

CITY COUNCIL AGENDA

COUNCIL CHAMBERS – 57 EAST FIRST STREET

Monday, February 5, 2007
5:45 P.M.

Invocation by Pastor Gregory Dansby, Holy Temple Church of God In Christ.

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.

(Members of the Mesa City Council will attend either in person or by telephone conference call).

MESA CITY COUNCIL
February 5, 2007
Page 2

1. Take action on all consent agenda items.
- *2. Approval of minutes of previous meetings as written.
3. Take action on the following liquor license applications:
 - *3a. Caledonian Society of Arizona - **Deleted.**
 - *3b. Asiana Market Plus

New Beer & Wine Store License for Asiana Market Plus, 1116 S. Dobson Road, Suite 117, Jun Ho Trading Company Inc – Applicant, Insoon Lee Ha – Agent. The previous Beer & Wine Store license held at this location by Kye Sun Chang will revert back to the State. (District #3).
 - *3c. Tesco

New Beer & Wine Store License for Tesco, 2009 N. Stapley Drive, Tesco Stores West, Inc. – Applicant, Randy D. Nations – Agent. No previous liquor license at this location. (District #1).
 - *3d. Tesco

New Beer & Wine Store License for Tesco, 9950 E. Guadalupe Road, Tesco Stores West, Inc. – Applicant, Randy D. Nations – Agent. No previous liquor license at this location. (District #6).
4. Take action on the following contracts:
 - *4a. Two-year Renewal of the Contract for Landscape Maintenance Services for Parks and Retention Basins, in an Area Designated as Zone 5, as requested by the Parks, Recreation & Commercial Facilities Department.

The Procurement Services Department recommends exercising the two-year renewal option with Mariposa Horticultural Enterprises, Inc. at \$180,769.00 annually, based on estimated requirements.

MESA CITY COUNCIL
February 5, 2007
Page 3

- *4b. Contract Dollar Limit Increase to the Supply Contract for Ferrrous Chloride as requested by the Utilities Department, Water Division.

The Procurement Services Department recommends increasing the contract dollar limit to Kemiron Companies, Inc. by \$240,000.00 to \$495,024.00 annually for 2006/07.

- *4c. Sewer Diversion Structure Rehabilitation at Baseline and Emerson Roads, City of Mesa Project No. 01-687-003.

The City maintains a large number of wastewater diversion structures within the wastewater collection system. This project will rehabilitate one of these diversion structures to eliminate odors coming from the structure.

Recommend award to the Low Bidder, Currier Construction, Inc., in the amount of \$120,084.00 plus an additional \$12,008.40 (10% allowance for change orders) for a total award of \$132,092.40. Funding for this project is available from the Wastewater bond program.

- *4d. Beverly Park Fence and Wall, City of Mesa Project No. 06-001-001.

This project will install approximately 665 feet of wrought iron fence and block wall along the northerly side of Beverly Park, which is located north of Main Street and east of Alma School Road. These improvements will provide a barrier between the park and the properties to the north.

Recommend award to the Low Bidder, Concast Corporation, in the amount of \$72,275.00 plus an additional \$7,227.50 (10% allowance for change orders) for a total award of \$79,502.50. Funding for this project is available from Park bond proceeds and approved Park Operating funds.

MESA CITY COUNCIL
February 5, 2007
Page 4

- 4e. FY 06/07 Residential Street Overlays, City of Mesa Project No. 06-092-001.

Each year the Transportation Department identifies roadway segments that require some measure of pavement maintenance. This project will overlay 240,000 square yards of asphalt rubber pavement. Residential areas included in this project are the northwest area of Lindsay Road and Brown Road, southwest area of Stapley Drive and Southern Avenue, and many residential streets in the Dobson Ranch area. Improvements include construction of ADA compliant sidewalk ramps and other minor street improvements.

Recommend award to the Low Bidder, M.R. Tanner Development and Construction, Inc., in the amount of \$2,585,000 plus an additional \$258,500.00 (10% allowance for change orders) for a total award of \$2,843,500.00. Funding for this project is available from Highway User Revenue Fund (HURF) funds.

- *4f. Replacement Carpeting for the 2nd floor of Mesa City Plaza Building located at 20 E. Main Street utilizing State of Arizona Contract #EPS060077-2, City of Mesa Project No. 06-907-002.

This project will replace carpeting that was installed more than ten years ago and has reached the end of its useful life. Replacing this carpet will result in increased safety and improved facility appearance. This floor will become offices for the Personnel Division.

Recommend purchasing from the State of Arizona contract #EPS060077-2, through Wholesale Floors, Inc., in the amount of \$55,653.79 plus an additional \$5,565.37 (10% allowance for change orders) for a total award of \$61,219.16. Funding for this project is available from the approved Facilities Maintenance Department budget.

