



City of Goodyear

Meeting Minutes

City Council Regular Meeting

Goodyear Municipal Court
and Council Chambers
14455 W. Van Buren St.,
Suite B101
Goodyear, AZ 85338

Monday, September 28, 2020

6:00 PM

Goodyear Municipal Court and Council
Chambers

While the Goodyear City Council meetings are open to the public, the occupancy has been reduced to implement social distancing. Seating is generally available on a first come basis, but meeting attendees will be cycled in and out if necessary to allow for speakers to speak on certain agenda items.

If you wish to speak during a Regular Meeting, please complete a speaker's card so that we may ensure you are in the room for that item.

Face Masks are required and must be worn when moving throughout the building.

CALL TO ORDER

Mayor Lord called the Regular Meeting to order at 6:00 p.m.

PLEDGE OF ALLEGIANCE AND INVOCATION BY COUNCIL MEMBER PIZZILLO

ROLL CALL

Council Present 7 - Mayor Lord, Vice Mayor Stipp, Councilmember Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Hampton, and Councilmember Kaino

Staff Present: City Manager Julie Arendall, City Attorney Roric Massey and City Clerk Darcie McCracken

COMMUNICATIONS

1. [CO-2020-386](#) Staff will provide a Summer Recreation Program recap to Council. (Deanna Ortiz, Acting Recreation Superintendent)

Acting Recreation Superintendent Deanna Ortiz provided a recap of the Summer Recreation Program. Ms. Ortiz stated that the Parks and Recreation Department partnered with Healthy Verify, which consisted of the Rose Law Group, medical professionals and Arizona State University, to develop safety standards and modifications to safely offer summer programs to participants.

Ms. Ortiz reported that the Summer Recreation Program was offered for five weeks, Monday through Friday, at four locations so that the amount of kids could be limited to 50. The kids were split

into groups of 10 and were rotated through various activities throughout the day. She added that the Aquatics program opened, on schedule, on Memorial Day. She said there were 50 participants daily and that staff was able to provide the Cardio Wave fitness program.

Ms. Ortiz noted that the city of Goodyear was the only municipality to offer a summer softball season where social distancing and mask wearing were encouraged while in the dugouts and the plaza area.

Ms. Ortiz introduced Parker Gore, a Recreation Programmer who helped create Goodyear E-Gaming. Mr. Gore stated that Goodyear Parks and Recreation partnered with the Peoria Parks and Recreation Department to offer an immersive live streaming gaming experience for kids in the west valley. He added there were over 1,000 gamers who participated and 533 Stream Team Goodyear subscribers.

Council thanked the Parks and Recreation staff for their creative and innovative programming including the e-gaming that allowed the public to become engaged.

Council also added that these programs were very important to the working parents.

CITIZENS COMMENTS/APPEARANCES FROM THE FLOOR

None.

CONSENT

MOTION BY Councilmember Campbell, SECONDED BY Vice Mayor Stipp, to APPROVE Consent Agenda Items 2, 3 and 5 through 8. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Stipp, Councilmember Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Hampton and Councilmember Kaino

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| 2. | <u>MINUTES</u>
<u>2020-180</u> | <u>APPROVAL OF MINUTES</u>
RECOMMENDATION:
Approve the draft minutes of the September 14, 2020 Regular Meeting. (Darcie McCracken, City Clerk) |
| 3. | <u>2020-6870</u> | <u>APPROVE THE FY2021 BUDGET TRANSFERS</u>
RECOMMENDATION:
Approve the budget transfers for FY2021. (Lauri Wingenroth, Finance Manager-Budget and Research) |
| 5. | <u>2020-7047</u> | <u>APPROVE THE FINAL PLAT OF CANTAMIA PARCEL 38</u>
RECOMMENDATION:
Approve the Final Plat of CantaMia Parcel 38, subject to stipulations. (Katie Wilken, Planning Manager) |
| 6. | <u>2020-7048</u> | <u>APPROVE THE FINAL PLAT OF CANTAMIA PARCELS 39-41</u> |

RECOMMENDATION:

Approve the Final Plat of CantaMia Parcels 39-41, subject to stipulations. (Katie Wilken, Planning Manager)

7. [2020-7052](#)

APPROVE AN INTERGOVERNMENTAL AGREEMENT WITH MARICOPA COUNTY FOR THE ANNEXATION, CONSTRUCTION, OPERATION AND MAINTENANCE OF PERRYVILLE ROAD FROM INDIAN SCHOOL ROAD TO 300 FEET NORTH OF CAMPBELL AVENUE.

