



**Agenda**  
**Regular Session**  
**Queen Creek Town Council**  
Queen Creek Town Hall, 22350 S. Ellsworth Road  
Council Chambers  
June 4, 2008  
7:00 p.m.

**1. Call to Order**

**2. Roll Call** (one or more members of the Council may participate by telephone)

**3. Pledge of Allegiance:**

**4. Invocation:**

**5. Ceremonial Matters:** Presentations, Proclamations, Awards, Guest Introductions and Announcements.

- A. Student of the Month – May 2008
- B. Citizen Leadership Graduation
- C. CERT Graduation
- D. Presentation to Council Member Valenzuela
- E. Presentation to Council Member Coletto-Cohen
- F. Swearing in of Mayor and new Council Members – Van Summers, Fire Chief
- G. Remarks by Mayor and new Council Members
- H. Reception

**6. Committee Reports**

- A. SRP Task Force – May 27
- B. Senior Advisory Committee – May 27
- C. Economic Development Commission – May 28
- D. Recreation Advisory Board – June 3

**7. Public Comment:** Members of the public may address the Town Council on items not on the printed agenda and during Public Hearings. Please complete a “Request to Speak Card”, located on the table at the rear of the Council Chambers and turn it in to the Town Clerk prior to the beginning of the meeting. There is a time limit of three minutes for comments.

**8. Consent Calendar:** Matters listed under the Consent Calendar are considered to be routine and will be enacted by one motion and one vote. Public Hearing items are designated with an asterisk (\*). Prior to consideration of the Consent Agenda, the Mayor will ask whether any member of the public wishes to remove a Public Hearing item for separate consideration. Members of the Council and or staff may remove any item for separate consideration.

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- A. Consideration and possible approval of budget line item reallocations.
- B. Consideration and possible approval of expenditures over \$10,000.
- C. Consideration and possible approval of Council Committee appointments.
- D. Consideration and possible approval of the biennial appointment of Town Officers.
- E. Consideration and possible approval of the appointment of Jody Augustin to the Planning and Zoning Commission for the remainder of former Commissioner Jeff Brown's term which expires August 31, 2009.
- F. Consideration and possible approval of the final acceptance of public improvements at Victoria Phase 2 Parcel 1 (Victoria Estates) and begin the one-year warranty period.
- G. Consideration and possible approval of the Final Plat for Queen Creek Marketplace Phase 1 Lots 9 & 11, a replat of Lots 9 & 11 of Queen Creek Marketplace Phase 1 Lots 1-5, 9-13 & 16-18 recorded in Book 963, Page 14 M.C.R., a request by Vestar QCM, LLC.
- H. Consideration and possible approval of **SP07-124** "Power Marketplace Industrial Condos" a request by T2 Architecture Group LLC, on behalf of Power Industrial Park LLC, for site plan, building elevation and landscape plan approval for Industrial Condos at Lots 23 & 24 of Power Marketplace Business Park. The proposal consists of 60,000 sq. feet of office and warehouse use on 5.2 acre site with existing I-1 zoning. The project is located ¼ mile east of Power Rd., between Germann and realigned Rittenhouse Roads.
- I. Consideration and possible approval of **Resolution 743-08** approving the terms of the Option to Purchase Agreement for the transfer of property to the Postal Service.
- J. Consideration and possible approval of **Resolution 744-08** modifying assessments and assessment diagrams for ID001-Ellsworth Road/Rittenhouse Road Improvement District.
- K. Consideration and possible approval of a design services contract in the amount of \$31,305 for streetlights on Ellsworth Road from the Loop Road to Cloud Road (Project #A0203).
- L. Consideration and possible approval of a contract with Affiliated Computer Services, Inc. (ACS) in an amount not to exceed \$20,000 for the initial purchase of Firehouse Fire Records Management Software and the first year of technical support, and \$2,595 annually in subsequent years for technical support.

**PUBLIC HEARINGS AND FINAL ACTION:** If you wish to speak to the Council on an item listed as a Public Hearing or Action, please complete a Request to Speak Card and turn it in to the Town Clerk. Speakers will be called upon in the order in which their cards are received. Speakers are limited to three (3) minutes each.

**9. Discussion and possible action** on the appointment of a Vice Mayor.

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**ITEMS FOR DISCUSSION:** These items are for Council discussion only and no action will be taken. In general, no public comment will be taken.

**10. Discussion on SP08-005** “Shawn Stole Construction” a request by Mark Fowler of Michael & Associates on behalf of Shawn Stole Construction for site plan, landscape plan and building elevation approval for an office/warehouse building on Lot 15 of Inverness Industrial Park. The proposal consists of approximately 15,000 sq. feet of office/industrial use with existing I-1 zoning. The project is located ¼ mile east of Crismon Road on Scotland Court.

**11. Discussion on RZ07-086/SP07-101** “Queen Creek Crossroads” a request by Archicon, LC on behalf of Pacific Western Partners, LLC for a rezoning from R1-43 to a Planned Area Development (PAD) with underlying TC zoning, site plan, landscape plan and building elevation approval for Queen Creek Crossroads. The proposal consists of five buildings totaling 30,150 sq. feet on a five (5) acre parcel. The project is located at the southeast corner of Rittenhouse and Ellsworth Road.

**12. Discussion on TA07-034** “Conditional Use Permits (CUP); Height Restriction on Flagpoles; I-1 Industrial Standards – Percentage of Use for Retail; Appendix C specifications for documents to be submitted, a request by the Town for text amendments to the Queen Creek Zoning Ordinance, Article 3 Zoning Procedures, Section 3.5 Conditional Use Permits; Article 4 Zoning, Sections 4.7F Flagpoles and 4.9F Specific I-1 District Performance Criteria; Appendix C Specifications for Documents to be submitted.

**13. Adjournment**

I, Jennifer F. Robinson, do hereby certify that I caused to be posted this 30<sup>th</sup> day of May 2008, the Agenda for the Regular Session of the Queen Creek Town Council in the following places: 1) Queen Creek Town Hall; 2) Queen Creek Post Office; 3) Queen Creek Community Center bulletin board.

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Jennifer F. Robinson, CMC

The Town of Queen Creek encourages the participation of disabled individuals in the services, activities, and programs provided by the Town. Individuals with disabilities who require reasonable accommodations in order to participate should contact the Town Clerk’s office at (480) 358-3000.