **AGREEMENT NO. CM8-918-3965**, with Kimley-Horn for the Fiber Network Assessment and Master Plan, in an amount not to exceed $850,000.
**CONTINGENCY TRANSFER** of $255,894 from the General Fund, Non-Departmental, Contingency account to the General Government Capital Projects, Fiber Network Assessment Program.

26. **PROJECT AGREEMENT NO. CS1804.401** with DNG Construction, LLC, for Arrowhead Pool Safety Improvements, pursuant to Job Order Contract No. JOC1602.401 for General Construction Services, in an amount not to exceed $88,281.

27. **PROJECT AGREEMENT NO. CS1805.401** with DNG Construction, LLC, for Mesquite Groves Pool Safety Improvements, pursuant to Job Order Contract No. JOC1602.401 for General Construction Services, in an amount not to exceed $120,536.

29. AGREEMENT NO. ST5-745-3434, AMENDMENT NO. 4, with MR Tanner Development & Construction, Inc., asphalt patch maintenance and repair, in an amount not to exceed $400,000, for the period of December 1, 2018, through November 30, 2019.

30. AGREEMENT NO. ST5-745-3433, AMENDMENT NO. 5, with Vincon Engineering Construction, LLC, for asphalt rubber crack sealing, in an amount not to exceed $415,000, for the period of December 1, 2018, through November 30, 2019.

31. AGREEMENT NO. ST5-745-3435, AMENDMENT NO. 6, with Vincon Engineering Construction, LLC, for concrete repair and maintenance, in an amount not to exceed $2,815,000, for the period of December 1, 2018, through November 30, 2019.

32. AGREEMENT NO. MU5-913-3446, AMENDMENT NO. 5, with Sundt Construction Inc., for the Ocotillo Brine Reduction Facility Maintenance and Repair, in an amount not to exceed $1,000,000, for a one year term, December 12, 2018, through December 11, 2019.

33. AGREEMENT NO. PW8-920-3939, with United Fibers, LLC, for the processing and marketing of recyclable materials.

34. PROJECT AGREEMENT NO. ST1708.401, with DNG Construction, LLC, pursuant to General Construction Services Job Order Contract No. JOC1602.401, for the American Legion Sewer Line Replacement, in an amount not to exceed $197,402.

35. PROJECT AGREEMENT NO. SW1801.401, with SDB, Inc., pursuant to General Construction Services Job Order Contract No. JOC1601.401, for the Paseo Vista Parking Lot Drainage Improvements, in an amount not to exceed $130,299.99.

36. CONSTRUCTION CONTRACT NO. ST1502.401, to Hunter Contracting Company for the Chandler Heights Road Improvements, in an amount not to exceed $7,990,543.92.

37. PROFESSIONAL SERVICES CONTRACT NO. ST1502.451, to Consultant Engineering, Inc., for the Chandler Heights Road Improvements Construction Management Services, in an amount not to exceed $1,232,771.32.

38. CONSTRUCTION CONTRACT NO. ST1306.401, to Sunland Asphalt & Construction, Inc., for the Queen Creek Road Improvements, in an amount not to exceed $13,054,184.46.

39. PROFESSIONAL SERVICES CONTRACT NO. ST1306.451, with Ritoch-Powell & Associates Consulting Engineers, Inc., for the Queen Creek Road Improvements Construction Management Services, in an amount not to exceed $1,790,984.14.

40. PROFESSIONAL SERVICES CONTRACT NO. ST1502.201, AMENDMENT NO. 2, with Kimley-Horn and Associates for Chandler Heights Improvements - Arizona Avenue to McQueen Road, in the amount of $72,461, for a revised contract amount not to exceed $1,104,398.
41. PROFESSIONAL SERVICES CONTRACT NO. WA1903.201, with Wilson Engineers, LLC, for the Arrowhead Water Production Facility Rehabilitation Design Services, in an amount not to exceed $407,625.

42. PROFESSIONAL SERVICES CONTRACT NO. WA1908.201, with Black & Veatch Corporation, for the Pecos Surface Water Treatment Plant Surge System Improvements Design Services, in an amount not to exceed $319,540.

43. PROFESSIONAL SERVICES CONTRACT NO. WA1904.101, with Stantec Consulting, Inc., for the Pecos Surface Water Treatment Plant Asset Management Plan, in an amount not to exceed $510,508.

44. PROFESSIONAL SERVICES CONTRACT NO. WA1706.451, to Ritoch-Powell & Associates Consulting Engineers, Inc., for the Lindsay Road Water Production Facility retention basin improvements construction management services, in an amount not to exceed $59,354.60.

45. CONSTRUCTION CONTRACT NO. WA1706.401, to Action Direct, LLC, dba Redpoint Contracting, for the Lindsay Road Water Production Facility Retention Basin Improvements, in an amount not to exceed $379,022.

46. PROFESSIONAL SERVICES CONTRACT NO. PD1302.452 to McClaren, Wilson, & Lawrie, Inc., for Chandler Public Safety Training Center–Phase Two Construction Management Services, in an amount of $392,832.80.

47. CONSTRUCTION CONTRACT NO. PD1302.402 to Caliente Construction, Inc., for Chandler Public Safety Training Center–Phase Two, in an amount not to exceed $11,035,272.12.

48. PURCHASE and installation of Ecore Athletic Flooring at Tumbleweed Recreation Center from Advanced Exercise, utilizing National Joint Powers Alliance (NJPA) Contract No. 120215-LFF, in the amount of $189,786.41.

49. PURCHASE of electrical and lighting products and services from Utility Construction Company, Hawkeye Electric, and Deca Southwest, utilizing 1Government Procurement Alliance (1GPA) Contracts 17-13PV-07, 17-13PV-03 and 17-13PV-02, in an amount not to exceed $257,000.

50. PURCHASE of Original Equipment Manufacturer (OEM) laser and inkjet toner cartridges, utilizing the Greater Phoenix Purchasing Consortium of School (GPPCS)/ Strategic Alliance for Volume Expenditures (SAVE) Contract No. 16.004, with Vision Business Products, and the State of Arizona Contract No. ADSPO15-088800, with Wist Office Products, for a period of one year, January 1, 2019, through December 31, 2019, in an amount not to exceed $65,000.

51. PURCHASE of office supplies utilizing the Western States Contracting Alliance/National Association of State Procurement Officials (WSCA/NASPO) Contract No. ADSPO15-088798, with Office Depot, Inc., for a period of two years, April 1, 2018, through March 31, 2020, in an amount not to exceed $215,000 per year.
52. **USE PERMIT, ZUP18-0009 SPIRAL VOLLEYBALL**, to continue to operate and expand an athletic training facility with occasional tournaments, within two buildings including outdoor courts within a Planned Industrial (I-1) zoned district located at 400 N. 56th Street and the proposed expansion is located at 7100 W. Erie Street, northwest corner of 56th and Erie streets.

53. **USE PERMIT, LUP18-0023 WAYNE V. MCMARTIN AMERICAN LEGION POST 91**, Series 14 Private Club License to sell and serve all types of spirituous liquor indoors and within a new outdoor patio, and request to continue live music indoors at 920-924 N. Alma School Road, southwest corner of Alma School and Ray roads.

54. **PERMANENT EXTENSION OF PREMISES**, Series 17, Permanent Extension of Premises, held by American Legion Post 91 Inc., dba Wayne V. Martin Post 91, located at 922 N. Alma School Road, Suite 920-924.

55. **LIQUOR LICENSE**, Series 11, Hotel/Motel Liquor License, for Andrea Dahlman Lewkowitz, Agent, Peachtree Hospitality Management LLC, dba TownePlace Suites, located at 3635 W. Chandler Boulevard.

56. **LIQUOR LICENSE**, Series 12, Restaurant Liquor License, Andrea Dahlman Lewkowitz, Agent, OC Restaurants Arizona LLC, dba Old Chicago Pizza & Taproom, located at 2950 E. Germann Road.

57. **LIQUOR LICENSE**, Series 12, Restaurant Liquor License, Ronghao Jin, Agent, Maguro Sushi LLC, dba Maguro Sushi, located at 3855 W. Ray Road, Suite 6.

58. **LIQUOR LICENSE**, Series 7, Beer and Wine Bar Liquor License, for Justin Nicholas Evans, Agent, Sleepy Whale LLC, dba Sleepy Whale, located at 290 S. Arizona Avenue.

59. **FINAL PLAT, PLT18-0013 SONORA CROSSING**, for a 78-lot single-family residential subdivision formerly known as Arcadia Crossing located east of Alma School Road and north of Ray Road.

60. **FINAL PLAT, PLT18-0045 MADISON PARK**, for a 28-lot single-family residential subdivision located east of the southeast corner of Pecos and McQueen roads.

61. On action.


**ACTION:**

61. **RESOLUTION NO. 5215**, amending the Citywide Fee Schedule relating to Management Services and Development Services Departments, which will be effective January 1, 2019.
PUBLIC HEARING:

PH1. LAND USE ASSUMPTIONS AND INFRASTRUCTURE IMPROVEMENTS PLAN

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

ADJOURN