



Mayor Greg Stanton

Vice Mayor
District 4
Laura Pastor

District 1
Thelda Williams

District 2
Jim Waring

District 3
Debra Stark

District 5
Daniel Valenzuela

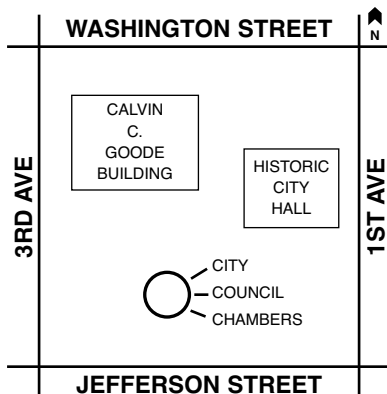
District 6
Sal DiCiccio

District 7
Michael Nowakowski

District 8
Kate Gallego

*Online agendas and
results available at
www.phoenix.gov*

City Council Chambers
200 W. Jefferson St.
Phoenix, AZ 85003



PHOENIX CITY COUNCIL FORMAL AGENDA

WELCOME!

Thank you for participating in the process of representative local government. We welcome your interest and hope you and your neighbors will often attend Phoenix City Council meetings. Democracy cannot endure without an informed and involved electorate.

Phoenix operates under a Council-Manager form of local government. Policy is set by the Mayor and Council, and the City Manager, who is appointed by the Council, directs staff to carry out the policies. This separation of policy-making and policy administration is considered the most economical and efficient form of city government.

FORMAL CITY COUNCIL MEETINGS

The Council generally holds formal meetings at 2:30 p.m. on Wednesdays to take official action on Ordinances, Resolutions, and other items on the agenda. Although the formal agenda is subject to change, all changes to the printed agenda will be available at least 24 hours prior to the meeting. Visit <https://www.phoenix.gov/cityclerk/publicmeetings> to view the agenda and meeting schedule.

The formal meeting may appear to proceed very quickly, with important decisions reached with little discussion. However, councilmembers receive the agenda the week prior to the meeting, giving them the opportunity to study every item and to ask questions of City staff members. If no additional information is presented at the meeting, action may be taken without discussion.

HOW CITIZENS CAN PARTICIPATE

The public may request to address the Council regarding an agenda item by submitting a yellow Request to Speak card at the meeting, or may submit a white card to state their support or opposition to an item for the record without speaking. Individuals should arrive and submit a card by the beginning of the meeting, before action is taken on the item. After action has been taken on an item, cards will not be accepted.

In addition, Citizen Comments are heard for up to 15 minutes at the start of the regular formal meeting and, if necessary, for up to 15 minutes (unless extended by the Chair) before adjournment or recess provided a quorum of the Council is present. Any member of the public will be given three minutes to address the Council on issues of interest or concern to them. Speakers will be called in the order in which requests to speak are received. As mandated by the Arizona Open Meeting Law, officials will not discuss matters raised during the Citizen Comment session, but may respond to personal criticism, and may direct staff to follow-up with the citizen.

If you have an individual concern involving the City, you are encouraged to contact your District councilmember at 602-262-7029 or the City Manager's Office at 602-262-4449. To reach the Mayor's Office, call 602-262-7111. We will do everything possible to be responsive to your individual requests.

REGISTERED LOBBYISTS

Individuals paid to lobby on behalf of persons or organizations other than themselves must register with the City Clerk prior to lobbying or within five business days thereafter and must re-register annually. If you have any questions about registration or whether or not you must register, visit <https://www.phoenix.gov/cityclerk/publicmeetings> or contact the City Clerk's Office at 602-256-3186.

ACCESSIBILITY

An assistive listening system is available in the Council Chambers for individuals with hearing loss. Obtain a headset unit at the entrance table in the Chambers. In addition, the City Clerk's Office will provide sign language interpreting services. Please call 602-256-3186 or Relay 7-1-1 as early as possible to coordinate needed arrangements.

Si necesita asistencia o traducción en español, favor de llamar lo mas pronto posible a la oficina de la Secretaría Municipal de Phoenix al 602-256-3186.

City of Phoenix Council members and district boundaries



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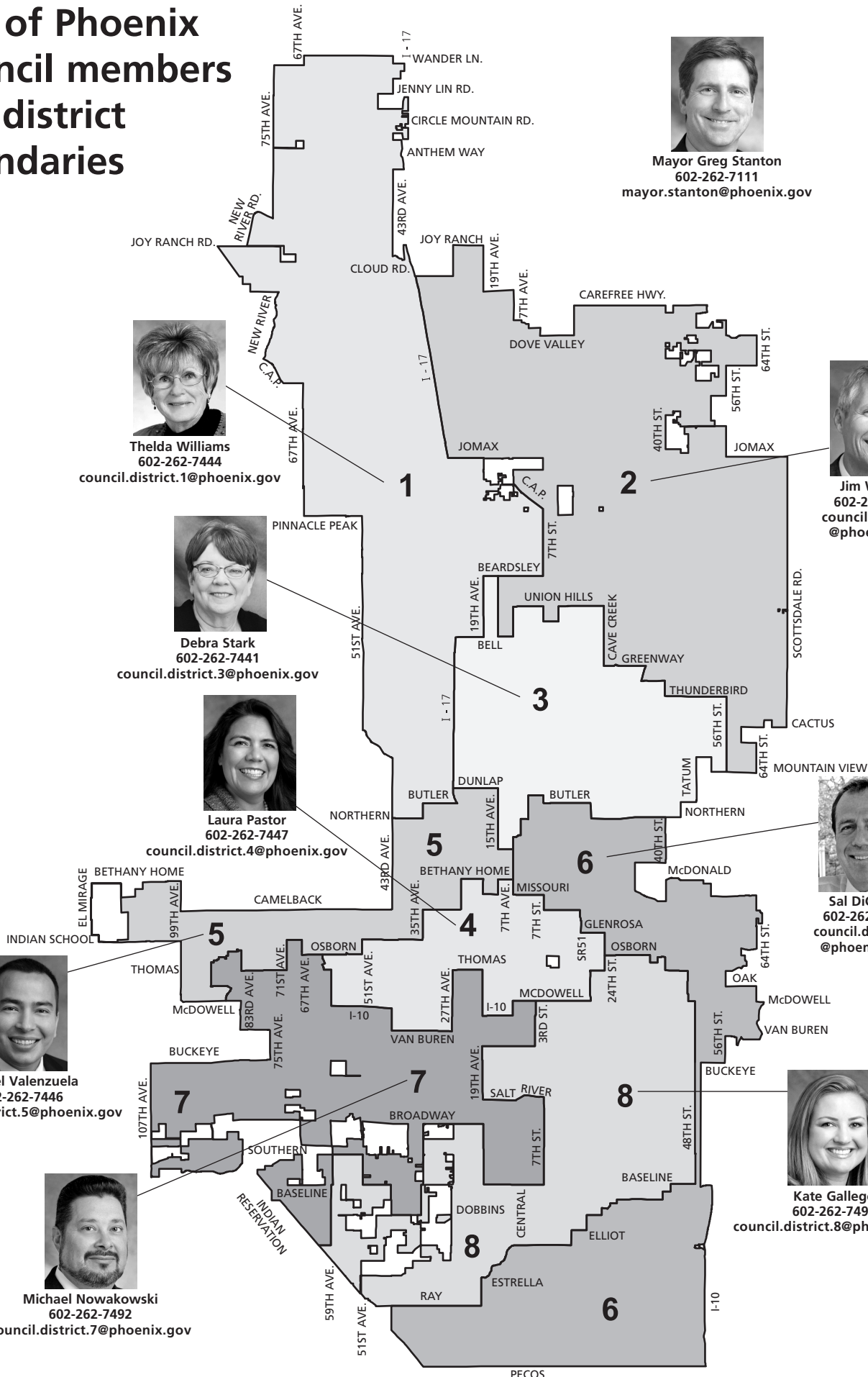
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Agenda

City Council Formal Meeting

Wednesday, September 6, 2017

2:30 PM

phoenix.gov

*****REVISED Sept. 5, 2017*****

Item to be Withdrawn: 73; Item Revised: 77

CALL TO ORDER AND ROLL CALL

CITIZEN COMMENTS

MINUTES OF MEETINGS

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| 1 | (CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on Jan. 11, 2017. | Page 11 |
| 2 | (CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on Jan. 25, 2017. | Page 12 |
| 3 | (CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on Feb. 1, 2017. | Page 13 |
| 4 | (CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on Feb. 15, 2017. | Page 14 |
| 5 | (CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on March 1, 2017. | Page 15 |
| 6 | (CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on March 22, 2017. | Page 16 |

BOARDS AND COMMISSIONS

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| 7 | (CONTINUED FROM AUG. 30, 2017) - Mayor's Appointments to Boards and Commissions | Page 17 |
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| 8 | (CONTINUED FROM AUG. 30, 2017) - City Council
Appointments to Boards and Commissions | Citywide - Page 21 |
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**LIQUOR LICENSES, BINGO, AND OFF-TRACK BETTING LICENSE
APPLICATIONS**

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| 9 | Liquor License - 7-Eleven #20416E | District 1 - Page 23 |
| 10 | Liquor License - Special Event - The Boys & Girls
Clubs of Greater Scottsdale, Inc. | District 2 - Page 29 |
| 11 | Liquor License - Special Event - St. Gabriel the
Archangel Roman Catholic Parish Cave Creek | District 2 - Page 30 |
| 12 | Liquor License - Chronic Tacos | District 3 - Page 31 |
| 13 | Liquor License - Special Event - Xavier College
Preparatory Roman Catholic High School | District 4 - Page 36 |
| 14 | Liquor License - Macayo Central South | District 4 - Page 37 |
| 15 | Liquor License - 7-Eleven #21041D | District 4 - Page 42 |
| 16 | Liquor License - The Original Wineburger | District 4 - Page 48 |
| 17 | Liquor License - POJ's | District 4 - Page 53 |
| 18 | Liquor License - Frank & Lupes of Mexico | District 6 - Page 58 |
| 19 | Liquor License - Angry Crab & BBQ Restaurant | District 6 - Page 63 |
| 20 | Liquor License - Angry Crab Shack BBQ Restaurant | District 6 - Page 65 |
| 21 | Liquor License - Special Event - The Cedar Club of
Arizona | District 6 - Page 67 |
| 22 | Liquor License - Wingstop | District 7 - Page 68 |
| 23 | Liquor License - Pizza People Pub | District 7 - Page 73 |
| 24 | Liquor License - Special Event - Phoenix Center for the
Arts, Inc | District 7 - Page 78 |
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25 **Liquor License - Special Event - Phoenix Center for the Arts, Inc.** District 7 - Page 79

26 **Liquor License - Van Buren Reception Hall** District 8 - Page 80

PAYMENT ORDINANCE (Items 27-28) (Ordinance S-43895) Page 85

27 **(CONTINUED FROM AUG. 30, 2017) - Maricopa County Sheriff's Office, Financial Services**

28 **(CONTINUED FROM AUG. 30, 2017) - IPS Group, Inc.**

PAYMENT ORDINANCE (Items 29-32) (Ordinance S-43882) Page 86

29 **IPSA Security Services, LLC**

30 **S&S Worldwide, Inc.**

31 **Kitchen Sink Studios, Inc.**

32 **West Publishing Corporation, doing business as Thomson Reuters**

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33 **Canvass of Vote - August 2017 Council Election** District 2 - Page 88
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34 **Proposed Telles Annexation - Authorization to File** District 1 - Page 90

35 **(CONTINUED FROM AUG. 30, 2017) - Marketing Partnership Program - Service Line Protection Program (Ordinance S-43868)** Citywide - Page 92

36 **(CONTINUED FROM AUG. 30, 2017) - Grant of Public Utility Easements on City-Owned Property for Light Rail Northwest Extension Project (Ordinance S-43818)** District 5 - Page 94

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38	(CONTINUED FROM AUG. 30, 2017) - Grant of Public Utility Easement Along 19th Avenue from Dunlap Avenue to Bethany Home Road to Accommodate Relocated Utilities Within Joint Trench for Light Rail Northwest Extension Project (Ordinance S-43823)	District 3 - Page 99 District 5
39	(CONTINUED FROM AUG. 30, 2017) - Salt River Pima-Maricopa Indian Community Gaming Grants (Ordinance S-43861)	Citywide - Page 103
40	(CONTINUED FROM AUG. 30, 2017) - Contract with Banner -- University Medical Center Phoenix for FEMA Pharmaceutical Cache (Ordinance S-43862)	Citywide - Page 105
41	(CONTINUED FROM AUG. 30, 2017) - Contract with Ground Control Systems, Inc. for Phoenix Fire Department Mobile Satellite Internet Service for National Emergency Deployments (Ordinance S-43864)	Citywide - Page 107
42	(CONTINUED FROM AUG. 30, 2017) - Authorization to Enter into Agreements with Various School Districts for School Resource Officers (Ordinance S-43863)	Citywide - Page 109
43	Authorization to Amend Lease (Contract 136052) with Keep Phoenix Beautiful, Inc., to Extend the Term (Ordinance S-43874)	District 7 - Page 111
44	Contract Award for Office Moving Services - IFB 17-184 (Ordinance S-43880)	Citywide -Page 112
45	Acceptance and Dedication of Deeds and Easements for Sidewalk, Roadway and Multi-use Trail Purposes (Ordinance S-43886)	District 2 - Page 114 District 4 District 8
46	Dedicate Right of Way for Parcels with Existing Roadway or Right of Way Improvements (Ordinance S-43883)	Citywide -Page 116

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| 47 | Grant of Easement to Salt River Project Across City-Owned Property Located at 3402 W. Campbell Ave. (Ordinance S-43885) | District 4 - Page 118 |
| 48 | Grant of a Public Utility Easement at Grant Park Located at 701 S. 3rd Ave. (Ordinance S-43889) | District 8 - Page 119 |
| 49 | Grant of Public Utility Easement at Willow Park (Ordinance S-43893) | District 4 - Page 122 |
| 50 | Authorization To Apply For Judicial Collection Enhancement Fund To Replace Aging Security Hardware (Ordinance S-43887) | Citywide - Page 125 |

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| 51 | Purchase of Golf Merchandise for Direct Resale to the Public (Ordinance S-43881) | District 3 - Page 126
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| 52 | Phoenix Sky Harbor International Airport Terminal 3 Southeast Transition Apron Reconstruction - Construction Manager at Risk Construction Services - AV08000079 FAA (Ordinance S-43873) | District 8 - Page 128 |
| 53 | Phoenix Sky Harbor International Airport Terminal 4 North Apron Reconstruction Project Management Support and Inspection Services Amendment 1 - AV08000072 (Ordinance S-43876) | District 8 - Page 130 |
| 54 | Phoenix Deer Valley Airport Run-Up Areas Adjacent To Taxiway C, Design-Bid-Build - AV31000082 FAA (Ordinance S-43884) | District 1- Page 132 |
| 55 | Amend Ordinance S-42269 for License with Salt River Project for Use of "Dutch Ditch" in Phoenix Sky Harbor Center (Ordinance S-43890) | District 8 - Page 134 |
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| 56 | Enter into License with Salt River Project for Vehicular Ingress and Egress Driveway and Pedestrian Bridge (Ordinance S-43891) | District 8 - Page 136 |
| 57 | Laboratory Testing Services Recommendation (Ordinance S-43871) | Citywide - Page 138 |
| 58 | Specialty Industrial Solid Tire Assemblies Contract Recommendation (Ordinance S-43875) | District 2 - Page 139
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| 59 | Steel Tank Rehabilitation Program Construction Administration and Inspection Services, Contract Amendments (Ordinance S-43877) | District 2 - Page 141
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| 60 | Intergovernmental Agreement with Maricopa County Department of Transportation to Perform Pavement Overlay Project (Ordinance S-43888) | District 2 - Page 143 |
| 61 | Authorization to Apply for and Accept Federal Funding for Transportation Projects in Federal Fiscal Years 2018, 2020, 2021, 2022 (Ordinance S-43892) | Citywide - Page 145 |
| 62 | Water Meter Procurement (Ordinance S-43872) | Citywide - Page 149 |
| 63 | Water Use it Wisely Education Program (Ordinance S-43878) | Citywide - Page 151 |
| 64 | Groundwater Modeling - Requirements Contract (Ordinance S-43879) | Citywide - Page 153 |
| 65 | Contract for Mosquito Monitoring and Mitigation Services (Ordinance S-43894) and Repeal of Ordinance S-43787 | District 7 - Page 154 |

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| 66 | Final Plat - Navarro Groves - 170047 - Northwest Corner of 32nd Street and Highline Canal | District 8 - Page 156 |
| 67 | Final Plat - Christopher Todd Collection At Country | District 7 - Page 157 |
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Place - 170021 - West of 99th Avenue and North of Lower Buckeye Road

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| 68 | Abandonment of Right-of-Way - V160016A - 59th Avenue and Baseline Road (Resolution 21568) | District 8 - Page 158 |
| 69 | Amend City Code - Ordinance Adoption - Rezoning Application Z-SP-5-17-4 - Approximately 90 Feet North of the Northeast Corner of 16th Street and Flower Street (Ordinance G-6352) | District 4 - Page 159 |
| 70 | Amend City Code - Ordinance Adoption - Rezoning Application Z-33-17-4 - Approximately 90 Feet North of the Northeast Corner of 16th Street and Flower Street (Ordinance G-6353) | District 4 - Page 166 |
| 71 | Amend City Code - Ordinance Adoption - Rezoning Application Z-28-J-83-6 - Southeast Corner of 44th Street and Knox Road (Ordinance G-6359) | District 6 - Page 173 |
| 72 | Amend City Code - Ordinance Adoption - Rezoning Application Z-116-P-81-6 - Approximately 360 Feet West of the Southwest Corner of 48th Street and Baseline Road (Ordinance G-6360) | District 6 - Page 178 |
| *73 | Amend City Code - Ordinance Adoption - Rezoning Application Z-29-17-7 - Southeast Corner of 59th Avenue and Lower Buckeye Road (Ordinance G-6356) - ***REQUEST TO WITHDRAW*** | District 7 - Page 186 |
| 74 | Amend City Code - Ordinance Adoption - Rezoning Application Z-32-17-7 - Northwest Corner of 75th Avenue and Roosevelt Street (Ordinance G-6357) | District 7 - Page 193 |
| 75 | Amend City Code - Ordinance Adoption - Rezoning Application Z-142-C-98-7 - Approximately 285 Feet North and 270 Feet West of the Northwest Corner of 99th Avenue and Lower Buckeye Road (Ordinance G-6358) | District 7 - Page 199 |
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| 76 | Amend City Code - Ordinance Adoption - Rezoning
Application Z-21-17-8 - Northwest Corner of 11th Street
and Pierce Street (Ordinance G-6350) | District 8 - Page 205 |
| *77 | Amend City Code - Ordinance Adoption - Rezoning
Application Z-22-17-8 - Northeast Corner of 10th Street
and Fillmore Street (Ordinance G-6351) - ***REVISED*** | District 8 - Page 211 |
| 78 | Amend City Code - Ordinance Adoption - Rezoning
Application Z-24-17-8 - Approximately 115 Feet South of
the Southwest Corner of 44th Street and Thomas Road
(Ordinance G-6354) | District 8 - Page 216 |
| 79 | Amend City Code - Ordinance Adoption - Rezoning
Application Z-28-17-8 - Northwest Corner of 23rd
Avenue and Roeser Road (Ordinance G-6355) | District 8 - Page 222 |
| 80 | Amend City Code - Public Hearing and Ordinance
Adoption - Rezoning Application Z-10-17-8 -
Approximately 250 Feet North and 580 Feet East of the
Northeast Corner of 7th Street and Mineral Road
(Ordinance G-6361) | District 8 - Page 227 |
| 81 | Amend City Code - Public Hearing and Resolution
Adoption - General Plan Amendment GPA-SM-1-17-8 -
Approximately 250 Feet North and 580 Feet East of the
Northeast Corner of 7th Street and Mineral Road
(Resolution 21567) | District 8 - Page 252 |

REPORTS FROM CITY MANAGER, COMMITTEES OR CITY OFFICIALS**CITIZEN COMMENTS****ADJOURN**



(CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on Jan. 11, 2017.

Summary

This item transmits the minutes of the Formal Council meeting of Jan. 11, 2017, for review, correction and/or approval by the City Council.

The minutes are available for review in the City Clerk Department, 200 W. Washington St., 15th Floor.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



(CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on Jan. 25, 2017.

Summary

This item transmits the minutes of the Formal Council meeting of Jan. 25, 2017, for review, correction and/or approval by the City Council.

The minutes are available for review in the City Clerk Department, 200 W. Washington St., 15th Floor.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



(CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on Feb. 1, 2017.

