



COUNCIL MINUTES

April 27, 2023

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 April 27, 2023, at 7:30 a.m.

COUNCIL PRESENT

John Giles
Francisco Heredia
Mark Freeman
Alicia Goforth
Scott Somers
Julie Spilsbury

COUNCIL ABSENT

Jennifer Duff

OFFICERS PRESENT

Christopher Brady
Holly Moseley
Alfred Smith

Mayor Giles conducted a roll call.

Mayor Giles excused Councilmember Duff from the entire meeting.

1. Review and discuss items on the agenda for the May 1, 2023, Regular Council meeting.

All of the items on the agenda were reviewed among Council and staff and the following was noted:

Conflict of interest: None

Items removed from the consent agenda: None

Assistant City Manager Scott Butler displayed a PowerPoint presentation regarding Item 6-c, **(Approving and authorizing the City Manager, pursuant to Section 205(D) of the Mesa City Charter and Ordinance No. 5704, to enter into a Memorandum of Understanding for fiscal years 2023 through 2026 with the Mesa Police Association relating to wages and other forms of direct monetary compensation, hours, non-health related benefits and working conditions not covered under state or federal laws or City Personnel Rules)**, on the Regular Council meeting agenda. **(See Attachment 1)**

Mr. Butler stated this Memorandum of Understanding (MOU) is the first agreement under the new voter-approved Charter amendment allowing for a meet and confer for a term of three years. He explained the Human Resources (HR) Department conducted a market analysis comparing other police organizations in the Valley. He mentioned at the end of the second year, an additional market analysis will be conducted to ensure the City of Mesa is staying competitive in the market and recruiting the best officers. He highlighted the additional provisions offered, including an increase to deferred compensation and weekend premium pay for officers, in addition to creating a perfect attendance incentive. He pointed out several items under the new Charter provision are

not MOU related and will be updated through the personnel rules. (See Pages 2 through 5 of Attachment 1)

In response to questions from Councilmember Spilsbury related to where the COM ranks, City Manager Christopher Brady stated the COM strives to be in the top three. He added the COM remains competitive in recruitment by offering additional incentives such as converting unused sick time to vacation time, as well as lifetime benefits which is a unique benefit to the COM.

In response to a question from Councilmember Freeman, Mr. Butler responded that 55 years of age along with 25 years of service would designate a Public Safety employee eligible for retirement. He confirmed an employee retiring early would not qualify for lifetime medical benefits.

Further discussion ensued relative to pay compression and Public Safety personnel injured in the line of duty or in critical positions being eligible for the perfect attendance incentive.

Mayor Giles thanked staff for the presentation.

Responding to a question from Councilmember Somers regarding Item 7-a, **(ZON22-01271 "Power & Elliot Commercial" (District 6))**, on the Regular Council meeting agenda, Planning Director Mary Kopaskie-Brown commented that Planning and Zoning Boardmember Peterson voted against the item, adding the concern focused on the site parking.

In response to a question posed by Vice Mayor Heredia relative to Item 5-a, **(Northwest Water Reclamation Plant (NWWRP) - Food to Energy Program, Phase 1: Flare to Fuel Project - Construction Manager at Risk (CMAR), Guaranteed Maximum Price (GMP) No. 2 (District 3))**, on the Regular Council meeting agenda, Energy and Sustainability Director Scott Bouchie introduced Special Projects Manager Lauren Whittaker, who displayed a PowerPoint Presentation. **(See Attachment 2)**

Ms. Whittaker explained the circular process of the Food to Energy Program. (See Page 2 of Attachment 2)

Mr. Bouchie expanded that the Guaranteed Maximum Price (GMP) 2 on the agenda is the process to begin construction this summer for the Flare to Fuel project to be completed approximately May 2024.

In response to an additional question from Vice Mayor Heredia, Ms. Whittaker reported 20% of the overall City operations and 30% of the solid waste fleet will be using renewable natural gas. She continued by saying once the food waste is added, approximately 70% to 80% of the City operations will be utilizing renewable natural gas.

Further discussion ensued regarding the Flare to Fuel project, the detailed economic model created through the feasibility study, and costs to pick up food waste.

In response to a question from Mayor Giles, Mr. Bouchie indicated Mesa is one of only a few cities who have looked into the program; however, California has been on the forefront of renewable energy for many years.

Ms. Whittaker added there has been an increase in renewable natural gas projects with the expansion of federal incentives.

Mayor Giles thanked staff for the presentation.

2-a. Hear a presentation, discuss, and provide direction on the Parks, Recreation and Community Facilities Department budget including an update on the Sistine House.

Parks, Recreation and Community Facilities (PRCF) Department Director Andrea Moore introduced Senior Fiscal Analyst Tammy Davenport, who displayed a PowerPoint presentation. **(See Attachment 3)**

Ms. Moore shared the mission and commitment statements, as well as the goals for next year. (See Pages 2 and 3 of Attachment 3)

Ms. Moore noted the high interest in public programs offered, including special events, programming, and commercial facilities. She presented the performance measures for the Convention Center and Amphitheater. She remarked that the increased interest in attending events at the Convention Center and outdoor Amphitheater have significantly raised revenue. (See Pages 4 and 5 of Attachment 3)

Ms. Moore mentioned PRCF is interested in having a masterplan created for the Convention Center to improve the functionality and update the building.

Ms. Moore outlined the enrollment for programs by season, adding the aquatics program surpasses all other programming. (See Page 6 of Attachment 3)

In response to a question posed by Mayor Giles, Ms. Moore indicated PRCF is fully staffed for the summer and all the pools are online. She confirmed there is an opportunity to address some of the issues at older pools, adding facilities in Southeast Mesa, and expanding events to bring in more people to respond to supply and demand. She commented that the part-time staff incentives have assisted in confronting staff shortages.

Responding to multiple questions from Vice Mayor Heredia, PRCF Deputy Director Aimee Manis pointed out youth sports programs are volunteer run and slow down during the hot summer months. She said there are many private clubs and leagues that compete with the COM programs. She confirmed PRCF does collaborate with school district facilities.