MESA CITY COUNCIL
February 5, 2007
Page 5

5. Introduction of the following ordinances and setting February 20, 2007, as the date of the public hearing on these ordinances:
 - *5a. **Z07-07 (District 6)** The 10000 to 10200 block of East Hampton Avenue (south side). Located east of Crismon Road and north of US60 (10.25 acres). Site Plan Modification. This request is for offices, medical offices, and warehousing. Ed Kendler, owner; Wesley R Balmer, applicant. ***(Held two neighborhood meetings, and notified property owners.)***

P&Z Recommendation: Approval with conditions. (Vote:6-0 with Boardmember Esparza absent.)
 - *5b. **Z07-08 (District 6)** 2235 South Hawes Road (east side). Located south of the southeast corner of Baseline Road and Hawes Road (7± ac.). Rezone from AG to R-2 and Site Plan Review. This request will allow the development of an assisted living facility and duplexes. Michael Killeen, owner; Boyd H. Thacker, applicant. ***(Held two neighborhood meetings, notified property owners, interested parties, registered neighborhoods and homeowners associations.)***

P&Z Recommendation: Approval with conditions. (Vote:6-0 with Boardmember Esparza absent.)
6. Take action on the following resolutions:
 - *6a. Extinguishing a Temporary Drainage Easement at the southeast corner of South Vineyard and West Baseline Road.

This easement is no longer required as the current development has dedicated easements for the new drainage area.
 - *6b. Extinguishing a Temporary Emergency Access Easement located at East Renfield Street and South Mountain Road.

The purpose for this temporary easement is no longer required as the development of the subdivision is complete.

MESA CITY COUNCIL
February 5, 2007
Page 6

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. **Z07-01 (District 5)** The 2169-2183 block of North Sossaman Road (east side). Located on the northeast corner of Sossaman and McKellips Roads (4.7 ±ac.). Rezone from Maricopa County R1-35 RUPD to City of Mesa R1-35 PAD. For the establishment of City of Mesa zoning on recently annexed property. Glen Duke, Michael Parish, Borbala Csaki & Carl Lytikainen, owners; City of Mesa, applicant.

PHO Recommendation: Approval with conditions.

- *7b. **Z07-02 (District 6)** The 10202-10238 block of East Broadway Road (north side). Located on the northeast corner of Broadway and Crismon Roads (2.3±ac.). Rezone from Maricopa County R1-8 to City of Mesa R1-9. For the establishment of City of Mesa zoning on recently annexed property. John Brauchler, owner; City of Mesa, applicant.

PHO Recommendation: Approval with conditions.

- *7c. **Z07-03 (District 5)** The 9310-9346 block of East Main Street (north side). Located on the northeast corner of Main Street and Ellsworth Road (20.1±ac.). Rezone from Maricopa County C-3 & R-5 to City of Mesa C-3 & R-4. For the establishment of City of Mesa zoning on recently annexed property. Silver Spur MHP, LLC, Geff Gunsalas, General Manager, owner; City of Mesa, applicant.

PHO Recommendation: Approval with conditions.

MESA CITY COUNCIL
February 5, 2007
Page 7

- *7d. **Z07-04 (District 6)** The 9030-9112 block of East Southern Avenue (north side). Located on the northwest corner of Southern Avenue and Ellsworth Road (3.17±ac.). Rezone from Maricopa County Rural-43 & R1-7 to City of Mesa R1-43 & R1-7. For the establishment of City of Mesa zoning on recently annexed property. Mark Kohner, owner; City of Mesa, applicant.

PHO Recommendation: Approval with conditions.

- *7e. **Z07-05 (District 5)** The 6000-6400 Block of East Evergreen Road (south side). Located south and east of the southeast corner of Recker and Brown Roads (6.85±ac.). Rezone from Maricopa County R1-6 SC to City of Mesa R1-6 AS. For the establishment of City of Mesa zoning on recently annexed property. Robert Dethlefs, Joseph Dzedzic, Alfred Ellis, Scott Erdman, Richard Fessler, Donald Forness, Oscar Gansky, Clayton Gourley, Ricky Hanson, Robert Jandeczek, Robert Karraker, Phyllis Kowaluk, Joseph Kuka, Sandra Legrand, Robert Lenhart, Albert Loucks, Cheesman McIntosh, David Leo Meyer, James Partida, Kathryn Pugnier, Gaither Robinson, Raymond Roslan, Victoria Rovenko, Clarence Schilperoort, Frank Shirey, Michael Stone, Darlene Taylor, Delbert Tice, Claude Torbit, Jaunita White, Joseph Wilson, owners; City of Mesa, applicant.

PHO Recommendation: Approval with conditions.

8. Take action on the following subdivision plats:

- *8a. "AQUILA LAS SENDAS" (**District 5**) 2600 to 2700 block of North Power Road (east side) located south and east of McDowell Road and Power Road. 138 R-3 PAD condominium units (10.43 ac) Aquila Las Sendas, LLC, Richard Lloyd, managing member, owner.
- *8b. "McKELLIPS CENTER" (**District 5**) 4800 block of East McKellips Road (south side) located south and west of McKellips Road and Higley Road. 2 M-1 PAD industrial lots (3.86 ac) Ross Property Group, LLC, Lance Ross, managing member, owner.

MESA CITY COUNCIL
February 5, 2007
Page 8

- *8c. "FAIRWAY TERRACE CONDOMINIUMS" (**District 1**) 524 West Fairway Drive (north side) located north and west of Brown Road and Country Club Drive. 16 R1-9 condominium units (1.55 ac) Fairway Investments, LLC, Gwendolyn J. Ingels, manager, owner.
- *9. Approve write-off of utility and miscellaneous accounts for the three-month period ending September 30, 2006 in the amount of \$294,134.00. Collection efforts will continue with respect to all of these accounts, including the assignment of accounts to a collection agency.
- *9.1. Discuss and take action on the recommendation of the City Attorney's Office regarding the disclosure of certain taxpayer information pursuant to a Summons from an agency of the Federal Government.
- 10. Items from citizens present. (Maximum of three speakers for three minutes per speaker).