Summary

This item transmits the minutes of the Formal Council meeting of Feb. 1, 2017, for review, correction and/or approval by the City Council.

The minutes are available for review in the City Clerk Department, 200 W. Washington St., 15th Floor.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



(CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on Feb. 15, 2017.

Summary

This item transmits the minutes of the Formal Council meeting of Feb. 15, 2017, for review, correction and/or approval by the City Council.

The minutes are available for review in the City Clerk Department, 200 W. Washington St., 15th Floor.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



(CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on March 1, 2017.

Summary

This item transmits the minutes of the Formal Council meeting of March 1, 2017 for review, correction and/or approval by the City Council.

The minutes are available for review in the City Clerk Department, 200 W. Washington St., 15th Floor.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



(CONTINUED FROM AUG. 30, 2017) - For Approval or Correction, the Minutes of the Formal Meeting on March 22, 2017.

Summary

This item transmits the minutes of the Formal Council meeting of March 22, 2017, for review, correction and/or approval by the City Council.

The minutes are available for review in the City Clerk Department, 200 W. Washington St., 15th Floor.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



City of Phoenix

City Council Formal Meeting

City Council Report

Agenda Date: 9/6/2017, **Item No.** 7

(CONTINUED FROM AUG. 30, 2017) - Mayor's Appointments to Boards and Commissions

Summary

This item transmits the Mayor's recommendations for appointments and reappointments to various city boards and commissions.

Responsible Department

This item is submitted by the Mayor's Office.



City of Phoenix

To: City Council
From: Greg Stanton
Mayor

Date: Aug. 30, 2017

Subject: BOARDS AND COMMISSIONS

The purpose of this memo is to provide recommendations for appointments to the following Boards and Commissions:

Phoenix Youth and Education Commission

I recommend the following individuals for appointment:

Rosslyn Knight

Ms. Knight is the Interim Dean of Instruction and Academic Affairs at Rio Salado College and a resident of District 8. She fills an open vacancy on the commission and will serve a full term that begins Aug. 31, 2017 and expires on Aug. 31, 2019.

I recommend the following individuals for reappointment:

Tacy Ashby

Ms. Ashby will serve her third term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Geoff Balon

Mr. Balon will serve his third term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Jeanine Bashir

Ms. Bashir will serve her second term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Luis Bleuze

Mr. Bleuze will serve his third term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Deborah Burdick

Ms. Burdick will serve her third term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Hunter Freedman

Mr. Freedman will serve his second term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Michelle Gayles

Ms. Gayles will serve her second term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Michael Goldman

Mr. Goldman will serve his third term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Daniil Gunitskiy

Mr. Gunitskiy will serve his second term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Jill Hicks

Ms. Hicks will serve her third term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Lily Matos DeBlieux

Ms. Matos DeBlieux will serve her second term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Sara Miller

Ms. Miller will serve her third term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Martin Perez

Mr. Perez will serve his second term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Phyllis Schwartz

Ms. Schwartz will serve her third term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Nedda Shafir

Ms. Shafir will serve her third term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Michael Silver

Mr. Silver will serve his third term, beginning on Aug. 31, 2017 and expiring on Aug. 31, 2019.

Heritage Commission

I recommend the following for appointment:

Kenja Hassan

Ms. Hassan is the Director of Cultural Relations at Arizona State University and a resident of District 4. She replaces the late Don Keuth who served on the commission as a member of the public at large and will serve a full term beginning Aug. 31, 2017 and expiring Aug. 31, 2020.



City of Phoenix

City Council Formal Meeting

City Council Report

Agenda Date: 9/6/2017, **Item No.** 8

(CONTINUED FROM AUG. 30, 2017) - City Council Appointments to Boards and Commissions

Summary

This item transmits recommendations from the Council for appointment or reappointment to City Boards and Commissions.

Responsible Department

This item is submitted by the City Council Office.



City of Phoenix

To: Mayor and City Council **Date:** Aug. 30, 2017
From: Penny Parrella
Executive Assistant to the City Council
Subject: BOARDS AND COMMISSIONS CITY COUNCIL APPOINTEES

The purpose of this memo is to provide recommendations for appointments to the following Committees:

Encanto Village Planning Committee

Vice Mayor Laura Pastor recommends the following individual for appointment:

Celina Brun

Ms. Brun is a Transportation Planner and a resident of District 4. She fills a vacancy on the Committee and will serve a partial first term which will expire on Nov. 19, 2017.

North Mountain Village Planning Committee

Councilwoman Debra Stark recommends the following individual for appointment:

Eric Latto

Mr. Latto is a Community and Economic Development Director for Honor Health John C. Lincoln and a resident of District 3. He fills a vacancy on the Committee and will serve a partial first term which will expire on Nov. 19, 2017.

South Mountain Village Planning Committee

Councilwoman Kate Gallego recommends the following individuals for appointment:

Steve Glueck

Mr. Glueck is a retired Radio Broadcaster and a resident of District 8. He replaces the late George Young on the Committee and will serve a partial first term which will expire on Nov. 19, 2018.

Greg Brownell

Greg Brownell is a manager at the Farm at South Mountain and a resident of District 8. He replaces Peggy Morales on the Committee and will serve a partial first term which will expire on Nov. 19, 2017.



Liquor License - 7-Eleven #20416E

Request for a liquor license. Arizona State License 10076896.

Summary

Applicant

Sunil Sahnun, Agent

License Type

Series 10 - Beer and Wine Store

Location

3306 W. Bell Road

Zoning Classification: PSC

Council District: 1

This request is for a new liquor license for a convenience store that does not sell gas. This location was previously licensed for liquor sales and may currently operate with an interim permit.

The sixty-day limit for processing this application is Sept. 8, 2017.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than one hundred eighty days.

Other Active Liquor License Interest in Arizona

The ownership of this business has an interest in other active liquor license(s) in the

State of Arizona. This information is listed below and includes liquor license violations on file with the AZ Department of Liquor Licenses and Control and, for locations within the boundaries of Phoenix, the number of aggregate calls for police service within the last 12 months for the address listed.

7-Eleven #13026B (Series 10)
4511 N. 24th St., Phoenix
Calls for police service: 13
Liquor license violations: None

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"I am currently the franchisee and responsible operator of another 7-Eleven convenience store. I have been a 7-Eleven franchisee since 2006 and have completed an extensive corporate training program regarding the operation of 7-Eleven stores and have completed basic and management liquor training by an authorized trainer, as required by Arizona liquor laws."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:

"This location has been a 7-Eleven store for many years. I will operate the store in the same responsible manner as my other store and with the high standards required of 7-Eleven franchisees. I plan to continue to provide quality service to the neighbors of this store, and to the general public which they have enjoyed and have come to rely on for many years."

Staff Recommendation

Staff recommends approval of this application.

Attachments

Liquor License Data - 7-Eleven #20416E
Liquor License Map - 7-Eleven #20416E

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

Liquor License Data: 7-Eleven #20416E

Liquor License

Description	Series	1 Mile	1/2 Mile
Bar	6	2	0
Beer and Wine Bar	7	1	1
Liquor Store	9	4	1
Beer and Wine Store	10	3	1
Restaurant	12	8	4

Crime Data

Description	Average *	1 Mile Average **	1/2 Mile Average***
Property Crimes	13.64	21.28	27.70
Violent Crimes	2.19	2.54	4.03

*Citywide average per square mile **Average per square mile within 1 mile radius ***Average per square mile within ½ mile radius

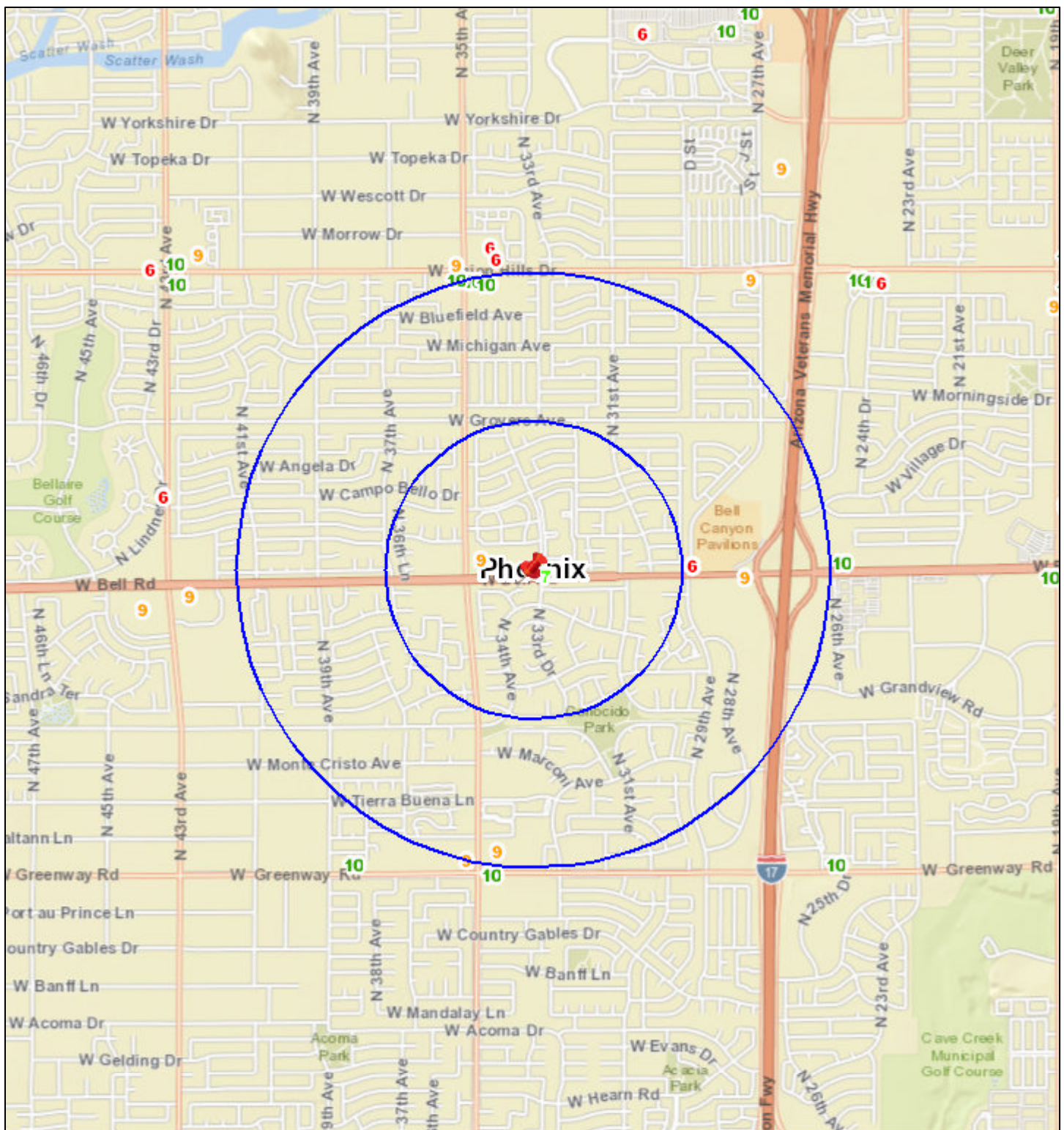
Property Violation Data

Description	Average	1/2 Mile Average
Parcels w/Violations	69	146
Total Violations	125	222

Census 2010 Data 1/2 Mile Radius

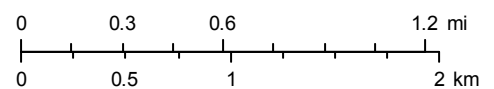
BlockGroup	2010 Population	Owner Occupied	Residential Vacancy	Persons in Poverty
1042071	1972	85 %	6 %	5 %
1042072	1463	95 %	11 %	5 %
1042262	1244	92 %	0 %	4 %
6183002	1444	74 %	0 %	4 %
6185001	2076	86 %	7 %	5 %
6185002	1030	25 %	27 %	22 %
6185003	860	4 %	17 %	17 %
Average		61 %	13 %	19 %

Liquor License Map: 7-Eleven #20416E



August 22, 2017

1:36,112



mapservices@phoenix.gov
Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan,
Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand),
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Community



Liquor License - Special Event - The Boys & Girls Clubs of Greater Scottsdale, Inc.

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant

Victoria Johnson

Location

21001 N. Tatum Blvd.

Council District: 2

Function

Festival

Date(s) - Time(s) / Expected Attendance

Nov. 12, 2017 - 6 p.m. to 11 p.m. / 2,400 attendees

Staff Recommendation

Staff recommends approval of this application.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



Liquor License - Special Event - St. Gabriel the Archangel Roman Catholic Parish Cave Creek

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant

Dennis O'Rourke

Location

32648 N. Cave Creek Road

Council District: 2

Function

Dinner

Date(s) - Time(s) / Expected Attendance

Oct. 21, 2017 - 4 p.m. to 10 p.m. / 500 attendees

Staff Recommendation

Staff recommends approval of this application.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



Liquor License - Chronic Tacos

Request for a liquor license. Arizona State License 1207B114.

Summary

Applicant

Jared Repinski, Agent

License Type

Series 12 - Restaurant

Location

245 E. Bell Road, Ste. A2

Zoning Classification: C-2

Council District: 3

This request is for a new liquor license for a restaurant. This location was not previously licensed for liquor sales and does not have an interim permit.

The sixty-day limit for processing this application is Sept. 6, 2017.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than one hundred eighty days.

Other Active Liquor License Interest in Arizona

This applicant does not hold an interest in any other active liquor license in the State of Arizona.

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"I have been representing liquor licensed establishments in Arizona for 14 years."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:

"Tourism plays an important role in our local economy and liquor licensed establishments (the sale of alcohol) is a very important aspect of tourism. Therefore, if the City of Phoenix continues to lead the State of Arizona by approving quality and diverse businesses (restaurants, bars, microbreweries, distilleries, hotels, resorts, golf courses, special events, etc...) similar to this proposed liquor licensed business, all businesses will prosper in our tourism based economy."

Staff Recommendation

Staff recommends approval of this application.

Attachments

Liquor License Data - Chronic Tacos

Liquor License Map - Chronic Tacos

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

Liquor License Data: Chronic Tacos

Liquor License

Description	Series	1 Mile	1/2 Mile
Beer and Wine Bar	7	2	0
Liquor Store	9	3	2
Beer and Wine Store	10	7	4
Restaurant	12	19	14

Crime Data

Description	Average *	1 Mile Average **	1/2 Mile Average***
Property Crimes	13.64	37.95	95.01
Violent Crimes	2.19	4.56	9.76

*Citywide average per square mile **Average per square mile within 1 mile radius ***Average per square mile within 1/2 mile radius

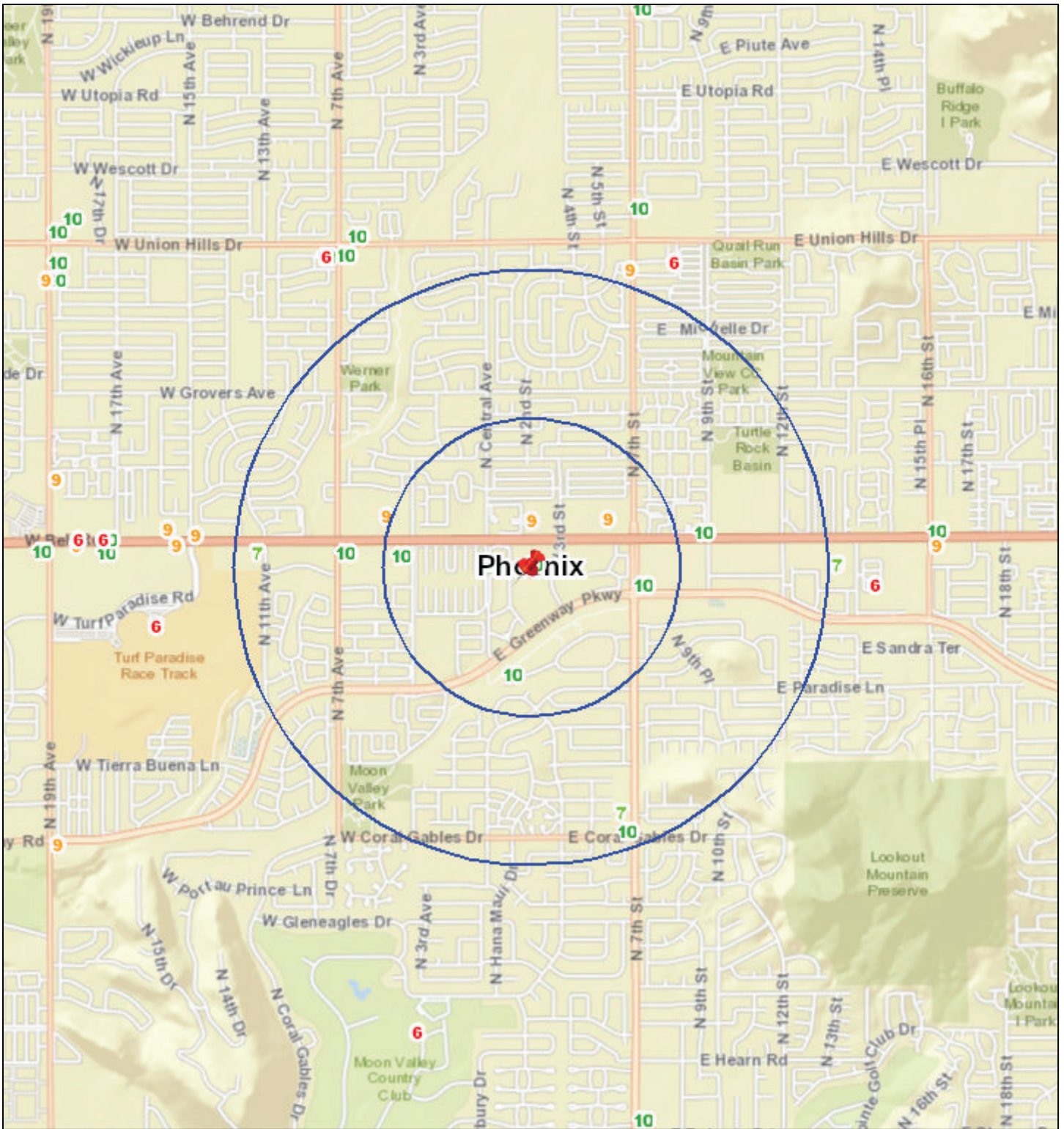
Property Violation Data

Description	Average	1/2 Mile Average
Parcels w/Violations	68	27
Total Violations	125	44

Census 2010 Data 1/2 Mile Radius

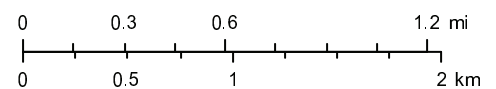
BlockGroup	2010 Population	Owner Occupied	Residential Vacancy	Persons in Poverty
1036042	664	92 %	17 %	9 %
1036043	1058	42 %	16 %	4 %
1036111	1396	66 %	14 %	3 %
1036121	649	0 %	41 %	18 %
1036122	1023	87 %	8 %	12 %
1036123	1542	94 %	8 %	0 %
1036124	1189	0 %	19 %	32 %
6189001	1603	54 %	10 %	6 %
6189004	1183	83 %	15 %	1 %
6189005	1013	0 %	37 %	22 %
6191001	2198	0 %	11 %	23 %
Average		61 %	13 %	19 %

Liquor License Map: Chronic Tacos



August 18, 2017

1:36,112



ma.pservices@phoenix.gov
Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, MEIT, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User Community



Liquor License - Special Event - Xavier College Preparatory Roman Catholic High School

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant

Maria Murphy-Fontes

Location

4710 N. 5th St.

Council District: 4

Function

Dinner

Date(s) - Time(s) / Expected Attendance

Nov. 10, 2017 - 6 p.m. to Midnight / 600 attendees

Staff Recommendation

Staff recommends approval of this application.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



Liquor License - Macayo Central South

Request for a liquor license. Arizona State License 06070287.

Summary

Applicant

Gary Johnson, Agent

License Type

Series 6 - Bar

Location

3815 N. Central Ave.

Zoning Classification: C-2 TOD-1

Council District: 4

This request is for a location transfer of a liquor license for a bar/restaurant. This location was not previously licensed for liquor sales and does not have an interim permit.

The sixty-day limit for processing this application is Sept. 10, 2017.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than one hundred eighty days.

Other Active Liquor License Interest in Arizona

This information is not provided due to the multiple ownership interests held by the

applicant in the State of Arizona.

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicants Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
“I currently hold the license for our previous Macayo location on Central Ave that is currently on hold as we are waiting to transfer to our new location on Central Ave. In addition, I also hold the liquor licenses for 10 (ten) other locations.”

