

COUNCIL MINUTES

January 3, 1997

The City Council of the City of Mesa met in a Study Session in the lower level meeting room of the Council Chambers, 57 East 1st Street, on January 3, 1997, at 7:30 a.m.

COUNCIL PRESENT

Mayor Wayne Brown
Pat Gilbert
John Giles
Dennis Kavanaugh
Joan Payne
Wayne Pomeroy
Jim Stapley

COUNCIL ABSENT

None

STAFF PRESENT

C.K. Luster
Joan Baier
Wayne Balmer
Neal Beets
Richard Clore
Fred Conway
Mark Coon
Linda Crocker
John Gendron
Glen Gorke
Joe Holmwood
Mike Hutchinson
Barbara Jones
Sharon Joyce
Harry Kent
Wayne Korinek
Ron Krosting
Karen Kurtz
Gene Larson
Rich Lorig
Keith Nath
Ruth Anne Norris
John Oliver

STAFF PRESENT (CONT.)

Ellen Pence
Bryan Raines
Denise Samuel
Sharon Seekins
Debbie Vickman
Mindy White
Ralph Wisz

OTHERS PRESENT

Bob Bloom
Cliff Harris
Randy Kull.
Pat Langdon
Leo Mahoney
Chris Medrea
Dan Nowicki
Ralph Pew
Helen Warman
Mike Zell
Others

1. Hear and consider as a report from the Mayor's Ad Hoc Committee to Review Election Procedures.

Leo Mahoney, Chairman of the Mayor's Ad Hoc Committee to Review Election Procedures, presented a Committee Report dated December 10, 1996 and stated that the purpose of the Ad Hoc Committee was to: 1) ensure compliance with statutes; 2) determine specific areas for possible improvements; and 3) recommend possible procedure revisions to the Mayor and Council. Mr. Mahoney introduced members of the Ad Hoc Committee that were present at the meeting and thanked City Attorney Neal Beets and City Clerk Assistant Linda Crocker for their hard work and dedication to the Committee.

Mr. Mahoney stated that the members of the Committee developed nine recommendations, eight of which were voted upon by the Committee and an additional recommendation which was added to the report after the final meeting. Mr. Mahoney noted that additional issues discussed and reviewed by the Committee are also included in the report for Council consideration.

Mr. Beets stated the opinion that the items presented in the Committee's report should be reviewed on an individual basis and added that some of the recommendations may require ordinance revisions.

Mayor Brown requested that Mr. Beets and City Clerk Barbara Jones periodically present appropriate issues to the Council at future meetings.

Councilmember Payne noted support for Recommendation No. 6 regarding the implementation of a district system of representation and expressed interest in serving on a Committee to determine the feasibility of implementing such a system.

Councilmember Kavanaugh commented that he also supports Recommendation No. 6 and noted the importance of appointing a citizen's committee to research this issue and report their finding to Council.

Councilmember Stapley also expressed an interest in serving on the proposed Committee. Councilmember Stapley recommended that the Council address the issue of requiring circulators of petitions for Mesa candidates and/or issues to be residents of the City of Mesa.

In response to questions from Councilmember Giles and Mayor Brown, Ms. Jones briefly explained polling place selection and precinct consolidation. Ms. Jones indicated that every effort is expended to obtain the same polling place for each election but noted that changes in boundaries and facility availability affect site selection. Ms. Jones noted that publicity pamphlets which advise citizens of their polling location are mailed to every registered household and that the City Clerk's office is equipped with a computer software program to assist citizens in locating their polling places.

It was moved by Councilmember Stapley, seconded by Councilmember Pomeroy, that receipt of the Mayor's Ad Hoc Committee to Review Election Procedures report be acknowledged.

Carried unanimously.

2. Deleted.

3. Consider reconsideration of Zoning Case Z96-64, the southwest corner of Brown Road and Greenfield Road.

Councilmember Pomeroy indicated that he had a potential conflict of interest in connection with the matter now under discussion which he wanted recorded in the minutes of the meeting, and because of such conflict of interest, he would refrain from voting upon or otherwise participating in any manner in connection with same.

Community Development Manager Wayne Balmer noted that Zoning Case No. Z96-64 regarding the development of property located on the southwest corner of Brown and Greenfield Roads, was originally considered by the Council at the December 16, 1996 Regular Council Meeting. Mr. Balmer reported that the applicant failed to receive a required 3/4 vote for approval. Mr. Balmer explained that since the December 16, 1996 meeting staff has spoken to the applicant and has developed a revised plat map which would reduce the number of lots to 21 and meet General Plan requirements. Mr. Balmer noted that the applicant has submitted further revisions of the plan indicating a 23-lot subdivision.

Councilmember Giles expressed support for reconsideration of Zoning Case No. Z96-64 and the applicant's revised plat map indicating a 23-lot subdivision. Councilmember Giles stated that although he previously voted in opposition to this case, he supports the applicant's revised proposal. Councilmember Giles commended staff on their efforts relative to this issue.

In response to a question from Vice Mayor Gilbert, Mr. Balmer briefly highlighted the two subdivision proposals for the members of the Council.

Councilmember Kavanaugh indicated support for staff's proposal and spoke in favor of the transition in lot sizes from the northern to the southern boundary. Councilmember Kavanaugh stated the opinion that the project will set precedence for future development in the area.

Mr. Balmer explained that it would be necessary to introduce an ordinance based on a specific plan.

It was moved by Vice Mayor Gilbert, seconded by Councilmember Kavanaugh, that staff's recommendation for 21 lots be presented for reconsideration as Ordinance A and that the applicant's request for 23 lots be presented for reconsideration as Ordinance B and that the reconsideration of Zoning Case Z96-64 be approved.

Upon tabulation of votes, it showed:

AYES - Brown-Gilbert-Giles-Kavanaugh-Payne-Stapley
NAYS - None
ABSTAIN - Pomeroy

Mayor Brown declared the motion carried unanimously by those voting.

4. Hear and consider a proposal for the widening of the intersection of Alma School and Guadalupe Roads.

Deputy City Engineer Keith Nath spoke to the Council regarding the widening of the intersection at Alma School and Guadalupe Roads to assist in relieving traffic congestion. Mr. Nath explained that staff is proposing to widen the intersection to provide three-through lanes in all directions, double-left turn lanes, and right turn lanes southbound on Alma School and eastbound on Guadalupe.

In response to a question from Councilmember Kavanaugh, Mr. Nath stated that the City of Chandler is anticipating widening the intersection of Elliot and Guadalupe Roads during 1999.

Senior Civil Engineer Gene Larson referred to two aerial maps of the intersection and described staff's recommendations regarding the improvements. Mr. Larson explained that both Alma School and Guadalupe Roads would be shifted and discussed right-of-way acquisitions which would occur.

Mr. Nath noted that the estimated cost of the project is \$3 million. Mr. Nath stated that the design and right-of-way acquisitions should be completed by the end of 1997 and added that construction is scheduled to begin during late spring or early summer of 1998.

Vice Mayor Gilbert stated support relative to the development of the intersection as a major signature corner within the City of Mesa.

Councilmember Kavanaugh concurred with Vice Mayor Gilbert's recommendations regarding the treatment of the intersection and discussed concerns relative to the acquisition of right-of-way properties located east of the intersection.

In response to a question from Councilmember Giles, Mr. Nath reported that a bus stop is located in close proximity to the intersection and added that a bus pull-out could be considered.

Mr. Nath and City Manager Charles Luster noted that the proposal would be included in the 1997-1998 budget and that funds for the project would be budgeted through Highway User Revenue Funds (HURF).

It was moved by Councilmember Kavanaugh, seconded by Vice Mayor Gilbert, that staff's request to proceed ,with the development of the proposal for the widening of the intersection of Alma School and Guadalupe Roads be approved.

Carried unanimously.

5. Hear an update on half-way houses.

Human Services Coordinator Karen Kurtz explained that Neighborhood and Community Assistance staff has been working with the Pioneer Neighborhood Group, an organization of citizens and half-way house owners, since September 1996 to explore issues such as providing an outlet for neighbors and half-way house owners to communicate and work together, and assisting the group to analyze a variety of neighborhood issues in a broader context. Ms. Kurtz stated that the group has met five times to develop an action plan, complete first quarter actions, review issues and industry standards, assist community and half-way houses in working together, and educate\provide accurate information to the community.

Ms. Kurtz noted that information distributed through Block Watch leaders and Building a Healthier Mesa will explain the new Council Use Permit, designate a contact person should a citizen locate a new half-way house in their neighborhood, and provide citizens with a number to call if problems arise regarding an existing half-way house. Ms. Kurtz stated that the group has become involved in Area V and Building a Healthier Mesa.

Discussion ensued regarding goals for the Pioneer Neighborhood Group, the definition of new half-way houses, maintaining crime statistics, grandfathering existing houses, Special Use Permit requirements, State regulations regarding half-way houses, and the importance of coordinating the efforts of the Police Department, Planning & Zoning, and Neighborhood and Community Assistance Office.

In response to questions from Councilmember Giles, Ms. Kurtz stated that a regulation committee will be formed to define half-way houses and assist in the development of formal regulations. Ms. Kurtz indicated that the Council will be updated on the Committee's findings within three to six months.

Councilmember Giles suggested that staff elaborate on any miscommunications the media might have presented regarding half-way houses and discuss whether the City should be actively involved in enforcing State regulations.

In response to a question from Councilmember Pomeroy, Ms. Kurtz stated that staff is aware of 41 half-way houses in the City of Mesa and discussed difficulties associated with determining whether additional facilities exist. Ms. Kurtz reported that no formal method of documenting the half-way houses exist at this time.

Mayor Brown noted that half-way houses that operate in a discrete manner are not perceived as a problem by the neighborhoods.

Mayor Brown thanked Ms. Kurtz for the report and requested that staff provide Council with periodic updates.

6. Acknowledge receipt of minutes of meetings of various boards and committees.

- a. Housing and Human Services Advisory Board meeting - December 17, 1996.
- b. Traffic Safety Committee meeting - December 17, 1996.
- c. General Development Committee meeting - December 19, 1996.

Councilmember Giles expressed concern regarding a speed hump proposal on Harris Drive between McKellips Road and Mallory Street that was presented during the Traffic Safety Committee meeting on December 17, 1996. Councilmember Giles questioned whether that section of road will be completed by the developer of the property located on the northeast corner of McKellips and Harris.

Mr. Luster noted that the section of road under discussion is located north of the section that the developer will be improving.

Councilmember Giles requested that staff provide the Council with justification for their opposition to the placement of a stop sign and crosswalk at the intersection of Walker and Harris.

Vice Mayor Gilbert stated that the issue of a stop sign and crosswalk on Walker and Harris may be the subject of discussion at a future Transportation Committee Meeting.

Councilmember Giles suggested that the topic of speed humps and collector streets be added to the agenda of the next Transportation Committee Meeting.

In response to a comment from Vice Mayor Gilbert, Ms. Kurtz discussed statistics regarding domestic abuse.

It was moved by Councilmember Stapley, seconded by Vice Mayor Gilbert, that the Housing and Human Services Advisory Board meeting minutes of December 17, 1996, the Traffic Safety Committee meeting; minutes of December 17, 1996, and the General Development Committee meeting minutes of December 19, 1996 be acknowledged.

Carried unanimously.

7. Hear reports on meetings and/or conferences attended.

There were no reports on meetings and/or conferences attended at this time.

8. Scheduling of meetings and general information.

City Manager Charles Luster advised that the meeting schedule is as follows:

Monday, January 6, 1997, 5:45 p.m. - Regular Council Meeting

Thursday, January 9, 1997, 4:00 p.m. - Policy Session

Friday, January 10, 1997, 7:30 a.m. - Study Session

Friday, January 10, 1997, Utility Committee Meeting - Immediately following the Study Session

Friday, January 17, 1997, 7:30 a.m. - Study Session

Friday, January 17, 1997, Transportation Committee Meeting - Immediately following the Study Session

Tuesday, January 21, 1997, 5:45 p.m. - Regular Council Meeting

Mr. Luster stated that Assistant Police Chief Fred Conway is present to provide an update to the Council on photo radar.

Chief Conway provided the Council with a brief update on the photo radar program and advised that two vans are active and a third will be activated on January 3, 1997. Chief Conway added that four additional intersections will become operational by January 15, 1997. Chief Conway presented statistics relative to the operation of the photo radar system during December 1996.

Chief Conway indicated that the system is successful, and operating within specified parameters. Chief Conway noted that staff is ready to proceed with the project.

Chief Conway introduced Traffic Program Coordinator Mike Zell to the Council and advised that Mr. Zell is the new coordinator of the photo radar project.

Mayor Brown requested that the topic of photo radar be scheduled for a future Council meeting.

Mayor Brown thanked Chief Conway and Mr. Zell for the update.

8.1. Review items on the agenda for the January 6, 1997 Regular Council Meeting.

All of the agenda items were reviewed among the Council and staff, with no formal action taken. There was particular discussion with regard to the following agenda items:

Mayor Brown requested that the procedure of selecting individuals to provide the Invocation at Regular Council Meetings be reviewed.

3. Consider the following liquor license applications:

*a. RONALD E. TUPA, ASSISTANT SCOUT MASTER

Special Event License application of Ronald E. Tupa, Assistant Scout Master, for Christ the King Boy Scouts, a one-day religious event to be held Saturday, February 8, 1997 from 4:00 p.m. to 11:59 p.m., at 1551 E. Dana Avenue, Christ the King Church

Councilmember Stapley discussed the appropriateness of the request for a liquor license in the name of an Assistant Scout Master.

4. Consider the following contracts:

*j. Falcon Field T-Hangars.

This project will construct six (6) new general aviation, pre-engineered, T-hangar buildings at Mesa's Falcon Field Airport.

Recommend award to low bidder, Superior Steel Buildings, Inc., in the amount of \$1,139,649.00.

Mayor Brown requested that agenda item 4j be removed from the consent agenda to allow discussion to occur.

*l. Mesa Cemetery Road Improvements.

As a part of an overall Cemetery upgrade program, this project will improve interior roads at the Mesa Cemetery at 1212 North Center Street.

Recommend award to low bidder, Gunsight Construction Corporation, in the amount of \$79,834.00.

In response to a question from Mayor Brown, Mr. Luster explained that bids relative to the clean up of the cemetery located on Country Club Drive would be available in early 1997.

6. Consider the following resolutions:

- *a. Supporting an application by Housing For Mesa (HFM) to the Maricopa HOME Consortium for federal funding through the HOME Investment Partnerships Program.

In response to a question from Councilmember Giles, Mr. Balmer discussed the purpose of the resolution of support, the County's responsibility to fund Housing For Mesa (HFM), and median family income determinations.

Councilmember Giles expressed interest in obtaining a document regarding median family income figures.

- *c. Authorizing the City Manager to execute an agreement between the City of Mesa and Southwest Museum Foundation relating to a more structured fund raising process.

In response to a question from Councilmember Kavanaugh, Assistant City Manager Mike Hutchinson indicated that staff was unable to determine similar arrangements with 501C3 or nonprofit organizations. Mr. Hutchinson advised that the proposed agreement would serve as a model in the future for similar groups.

Mayor Brown and Council acknowledged and expressed appreciation for the efforts of the staff members involved in developing the agreement between the City of Mesa and the Southwest Museum Foundation.

- *7. Consider a Request for Proposals (RFP) for Redevelopment of Cox, Hogue, Spencer's Block.

In response to a question from Councilmember Giles, Mr. Balmer stated that Cox Communication owns property near Stellar Airpark in Chandler and would relocate the satellite antennas to that area.

Vice Mayor Gilbert stated support of the project and requested that agenda item 7 be removed from the consent agenda.

Mayor Brown stated that agenda item 7 will be removed from the consent agenda.

- *8. Write-off of utility and miscellaneous accounts.

In response to a question from Councilmember Stapley, Mr. Luster discussed staffs efforts to collect on all delinquent utility and miscellaneous accounts.

9. Prescheduled public opinion appearances (Maximum of three speakers for five minutes per speaker).

There were no prescheduled public opinion appearances.

10. Items from citizens present. (Maximum of three speakers for five minutes per speaker).

There were no items from citizens present.

11. Adjournment.

The meeting adjourned without objection at 9:10 a.m.

WAYNE BROWN, MAYOR

ATTEST:

BARBARA JONES, CITY CLERK

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Study Session of the City Council of Mesa, Arizona, held on the 3rd day of January, 1997. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 28th day of January, 1997

BARBARA JONES, CITY CLERK

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