

COUNCIL MINUTES

January 9, 1997

The City Council of the City of Mesa met in a Policy Session in the lower level meeting room of the Council Chambers, 57 East 1st Street, on January 9, 1997 at 4 p.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
Wayne Balmer
Cindy Barris
Neal Beets
Steve Burg
John Gendron
Glenn Gorke
Mike Hutchinson
Barbara Jones
Harry Kent
Karl Kohlhoff
Wayne Korinek
Larry Lines
Tom Mattingly
Beth Miller

STAFF PRESENT (CONT.)

Frank Mizner
Dave Nichols
John Oliver
Ellen Pence
Bill Petrie
Ray Pittman
Bryan Raines
Tom Remes
Denise Samuel
Gordon Sheffield
Kevin Snow
Mike Whalen
Mindy White
Ralph Wisz

Councilmember Payne was excused from the beginning of the meeting.

1. Hear a report and discuss implementation of the smoking regulations.

Executive Assistant Ellen Pence said that a brochure outlining the City's new smoking ordinance is being prepared for distribution to approximately 7,000 Mesa businesses and will be made available to interested citizens. Ms. Pence reported that in the interim, a letter has been mailed to each of the businesses summarizing the major changes implemented by the new ordinance and advising that the hotline telephone number will be transferred from Fire Prevention to the Building Inspections Department.

Building Inspections Superintendent Tom Mattingly noted departmental changes underway to accommodate the implementation of the new smoking ordinance. Mr. Mattingly indicated that the new hotline telephone number is anticipated to be operational by Monday, January 13, 1997. Mr. Mattingly stated that several inquiries have been received to date relative to hardship/exception provisions and that staff is currently developing procedures to respond to applications.

Community Center Director Ray Pittman referred to a schematic and outlined a proposal to designate two smoking sections at the City's Amphitheatre in conformance with the new ordinance. Mr. Pittman commented that the area in close proximity to the "beer garden" is capable of accommodating approximately 250 patrons and will incorporate a 15-foot buffer zone, while the overflow area can accommodate approximately 100 patrons.

In response to a question from Vice Mayor Gilbert, Mr. Pittman indicated that individuals cannot simply exit the Amphitheatre to smoke due to regulations pertaining to public space.

Mayor Brown thanked staff for the update.

2. Hear a status report on communications towers in Mesa.

Community Development Manager Wayne Balmer spoke regarding the increasing demand for wireless communications towers within the City. Mr. Balmer noted concerns expressed relative to siting/compatibility with surrounding uses and stated that staff is recommending the development of a location plan and policy to address such issues. Mr. Balmer commented that an established plan would provide direction to the communications industry and assist in limiting the number of towers adjacent to residential neighborhoods.

Mr. Balmer said that staff has researched policies in surrounding communities and suggests that the City retain the existing requirement for a use permit and continue to encourage the co-location of towers and utilization of existing towers/structures where feasible.

Planner II Gordon Sheffield stated that it is expected that the number of applications for towers will continue to increase. Mr. Sheffield indicated that many applications appear appropriate for industrial locations but present difficulties when encroaching into residential areas where they are perceived as detrimental to neighborhoods. Mr. Sheffield said that staff favors individual review and a public hearing process as opposed to allowing towers in certain districts as a use "by right," particularly when such "by right" sites abut residential areas.

Mr. Sheffield spoke briefly concerning provisions/impacts of the Telecommunications Act of 1996, the City's existing ordinance governing communications towers, and the use permit supplemental form currently utilized for tower applications.

(Councilmember Payne arrived at the meeting at 4:15 p.m.)

In response to a question from Mayor Brown, Mr. Balmer advised that staff has identified three potential options to accommodate the increased need for communications towers: A) retain the existing governing ordinance without modification; B) amend the existing ordinance by allowing towers by right, and C) develop a location plan and policy for wireless towers. Mr. Balmer stated that staff recommends the third option.

Councilmember Kavanaugh questioned the need for a consultant. Mr. Sheffield indicated that staff anticipates developing a location plan and policy without the assistance of a consultant. Mr. Sheffield noted the City's favorable relationship with the communications industry and expressed the opinion that while members of the industry would likely prefer Option B as outlined above, they would agree to Option C.

Vice Mayor Gilbert referred to a map of existing/approved tower sites provided to Council and suggested that an additional map be developed illustrating potential sites and the impact of Option C. Vice Mayor Gilbert noted the importance of proactive measures and stated support for pursuing Option C as presented by staff.

