

COUNCIL MINUTES

January 31, 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 31, 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
Pauline Backer
Joan Baier
Wayne Balmer
Neal Beets
Fred Conway
Mark Coon
Kim Fallbeck
John Gendron
Mike Hutchinson
Lars Jarvie
Barbara Jones
Harry Kent
Wayne Korinek
Ron Krosting
Larry Lines
Rich Lorig

STAFF PRESENT (CONT.)

Frank Mizner
Keith Nath
John Oliver
Ellen Pence
Bryan Raines
Andrea Rasizer
Tom Remes
Becky Richardson
Denise Samuel
Sharon Seekins
Debbie Vickman
Ralph Wisz

OTHERS PRESENT

Lew Lenz
Others

Mayor Brown excused Councilmember Payne from the beginning of the meeting. Councilmember Payne arrived at 7:39 a.m.

1. Discuss and consider an upgraded audio visual system for the lower level of the Council Chambers.

Management Intern Tom Remes provided a synopsis of a proposed visual presentation system to be located in the lower level meeting room of the Council Chambers. Mr. Remes stated that the equipment will allow unobstructed viewing of visual presentations and eliminate the need to change lighting levels. Mr. Remes outlined three anticipated areas of improvement: 1) viewing of transparencies and other materials; 2) presentation of images utilizing a variety of equipment and mediums; and 3) adjustments to the lower level meeting room not directly related to enhancing visual presentations.

Mr. Remes advised that under staff's proposal, four television monitors will be strategically placed throughout the lower level chamber to allow for maximum viewing by the Mayor, Council, and attendees. Mr. Remes explained that projection equipment will be connected to the four monitors and controlled by a presenter seated at a presentation desk. Mr. Remes demonstrated the operation of an Elmo system with the clarification that "Elmo" may not be the chosen system and noted the quality and ease of use provided by a video presenter machine.

Mr. Remes said that additional proposed miscellaneous improvements include new microphones for increased quality and clarity, a new sound system with separate controls for both the Council and audience areas, and 6 new wall-mounted speakers to replace the 29 existing ceiling speakers.

Mr. Remes reported that should Council approve the plan, approximately two months will be required for staff to purchase and install the video presentation equipment. Mr. Remes stated that the microphones and speakers will be installed and tested at a later time.

In response to a question from Mayor Brown, City Manager Charles Luster stated that similar improvements to the upstairs Council Chambers are being researched.

Mayor Brown expressed support for the improvement of the visual presentation system.

In response to a question from Councilmember Giles, Mr. Remes indicated that a slide interface will be required for large slide presentations. Mr. Remes said that a jack will be available for individuals requiring the use of a laptop computer.

It was moved by Councilmember Kavanaugh, seconded by Councilmember Giles, that the recommendation of staff for a visual presentation system for the lower level Council Chambers be approved.

Carried unanimously.

Mayor Brown expressed appreciation to staff for their efforts.

2. Review schedule for various street construction projects.

Deputy City Engineer Keith Nath reviewed the schedules for four upcoming street construction projects related to McKellips Road:

1) Overlay Project. Mr. Nath noted that the McKellips Road overlay project will provide an overlay and minor widening of McKellips Road from Lindsay to Greenfield Road (first phase) and from Higley to Power Road (second phase). Mr. Nath stated that work is scheduled to begin in February 1997, with the first phase anticipated for completion during April 1997, and the second phase during June 1997.

2) Residential Wall. Mr. Nath indicated that a residential wall will be installed along McKellips Road. Mr. Nath stated that construction will start during February 1997 and should be completed during June 1997. Mr. Nath explained that the project will include the new 8-foot

residential walls, private irrigation work, and a retaining wall at the bridge over the Tempe Canal.

3 and 4) Road Widening. Mr. Nath indicated that two contracts have been executed relative to the widening of McKellips Road. Mr. Nath reported that the first project will extend from Country Club Drive to the Tempe Canal, and the second project will continue from the Tempe Canal to Gilbert Road. Mr. Nath stated that the second project will also include work north and south of the Gilbert Road intersection. Mr. Nath said that both projects will run concurrently, with commencement anticipated during May 1997 and completion by November 1, 1997.

In response to a question from Vice Mayor Gilbert, Mr. Nath noted that the final stage of the project involves landscaping and streetlights. Mr. Nath commented that if the Arizona Department of Transportation (ADOT) completes the McKellips interchange ahead of schedule, the McKellips Road widening project will not be seriously impacted. Mr. Nath advised that staff is currently evaluating the City's new right-of-way acquisition policy to determine if the completion date can be improved.

In response to a question from Councilmember Stapley, Mr. Nath stated that the widening of Gilbert Road from Southern Avenue to north of Main Street is scheduled to begin during the Summer of 1998 and will not overlap with the McKellips Road residential wall project, due to be completed during the Summer of 1997.

Mayor Brown expressed appreciation to Mr. Nath for the review of upcoming projects.