In response to a question from Councilmember Goforth, Ms. Manis stated the class capacity depends on the program. She remarked aquatics has a lower ratio than an after-school program.

Ms. Moore discussed the tree inventory within the parks system. She said currently there are a little under 22,000 trees within the parks. She reported since May 2022, PRCF has saved approximately 8% of water usage. (See Page 7 of Attachment 3)

Ms. Moore detailed the expenditure and revenue summaries for commercial operations, recreation programs, and facilities maintenance. (See Pages 8 and 9 of Attachment 3)

In response to a question from Councilmember Goforth regarding the difference between the year-end estimate and proposed budget for the Convention Center, Ms. Moore explained a base amount is budgeted for the Convention Center and Amphitheater and as events are booked the revenue is realized.

Ms. Moore stated the enhancement requests are focused on park security and engagement for the Downtown parks. She mentioned a combination of increased programming and staff will assist in achieving the goal, as well as additional cameras added to eight parks. She presented a heat map that outlines that park rangers spend 90% of their time in the Downtown corridor, adding Pioneer Park receives the highest number of calls for service. (See Pages 10 and 11 of Attachment 3)

Ms. Moore pointed out that homeless individuals are the primary point of contact in the park system. She discussed camera placement in parks and the criminal activity that park rangers are encountering. She mentioned park rangers do carry and are trained in NARCAN use. (See Pages 12 and 13 of Attachment 3)

Further discussion ensued relative to safety in parks and the Downtown ambassador program focusing on high use times.

Ms. Moore summarized the budget adjustment requests. (See Page 14 of Attachment 3)

Ms. Moore discussed the Sistine house, a Victorian era home built in 1896, and the goals to upgrade the property and prevent further deterioration. (See Pages 15 and 16 of Attachment 3)

Downtown Transformation Manager Jeff McVay reviewed the concept of turning the Sistine House into an urban agricultural and education center. He outlined each phase and the associated costs. He estimated the total cost at \$3.25 million. (See Pages 17 through 19 of Attachment 3)

Discussion ensued regarding Americans with Disabilities Act (ADA) accessibility while trying to maintain the historical integrity of the building and the parking.

In response to multiple questions from Councilmember Goforth, Mr. McVay relayed that the site is a little over half an acre. He stated the Mesa Urban Garden is a separate organization and has been maintained by the Board for over 10 years. He mentioned a private third party will be the urban farmer and education provider, as well other partners.

Councilmember Freeman suggested working with Mesa Public Schools, Future Farmers of America, and other organizations that have agricultural backgrounds to contribute.

Mayor Giles thanked staff for the presentation.

3. Current events summary including meetings and conferences attended.

Mayor Giles and Councilmembers highlighted the events, meetings and conferences recently attended.

4. Scheduling of meetings.

City Manager Christopher Brady stated that the schedule of meetings is as follows:

Monday, May 1, 2023, 5:15 p.m. – Study

Monday, May 1, 2023, 5:45 p.m. – Regular

5. Adjournment.

Without objection, the Study Session adjourned at 9:22 a.m.



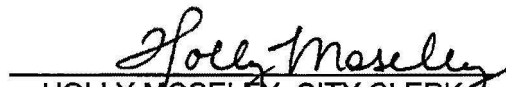
JOHN GILES, MAYOR

ATTEST:



HOLLY MOSELEY, 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 27th day of April 2023. I further certify that the meeting was duly called and held and that a quorum was present.



HOLLY MOSELEY, CITY CLERK

1a
(Attachments – 3)



Memorandum of Understanding

Mesa Police Association

Term July 2023-June 2026

Compensation

- Market analysis was conducted against peer agencies
- Agreed upon market adjustments (effective July 2023):
 - Rank of Police Officer: 7%
 - Rank of Sergeant: 6%
- Officers and Sergeants will be eligible for up to a 5% merit “step” increase for all three fiscal years

Compensation

- Additional market analysis will be conducted in Spring of 2025 and implemented in July 2025
- Police Recruit rank will be equal in pay to Police Officer

Additional Provisions

- Deferred Compensation – COM will increase the employer contribution from 1% to 1.5% of an Officer or Sergeant's salary. The employee's required contribution will increase from \$10 to \$30/per paycheck.
- Weekend Premium Pay Pilot Program – PD will institute a six-month pilot program to determine if enhanced pay for weekend shifts will improve attendance and encourage seasoned officers to work these shifts.

Additional Provisions

- Perfect Attendance Incentive – COM will provide an incentive for Police Officers and Sergeants achieving perfect attendance (no utilization of sick or dock time) in a six-month period from January 1-June 30 and July 1-December 31. A \$500 incentive is available for each six-month period.
- Additional issues will be addressed through the City's Personnel Rules.

Questions?

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City of Mesa Food to Energy

Scott Bouchie, Energy and Sustainability Director

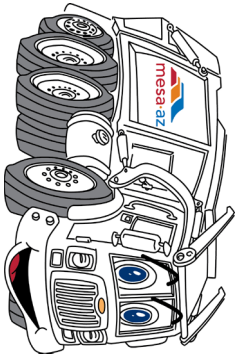
Lauren Whittaker, Special Projects Manager SA

