



**Minutes**  
**Town Council Regular Session**  
Community Chambers, 20727 E. Civic Parkway  
Wednesday, July 19, 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  
Dawn Oliphant, Council Member  
Travis Padilla, Council Member

**ABSENT:**

Bryan McClure, Council Member

**3) Pledge of Allegiance:**


Led by Mayor Wheatley.

**4) Invocation/Moment of Silence: Cleonie Harrison, Prayer Leader - Central Christian Church**

Cleonie Harrison, Prayer Leader and Lay Pastor from Central Christian Church provided the invocation.

**7) Public Comments:**

Gregory Stahl, 29082 E. Waverly Drive, Queen Creek commented on the empty lot within Hastings Farms and requested the Council talk to QCUSD to sell the property back to the community or require they build a school.

Public Comment: Greg Stahl 

5) **Ceremonial Matters (Presentations, Proclamations, Awards, Guest Introductions and Announcements): None.**

Mayor Wheatley commented on the Water Transfer Ceremony that took place this morning celebrating the receipt of the Cibola Water Transfer to diversify the town's water supply. She thanked staff and previous Council for the work over many years and the strategic planning to get this accomplished.

Mayor Wheatley highlighted the Time Capsule event that was held earlier this afternoon at Historic Town Council Chambers. Mayor Wheatley said in 1998 the Town's youth put together a time capsule filled with memorabilia from the time and letters they wrote to their future selves. The capsule was buried and set to open 25 years later, which is this year in 2023. Mayor Wheatley said this afternoon, along with former Town Council members, staff, students and community members, gathered to open the Time Capsule. Mayor Wheatley thanked everyone who attended the special event and all the youth who were involved in the original project and returned today to help unbury the contents.

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.

07-19-2023 Committee Reports DRAFT 

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

None.

8) **Consent Agenda:**

8.A) Consideration and possible approval of the June 7, 2023 Regular Session minutes.

**Department:** Town Clerk's Office


Staff Report 

Minutes 

8.B) Consideration and possible approval of Expenditures \$25,000 and over, pursuant to Town Purchasing Policy. (FY 23/24 Budget Items)

**Department:** Finance


Staff Report 

July 19, 2023.pdf 

- 8.C) Consideration and possible approval of FY 22-23 budget amendments totaling \$15,584,735 in revenue adjustments, \$378,383 in expenditure reallocations including \$253,383 from contingencies, and \$5,090,737 in adjustments to transfers.

**Department:** Finance


Staff Report 

Attachment A - Proposed Budget Adjustments 

- 8.D) Consideration and possible approval of an On-Call Project Order with Sunrise Engineering, Contract 2023-003 in an amount not to exceed \$75,000 for engineering services as needed. (FY 24 Budgeted Item)

**Department:** Utilities


Staff Report 

Sunrise Engineering Project Order 03 

- 8.E) Consideration and possible approval of an Intergovernmental Agreement with Pinal County to define responsibilities for the utility relocation design and construction with improvement to Kenworthy and Combs Road in an amount not to exceed \$718,149 and related budget adjustments.

**Department:** Utilities

Staff Report 

Intergovernmental Agreement - Pinal County - Kenworthy and Combs Roads 

- 8.F) Consideration and possible approval of the Agreement to share costs for the Salt River Project – Central Arizona Project Interconnection Facility among Cost-Share Partners and Salt River Project Agricultural Improvement and Power District and authorizing the Mayor, Town Manager, Town Attorney and Town Clerk to negotiate, finalize and execute the agreement and all documents necessary to facilitate the transaction. The Town of Queen Creek's portion of the cost share estimate for the Technical Review phase is \$8,371. (FY24 Budgeted Item - Water Operating Fund)

**Department:** Utilities

Staff Report 


SCIF Cost Share Agreement 


- 8.G) Consideration and possible approval of Amendment #1 for the Intergovernmental Agreement (IGA) between Arizona Game and Fish for

participation in the Community Fishing Program at Mansel Park.

**Department:** Community Services

Staff Report 


IGA Queen Creek Amendment #1 FINAL Extend and Update.pdf 


Original IGA\_08-15-18 Updated - AZG&F Item\_Consent H.pdf 


- 8.H) Consideration and possible approval of a one-year Professional Services Contract, with up to four possible one-year renewals, with AZ Code Consultants, Shums Coda Associates Inc., and Wildan Engineering for building safety plan review and inspection services on an as-needed basis not to cumulatively exceed \$200,000 annually.

**Department:** Development Services

Staff Report 

Professional Services Contract - Wildan Associates.pdf 

Professional Services Contract - Shums Coda Associates.pdf 

Professional Services Contract - AZ Code Consultants.pdf 

**MOTION:** To approve the Consent Agenda.

**RESULT:** Approved unanimously (6-0)

**MOVER:** Robin Benning, Council Member

**SECONDER:** Dawn Oliphant, Council Member

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

**ABSENT:** Bryan McClure, Council Member


**9) Public Hearing Consent Agenda:**

Mayor Wheatley opened the public hearing. There were no comments and the public hearing was closed.

- 9.A) Consideration and possible recommendation of approval on a new Series 012 Restaurant Liquor License application submitted by Kimberlee Ann Mallery on behalf of The Bistro Queen Creek located at 22721 S Ellsworth, #107, Queen Creek.

**Department:** Town Clerk's Office

Staff Report 

[Rule R19-1-702 \(9-24-22\).pdf](#) 


[LGB Report](#) 

[QCPD Report](#) 

- 9.B) Consideration and possible recommendation of approval on a new Series 012 Restaurant Liquor License application submitted by Andrea Dahlman Lewkowitz on behalf of MOD Pizza located at 200 W Combs Road, #107, Queen Creek.

**Department:** Town Clerk's Office

[Staff Report](#) 

[Rule R19-1-702 \(9-24-22\).pdf](#) 


[LGB Report](#) 

[QCPD Report](#) 

- 9.C) Consideration and possible recommendation of approval on a new Series 012 Restaurant Liquor License application submitted by Travis Cade Taylor on behalf of Caldwell County BBQ at Pecan Lake located at 25000 N 206th Street, Queen Creek.

**Department:** Town Clerk's Office

[Staff Report](#) 

[Rule R19-1-702 \(9-24-22\).pdf](#) 

[LGB Report](#) 

[QCPD Report](#) 

**MOTION:** To approve the Public Hearing Consent Agenda.

**RESULT:** Approved unanimously (6-0)

**MOVER:** Jeff Brown, Vice Mayor

**SECONDER:** Robin Benning, Council Member

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

**ABSENT:** Bryan McClure, Council Member

10) **Public Hearings: None.**

11) **Items for Discussion:**

## **Presentation on the Town of Queen Creek's Assured Water Supply**

### Town of Queen Creek Assured Water Supply Presentation

Water Resources Director, Paul Gardner provided an update on the announcement by Director of Department of Water Resources and Governor Hobbs in regards to the 100-year assured water supply outlook. He discussed the findings of the Ground Water Modeling Section by the Arizona Department of Water Resources (ADWR) and what the Town is doing moving forward. He discussed the next 20 years and said it shows there is time to do corrective actions. He discussed the process involved to get a Certificate of Assured Water Supply. He discussed agricultural, residential, commercial and industrial uses. He said that agricultural uses much more water than residential across the valley, in part because of the residential water conservation efforts.

Mr. Gardner reviewed the projections and models provided by ADWR in regards to the aquifer, water depth and unmet demand across the valley. He reviewed the impacts on the Queen Creek Water service areas. Queen Creek has been reusing and recharging 99% of our treated water and also acquiring non-groundwater sources, most recently Cibola. Recycled water and percent of return flow and the value of our recent acquisitions will solve our own deficit.

He said the Assured Water Supply is working as intended. Mr. Gardner said water providers in the Phoenix AMA have time to make water management decisions and are not solely reliant on groundwater. He said that Arizona is not running out of water. He said because of Council's decisions we are able to be proactive in Queen Creek and he outlined the timeline for future water acquisitions and said Queen Creek is doing well.

Council thanked Mr. Gardner and his staff for their perseverance and foresight with the complex issue of water supply issues.

**12) Final Action: None.**

**13) Adjournment:**

The Council reconvened Executive Session at 7:36 p.m. The Regular Session reconvened and adjourned at 9:10 p.m.

TOWN OF QUEEN CREEK

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Julia Wheatley, Mayor

ATTEST:

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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 July 19, 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: \_\_\_\_\_