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
“We are transferring from our old location across the street to our new location so that we may continue our same level of service to the public.”

Staff Recommendation

Staff recommends approval of this application.

Attachments

Liquor License Data - Macayo Central South
Liquor License Map - Macayo Central South

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

Liquor License Data: Macayo Central South

Liquor License

Description	Series	1 Mile	1/2 Mile
Bar	6	14	3
Bar and Wine Bar	7	4	1
Liquor Store	9	7	1
Bar and Wine Store	10	14	4
Hotel	11	4	3
Restaurant	12	21	5

Crime Data

Description	Average *	1 Mile Average **	1/2 Mile Average***
Property Crimes	13.64	42.86	47.55
Violent Crimes	2.19	8.38	10.19

*Citywide average per square mile **Average per square mile within 1 mile radius ***Average per square mile within 1/2 mile radius

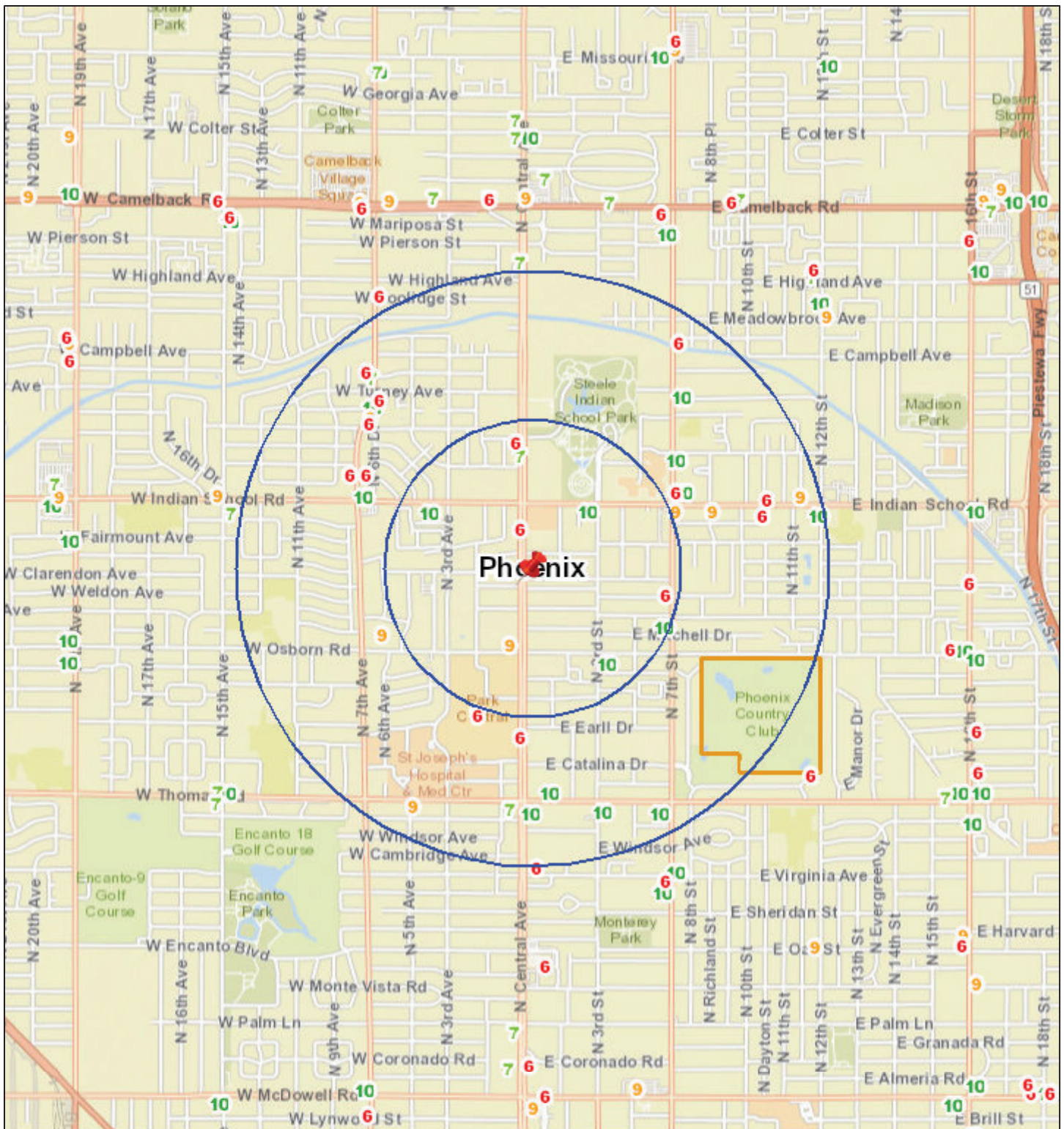
Property Violation Data

Description	Average	1/2 Mile Average
Parcels w/Violations	68	58
Total Violations	125	101

Census 2010 Data 1/2 Mile Radius

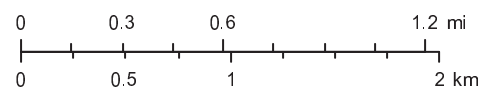
BlockGroup	2010 Population	Owner Occupied	Residential Vacancy	Persons in Poverty
1105011	551	49 %	20 %	14 %
1105012	1249	13 %	23 %	11 %
1105013	824	16 %	17 %	40 %
1105021	1057	13 %	34 %	30 %
1105022	1216	28 %	19 %	23 %
1106001	1027	29 %	17 %	34 %
1106003	801	27 %	29 %	49 %
1171001	2126	10 %	15 %	10 %
1171002	703	57 %	27 %	12 %
Average		61 %	13 %	19 %

Liquor License Map: Macayo Central South



August 16, 2017

1:36,112



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 Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User Community



Liquor License - 7-Eleven #21041D

Request for a liquor license. Arizona State License 10076899.

Summary

Applicant

Sabeen Sahnun, Agent

License Type

Series 10 - Beer and Wine Store

Location

4101 N. 27th Ave.

Zoning Classification: C-2

Council District: 4

This request is for a new liquor license for a convenience store that does not sell gas. This location was previously licensed for liquor sales and may currently operate with an interim permit.

The sixty-day limit for processing this application is Sept.16, 2017.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than one hundred eighty days.

Other Active Liquor License Interest in Arizona

The ownership of this business has an interest in other active liquor license(s) in the

State of Arizona. This information is listed below and includes liquor license violations on file with the AZ Department of Liquor Licenses and Control and, for locations within the boundaries of Phoenix, the number of aggregate calls for police service within the last 12 months for the address listed.

7-Eleven #20212C (Series 10)
1950 E. Indian School Road, Phoenix
Calls for police service: 14
Liquor license violations: None

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"I am currently the franchisee and responsible operator of another 7-Eleven convenience store. I have been a 7-Eleven franchisee since 2000 and have completed an extensive corporate training program regarding the operation of 7-Eleven stores and have completed basic and management liquor training by an authorized trainer, as required by Arizona liquor laws."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
"This location has been a 7-Eleven store for many years. I will operate the store in the same responsible manner as my other store and with the high standards required of 7-Eleven franchisees. I plan to continue to provide quality service to the neighbors of this store, and to the general public which they have enjoyed and have come to rely on for many years."

Staff Recommendation

Staff recommends approval of this application.

Attachments

Liquor License Data - 7-Eleven #21041D
Liquor License Map - 7-Eleven # 21041D

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

Liquor License Data: 7-Eleven #21041D

Liquor License

Description	Series	1 Mile	1/2 Mile
Wholesaler	4	1	1
Bar	6	5	1
Beer and Wine Bar	7	1	0
Liquor Store	9	6	1
Beer and Wine Store	10	14	6
Restaurant	12	4	2

Crime Data

Description	Average *	1 Mile Average **	1/2 Mile Average***
Property Crimes	13.64	50.37	57.11
Violent Crimes	2.19	15.79	22.61

*Citywide average per square mile **Average per square mile within 1 mile radius ***Average per square mile within ½ mile radius

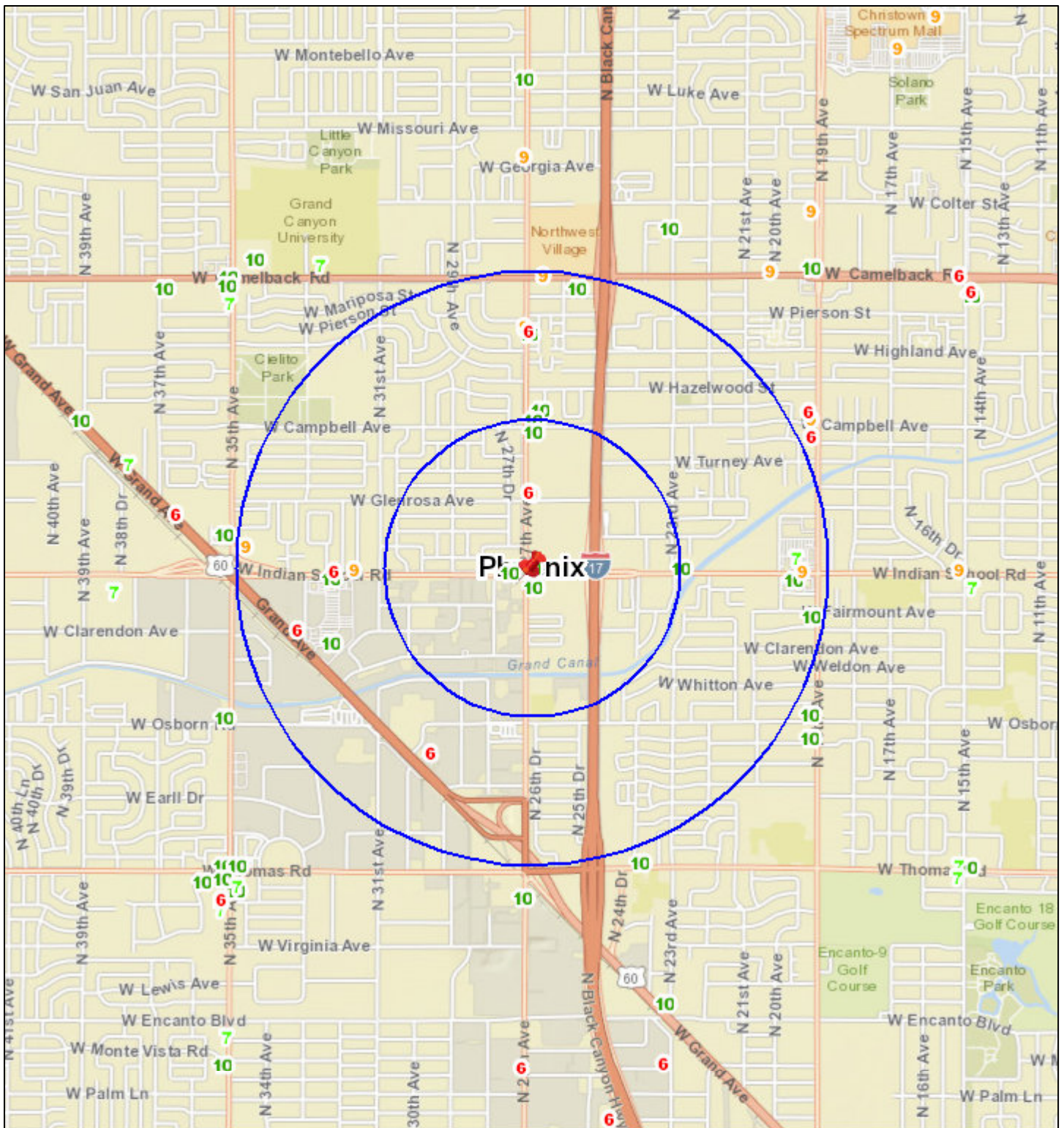
Property Violation Data

Description	Average	1/2 Mile Average
Parcels w/Violations	69	172
Total Violations	125	334

Census 2010 Data 1/2 Mile Radius

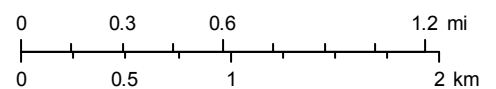
BlockGroup	2010 Population	Owner Occupied	Residential Vacancy	Persons in Poverty
1090011	1552	19 %	22 %	42 %
1090012	3369	0 %	11 %	59 %
1090031	2380	23 %	26 %	52 %
1090032	1204	16 %	30 %	56 %
1090033	1600	22 %	13 %	68 %
1090034	583	5 %	26 %	49 %
1091012	2067	85 %	10 %	30 %
1091022	2966	78 %	14 %	50 %
1169001	2535	66 %	12 %	50 %
1170002	1845	32 %	9 %	34 %
Average		61 %	13 %	19 %

Liquor License Map: 7-Eleven #21041D



August 22, 2017

1:36,112



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Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User Community



Liquor License - The Original Wineburger

Request for a liquor license. Arizona State License 1207B102.

Summary

Applicant

Kathleen Courter

License Type

Series 12 - Restaurant

Location

4221 N. 7th Ave.

Zoning Classification: C-2 SAUMSOD

Council District: 4

This request is for a new liquor license for a restaurant. This location was previously licensed for liquor sales and may currently operate with an interim permit.

The sixty-day limit for processing this application is Sept. 11, 2017.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than one hundred eighty days.

Other Active Liquor License Interest in Arizona

This applicant does not hold an interest in any other active liquor license in the State of Arizona.

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"I meet the above requirements because I have been in the restaurant business for 12+ years with no violations. The entire bar staff has been certified by Title 4 Management Liquor Law Training."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:

"We are maintaining an established business that has a history of supporting and serving the community for 52 years. We will provide a new and different restaurant option to the 7 Ave community."

Staff Recommendation

Staff recommends approval of this application.

Attachments

Liquor License Data - The Original Wineburger

Liquor License Map - The Original Wineburger

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

Liquor License Data: The Original Wineburger

Liquor License

Description	Series	1 Mile	1/2 Mile
Bar	6	13	5
Beer and Wine Bar	7	8	2
Liquor Store	9	6	1
Beer and Wine Store	10	5	3
Hotel	11	3	1
Restaurant	12	20	6

Crime Data

Description	Average *	1 Mile Average **	1/2 Mile Average***
Property Crimes	13.64	51.85	40.02
Violent Crimes	2.19	8.86	7.85

*Citywide average per square mile **Average per square mile within 1 mile radius ***Average per square mile within 1/2 mile radius

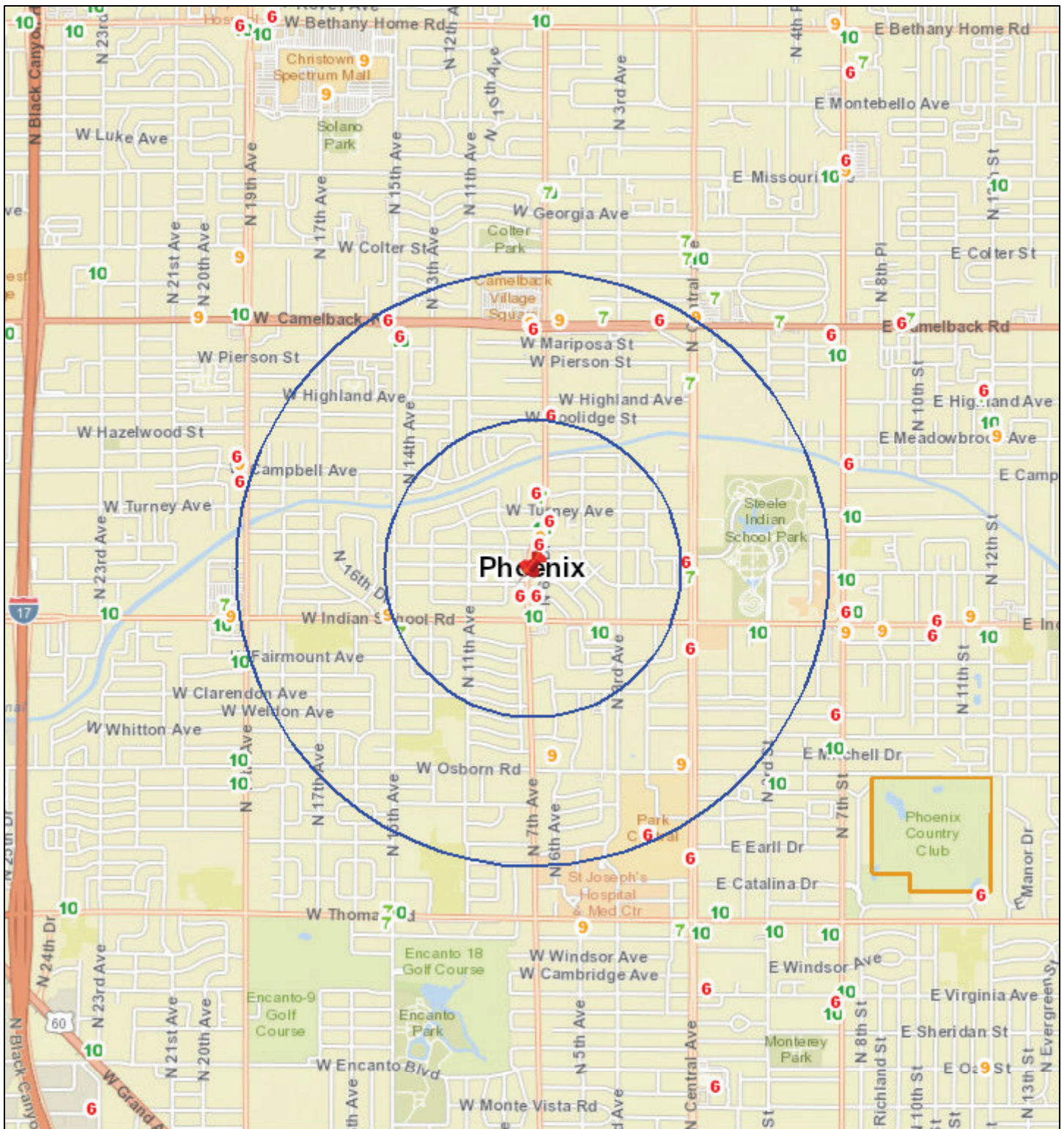
Property Violation Data

Description	Average	1/2 Mile Average
Parcels w/Violations	68	100
Total Violations	125	187

Census 2010 Data 1/2 Mile Radius

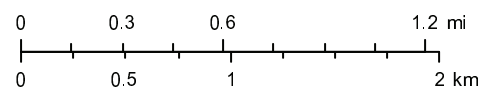
BlockGroup	2010 Population	Owner Occupied	Residential Vacancy	Persons in Poverty
1088021	1456	23 %	32 %	31 %
1089011	988	36 %	15 %	30 %
1089012	1297	31 %	23 %	54 %
1089013	956	82 %	4 %	8 %
1089024	1278	46 %	9 %	21 %
1104001	1724	53 %	6 %	33 %
1105011	551	49 %	20 %	14 %
1105012	1249	13 %	23 %	11 %
1171001	2126	10 %	15 %	10 %
1171002	703	57 %	27 %	12 %
Average		61 %	13 %	19 %

Liquor License Map: The Original Wineburger



August 18, 2017

1:36,112



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 Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User Community



Liquor License - POJ's

Request for a liquor license. Arizona State License 06070546.

Summary

Applicant

Alfredo Bahena Verastegui, Agent

License Type

Series 6 - Bar

Location

4617 W. Indian School Road

Zoning Classification: C-2

Council District: 4

This request is for an ownership transfer of a liquor license for a bar. This location was previously licensed for liquor sales and may currently operate with an interim permit. This location requires a Use Permit to allow outdoor dining and outdoor alcohol consumption.

The sixty-day limit for processing this application is Sept. 16, 2017.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than one hundred eighty days.

Other Active Liquor License Interest in Arizona

This applicant does not hold an interest in any other active liquor license in the State of Arizona.

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"because I took a manager's class and owner."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
"Keeps the community economy going."

Staff Recommendation

Staff recommends approval of this application noting the applicant must resolve any pending City of Phoenix building and zoning requirements, and be in compliance with the City of Phoenix Code and Ordinances.