April 27, 2023





Business

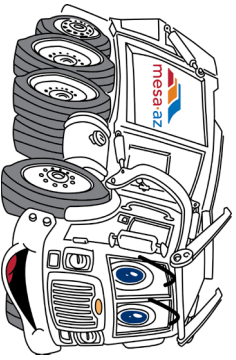


Food Waste Collection



Center Street
Pre-Processing

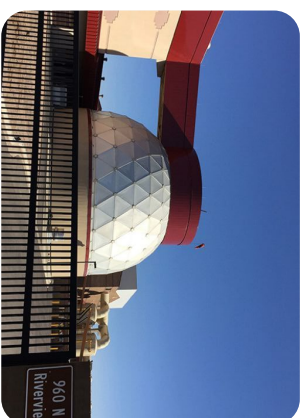
Fuel Collection Vehicles



Natural Gas Utility

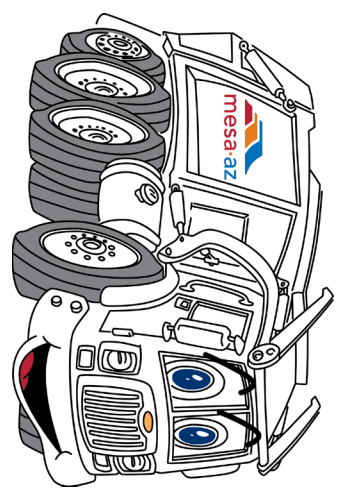


Renewable Natural Gas



NWWRP
Co-Digestion







CLIMATE ACTION PLAN

For a Sustainable Community



Aspirational Goal #1:

**Carbon
Neutrality**



Aspirational Goal #2:

**Renewable
Energy**



Aspirational Goal #3:

**Materials
Management**

Feasibility Study

- Operational, Technical, and Financial
- Timeline: June 2018 - Jan 2020
- Internal: Water Resources, Energy Resources, Environmental and Sustainability, Solid Waste Management, and Engineering
- External: Arizona State University, City of Tempe, Arcadis



Current Status

Phase 1 – Flare to Fuel

- Upgrade existing biogas to generate D3 RINS
- Inject RNG into natural gas system
- Supply nearly 30% of solid waste fleet annual natural gas consumption
- Projected complete in Mid-2024



Moving Forward

- Phases
 - Phase 2 – Pre-Processing Facility
 - \$1.8M funding for design from MCAP in FY 23/24
 - Discussions with regional partners to ensure sufficient quality feedstock
 - Phase 3 – Food Waste Introduction at WWTP and Project Implementation
- New Administration/Incentives
 - Economic Recovery Tied to Clean Energy Initiatives
 - Proposed EPA changes to the Renewable Fuel Standard
 - Increase in Renewable Volume Obligation
 - D3/D5 RIN Split
 - E-RIN Market Incentives
- Department of Energy Funding Opportunity Awarded
 - City of Mesa and Archer-Daniels-Midland leading a grant addressing RFS incentives



Questions?



Parks, Recreation and Community Facilities

April 27, 2023

Andrea Moore, PRCF Director

Tammy Davenport, PRCF Senior Fiscal Analyst

Fiscal Year 2023/24

Public Purpose

We contribute to a healthy and vibrant community by providing exceptional experiences and services to those who live, work and play in Mesa.

We are committed to:

- Being responsible stewards of parklands, facilities, and finances, and transparent in how we manage those resources
- Providing safe spaces and places for people to enjoy and recreate
- Working together to focus on services that meet the ever-changing needs of our community



