



City of Goodyear

Meeting Agenda

City Council Regular Meeting

Mayor Georgia Lord
Vice Mayor Sheri Lauritano
Councilmember Joanne Osborne
Councilmember Joe Pizzillo
Councilmember Wally Campbell
Councilmember Bill Stipp
Councilmember Sharolyn Hohman

Meeting Location:
Goodyear Justice Center
14455 W. Van Buren St.,
Suite B101
Goodyear, AZ 85338

Monday, May 9, 2016

6:00 PM

Goodyear Justice Center

AGENDA AMENDED 05/06/16

Item 6.8 was added to the Consent Agenda.

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE AND INVOCATION BY VICE MAYOR LAURITANO**
3. **ROLL CALL**
4. **COMMUNICATIONS**
 - 4.1 [CO 222-16](#) Claudia Newdigate, supervisor with Arizona Public Service, will discuss plans for the closure of the Goodyear office as well as customer service options going forward. (Johnn Gaio, Customer Service Supervisor)
 - 4.2 [CO 226-16](#) Staff will recognize the volunteers who recently completed the Community Emergency Response Team (CERT) Training. (Othell Newbill, Emergency Manager, and Tanja Tanner, Community Education Coordinator)
 - 4.3 [CO 227-16](#) Proclamation recognizing the week of May 16, 2016 as "Infrastructure Week." (Rebecca Zook, Engineering Director)
 - 4.4 [CO 229-16](#) Proclamation recognizing the week of May 15-21, 2016 as "EMS Week" in the city of Goodyear. (Paul Luizzi, Fire Chief)
5. **CITIZENS COMMENTS/APPEARANCES FROM THE FLOOR**

Please complete a speaker card for the City Clerk, listing the subject you would like to discuss. Each speaker is limited to three (3) minutes. Before you begin to speak, identify yourself by clearly stating for the record, your name and address.

Non-Agenda items: This is the time for citizens who would like to address the City Council on any non-agenda item. The Council will listen to comments, and may take any one of the following:

1. Respond to criticism
2. Request that staff investigate and report on the matter
3. Request that the matter be scheduled on a future agenda.

6. CONSENT

As per the Goodyear City Code, Section 2-4-9 Agenda; Order of Business. (F): at any regular meeting of the Mayor and Council, the City Clerk shall at the instruction of the City Manager place within the agenda an agenda of matters for the Mayor and Council to act on as a consent agenda. The Mayor and Council shall vote upon all matters contained within the consent agenda by a single roll call vote of all those present at the meeting entitled to vote. Any matter may be removed from the consent agenda and considered as a singular item upon the request of the Mayor or any member of the Council or any member of the public in attendance at the meeting. (Ordinance No. 11-1251)

The City Clerk will read the Consent Agenda items by title only:

6.1 [MINUTES
32-2016](#)**APPROVAL OF MINUTES
RECOMMENDATION:**

Approve draft minutes from a Regular Meeting held on April 25, 2016.
(Maureen Scott, City Clerk)

6.2 [16-5813](#)**APPLICATION FOR A SERIES 12 LIQUOR LICENSE FOR BLACK
BEAR DINER****RECOMMENDATION:**

Approve a request from Andrea Lewkowitz, agent for Bear Tracks Holdings, LLC, dba Black Bear Diner #44, for a new Series 12 liquor license, #1207A606, located at 980 North Dysart Road, Goodyear, Arizona (Generally located near the southwest corner of Dysart Road and the I-10 interchange).

PURPOSE:

Ms. Lewkowitz has applied for a new Series 12 liquor license for Black Bear Diner. This business recently changed their ownership structure, and doing so requires that they obtain a new Series 12 Liquor License. (Sue Brungardt, Deputy City Clerk)

6.3 [16-5838](#)**SECOND AMENDED AND RESTATED DEVELOPMENT
AGREEMENT FOR LAS BRISAS PHASE 2****RECOMMENDATION:**

ADOPT RESOLUTION NO. 16-1766 APPROVING A SECOND AMENDED & RESTATED DEVELOPMENT AGREEMENT FOR LAS BRISAS PHASE 2 REGARDING THE DEVELOPMENT OF A PARCEL OF LAND GENERALLY LOCATED NEAR THE NORTHEAST CORNER OF PERRYVILLE ROAD AND BROADWAY ROAD; PROVIDING FOR AUTHORIZATION AND DIRECTION TO TAKE ACTIONS AND EXECUTE DOCUMENTS NECESSARY TO CARRY OUT INTENT OF RESOLUTION AND THE SECOND AMENDED & RESTATED DEVELOPMENT AGREEMENT FOR LAS BRISAS PHASE 2; AND PROVIDING FOR AN EFFECTIVE DATE.