RECOMMENDATION:

ADOPT RESOLUTION NO. 2020-2096 APPROVING AN INTERGOVERNMENTAL AGREEMENT WITH MARICOPA COUNTY FOR THE ANNEXATION, CONSTRUCTION, OPERATION AND MAINTENANCE OF PERRYVILLE ROAD FROM INDIAN SCHOOL ROAD TO 300 FEET NORTH OF CAMPBELL AVENUE, PROVIDING AUTHORIZATION, DIRECTION, AND AN EFFECTIVE DATE. (Hugh Bigalk, City Traffic Engineer)

8. [2020-7077](#)

APPROVE THE DELEGATION OF AUTHORITY TO THE CITY MANAGER OR DESIGNEE TO EXERCISE CITY VEHICLE DESIGNATION

RECOMMENDATION:

ADOPT RESOLUTION NO. 2020-2109 DELEGATING TO THE CITY MANAGER OR HER DESIGNEE THE AUTHORITY TO EXERCISE THE CITY VEHICLE DESIGNATION EXEMPTION PURSUANT TO ARIZONA REVISED STATUTES 38-538.03. (Santiago Rodriguez, Chief of Police)

Item 4 was pulled from the Consent Agenda and heard separately.

4. [2020-7042](#)

APPROVE EXPENDITURE OF FUNDS FOR PURCHASE AND INSTALLATION OF REPLACEMENT WATER METERS

Public Works Director Javier Setovich presented information on a request to approve an expenditure of funds for the purchase and installation of replacement water meters. Mr. Setovich stated that this project is part of the asset replacement program for utility assets. The Public Works Department is looking to replace 10,500 meters.

Mr. Setovich stated that the two main benefits associated with replacing the meters included an accurate account of the water that was produced and delivered and an accurate report of the water that was unaccounted for.

Mr. Setovich provided the break down for the request of \$3,890,000 stating: \$3,122,510 was for the purchase of meters; \$402,850 was for the installation of meters by a contractor; \$24,000 was for public outreach; and \$340,675 was an 8.75% contingency. He noted that this was a one-time request that would be delivered this fiscal year.

Council asked about the water conservation aspect of this project. Mr. Setovich replied the immediate benefits of replacing the meters was to have a better sense of how much water was being

delivered and if there was any leaks in the system. He added that the meters would also collect data that could be provided to citizens so that they could better manage their water usage.

Council asked what was the percentage of the city's water loss. Mr. Setovich replied that the city was at 8.5% water loss.

Council requested a follow up report on the city's water loss rate.

MOTION BY Councilmember Campbell, SECONDED BY Councilmember Pizzillo, to APPROVE expenditure of funds in the amount of \$3,890,000 to purchase, provide public outreach and install approximately 10,500 water meters. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Stipp, Councilmember Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Hampton and Councilmember Kaino

PUBLIC HEARINGS

9. [2020-7029A](#) **ZONING ORDINANCE TEXT AMENDMENT MF-12**

Items 9 and 10 were presented together.

Mayor Lord opened the Public Hearing at 6:35 p.m.

Planning Manager Katie Wilken presented a request to consider a Zoning Ordinance Text Amendment to add a new multi-family residential zoning district called MF-12. This amendment would create a zoning district for single-family rental projects as well as create design guidelines.

Ms. Wilken provided the details on the proposed zoning ordinance changes for MF-12 that included density, lot width, setbacks, building height and coverage and open space.

Ms. Wilken went on to discuss the design guidelines stating that these types of developments would be required to follow the multi-family design guidelines such as the design of parking lots, entry features, recreational amenities, and landscaping. She described the need to address the architecture and development standards for the smaller units. She also provided the details of the required elevation styles and color schemes as well as requirements to the perimeter lots.

Mayor Lord closed the Public Hearing at 6:44 p.m.

Council asked if there was a way to make sure the developer used more than one color scheme. Ms. Wilken stated that these developments were going through the site plan review and staff was ensuring that more than one color scheme was being used.

Council asked for an explanation on why the city settled for two elevation styles instead of three. Ms. Wilken replied that the City thought because they were smaller developments, two could be added,

but if Council was interested in three styles, that change could be made.

Council asked if these design standards would be applied to projects that have already been approved. Ms. Wilken stated that staff has been working with the developers on providing multiple elevation styles.

Council stated they were in favor of three elevation styles and asked how to proceed. Ms. Wilken suggested, if the City Attorney agreed, Council could modify the ordinance to add three elevation styles.

City Attorney Roric Massey stated the Council could make a motion to amend the requirement to three elevation styles in the zoning ordinance.

MOTION BY Councilmember Kaino, SECONDED BY Vice Mayor Stipp, to ADOPT RESOLUTION NO. 2020-2087 DECLARING A PUBLIC RECORD THAT CERTAIN DOCUMENT FILED WITH THE CITY CLERK AND TITLED "AMENDING ARTICLE 3 OF THE ZONING ORDINANCE". The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Stipp, Councilmember Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Hampton and Councilmember Kaino

MOTION BY Vice Mayor Stipp, SECONDED BY Councilmember Campbell, to ADOPT ORDINANCE NO. 2020-1476 AMENDING ARTICLE 3 (ZONING DISTRICTS) OF THE GOODYEAR ZONING ORDINANCE; PROVIDING FOR CORRECTIONS; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE; AND PROVIDING FOR PENALTIES. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Stipp, Councilmember Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Hampton and Councilmember Kaino

10. [2020-7030](#) AMEND THE MULTI-FAMILY RESIDENTIAL DESIGN GUIDELINES

Mayor Lord opened the Public Hearing at 7:05 p.m.

Planning Manager Katie Wilken previously provided the details for this item with Item 9.

Mayor Lord closed the Public Hearing at 7:05 p.m.

MOTION BY Vice Mayor Stipp, SECONDED BY Councilmember Kaino, to ADOPT ORDINANCE NO. 2020-1477 AMENDING CHAPTER 3 OF THE CITY OF GOODYEAR DESIGN GUIDELINES DATED JUNE 9, 2014; PROVIDING FOR CORRECTIONS; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE; AND PROVIDING FOR PENALTIES AND ADDING A THIRD ELEVATION. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Stipp, Councilmember Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Hampton and Councilmember Kaino

11. [2020-7046A](#) REDEVELOPMENT AREA DESIGNATION AND PLAN UPDATE

Mayor Lord opened the Public Hearing at 7:09 p.m.

Planning Manager Katie Wilken presented a request to redesignate the city of Goodyear Redevelopment Area and adopt a modified Redevelopment Plan. Ms. Wilken provided the history of the redevelopment area that was first adopted in 2005. She discussed the details of the projects that were completed within the North Subdivision and Historic Goodyear. Some of the completed projects included waterline replacements, park improvements, flood improvements, zoning changes and housing rehabilitation.

Ms. Wilken reviewed the commercial corridor projects located within the redevelopment area that included Western Avenue improvements, a facade program, the Urban Land Institute technical program and the Flite development.

Ms. Wilken discussed the Northwest Section and the projects within this area that consisted of the I-10 corridor, Airport Gateway at Goodyear, Bullard Corridor, Bullard Wash and additional industrial and commercial areas.

The south section of the redevelopment area included the Phoenix-Goodyear Airport, Flite, spring training complex, and the Union Pacific Railroad. Ms. Wilken noted that the proposed State Route 30 would have a positive impact to the development of the south section of the redevelopment area.

Mayor Lord closed the Public Hearing at 7:21 p.m.