Attachments

Liquor License Data - POJ's

Liquor License Map - POJ's

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

Liquor License Data: POJ's

Liquor License

Description	Series	1 Mile	1/2 Mile
Wholesaler	4	2	2
Government	5	1	0
Bar	6	4	2
Beer and Wine Bar	7	2	2
Liquor Store	9	4	1
Beer and Wine Store	10	6	2
Restaurant	12	8	2

Crime Data

Description	Average *	1 Mile Average **	1/2 Mile Average***
Property Crimes	13.64	43.04	33.86
Violent Crimes	2.19	8.62	10.40

*Citywide average per square mile **Average per square mile within 1 mile radius ***Average per square mile within ½ mile radius

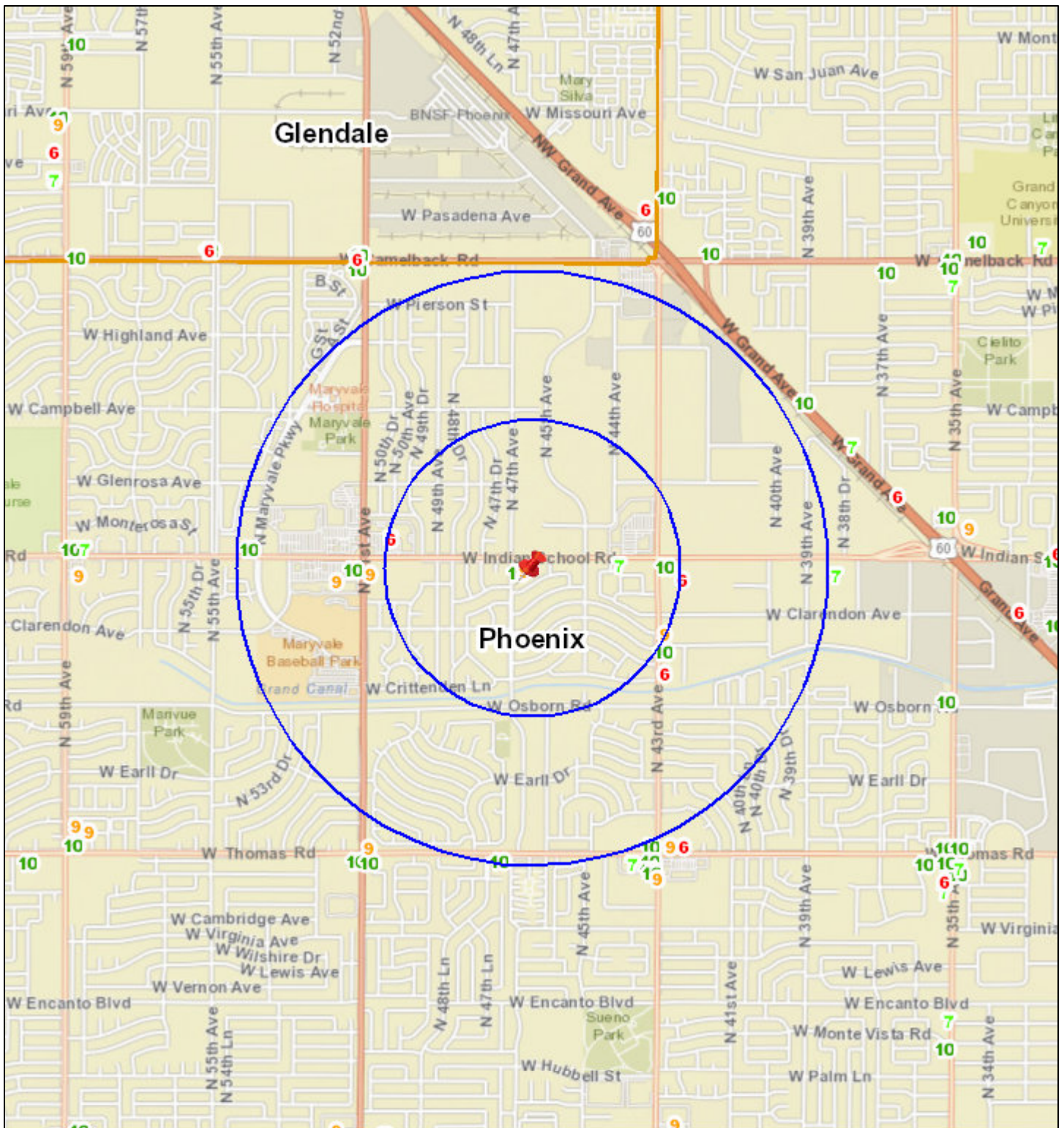
Property Violation Data

Description	Average	1/2 Mile Average
Parcels w/Violations	69	360
Total Violations	125	615

Census 2010 Data 1/2 Mile Radius

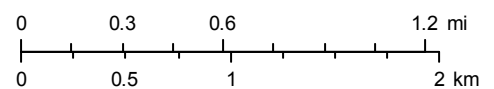
BlockGroup	2010 Population	Owner Occupied	Residential Vacancy	Persons in Poverty
1092003	1593	11 %	26 %	32 %
1093001	1129	74 %	7 %	26 %
1093002	1725	55 %	22 %	30 %
1100011	1818	78 %	8 %	20 %
1100012	1781	69 %	8 %	14 %
1100021	1671	82 %	16 %	11 %
1100022	2566	44 %	6 %	47 %
1101001	1919	16 %	15 %	58 %
Average		61 %	13 %	19 %

Liquor License Map: POJ's



August 23, 2017

1:36,112



mapservices@phoenix.gov
Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan,
Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand),
MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User
Community



Liquor License - Frank & Lupes of Mexico

Request for a liquor license. Arizona State License 1207B105.

Summary

Applicant

Lisa Borowsky, Agent

License Type

Series 12 - Restaurant

Location

4909 E. Chandler Blvd., Ste. 511

Zoning Classification: C-2

Council District: 6

This request is for a new liquor license for a restaurant. This location was not previously licensed for liquor sales and does not have an interim permit.

The sixty-day limit for processing this application is Sept. 12, 2017.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than one hundred eighty days.

Other Active Liquor License Interest in Arizona

This applicant does not hold an interest in any other active liquor license in the State of Arizona.

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"I represent Mr. Teddy Bernal as agent (attorney) for this Application. Mr. Bernal's family has owned and operated several restaurants similar to the one proposed before the City. Mr. Bernal has operated his family's restaurants for over twenty-one years and has had great success doing so. Mr. Bernal is an experienced restaurant professional and is very familiar with restaurant and bar operations, regulations, liquor laws, and general restaurant management principals necessary for success."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:

"The proposed Frank & Lupes of Mexico is based on a long time family run restaurant concept which has sustained longevity and success (Frank & Lupes Old Mexico-Scottsdale) The concept provides authentic mexican cuisine and offers a festive, family friendly atmosphere. Also, it will provide a great lunch or after work destination for members of the business community. It will be a wonderful addition to the Awatukee Hills Plaza and the surrounding neighborhood."

Staff Recommendation

Staff recommends approval of this application noting the applicant must resolve any pending City of Phoenix building and zoning requirements, and be in compliance with the City of Phoenix Code and Ordinances.

Attachments

Liquor License Data - Frank & Lupes of Mexico

Liquor License Map - Frank & Lupes of Mexico

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

Liquor License Data: Frank & Lupes of Mexico

Liquor License

Description	Series	1 Mile	1/2 Mile
Microbrewery	3	1	1
Bar	6	2	0
Beer and Wine Bar	7	1	0
Liquor Store	9	3	1
Beer and Wine Store	10	8	4
Hotel	11	1	1
Restaurant	12	16	6

Crime Data

Description	Average *	1 Mile Average **	1/2 Mile Average***
Property Crimes	13.64	8.46	19.85
Violent Crimes	2.19	1.03	2.12

*Citywide average per square mile **Average per square mile within 1 mile radius ***Average per square mile within 1/2 mile radius

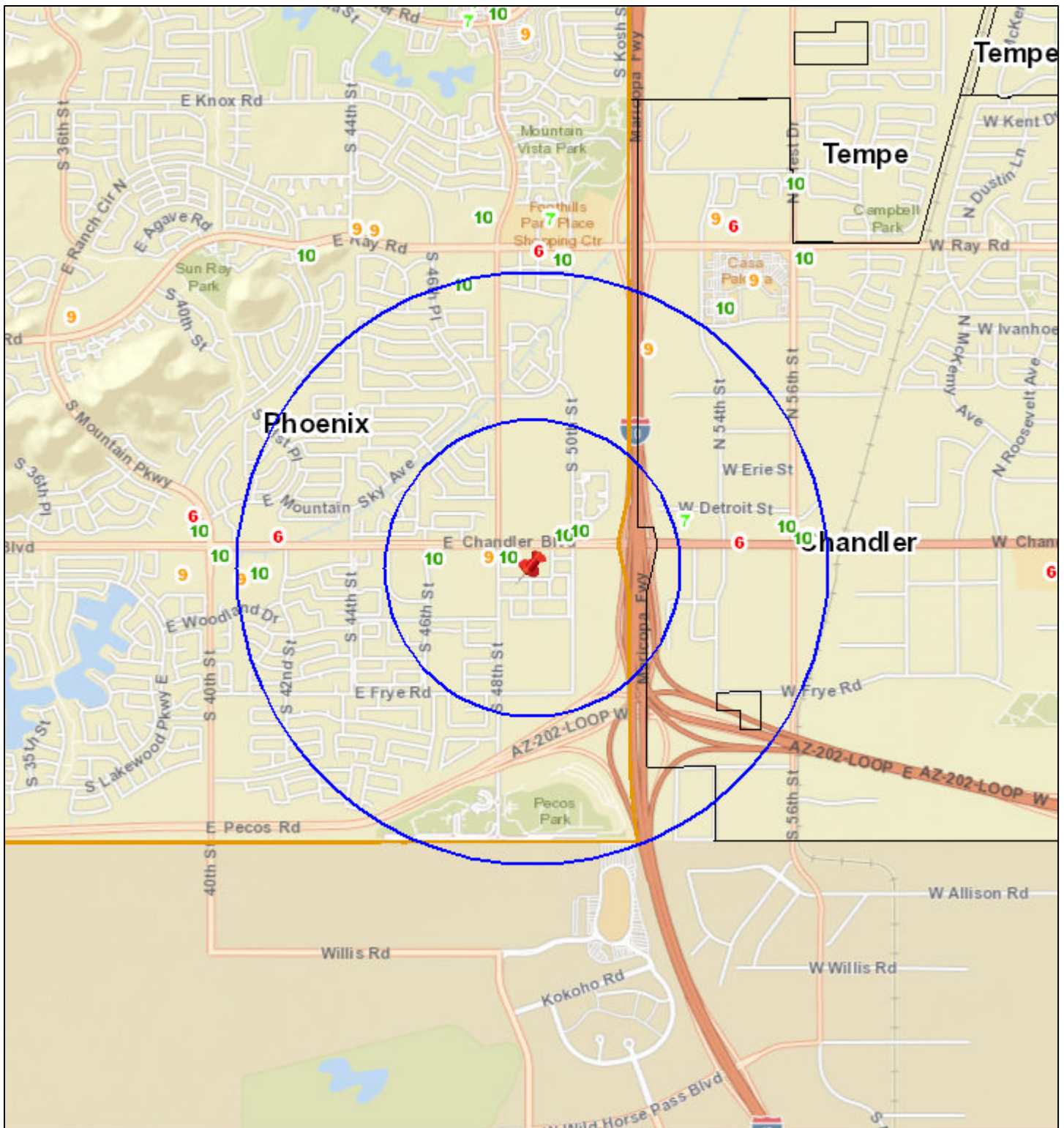
Property Violation Data

Description	Average	1/2 Mile Average
Parcels w/Violations	68	21
Total Violations	125	28

Census 2010 Data 1/2 Mile Radius

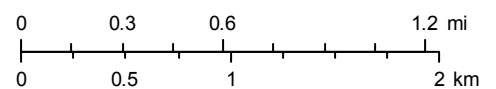
BlockGroup	2010 Population	Owner Occupied	Residential Vacancy	Persons in Poverty
1167121	2721	19 %	15 %	9 %
1167123	2451	69 %	5 %	8 %
1167191	1679	87 %	3 %	2 %
1167192	1023	3 %	7 %	22 %
8104002	314	3 %	25 %	12 %
9804001	13	0 %	0 %	82 %
Average		61 %	13 %	19 %

Liquor License Map: Frank & Lupes of Mexico



August 23, 2017

1:36,112



mapservices@phoenix.gov
Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User Community

Liquor License - Angry Crab & BBQ Restaurant

Request for a liquor license. Arizona State License 1207A225.

Summary

Applicant

Jeffrey Miller, Agent

License Type

Series 12 - Restaurant

Location

3820 E. Ray Road, Ste. 30

Zoning Classification: C-2 PCD

Council District: 6

This request is for an acquisition of control of an existing liquor license for a restaurant. This location is currently licensed for liquor sales.

The sixty-day limit for processing this application is Sept. 10, 2017.

Pursuant to A.R.S. 4-203, consideration should be given only to the applicant's personal qualifications.

Other Active Liquor License Interest in Arizona

This information is not provided due to the multiple ownership interests held by the applicant in the State of Arizona.

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the

applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
“We have continuously operated the Angry Crab locations successfully. This application filed was due to structure and some officer changes. We will continue to send our.”

Staff Recommendation

Staff recommends approval of this application.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

Liquor License - Angry Crab Shack BBQ Restaurant

Request for a liquor license. Arizona State License 12079897.

Summary

Applicant

Randy Nations, Agent

License Type

Series 12 - Restaurant

Location

2808 E. Indian School Road, Ste. 24-8

Zoning Classification: C-1

Council District: 6

This request is for an acquisition of control of an existing liquor license for a restaurant. This location is currently licensed for liquor sales.

The sixty-day limit for processing this application is Sept. 10, 2017.

Pursuant to A.R.S. 4-203, consideration should be given only to the applicant's personal qualifications.

Other Active Liquor License Interest in Arizona

This information is not provided due to the multiple ownership interests held by the applicant in the State of Arizona.

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the

applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"We have continuously operated the Angry Crab locations successfully. This application filed was due to structure and some officer changes. We will continue to send our employees through the liquor law training course."

Staff Recommendation

Staff recommends approval of this application.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



Liquor License - Special Event - The Cedar Club of Arizona

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant

Suzanne Sabbagh

Location

1702 E. Northern Ave.

Council District: 6

Function

Dinner

Date(s) - Time(s) / Expected Attendance

Sept. 16, 2017 - 8 p.m. to 1 a.m. / 180 attendees

Staff Recommendation

Staff recommends approval of this application.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



Liquor License - Wingstop

Request for a liquor license. Arizona State License 1207B110.

Summary

Applicant

Thomas Aguilera, Agent

License Type

Series 12 - Restaurant

Location

1610 N. 75th Ave., Ste. 110

Zoning Classification: C-2

Council District: 7

This request is for a new liquor license for a restaurant. This location was previously licensed for liquor sales and may currently operate with an interim permit.

The sixty-day limit for processing this application is Sept. 15, 2017.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than one hundred eighty days.

Other Active Liquor License Interest in Arizona

This information is not provided due to the multiple ownership interests held by the applicant in the State of Arizona.

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"I serve as Agent on numerous liquor licenses in Arizona. I have been fingerprinted and background checked. I have Title IV liquor training and have practiced as a Liquor Law attorney for over 20 years. I have completed all paperwork and have submitted same to the Arizona Department of Liquor Licenses and Control."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:

"Wingstop will provide a family friendly restaurant experience offering the nations best chicken wings. We boast over 500 locations nationwide. We provide the public with an easily accessible dining option with reasonable prices."

Staff Recommendation

Staff recommends approval of this application.

Attachments

Liquor License Data - Wingstop

Liquor License Map - Wingstop

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

Liquor License Data: Wingstop

Liquor License

Description	Series	1 Mile	1/2 Mile
Wholesaler	4	1	0
Bar	6	1	0
Beer and Wine Bar	7	1	0
Liquor Store	9	2	2
Beer and Wine Store	10	7	2
Restaurant	12	16	3

Crime Data

Description	Average *	1 Mile Average **	1/2 Mile Average***
Property Crimes	13.64	47.90	79.93
Violent Crimes	2.19	5.57	9.12

*Citywide average per square mile **Average per square mile within 1 mile radius ***Average per square mile within 1/2 mile radius

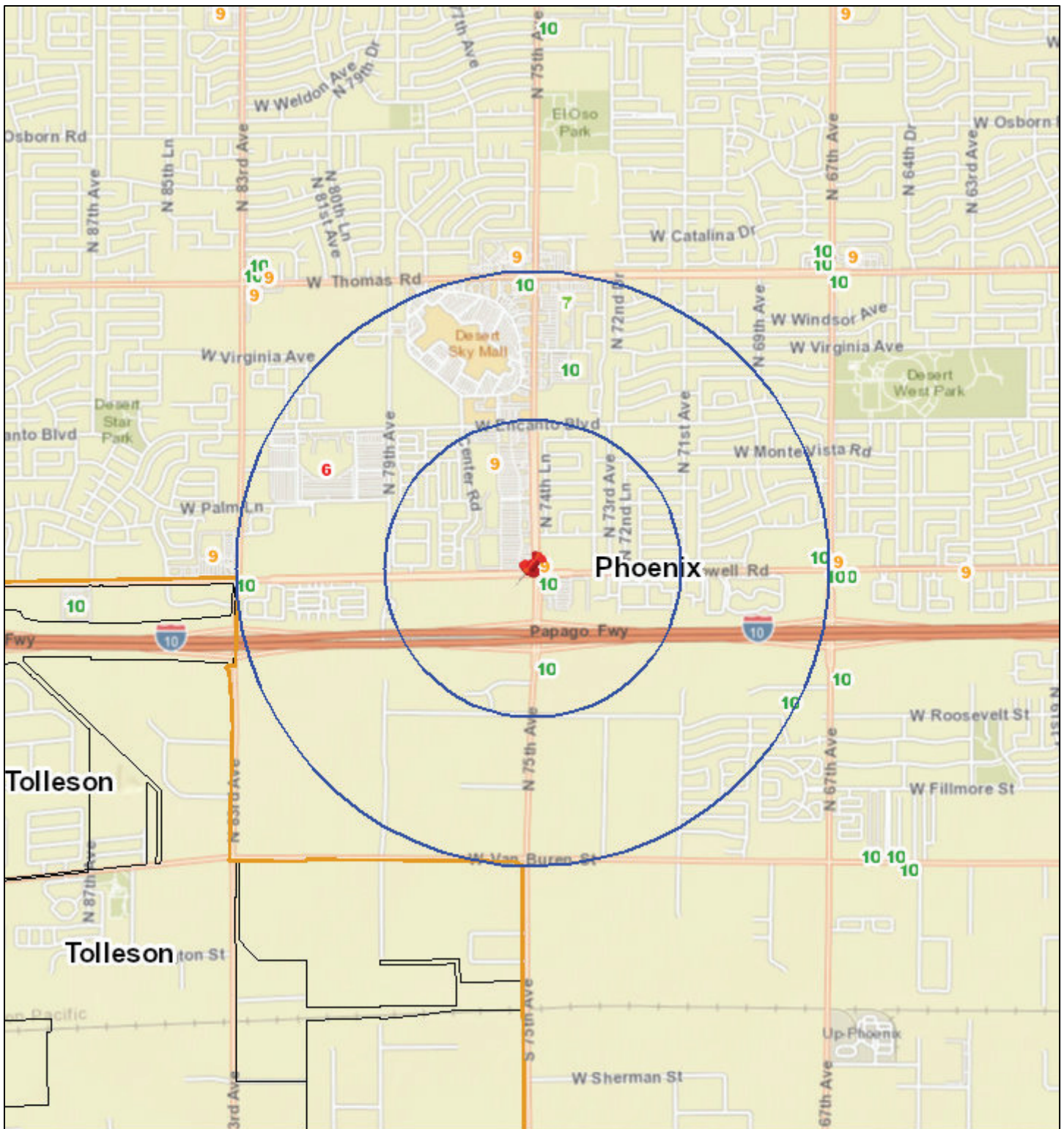
Property Violation Data

Description	Average	1/2 Mile Average
Parcels w/Violations	68	110
Total Violations	125	200

Census 2010 Data 1/2 Mile Radius

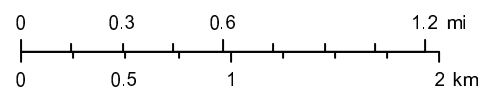
BlockGroup	2010 Population	Owner Occupied	Residential Vacancy	Persons in Poverty
1125033	1448	67 %	6 %	8 %
1125034	1913	70 %	12 %	32 %
1125081	2267	87 %	9 %	19 %
1125091	1905	0 %	15 %	22 %
1125092	1564	47 %	23 %	9 %
1125093	2841	0 %	14 %	49 %
Average		61 %	13 %	19 %

Liquor License Map: Wingstop



August 18, 2017

1:36,112



mapservices@phoenix.gov
Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User Community



Liquor License - Pizza People Pub

Request for a liquor license. Arizona State License 1207B106.

