

CITY COUNCIL AGENDA

COUNCIL CHAMBERS – 57 EAST FIRST STREET

Monday, April 21, 2003

5:45 P.M.

Invocation by Executive Pastor, Danny Dodson, Central Christian Church of the East Valley.

Pledge of Allegiance.

Mayor's Welcome.

General Plan Amendment Process Update.

1. Consider all consent agenda items.

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 so requests, in which event the item will be removed from the Consent Agenda and considered as a separate item.

- *2. Approval of minutes of previous meetings as written.
3. Consider the following liquor license applications:

*a. JASON BARCLAY MORRIS, AGENT

New Beer and Wine Store License for CVS Pharmacy #4795, 6015 E. Brown Road. This is a new building

MESA CITY COUNCIL
April 21, 2003
Page 2

currently under construction. No previous liquor licenses at this location.

*b. CHARLES EDWIN DAVIS, AGENT

New Beer and Wine Store License for Grocery Outlet, 1300 S. Country Club Dr, #101. The Beer and Wine Store License previously held at this location by Maria Ramirez, Agent, Canned Foods, Inc., did not renew their 2001 liquor license.

*c. ANGELO JOHN BARRO, AGENT

New Restaurant License for Barro's Pizza, 1066 N. Power Road, #103. This is a new building currently under construction. No previous liquor licenses at this location.

*d. KEVIN JOHN OLSON, AGENT

New Restaurant License for Garcias Mexican Restaurant, 1940 E. University Drive. The Restaurant License previously held at this location by Michael A. Lee, Agent, Fiesta Restaurant Inc., will revert back to the State.

4. Consider the following Bingo application:

- *a. Mesa Regal RV Resort – CLASS A
Leah Marquis, Manager
4700 E. Main Street
Mesa, AZ 85205

5. Consider the following contracts:

- *a. Two-year renewal of the supply contract for automotive hydraulic hose and fittings as requested by Fleet Support Services.

The Purchasing Division recommends exercising the two-year renewal option with the original overall low bidder by Kaman Industrial Technologies Corp. at \$35,000.00 based on estimated annual requirements.

MESA CITY COUNCIL
April 21, 2003
Page 3

- *b. Seven Ballistic vests for SCAT team members as requested by the Police Department.

The Purchasing Division recommends accepting the only bid by Second Chance Body Armor c/o Ron Macy Associates at \$19,189.63 (**sole source**).

- *c. Three-year supply contract for street lighting contactors for warehouse inventory to be used by the Transportation Division.

The Purchasing Division recommends accepting the low bid meeting specification by WESCO Distribution, Inc. at \$34,613.44 based on estimated annual requirements.

- *d. Three-year supply contract for uniform garments to be purchased for approximately 325 employees in various city departments. These shirts, pants, caps and jackets are worn by a variety of field crews to identify them as City workers.

The Purchasing Division recommends accepting the overall low bidders for each contract as follows:

Contracts #1 and #3 to ICA, Inc. for annual purchases estimated at \$55,000.00; and Contract #2 to Mission Uniform for annual purchases estimated at \$8,000.00. The combined award is then \$63,000.00 based on estimated annual requirements.

- *e. One replacement ½ ton pickup for the Gas Division of Utilities.

The Purchasing Division recommends authorizing purchase from the State of Arizona contract with Five Star Ford for a total of \$23,487.91.

- f. Gantzel Road Gas Main Extension, Combs Road to Circle Cross Ranch Subdivision. City of Mesa Project No. 01-529-001.

MESA CITY COUNCIL
April 21, 2003
Page 4

This project proposes to extend over 8,100 feet of 4-inch and 8-inch gas lines into our service area, allowing for connection to our system by additional customers.

Recommend award to low bidder, Northern Pipeline Construction, in the amount of \$197,117.00 plus an additional \$19,711.70 (10% allowance for change orders) for a total award of \$216,828.70.

- g. City Water Zone Split, PRV Installation. City of Mesa Project No. 02-201-001.

This project proposes to allow water from the next higher zone to transfer into the City Zone to serve the under-pressured areas, and will install two Pressure Reducing Valves (PRV's) to ensure that the pressures are within the acceptable range.

Recommend award to low bidder, Pierson Construction Corp., in the amount of \$263,463.00 plus an additional \$26,346.30 (10% allowance for change orders) for a total award of \$289,809.30.

- *h. Electrical Upgrades at City Well Sites. City of Mesa Project No. 02-30.

This project proposes to replace the electrical service and motor control center, upgrade the pump control and flow metering, and replace wiring and other electrical appurtenances at Desert Well No. 6 to improve operational efficiency and reliability. It will also replace the electrical service, motor starter, wiring and other electrical appurtenances at Monitoring Wells 2 and 3 located in 8th St. near Riverview Golf Course.

Recommend award to low bidder, TIC-The Industrial Company, Inc., in the amount of \$99,930.98 plus an additional \$9,993.10 (10% allowance for change orders) for a total award of \$109,924.08.

MESA CITY COUNCIL
April 21, 2003
Page 5

- i. Lindsay Road pavement and Storm Drain Improvements, Southern Avenue to Broadway Road and University Drive to Inca St. City of Mesa Project No. 00-88.2.

This project proposes to install storm drain and reconstruct two sections of Lindsay Road, between Southern Avenue and Broadway Road, and between University Drive and Inca Street.

Recommend award to low bidder, Hunter Contracting Co., in the amount of \$1,549,819.97 plus an additional \$154,982.00 (10% allowance for change orders) for a total award of \$1,704,801.97.

