



Minutes
Regular Session
Queen Creek Town Council
Queen Creek Town Hall, 22350 S. Ellsworth Road
Council Chambers
March 7, 2007
7:00 p.m.

1. Call to Order

The meeting was called to order at 7:10pm.

2. Roll Call

Council Members present: Barney; Coletto-Cohen; Mortensen; Wootten; Vice Mayor Valenzuela and Mayor Sanders. Council Member Hildebrandt was ill.

3. Pledge of Allegiance

Led by Mayor Sanders.

4. Ceremonial Matters: Presentations, Proclamations, Awards, Guest Introductions and Announcements.

A. Student of the Month – February 2007 – the following were recognized for Student of the Month:

Michael DeLaMater – Ben Franklin-Power Campus
Rachel Riffey – Ben Franklin – Crismon Campus
Justin Ulizzi – Queen Creek High School
Sarah Brzeczek – Queen Creek Middle School
Zackary Inman – Frances Brandon Pickett Elementary
Dalton Smith – Jack Barnes Elementary
Delaney Murphree – Cortina Elementary
Desiree Nickels – Queen Creek Elementary (not in attendance)
Ryan Mauldin – Desert Mountain Elementary
Albert Miller – Canyon State Academy
Luciana Perez – Queen Creek Elementary (January 2007)

B. Presentation to the Queen Creek Middle School of textbooks – Mrs. Murphy of Project Arizona Civic Education presented Queen Creek Middle School Principal Denise Johnson with a set of textbooks and teachers manuals donated by the Town.

C. Presentation to Susan Shifman – The Town Council presented Susan Shifman with a plaque in appreciation of her service to the Town including Planning & Zoning 2002 – March 2007, serving as Vice Chair for several years; Parks, Trails & Open Space Committee; Recreation Advisory Board; Senior Advisory Committee and the San Tan Foothills Specific Area Plan Task Force. She also provided nutritional/exercise classes to Town staff. Ms. Shifman thanked the Council and staff and encouraged residents to volunteer and contribute to the community.

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D. The Town Council recognized MCSO Deputy Mike Lucas, nominated by Family Resource Center and DES and Pinto Creek Company, Inc., of Queen Creek for their work on behalf of The Arizona Interagency Farmworkers Coalition, Inc. (AIFC). Deputy Lucas and Pinto Creek Company will be presented awards by Anna Maria Chavez, Deputy Chief of Staff to Governor Napolitano on March 8. In addition, Jaime Bautista of Queen Creek High School was awarded a \$1000 scholarship by AIFC.

5. 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.

None.

6. Consent Calendar: Matters listed under the Consent Calendar are considered to be routine and will be enacted by one motion and one vote. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Calendar and will be considered separately.

A. Consideration and possible approval of the February 21, 2007 Work Study & Regular Session Minutes.

B. Consideration and possible approval of purchases over \$10,000.

C. Consideration and possible approval of line item budget reallocations.

D. Consideration and possible approval of the final acceptance of public improvements of the Montelena project and begin the one year warranty period.

E. Consideration and possible approval of **SP06-120** “Pendragon Industrial Building” a request from Don Foster of Synebox, LLC, for site plan, landscape plan and building elevation approval for an Office/Warehouse building at Lot 25 of Power Marketplace Business Park. The proposal consists of approximately 20,000 sq. feet of industrial use on a site with existing I-1 zoning. The project is located ¼ mile east of Power Road, between Germann and realigned Rittenhouse Roads.

F. Consideration and possible approval of **SP06-105** “Empire Service Facility” a request from Alisa Petterson-Dangelo of Saemisch-DiBella Architects on behalf of Empire Southwest LLC, for site plan, landscape plan and building elevation approval for an Office/Warehouse building at Lots 1 & 2 of Power Marketplace Business Park. The proposal consists of approximately 16,000 sq. feet of industrial use on a site with existing I-1 zoning. The project is located ¼ mile east of Power Road, between Germann and realigned Rittenhouse Roads.

G. Consideration and possible approval of **SP06-109** “Preventative Pest Control” a request from Kurt Hunter of Stone Kat Development on behalf of Hunt, Olsen & Bradshaw LLC, for site plan, landscape plan and building elevation approval for an Office/Warehouse building at Lot 7 of Power Marketplace Business Park. The proposal consists of approximately 11,481 sq. feet of

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industrial use on a site with existing I-1 zoning. The project is located ¼ mile east of Power Road and north of Germann Road.

H. Consideration and possible approval of the appointment of the Development Fee Working Group.

I. Consideration and possible approval of a job order to J. Banicki Construction JOC #2007-06 in the amount not to exceed \$17,000 for roadway widening at the intersection of Power and Chandler Heights Roads.

J. Consideration and possible approval of a design contract in the amount of \$16,480 with Salt River Project (SRP) for the design of power utility relocations needed prior to installation of a traffic signal at the intersection of Ocotillo and Sossaman Roads.

K. Consideration and possible approval of a contract in the amount not to exceed \$35,000 with G & G Construction for roadway widening at the intersection of Ellsworth and Ocotillo Roads.

L. Consideration and possible approval of a professional services contract in the amount not to exceed \$48,500 with Pro Mechanical Services dba Linc Service Company to provide LEED commissioning services on the Library design/build project.

M. Consideration and possible approval of a professional services contract in the amount not to exceed \$13,200 with Zucker Systems for a review and analysis of development engineering processes and staffing levels.