Summary

Applicant

Amy Nations, Agent

License Type

Series 12 - Restaurant

Location

1326 N. Central Ave.

Zoning Classification: DTC - Downtown Gateway

Council District: 7

This request is for a new liquor license for a restaurant. This location was previously licensed for liquor sales and may currently operate with an interim permit.

The sixty-day limit for processing this application is Sept. 12, 2017.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than one hundred eighty days.

Other Active Liquor License Interest in Arizona

This applicant does not hold an interest in any other active liquor license in the State of Arizona.

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"Pizza People Pub has their employees go through very strict liquor service training and regular audits to ensure they comply."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
"Pizza People Pub has an existing liquor license. Permitting us to continue to serve beer, wine and distilled spirits to your patrons is an added convenience to enhance our patrons dining experience if they choose to order one."

Staff Recommendation

Staff recommends approval of this application.

Attachments

Liquor License Data - Pizza People Pub

Liquor License Map - Pizza People Pub

Responsible Department

This item is submitted by Acting Deputy City Manager Toni MacCarone and the City Clerk Department.

Liquor License Data: Pizza People Pub

Liquor License

Description	Series	1 Mile	1/2 Mile
Microbrewery	3	2	0
Government	5	4	3
Bar	6	18	3
Beer and Wine Bar	7	8	6
Liquor Store	9	3	2
Beer and Wine Store	10	6	0
Hotel	11	3	1
Restaurant	12	62	18
Club	14	2	0

Crime Data

Description	Average *	1 Mile Average **	1/2 Mile Average***
Property Crimes	13.64	41.02	58.38
Violent Crimes	2.19	8.41	10.61

*Citywide average per square mile **Average per square mile within 1 mile radius ***Average per square mile within 1/2 mile radius

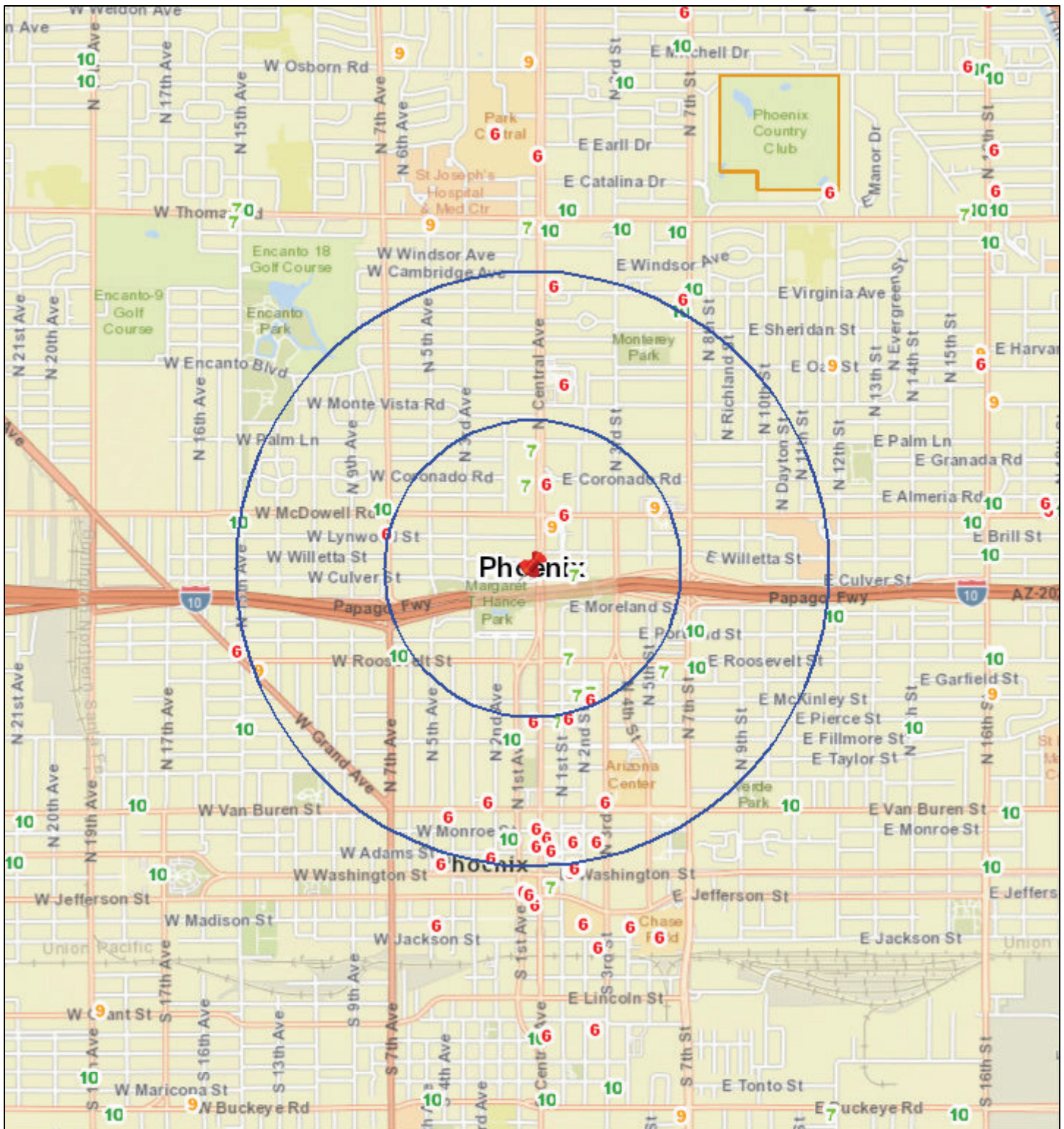
Property Violation Data

Description	Average	1/2 Mile Average
Parcels w/Violations	68	50
Total Violations	125	85

Census 2010 Data 1/2 Mile Radius

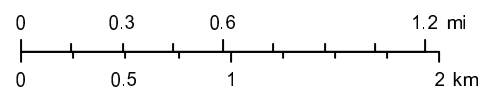
BlockGroup	2010 Population	Owner Occupied	Residential Vacancy	Persons in Poverty
1118002	1030	67 %	9 %	17 %
1118004	671	62 %	6 %	6 %
1129001	1670	70 %	4 %	19 %
1130001	1218	23 %	16 %	11 %
1130002	873	29 %	21 %	38 %
1131001	1015	7 %	8 %	28 %
1131002	1242	3 %	7 %	33 %
Average		61 %	13 %	19 %

Liquor License Map: Pizza People Pub



August 18, 2017

1:36,112



mapservices@phoenix.gov
 Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User Community



Liquor License - Special Event - Phoenix Center for the Arts, Inc.

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant

Joseph Benesh

Location

1202 N. 3rd St.

Council District: 7

Function

Festival

Date(s) - Time(s) / Expected Attendance

Dec. 8, 2017 - Noon to 8:30 p.m. / 3,000 attendees

Dec. 9, 2017 - 10 a.m. to 5 p.m. / 3,000 attendees

Dec. 10, 2017 - 10 a.m. to 5 p.m. / 3,000 attendees

Staff Recommendation

Staff recommends approval of this application.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni MacCarone and the City Clerk Department.



Liquor License - Special Event - Phoenix Center for the Arts, Inc.

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant

Joseph Benesh

Location

1202 N. 3rd St.

Council District: 7

Function

Dinner

Date(s) - Time(s) / Expected Attendance

Oct. 12, 2017 - 6:30 p.m. to 9 p.m. / 300 attendees

Staff Recommendation

Staff recommends approval of this application.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



Liquor License - Van Buren Reception Hall

Request for a liquor license. Arizona State License 07070623.

Summary

Applicant

Peter Schelstraete, Agent

License Type

Series 7 - Beer and Wine Bar

Location

2327 E. Van Buren St.

Zoning Classification: C-2 TOD-2

Council District: 8

This request is for an ownership and location transfer of a liquor license for a reception hall. This location was not previously licensed for liquor sales and does not have an interim permit. This location requires a Use Permit to allow outdoor dining and outdoor alcohol consumption. This business has plans to open in November 2017.

The sixty-day limit for processing this application is Sept. 18, 2017.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than one hundred eighty days.

Other Active Liquor License Interest in Arizona

This applicant does not hold an interest in any other active liquor license in the State of Arizona.

Public Opinion

No protest or support letters were received within the 20-day public comment period.

Applicant's Statement

The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"Will comply with all State, County and City Statutes, Rules and Ordinances and ensure that my employees are properly trained and do so also."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
"Will continue to provide a fun and safe environment on and adjacent to my premises for my patrons and customers so that my establishment positively augments the surrounding neighborhood. Will be a good and considerate neighbor and keep an open line of communication with my neighbors. Will continue as an active member of the Van Buren neighborhood association."

Staff Recommendation

Staff recommends approval of this application noting the applicant must resolve any pending City of Phoenix building and zoning requirements, and be in compliance with the City of Phoenix Code and Ordinances.

Attachments

Liquor License Data - Van Buren Reception Hall

Liquor License Map - Van Buren Reception Hall

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

Liquor License Data: Van Buren Reception Hall

Liquor License

Description	Series	1 Mile	1/2 Mile
Microbrewery	3	1	0
Bar	6	2	1
Liquor Store	9	2	2
Beer and Wine Store	10	11	5
Restaurant	12	1	0
Club	14	1	0

Crime Data

Description	Average *	1 Mile Average **	1/2 Mile Average***
Property Crimes	13.64	22.82	29.40
Violent Crimes	2.19	10.27	15.92

*Citywide average per square mile **Average per square mile within 1 mile radius ***Average per square mile within 1/2 mile radius

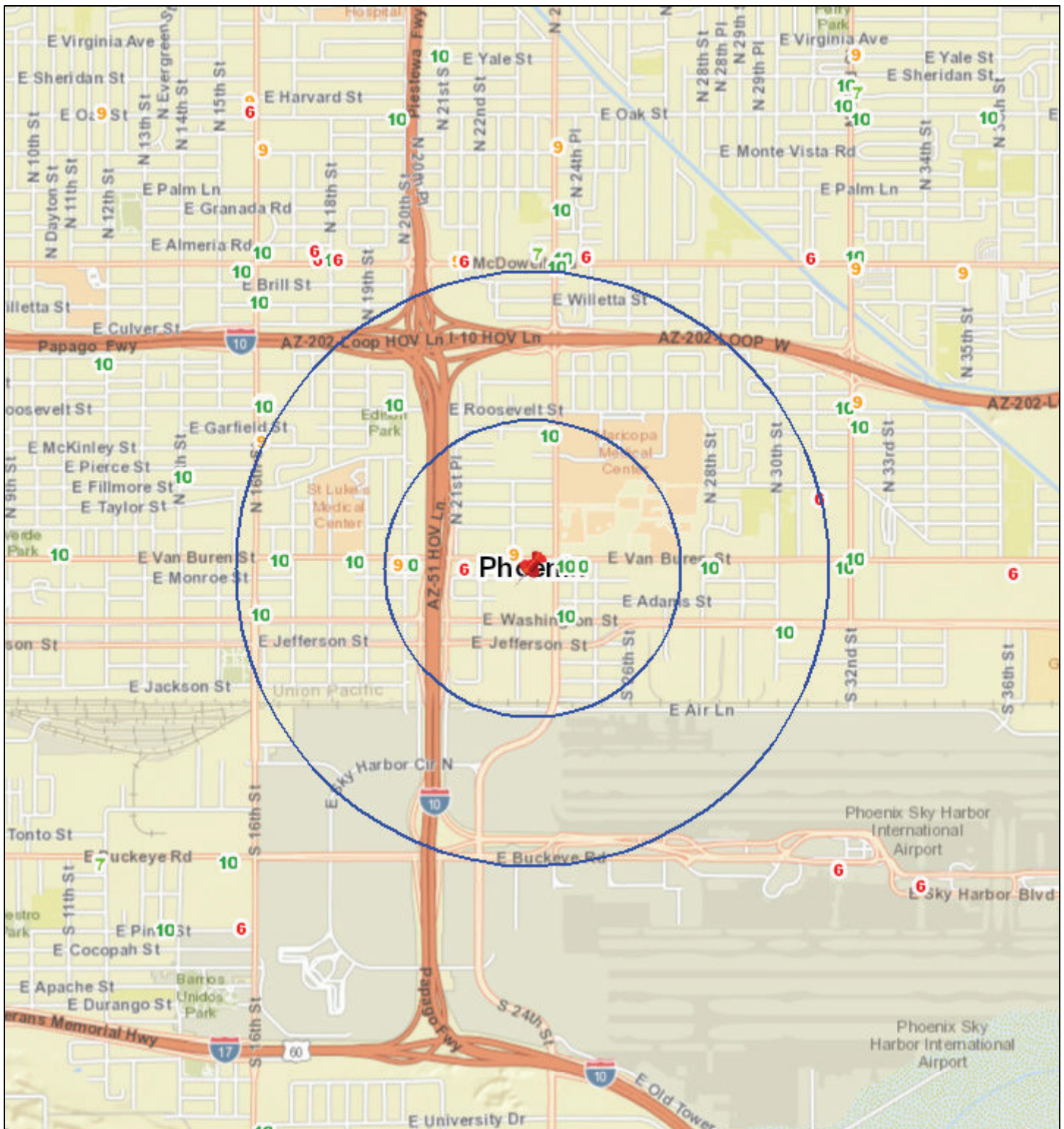
Property Violation Data

Description	Average	1/2 Mile Average
Parcels w/Violations	68	179
Total Violations	125	393

Census 2010 Data 1/2 Mile Radius

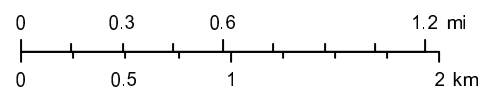
BlockGroup	2010 Population	Owner Occupied	Residential Vacancy	Persons in Poverty
1133002	1119	0 %	11 %	91 %
1133003	901	22 %	23 %	72 %
1134001	589	0 %	0 %	100 %
1138012	834	21 %	19 %	47 %
1138021	0	0 %	0 %	0 %
1139001	1126	20 %	18 %	81 %
Average		61 %	13 %	19 %

Liquor License Map: Van Buren Reception Hall



August 18, 2017

1:36,112



mapservices@phoenix.gov
 Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan,
 Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand),
 MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User
 Community



PAYMENT ORDINANCE (Items 27-28) (Ordinance S-43895)

Ordinance S-43895 is a request to authorize the City Controller to disburse funds, up to amounts indicated below, for the purpose of paying vendors, contractors, claimants and others, and providing additional payment authority under certain existing city contracts. This section also requests continuing payment authority, up to amounts indicated below, for the following contracts, contract extensions and/or bids awarded. As indicated below, some items below require payment pursuant to Phoenix City Code Section 42-13.

**27 (CONTINUED FROM AUG. 30, 2017) - Maricopa County
Sheriff's Office, Financial Services**

For \$13,000,000.00 in additional payment authority for Contract 136836 from July 1, 2017, through June 30, 2018, to continue to provide jail services and facilities for inmate retention within the Phoenix Municipal Court System, for the Police Department.

28 (CONTINUED FROM AUG. 30, 2017) - IPS Group, Inc.

For \$150,000.00 in additional payment authority for Contract 135354 for maintenance and supplies of the parking meter system and ongoing operational costs for the Street Transportation Department. In 2016, the City expanded the parking meter program, installing 200 additional meters in downtown Phoenix. The City also eliminated all parking pay stations and replaced them with 90 additional parking meters. This increased monthly maintenance and IPS software processing and wireless costs to this contract.



PAYMENT ORDINANCE (Items 29-32) (Ordinance S-43882)

Ordinance S-43882 is a request to authorize the City Controller to disburse funds, up to amounts indicated below, for the purpose of paying vendors, contractors, claimants and others, and providing additional payment authority under certain existing city contracts. This section also requests continuing payment authority, up to amounts indicated below, for the following contracts, contract extensions and/or bids awarded. As indicated below, some items below require payment pursuant to Phoenix City Code Section 42-13.

29 IPSA Security Services, LLC

For \$102,000.00 in payment authority to add the Parks and Recreation Department to Phoenix Convention Center Department Contract 145500 for Uniformed Unarmed Security Guard Services. Security guard and rover patrol services are needed for the following Parks and Recreation Department Downtown Division locations: Civic Space Park, Hance Park and Heritage and Science Park, to reduce and eliminate crime and vandalism and ensure the safety of park users. This ordinance is for services beginning Sept. 1, 2017 through June 30, 2018.

30 S&S Worldwide, Inc.

For \$25,000.00 in additional payment authority for Contract 141932 for arts, crafts and specialty supplies for the Parks and Recreation Department. Supplies will support after-school programs, recreation centers, Head Start programs and community centers.

31 Kitchen Sink Studios, Inc.

For \$25,000.00 in payment authority for a new contract, entered on Aug. 2, 2017 for a term of one year with four additional one-year renewal options, for the creation of an Innovation District marketing video for the Community and Economic Development Department. The purpose of the

video is to introduce the Phoenix Innovation District to prospective businesses, developers and investors interested in locating or investing in Phoenix. Services will include a discovery phase, concept development, pre-production, production, and post-production work. This is part of the City's economic development priority to promote Phoenix's entrepreneurial community and maximize the City's efforts to nurture local incubators, accelerators, and co-working/maker spaces.

32 West Publishing Corporation, doing business as Thomson Reuters

For \$55,000.00 in additional payment authority for Contract 105718 to pay for all hourly and fixed fee services to install a software upgrade to the Law Department's ProLaw application. ProLaw serves as the case management and client billing system for the Civil Division of the Law Department.



Canvass of Vote - August 2017 Council Election

Canvass of the vote for the August 2017 Council Election held in City Council Districts 2, 4, 6 and 8 of the City of Phoenix, Arizona, on Tuesday, Aug. 29, 2017, for the City Council to canvass the votes and announce and declare the results of the election.

Summary

On Tuesday, Aug. 29, 2017, the City of Phoenix held the regularly scheduled Council Election for registered voters in City Council Districts 2, 4, 6 and 8 to elect councilmembers for full four-year terms. There was no election for mayor or councilmembers in Districts 1, 3, 5 and 7 because the terms for councilmembers are staggered.

Citizen Notification

Voters on the Permanent Early Voting List (PEVL) received notification of the election in early May 2017. Voters on the PEVL automatically received ballots by mail approximately 26 days before the election, unless the voter requested a ballot not be mailed. A Sample Ballot Pamphlet (SBP) was mailed in late July, before early ballots were mailed, to each household with an eligible registered voter. The SBP contained a sample of the official ballot, and general information about the election, including the deadline to return early ballots by mail, voting center locations and hours, and voter identification requirements. All election information was available at phoenix.gov/elections. Neighborhood associations were contacted and received election information to provide to their members. Multiple publications and news releases were provided throughout the election process. Additionally, public service announcements were produced and shown on the City's YouTube channel, Facebook and Twitter pages. Information also was provided through the official elections Twitter account, @PHXElections. All election information was provided in English and Spanish.

Concurrence

As required by law, the Accuracy Certification Board has certified the results of the election and that the election was conducted according to law.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.



Proposed Telles Annexation - Authorization to File

Request to authorize the City Manager, or his designee, to file with the Maricopa County Recorder's Office a blank petition for a proposed annexation. This annexation was requested by David Telles for the purpose of a residential subdivision development. The proposed annexation conforms to current city policies and complies with Arizona Revised Statutes Section 9-471 regarding annexation.

Summary

Signatures on the proposed annexation petition shall not be obtained for a waiting period of 30 days after filing the blank petition with the Maricopa County Recorder. Additionally, a Public Hearing will be scheduled within this 30-day waiting period, permitting the City Council to gather community input regarding the annexation proposal. Formal adoption of this proposed annexation will be considered at a later date.

Location

The proposed annexation area includes parcels 202-22-003F, 202-22-003K and 202-22-003J and is located east of the I-17 Black Canyon Highway and north of Circle Mountain Road. The annexation area is approximately 9.095 acres (0.0142 sq. mi.) and the population estimate is zero individuals.

Council District: 1

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone and the City Clerk Department.

