



AGENDA

Queen Creek Town Council Regular Session

Community Chambers, 20727 E Civic Parkway

August 17, 2022

6:30 PM

Pursuant to A.R.S. §§ 38-431.02 and 38-431.03, notice is hereby given to the members of the Town Council and the general public that, at this Regular Meeting, the Town Council may vote at any time during the Council Meeting to go into Executive Session, which will not be open to the public, for legal advice and discussion with the Town Attorney(s) for legal advice on any item listed on the following agenda, pursuant to A.R.S. § 38-431.03(A)(3).

The public can continue to watch the meeting live streamed at [QueenCreek.org/WatchMeetings](https://www.queen-creek.org/WatchMeetings) by selecting "video" next to the applicable meeting (once the meeting begins) or by visiting the Town's Ustream account at <https://video.ibm.com/councilmeeting>.

In addition to attending in-person, residents may submit public comment for this Town Council meeting by submitting their comments via email to PublicComment@QueenCreekAZ.gov. Every email, if received by the deadline of 5:00 p.m., the day of the meeting will be entered into the official record. Please include your name, address, comment and note if your comment is for call to the public. Comments without identifying name and address will not become part of the written record.

The Mayor or other presiding officer at the meeting may change the order of Agenda Items and/or take items on the Agenda in an order they determine is appropriate. Some members of the Town Council and staff may attend electronically.

- 1. Call to Order:**
- 2. Roll Call:** *(Members of the Town Council may attend electronically and/or telephonically)*
- 3. Pledge of Allegiance:**
- 4. Invocation/Moment of Silence:**
- 5. Ceremonial Matters (Presentations, Proclamations, Awards, Guest Introductions and Announcements):**
 - A. Queen Creek Heat Little League Recognition
 - B. Queen Creek Little League Recognition
 - C. Recognition of Jennifer Lindley, Town Center Program Manager on her Phoenix Business Journal's "40 under 40" 2022 Award.
- 6. Committee Reports:**
 - A. Council summary reports on meetings and/or conferences attended. This may include but is not limited to Phoenix-Mesa Gateway Airport; MAG; East Valley Partnership; CAG. The Council will not propose, discuss, deliberate or take legal action on any matter in the summery unless the specific matter is properly noticed for legal action.

B. Committee and outside agency reports (only as scheduled)

1. Gangplank Overview
2. Transportation Advisory Committee (August 11, 2022)

7. **Public Comments:** *Members of the public may address the Town Council on items not on the printed agenda and during Public Hearings. Please address the Town Council by completing a Request to Speak Card and returning it to the Town Clerk (limited to three (3) minutes each), or by emailing your comment for this Town Council meeting to PublicComment@QueenCreekAZ.gov (limited to 500 words). Every email, if received by the deadline of 5:00 p.m., the day of the meeting, will be entered into the official record. Only one comment per person, per Agenda Item will be allowed. Comments without identifying name and address will not be entered into the official record. The Town Council may not discuss or take action on any issue raised during public comment until a later meeting.*

8. **Consent Agenda:** *Matters listed under the Consent Agenda are considered to be routine and will be enacted by one motion and one vote. Members of the Town Council and/or staff may comment on any item without removing it from the Consent Agenda or remove any item for separate discussion and consideration.*