PURPOSE:

The purpose of this item is to review and approve the Second Amended & Restated Development Agreement for Las Brisas Phase 2 related to the development of Las Brisas Phase 2. This is one of the agreements that Council was told would be forthcoming during the update that was provided to Council in October 2015 regarding the development within the West Goodyear Central

Planning Area. (Rebecca Zook, Engineering Director)

6.4 [16-5821](#)

**ACCEPTANCE OF THE ASSIGNMENT RIDER FOR THE UNION
PACIFIC RAILROAD PIPELINE CROSSING AGREEMENT AT MC 85
AND LITCHFIELD ROAD**

RECOMMENDATION:

Accept the Assignment Rider of the Union Pacific Railroad Pipeline Crossing Agreement for the 30-inch water line crossing located just north of MC 85 and west of Litchfield Road.

PURPOSE:

The Acceptance of the Assignment Rider for the Union Pacific Railroad Pipeline Crossing Agreement originally executed by the Union Pacific Railroad Company ("UPRR") and CP Goodyear LLC ("CP Goodyear") on or about May 23, 2012, for the placement, operation, maintenance and repair of a 30-inch water line ("Crossing Agreement"). (Linda R Beals, Real Estate Coordinator)

6.5 [16-5824](#)

**90-DAY EXTENSION OF THE ESTRELLA MOUNTAIN RANCH
PARCEL 9.8 FINAL PLAT APPROVAL**

RECOMMENDATION:

Approve a 90-day extension of the Estrella Mountain Ranch Parcel 9.8 Final Plat approval, extending the approval date to August 9, 2016.

PURPOSE:

Approval of the extension request will provide the necessary time for Newland Communities to finalize addressing a stipulation of the final plat involving Southwest Gas, and to complete the city engineering construction plan review and approval process. (Karen Craver, Planner III)

6.6 [16-5825](#)

**90-DAY EXTENSION OF THE WEST CALISTOGA DRIVE MAP OF
DEDICATION APPROVAL**

RECOMMENDATION:

Approve a 90-day extension of the West Calistoga Drive Map of Dedication approval, extending the approval date to August 9, 2016.

PURPOSE:

Approval of the extension request will provide the necessary time for Newland Communities to complete the city engineering roadway construction plan review and approval process, following issuance of the construction permit for the adjacent Parcel 9.8. (Karen Craver, Planner III)

6.7 [16-5829](#)

**MAP OF DEDICATION FOR NORTH 159TH AVENUE AND WEST
MCDOWELL ROAD**

RECOMMENDATION:

Approve the Map of Dedication (MOD) for North 159th Avenue and West McDowell Road, subject to stipulations.

PURPOSE:

By this MOD, the property owner is dedicating the right-of-way, public utility easements and landscape easements required to construct a portion of North 159th Avenue within the Palm Valley Phase VIII PAD. (Steve Careccia, Planner III)

6.8 [16-5843](#)

RESOLUTION TO AMEND RESOLUTION NO. 16-1744 DUE TO SCRIVENER'S ERROR

RECOMMENDATION:

ADOPT RESOLUTION 16-1768 AMENDING RESOLUTION NO 16-1744, DATED MARCH 28, 2016, TO CORRECT A SCRIVENER'S ERROR; DELEGATING CERTAIN AUTHORITY TO THE FINANCE DIRECTOR AND OTHER OFFICERS OF THE CITY TO EFFECTUATE SUCH AMENDMENT; AUTHORIZING THE TAKING OF ALL OTHER ACTIONS NECESSARY TO THE CONSUMMATION OF THE TRANSACTIONS CONTEMPLATED BY RESOLUTION NO. 16-1744, AS AMENDED; AND DECLARING AN EMERGENCY.