ANNEXATION MAP
TELLES



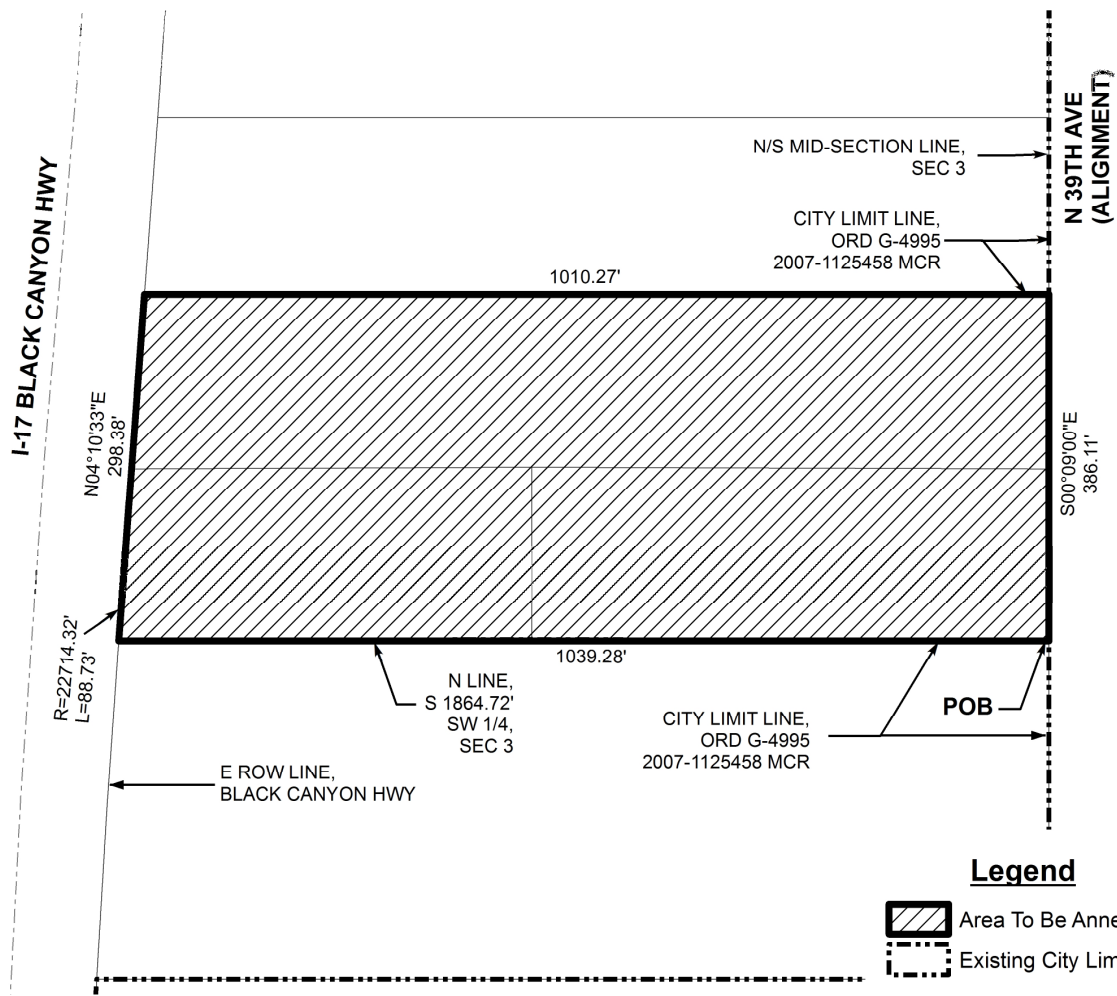
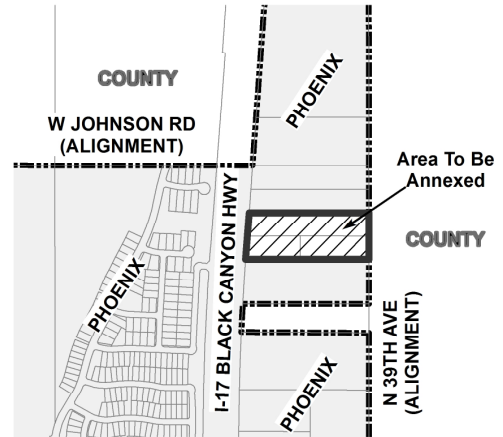
City of Phoenix

LEGAL DESCRIPTION
SECTION 3 T. 6 N., R. 2 E.,
G. & S. R. B. & M.

ANNEXATION NUMBER: XXX

AREA IN SQUARE MILES
0.0142

VICINITY MAP





(CONTINUED FROM AUG. 30, 2017) - Marketing Partnership Program - Service Line Protection Program (Ordinance S-43868)

This report requests authorization for the City Manager, or his designee, to extend revenue generating Contract 133068 with Service Line Warranties of America (SLWA) through Dec. 31, 2017, to allow sufficient time for the City to evaluate the program and procure a new contract. This report further requests authorization for the City Treasurer to accept and the City Controller to disburse funds generated through the program. There is no cost to the City; this is a revenue contract.

Summary

On Aug. 1, 2012, the City entered into a two-year marketing agreement with SLWA with three one-year options. SLWA is an optional warranty program for residential sewer and/or water lines, with participating residents billed directly by the company. The program is completely outsourced and generates General Fund revenue for City programs and services, with no cost to the City.

The City currently receives 12 percent of revenue from warranty subscriptions. Since its inception, the program has produced a savings of more than \$2 million for Phoenix residents who have filed claims. Additionally, the program has generated approximately \$1.4 million in revenue for the City through royalties and other one-time payments.

The current contract, including extension options, expired Aug. 1, 2017. As this contract provides revenue to the City and an optional and beneficial resource to Phoenix residents, staff recommends extending the contract through Dec. 31, 2017, to allow staff time to evaluate the program and procure a new contract while avoiding a lapse in service.

Contract Term

If awarded, the term would commence immediately and expire on Dec. 31, 2017.

Financial Impact

There is no cost to the City; this is a revenue contract.

Responsible Department

This item is submitted by Acting Deputy City Manager Toni Maccarone.



(CONTINUED FROM AUG. 30, 2017) - Grant of Public Utility Easements on City-Owned Property for Light Rail Northwest Extension Project (Ordinance S-43818)

Request the City Council to grant public utility easements, for consideration of one dollar and/or other valuable consideration, necessary to provide utilities and other services for Phase I of the Northwest Extension of Light Rail on City-owned property in the SRP service area, and further ordering the Ordinance recorded.

Summary

This public utility easement will be for the area described in the legal descriptions to be sent directly to the Law Department ("Easement Premises") and will be granted to all public services corporations, agricultural improvement districts and telecommunication corporations providing utility service to the property identified by APNs 158-05-033G, 158-05-088, 158-05-089, 156-15-057, 157-05-077, and 156-15-069 (collectively "Grantee") for an indefinite period subject to the following terms and conditions:

A. Grantee is hereby granted the right to construct, reconstruct, replace, repair, operate and maintain utility facilities together with appurtenant fixtures for use in connection therewith for the transmission and distribution of utility and communication facilities (collectively "Grantee Facilities") to, through, across, and beyond Grantor's property within the Easement Premises. Subject to the notice requirements provided in Paragraph "I," Grantee shall at all times have the right of full and free ingress and egress to and along the Easement Premises for the purposes herein specified. Grantee acknowledges and accepts that Grantee shall share the Easement Premises with other Grantees and shall use such Easement Premises with other Grantees in accordance with and consistent with industry standards and customs for such shared use. Grantor agrees to coordinate the location of Grantee's Facilities within the Easement Premises and to pay costs for relocation of Grantee's Facilities as provided in Paragraph "F."

B. Grantor shall not locate, erect or construct, or permit to be located or erected or constructed, any building or other structure or drill any well within the limits of the Easement Premises. However, Grantor reserves all other rights, interest, and uses of the Easement Premises that are not inconsistent with Grantee's easement rights herein conveyed and which do not interfere with or endanger any of the Grantee

Facilities. Notwithstanding the foregoing, Grantor shall not have the right to lower by more than one foot or raise by more than two feet the surface grade of Easement Premises without the prior written consent by the Grantee whose facilities will be affected by the change of elevation.

C. Grantee shall not have the right to use the Easement Premises to store gasoline or petroleum products, hazardous or toxic substances, or flammable materials; provided however, that this prohibition shall not apply to any material, equipment or substance contained in, or a part of, the Grantee Facilities, provided that Grantee must comply with all applicable federal, state and local laws and regulations in connection therewith. Additionally, the Easement Premises may not be used for the storage of construction-related materials or to park or store construction-related vehicles or equipment except on a temporary basis to construct, reconstruct, replace, repair, operate or maintain the Grantee Facilities.

D. Grantor shall maintain a three-foot clear area around all edges of all equipment pads for Grantee Facilities, in addition to a clear operational area that extends 10 feet immediately in front of all transformer or switching cabinet openings, within the Easement Premises. No obstructions, trees, shrubs, fixtures, or permanent structures shall be place or permitted by Grantor within said areas. Grantee is hereby granted the right to trim, prune, cut and clear away trees, brush, shrubs, or other obstructions within said areas.

E. Grantee shall exercise reasonable care to avoid damage to the Easement Premises and all improvements thereon and agrees that following any work or use by Grantee within the Easement Premises, the affected area, including without limitation, all pavement, landscaping, concrete and other improvements permitted within the Easement Premises pursuant to this easement will be restored by Grantee to as close to original condition as is reasonably possible, at the expense of Grantee.

F. Grantor reserves the right to require the relocation of Grantee Facilities to a new location within Grantor's property; provided however, that: (1) Grantor pays the entire cost of redesigning and relocating existing Grantee Facilities to the new location; and (2) Grantor provides Grantee with a new and substantially similar public utility easement at no cost to Grantee. After relocation of Grantee Facilities to the new easement area, Grantee shall abandon its rights to use the Easement Premises granted in this easement without cost or consequence to Grantor.

G. Each public service corporation and telecommunication services corporation as a Grantee shall coordinate and work with other Grantees in the use of the Easement Premises. In the event that a third party or other Grantee requests the relocation of

existing Grantee Facilities to a new location (whether or not) within the Easement Premises, the requesting party shall pay the entire cost of redesigning and relocating the existing Grantee Facilities.

H. Grantee shall not have the right to transfer, convey, or assign its interests in this easement to any individual, corporation, or other entity without the prior written consent of Grantor, which consent shall not be unreasonably withheld. Grantee shall notify Grantor of any proposed transfer, conveyance or assignment of any rights granted herein at the address listed below.

I. Except in emergencies or exigent circumstances such as service restoration, Grantee agrees to contact Grantor at least one business day prior to Grantee's entrance onto the Easement Premises where such Easement Premises are located: (1) on a site that includes Aviation Department facilities, water and wastewater treatment facilities, the Police Department headquarters located at 620 W. Washington St., the Fire Department headquarters located 150 S. 12th St., City Hall located at 200 W. Washington St., City Court Building located at 300 W. Washington St., Calvin C. Goode Building located at 251 W. Washington St., Transit Operations Center located at 320 N. 1st Ave. or West Transit Facility located at 405 N. 79th Ave.; or (2) in a secured or fenced area.

Location

The properties are located at 6614 N. 19th Ave., 1825 W. Vista Ave., 7557 N. 19th Ave., and the park and ride facility at the southwest corner of 19th Avenue and Dunlap Avenue.

Council District: 5

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Public Transit and Finance departments.



(CONTINUED FROM AUG. 30, 2017) - Risk Management Information System and Ancillary Services - RFA 14-035 (Ordinance S-43822)

Request to authorize the City Manager, or his designee, to extend Contract 138020 with Marsh ClearSight, LLC, and to add additional expenditures in an amount of \$700,000 for Risk Management Information System and Ancillary Services. Further request authorization for City Controller to disburse all funds related to this item.

Summary

Marsh ClearSight, LLC, provides a web-based risk management information system and ancillary services including secure data storage, client service, and system maintenance. The system is utilized by the Finance Department's Risk Management Division and includes a key bill-payment interface that is linked to the Law Department's information system and jointly-developed transaction interface with the City's financial system, SAP. A third customized interface is maintained to ensure compliance with Medicare secondary payer requirements. The services are essential to ensure continuity, efficiency and stability in the management and processing of risk management/claims data.

This item has been reviewed and approved by the Information Technology Services Department.

Contract Term

The contract was awarded after a formal procurement process with an initial contract term through March 29, 2018. This request will extend the contract until March 29, 2022.

Financial Impact

With the \$700,000 in additional funds, the contract's revised aggregate value is now \$1,325,000 (including applicable taxes) with the new estimated annual expenditures of \$175,000. Funds are available in the Finance Department budget, using the Risk Management Self-Insurance Fund.

Concurrence/Previous Council Action

The Phoenix City Council approved Contract 138020 on March 19, 2014.

Responsible Department

This item is submitted by City Manager Ed Zuercher and the Finance Department.



(CONTINUED FROM AUG. 30, 2017) - Grant of Public Utility Easement Along 19th Avenue from Dunlap Avenue to Bethany Home Road to Accommodate Relocated Utilities Within Joint Trench for Light Rail Northwest Extension Project (Ordinance S-43823)

Request the City Council to grant a public utility easement, for consideration of one dollar and other valuable consideration, to provide utilities to the public and to light rail facilities, as part of Phase I of the Northwest Extension, and future phases of the Northwest Extension of Light Rail, and further order the Ordinance recorded.

Summary

For one dollar and other valuable consideration the City of Phoenix ("Grantor") grants a public utility easement for electric and other public utility purposes within that certain real property more particularly described in Exhibit "A" attached ("Easement Premises"), without any warranty or representation of any kind, including warranties or representations regarding the condition or extent of the Grantor's title or the sufficiency or suitability of the Easement Premises for the purposes described herein, and subject to: (A) reservations or exceptions contained in the patent from the United States of America or in the act or acts authorizing the issuance thereof, unpatented mining claims, water rights, and claims or title to water; (B) all easements, rights of way, encumbrances, liens, covenants, conditions and restrictions as may appear of record; and (C) any state of facts which an accurate survey of said property would show.

This public utility easement will be for the area described in the legal description to be sent directly to the Law Department ("Easement Premises") and will be granted to all public service corporation, agricultural improvement districts, and telecommunication service corporations providing utilities or other services (collectively "Grantee"), in perpetuity so long as Grantee uses the Easement Premises for the purposes herein specified, subject to the following terms and conditions:

A. Grantee is hereby granted the right to construct, reconstruct, replace, repair, operate and maintain electric and other utility facilities together with appurtenant fixtures for use in connection therewith (collectively "Grantee Facilities") across, on, above, or below the Easement Premises subject to Grantor's express approval, which approval Grantor shall not unreasonably withhold. Grantee shall at all times have the

right of full and free ingress and egress to and along the Easement Premises for the purposes herein specified.

B. Grantor shall not, without the prior written consent of each Grantee then using the Easement Premises, locate, erect or construct, or permit to be located or erected or constructed any building or structure other than street improvements, pavement, sidewalks, curbs, gutters, and trails, or drill any well within the limits of the Easement Premises. However, Grantor reserves all other rights, interests, and uses of the Easement Premises that are not inconsistent with Grantee's easement rights herein conveyed and which do not interfere with or endanger any of the Grantee Facilities. Notwithstanding the foregoing, Grantor shall not have the right to lower by more than one foot or raise by more than two feet the surface grade of Easement Premises without the prior written consent of Grantee.

C. Grantee shall not have the right to use the Easement Premises to store gasoline or petroleum products, hazardous or toxic substances, or flammable materials; provided however, that this prohibition shall not apply to any material, equipment or substance contained in, or a part of, the Grantee Facilities, provided that Grantee must comply with all applicable federal, state and local laws and regulations in connection therewith. Additionally, the Easement Premises may not be used for the storage of construction-related materials or to park or store construction-related vehicles or equipment except on a temporary basis to construct, reconstruct, replace, repair, operate, or maintain the Grantee Facilities.

D. Grantor shall maintain an appropriate three foot clear area around all edges of all equipment pads for Grantee Facilities and, where possible, a clear operational area that extends 12 feet immediately in front of all transformer and other equipment openings; provided, however, that such clear areas shall be confined to within the Easement Premises. No obstructions, trees, shrubs, fixtures, or permanent structures shall be placed or permitted by Grantor within said areas. Grantee is hereby granted the right to trim, prune, cut, and clear away trees, brush, shrubs, or other obstructions within said areas.

E. Grantee shall exercise reasonable care to avoid damage to the Easement Premises and all improvements thereon and agrees that following any work or use by Grantee within the Easement Premises, the affected area, including without limitation, all pavement, landscaping, concrete and other improvements permitted within the Easement Premises pursuant to this easement will be restored by Grantee to as close to original condition as is reasonably possible, at the expense of Grantee.

F. Grantor reserves the right to require the relocation of Grantee Facilities provided

however, that: (1) Grantor pays the entire cost of redesigning and relocating Grantee Facilities; and (2) if Grantee's Facilities are relocated outside the Easement Premises, Grantor will provide Grantee with a new public utility easement in the same form as this easement at no cost to Grantee. After relocation of Grantee Facilities to the new easement area, Grantee shall abandon its rights to use the Easement Premises granted in this easement.

G. Grantee agrees to coordinate and work with Grantor, other grantees and with the holders of existing and prior rights, titles and interests in and to the Easement Premises in the use of the Easement Premises. In the event that a third party or other Grantee requests the relocation of existing Grantee Facilities to a new location, the requesting party shall pay the entire cost of redesigning and relocating the existing Grantee Facilities, consistent with the provisions of Section 2(F). Pursuant to Section 2 (A) Grantee must obtain Grantor's permissions before locating facilities across, on, above, or below the Easement Premises, which permission may not unreasonably be withheld; Grantor agrees to review all such requests within a four week time period. Grantor's refusal of permission will be deemed reasonable if the proposed placement of Grantee Facilities would interfere with Grantor's existing or planned use of the Easement Premises (as determined by, at a minimum, the Grantor documented GEO drawing showing the proposed scope of improvements) or would require relocation or redesign of Grantor's existing or planned improvements or facilities, and Grantor may reasonably condition its approval upon Grantee's payment of relocation costs. If Grantee installs new Grantee Facilities without Grantor's prior written permission and such Grantee Facilities would interfere with Grantor's existing or planned use of the Easement Premises (as determined by, at a minimum, the Grantor documented GEO drawing showing the proposed scope of improvements), then unless otherwise agreed to by Grantor and Grantee, any conflict created by Grantee in violation of the prior sentence shall be remedied at Grantee's cost. For purposes of this provision a GEO drawing is a plan view drawing (no elevation research is done above or below ground) prepared by Grantor's staff to show the proposed scope of a project to determine costs for budgeting purposes and any potential conflicts, and to create a scope of work to bid out a design contract for the project.

H. Grantee shall not have the right to transfer, convey or assign its interests in this easement to any individual, corporation, or other entity without the prior written consent of Grantor, which consent shall not be unreasonably withheld. Grantee shall notify Grantor of any proposed transfer, conveyance or assignment of any rights granted herein at the following address: City of Phoenix Street Transportation Department, 200 W. Washington St., 5th Floor, Phoenix, AZ 85003, Attention: Director.

I. CAUTION: Facilities placed within the Easement Premises may contain high

voltage electrical equipment. Notice is hereby given that the location of underground electrical conductors or facilities must be verified as required by Arizona Revised Statutes, sections 40-360.21, et seq., Arizona Blue Stake Law, prior to any excavation.

Location

The easements are located from 19th Avenue from Bethany Home Road to Dunlap Avenue, and 19th Avenue just north and west of Dunlap Avenue.

Council Districts: 3, 5

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Public Transit and Finance departments.



(CONTINUED FROM AUG. 30, 2017) - Salt River Pima-Maricopa Indian Community Gaming Grants (Ordinance S-43861)

The Office of Government Relations requests authorization for the City Manager, or his designee, to accept, and if awarded, enter into related agreements for up to \$225,000 in new funding from the Salt River Pima-Maricopa Indian Community (SRPMIC). Authorization is requested for the City Treasurer to accept and the City Controller to disburse funds as directed by SRPMIC in connection with these grants.

Summary

SRPMIC's application process is by invitation only. Applications were due July 15, 2017. These monies would be applied, as directed by SRPMIC towards the following:

Non-Profit Applications

* St. Mary's Food Bank Alliance: \$200,000 to help fund the capital renovation of its main distribution center. The renovations include replacing coolers and freezers, reconfiguring dry storage racking, expanding and improving Hope Central, St. Mary's volunteer area, and converting seven of twelve receiving docks into refrigerated docks.

* U.S. VETS-Phoenix: \$25,000 to provide meals to veterans.

The gaming compact entered into by the State of Arizona and various tribes calls for 12 percent of gaming revenue to be contributed to cities, towns, and counties for government services that benefit the general public including public safety, mitigation of impacts of gaming, and promotion of commerce and economic development. The SRPMIC will notify the City, by resolution of the Tribal Council, if it desires to convey to the City a portion of its annual 12 percent local revenue-sharing contribution.

Financial Impact

There is no budgetary impact to the City of Phoenix and no general purpose funds are required. Entities that receive gaming grants are responsible for the management of those funds.

Responsible Department

This item is submitted by Deputy City Manager Karen Peters and the Office of Government Relations.