Following brief discussion, Mayor Brown stated that Council favors the development of a location plan and policy for communications towers.

Mr. Balmer advised that staff will prepare information for Council, including a map of potential sites and vertical elements where co-location may be possible.

Mayor Brown thanked staff for the report.

3. Hear and discuss a report concerning the City's water program.

Assistant Utilities Manager Karl Kohlhoff provided background information concerning the City's water conservation program and noted significant events and dates, including the development of a Water Resources Strategic Plan in 1990 and Plan Update in 1993. Mr. Kohlhoff presented statistical data relative to water consumption rates and the correlation between consumption and rainfall.

Mr. Kohlhoff briefly responded to questions from Vice Mayor Gilbert pertaining to the use of population as a measurement tool.

Water Resources Coordinator Beth Miller spoke regarding Mesa's Water Resources Strategic Plan, developed in part to ensure that renewable water supplies of adequate quality are available to meet water demands within Mesa's service area for a minimum of 100 years. Ms. Miller referred to a map illustrating the division of the City's service area into two parts: a) "on Project" (within the Salt River Project boundaries - western portion of the City) and b) "off Project" (outside the Salt River Project boundaries - eastern portion of the City). Ms. Miller commented that water supplies appear adequate for the "on Project" area and that careful planning is underway to ensure water supplies for the "off Project" area where the most significant growth is currently occurring.

Ms. Miller summarized demand levels and supply sources projected at buildout for the "off Project" water service area. Ms. Miller noted that supply sources include Central Arizona Project (CAP), Pinal County Farms, other surface waters, safe-yield groundwater, and storage/recovery. Ms. Miller advised that taking conservation measures into consideration, total demand is projected at 111,400 AF (Acre Feet), while total supply is estimated at 123,715 AF, providing a margin of approximately 12,315 AF.

Mr. Kohlhoff and Ms. Miller responded to questions from Council regarding the Gila River Adjudication, projected demand at Williams Gateway Airport, and the Pinal County Farms as an integral part of Mesa's water supply portfolio. Ms. Miller reported that staff is currently preparing a new update to the Water Resources Strategic Plan.

Mr. Kohlhoff briefly outlined the City's drought contingency plan. Mr. Kohlhoff provided Council with a copy of an Internet notice citing Mesa's ability to meet its customers' water needs at the time the Governor issued a severe drought declaration for the State effective May 1, 1996.

Mr. Kohlhoff spoke concerning the impact on the City of the Safe Drinking Water Act (SDWA) Reauthorization. Mr. Kohlhoff summarized a SDWA Special Report published in the August 12, 1996 edition of *Waterweek* relating to risk assessment/cost benefit, source water protection, and state loan funds. Mr. Kohlhoff noted that a new law will require water systems to provide customers with annual "consumer confidence reports" describing the source and quality of water provided. Mr. Kohlhoff stated that Mesa will be working with surrounding entities to design a report that will be similar in format from community to community.

Mr. Kohlhoff referred to a map and reviewed City recharge and reuse strategies. Mr. Kohlhoff provided information pertaining to underground storage and groundwater savings facilities and commented that reuse will provide the City long-term flexibility.

Mr. Kohlhoff outlined a proposal by the Mohave County Water Authority, Roosevelt Water Conservation District, and the City of Mesa for water banking services from the Arizona Water Banking Authority. Mr. Kohlhoff said that he is unsure if the proposal will be accepted.

Mr. Kohlhoff summarized staff's presentation and expressed the opinion that the City has sufficient water sources available in its portfolio to meet the demand for service at buildout.

(Councilmember Giles was excused at 5 p.m. for the remainder of the meeting.)

Mr. Kohlhoff responded to questions from staff regarding water quality and the new "consumer confidence reports."

In response to a question from Mayor Brown, Mr. Kohlhoff stated that conservative estimates have been utilized in preparing projections for "off Project" demand and supply at buildout.

City Manager Charles Luster noted the significance of water as a commodity and commended staff for their efforts in developing Mesa's current portfolio and planning for the future.

Mayor Brown thanked staff for the information.

4. Scheduling of meetings and general information.

Mr. Luster indicated that there were no changes or additions to the meeting schedule at this time.

5. Adjournment.

Without objection, the meeting was adjourned at 5:04 p.m.

WAYNE BROWN, MAYOR

ATTEST:

BARBARA JONES, CITY CLERK

Policy Session
January 9, 1997
Page 5

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Policy Session of the City Council of Mesa, Arizona, held on the 9th day of January 1997. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 28th day of January 1997

BARBARA JONES, CITY CLERK