

## **CITY COUNCIL AGENDA**

### **COUNCIL CHAMBERS – 57 EAST FIRST STREET**

Wednesday, July 5, 2006  
5:45 P.M.

Invocation by Reverend Paul Forsythe, Associate Pastor, Red Mountain Community Church.

Pledge of Allegiance.

Mayor's Welcome.

### **CITIZEN PARTICIPATION**

All citizens are permitted and encouraged to speak on agenda items. If you are interested in speaking on an agenda item, please fill out a blue card in the back of the room and give it to the City Clerk. When the Council considers the item, you will be called to the podium to provide your comments.

### **CONSENT AGENDA**

All items listed with an asterisk (\*) will be considered as a group by the City Council and will be enacted with one motion. There will be no separate discussion of these items unless a Councilmember or citizen requests, in which event the item will be removed from the Consent Agenda and considered as a separate item. If a citizen wants an item removed from the consent agenda, a blue card must be completed and given to the City Clerk prior to the Council's vote on the consent agenda.

1. Take action on all consent agenda items.
- \*2. Approval of minutes of previous meetings as written.

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3. Take action on the following liquor license applications:

\*3a. 7-Eleven #20168C

New Beer & Wine Store for 7-Eleven #20168C, 810 W. Baseline Road, Jaspal Rayat – Applicant. The Beer & Wine Store license previously held at this location by Randhir Singh, issued 04/27/1999, will revert back to the State. District #3.

\*3b. Hunan VIII Oriental Buffet

New Restaurant License for Hunan VIII Oriental Buffet, 1343 S. Gilbert Road, Lu & Chen Restaurant Inc – Applicant, Xin Rong Lu – Agent. This is an existing business with no previous liquor license at this location. District #2.

\*3c. May Flower Chinese Restaurant

New Restaurant License for May Flower Chinese Restaurant, 7641 E. Guadalupe Road, Suite #105, HK Limited, Inc. – Applicant, Kwok W. Mok – Agent. This is an existing business with no previous liquor license at this location. District #6.

\*3d. Sossaman's

New Restaurant License for Sossaman's, 2250 S. Buttercup, Suite B, Edwin V. Benedicto, Inc. – Applicant, Edwin Valentino Benedicto – Agent. This is an existing business with no previous liquor license at this location. District #6.

4. Take action on the following contracts:

\*4a. Three-year contract for Audio Visual Services as requested by the Community Services Department, Commercial Facilities Division.

The Purchasing Division endorses the evaluation team's recommendation to accept the sole proposal from Premier Audio Visual Services at \$120,000.

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- \*4b. Service Contract for Refurbishing Streetlight and Traffic Signal Poles for Warehouse Inventory as requested by the Development Services Department, Transportation Division.

The Purchasing Division recommends accepting the lowest responsive bid by Cem-Tec Corporation at \$48,584.80, including contingencies.

- \*4c. Two-year renewal of the Supply Contract for Automotive Hydraulic Cylinders as requested by the General Services Department, Fleet Support Services Division.

The Purchasing Division recommends exercising the two-year renewal option with Arizona Refuse Sales, LLC for \$70,000 annually based on estimated requirements.

- \*4d. Three-year Supply Contract for Automotive and Heavy-Duty Brake and Wheel Parts as requested by the General Services Department, Fleet Support Services Division.

The Purchasing Division recommends accepting the lowest responsive bids from Arizona Brake and Clutch Supply as the Primary Contract, at \$180,000.

The Purchasing Division further recommends awarding secondary contracts to WestPac Heavy Duty, dba C.W. Carter Co. at \$35,000, Genuine Parts Co., dba NAPA Auto Parts at \$7,000, and Vehicle Maintenance Program, Inc. at \$3,000.

The combined award is then \$225,000 annually based on estimated purchases including contingencies and applicable tax.

- 4e. Desert Well No. 16 Equipping and Desert Well No. 13 Improvements, City of Mesa Project No. 01-602-002.

This project will improve two well sites to meet the increasing demand for wells to augment the City's water supply. Desert Well No. 16 was previously drilled and will be equipped for groundwater production. Desert Well No. 13 is a current production well that is in need of upgrades to improve

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production and delivery. These improvements are part of the City's Water Master Plan.

Recommend award to the low bidder, Back Constructing, LLC, in the amount of \$740,746.75 plus an additional \$74,074.68 (10% allowance for change orders) for a total award amount of \$814,821.43. Funding is available from existing Water Bond authorization.

- 4f. Building Demolition - 1804 West Main Street, City of Mesa Project No. 01-372-003.

In anticipation of the construction of the light rail, a regional park-and-ride facility and transit center is proposed on the northwest corner of Main Street and Sycamore Street to meet the demand of this high capacity transit system. This project will demolish the former Firestone auto store to provide for the construction of the new transit center.

Recommend award to the low bidder, Breinholt Contracting Co., in the amount of \$126,810.00 plus an additional \$12,681.00 (10% allowance for change orders) for a total award amount of \$139,491.00. Funding for this project is split: 80% through Congestion Management Air Quality (CMAQ) and Federal Transit Grant funds (\$111,592.80) and 20% General Fund Local Match (\$27,898.20).

5. Introduction of the following ordinances and setting July 12, 2006, as the date of the public hearing on these ordinances:

- \*5a. **Z06-42 (District 6)** The 1300 to 1500 block of South Sossaman Road (west side). Located south and west of Southern Avenue and Sossaman Road. (39.12± ac.). Site Plan Modification. This request will allow for the development of office and warehouse/industrial buildings. Superstition Springs Investors Limited Partnership (Michael DeBell), owner; Terrence R. Wall, T. Wall Properties, applicant. ***(Held a neighborhood meeting, notified property owners, neighbors, registered neighborhoods and homeowners associations.)***

P&Z Recommendation: Approval with conditions. (Vote: 6-0)

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- \*5b. **Z06-43 (District 5)** The 8700 block of East Range Rider Trail (north side). Located southeast of the Southeast corner of Hawes and Thomas Roads. (4.73± ac.) Rezone from Maricopa County Rural-35 to City of Mesa R1-35. For the establishment of City of Mesa zoning on recently annexed property. Ruth Irvine, owner; City of Mesa, applicant.

P&Z Recommendation: Approval with conditions. (Vote: 6-0)

- \*5c. **Z06-46 (District 6)** The 6200 block of South Mountain Road (west side). Located southwest of Williams Field Road and Mountain Road. (15± ac.). Rezone from AG to M-1 PAD and Site Plan Review. This request will allow the development of an industrial subdivision. Cameron Williams, owner; Dorothy Shupe, Dream Catchers Planning & Design LLC, applicant. ***(Notified property owners, and homeowners associations.)***

P&Z Recommendation: Approval with conditions. (Vote: 6-0)

- \*5d. **Z06-47 (District 6)** The 1600 block of South Greenfield Road (east side) extending east to South 48<sup>th</sup> Street and the 4700 block of East Baseline Road extending north to US 60. Located south of US 60 between Greenfield Road and 48<sup>th</sup> Street. (59.24±ac.). Rezone from AG to M-1-PAD, M-1 to C-2, and M-1 to M-1-PAD. This request will allow for the development of a RV dealership and office/industrial buildings. Robert C. Crist, owner; Stephen C. Earl, applicant. ***(Held a neighborhood meeting, notified property owners, registered neighborhoods and homeowners associations.)***

P&Z Recommendation: Approval with conditions. (Vote: 6-0)

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\*5e. Modifying the wastewater rate schedules.

5.1 Take action on the following resolutions:

\*5.1a. Approving and authorizing the City Manager to execute an agreement between the City of Mesa and the Arizona Department of Public Safety to secure grant funds in the amount of \$177,157 to provide assistance to victims of crimes.

\*5.1b. Approving and authorizing the City Manager to execute an intergovernmental agreement between the City of Phoenix and the City of Mesa for receipt of Federal Transit Administration (FTA) grant funds for a Park-and-Ride lot at Red Mountain Freeway and Power Road. The agreement amount of \$869,456 includes a \$695,565 federal share and a \$173,891 local share (Quality of Life funds).

\*5.1c. Ordering and calling a Special Utility Systems Revenue Bond Election to be held in conjunction with the State's General Election on November 7, 2006, including:

- a. Water
- b. Wastewater
- c. Electric
- d. Gas

6. Take action on the proposal to eliminate Non-ADA (Senior) Dial-a-Ride Service.

7. Discuss, receive public comment, and take action on the ordinances introduced at a prior Council meeting. Any citizen that wants to provide comment should submit a blue card to the Clerk before the item is voted on. If a citizen wants to comment on an item listed with an asterisk (\*), a blue card must be given to the Clerk before Council votes on the consent agenda.

\*7a. Amending various sections of the Mesa City Code regarding the following traffic modifications:

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Prohibit Left Turns From Driveways: 10-3-15 (B)

On the east side of Lindsay Road from the driveway with centerline approximately 380 feet north of Southern Avenue (northeast corner of Lindsay Road and Southern Avenue, Council District 2).

No Parking: 10-3-24 (D) (Full Time No Parking)

On the south side of Juanita Avenue from the south leg of Revere to Vineyard (north of Baseline Road and East of Extension Road, Council District 3).

On 39<sup>th</sup> Street from Flossmoor Avenue to Gable Avenue (north and south of Southern Avenue east of Val Vista Drive, Council District 6).

No Parking: 10-3-24 (F 9) (No Parking between 10:00 pm and 4:00 am)

On the south side of Juanita Avenue from Revere to Vineyard (north of Baseline Road and east of Extension Road, Council District 3) (Remove Prohibition).

- \*7b. Amending Mesa City Code Building Regulations Title 4, Chapters 1, 2 3 and 5 to make minor modifications to the requirements for building permits and to correct/clarify several building and related code requirements as recommended by the General Development Committee.
- \*7c. Amending Mesa City Code Public Ways and Property Title 9, Chapters 1, 2, 5, 6 and 8 to modify the requirements for street improvements and rights-of-way dedication as recommended by the General Development Committee.

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- 7d. **Z06-40 (District 3)** 2950 South Alma School Road, Suite #6. Located south of Guadalupe Road on the west side of Alma School Road (978 s.f.). Council Use Permit. This request will allow a tattoo parlor to operate at this location. Mesa Shopping Center, LLC (MPB Realty Services, Inc.), owner; Kelly Garnett, applicant. ***(Held three neighborhood meetings, notified property owners, neighbors, registered neighborhoods, homeowners associations and schools in the vicinity.)***

P&Z Recommendation: Approval with Conditions. (Vote: 4-2-1 with Boardmembers Langkilde and Mizner nay and Boardmember Saemisch abstaining due to a potential conflict of interest).

8. Take action on the following subdivision plats:
- \*8a. “REPLAT OF LOTS 4 AND 5 RIDGEVIEW PLAZA” (**District 5**) 2900 block of North Sericin (east side) located north and west of McDowell Road and Power Road. 1 R-2 PAD multi-residence lot and 1 C-2 DMP commercial lot (13.12 ac) Bryan/Moore Development, LLC, Robert L. Schultz, manager, owner.
  - \*8b. “RIDGEVIEW TOWNHOMES” (**District 5**) 2900 block of North Sericin (east side) located north and west of McDowell Road and Power Road. 7 R-2 PAD townhome lots (1.05 ac) Bryan/Moore Lot 5, LLC, Louis V. Moore, manager, owner.
9. Items from citizens present. (Maximum of three speakers for three minutes per speaker).