



Minutes
Town Council Regular Session
Community Chambers, 20727 E. Civic Parkway
Wednesday, March 1, 2023
6:30 PM

1) Call to Order:

The meeting was called to order at 6:30 p.m.

2) Roll Call:

PRESENT:

Julia Wheatley, Mayor
Jeff Brown, Vice Mayor
Robin Benning, Council Member
Leah Martineau, Council Member
Bryan McClure, Council Member
Dawn Oliphant, Council Member
Travis Padilla, Council Member

3) Pledge of Allegiance:

Led by Council Member Martineau.

4) Invocation/Moment of Silence:

Provided by Pastor Curt McReynolds, Christ's Church of the Valley.

5) Ceremonial Matters (Presentations, Proclamations, Awards, Guest Introductions and Announcements):

5.A) Proclamation - American Red Cross Month

Mayor Wheatley read the proclamation recognizing American Red Cross Month. Mayor Wheatley said that representatives from the American Red Cross were unable to join us this evening due to a last minute conflict. She thanked the Red Cross for their work and said the Council Chambers are lit up red tonight in honor of this proclamation.

5.B) Proclamation - Procurement Month

Mayor Wheatley recognized National Procurement Month. She highlighted the significant role that procurement professionals play in the efficiency and

effectiveness of government and business. She thanked the Queen Creek procurement staff for their work and their practice of Public Procurement Values and Guiding Principles.

5.C) Recognition of the Ben Franklin High School Girls Soccer Team - 3A State Champions

Mayor Wheatley congratulated the Benjamin Franklin Girl's Soccer Team for winning the high school 3A State Championship. She praised the team for their hard work and dedication and invited the members who were present to the dias for photos with Council.

A five minute recess was taken.

6) Committee Reports:

6.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 summary unless the specific matter is properly noticed for legal action.

Council Committee Reports 

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

1.) Economic Development Commission (February 22, 2023).

Council Member McClure presented the report. The Commission heard a presentation on projects and development activity at the Phoenix-Mesa Gateway Airport from CEO Brian O'Neill. They also received updates from staff on the Town's new Utility billing system which takes effect on March 7, 2023 and a presentation on new interactive mapping for industrial properties.

7) Public Comments:


None.

8) Consent Agenda:

8.A) Consideration and possible approval of the February 15, 2023 Regular Session minutes.

Department: Town Clerk's Office


Staff Report 

Minutes 02-15-23.pdf 

8.B) Consideration and possible approval of Expenditures \$25,000 and over, pursuant to Town Purchasing Policy. (FY 22/23 Budgeted Items)

Department: Finance


Staff Report 

Expenditures over \$25,000 (Rev 1).pdf 

- 8.C) Consideration and possible approval of Job Order 37 with MGC Contractors, Inc., Contract 2019-134 in an amount not to exceed \$644,237 for the completion of Pecan Creek South Tank 2 floor replacement and repairs. (FY 22/23 Budgeted Item WA206)

Department: Utilities


Staff Report 

MGC Job Order 37 

- 8.D) Consideration and possible approval of an Amendment #1 to Delegation Resolution #1468-22 authorizing and directing the Town Manager and/or Capital Improvement Projects Department Director to take any and all action necessary; and to sign any and all documents, contracts, and/or agreements related to construction and completion of the Arizona State Land Infrastructure Improvements project (CIP Project No. AR100) increasing the original Delegation Resolution amount by \$31,451,398 for a total amended amount not to exceed \$56,451,398. (This is a FY 22/23 Budgeted Item)

Department: Capital Improvement Projects

Staff Report 

AR100 Project Site Exhibit 

DR 1468-22 Amendment #1 

MOTION: To approve the Consent Agenda.

RESULT: Approved unanimously (7-0)

MOVER: Robin Benning, Council Member

SECONDER: Bryan McClure, Council Member

AYES: Julia Wheatley, Mayor, Jeff Brown, Vice Mayor, Robin Benning, Council Member, Leah Martineau, Council Member, Bryan McClure, Council Member, Dawn Oliphant, Council Member, Travis Padilla, Council Member

9) **Public Hearing Consent Agenda:**

None.