MOTION BY Councilmember Hampton, SECONDED BY Councilmember Kaino, to ADOPT RESOLUTION NO. 2020-2093 RENEWING THE DESIGNATION OF THE CITY OF GOODYEAR'S REDEVELOPMENT AREA AND ADOPTING A MODIFIED REDEVELOPMENT PLAN, PURSUANT TO A.R.S. § 36-1474, § 36-1479, AND § 42-6209(F). The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Stipp, Councilmember Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Hampton and Councilmember Kaino

BUSINESS

12. [2020-7056](#) APPROVE THE PRELIMINARY PLAT FOR ESTRELLA PARCEL 9.28

Principal Planner Steve Careccia presented a request to approve a Preliminary Plat for Estrella Parcel 9.28 located within the Montecito portion of Estrella. He stated the parcel was designated for single-family development and consisted of 20 acres that would be subdivided into 67 lots, with a minimum lot width of 50 feet.

MOTION BY Councilmember Pizzillo, SECONDED BY Councilmember Campbell, to APPROVE a request for Preliminary Plat for Estrella Parcel 9.28, subject to stipulations. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Stipp, Councilmember Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Hampton and Councilmember Kaino

13. [2020-7058](#) **APPROVE THE PRELIMINARY PLAT OF GOODYEAR CIVIC SQUARE PARCEL A AT ESTRELLA FALLS**

Principal Planner Steve Careccia presented a request to approve the Preliminary Plat for Goodyear Civic Square Parcel A at Estrella Falls. Mr. Careccia explained that the parcel consisted of 48 acres located east of the Bullard Wash and north of McDowell Road. He added that the 48 acres would be subdivided into 8 lots with a mix of civic, commercial and high density residential types of uses. He stated City Hall was proposed to be on Lot 3, Civic Park on Lot 4 and office and parking garages on Lots 6 and 7.

MOTION BY Vice Mayor Stipp, SECONDED BY Councilmember Lauritano, to APPROVE a request for the preliminary plat of Goodyear Civic Square Parcel A at Estrella Falls, subject to stipulations. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Stipp, Councilmember Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Hampton and Councilmember Kaino

14. [2020-7035](#) **APPROVE THE WATER AND WASTEWATER SCADA DEVELOPMENT PROJECT**

Public Works Director Javier Setovich presented a request to approve an expenditure of \$1,502,000 for a water and wastewater Supervisory Control and Data Acquisition (SCADA) project and to approve the related budget transfers. Mr. Setovich stated the criticality of this project was forcing the Public Works Department to bring the project forward to Council mid-year rather than as part of the Capital Improvement Plan (CIP) process.

Mr. Setovich provided the details on the importance of the SCADA improvements to the water treatment facility and the existing distribution system.

Mr. Setovich explained that the SCADA was a system consisting of a series of intelligent sites that managed processes and were joined together through a network. He stated that the Public Works Department was seeking approval of the expenditure to help support improvements to that network.

Mr. Setovich stated half of the funding for this project was being transferred from savings in the Surface Water Treatment Facility project and the other half was being funded by the Wastewater fund. He mentioned that because of the savings, current or future water rates would not be impacted.

Chief Information Officer Justin Fair discussed the details of how the Information Technology Department would work with the Public Works Department to get the SCADA system ready to support the aligning of the new water treatment facility and the existing water distribution system.

MOTION BY Councilmember Hampton, SECONDED BY Councilmember Pizzillo, to APPROVE expenditure of funds in the amount of \$1,502,000 for the Water and Wastewater SCADA Development Project and related budget transfers. The motion carried by the following vote:

Ayes 7 - Mayor Lord, Vice Mayor Stipp, Councilmember Pizzillo, Councilmember Lauritano, Councilmember Campbell, Councilmember Hampton and Councilmember Kaino

INFORMATION ITEMS

Council thanked the Public Works team for their work on a water meter repair at their home.

NEXT MEETING

The next meeting is a Regular Meeting on October 5, 2020 at 6:00 p.m.

ADJOURNMENT

There being no further business to discuss, Mayor Lord adjourned the Regular Meeting at 7:37 p.m.

Darcie McCracken, 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 September 28, 2020. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this ____ day of _____, 2020.

Darcie McCracken, City Clerk

SEAL: