

CITY COUNCIL AGENDA
COUNCIL CHAMBERS – 57 EAST FIRST STREET

Tuesday, January 20, 2004

5:45 P.M.

Invocation by Pastor Tony Frazee, Gateway Bible Church.

Pledge of Allegiance.

Mayor's Welcome.

Presentation to City of Mesa Utility employee Rick Ratajczyk

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. Conduct a Public Hearing and consider an amendment to the land use map for the following Minor General Plan Amendments:

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- a. **GPMInor03-05 (District 5)** Northwest corner of University Drive and Red Mountain Freeway (13.44 ac.±). Proposed change to the General Plan Land Use Map from Low Density Residential 1-2 dwelling units per acre (LDR 1-2) to Mixed Use/Employment. Mars Properties, owner; Ralph Pew. **(See item #7c).**
4. Consider the following liquor license applications:
- *a. CUAUHTEMOC ARMENTA-BOJORQUEZ, INDIVIDUAL

New Beer and Wine Store License for Super Carniceria El Real, 909 E. Main Street. This is an existing business. The Beer and Wine Store License currently held at this location by Ramon D. Coronado, Individual, El Torito Super Carniceria, will revert back to the State. District #4.
 - *b. MICHAEL DALE SAVOIE, AGENT

New Restaurant License for Blue Adobe Grille, 144 N. Country Club Drive. This is an existing business. The Restaurant License currently held at this location by Ronald Paul Bieglow, Agent, Blue Adobe Grille, will revert back to the State. District #4.
 - *c. ANTONIO MARTINEZ MELGOZA, INDIVIDUAL

New Restaurant License for Nacho's Restaurant and Cantina, 1440 S. Country Club Drive. This is an existing building. No previous liquor licenses at this location. District #3.
 - *d. GARY LEE MILLER, AGENT

New Restaurant License for Peter Piper Pizza, 1234 W. University Drive. This is an existing business. The Beer and Wine Bar License currently held at this location by John Barton, Agent, Peter Piper Pizza #39 will remain with the applicant. District #1.

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*e. GARY LEE MILLER, AGENT

New Restaurant License for Peter Piper Pizza, 1239 E. McKellips Road, Suite 103. This is an existing business. The Beer and Wine Bar License currently held at this location by John Barton, Agent, Peter Piper Pizza #191 will remain with the applicant. District #1.

*f. GARY LEE MILLER, AGENT

New Restaurant License for Peter Piper Pizza, 2122 E. Baseline Road, #D. This is an existing business. The Beer and Wine Bar License currently held at this location by John Barton, Agent, Peter Piper Pizza #11 will remain with the applicant. District #2.

5. Consider the following contracts:

*a. Three-year supply contract for duty and training ammunition for the Police Department.

The Purchasing Division recommends accepting the only bid by San Diego Police Equipment Company, Inc. at \$143,271.68.

*b. Three-year supply contract for leather gloves for warehouse inventory to be used by various departments.

The Purchasing Division recommends accepting the low bid by Western Glove and Safety at \$14,754.31 based on estimated annual requirements.

*c. One-year renewal of the supply contract for herbicides used for landscape maintenance by the Transportation, Parks and Recreation & Facilities Maintenance Divisions.

The Purchasing Division recommends authorizing purchase from a Maricopa County contract with Target Specialty Products at \$81,331.85 based on estimated annual requirements and including applicable sales tax.

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- *d. Three-year contract for landscape maintenance services for parks and retention basins, in an area designated as Zone 5, as requested by the Parks & Recreation Division.

The Purchasing Division recommends accepting the overall low bid meeting specification by Mariposa Horticultural Enterprises at \$156,682.00 based on estimated annual requirements.

- *e. Three new workstations and relocation of seventeen existing workstations for the reconfiguration of the Planning Division as requested by Development Services.

The Purchasing Division recommends authorizing purchase from the State of Arizona contract with Goodman's, Inc. at \$15,029.16 including design, installation, delivery and applicable sales tax.

- *f. One Holmatro rescue power unit and related tools as requested by the Fire Department.

The Purchasing Division recommends accepting the low bid meeting specification by Canyon State Emergency Products at \$23,459.07 including applicable sales tax.

- *g. Deleted.

- 6. Introduction of the following ordinances and setting February 2, 2004, as the date of public hearing on these ordinances:

- *a. Amending Sections 11-19-5 and 11-19-8 of the Zoning Ordinance regarding "Vehicle Signs".

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- *b. **Z03-12 (District 5)** The 4400 block of East McLellan Road (south side). (1.70 ac±). South of McKellips Road and east of Greenfield Road. Rezone from R-3 to R-3 P.A.D. and Site Plan Modification. This case involves the development of an apartment complex. John Bellerose, owner; Randy Carter, Dreamcatchers Planning & Design, applicant.
- *c. **Z03-29 (District 4)** 651 East Main Street (2.16 ac. ±). South and east of Main Street and Mesa Dr. Rezone from R-2 to C-2 and Site Plan Review. This case involves the development of a hotel. Ramesh Patel, owner; Ralph Pew, applicant.
- *d. **Z03-44 (District 6)** The 5800 block of East Southern Avenue (south side). South of the Salt River Project sub-station on the west side of the Roosevelt Water Conservation District Canal (20± ac.) Generally located south and east of Southern Avenue and Higley Road. Rezone from R-3 to R1-6 PAD. This request is for the development of a residential subdivision. Harris Bank, N.A., owner; Chris Clonts, KB Homes, applicant.
- *e. **Z03-49 (District 6)** The 7600 block to the 8100 block of East Paloma Avenue (south side) and the 8000 block to the 8100 block of East Elliot Road (north side) and the 3200 block to the 3600 block of South 80th Street (east side) and the 3200 block to the 3400 block of South 80th Street (west side). North and east of Sossaman Road and Elliot Road. (97± ac.) Rezone from R1-43 to M-1 and C-1. This request is to bring City zoning into conformance with the General Plan. Multiple owners, Wayne Balmer, City of Mesa, applicant.
- *f. **Z03-58 (District 5)** Southwest corner of Recker Road and McDowell Road. (1.56 ac. ±) Site Plan Modification. This request is for the development of a Quik Trip convenience store. Quik Trip Corporation; owner/applicant