(CONTINUED FROM AUG. 30, 2017) - Contract with Banner -- University Medical Center Phoenix for FEMA Pharmaceutical Cache (Ordinance S-43862)

Request authorization for the City Manager, or his designee, to enter into a contract with Banner -- University Medical Center Phoenix, to purchase, maintain, supply, and store medical supplies and pharmaceuticals that allow Phoenix to be nationally deployable through the Federal Emergency Management Agency (FEMA). Authorization is also requested for the City Controller to disburse funds.

Summary

FEMA was established in 1991 to respond to national disasters. In 1992, FEMA selected the Phoenix Fire Department to participate as one of the seven initial task force response teams by establishing Arizona Task Force One (AZ-TF1). The City of Phoenix Fire Department is the sponsoring agency for AZ-TF1, one of 28 FEMA National Urban Search & Rescue (US&R) Response System task forces. AZ-TF1 has rapidly deployed skilled personnel and state-of-the-art equipment to sites of natural disasters, terrorist attacks, and building collapses such as Oklahoma City, 9/11, Hurricanes Rita, Katrina, Ike and Gustav. In addition to search and rescue, task force members provide immediate medical treatment to survivors, Hazardous Materials (HazMat) monitoring, and stabilization capabilities. Each US&R task force is deployable 24 hours a day/seven days per week, and is required to maintain a condition of continued preparedness and operational readiness - which includes a pharmaceutical cache.

Procurement Information

In accordance with Administrative Regulation 3.10, normal competition was waived as the result of a Determination Memo, which stated that, per a Cooperative Agreement with FEMA, the Fire Department agrees to maintain standardized equipment (determined by FEMA). When deployed, AZ-TF1 brings medications to treat task force members and victims. In accordance with federal guidelines, the pharmaceutical cache must be in a constant state of readiness; soon-to-expire medications must be replaced with fresh ones and the cache must be accessible to AS-TF1 24 hours per day. The pharmaceutical cache must also be stored in an environment with controlled access and Banner -- University Medical Center (BUMC) is the closest hospital to the AZ-TF1 deployment site. The secured cache is stored at BUMC at no cost to AZ-TF1 and the

only charge is for the replacement of expiring medication. AZ-TF1 is required to deploy within four hours (via road), or six hours (via air), as soon as a FEMA activation notification is received. The BUMC location has been approved by FEMA and tested to comply with this process. In addition, the facility meets the Federal requirements for secure pharmaceutical storage.

Contract Term

The five-year contract will begin on or about Sept. 30, 2017 and end on Sept. 29, 2022.

Financial Impact

The aggregate five-year cost shall not exceed \$100,000. Funds for this service are included in the Fire Department's operating budget.

Location

Banner -- University Medical Center Phoenix is located at 1111 E. McDowell Road, located in Council District 4; however, the pharmaceutical cache could be deployed citywide or nationally.

Responsible Department

This item is submitted by Assistant City Manager Milton Dohoney, Jr., and the Fire Department.



(CONTINUED FROM AUG. 30, 2017) - Contract with Ground Control Systems, Inc. for Phoenix Fire Department Mobile Satellite Internet Service for National Emergency Deployments (Ordinance S-43864)

Request authorization for the City Manager, or his designee, to enter into a contract with Ground Control Systems, Inc. for annual hosting of Phoenix's mobile satellite internet service that allows Phoenix to be deployable through the Federal Emergency Management Agency (FEMA). Authorization is also requested for the City Controller to disburse funds.

Summary

FEMA was established in 1991 to respond to national disasters. In 1992, FEMA selected the Phoenix Fire Department to participate as one of the seven initial task force response teams by establishing Arizona Task Force One (AZ-TF1). The City of Phoenix Fire Department is the sponsoring agency for AZ-TF1, one of 28 FEMA National Urban Search & Rescue (US&R) Response System task forces. AZ-TF1 has rapidly deployed skilled personnel and state-of-the-art equipment to sites of natural disasters, terrorist attacks, and building collapses - such as Oklahoma City, 9/11, Hurricanes Rita, Katrina, Ike and Gustav. In addition to search and rescue, task force members provide immediate medical treatment to survivors, Hazardous Materials (HazMat) monitoring, and stabilization capabilities. Each US&R task force is deployable 24 hours a day/seven days per week, and is required to maintain a condition of continued preparedness and operational readiness, which includes mobile internet satellite service for communications equipment.

Procurement Information

In accordance with Administrative Regulation 3.10, normal competition was waived as the result of a Determination Memo, which stated that, per a Cooperative Agreement with FEMA, the Fire Department agrees to maintain standardized equipment (determined by FEMA). The satellite internet equipment and associated annual service agreement, hosted by Ground Control Systems, Inc., is included on the FEMA cache list. Ground Control Systems, Inc. is the listed equipment and service provider, and no substitutions are permitted. Ground Control Systems is the manufacturer of the mobile satellite internet system, the warranty and 24/7 technical support utilized by the FEMA task forces. All 28 of the FEMA task forces are required to purchase the satellite

system(s) specified in the cache list, and maintain the uninterrupted associated service. The equipment and associated service is a Federal requirement; the Fire Department would be in non-compliance with the FEMA US&R cooperative agreement if the satellite is de-activated.

Contract Term

This request is to contract with Ground Control Systems, Inc. for a maximum of five years, beginning on or about Nov. 1, 2017 and ending on or about Oct. 30, 2022.

Financial Impact

The aggregate five-year cost shall not exceed \$40,000. Funds for this service are included in the Fire Department's operating budget.

Location

The location is citywide; however, the mobile satellite internet service could be deployed nationally.

Responsible Department

This item is submitted by Assistant City Manager Milton Dohoney, Jr., and the Fire Department.



(CONTINUED FROM AUG. 30, 2017) - Authorization to Enter into Agreements with Various School Districts for School Resource Officers (Ordinance S-43863)

Request authorization for the City Manager, or his designee, to authorize the Police Department to enter into Memorandums of Understanding and Intergovernmental Agreements with various school districts for the placement of School Resource Officers (SROs). These agreements are for the 2017-2018 school year. These agreements can be renewed annually with the option of up to two renewals. Further request authorization for the City Treasurer to accept and for the City Controller to disburse all funds related to this item.

Summary

In 2015, the Police Department was awarded a Community Oriented Policing Services (COPS) Hiring grant to hire 15 officers in order for 15 veteran officers to be deployed as School Resource Officers. One of the grant requirements was for the City to enter into Memorandums of Understanding with the school districts where the 15 officers would be deployed. The grant requires a 25-percent cash match from the City.

Additionally, the Police Department has entered into Intergovernmental Agreements with various school districts in the past to assist with the cost of SROs deployed in additional schools. Funding for these 68 positions is provided through partnerships with the Arizona Department of Education and individual school districts. Through this partnership, grant funds or school district funds pay 75 percent of the SRO's salary, while the remaining 25 percent is paid by the City.

The total deployment for the 2017-2018 school year will include agreements with 22 school districts, at 94 schools, for a total deployment of 83 SROs.

2017-18 SRO School Districts:

Alhambra Elementary SD
Cartwright SD
Cave Creek Unified SD
Creighton SD
Deer Valley Unified SD

Osborn SD
Paradise Valley Unified SD
Phoenix Elementary SD
Phoenix Union HSD
Premier Charter HSD

Fowler Elementary SD	Scottsdale SD
Glendale Union HSD	Tempe Union HSD
Isaac SD	Tolleson Elementary SD
Kyrene SD	Tolleson HSD
Laveen Union HSD	Washington Elementary SD
Madison Elementary SD	Wilson SD

Contract Term

The terms of these agreements is one year, with varying start and ends dates to coincide with each school's 2017-2018 school year.

Financial Impact

The average cost for 83 School Resource Officers is approximately \$2.8 million to the City. Cost to the City is the 25-percent match for the SRO salary and fringe benefits.

Responsible Department

This item is submitted by Assistant City Manager Milton Dohoney, Jr., and the Police Department.



Authorization to Amend Lease (Contract 136052) with Keep Phoenix Beautiful, Inc., to Extend the Term (Ordinance S-43874)

Request authorization for the City Manager, or designee, to amend Contract 136052 with Keep Phoenix Beautiful (KPB) to extend the term of the lease for a 2.5-year period, and add two one-year options to extend.

Summary

KPB currently leases approximately 537 square feet of office space on the 16th floor of Phoenix City Hall. The current contract term expires on Dec. 31, 2017. The City and KPB entered into Professional Services Consulting Agreement, City Contract 145508, effective July 1, 2017, for a three-year term with two one-year options to extend. It is the City's desire to amend the lease, Contract 136052, to run coterminous with the Professional Services Contract. The extended term will be effective Jan. 1, 2018, through June 30, 2022, and may be terminated pursuant to the terms of the existing contract or upon termination of Professional Services Consulting Agreement.

Financial Impact

Rent during the extended term and both option periods is \$1.00 per year plus in-kind services to be provided by KPB. The in-kind services are in addition to the services being provided by KPB pursuant to the Professional Services Consulting Agreement.

Location

The office space is on the 16th floor of Phoenix City Hall, located at 200 W. Washington St.
Council District: 7

Concurrence/Previous Council Action

The lease, City Contract 136052, was approved by Ordinance S-39766, adopted April 17, 2013.

Responsible Department

This item is submitted by City Manager Ed Zuercher, Deputy City Manager Karen Peters, and the Public Works and Finance departments.



Contract Award for Office Moving Services - IFB 17-184 (Ordinance S-43880)

Request to authorize the City Manager, or designee, to enter into a contract with Beltmann Relocation Group to provide office moving services for all City of Phoenix departments. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

This contract will be utilized to procure office moving services for all City of Phoenix departments, including but not limited to Water Services, Public Works, Planning and Development and the Library. Office moving services are necessary to provide the City with on-site and off-site relocation and moving services. These services include, but are not limited to, office/work space relocation and the relocation of laboratory, technology, library and other large equipment.

Procurement Information

An Invitation for Bid, IFB 17-184 Office Moving Services - Requirements Contract, was conducted in accordance with Administrative Regulation 3.10. Five offers were received by the Procurement Division on July 21, 2017.

Beltmann Relocation Group	\$61,000.00
Camelback Moving, Inc.	\$108,691.25
Berger Transfer& Storage	\$98,515.00
Elontec, LLC	\$72,240.75
Daniels Moving & Storage	\$76,310.00

It is recommended by the Deputy Finance Director that the bid from Beltmann Relocation Group be accepted as the lowest, responsive and responsible bidder, based on an estimated quantity.

Contract Term

The five-year contract term shall begin on or about Jan. 1, 2018. Provisions of the contract do not provide any options to extend.

Financial Impact

The estimated aggregate expenditures for the five-year contract will be approximately \$305,000.00, including all applicable tax. The annual expenditures are based on revised estimated annual quantities for departments citywide and are expected not to exceed \$61,000.00 per year. Funds are available in all City of Phoenix department budgets.

Responsible Department

This item is submitted by City Manager Ed Zuercher and the Finance Department.



Acceptance and Dedication of Deeds and Easements for Sidewalk, Roadway and Multi-use Trail Purposes (Ordinance S-43886)

Request for the City Council to accept and dedicate deeds and easements for sidewalk, roadway and multi-use trail purposes; further ordering the ordinance recorded.

Summary

Accepting and dedicating the property interests below will meet the Planning and Development Department's Single Instrument Dedication Process requirement prior to releasing any permits to applicants.

Deed (a)

Applicant: DLR Properties, LLC, its successor and assigns

Purpose: Roadway

Location: 19214 N. 29th Place

File: FN170058

Council District: 2

Easement (b)

Applicant: Fountains in the Green, LLC, its successor and assigns

Purpose: Sidewalk

Location: 3019 N. 14th St.

File: FN170044

Council District: 4

Deed (c)

Applicant: Rosemead Properties, Inc., its successor and assigns

Purpose: Roadway

Location: 3839 N. Black Canyon Hwy.

File: FN170043

Council District: 4

Easement (d)

Applicant: VTC 2223 Camelback LLC, its successor and assigns

Purpose: Sidewalk
Location: 2211 N. Camelback Road
File: FN170066
Council District: 4

Easement (e)

Applicant: Baseline Medical Holdings, LLC, its successor and assigns
Purpose: Multi-Use Trail
Location: 123 E. Baseline Road
File: FN170060
Council District: 8

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua, the Planning and Development and Finance departments.



Dedicate Right of Way for Parcels with Existing Roadway or Right of Way Improvements (Ordinance S-43883)

Request the City Council dedicate to public use, for right of way purposes, land acquired for various street improvement projects, and further order the ordinance be recorded.

Summary

The dedication is required for parcels with existing roadway improvements at various locations. For a listing of each parcel by location, City Council District, and assessor parcel number (APN), see Attachment A.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Street Transportation and Finance departments.

ATTACHMENT A - Parcels to be Dedicated

Properties are sorted by APN

LOCATION	CITY COUNCIL DISTRICT	APN
W. Indian School Road right of way, west of N. 35th Avenue	5	107-11-020B
W. Indian School Road right of way, west of N. 35th Avenue	5	107-11-022B
W. Indian School Road right of way, west of N. 35th Avenue	5	107-11-028
S. 1st Avenue roadway, south of W. Grant Street	8	112-23-052B
S. 7th Street roadway, south of E. Jefferson Street	8	116-35-055B
E. Grant Street cul-de-sac, west of S. 16th Street	8	116-51-001F
E. Buckeye Road roadway, west of S. 14th Street	8	116-53-004B
E. Thomas Road roadway, west of N. 21st Street	4	119-24-045A
E. Jefferson Street roadway, west of S. 26th Street	8	121-62-007H
E. Jefferson Street roadway, west of S. 26th Street	8	121-62-009C
W. Indian School Road roadway, east of N. 35th Avenue	4	154-23-001A
W. Indian School Road roadway, east of N. 35th Avenue	4	154-23-063
W. Indian School Road roadway, east of N. 35th Avenue	4	154-23-064
W. Indian School Road roadway, east of N. 35th Avenue	4	154-23-068B
W. Indian School Road roadway, east of N. 35th Avenue	4	154-23-071
W. Indian School Road roadway, east of N. 35th Avenue	4	154-23-072
E. Greenway Parkway roadway, east of N. 25th Street	2	214-40-111A
E. Tierra Buena Lane cul-de-sac, east of N. 25th Street	2	214-40-111B



Grant of Easement to Salt River Project Across City-Owned Property Located at 3402 W. Campbell Ave. (Ordinance S-43885)

Request authorization for the City Manager, or his designee, to grant an electrical easement to Salt River Project (SRP) across City-owned property located at 3402 W. Campbell Ave., for consideration in the amount of the appraised value and other consideration. Further request authorization for the City Treasurer to accept all funds related to this item.

Summary

The electrical easement is required by SRP to make necessary improvements to their electrical infrastructure in order to provide additional power to Grand Canyon University in support of their significant expansion plans in the area. The easement contains approximately 20,349.26 square feet, and will be located along the northern and west property lines with no adverse impact to the property.

Financial Impact

Revenue will be reflective of the market value of the easement.

Location

3402 W. Campbell Ave.
Council District: 4

Responsible Department

This item is submitted by Deputy City Manager Deanna Jonovich, and the Parks and Recreation and Finance departments.



**Grant of a Public Utility Easement at Grant Park Located at 701 S. 3rd Ave.
(Ordinance S-43889)**

Request City Council to grant a public utility easement, for consideration of one dollar, to upgrade electrical service on City-owned property for the Grant Park gymnasium air conditioning in the Arizona Public Service (APS) service area, and further ordering the ordinance recorded.

Summary

This public utility easement will be for the area more fully described in the legal description sent directly to the Law Department ("Easement Premises") and will be granted to all public service corporations and telecommunication corporations providing utility service to the property located at 701 S. 3rd Ave. (collectively "Grantee") in perpetuity, so long as Grantee uses the Easement Premises for the purposes herein specified for an indefinite period, subject to the following terms and conditions:

A. Grantee is hereby granted the right to construct, reconstruct, replace, repair, operate and maintain utility facilities together with appurtenant fixtures for use in connection therewith (collectively "Grantee Facilities") to, through, across and beyond Grantor's property within the Easement Premises. Subject to the notice requirements provided in paragraph "I," Grantee shall at all times have the right of full and free ingress and egress to and along the Easement Premises for the purposes herein specified. Grantee acknowledges and accepts that Grantee shall share the Easement Premises with other Grantees and shall use such Easement Premises with other Grantees in accordance with and consistent with industry standards and customs for shared use. Grantor agrees to coordinate the location of Grantee's Facilities within the Easement Premises and to pay costs for relocation of Grantee's Facilities as provided in paragraph "F."

B. Grantor shall not locate, erect or construct, or permit to be located or erected or constructed, any building or other structure or drill any well within the limits of the Easement Premises. However, Grantor reserves all other rights, interests, and uses of the Easement Premises that are not inconsistent with Grantee's easement rights herein conveyed and which do not interfere with or endanger any of the Grantee

Facilities. Notwithstanding the foregoing, Grantor shall not have the right to lower by more than one foot or raise by more than two feet the surface grade of Easement Premises without the prior written consent by the Grantee whose facilities will be affected by the change of elevation.

C. Grantee shall not have the right to use the Easement Premises to store gasoline or petroleum products, hazardous or toxic substances, or flammable materials; provided however, that this prohibition shall not apply to any material, equipment or substance contained in, or a part of, the Grantee Facilities, provided that Grantee must comply with all applicable federal, state and local laws and regulations in connection therewith. Additionally, the Easement Premises may not be used for the storage of construction-related materials or to park or store construction-related vehicles or equipment except on a temporary basis to construct, reconstruct, replace, repair, operate, or maintain the Grantee Facilities.

D. Grantor shall maintain an appropriate three-foot clear area around all edges of all equipment pads for Grantee Facilities in addition to a clear operational area that extends 10 feet immediately in front of all transformer or switching cabinet openings, within the Easement Premises. No obstruction, trees, shrubs, fixtures, or permanent structures shall be placed or permitted by Grantor within said areas. Grantee is hereby granted the right to trim, prune, cut, and clear away trees, brush, shrubs, or other obstructions within said areas.

E. Grantee shall exercise reasonable care to avoid damage to the Easement Premises and all improvements thereon and agrees that following any work our use by Grantee within the Easement Premises, the affected area, including without limitation, all pavement, landscaping, concrete and other improvements permitted within the Easement Premises pursuant to this easement will be restored by Grantee to as close to original condition as is reasonably possible, at the expense of Grantee.

F. Grantor reserves the right to require the relocation of Grantee Facilities to a new location within Grantor's property; provided however, that: (1) Grantor pays the entire cost of redesigning and relocating existing Grantee Facilities to the new location; and (2) Grantor provides Grantee with a new and substantially similar public utility easement at no cost to Grantee. After relocation of Grantee Facilities to the new easement area, Grantee shall abandon its rights to use the Easement Premises granted in this easement without cost or consequence to Grantor.

G. Each public service corporation and telecommunication services corporation as a Grantee shall coordinate and work with other grantees in the use of the Easement Premises. In the event that a third party or other Grantee requests the relocation of

existing Grantee Facilities to a new location (whether or not) within the Easement Premises, the requesting party shall pay the entire cost of redesigning and relocating the existing Grantee Facilities.

H. Grantee shall not have the right to transfer, convey or assign its interests in this easement to any individual, corporation, or other entity without the prior written consent of Grantor, which consent shall not be unreasonably withheld. Grantee shall notify Grantor of any proposed transfer, conveyance or assignment of any rights granted herein at address listed below.

I. Except in emergencies or exigent circumstances such as service restoration, Grantee agrees to contact Grantor at least one business day prior to Grantee's entrance onto the Easement Premises where the Easement Premises are located: (1.) on a site that includes Aviation Department facilities; (2.) water and wastewater treatment facilities; (3.) Police Department headquarters located at 620 W. Washington St.; (4.) Fire Department headquarters located at 150 S. 12th St.; (5.) City Hall located at 200 W. Washington St.; (6.) City Court Building located at 300 W. Washington St.; (7.) Calvin C. Goode Building located at 251 W. Washington St.; (8.) Transit Operations Center located at 320 N. 1st Ave. or West Transit Facility located at 405 N. 79th Ave.; or (9.) in a secured or fenced area.

Location

701 S. 3rd Ave.

Council District: 8

Responsible Department

This item is submitted by Deputy City Manager Deanna Jonovich and the Parks and Recreation and Finance departments.



Grant of Public Utility Easement at Willow Park (Ordinance S-43893)

Request City Council to grant a public utility easement, for consideration of one dollar, for installation of new service including underground facilities, transformer and pad on City-owned property in the Arizona Public Service (APS) service area, and further ordering the ordinance recorded.