10) **Public Hearings:**

None.

11) Items for Discussion:

11.A) Presentation and update by J. Brian O’Neill, Executive Director for the Phoenix-Mesa Gateway Airport

Gateway Airport 


Phoenix-Mesa Gateway Airport Executive Director/CEO Brian O’Neill provided an overview of airport activity and recent changes. He said the Phoenix-Mesa Gateway Airport Authority owns and operates the airport and is comprised of the Cities of Mesa, Phoenix, Apache Junction, Queen Creek, Gilbert and the Gila River Indian Community. He thanked the Council and the Town for their time and leadership as an airport owner.

He said the airport property consists of a 3,000-acre economic development project and an airport. He said they have five airlines focused on leisure travel and 2022 was a record setting year for passenger growth.

Mr. O'Neill provided an update on several projects including the Terminal Concession Program; a five-gate terminal addition; new air traffic control tower; Gateway Executive Airpark; SkyBridge Arizona; Gulf Stream Aerospace Service Center; Gateway East Development; taxiway reconstruction; a fuel farm storage tank expansion and the rental car lot redevelopment.

Mr. O'Neill concluded with a brief overview of the 2021 Economic Impact Study and said a major component of the airport is to create jobs and maintain economic stability.

11.B) Presentation and update on the Town’s Capital Improvement Projects.

CIP Update 03.01.2023 

CIP Director, Dave Lipinski provided a quarterly update on active 10-year IIP Roadway Projects that are in various stages of construction. He also provided an update on several sections of Meridian Road; Town Center roadways (Adecoa & Munuoz); Queen Creek Road (Ellsworth to Crismon); and Ocotillo (228th to Ironwood). Mr. Lipinski reviewed park construction projects and traffic signals completions. Upcoming projects for Ocotillo Road and Signal Butte Road were briefly introduced.

Mr. Lipinski discussed managing communication in regards to project completion. He understands public frustration in terms of projects delays and stressed the importance of providing timely information and managing expectations.


Vice Mayor Brown asked for additional information to the public in regards to the Meridian and Pima roads project.

Council Member Benning asked how to relay information to the public for projects outside of the Town. Mr. Lipinski said he can reach out to regional partners to get the information for residents.

Council Member Padilla said residents often ask about lane closures when no construction is being done (weekends) and asked if we can open lanes when work

is not being done. Mr. Lipinski said we only have control of our own construction projects. He said with private construction there are cost implications and often lanes are closed for other reasons such as waiting for concrete or asphalt to cure.

11.C) Presentation on the Small Area Transportation Study.

Presentation 

Public Works Director Mohamed Youssef presented a brief overview of the 2020 Small Area Transportation Study which was updated and revisited due to new development in the State Land area. He provided highlights of the newer 2022 study which now includes the SR 24 extension, Pinal Parkway and the LG Facility. He said the new study forecasted a reduction in anticipated population growth by 25% and anticipated growth in employment by 9% between now and 2030.

Mr. Youssef presented new models for traffic projections and levels of service and compared the changes from each study. The new study showed improvements in the level of service and he said this was attributed to SR24 and Pinal Parkway.

Council thanked staff for providing effective information that helped to showcase the importance of Pinal Parkway to the region.

12) Final Action:

None.

13) Adjournment:

The Town Council entered into Executive Session at 8:07 p.m. The Regular Session reconvened and adjourned at 10:20 p.m.

TOWN OF QUEEN CREEK

Julia Wheatley, Mayor

ATTEST:

Maria E. Gonzalez, Town Clerk

I, Maria E. Gonzalez, do hereby certify that to the best of my knowledge and belief, the foregoing Minutes are a true and correct copy of the Town Council Regular Session Minutes of the March 1, 2023 Town Council Regular Session of the Queen Creek Town Council. I further certify that the meeting was duly called and that a quorum was present.

Passed and approved on: _____