



Agenda
Regular Session
Queen Creek Town Council
Queen Creek Town Hall, 22350 S. Ellsworth Road
Council Chambers
April 1, 2009
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. Proclamation – April Fair Housing Month

6. Committee Reports

A. Town Center Committee – March 24, 2009

B. Economic Development Commission – March 25, 2009

C. Arts, Culture and Entertainment Sub-Committee – March 25, 2009

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.

A. Consideration and possible approval of the March 18, 2009 Work Study and Regular Session Minutes.

B. Consideration and possible approval to use SRP Aesthetics Funds in the amount of \$13,560 for undergrounding a 12kv line at Ellsworth and Chandler Heights Roads.

C. Consideration and possible approval of a professional services contract in the amount not to exceed \$33,495 with up to four one-year renewals with Heinfeld, Meech & Company for auditing the Town’s financial statements.

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D. Consideration and possible approval of a sponsorship agreement with Freedom Arizona Information, Inc., doing business as the Queen Creek Tribune.

E. Consideration and possible approval of **Resolution 777-09** authorizing the acceptance of real property from Schirmer Properties, an Arizona General Partnership (Parcel #304-67-027T) for the Ellsworth Road Town Center project.

F. Consideration and possible approval of a Job Order Contract with Cactus Asphalt in an amount not to exceed \$569,820 for chip sealing Town roads.

G. Consideration and possible approval of a two-year contract in the amount not to exceed \$80,000 with Willis of Arizona for benefits insurance brokerage services.

H. Consideration and possible approval of a contract modification in the amount of \$104,562 to LW French Construction Company (Contract 2008-104) for building modifications on the Interim Municipal Corporation Yard at 22700 E. Queen Creek Road.

I. Consideration and possible approval of the Germann Road “Map of Dedication” located in a portion of the northeast quarter of Section 8 between 196th Street and Hawes Roads – La Jara Farms, LLC.

J. Consideration and possible of the Ocotillo Road “Warranty Deed” located in a portion of the southwest quarter of Section 16 between Ellsworth Road and Hawes Road – Victoria Lund Investment Group.

K. Consideration and possible approval of a “Warranty Deed” for the dedication of Tract “Q” located within a portion of the roadway intersection of Emperor Boulevard and Reins Road within the Emperor Estates Phase 3 subdivision to the Town of Queen Creek, a request by Phil Turner of Pulte Homes Corporation.

L. Consideration and possible approval of the Town Managers Contract.

M. Consideration and possible approval of **SP09-010 “In – N- Out Burger at Queen Creek Marketplace”** a request by Doug Couper of Greenberg Farrow, on behalf of In – N – Out Burger, for site plan, landscape plan and building elevation plan approval of an In – N – Out Burger restaurant. The proposal consists of 3,350 sq. feet of commercial use on a site with existing C-2 PAD zoning. The project is located in the vicinity of the southwest corner of Ellsworth Loop Road and Rittenhouse Roads on Pad 1 in the Queen Creek Marketplace.

***N.** Public Hearing and possible approval of **Ordinance 445-09 RZ09-004/SP08-165 “Ellsworth Office Building”** a request by Ron Ravenscroft of Ravenscroft Architects, for rezoning from R1-6 to C-1, site plan, landscape plan and building elevation plan approval for an office building. The proposal consists of approximately 1,000 sq. feet of office use on a site with existing R1-6 zoning. The project is located at 22043 S. Ellsworth Road.

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*O. Public Hearing and possible approval of **SP08-176/CUP 08-177 Desert Horizon Nursery** a request by Bill Stevenson to extend the time limit for a Conditional Use Permit and site plan (CU02-002 and SP02-005) to operate a retail plant nursery at 19250 S. Ellsworth Road.

P. Consideration and possible approval of a Development Agreement for Desert Horizon Nursery establishing a payment schedule for roadway improvements, a request by Bill Stevenson, Desert Horizon Nursery, Inc.

PUBLIC HEARINGS: If you wish to speak to the Council on an item listed as a Public Hearing, 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. Public Hearing, discussion and possible action on GP09-015 a Town-initiated minor amendment to the Transportation and Circulation Element of the General Plan involving the Signal Butte and Meridian Road Corridor. *A continuance to April 15, 2009 has been requested.*

FINAL ACTION: If you wish to speak to the Council on an item listed under Final 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.

10. Discussion and possible action on the continuation of broadcasting Town Council meetings in Fiscal Year 2009-2010 and direction on options for expanding programming.

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

11. Discussion on proposed individual residential building plan approval process.

12. Motion to adjourn to Executive Session: The Council may reconvene the Executive Session for any of the items listed on the Executive Session Agenda.

13. Adjournment

I, Jennifer F. Robinson, do hereby certify that I caused to be posted this 26th day of March 2009, 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.

Jennifer F. Robinson, MMC

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.