PURPOSE:

This request is to amend Resolution No. 16-1744, adopted and approved by Mayor and City Council on March 28, 2016 in connection with the authorization, issuance and sale of the city's Subordinate Lien Water and Sewer Revenue and Refunding Obligations, Series 2016. This resolution corrects a scrivener's error in Resolution No. 16-1744 to describe the prepayment and refinancing of two loan agreements between the city and the Water Infrastructure Finance Authority of Arizona ("WIFA"). The city's intent was always to prepay and refinance both loan agreements, and Resolution No. 16-1744 inadvertently only made reference to one of the loan agreements. (Chuck Odom, Interim Finance Director)

7. BUSINESS

7.1 [16-5818](#)

MARICOPA COUNTY FLOOD CONTROL DISTRICT TRANSFER OF I-10 BASINS

RECOMMENDATION:

ADOPT RESOLUTION NO. 16-1758 APPROVING AN INTERGOVERNMENTAL AGREEMENT WITH THE FLOOD CONTROL DISTRICT OF MARICOPA COUNTY, ACCEPTING CERTAIN EASEMENTS, LEASES, AND OTHER REAL ESTATE CONVEYANCES RELATED TO THE ACQUISITION OF CERTAIN PROPERTY.

PURPOSE:

Goodyear's acquisition of the I-10 retention basins from the Flood Control District of Maricopa County is the first step to fulfill a long-term vision of the community to beautify the city and provide a central recreation corridor for community health and wellness activities. The highly visible land currently serves as simply a flood control feature, is not landscaped, and presents a poor appearance. By acquiring this land, the City and its partners have the opportunity to turn this eyesore into an asset. (Brian Dalke, City Manager)

7.2 [16-5828](#)

PUBLIC HEARING TO CONSIDER A REZONING FOR SARIVAL EAST

RECOMMENDATION:

1. Conduct a public hearing to consider approval of a rezoning for Sarival East adopting an Automotive and Related Commercial (ARC) Overlay to the Palm Valley Phase VIII Planned Area Development.
 - a. Open public hearing
 - b. Staff presentation
 - c. Receive public comment
 - d. Close public hearing
2. ADOPT ORDINANCE NO. 16-1332 REZONING APPROXIMATELY SIX ACRES GENERALLY LOCATED NORTH OF INTERSTATE 10 BETWEEN PEBBLE CREEK PARKWAY AND SARIVAL AVENUE AS FOLLOWS: 3.8 ACRES FROM AGRICULTURAL TO PLANNED AREA DEVELOPMENT/MIXED USE COMMERCIAL WITH AN AUTOMOTIVE AND RELATED COMMERCIAL OVERLAY, 2.2 ACRES FROM PLANNED AREA DEVELOPMENT/MIXED USE COMMERCIAL TO PLANNED AREA DEVELOPMENT/MIXED USE COMMERCIAL WITH AN AUTOMOTIVE AND RELATED COMMERCIAL OVERLAY, AND 0.1 ACRE FROM AGRICULTURAL TO PLANNED AREA DEVELOPMENT/MIXED USE COMMERCIAL; AMENDING THE ZONING MAP OF THE CITY OF GOODYEAR; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

PURPOSE:

The proposed request is to rezone approximately six acres of property located north of I-10, between Pebble Creek Parkway and Sarival Avenue, to facilitate the development of a commercial project known as Sarival East. Staff finds that the proposed rezoning will be consistent with the General Plan and will be compatible with the existing and proposed land uses in the surrounding area. The Planning and Zoning Commission recommended approval of this item at their regular meeting of April 20, 2016. (Steve Careccia, Planner III)

7.3 [16-5826](#)**PUBLIC HEARING TO CONSIDER AN AMENDMENT TO THE CANYON TRAILS FINAL PLANNED AREA DEVELOPMENT FOR LA VENTILLA PHASE 3****RECOMMENDATION:**

1. Conduct a public hearing to consider an amendment to the Canyon Trails Planned Area Development for La Ventilla Phase 3.
 - a. Open public hearing
 - b. Staff presentation
 - c. Receive public comment
 - d. Close public hearing
2. ADOPT ORDINANCE NO. 16-1331 APPROVING AN AMENDMENT TO THE CANYON TRAILS FINAL PLANNED AREA DEVELOPMENT (PAD) TO CHANGE THE LAND USE ON 14.79 ACRES FROM PAD TOWN HOME TO PAD COURT HOME TO FACILITATE THE DEVELOPMENT OF LA VENTILLA PHASE 3, GENERALLY LOCATED AT THE SOUTHEAST CORNER OF INTERSTATE 10 AND SARIVAL AVENUE; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN

EFFECTIVE DATE.