N. Consideration and possible approval of a contract in the amount of \$7,000 with Lance Decker to facilitate the Senior Advisory Committee and reallocate \$7,000 from recreation contingencies to miscellaneous professional services.

O. Consideration and possible approval of **Ordinance 381-07** amending Town Code, Chapter 15 Parks and Recreation, Article 15-1 Recreation Advisory Board Section 15-1-3 Membership, allowing for a non-Council Chair of the Recreation Advisory Board.

P. Consideration and possible approval of the appointment of a new Chair to the Senior Advisory Committee.

Q. Consideration and possible approval of the acquisition of a roadway easement from the Flood Control District and a deposit in the amount of \$46,319.

R. Consideration and possible approval of a contract amendment in the amount of \$450 to the Master Services Agreement with Speyer & Associates for Phase 1 Environmental Assessment for Horseshoe Park and Equestrian Centre project.

Council requested Items N & O pulled for discussion.

Motion: Barney

Second: Wootten

To approve the remainder of the Consent Calendar as presented.

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Vote: Unanimous

Item N: Council requested additional information on the budget for the Senior Program. Parks & Recreation Director Gomez stated the budget was \$5,000 which included supplies and materials, but didn't include staff time. She added the program ran on Tuesday & Wednesday 9am-12pm. Council discussed the request for facilitation and suggested putting some of the funds back into the program. Council also discussed whether staff could facilitate the committee's strategic plan. Ms. Gomez reviewed the scope of work components that staff could accomplish. Interim Town Manager Kross stated that staff could revise the amount requested for facilitation and bring back a revised proposal. There was further discussion on the ability of a Committee Chair or staff facilitating committee meetings with staff responding that additional training could be provided to staff.

Motion: Coletto-Cohen

Second: Barney

To bring back at the March 21, 2007 Council meeting a revised professional services contract for a 12-month committee work plan and options for reducing costs for consultant services and staff facilitation.

Vote: Unanimous

Item O: Vice Mayor Valenzuela commended Council Member Wootten for stepping down as Chair of the Recreation Advisory Board.

Motion: Valenzuela

Second: Wootten

To approve Item O as presented.

Vote: Unanimous

PUBLIC HEARINGS AND FINAL ACTION: If you wish to speak to the Council on an item listed as a Public Hearing or 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.

7. Discussion and possible direction on continuing the "Talk to the Town" community outreach program.

Communications Director Thomas gave a presentation on the status of the "Talk to the Town" program by reviewing the format of the program, topics presented at the four events; and attendance at each. Ms. Thomas included the purpose of the program, which was to provide face time with the Council and residents. Ms. Thomas provided information on the attendance at previous community outreach programs. Council discussed concerns about the format of "Talk to the Town", specifically the 30 second soapbox and the perception that staff was providing information rather than participants giving input or asking questions.

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Several alternative programs were discussed including meals/trail rides with Council and semi-annual Town Halls. Discussion included scheduling programs around important events such as ground breaking ceremonies; Neighborhoods in Bloom event and Howdy Doody Days.

(Vice Mayor Valenzuela was excused and left the meeting at 8:05pm)

Further discussion was in regard to previous events held during the General Plan Update with a Town Hall format and number of participants (150).

Council directed staff to focus on two (2) Town Hall events and continue the Howdy Doody program. Staff provided additional options to consider which include:

- a drop-in option at Citizen Leadership Institute
- Survey Cards – Council discouraged this
- website enhancement to facilitate questions – Council requested that this be looked at
- personal appointments with Council members

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

8. Discussion on DR07-021 “Jasmine at Charleston Estates”, a request by Logan Powell of Element Homes for design review of four (4) standard floor plans with three (3) elevations each on a total of 72 lots zoned R1-9. The development is located west of Signal Butte Road, north of Ocotillo Road and south of Queen Creek Road.

Planner Ramos reviewed the proposed elevations for Jasmine at Charleston Estates. Council requested improvements to the 360° architecture, addressing the excessive blank stucco.

9. COMMITTEE REPORTS

A. Queen Creek Youth Commission – February 21, 2007 – Commission members voted to hold their annual Retreat in Scottsdale on May 18th; continued planning for the Town Hall Forum scheduled for March 31st at Town Hall; and planned a car wash fundraiser on April 14th to benefit the Relay for Life event. Next meeting is March 21, 2007.

B. Parks, Trails and Open Space Committee – March 6, 2007 – Committee members reviewed and discussed the conceptual drawings for the preferred alternatives for each of the five parks. An Open House is scheduled for March 22. The next meeting is April 3, 2007.

C. Recreation Advisory Board – February 27, 2007 (includes Senior Advisory Committee) – Board members heard department updates; recommended funding for three local non-profit special events; recommended amending the RAB by-laws to allow either a non-Council or Council member to be appointed as Chair; and recommended the appointment of Mike Nosek as Chair of the Senior Advisory Committee. The next meeting is March 27, 2007.

10. ADJOURNMENT

Motion: Barney

Second: Wootten

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To adjourn the Regular Session at 8:54pm.

Vote: Unanimous

TOWN OF QUEEN CREEK

Arthur M. Sanders, Mayor

Attest:

Jennifer F. Robinson, CMC

I, Jennifer F. Robinson, do hereby certify that, to the best of my knowledge and belief, the foregoing Minutes are a true and correct copy of the Minutes of the March 7, 2007 Regular Session of the Queen Creek Town Council. I further certify that the meeting was duly called and that a quorum was present

Jennifer F. Robinson, CMC

Passed and approved on March 21, 2007.