

COUNCIL MINUTES

July 12, 2001

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 July 12, 2001 at 7:30 a.m.

COUNCIL PRESENT

Mayor Keno Hawker
Jim Davidson
Bill Jaffa
Dennis Kavanaugh
Pat Pomeroy
Claudia Walters
Mike Whalen

COUNCIL ABSENT

None

OFFICERS PRESENT

Mike Hutchinson
Barbara Jones

1. Review items on the agenda for the July 16, 2001 Regular Council Meeting.

All of the items on the agenda were reviewed among Council and staff with no formal action taken. There was specific discussion relative to the following items:

Mayor Hawker declared a potential conflict of interest on agenda items 4f (Two-year renewal of the supply contract for asphalt materials and crack sealant as requested by the Transportation Division) and 4g (1998/1999 Arterial and Collector Overlays Project, Phase II. City of Mesa Project No. 99-56.1) and said he would refrain from discussion/participation on these items.

Mayor Hawker stated that agenda items 4f, 4g, 7a, 8a and 8b will be removed from the consent agenda.

Mayor Hawker stated that agenda items 7b and 9 will be added to the consent agenda.

2. Hear an update on Council redistricting efforts.

Mayor Hawker acknowledged Council District Commission Chairman Pat Langdon for his leadership efforts during the ongoing districting process.

Chairman Langdon, Dr. Alan Heslop and Dr. Florence Adams of National Demographics Corporation (NDC), and Don Peters, an attorney representing the Council District Commission, addressed the Council relative to this agenda item.

Dr. Heslop provided a brief overview of the current districting process including the development and adoption of criteria by the Council District Commission, the conclusion of the first round of

public hearings, and the submission by citizens of 15 fully developed plans, three partial plans and many excellent written comments. Dr. Heslop acknowledged in particular the citizen maps which were submitted by Marilyn Wennerstrom, District Commission Member Marti Soza, Joseph Gorski, Ann Kulick and Teresa Brice-Heames.

Dr. Heslop presented the Recommended Plan and discussed the following noteworthy features contained in the Plan:

- District 4 total Hispanic population is 48.16% and Hispanic voting age population is 44.03%.
- Two other districts have been created with significant Hispanic population (District 1 and 3).
- The population deviation in each district is relatively low.
- District 5, a rapidly growing area, has a negative deviation and Districts 1 and 2 have positive deviations.
- The Districts in the plan respect the major communities of the City; follow several well-known boundaries; depart little from existing district configurations and incorporate significant citizen input.
- Each district in the plan includes a high school.

Dr. Heslop briefly outlined Alternative 1 and noted that the benchmark is achieved in District 4 with a total Hispanic population of 48.16%, a Hispanic voting age population of 44.03%, and a total deviation of 7.07%. Dr. Heslop commented that Alternative 1 would create a positive deviation in District 5 and a slightly negative deviation in District 6.

Dr. Heslop reported that Alternative 2 also meets the benchmark, with District 4's total Hispanic population at 48.05% and the Hispanic voting age population at 43.87%. Dr. Heslop stated that the deviation in District 5, an area of rapid growth, is positive. Dr. Heslop explained that the districts in Alternative 1 and Alternative 2 would not contain high schools.

Dr. Adams advised that in the packets distributed to the Council, NDC has included street maps for the individual districts to more effectively illustrate the district boundaries.

Dr. Adams outlined the dates for the second series of public hearings as follows:

- July 12, 2001, 6:30 p.m. – Shepherd Junior High School
- July 16, 2001, 6:30 p.m. – Pedro Guererro Elementary School
- July 17, 2001, 6:30 p.m. – Hale Elementary School
- July 18, 2001, 6:30 p.m. – Mesa City Council Chambers – Lower Level
- July 19, 2001, 6:30 pm. – Superstition Police/Fire Substation

Dr. Adams emphasized that the second series of public hearings are extremely important and will provide the Commission, the Council and the citizens with an opportunity to offer suggestions and revisions to the plans prior to the development of a final plan.

Don Peterson discussed the various legal constraints imposed by the Federal Voting Rights Act, State law and the City Charter and stated the opinion that NDC has performed admirably throughout the redistricting process. Mr. Peters also commented that the Recommended Plan

and Alternatives 1 and 2 meet the Commission's criteria and that he would have no reservations submitting any of the plans to the Department of Justice.