PURPOSE:

This application is to amend the Canyon Trails PAD. The amendment would change the subject property's current PAD land use designation from Town Home to Court Home to facilitate the development of La Ventilla Phase 3. La Ventilla is a single family court home development consisting of detached court homes accessing a private motorcourt. Staff finds that the requested PAD amendment is consistent with the subject property's Neighborhood land use designation and will be compatible with the surrounding area. The Planning and Zoning Commission recommended approval of this item at their regular meeting of April 20, 2016. (Steve Careccia, Planner III)

7.4 [16-5827](#)

PRELIMINARY PLAT FOR LA VENTILLA PHASE 3

RECOMMENDATION:

Approve a request for a preliminary plat for La Ventilla Phase 3, subject to stipulations.

PURPOSE:

This application is requesting approval of a preliminary plat for La Ventilla Phase 3 located at the southeast corner of Interstate 10 and Sarival Avenue. The plat consists of 14.79 acres that will be subdivided into 100 single family court home lots and six tracts. Staff finds that the preliminary plat is consistent with the land use, zoning standards, and technical requirements of the city's Subdivision Regulations and the Canyon Trails PAD, as amended. The proposed subdivision provides for the orderly development of the property by identifying the required infrastructure needed to serve future development within the subdivision. The Planning and Zoning Commission recommended approval of this item at their regular meeting of April 20, 2016. (Steve Careccia, Planner III)

8. INFORMATION ITEMS

1. Comments, Commendations, Report on Current Events and Presentations by Mayor, Council members, staff or members of the public. The Council may not propose, discuss, deliberate or take any legal action on the information presented pursuant to A.R.S. 38-431.02.)

2. Manager's Summary of Current Events and Reports

The Manager may provide a brief summary of current events; however, there can be discussion only on the following matters:

- A. Manager's Update on Council Related Matters
- B. Update of Legislative Issues
- C. Staff Summary of follow up action required
- D. Council members may direct inquiries to staff

9. FUTURE MEETINGS

05/23/16 CFD Meeting 5:00 p.m.

05/23/16	Regular Meeting	6:00 p.m.
06/13/16	Work Session	5:00 p.m.
06/13/16	Regular Meeting	6:00 p.m.
06/13/16	Special Meeting	Immediately following the Regular Meeting

10. ADJOURNMENT

Council members of the Goodyear City Council will attend either in person or by telephone conference call or video communications.

Pursuant to A.R.S. 38-431.02, notice is hereby given to the members of the Goodyear City Council and to the General Public that the Council of the city of Goodyear will hold meetings open to the public.

The Goodyear City Council may vote to go into Executive Session, pursuant to A.R.S 38-431.03(A3 and A4), which will not be open to the public, to discuss certain matters.

THE CITY OF GOODYEAR ENDEAVORS TO MAKE ALL PUBLIC MEETINGS ACCESSIBLE TO PERSONS WITH DISABILITIES. With 48 hours advance notice, special assistance can be provided for sight and/or hearing-impaired persons at this meeting. Reasonable accommodations will be made upon request for persons with disabilities or non-English speaking residents. Please call the City Clerk (623) 932-3910 to request an accommodation to participate in this public meeting. Goodyear TDD number is (623) 932-6500.

LA CIUDAD DE GOODYEAR PROCURA HACER TODA JUNTA PUBLICA ACCESIBLE A PERSONAS CON DISCAPACIDADES. Durante la junta se puede proveer asistencia especial a personas con discapacidades visuales o auditivas con un aviso de 48 horas por adelantado. Se harán adaptaciones razonables con previa solicitud para personas con discapacidades o para residentes que no hablan inglés. Favor de llamar a la Secretaria Municipal al (623) 932-3910 para solicitar adaptaciones para participar en la junta pública. El número de TDD de Goodyear es (623) 932-6500

Maureen Scott, MMC
City Clerk

Date Posted: _____

Time Posted: _____