



City of Goodyear

Meeting Minutes

City Council Regular Meeting

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

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

Monday, April 27, 2015

6:00 PM

Goodyear Justice Center

1. CALL TO ORDER

Mayor Lord called the Regular Meeting to order at 6:05 p.m.

2. PLEDGE OF ALLEGIANCE & INVOCATION BY COUNCILMEMBER HOHMAN

3. ROLL CALL

Council Present 7 - Mayor Lord, Vice Mayor Pizzillo, Councilmember Osborne, Councilmember Lauritano, Councilmember Campbell, Councilmember Stipp, and Councilmember Hohman

Staff Present: City Manager Brian Dalke, Assistant City Attorney Sarah Chilton, and City Clerk Maureen Scott

4. COMMUNICATIONS

- 4.1 [CO 194-15](#) Council will receive an update on the purchase of New Age Fire Shelters for use in fighting wildland fires.

Nick Lyons, Fire Captain, recognized and thanked Firehouse Subs, in partnership with APS, for generously donating grant funds in the amount of \$9,166 to buy next generation fire shelters.

Fire shelters have been used in the fire service since 1977, and have saved hundreds of firefighters across the country. In 2002, next generation shelters were adopted by the US Forest Service. In 2010, transition to these fire shelters became mandatory for all agencies who work on wildfires. The Fire Department previously made several unsuccessful attempts to secure grant funding for new shelters. Even though we are a municipality, there is a lot of urban interface in Goodyear, and the Fire Department has taken steps to mitigate risk to the community. Twenty-five fire shelters were purchased in February 2015, and are now on each of our front line trucks in the city.

5. CITIZENS COMMENTS/APPEARANCES FROM THE FLOOR

Marco Gualotuna, Goodyear resident, spoke regarding his gymnastics studio located on Van

Buren Street. His business is doing well, and he is trying to recruit more instructors.

The following residents spoke in support of installing a traffic signal at the intersection of Elliot Road and San Gabriel Road in the Estrella Community. They have a petition circulating in the community and currently have over 300 signatures.

1. Sara Gilligan
2. Jaime Rivera
3. Suzanne McEvoy
4. Todd Cunningham
5. Vanessa Cunningham
6. Kelly Maza
7. Rachel Mix, Pre-School Director of the Phoenix Children's Academy, which is located at this intersection.

Traffic has increased significantly with development in Estrella. The StarPointe Residents Club and Water Park, the North Lake, Phoenix Children's Academy, Safeway Store, McDonalds, and now Taco Bell are all located at this intersection. Residents want to make sure that students and pedestrians are safe.

6. CONSENT

MOTION BY Vice Mayor Pizzillo, SECONDED BY Councilmember Stipp, to MOVE Consent Agenda Item 6.2 to the Business Agenda. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Pizzillo, Councilmember Osborne, Councilmember Lauritano, Councilmember Campbell, Councilmember Stipp, and Councilmember Hohman

6.1 [MINUTES](#) [26-2015](#)

APPROVAL OF MINUTES

Approve draft minutes from a Regular Meeting and a Special Meeting held on March 23, 2015.

MOTION BY Councilmember Osborne, SECONDED BY Councilmember Lauritano, to APPROVE Consent Agenda Item 6.1. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Pizzillo, Councilmember Osborne, Councilmember Lauritano, Councilmember Campbell, Councilmember Stipp, and Councilmember Hohman

7. BUSINESS

6.2 [15-5586](#)

AMENDED FINAL PLAT FOR LA VENTILLA PHASE 1 **RECOMMENDATION:**

Approve the Amended Final Plat for La Ventilla Phase 1 subdividing 14.8

acres into 110 single family court home lots and 11 tracts located at the northwest corner of Sarival Avenue and Portland Street within the Canyon Trails Planned Area Development (PAD), subject to stipulations.

Councilmember Stipp asked if this Final Plat was platted before the last General Plan was approved, since the current General Plan discourages residential development that abuts a freeway.

Joe Schmitz, Long Term Planner, responded that this development is located within the Canyon Trails development. Land use was set in 1998, and this area was reserved for town homes and court homes. The use is appropriate for the zoning, even though we don't currently encourage this type of development next to the freeway.

Councilmember Osborne stated that this item was presented a few months ago. She appreciates that the developer reconfigured the open space in this development, but she disagrees with having homes adjacent to the freeway and will be voting against it.