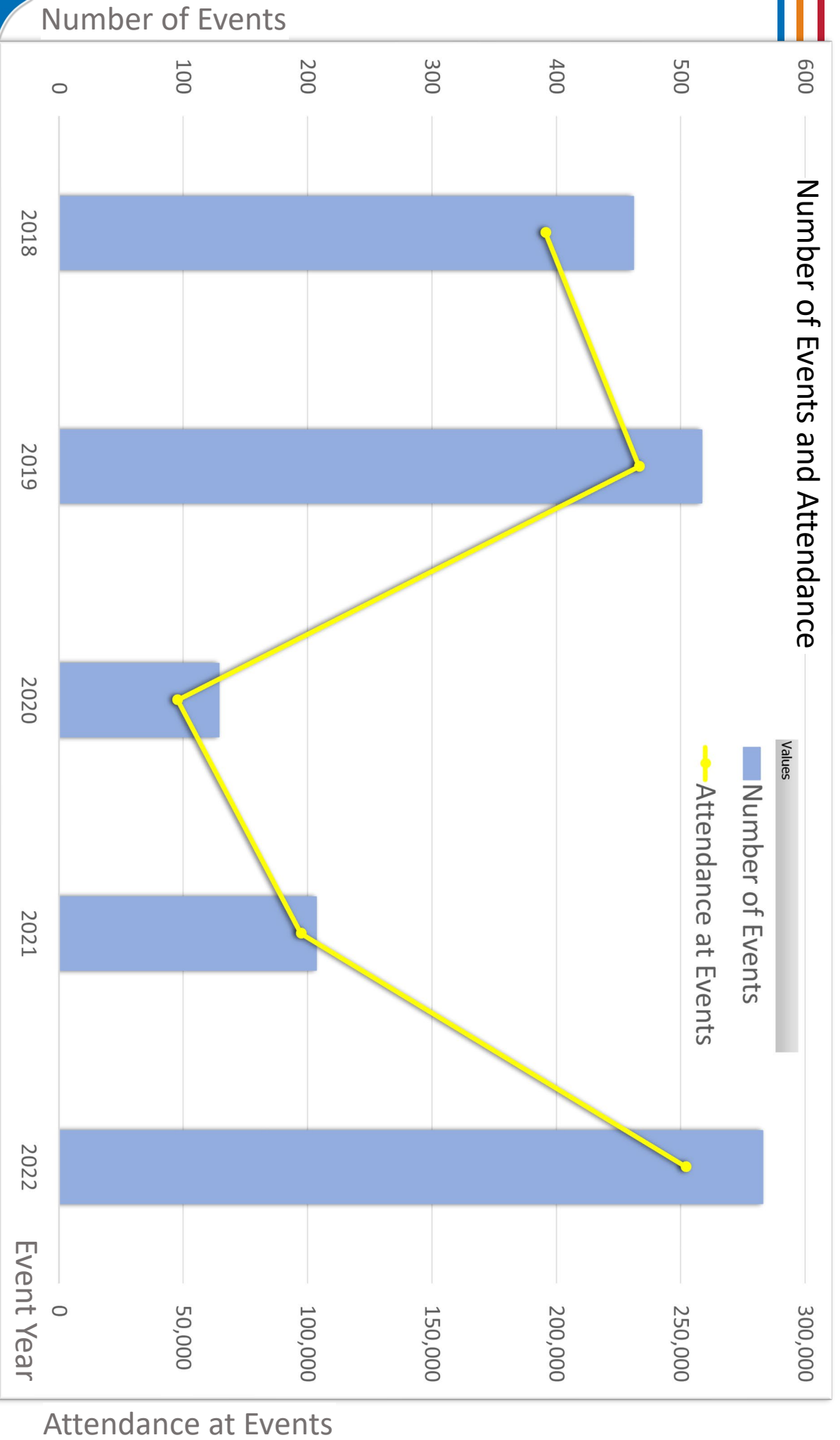
rities/Objectives



- Maintaining optimal staffing levels for ongoing and future needs in all areas of the department
- Keeping up with cost escalations for services, materials and supplies
- Providing and maintaining quality and exceptional programming for the community

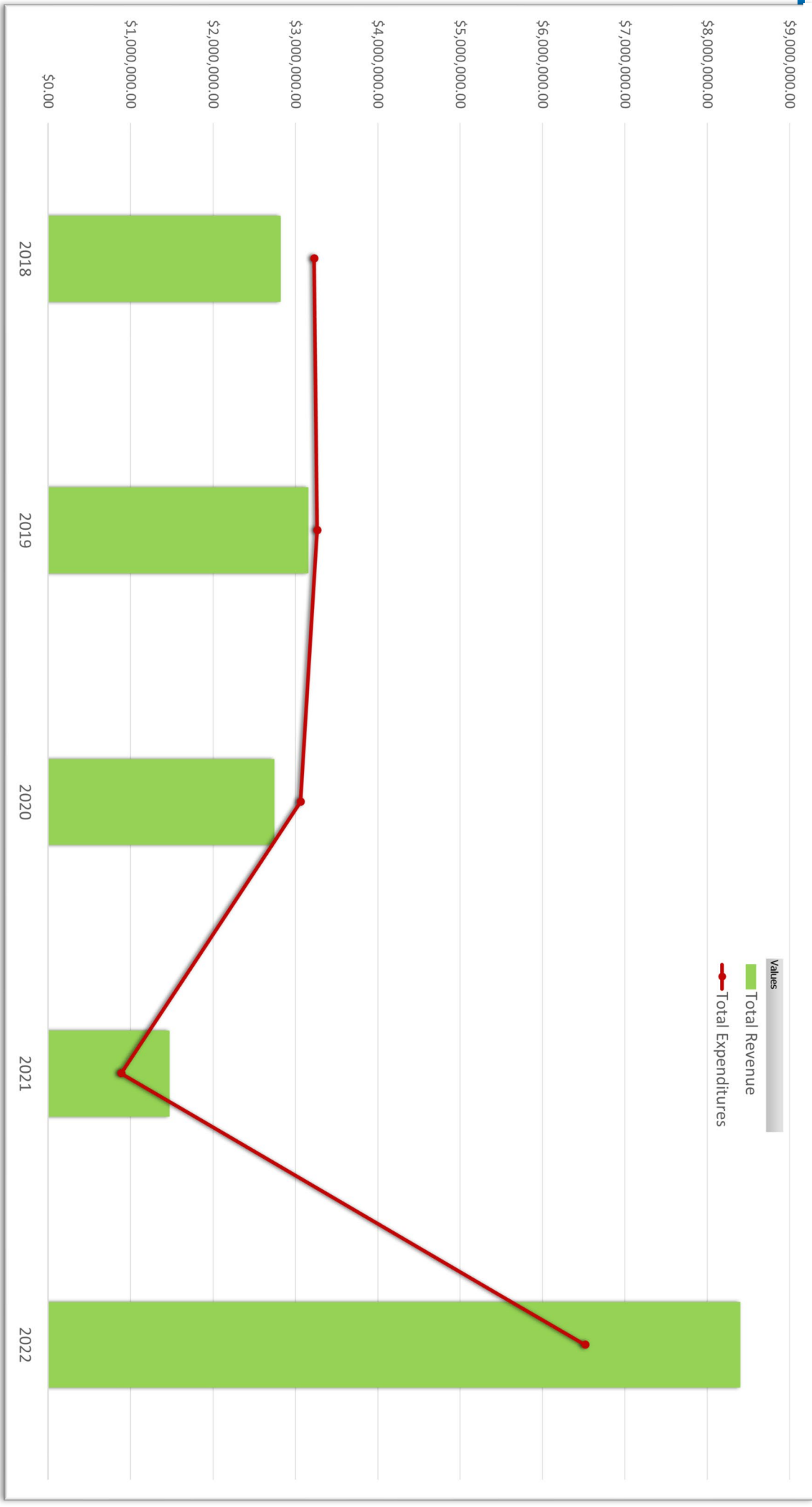


Convention Center/Amphitheater Performance Measures



Convention Center/Amphitheater Performance Measures

Annual Revenue and Expenditures

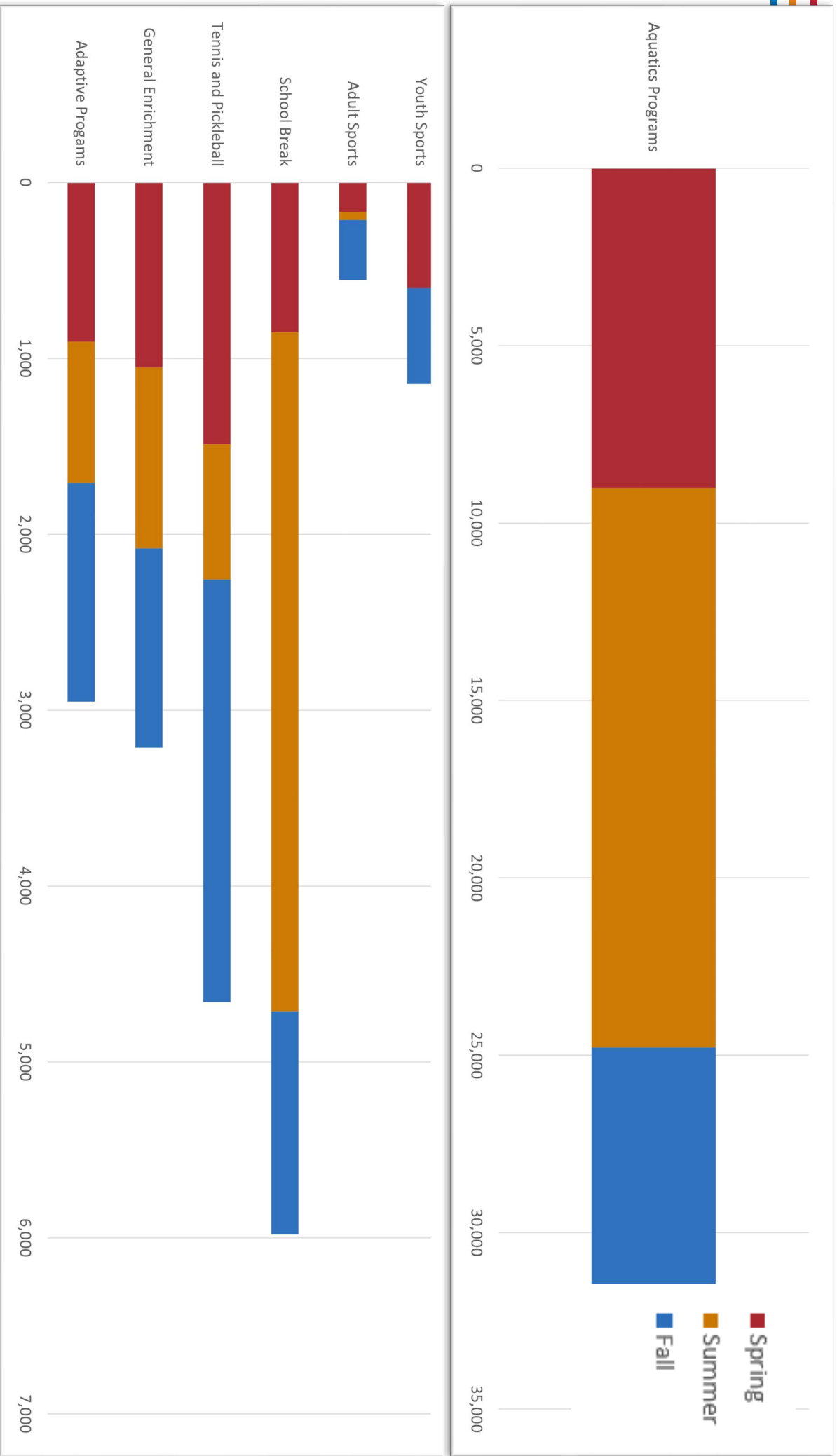


on Center
 and Amphitheater
 have rebounded
 from closures and
 surpassed pre-
 pandemic
 revenues and
 events.

2022 Enrollment in Recreation Programs by Season



Enrollment was strong throughout 2022 and Mesa was able to offer all programs.



a Climate Action Plan

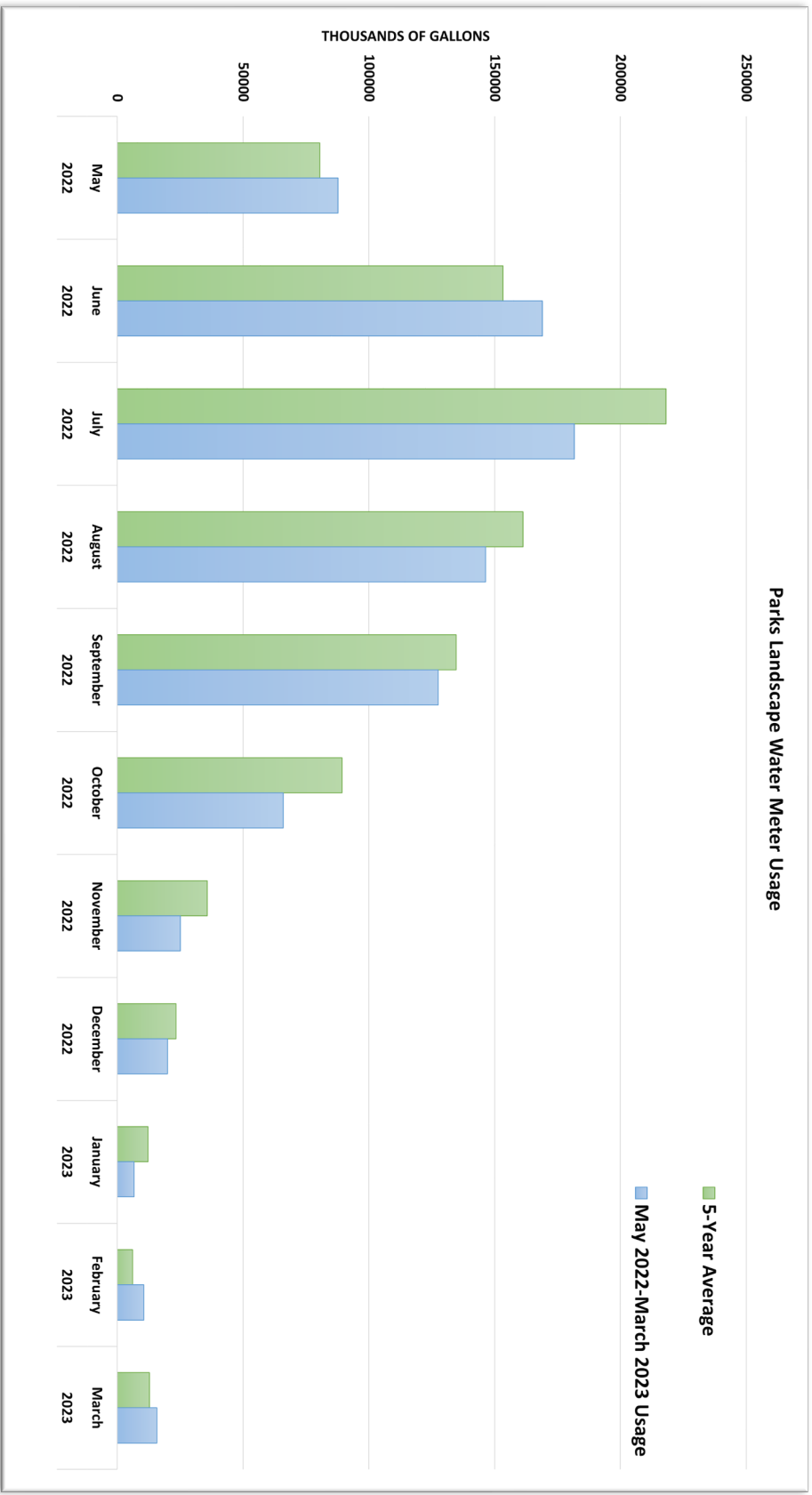


Heat Mitigation – Tree inventory in PRCF

Current Total Parks Trees Maintained with 228 trees added to Lehi Sports Park	21,757 trees
Future 2023 Park Trees Maintained with 360 planned for Monterey Park expansion	22,117 trees
Future 2024 Park Trees Maintained with 753 trees planned for Red Mountain Park expansion	22,870 trees

Water Stewardship –
 Water Usage in Parks

Savings since Stage 1 water
 savings implemented in
 May 2022 at 8%



Expenditure Summary – Parks, Recreation, and Community Facilities

Core Business Process	Dollars in Millions	FY 21/22 Year End Actuals	FY 22/23 Revised Budget	FY 22/23 Year End Estimate	FY 23/24 Proposed Budget
Commercial					
Convention Center/Amphitheatre		\$6.5	\$5.3	\$5.3	\$4.2
Golf		\$0.1	\$0.1	\$0.1	\$0.1
Cemetery		\$1.3	\$1.5	\$1.5	\$1.4
Federal Building (The Post)		\$0.1	\$0.6	\$0.2	\$0.7
Recreation					
Adaptive		\$0.5	\$0.6	\$0.7	\$0.5
Youth Camp		\$0.4	\$0.6	\$0.7	\$0.5
Athletics		\$1.5	\$1.8	\$1.9	\$1.9
Recreation Centers		\$2.1	\$2.7	\$2.8	\$2.6
Aquatics		\$3.8	\$4.2	\$4.6	\$4.0
Administration and Resource Management					
District Cooling		\$1.1	\$1.0	\$1.2	\$0.9
Facilities Maintenance		\$11.6	\$16.0	\$13.5	\$13.2
Total		\$51.0	\$60.6	\$59.5	\$59.3

Revenue Summary – Parks, Recreation and Community Facilities

Core Business Process	Dollars in Millions	FY 21/22 Year End Actuals	FY 22/23 Revised Budget	FY 22/23 Year End Estimate	FY 23/24 Proposed Budget
Commercial					
Convention Center/Amphitheatre		\$8.4	\$4.1	\$7.6	\$4.3
Golf		\$0.0	\$0.0	\$0.0	\$0.0
Cemetery		\$2.4	\$1.6	\$1.9	\$2.0
Federal Building (The Post)		\$0.0	\$0.0	\$0.0	\$0.0
Recreation					
Adaptive		\$0.1	\$0.1	\$0.1	\$0.1
Youth Camp		\$0.2	\$0.2	\$0.2	\$0.2
Athletics		\$1.8	\$1.7	\$1.5	\$1.9
Recreation Centers		\$0.8	\$0.7	\$0.9	\$0.8
Aquatics		\$1.2	\$1.2	\$1.3	\$1.3
Administration and Resource Management					
		\$1.0	\$1.3	\$1.3	\$1.7
Total		\$15.9	\$10.9	\$14.8	\$12.3

Budget Adjustments

Fiscal Impact: \$561,800

Park Security and Engagement

Fun & Fitness Staffing – 2.0 FTE: Part-Time NB Recreation Aides. Mobile recreation program expansion.



Strong Community
Connections



Neighborhoods &
Placemaking



Community
Health & Safety

Park Ambassadors - 1.0 FTE: Part-Time NB Recreation Assistants. Staff presence at select parks.

Park Ranger Staffing

- 4.0 FTE: 1.0 Lead Ranger, 3.0 Park Rangers
- Response times.
- Ranger safety.
- Increase park ranger presence.
- Monitor cameras in parks with Real Time Crime Center

Park Security Cameras to be added to 8 parks with Police Department's Budget



Community
Health & Safety

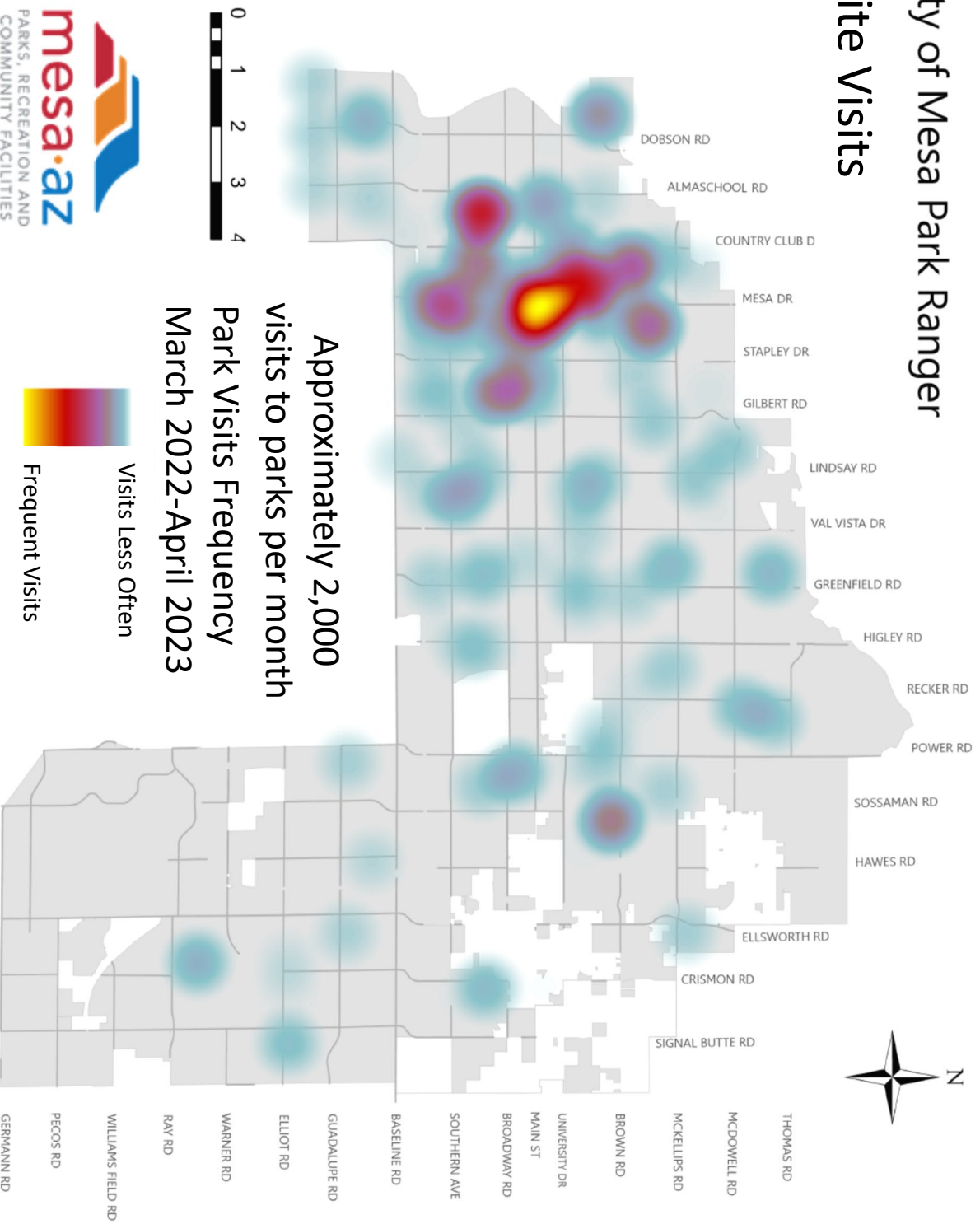


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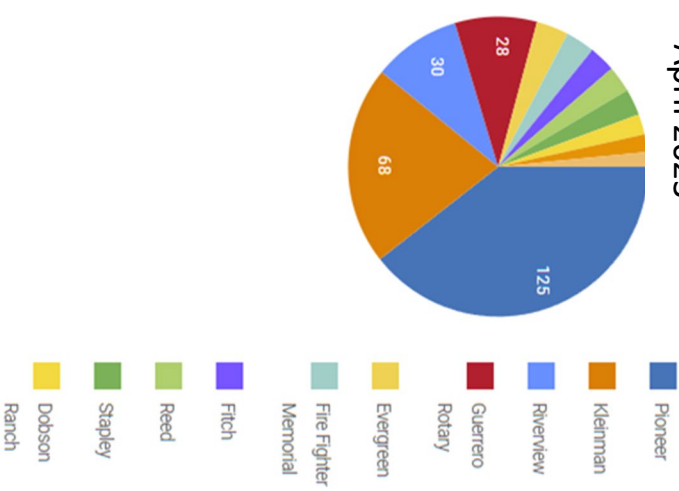
Park Ranger Dashboard

City of Mesa Park Ranger

Site Visits



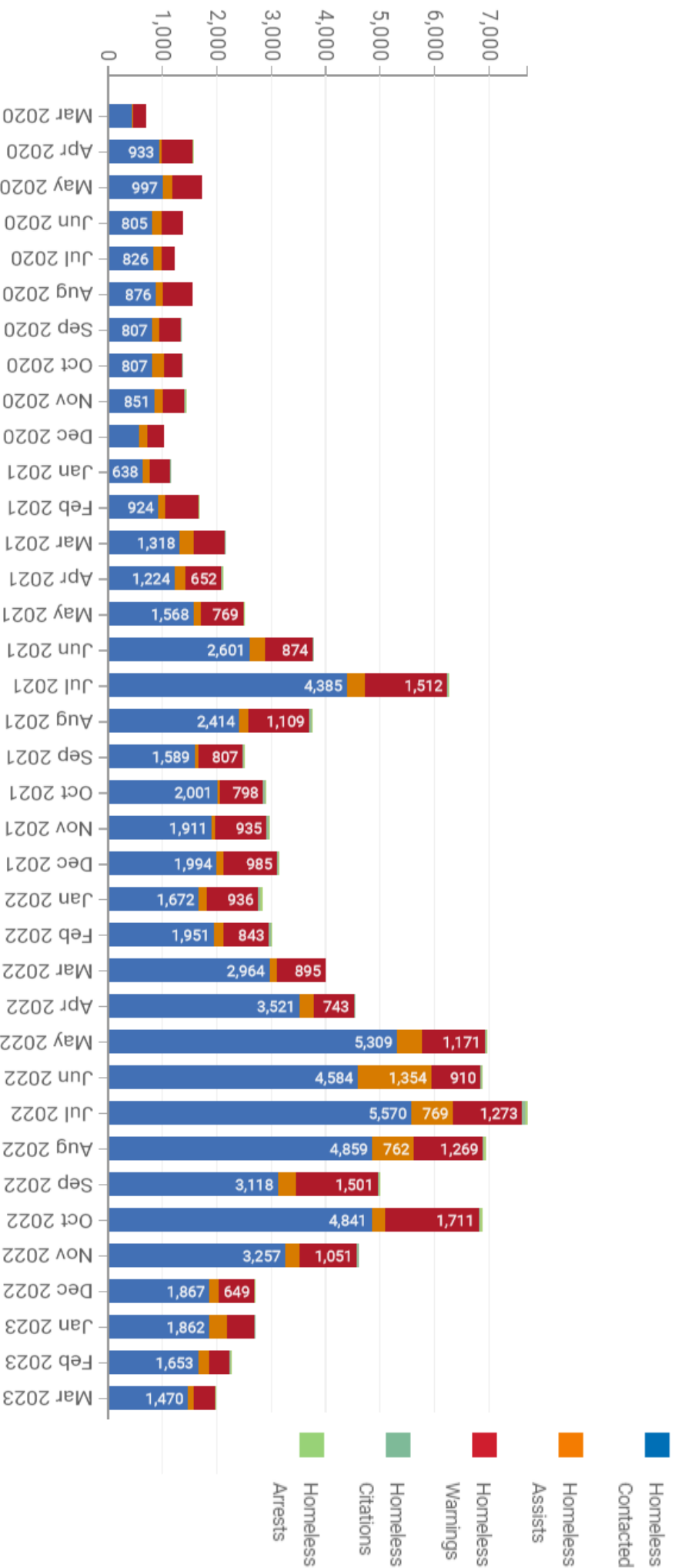
Total Call Outs March 2022- April 2023



Ranger Dashboard

Homeless Interactions

Number and type of homeless interacts by Park Rangers
 March 2022-April 2023

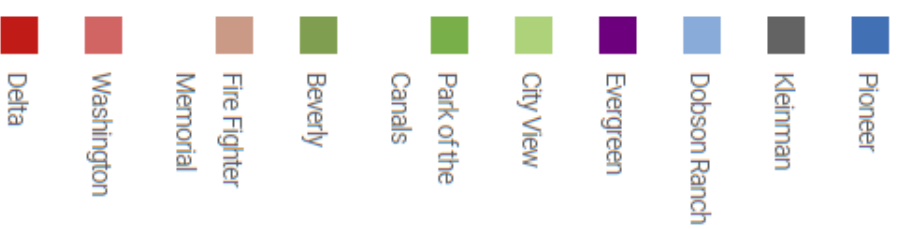
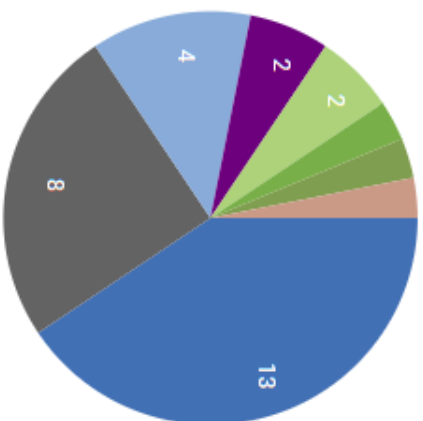


Ranger Dashboard

Cameras planned for:

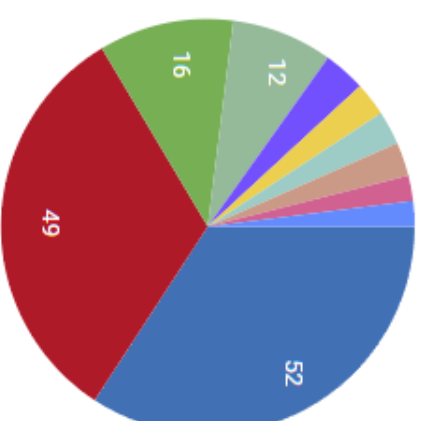
- Pioneer Park
- Kleinman Park
- Evergreen Park
- Escobedo Park
- Riverview Park
- Beverly Park
- Reed Park
- Jefferson Park
- Plaza at Mesa City Center
- Convention Center
- Eagles Park (existing)
- Guerrero Rotary Park (existing)

Homeless Citations






March 2022-April 2023

Opioid/Fentanyl Contacts



March 2022-April 2023

2023/24 Budget Adjustment Summary

Adjustment	FTE	One-Time Expenditure	Ongoing Expenditure	Ongoing Revenue	Council Strategic Priorities
Fun-N-Fitness	2		\$76,496		 Strong Community Connections
Park Ambassadors	1	\$150,200	\$42,948	\$33,000	 Neighborhoods & Placemaking
Park Rangers	4	\$22,200	\$303,000		 Community Health & Safety
Total	7.0	\$172,400	\$422,444	\$33,000	

Sirrine House Site Perspective for Final Concept

- 160 North Center Street
- Built in 1896 by Joel E. Sirrine
- Mesa's only Victorian era home
- National Register of Historic Places

Project Goal: Activation of entire property



Sirrine House Initial Phase

- Repair Work to Sirrine House
 - Porch
 - Bricks
 - Roof
 - Basement Structural Repairs
 - Painting
 - 8 Weeks of Construction Beginning June 2023
- Finalize concept plan and phasing for activation of site with Dig Studio
- Estimated Cost: \$400,000



Sirrine House Concept Plan

Phase 1: Operational Urban Farm

- Herb Gardens
- Farm Plots
- Restroom
- Utility Infrastructure
- Irrigation
- Shade Trees
- Educational Component

Estimated Cost: \$1,500,000



5-02

Sirrine House Concept Plan

Phase 2: Public Spaces

- Food Truck Alley
- Event Grove
- The Walk with
Decorative Lighting
- Dining Grove
- Education Pavilion

Estimated Cost: \$550,000



S-03

Straw House Concept Plan

Phase 3: Destination for “Pop-Up”

Activities and Urban Agriculture

Education

- Farm to Table
- Pop-Up Restaurant Spaces
- Structural Shade for Dining Areas
- Stage

Estimated Cost: \$825,000