In response to concerns expressed by Councilmember Walters that the Recommended Plan would divide the Evergreen Historic Neighborhood into two Council districts, Dr. Adams clarified that it is feasible to redraw the boundaries of the neighborhood and include it within one district. She suggested, however, that the second round of public hearings be completed prior to the consultant's final presentation regarding this matter.

In response to questions by Councilmember Walters, Mr. Peters stated the opinion that it is not illegal that residents become ineligible to vote when they reside in one district and are moved into another district as a result of the redistricting process; the fact that it is an unfortunate consequence of the City transitioning from an at-large system to a single-member district system, and the fact that the district boundaries are set by Federal law. Mr. Peters added that if a resident desired to become a City Council candidate in a newly created district, it would also be his opinion that such an individual would satisfy the two-year residency requirement as specified in the City Charter and could become a legitimate candidate. Mr. Peters stressed, however, that his interpretation of the City Charter language contradicts an opinion issued by former City Attorney Neal Beets.

Councilmember Walters concurred with Mr. Peters' comments and requested that staff conduct further legal research relative to this matter.

Councilmember Jaffa expressed concerns regarding various components of the proposed Recommended Plan.

Councilmember Kavanaugh acknowledged Chairman Langdon and the Council District Commission for their efforts in the districting process and also spoke in support of the proposed Recommended Plan.

Mayor Hawker voiced support for the Recommended Plan and suggested that the consultants create a ten-year projection relative to future redistricting matters.

Councilmember Pomeroy stated the opinion that the existing and proposed numbering system is confusing and requested a more appropriate, simplified system be addressed during the second round of public hearings.

Vice Mayor Davidson and Councilmember Whalen thanked the consultants, the Council District Commission and Mr. Peters for their efforts in this regard.

Chairman Langdon acknowledged Special Assistant to the City Manager Jenny Sheppard for her participation in the districting process.

3. Hear an update on 2025 land use alternatives.

City Manager Mike Hutchinson reported that the following presentation will be televised on Mesa Channel 11 to provide the public with information regarding the 2025 land use alternatives and to announce the schedule of future public hearings.

Pat Gilbert, Co-Chairman of the *Mesa 2025 - A Shared Vision* Committee, addressed the Council relative to this agenda item and provided an update on the current activities of the Joint Master Planning Committee (JMPC). He explained that the goal of the Committee is to update the City's General Plan, Transportation Plan, Parks and Recreation Plan and Economic Development Plan and create a unified vision for the City's future. Mr. Gilbert advised that most recently, the primary focus of the JMPC has been to define land use alternatives, and in particular, the undeveloped areas of the community. He noted that three alternatives are currently under consideration and will be discussed during a series of upcoming public meetings.

John Vlaming, of BRW Consultants, and Dennis Davis of Parsons Brinkerhoff, displayed graphics in the Council Chambers and provided background/summary information relative to three land use alternatives. Mr. Vlaming stated that the planning area, which encompasses approximately 171 square miles, extends from the Salt River on the north to Baseline Road and Germann Road on the south, the Tempe border on the west, and the Maricopa County line on the east; that the JMPC has established criteria for population growth, employment growth and jobs-per-capita ratios; that the range for the City's population at build out is estimated between 550,000 and 650,000, the number of jobs will total between 248,000 and 423,000, and the jobs-per-capita ratio will be approximately .45 to .65.

Mr. Vlaming spoke further regarding current land uses; noise contours at Williams Gateway Airport (WGA); jobs/housing balance; maximization of the City's freeway corridors; WGA as an alternative to Sky Harbor Airport, and the City's General Plan.

Mr. Vlaming provided a summary of the three alternatives as follows:

Alternative 1

600,000 residents at full build out; 375,000 jobs, and .62 jobs-per-capita ratio.
(Similar to Mesa's existing General Plan.)

Alternative 2

655,000 residents at full build out; 341,000 jobs, and .52 jobs-per-capita ratio.

Alternative 3

633,000 residents at build out; 329,000 jobs, and .52 jobs-per-capita ratio. (This alternative is the result of substantial input from residents in the area.)

Mr. Gilbert acknowledged Councilmember Walters' attendance and participation during the first round of public hearings. He invited the Council and the community to attend the upcoming

public meetings to provide comments and input with regard to the proposed land use alternatives.