MOTION BY Vice Mayor Pizzillo, SECONDED BY Councilmember Stipp, to APPROVE the Amended Final Plat for La Ventilla Phase 1 subdividing 14.8 acres into 110 single family court home lots and 11 tracts located at the northwest corner of Sarival Avenue and Portland Street within the Canyon Trails Planned Area Development (PAD), subject to stipulations. The motion carried by the following vote:

Ayes 6 - Mayor Lord, Vice Mayor Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Stipp, and Councilmember Hohman

Nayes 1 - Councilmember Osborne

7.1 [15-5580](#) PUBLIC HEARING FOR A SPECIAL USE PERMIT FOR THE INTERO MONTESSORI SCHOOL- CANCELLED

The advertised public hearing for this case has been continued until the May 11, 2015 Council meeting.

7.2 [15-5577](#) PRELIMINARY PLAT FOR PASEO PLACE PARCEL 1

Christopher Flodin, Architectural Planner, presented Business Agenda Items 7.2 and 7.3 together. A separate vote will be taken for each one.

This is a request for the Preliminary Plat from Melcor Development Arizona Inc., to subdivide approximately 39.40 acres into 136 single-family residential lots and 13 open space tracts for a development known as Paseo Place Parcel 1 generally located at the northwest corner of Yuma Road and 183rd Avenue alignment in an R1-6, Single Family Residential Zoning District. There are two different lot sizes (60'x120' & 70'x120'). Parcel 2 consist of approximately 77.64 acres which will be subdivided into 214 single-family residential lots and 26 open space tracts, generally located at the southeast corner of Yuma Road and 183rd Avenue alignment.

There are two main entrances into the Paseo Place Parcel 1 development. Access to the eastern portion of Parcel 1 is provided via 183rd Avenue, while access from the south is provided to Yuma Road via the 183rd Avenue alignment. There are two main entrances for Paseo Place

Parcel 2, and both are along the 183rd Avenue alignment. All roadways within the development will be built to public road standards and dedicated to the City of Goodyear. Approximately 8.50 acres or 21.57% (net acreage) of open space are proposed in the Paseo Place Parcel 1 development.

Amenities proposed within these areas include a pocket park with pedestrian connections to surrounding trails, residential lots facing open space, Butterfly Garden, Ramada with BBQ and seating, community gardens, and a shaded tot lot. A Homeowners Association (HOA) will maintain all community open space tracts, amenities, and right-of-way landscaping.

Council Discussion:

>Appreciates the time and energy that the developer put into this development, and like the trail system that runs through it, and the uniqueness of the Butterfly Garden and the Community Gardens.

>Will the Butterfly Garden and Community Garden be maintained by the HOA? Flodin responded that the open tracts will be maintained by the HOA.

>How do we keep the butterfly's there? The designer responded that we can't keep them there, but we can provide plants to attract them to the area.

>Are some of the open spaces useable for fields? Flodin responded that there is an open plaza area in Parcel 2. There is also grassy space in the Tot Lot area. There is a long linear park that is connected with the ramadas that can be used for play areas.

>What type of "Donation" is referred to with regard to school districts in Parcel 2? "The planned Paseo Place Parcel 2 development lies within the jurisdiction of the Liberty Elementary School District and the Buckeye Union High School District. The developer will commit to the Southwest Cities/Schools/Developer Compact with a donation to each of the school districts." Katie Wilken, Planning Manager, responded that a specific amount has not been set. There won't be a land donation for this development, but there will be some sort of "in lieu" type payment that is based on a per student calculation. The calculation estimates the amount of students that is expected to be generated by the development. The City requires a letter from the school district at the time of Final Plat approval. The letter will state that the developer has contacted the school and an agreement has been reached between them regarding a payment amount.

>Asked to be kept informed when we receive the letter from the School District.

>Concerned that if all the areas in the West Goodyear development area are developed, we won't have a designated fire station in this area until 2022. Fire Chief Luizzi responded that staff has been watching this area for the last two years. They are currently seeing about 30 calls for service per quarter in this area. Triggers for a new fire station consist of the distance of the developments to a fire station, response times, and 500 calls for service per quarter. The area does not meet the triggers for calls of service at this time.