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- *g. **Z03-65 (District 2)** 345 South Shouse Street. North of Broadway Road and west of Gilbert Road (1.15 ac.±). Rezone from C-2 to R-3. This request is for the development of a 12-unit, three-story apartment complex. Mark Gunning, Ron Bailly, owners; Dan Brock, applicant.
- *h. **Z03-66 (District 2)** The 2500 block of East Southern Avenue (north side) North and west of Southern and Lindsay (1.26 ac.±). Rezone from R1-43 to O-S. This request is for the development of a medical office building. S.L.A.M. (Drs. Thomas Sulton, Cynthia Lowe, James Anderson, and Richard Merkley), owner; Marty Fifer, applicant.
- *i. **Z03-68 (District 1)** Southwest corner of University Drive and Stapley Drive (2.46 ac.±). Rezone from R-4 to C-2. This request is for the development of a retail pharmacy. Phillip Anderson, owner; Rick Froeb, applicant.
- *j. **Z03-69 (District 3)** 500 West Southern Avenue, Suite 33. West of Country Club Drive and north of Southern Avenue (tenant space within a 3.90 ac. development site). Council Use Permit. This request is for the development of a pawn shop. Stuart Schneider, owner; Mark Gonshak, applicant.
- *k. Amending Ordinance 4134 by correcting the minimum penalty provision of Sections 11-6-2 and 11-13-2 pertaining to the zoning ordinance of the Mesa City Code regarding establishing locational and operational standards for vehicle display platforms.

7. Consider the following resolutions:

- a. **GPMInor03-05 (District 5)** Northwest corner of University Drive and Red Mountain Freeway (13.44 ac.±). Adopting an amendment to the Mesa 2025 General Plan, A Shared Vision, as depicted by the attached map for Case GPMINOR 03-05 and directing municipal efforts toward implementation of the goals, objectives, and policies stated within the plan.

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- *b. Authorizing the City Manager to execute the Second Amendment to the Site 21 Disposition and Development Agreement, and all other documents necessary to carry out the provisions of the Amendment.
 - *c. Authorizing the City Manager to execute an agreement between the City of Mesa/Mesa Police Department and the Maricopa County Sheriff's Office for the salary reimbursement of one officer assigned to the Meth Task Force. (Federal funds – COPS Program)
 - *d. Authorizing the City Manager to execute an agreement between the City of Mesa/Mesa Police Department and the Maricopa County Sheriff's Office for the overtime reimbursement of one officer assigned to the Meth Task Force. (Federal funds – Bureau of Justice)
8. Consider the following recommendation from the General Development Committee:
- *a. Adopting the Housing Master Plan Report.
 - *b. Approving expansion of the CDBG target area boundaries, with the added condition that staff consider all CDBG eligible areas when developing a priority list for street light projects.
9. Consider the following ordinances:
- *a. Pertaining to the regulation governing water flowing upon streets by transferring such regulation from Title 6 to Title 8, of the Mesa City Code; deleting Section 6-1-14; and amending Section 8-6-3.
 - *b. Creating the Mesa Housing Services Governing Board and establishing the membership and the powers and duties thereof.
 - *c. **A03-04 (District 5)** Annexing the northeast corner of North Sossaman Road and East Willetta Street. (2.86± acres). Initiated by the property owner.

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- *d. **A03-05 (District 6)** Annexing the northwest corner of South Signal Butte Road and East Pecos Road. (36.37± acres). Initiated by the property owner.
 - *e. **A03-11 (District 5)** Annexing the area north of McKellips Road to East Hermosa Vista Drive, and west of North Sossaman Road to the Central Arizona Project Canal. (150.2± acres). Initiated by the property owners.
 - *f. **A03-12 (District 5)** Annexing certain properties south of University Dr. and east of Crismon Rd. between N. 101st Cir. and 102nd St. (2.4± acres). Initiated by the property owners.
 - *g. **A03-13 (District 5)** Annexing areas on the east and west sides of Ellsworth Road north of Main St. (38± acres). Annexation initiated by the property owners.
10. Consider the following subdivision plats:
- *a. “AUGUSTA RANCH MARKETPLACE”, – (Council District 6) – 9900 block of East Baseline Road (south side) located south and west of Baseline Road and Crismon Road. 4 C-2 DMP commercial lots (11.53 ac) SWC Baseline and Crismon Investors, LLC, Joseph C. Cattaneo, President, owner; J.M. Griffin Engineering, Inc., engineer.
11. Items from citizens present. (Maximum of three speakers for three minutes per speaker).