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

- a. Design Review Board meeting - January 17, 1997.
- b. Transportation Committee meeting - January 17, 1997.

It was moved by Councilmember Stapley, seconded by Councilmember Pomeroy, that receipt of the minutes of various boards and committees be acknowledged.

Carried unanimously.

4. Hear reports on meeting and/or conferences attended.

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

5. Scheduling of meetings and general information.

Mr. Luster stated that the meeting schedule is as follows:

Monday, February 3, 1997, 5:45 p.m. - Regular Council Meeting

Thursday, February 6, 1997, 4:00 p.m. - Policy Session

(Mr. Luster advised that the Study Session scheduled for Friday, February 7, 1997, has been canceled.)

Friday, February 14, 1997, 7:30 a.m. - Study Session

Wednesday, February 19, 1997, 7:30 a.m. - Joint meeting with the Dobson Ranch Homeowners' Association Board of Directors

Mr. Luster noted the addition of an item to the agenda for the February 3, 1997 Regular Council Meeting relative to the rescission of the award to PSI International (PSI) for their portion of the City's Computer Aided Dispatch (CAD) system. Mr. Luster stated that the contract between PSI and the City has not yet been signed and staff recommends that the contract be reawarded, at approximately the same cost, to additional companies already involved in the total program.

6. Review items on the agenda for the February 3, 1997, Regular Council Meeting.

All 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:

4. Consider the following liquor license applications:

*e. ASVIN J. BHANVADIA, AGENT

New beer and wine store license for Arco AM/PM, 2751 East University Drive. The license previously held at this location by Annie Diaz, Agent, Ed's AM/PM, will revert back to the State.

Councilmember Stapley indicated opposition to the request, noting his belief that alcohol and gasoline should not be sold in the same establishment. Councilmember Stapley requested that this item be removed from the consent agenda.

6. Introduction of the following ordinances and setting February 18, 1997, as the date for the public hearing on these ordinances.

*a. **Z96-114** The southwest corner of Country Club Drive and Kiowa Avenue. Site Plan Review (22± acres). This case involves the development of a car dealership.

Mayor Brown 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.

Mayor yielded the gavel to Vice Mayor Gilbert for discussion on this item.

Community Development Manager Wayne Balmer stated that in response to concerns from neighbors, the applicant has submitted a revised site plan designating a 200-foot buffer along the western and southern boundaries of the property. Mr. Balmer explained that an alternative

ordinance (Option B) reflects the revised site plan and has been prepared for introduction at the February 3 Regular Council Meeting. Mr. Balmer indicated that if the alternative ordinance is approved, the 200-foot buffer would remain undeveloped until a later date.

In response to a question from Councilmember Payne, City Attorney Neal Beets stated that a legal protest may be filed relative to the revised site plan but indicated that the revision to the site plan eliminates the 3/4 vote requirement, thereby necessitating only four votes to approve the case.

In response to questions from Vice Mayor Gilbert, Mr. Balmer commented that Council could refer the case back to the Planning and Zoning Board for their review. Mr. Balmer noted that the next Planning and Zoning Board meeting will be held on Thursday, February 20, 1997.

Vice Mayor Gilbert stated support for sending the request back to the Planning and Zoning Board for review. Councilmember Giles indicated concurrence with Vice Mayor Gilbert.

Mr. Beets advised Council that any necessary action should be taken at the February 3 Regular Council Meeting.

With discussion on this agenda item being completed, Vice Mayor Gilbert yielded the gavel to Mayor Brown.

- *d. **Z97-3** The southeast corner of 40th Street and Brown Road. Rezone from AG to R1-15-PAD (60± acres). This case involves the development of a single-residence subdivision.

Mr. Balmer reported that the applicant may be submitting a letter requesting a modification to the original plan, which would increase the lot size in a manner consistent with a nearby project approved recently.

7. Prescheduled public opinion appearances (maximum of three speakers for five minutes per speaker).

- a. Hear from Lew Lenz regarding a draft policy for the citrus area.

Lew Lenz, 3717 East Pomegranate Street, representing the Northeast Mesa Homeowners' Association, spoke in support of the City's recently proposed residential development guidelines and citrus area policy but noted concern regarding various requirements and potential conflict with existing ordinances. Mr. Lenz referred to the General Plan and expressed the opinion that the citrus area policy appears to emphasize the importance of citrus trees rather than the rural character of the citrus area.

Mayor Brown expressed appreciation to Mr. Lenz for his comments and informed him of an upcoming public hearing concerning the residential development guidelines and citrus area policy.

8. Items from citizen present (maximum of three speakers for five minutes per speaker).

There were no items from citizens present.

9. Adjournment.

It was moved by Councilmember Stapley, seconded by Councilmember Pomeroy, that the Study Session adjourn at 8:07 a.m.

Carried unanimously.

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 31st day of January, 1997. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 25th day of February, 1997

BARBARA JONES, CITY CLERK