



**Agenda**  
**Regular Session**  
**Queen Creek Town Council**  
Queen Creek Town Hall, 22350 S. Ellsworth Road  
Council Chambers  
December 1, 2010  
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. Webelo Pack 738 Volunteer Service Recognition

**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; CAAG. 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.

**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 expenditures over \$25,000.

B. Consideration and possible approval of the renewal of the Emergency Base Station Agreement with Catholic Healthcare West (Mercy Gilbert Medical Center).

C. Consideration and possible approval of a Contract Change Order in the amount not to exceed \$25,400 with Dibble Engineering for the Sossaman Road Drainage project.

**Agenda for the Regular Session  
Queen Creek Town Council  
December 1, 2010  
Page 2**

D. Consideration and possible approval of an Intergovernmental Agreement between Maricopa County and the Town of Queen Creek for the Data Recovery Phase II Archaeological Investigation and Design Modification of Riggs Road from Ellsworth Road to Meridian Road.

\*E. Public Hearing and possible approval of an amendment to the CDBG Project applications and **Resolution 868-10** authorization of projects and funding amounts for the FY2011-2012 Community Development Block Grant (CDBG) applications.

\*F. Public Hearing and possible approval of **Resolution 869-10** supporting a HOME application by Housing Our Communities, Inc., for the FY2011-2012 HOME Grant application cycle.

\*G. Public Hearing and possible approval of **CU10-072/SP10-071** "AT&T Cell Site" a request for a Conditional Use Permit and site plan for a 71 ft. tall wireless communication tower to be located on an existing light pole located at 20061 S. Rittenhouse Rd. (/Rite of Passage/Canyon State Academy).

**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 and possible approval of **Ordinance 491-10/RZ10-078/SP10-079** "Sunwest Dental" a request by Adam Cosman for approval of a rezoning from R1-6 to C-1, site plan, landscape plan and building elevations for a dental office located at 22211 S. Ellsworth Rd.

10. Public Hearing and possible action on **Resolution 871-10 GP10-039** Major General Plan Amendment, a Town initiated major general plan amendment to incorporate the updated Town Center Plan as an element of the General Plan. (*A continuance to December 15, 2010 will be requested*)

11. Public Hearing and possible action on **GP10-040** Minor General Plan Amendment, a Town initiated minor amendment to the Transportation and Circulation Element of the General Plan involving the Signal Butte and Meridian Road Corridor. (*An indefinite continuance will be requested*)

12. Public Hearing and possible action on **Ordinance 490-10/TA10-088** a Text Amendment to the Town of Queen Creek Zoning Ordinance Article 6.19 Temporary Uses and Table 4.6-2 Principle Uses Allowed in Non-Residential Districts to allow the display and sale of consumer fireworks.

13. Public Hearing and possible action on **Ordinance 492-10/TA10-089** a Text Amendment to the Town of Queen Creek Zoning Ordinance Table 4.6-2 Principle Uses Allowed in Non-Residential Districts and creating a new Section 6.22 Nonprofit Medical Marijuana Dispensaries, Infusion Facilities and Offsite Cultivation related to medical marijuana operations, supplemental use regulations and locations.

**Agenda for the Regular Session  
Queen Creek Town Council  
December 1, 2010  
Page 3**

**14.** Public Hearing and possible action on **Ordinance 493-10/TA10-090** a Text Amendment to the Town of Queen Creek Zoning Ordinance Section 6.16.B.20 Temporary Use Signs regarding Special Event Signs.

**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.

**15.** Discussion and possible approval of the ground lease agreement between the Town of Queen Creek and the Maricopa County Community College District on behalf of Rio Salado College.

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

**16. Adjournment**

I, Jennifer F. Robinson, do hereby certify that I caused to be posted this 24<sup>th</sup> day of November 2010, the Agenda for the Regular Session of the Queen Creek Town Council in the following places: 1) Queen Creek Town Hall; 2) Queen Creek Library; 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.