>Are traffic signals planned for this area? Wilken responded that traffic signals are addressed in the development agreements. Whenever a developer is responsible for a traffic signal, we repeat that in the stipulations, and indicate what percent of the cost they are responsible for. All plats that are going through have traffic signal stipulation requirements.

MOTION BY Councilmember Campbell, SECONDED BY Councilmember Osborne, to APPROVE a request for the Preliminary Plat from Melcor Development Arizona Inc. to

subdivide approximately 39.40 acres into 136 single-family residential lots and 13 open space tracts for a development known as Paseo Place Parcel 1 generally located at the northwest corner of Yuma Road and 183rd Avenue alignment in an R1-6, Single Family Residential Zoning District, subject to stipulations. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Pizzillo, Councilmember Osborne, Councilmember Lauritano, Councilmember Campbell, Councilmember Stipp, and Councilmember Hohman

7.3 [15-5578](#) **PRELIMINARY PLAT FOR PASEO PLACE PARCEL 2**

MOTION BY Councilmember Osborne, SECONDED BY Councilmember Hohman, to APPROVE a request for the Preliminary Plat from Melcor Development Arizona Inc. to subdivide approximately 77.64 acres into 214 single-family residential lots and 26 open space tracts for a development known as Paseo Place Parcel 2 generally located at the southeast corner of Yuma Road and 183rd Avenue alignment in an R1-6, Single Family Residential Zoning District, subject to stipulations. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Pizzillo, Councilmember Osborne, Councilmember Lauritano, Councilmember Campbell, Councilmember Stipp, and Councilmember Hohman

8. INFORMATION ITEMS

1. Comments, Commendations, Report on Current Events and Presentations by Mayor, Council Members, staff or members of the public.

Council attended or reported on the following:

- >Saw a flashing pedestrian crossing that has been discussed for an intersection in Estrella, and it looked good.
- >Harkins Groundbreaking Ceremony.
- >Estrella Mountain Ranch Pump Track Grand Opening.
- >Youth Commission presented a check to the Homeless Youth Connection for money that they raised during a recent fundraiser.
- >Parents of students for an Estrella school is doing a \$20K "Go Fund Me" campaign to save a Library/Media Specialist position that is proposed to be cut from the budget. The news media has picked up this story.
- >City of Goodyear Employee Picnic.
- >Leadership West Seminar on the Globalization of the West Valley.
- >Michael Lewis Company Groundbreaking Ceremony.
- >Paint Bubble Run.
- >76th Anniversary of the Chinese Chamber of Commerce.
- >Mayor Lord worked "Don't Trash Arizona" campaign at What-A-Burger.
- >Mayor Lord's birthday and anniversary.
- >Councilmember Stipp obtained his Master's Degree.

2. Manager's Summary of Current Events and Reports**1. City Manager Dalke reported on the following::**

- >Harkins Theatre Ground Breaking Ceremony - Estimated over 1000 attendees, which is the largest ground breaking ceremony that we have ever had.
- >Paint Bubble Run - Approximately 6000 participants.
- >Goodyear Geared for Growth Event is tomorrow - 320 people have registered so far for the event.
- >Introduced Christopher Baker as the new Development Services Director.

2. Update of Legislative Issues:

None.

3. Staff Summary of follow up action required:

None.

4. Council members may direct inquiries to staff:

Council has received a citizen email concerned with the number of calendars and lists that citizens can/are subscribed to via the eNotify service on the City's website. There are over 59 different news sections that can be subscribed to, and 14 different calendars. This seems like too many choices. Council would like more information on the distribution lists and the number of subscribers, and perhaps look into streamlining this type of information.

9. FUTURE MEETINGS

05/04/15	Work Session	5:00 p.m.
05/11/15	Work Session	5:00 p.m.
05/11/15	Regular Meeting	6:00 p.m.
05/18/15	CFD Meeting	5:00 p.m.
05/18/15	Regular Meeting	6:00 p.m.
05/18/15	Special Meeting	Immediately following the Regular Meeting

10. ADJOURNMENT

There being no further business to discuss, Mayor Lord adjourned the Regular Meeting at 7:25 p.m.

Maureen Scott, City Clerk

Georgia Lord, Mayor

Date: _____

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the CITY COUNCIL REGULAR MEETING of the City of Goodyear, Arizona, held on April 27, 2015. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this ____ day of _____, 2015.

Maureen Scott, City Clerk

SEAL: