



# CITY COUNCIL

CITY COUNCIL CHAMBERS ♦ 11465 WEST CIVIC CENTER DRIVE ♦ AVONDALE, AZ 85323

## AGENDA

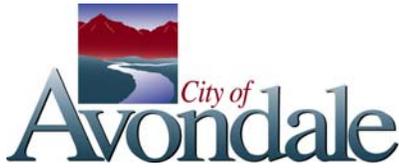
**WORK SESSION OF  
November 21, 2005  
6:00 P.M.**

### CALL TO ORDER BY MAYOR DRAKE

- 1) **ROLL CALL BY THE CITY CLERK**
- 2) Staff will update the City Council on the City's [Transportation Plan](#) progress and advise Council on planned deliverables for the next update. For information and discussion
- 3) **ADJOURNMENT**

Respectfully submitted,  
*LINDA M. FARRIS*, CMC  
City Clerk

Any individual with a qualified disability may request a reasonable accommodation by contacting the City Clerk at 623-478-3030 at least 48 hours prior to the council meeting.



# CITY COUNCIL

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## AGENDA

REGULAR MEETING OF  
November 21, 2005  
7:00 P.M.

**CALL TO ORDER BY MAYOR DRAKE  
PLEDGE OF ALLEGIANCE  
INVOCATION**

**1) ROLL CALL BY THE CITY CLERK**

**STATEMENT OF PARTICIPATION BY THE CITY CLERK**

**2) CITY MANAGER'S REPORT**

**3) RECOGNITION ITEMS (MAYOR PRESENTATIONS)**

**4) UNSCHEDULED PUBLIC APPEARANCE**  
(Limit three minutes per person. Please state your name.)

**5) CONSENT AGENDA**

**Items on the consent agenda are of a routine nature or have been previously studied by the City Council at a work session. They are intended to be acted upon in one motion. Council members may pull items from consent if they would like them considered separately.**

**a. CLAIMS – OCTOBER 2005**

**b. CONTRACT - TRANSLATIONAL GENOMICS RESEARCH INSTITUTE FOR HEALTHY AVONDALE**

Staff is requesting that City Council approve modification #1 to the cost reimbursement contract with Translational Genomics Research Institute, the fiscal agent for the Arizona Department of Health Services Grant that will continue the Healthy Avondale 2010 program to include an extension of the program through 8/30/05. All other provisions remain unchanged. The Council will take appropriate action.

**c. CONTRACT - TRANSLATIONAL GENOMICS RESEARCH INSTITUTE FOR HEALTHY AVONDALE**

Staff is requesting that City Council approve modification #2 to cost reimbursement contract with Translational Genomics Research Institute, the fiscal agent for the Arizona Department of Health Services Grant that will continue the Healthy Avondale 2010 program to include an extension of the program through 6/30/06 and the receipt of additional grant funding in the amount of \$94,314. All other provisions remain unchanged. The Council will take appropriate action.

**d. PURCHASE OF FORD TRUCKS – FIVE STAR FORD**

Staff is requesting City Council authorization to attach to the State of Arizona bid #AD040004-005 and enter into a purchase agreement with Five Star Ford for the purchase of one F150 Pickup, one Escape, and one Explorer for a total of \$63,819.61. The Council will take appropriate action.

**e. EXTENSION OF CONTRACT LABOR FOR INFORMATION TECHNOLOGY DEPARTMENT**

Staff is requesting that the City Council approve an amendment to the existing contract with Enterprise Technology Services (ETS) in the amount of \$75,000 to provide web application development and database support services for an additional eight months, resulting in a revised total contract of \$170,200. Staff is further requesting that the City Council approve a budget transfer in the amount of \$99,336 from the Planning and Building Services Department budget to the Information Technology Department budget. The Council will take appropriate action.

**f. RESCHEDULE JANUARY 2, 2006 AND JANUARY 16, 2006 COUNCIL**

**MEETINGS** Staff is requesting that the City Council reschedule the January 2, 2006 Council meeting to Tuesday, January 3, 2006 in observance of New Year's Day and to reschedule the January 16, 2006 Council meeting to Tuesday, January 17, 2006 in observance of Martin Luther King Day. The Council will take appropriate action.

**g. LIQUOR LICENSE - CLUB SANTA FE**

Staff is requesting that the City Council consider a request by Mr. Guillermo Lua-Figueroa, for a Series 7: On-sale Retailer's license to sell beer and wine at Club Santa Fe, 10907 West Buckeye Road. The Council will take appropriate action.

**h. LIQUOR LICENSE - ESTRELLA VISTA RECEPTION CENTER**

Staff is requesting that the City Council consider a request by Mr. Randy Nations, for a Series 7 On-sale Retailer's license to sell beer and wine at Estrella Vista Reception Center, 1417 N. Eliseo Felix Jr. Way. The Council will take appropriate action.

**i. ECONOMIC DEVELOPMENT AGREEMENT AMENDMENT WITH DH VENTURES FOR THE DEVELOPMENT OF A HILTON GARDEN INN AND A HILTON HOMEWOOD SUITES.**

Staff is requesting that the City Council approve an Economic Development Agreement (corner of Avondale Boulevard and Interstate 10). The Council will take appropriate action.

**j. FISCAL YEAR 2004-2005 BUDGET ADJUSTMENTS**

Staff is requesting that Council authorize fiscal year 2004-2005 budget adjustments of \$2,386,228 from 209 Other Grants to 101 General Government. The Council will take appropriate action.

**k. RESOLUTION 2533-05 - CANVASS OF VOTES - NOVEMBER 8, 2005 GENERAL ELECTION**

The Council will consider a resolution canvassing the vote for the November 8, 2005 General Election. The Council will take appropriate action.

**I. RESOLUTION 2534-05 – DECLARING A PUBLIC RECORD THE CITY OF AVONDALE ALARM SYSTEM ORDINANCE**  
**ORDINANCE 1156-05 – ALARM SYSTEMS**

The Council will consider a resolution declaring as a public record that certain document filed with the City Clerk and entitled the “City of Avondale Alarm System Ordinance” and an ordinance amending the Avondale City Code, Chapter 20, Police Department, Article iii, Alarm Systems, relating to regulating the activities and responsibilities of alarm and alarm system owners and businesses and adopting by reference the City of Avondale Alarm System ordinance. The Council will take appropriate action.

**m. FINAL PLAT FOR REGAL AT RIO VISTA ESTATES FP-05-2**

The Council will consider a request from Mr. Barry Maring, Buckeye & 125<sup>th</sup> Group LLC, for final plat approval for Regal at Rio Vista Estates, 15.5 acres, southwest corner of 125<sup>th</sup> Avenue and Lower Buckeye Road. The Council will take appropriate action.

**n. APPROVAL OF DESIGN/BUILD AGREEMENT FOR THE LOWER BUCKEYE AND PENDERGAST PARK PROJECTS**

Staff is requesting that Council approve a Design-Build Agreement with Landscapes Unlimited, LLC for the construction of the Lower Buckeye and Pendergast School/City Park projects in the amount of \$677,097 and authorize the Mayor or City Manager and City Clerk to execute the contract documents. The Council will take appropriate action.

6) **APPOINTMENTS TO THE BOARD OF ADJUSTMENT, CIP COMMITTEE, IPMC BOARD OF APPEALS, LIBRARY ADVISORY BOARD, MUNICIPAL ARTS COMMITTEE, PARKS AND RECREATION BOARD, PERSONNEL BOARD, PLANNING COMMISSION, RISK MANAGEMENT TRUST FUND BOARD AND SOCIAL SERVICES ADVISORY BOARD**

Staff is requesting that the City Council consider recommendations from the Council subcommittee for appointments to the Board of Adjustment, CIP Committee, IPMC Board of Appeals, Library Advisory Board, Municipal Arts Committee, Parks and Recreation Board, Personnel Board, Planning Commission, Risk Management Trust Fund Board and Social Services Advisory Board. The Council will take appropriate action.

7) **HOUSE PLANS APPROVAL – TRES RIOS LANDING H-05-4**

The Council will consider a request from US Homes for House Plan approval for Tres Rios Landing lots 1-15, 39-54, 73-85 and 117-1337 of parcel 4 and lots 1-60 of parcel 5. The Council will take appropriate action.

8) **PUBLIC HEARING AND ORDINANCE 1155-05 – AVONDALE COMMERCE CENTER PAD ZONING EXTENSION – Z-05-14**

The Council will hold a public hearing and will consider an ordinance rezoning from AG (Agricultural) to PAD (Planned Area Development) to expand the Avondale Commerce Center PAD, 3.12 acres, southwest corner of El Mirage Road and Interstate 10. The Council will take appropriate action.

9) **SITE PLAN APPROVAL – AVONDALE COMMERCE CENTER PHASE I AND PHASE II – DR – O5-08**

The Council will consider a request for site plan approval from Kristin Thoma, RDB Management and Construction, for Avondale Commerce Center Phase I and Phase II, 44.67 acres, north of the northwest corner of El Mirage Road and Van Buren Street. The Council will take appropriate action.

- 10) **PUBLIC HEARING AND ORDINANCE 1154-05 – ZONING ORDINANCE TEXT AMENDMENT – PENALTIES AND ENFORCEMENT PROCEDURES – TA-05-06**  
The Council will hold a public hearing and will consider an ordinance amending the Zoning Ordinance, Section 1, Administration and Procedures and Section 9, Sign Ordinance, as shown in filename TA 05-06, relating to Violations and Enforcement. The Council will take appropriate action.
- 11) **MASTER SITE PLAN – GATEWAY CROSSING SHOPPING CENTER AND FINAL SITE PLAN FOR PHASE I – DR-05-33**  
The Council will consider a request from Ms. Heidi Kimzey for master site plan approval for the Gateway Crossing shopping center and final site plan approval for Shops A, Shops B, Shops C, Shops D, Shops E, Junior A, Junior B, Junior C, Junior D, Major A, Major B, Major C, Pad1, and Pad 3, 26.1 acres located on the southwest corner of 99<sup>th</sup> Avenue and McDowell Road. The Council will take appropriate action.
- 12) **RESIDENTIAL SPRINKLER ORDINANCE DISCUSSION**  
Staff will present options available to Council with respect to the issue of residential sprinklers. For information, discussion and direction.
- 13) **CONSTRUCTION CONTRACT – MCDOWELL ROAD/AVONDALE BOULEVARD PROJECT – HAYDON BUILDING CORP.**  
Staff is requesting that the City Council award a construction contract to Haydon Building Corp., for street improvements on Avondale Boulevard from I-10 to McDowell Road and McDowell Road from Avondale Boulevard to 99<sup>th</sup> Avenue, in the amount of \$8,262,129.87, authorize the re-appropriation of funds and authorize the Mayor or City Manager and City Clerk to execute the necessary documents. The Council will take appropriate action.
- 14) **ORDINANCE 1152-05 - ACCEPTANCE OF RIGHT-OF-WAY AND DRAINAGE EASEMENTS - MCDOWELL ROAD/AVONDALE BOULEVARD IMPROVEMENT PROJECT**  
The Council will consider an ordinance accepting the dedication of certain Right-of-Way and Drainage easements related to the McDowell Road and Avondale Boulevard Improvements Project and authorize the Mayor and City Clerk to execute the appropriate documents. The Council will take appropriate action.
- 15) **ORDINANCE 1153-05 - GRANTING EASEMENTS TO SALT RIVER PROJECT FOR THE MCDOWELL ROAD/AVONDALE BOULEVARD IMPROVEMENTS PROJECT**  
The City Council will consider an ordinance granting easements to Salt River Project (SRP) for the McDowell Road/Avondale Boulevard Improvements Project, and authorize the Mayor and City Clerk to execute the necessary documents. The Council will take appropriate action.
- 16) **REIMBURSEMENT AGREEMENT FOR IMPROVEMENTS RELATED TO MCDOWELL ROAD/AVONDALE BOULEVARD IMPROVEMENT PROJECT**  
Staff is requesting that the City Council approve a reimbursement agreement with Raintree Pad 2, LLC. (Gateway Crossing), for the proposed McDowell Road/Avondale Boulevard Improvements Project and authorize the Mayor and City Clerk to execute the appropriate documents. The Council will take appropriate action.

17) **REIMBURSEMENT AGREEMENT BETWEEN THE CITY OF AVONDALE AND RAINTREE PAD 2, LLC, FOR WELL 24 AND TRANSMISSION LINE AT GATEWAY CROSSING DEVELOPMENT**

Staff is requesting that the City Council approve a Reimbursement Agreement between the City of Avondale and Raintree Pad 2, LLC, for siting, design, installation and construction of Well 24 and a water transmission line from Well 24 to McDowell Road and authorize the Mayor or City Manager and City Clerk to execute the necessary documents. The Council will take appropriate action.

18) **DISCUSSION ITEMS**

Council will discuss items listed below and possibly give direction to city staff to research and prepare item for future meeting.

[Street dedication in honor of fallen service persons](#) – Council Member Earp

19) **EXECUTIVE SESSION**

The Council may hold an executive session pursuant to ARIZ. REV. STAT. § 38-431.03 (A)(7) for discussion or consultation with City representatives in order to consider its position and instruct its representatives regarding negotiations for the purchase of real property.

20) **ADJOURNMENT**

Respectfully submitted,  
*LINDA M. FARRIS*, CMC  
City Clerk

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