Mr. Gilbert stated that the second series of public hearings are as follows:

- July 17, 6:00 p.m. – Poston Junior High School
- July 18, 6:00 p.m. – Crismon Elementary School
- July 19, 6:00 p.m. – Skyline High School
- July 24, 6:00 p.m. – Kino Junior High School
- July 25, 6:00 p.m. – Red Mountain High School
- July 26, 6:00 p.m. – Longfellow Elementary School

Mr. Gilbert noted that following the public meetings, the JMPC will recommend a preferred concept and a preferred alternative which will form the basis for other elements of the General Plan, as well as the foundation for the Transportation Plan, Parks and Recreation Plan and Economic Development Plan.

Mayor Hawker thanked everyone for the update.

Councilmember Jaffa stated the opinion that the General Plan should be divided into City quadrants. Councilmember Jaffa requested that staff place an agenda item relative to potential development projects in southeast Mesa on a future Study Session agenda for Council discussion. Councilmember Jaffa also expressed concerns regarding future developments that are located within the City's planning area, but not within Mesa's City limits.

In response to concerns expressed by Councilmember Jaffa, Mayor Hawker clarified that the Maricopa County Board of Supervisors has agreed to allow the City to proceed with its current master planning process, including the compilation of public input, and that the Plan's final approval will be decided by Mesa's voters in the 2002 General Election.

Planning Director Frank Mizner stated that as a result of ongoing discussions among staff, the General Plan consultants and Maricopa County representatives, a determination was made that it would not be feasible to divide the General Plan into quadrants. He explained that the General Plan is being created for all of Mesa's citizens and addresses global issues such as population, employment and jobs-per-capita ratios. Mr. Mizner added that it is staff's intention to update the Council, the County Board of Supervisors and the Planning Commission relative to all City development projects.

Councilmember Jaffa emphasized that it is imperative that the Council participate in any and all decisions regarding future land use alternatives and reiterated the opinion that consideration should be given to the concept of quadrants in southeast Mesa.

Mayor Hawker urged Councilmember Jaffa to formulate a set of questions and/or policy issues related to potential development projects in southeast Mesa, and said if Council support exists, an agenda item related to this issue will be discussed at a future Study Session.

4. Discuss and consider a Plan of Action for a proposed redevelopment area.

Redevelopment Director Greg Marek addressed the Council relative to this agenda item and provided a brief synopsis of the proposed redevelopment area (generally bounded by Country Club Drive, Crescent Avenue, Center Street and 8th Avenue). He explained that development interest has increased and the City has made investments in the area, such as assisting the Boys and Girls Club. He added that the redevelopment area will stimulate development of the Broadway corridor as well as additional private investments.

Mr. Marek briefly outlined the proposed Plan of Action for the proposed redevelopment area (See Attachment 1). He advised that in addition to the upcoming scheduled public hearings, the Downtown Development Committee (DDC) and the Planning and Zoning Board will also consider the establishment of a new development area. He stated that despite the fact the Planning and Zoning Board will not conduct a meeting during the month of August, the Board will receive input provided by citizens during the public hearing process.

It was moved by Councilmember Kavanaugh, seconded by Vice Mayor Davidson, that the Plan of Action for a proposed redevelopment area be approved.

In response to a question from Councilmember Jaffa, City Manager Mike Hutchinson clarified that the redevelopment area is not considered an Opportunity Zone and has not been designated as such.

In response to concerns expressed by Vice Mayor Davidson, Mr. Marek assured the Council that staff will highlight a presentation at the Planning and Zoning Board's upcoming Study Session to apprise its members of this issue.

In response to a question from Mayor Hawker, Mr. Marek clarified that the proposed redevelopment area is a separate and distinct entity from the Town Center redevelopment area, and that at the present time, the DDC retains jurisdiction over such redevelopment areas. Mr. Hutchinson advised that it is staff's intention to address the issue of jurisdiction at a Council Study Session within the next 30 to 60 days.

Mayor Hawker voiced support for the motion, but stressed that the redevelopment area warrants special attention.

Carried unanimously.

5. Hear a presentation and consider the Mesa Public Library's "Planning for Results" strategic plan.

Tom Rhodes, Former Chairman of the Library Advisory Board, addressed the Council relative to this agenda item and briefly outlined the Mesa Public Library's "Planning for Results" strategic plan (See Attachment 2). He emphasized that one of the primary objectives of the Board is to create a user-friendly environment which will offer up-to-date electronic information resources and meet the information requirements of the entire community.