- *j. Mesa Fire Stations 204, 205, 207, 208,211 & 215 Ventilation Renovations. City of Mesa Project No. 02-36.

This project proposes to remedy slightly undersized exhaust systems coupled with controls that did not efficiently separate the exhaust and cooler intake functions by adding ductwork and exhaust fans where needed. It will also adjust air flows to achieve appropriate pressures, and replace the existing control systems with more efficient, interfaced control systems.

Recommend low bidder, C&W Restoration, in the amount of \$68,342.00 plus an additional \$6,834.20 (10% allowance for change orders) for a total award of \$75,176.20.

6. Introduction of the following ordinances and setting May 5, 2003 as the date of public hearing on these ordinances:

Note: City Council introduction of ordinances does not necessarily reflect City Council approval of these ordinances. Introduction of ordinances sets in motion the public posting and advertising process for ordinances so that the City Council can hear from concerned citizens at the public hearing.

- *a. **Z03-10** 1945 and 1955 South Val Vista Road (2.6± acres). Site Plan Modification. This case involves the

MESA CITY COUNCIL
April 21, 2003
Page 6

development of office buildings. Val Vista Gateway, LLC, owner; Brian Moore, BCMA Architecture, applicant.

- *b. **Z03-14** 6232 East Arbor Avenue (3.6 ac.±). Rezone from C-2 to C-2 PAD. This case involves the development of a medical office complex. Jere Plank, owner; Edward Roblee, applicant. Also consider the preliminary plat of "Baywood Professional Center."

7. Consider the following resolutions:

- a. Fixing May 19, 2003 as the Public Hearing date on the proposed final assessments for the Mesa Town Center Improvement District No. 228.

This District provides enhanced municipal services for the Town Center.

- *b. Authorizing the City Manager to execute a Development Agreement for City Share Reimbursement between Coady Enterprises, Inc., an Arizona Corporation, and the City of Mesa, for the reimbursement of regional offsite improvements that are being required by Mesa in conjunction with the proposed development of Bark Avenue, which is located at 3109 East McKellips Road.

- *c. Vacating a portion of the right-of-way of Ocatilla Road at the 9000 block of East Elmwood Street.

This right-of-way is no longer required and conflicts with the recorded plat.

- *d. Adopting a Citrus Sub-Area Plan.

- *e. Authorizing the City Manager to execute a Disposition and Development Agreement between the City of Mesa and Mesa Violin Studios, LLC for 213 North Morris Street ("Pomeroy House").

- *f. Authorizing the City Manager to execute a Disposition and Development Agreement between the City of Mesa and 44

MESA CITY COUNCIL
April 21, 2003
Page 7

West University, LLC (John C. Giles) for 238 West 2nd Street ("Mitten House").

- *g. Authorizing the sale of City property in the Washington Park neighborhood to adjacent property owners.

This is a sale of excess property. Two non-contiguous partial lots in Washington Park are no longer developable.

- *h. Authorizing the City Manager to execute an agreement between the City of Mesa and the Arizona Governor's Office of Highway Safety providing for funds to pay for the purchase of one Vetronix crash data retrieval system, two SUV type vehicles, one Intoxilyzer 5000EN, ten talon hand held radars and ten pro laser hand held lasers. It will also provide funds for collision reconstruction expert training, DRE recertification, Lifesavers conference costs, overtime reimbursement for educational classes, red light enforcement, DUI task force operations and child seat safety fairs.

- *i. Authorizing the City Manager to execute an agreement between the City of Mesa and the Arizona Governor's Office of Highway Safety providing for funds to pay for the purchase of one Vetronix crash data retrieval system, one unmarked police sedan, one GPS measuring system, one wall mounted sphygmomanometer and one digital/video camera.

- *j. Approving and authorizing the City Manager to execute a grant agreement between the Regional Public Transportation Authority and the City of Mesa to execute a contract amendment with Valley Metro.

8. Consider the following ordinances:

- *a. Amending Section 11-2-2 of the Mesa City Code, changing the zoning of certain property described in Zoning Case No. CZ03-001TC, for the proposed relocation of City Well Site No. 10 to 219 and 225 South Robson.

MESA CITY COUNCIL
April 21, 2003
Page 8

- *b. Amending Section 11-2-2 of the Mesa City Code, changing the zoning of certain property described in Zoning Case No. CUP03-002TC for a newspaper establishment at 120 W. First Avenue and 27 S. Robson.
- *8.1. Consider the purchase of property located at 3400 South 80th Street for a future fire station.
9. Consider the following subdivision plats:
- *a. “CVS PHARMACY STORE NO. 5026”, – (Council District 6) – 1212 South Greenfield Road (west side) 3 C-2 commercial lots (5.30 ac) Valley Citrus Packing Company, an Arizona Corporation, owner; Carter & Burgess, Inc., engineer.
 - *b. “FALCON GATEWAY”, – (Council District 5) – 4505 East McKellips Road (south side) 6 C-2 commercial lots (34.54 ac) Wal-mart Stores, Inc., a Delaware Corporation, owner; Brady-Aulerich & Associates, Inc., engineer.
 - *c. “MONTE VISTA VILLAGE CENTER SHOPS”, – (Council District 6) – 9101 East Baseline Road (south side) 6 C-2 commercial lots (15.88 ac) Weingarten Nostat, Inc., a Texas Corporation, and Monte Vista, L.L.C., owners; Stantec Consulting Inc., engineer.
10. Items from citizens present. (Maximum of three speakers for three minutes per speaker).