- A. Consideration and possible approval of the July 20, 2022 Regular Session minutes.
- B. Consideration and possible approval of Expenditures \$25,000 and over, pursuant to Town Purchasing Policy. (FY 22/23 Budgeted Items)
 1. MHQ of Arizona – Emergency vehicle upfitting cost for the Fire Department Battalion Chief Truck, Brush Truck and Polaris Ranger UTV: \$89,725 (Fire & Medical)
 2. Allterra – Forensic Scanning Equipment, GNNS/GPS equipment & training: \$60,000 (Police)
- C. Consideration and possible approval of the appointment of Shane Randall to the GPEC Board of Directors for Fiscal Year 2022-2023.
- D. Consideration and possible approval of the reappointment of David Dobbs, David Sobeck, Karl Kleinebreil and Marvin Smith to the Parks and Recreation Advisory Committee (PRAC).
- E. Consideration and possible approval of the "Final Plat" of Bungalows at Combs & Gantzel - Phase 2, a request by Bungalows on Combs LLC.
- F. Consideration and possible approval of the "Final Plats" of Empire Pointe Parcels 7, 8, 10 & 11 and the Map of Dedication for Signal Butte Road, a request by Mattamy Arizona LLC.
- G. Consideration and possible approval of the "Final Plat" of Queen Creek Crossing, a request by H&QC LLC.
- H. Consideration and possible approval of a 36-month lease for a 12ft x 48ft mobile show office (replacement) at Horseshoe Park and Equestrian Center from Williams Scottsman, Inc. (Willscot) for \$36,867.
- I. Consideration and possible approval of Resolution 1487-22 designating the Town's Finance Director as the Chief Fiscal Officer (CFO) for purposes of submitting the Town's Annual Expenditure Limitation Report to the Auditor General for Fiscal Year 2022-23.
- J. Consideration and possible approval of Resolution 1489-22 declaring and adopting the results of the primary election held on August 2, 2022 and ordering the recording.

9. Public Hearing Consent Agenda: *Matters listed under the Public Hearing Consent Agenda are considered to be routine and will be enacted by one motion and one vote. Please address the Town Council by completing a Request to Speak Card and returning it to the Town Clerk (limited to three (3) minutes each), or by emailing your comment for this Town Council meeting to PublicComment@QueenCreekAZ.gov (limited to 500 words). Every email, if received by the deadline of 5:00 p.m., the day of the meeting, will be entered into the official record. Only one comment per person, per Agenda Item will be allowed. Comments without identifying name and address will not be entered into the official record. The Town Council may not discuss or take action on any issue raised during public comment until a later meeting.*

- A. Public Hearing and possible action on cases P21-0258 and P22-0002 Empire Southwest Site Plan and Conditional Use Permit, a request from Vince DiBella, Adaptive Architects, for a Conditional Use Permit and Site Plan approval on approximately 5.7 acres for the construction of an equipment rental company with outdoor display and outdoor storage, located within Power Marketplace Business Park, east of the southeast corner of Power and Rittenhouse roads.
- B. Public Hearing and possible action on cases P22-0020 and P22-0025 Carvana Conditional Use Permit and Site Plan, a request from Dominic Ghaby, SimonCRE, for a Conditional Use Permit and Site Plan approval on approximately 4.47 acres for the construction of automotive distribution center with outdoor storage, located within Power Marketplace Business Park, east of the southeast corner of Power and Rittenhouse roads. *This case is being withdrawn at the request of the applicant.*

10. Public Hearings: *If you wish to speak to the Town Council on any of the items listed as a Public Hearing, please address the Town Council by completing a Request to Speak Card and returning it to the Town Clerk (limited to three (3) minutes each), or by emailing your comment for this Town Council meeting to PublicComment@QueenCreekAZ.gov (limited to 500 words). Every email, if received by the deadline of 5:00 p.m., the day of the meeting, will be entered into the official record. Only one comment per person, per Agenda Item will be allowed. Comments without identifying name and address will not be entered into the official record.*

- 1. None.

11. Items for Discussion: *These items are for Town Council discussion only and no action will be taken. In general, no public comment will be taken.*

- A. Presentation: Economic Overview by Economist Alan Maguire.
- B. Discussion on the Police Department's program to support and enhance school safety.

12. Final Action: *If you wish to speak to the Town Council on any of the items listed under Final Action, please address the Town Council by completing a Request to Speak Card and returning it to the Town Clerk (limited to three (3) minutes each), or by emailing your comment for this Town Council meeting to PublicComment@QueenCreekAZ.gov (limited to 500 words). Every email, if received by the deadline of 5:00 p.m., the day of the meeting, will be entered into the official record. Only one comment per person, per Agenda Item will be allowed. Comments without identifying name and address will not be entered into the official record.*

- A. Consideration and possible approval of holiday lights.

13. Adjournment:

I, Maria Gonzalez, do hereby certify that I caused to be posted this 9th day of August, the Agenda for the August 17, 2022 Regular and Possible Executive Session of the Queen Creek Town Council at Town Hall and on the Town's website at www.QueenCreekAZ.gov.

Maria E. Gonzalez, CMC
Town Clerk

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.