In response to a question from Mayor Hawker, Library Community Relations Director Barbara Seperich clarified that a built-in evaluation system has been implemented for each strategic plan goal, and added that staff will receive periodic reports relative to the usage of various library materials.

Councilmember Kavanaugh voiced support for the library's strategic plan and commended everyone who participated in the development process.

It was moved by Councilmember Pomeroy, seconded by Councilmember Kavanaugh, that the Mesa Public Library's "Planning for Results" strategic plan be approved.

Councilmember Walters said that she enjoyed serving on the Library Advisory Board and noted that in addition to the vast array of electronic information resources, the City's library staff is also extremely helpful to children and adult patrons alike.

Vice Mayor Davidson and Councilmember Jaffa spoke in support of the strategic plan.

Carried unanimously.

Mayor Hawker thanked everyone for the presentation.

6. Hear an update on Pilot Opportunity Zone progress.

Neighborhood Outreach Director Tanya Collins addressed the Council relative to this agenda item and introduced staff present in the audience.

Linda Lloyd, a resident of the Opportunity Zone, briefly outlined various activities which have occurred within the neighborhood since the program's inception including an alley cleanup, a paint reuse program, a Crime Prevention Through Environmental Design (CPTED) walk to assess crime prevention, the addition of one new street light, monitoring the speed of motorists traveling through the neighborhood, and a tour of the Mesa Grande Ruins.

Neighborhood Outreach Coordinator Debbie Driscoll discussed various policy issues under consideration by the neighborhood beautification team, public safety team and physical development team. (See Attachment 3). She also acknowledged Councilmember Walters for her participation and leadership within the neighborhood.

In response to a question from Councilmember Whalen, Ms. Collins clarified that the Pilot Opportunity Zone is bounded by Westwood Street, Crosscut Canal, Country Club Drive and University Drive.

Vice Mayor Davidson thanked Councilmember Walters for her efforts in this regard.

Councilmember Walters commended the residents of the Opportunity Zone for the pride they have displayed in their neighborhood. She also emphasized that staff and the residents will be faced with many challenges due to the variety of land uses within the area.

Planning Director Frank Mizner spoke regarding the ability of municipalities to initiate rezoning on property with or without the permission of a property owner. Mayor Hawker voiced concerns relative to the legal implications which could occur as a result of such rezoning efforts.

Councilmember Jaffa voiced support for the pilot program and suggested that community boards be implemented to garner input from residents in various areas of the City.

In response to a question from Councilmember Jaffa, Ms. Collins advised that City funds have not been allocated for capital improvement projects within the Opportunity Zone.

Vice Mayor Davidson urged staff to make a formal presentation of the Opportunity Zone concept to the State Housing Agency.

Councilmember Whalen concurred with the comments of Councilmember Jaffa relative to the implementation of community boards. He also voiced concerns regarding the safety of children in the vicinity of the University corridor.

Mayor Hawker thanked everyone for the presentation.

7. Acknowledge receipt of minutes of various boards and committees.

- a. Council District Commission Meetings held May 9, May 16, May 23, May 24, June 4, June 6, and June 7, 2001.
- b. Downtown Development Committee meeting held June 21, 2001
- c. Historic Preservation Committee meeting held June 14, 2001

It was moved by Councilmember Pomeroy, seconded by Vice Mayor Davidson, that receipt of the above-listed minutes be acknowledged.

Carried unanimously.

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

Mayor Hawker stated that due to time constraints, this item will be continued to a future Study Session.

9. Scheduling of meetings and general information.

City Manager Mike Hutchinson stated that the meeting schedule is as follows:

Friday, July 13, 2001, 1:00 p.m. – Transportation Committee Meeting

Monday, July 16, 2001, 3:00 p.m. – General Development Committee Meeting

Monday, July 16, 2001, TBA – Study Session

Monday, July 16, 2001, 5:45 p.m. – Regular Council Meeting

Thursday, July 26, 2001, 7:30 a.m. – Study Session

10. Prescheduled public opinion appearances.

There were no prescheduled public opinion appearances.

11. Items from citizens present.

Chris Miller, 117 North Wilbur, urged the Council to approve the establishment of a local historic landmark overlay for the Ramon Mendoza House. She noted that although the property owner submitted the application for this designation, residents of the surrounding neighborhood circulated a petition and obtained 67 signatures as a demonstration of their support for the application.

12. Adjournment.

Without objection, the Study Session adjourned at 9:56 a.m.

KENO HAWKER, 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 12th day of July 2001. I further certify that the meeting was duly called and held and that a quorum was present.

BARBARA JONES, CITY CLERK

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Attachments

COUNCIL REPORT

"Attachment 1"

Discussion

Plan of Action

The following is the plan of action and tentative schedule for creating the new redevelopment area. The schedule is based on staff conducting two public meetings; if additional public meetings are needed, we will adjust the schedule accordingly.

- 1) Designate Redevelopment Area boundaries and declaring that redevelopment of the area is necessary
 - a) We will hold a Public Meeting on July 26, 2001, to gather input from the property owners and tenants located within the proposed boundaries of the redevelopment area. If needed, we will conduct additional public meetings.
 - b) The Downtown Development Committee and Planning and Zoning Board will consider creating the new redevelopment area at their August 2001 meetings.
 - c) At a September 2001 meeting, the City Council will consider a resolution defining the redevelopment area boundaries and declaring that redevelopment of the area is necessary.
- 2) Redevelopment Plan
 - a) Staff will prepare the redevelopment plan for the new redevelopment area.
 - b) We will hold a Public Meeting in September 2001 to gather input from the property owners and tenants located within the proposed boundaries of the redevelopment area. If needed, we will conduct additional public meetings.
 - c) The Downtown Development Committee and Planning and Zoning Board will consider a recommendation on the resolution approving the redevelopment plan in October 2001.
 - d) The City Council will consider the resolution approving the redevelopment plan in December 2001.

Fiscal Impact

Other than staff time to implement the plan of action, there is no fiscal impact to the City.

City Council Report

Date: June 7, 2001
To: City Council
Through: Mike Hutchinson, City Manager
Debra Dollar, Deputy City Manager
From: Wayne Korinek, Community Services Manager
Subject: Library Planning for Results

Purpose and Recommendation

The purpose of this report is to present to City Council the City of Mesa Public Library's service plan completed in May, 2001. The Library Advisory Board and library staff recommend that City Council accept this plan.

Background

In January 2001, a 15-member community-planning group was established to help the staff and library advisory board plan library services for the future. The group included Bev Tittle Baker, Teresa Brice-Heames, Paul Kmetty, Carol McCormack, Ronald J. Peters, Susie Sato, Jack Sellers, Martha Stewart, Tom Verplogen, Claudia Walters, Marilyn Wilson, and Deanna Zamora. Dana Jean LaHaie and Steve McCance represented the library advisory board, and Kate Havris represented the library staff.

During the initial meeting, facilitated by nationally-known library planning consultant Sandra Nelson, the community planners selected library service responses designed to coincide with their vision of Mesa's ideal future.

The planning group's list of library service responses became the focus of six subsequent library staff meetings. In these discussions, library staff detailed the Mesa Public Library's strengths and weaknesses relative to the service responses selected by the community planners.

The community-planning group convened for a second time to review the information gleaned from the library staff meetings. The group selected five library service responses that best combined the community needs with the existing offerings of the Mesa Public Library.

Following the community group's second meeting, the consultant and library management staff developed goals and objectives intended to support the selected service responses. In a series of seven brainstorming sessions, the entire library staff proposed future activities devised to further these goals and objectives. At the final community planning group meeting, the members

reviewed the library staff's suggested activities and made recommendations to ensure achievement of desired results.

Discussion

This is the library's first community-based service plan. It is critical that the library be in tune with the needs of the community in an era of great change for society in general, and for public library service in particular.

The summary plan follows:

Goal 1 - All residents of Mesa will be able to get answers to their personal, educational, work and business related questions.

Representative Activities

- By December 31, 2001, implement a centralized telephone reference service.
- Evaluate collection needs annually so that funds are allocated to areas of changing need.
- By July 31, 2002, implement improved Spanish access to the library catalog.

Goal 2 - People using Mesa Public Library will have the skills required to find and use electronic information sources so they can make informed decisions.

Representative Activities

- By July 15, 2001, reallocate staff to provide additional computer instruction capability.
- By December 31, 2002, have at least 40 hours per week devoted to bilingual computer instruction.
- By August 31, 2003, offer at least 600 computer classes annually.

Goal 3 - People in Mesa will have information in a variety of formats to satisfy their demand for information about popular topics, trends, and diverse cultures.

Representative Activities

- By December 15, 2002, have regular book discussion groups in all library locations.
- From 2001-2004, funds allocated for Spanish and English as a Second Language materials will increase by at least 25% annually.
- By November 3, 2001, the library will have a plan to establish location and service priorities for future library facilities.

Goal 4 - Preschool children in Mesa will develop a love of reading and learning and will enter school with the skills needed to succeed.

Representative Activities

- Library staff will offer at least 6 multi-event storytime series each year.
- By October 1, 2002, space will be allocated in all library locations for parents and children to interact together with library materials and services.
- From 2001/02, the percentage of the book collection allocation devoted to books for preschoolers will increase by at least 5% per year.

Goal 5 - Residents of Mesa will have access to programs and materials on a wide variety of topics to address their need for on-going educational opportunities and their desire for personal growth.

Representative Activities

- Library staff will continue to support successful programming efforts such as the Battle of the Bards and the Battle of the Books.
- Library staff will offer at least 30 programs a year for teens.

- Library staff will offer at least 20 programs a year on the variety of cultures represented in Mesa.

Goal 6 - Mesa residents will understand and value the history and heritage of Mesa and have easy access to current and historical city documents, published and unpublished books, periodicals, maps, and other materials about Mesa.

Representative Activities

- By September, 2001, develop a plan to publish a children's book on Mesa history.
- Collaborate with other agencies to develop a plan to preserve family histories by September 1, 2001.
- Present at least 5 programs annually on Mesa History.
- By October 15, 2001, create a collection development policy for City of Mesa documents.
- The Mesa Room's collection of information on the Hispanic culture and heritage will grow by at least 10% a year.

Alternatives

Without Council's endorsement of the plan, library staff will continue to provide excellent library service to the community.

Concurrence

The Library Advisory Board formally endorsed this plan at their May 1, 2001 meeting.

Patsy J. Hansel
Person Originating Report and
Division Director

Wayne Korinek
Department Manager

Debra Dollar
Deputy City Manager

Mike Hutchinson
City Manager

Council Summary
Pilot Opportunity Zone
July 2001

Progress

The Neighborhood Outreach Office, along with many other City of Mesa departments, have been working with residents in the Pilot Opportunity Zone since April 2001. Since then, three teams of residents with over 90 participants, have been meeting to develop plans for the Opportunity Zone in the areas of Beautification, Physical Development and Public Safety. Some of the plans currently under discussion include:

- alley conversion and gating;
- special projects to clean and paint identified properties;
- creating a medical-related cluster around the Hospital through redevelopment;
- attracting and retaining small businesses;
- creating a multi-use path on the Eureka and Crosscut Canals;
- creating pocket parks on vacant or under-utilized lots;
- researching information on group homes;
- creating an apartment watch program.

In addition to the extensive planning process, activities that have already taken place in the Zone include:

- use of the Clean Sweep program through the Solid Waste Division;
- use of the Paint Reuse program through the Solid Waste Division;
- use of the Tool Lending program through the Code Compliance Division;
- tour of the Mesa Grande Ruins;
- 42 traffic studies by the Transportation Division;
- CPTED (Crime Prevention Through Environmental Design) walk on 4 blocks in the Zone to assess crime prevention.

June 21 Meeting

The most recent meeting in the Opportunity Zone took place on June 21st. Over 75 residents were in attendance and for approximately half of these residents it was their first Opportunity Zone meeting. A resident representative from each of the three Teams presented an update on the progress and activities of their team. Over 10 residents signed up to participate at the conclusion of this meeting.

Policy Issues

Early in the planning process a number of policy related issues have been discussed. The following is a list of the policy issues which may emerge from the different teams:

- Beautification
 - creative use of abandoned alleys such as strip parks or walking paths;
 - neighborhood notification for building permits on existing residential structures;
- Public Safety
 - background checks for Section 8 certificate holders upon annual recheck or initial issuance
 - traffic control changes such turning through streets into cul-de-sacs
- Physical Development
 - creation of a redevelopment area around Mesa Lutheran Hospital;
 - limiting new multi-family construction in the Pilot Opportunity Zone and Northwest Mesa due to impacts on schools;
 - updating Zoning and General Plan maps to reflect actual and desired land use.