Summary

This public utility easement will be for the area more fully described in the legal description sent directly to the Law Department ("Easement Premises") and will be granted to all public service corporations and telecommunication corporations providing utility service to the property located at 2815 W. Taylor St. (collectively "Grantee") in perpetuity, so long as Grantee uses the Easement Premises for the purposes herein specified; subject to the following terms and conditions:

A. Grantee is hereby granted the right to construct, reconstruct, replace, repair, operate and maintain utility facilities together with appurtenant fixtures for use in connection therewith (collectively "Grantee Facilities") to, through, across and beyond Grantor's property within the Easement Premises. Subject to the notice requirements provided in paragraph "I," Grantee shall at all times have the right of full and free ingress and egress to and along the Easement Premises for the purposes herein specified. Grantee acknowledges and accepts that Grantee shall share the Easement Premises with other Grantees and shall use such Easement Premises with other Grantees in accordance with and consistent with industry standards and customs for shared use. Grantor agrees to coordinate the location of Grantee's Facilities within the Easement Premises and to pay costs for relocation of Grantee's Facilities as provided in paragraph "F."

B. Grantor shall not locate, erect or construct, or permit to be located or erected or constructed, any building or other structure or drill any well within the limits of the Easement Premises. However, Grantor reserves all other rights, interests, and uses of the Easement Premises that are not inconsistent with Grantee's easement rights herein conveyed and which do not interfere with or endanger any of the Grantee Facilities. Notwithstanding the foregoing, Grantor shall not have the right to lower by more than one foot or raise by more than two feet the surface grade of Easement

Premises without the prior written consent by the Grantee whose facilities will be affected by the change of elevation.

C. Grantee shall not have the right to use the Easement Premises to store gasoline or petroleum products, hazardous or toxic substances, or flammable materials; provided however, that this prohibition shall not apply to any material, equipment or substance contained in, or a part of, the Grantee Facilities, provided that Grantee must comply with all applicable federal, state and local laws and regulations in connection therewith. Additionally, the Easement Premises may not be used for the storage of construction-related materials or to park or store construction-related vehicles or equipment except on a temporary basis to construct, reconstruct, replace, repair, operate, or maintain the Grantee Facilities.

D. Grantor shall maintain an appropriate three-foot clear area around all edges of all equipment pads for Grantee Facilities in addition to a clear operational area that extends 10 feet immediately in front of all transformer or switching cabinet openings, within the Easement Premises. No obstruction, trees, shrubs, fixtures, or permanent structures shall be placed or permitted by Grantor within said areas. Grantee is hereby granted the right to trim, prune, cut, and clear away trees, brush, shrubs, or other obstructions within said areas.

E. Grantee shall exercise reasonable care to avoid damage to the Easement Premises and all improvements thereon and agrees that following any work or use by Grantee within the Easement Premises, the affected area, including without limitation, all pavement, landscaping, concrete and other improvements permitted within the Easement Premises pursuant to this easement will be restored by Grantee to as close to original condition as is reasonably possible, at the expense of Grantee.

F. Grantor reserves the right to require the relocation of Grantee Facilities to a new location within Grantor's property; provided however, that: (1) Grantor pays the entire cost of redesigning and relocating existing Grantee Facilities to the new location; and (2) Grantor provides Grantee with a new and substantially similar public utility easement at no cost to Grantee. After relocation of Grantee Facilities to the new easement area, Grantee shall abandon its rights to use the Easement Premises granted in this easement without cost or consequence to Grantor.

G. Each public service corporation and telecommunication services corporation as a Grantee shall coordinate and work with other grantees in the use of the Easement Premises. In the event that a third party or other Grantee requests the relocation of existing Grantee Facilities to a new location (whether or not) within the Easement Premises, the requesting party shall pay the entire cost of redesigning and relocating

the existing Grantee Facilities.

H. Grantee shall not have the right to transfer, convey or assign its interests in this easement to any individual, corporation, or other entity without the prior written consent of Grantor, which consent shall not be unreasonably withheld. Grantee shall notify Grantor of any proposed transfer, conveyance or assignment of any rights granted herein at address listed below.

I. Except in emergencies or exigent circumstances such as service restoration, Grantee agrees to contact Grantor at least one business day prior to Grantee's entrance onto the Easement Premises where the Easement Premises are located: (1.) on a site that includes Aviation Department facilities; (2.) water and wastewater treatment facilities; (3.) Police Department headquarters located at 620 W. Washington St.; (4.) Fire Department headquarters located at 150 S. 12th St.; (5.) City Hall located at 200 W. Washington St.; (6.) City Court Building located at 300 W. Washington St.; (7.) Calvin C. Goode Building located at 251 W. Washington St.; (8.) Transit Operations Center located at 320 N. 1st Ave. or West Transit Facility located at 405 N. 79th Ave.; or (9.) in a secured or fenced area.

Location

2815 W. Taylor St., identified by assessor parcel number 109-27-170
Council District: 4

Responsible Department

This item is submitted by Deputy City Manager Deanna Jonovich and the Parks and Recreation and Finance departments.



Authorization To Apply For Judicial Collection Enhancement Fund To Replace Aging Security Hardware (Ordinance S-43887)

Request authorization for the Phoenix Municipal Court to apply for \$27,000 in grant funding from the Arizona Supreme Court-administered local Judicial Collection Enhancement Fund (JCEF) to replace aging magnetometers. Further request authorization for the City Treasurer to accept, and for the City Controller to disburse, all funds related to this item.

Summary

The Court's magnetometers have reached the recommended replacement date. It is imperative that screening equipment function properly as security personnel rely on magnetometers to screen 600,000 annual visitors to the Court, thereby ensuring no weapons or dangerous instruments are brought into the building. Failure of existing equipment may result in security personnel having to physically screen each individual by hand, slowing the screening process and increasing the level of staff needed for this function.

Financial Impact

Funding is available in the Phoenix Municipal Court local JCEF account. The Municipal Court must submit a funding plan and application to the Arizona Supreme Court Administrative Office of the Courts to secure approval for use of JCEF funds pursuant to A.R.S. Section 14-113. No General Fund dollars will be used.

Responsible Department

This item is submitted by Chief Presiding Judge B. Don Taylor and Deputy City Manager Karen Peters.



Purchase of Golf Merchandise for Direct Resale to the Public (Ordinance S-43881)

Request City Council authorization to purchase golf merchandise in the amount of \$800,000 for a two-year period for direct resale to the public at pro shops located at Cave Creek, Encanto, Palo Verde and Aguila golf courses. Items may include, but are not limited to, golf balls, range balls, golf clothing, hats, golf clubs and golf shoes. Funds generated by the sale of merchandise fully cover the costs, plus generate net revenue for the golf operations. Further request authorization for the City Controller to disburse the funds for purposes of this ordinance.

Summary

The City operates four municipal golf courses, each of which have a pro shop where golfers check in and have the ability to purchase golf merchandise such as golf balls, clothing and golf shoes. To gain the lowest price, the City purchases these items directly from various wholesale and specialty manufacturers. The City's golf course pro shops are the only direct public retail operations in the City, with merchandise purchased from more than 190 vendors.

Procurement Information

The golf merchandise needed to stock the pro shops is purchased wholesale from various wholesale and specialty manufacturers to suit customer preferences. Because customers of the pro shops demand access to a wide variety of specialty items, and because vendor pricing is based on a variety of factors and changes seasonally, a low-bid procurement process is not suitable for the purchase of golf merchandise. The Parks and Recreation Department obtains various discounts from manufacturers on the items purchased for resale at the golf shops. The revenue from purchases made at the pro shops funds the purchase of golf merchandise.

Financial Impact

Payment authority in the amount of \$800,000 for a two-year period is requested. The Parks and Recreation Department will use the revenue from purchases made at the pro shops to fund the purchase of golf merchandise. Because the sales from golf merchandise cover the cost of purchasing the goods, there is no impact to the budget. Over the past five years, golf merchandise revenues at City of Phoenix golf pro shops

have averaged \$425,000 annually.

Location

Golf pro shops are located at the following City-operated golf courses: Cave Creek, Encanto, Palo Verde and Aguila.

Council Districts: 3, 4, 5, 7

Responsible Department

This item is submitted by Deputy City Manager Deanna Jonovich and the Parks and Recreation and Finance departments.



Phoenix Sky Harbor International Airport Terminal 3 Southeast Transition Apron Reconstruction - Construction Manager at Risk Construction Services - AV08000079 FAA (Ordinance S-43873)

Request to authorize the City Manager, or his designee, to enter into a contract with CSW Contractors, Inc. (Scottsdale, Ariz.) to provide construction manager at risk (CMAR) construction phase services for the Terminal 3 Southeast Transition Apron and Taxiway D Segment Reconstruction project. The contract may contain other terms and conditions deemed necessary or appropriate by the City Manager or his designee. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

The project will reconstruct the Terminal 3 southeast transition apron and the segment of Taxiway D between D8 and D9. The transition apron area is used as a hold apron and remain overnight apron for aircraft. The segment of Taxiway D is used to taxi aircraft on the airfield. The life of the pavement has expired and reconstruction is required.

CSW Contractors, Inc. will assume the risk of delivering the project through a guaranteed maximum price contract. It will be responsible for means and methods related to construction of the project and establishing a subcontractor selection plan. It may also compete to self-perform limited amounts of work. Additional services include scheduling and managing site operations, arranging for the procurement of materials and equipment, and providing quality controls.

Procurement Information

CSW Contractors, Inc. was chosen for this project using a qualifications-based selection process according to section 34-603 of the Arizona Revised Statutes. Scoring and selection were made in conjunction with the CMAR Design Phase Services procurement process.

Contract Term

The term of the contract will expire on Dec. 31, 2018. Contract work scope identified and incorporated into the contract prior to the end of the term of the contract may be

agreed to by the parties, and work may extend past the end of the term of the contract. No additional contract work scope changes may be executed after the end of the term of the contract.

Financial Impact

CSW Contractors, Inc.'s fee will not exceed \$8.2 million, including all subcontractor and reimbursable costs. Staff anticipates reimbursement from the Federal Aviation Administration. Funds are available in the Aviation Department's Capital Improvement Program budget. Contract payments may be made up to contract limits for all rendered contract services, which may extend past the end of the term of the contract.

Small-Business Outreach

This procurement required proposers to engage in small-business outreach efforts to encourage small-business participation.

Previous Council Action

City Council approved CMAR Design Phase Services Contract 144665 on March 22, 2017.

Location

3400 E. Sky Harbor Blvd., Phoenix Sky Harbor International Airport
Council District: 8

Responsible Department

This item is submitted by Deputy City Managers Deanna Jonovich and Mario Paniagua, the Aviation Department, and the City Engineer.



Phoenix Sky Harbor International Airport Terminal 4 North Apron Reconstruction Project Management Support and Inspection Services Amendment 1 - AV08000072 (Ordinance S-43876)

Request to authorize the City Manager, or his designee, to execute Amendment 1 to Contract 139658 with CH2M Hill Engineers, Inc. (Tempe, Ariz.) to provide continued project management support and inspection services for the Phoenix Sky Harbor International Airport Terminal 4 North Apron Reconstruction project. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

This project includes the removal and replacement of concrete pavement panels in the Terminal 4 North Apron area that are displaying degradation from a chemical alkali-silica reaction (ASR). ASR occurs in Portland Cement Concrete Pavement when a certain type of silica sand is used in the rock material as part of the concrete mix. The concrete panels were placed in 1989 and ASR has resulted in accelerated deterioration of the pavement, as evidenced by surface cracking and spalling. Airport staff has been actively and systematically replacing the impacted concrete panels, based on funding availability. This is a multi-phased project that will span several years consistent with Federal Aviation Administration grant funding.

The Consultant, CH2M Hill Engineers, Inc. (CH2M Hill) will function as an extension of staff to attend coordination meetings with the designer, Construction Manager at Risk (CMAR) and stakeholders, provide constructability reviews, review and evaluate the CMAR's schedule, project sequencing, inspection, reporting, documentation, and the closeout process for the project.

Procurement Information

CH2M Hill was chosen for this project using a qualifications-based selection process according to section 34-603 of the Arizona Revised Statutes.

Contract Term

This phase of services is expected to take approximately two years to complete.

Financial Impact

CH2M Hill's fee for this phase of the project will not exceed \$1,650,000, including all subconsultants and reimbursable costs. Contract payments may be made up to contract limits for all rendered contract services, which may extend past the contract termination.

Concurrence/Previous Council Action

City Council approved the project management and inspection services Contract 139658 on Nov. 19, 2014.

Location

3400 E. Sky Harbor Blvd., Phoenix Sky Harbor International Airport
Council District: 8

Responsible Department

This item is submitted by Deputy City Managers Deanna Jonovich and Mario Paniagua, the Aviation Department, and the City Engineer.



Phoenix Deer Valley Airport Run-Up Areas Adjacent To Taxiway C, Design-Bid-Build - AV31000082 FAA (Ordinance S-43884)

Request to authorize the City Manager, or his designee, to accept Combs Construction Company, Inc., (Phoenix) as the lowest-priced, responsive and responsible bidder and to enter into an agreement with Combs Construction Company, Inc. for construction services for the Phoenix Deer Valley Airport Run-up Areas Adjacent to Taxiway C project. The contract may contain other terms and conditions deemed necessary or appropriate by the City Manager or his designee. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

Combs Construction Company, Inc.'s construction services will include demolishing existing run-up area asphaltic concrete pavement; constructing new asphaltic concrete pavement; excavating the existing west retention basin; grading drainage improvements; and installing storm drain pipe, manholes, and catch basins. Other work includes installing light emitting diode and incandescent edge lights; removing chain-link fence; installing block wall; and constructing and removing two temporary run-up areas, including removing and replacing conduit and edge lights.

Procurement Information

Two bids were received according to section 34-201 of the Arizona Revised Statutes, by the Street Transportation Department on July 25, 2017. Bids were sent to the Equal Opportunity Department for review to determine subcontractor eligibility and general contractor responsiveness in demonstrating compliance with the project's Disadvantaged Business Enterprise (DBE) outreach requirements. Both bidders were deemed responsive.

Bids ranged from a low of \$2,729,091.41 to a high of \$3,047,585.30. The Engineer's Estimate and the two lowest priced responsive and responsible bidders are listed below:

Engineer's Estimate: \$2,814,840.95
Combs Construction Company, Inc.: \$2,729,091.41
J. Banicki Construction, Inc.: \$3,047,585.30

Contract Term

The term of the contract is expected to be completed within 194 calendar days from the notice to proceed. Contract work scope identified and incorporated into the contract prior to the end of the term of the contract may be agreed to by the parties, and work may extend past the term of the contract. No additional contract work scope changes may be executed after the end of the term of the contract.

Financial Impact

This project will utilize local and federal funds and is subject to the requirements of 49 Code of Federal Regulations (CFR) Part 26 and the U.S. Department of Transportation DBE program. The bid award amount is within the total budget for this project. Funds are available in the Aviation Department's Capital Improvement Program budget. Contract payments may be made up to contract limits for all rendered contract services, which may extend past the end of the term of the contract.

Small Business Outreach

The funding agency has determined that no DBE goal will be established for this project.

Location

702 W. Deer Valley Road, Phoenix Deer Valley Airport
Council District: 1

Responsible Department

This item is submitted by Deputy City Managers Deanna Jonovich and Mario Paniagua, the Aviation Department, and the City Engineer.



Amend Ordinance S-42269 for License with Salt River Project for Use of "Dutch Ditch" in Phoenix Sky Harbor Center (Ordinance S-43890)

Request to amend Ordinance S-42269, which authorized the City Manager, or his designee, as licensee, to enter into a new revocable license with Salt River Project (SRP), as licensor, for use of "Dutch Ditch" in the Phoenix Sky Harbor Center. The amendment will authorize the City Manager, or his designee, to include provisions by which the City will indemnify SRP and the United States of America for the City's use of Dutch Ditch. The amendment may contain other terms and conditions deemed necessary or appropriate by the City Manager or his designee. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

The City Council adopted Ordinance S-42269 on Jan. 20, 2016. The Ordinance authorized the City Manager, or his designee, to enter into a new 25-year revocable license with SRP for the City's use of Dutch Ditch, which is located in Phoenix Sky Harbor Center. While finalizing the license, SRP requested that the City grant it and the USA an exemption from Phoenix City Code Sections 42-18(A) and (B), concerning indemnification and assumption of liability by the City. In accordance with Phoenix City Code Section 42-20(B), which requires City Council approval, the City will agree to indemnify, release, and hold harmless SRP and the USA for (1) acts and omissions of the City and its agents, officers, directors, or employees, (2) the City's use or occupancy of Dutch Ditch for purposes contemplated by the license, including claims by third parties who are invited or permitted onto the licensed property, expressed or implied, by the City or by the nature of the City's improvement or other use of the licensed property, and (3) the City's failure to comply with or fulfill its obligations provided by the license or the law. All other terms and conditions of the license authorized by Ordinance S-42269 will remain the same.

Contract Term

The term is 25 years starting on Jan. 1, 2017.

Financial Impact

The City will pay SRP \$3,400 annually, subject to annual consumer price index adjustments over the term of the license.

Location

Dutch Ditch lies under a portion of Honeywell's leasehold in Phoenix Sky Harbor Center at 1944 E. Sky Harbor Circle N., Honeywell's east parking lot is located on top of the licensed property.

Council District: 8

Responsible Department

This item is submitted by Deputy City Manager Deanna Jonovich and the Aviation Department.



Enter into License with Salt River Project for Vehicular Ingress and Egress Driveway and Pedestrian Bridge (Ordinance S-43891)

Request to authorize the City Manager, or his designee, as licensee, to enter into a revocable license with Salt River Project (SRP), as licensor, for a vehicular ingress and egress driveway, landscaping, retention, and pedestrian bridge over the Grand Canal. The license may contain other terms and conditions deemed necessary or appropriate by the City Manager or his designee. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

The licensed property is located at 42nd Street and the Grand Canal. The land is controlled by SRP pursuant to contracts with the United States of America. SRP has licensed the property to the City since Jan. 1, 2007, but the license expired on Dec. 31, 2016. The license allows for vehicular ingress and egress onto City-owned property, which is currently used for ground transportation staging.

SRP requested that the City grant it and the USA an exemption from Phoenix City Code Sections 42-18(A) and (B) concerning indemnification and assumption of liability by the City. In accordance with Phoenix City Code Section 42-20(B), which requires City Council approval, the City will agree to indemnify, release, and hold harmless SRP and the USA for (1) acts or omissions of the City and its agents, officers, directors, or employees, (2) the City's use or occupancy of the licensed property for the purposes contemplated by the license, including claims by third parties who are invited or permitted onto the licensed property, expressed or implied, by the City or by the nature of the City's improvement or other use of the licensed property, and (3) the City's failure to comply with or fulfill its obligations provided by the license or the law. The City will also provide SRP with a certificate of insurance. The City is responsible for the maintenance of the licensed property.

Contract Term

The term is 10 years starting on Jan. 1, 2017. The City or SRP may terminate the license without cause by giving a 30-day written notice.

Financial Impact

The City will pay \$21,760 to SRP annually, subject to annual consumer price index adjustments over the term of the license.

Location

4215 E. Washington St.

Council District: 8

Responsible Department

This item is submitted by Deputy City Manager Deanna Jonovich and the Aviation Department.



Laboratory Testing Services Recommendation (Ordinance S-43871)

Request to authorize the City Manager, or his designee, to enter into a contract with Fiberquant Analytical Services, to provide laboratory testing services for the Public Works, Parks and Recreation, Housing, Human Resources, and Water Services departments in an amount not to exceed \$45,000 over the life of the contract. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

Laboratory testing is required during repair and renovation of City-owned facilities, where asbestos, lead, and/or mold may be present. Certified City employees collect samples that are sent to a lab for testing before demolition begins.

Procurement Information

Request for Quotations (RFQ) 18-FMD-003 was conducted in accordance with Administrative Regulation 3.10. One offer was received by the City on May 26, 2017. The offer was evaluated based on responsiveness to all specifications, terms and conditions, and responsibility to provide the required services. The offer submitted by Fiberquant Analytical Services is deemed fair and reasonable based on the market.

Contract Term

The initial contract term will begin on or about Sept. 1, 2017, and end on Aug. 31, 2018. Provisions of the contract include an option to extend the term up to two years, in increments of up to one year, which may be exercised by the City Manager or his designee.

Financial Impact

The aggregate contract value will not exceed \$45,000, with an estimated annual expenditure of \$15,000. Funds are available in the Public Works, Parks and Recreation, Housing, Human Resources, and Water Services departments budgets.

Responsible Department

This item is submitted by Assistant City Manager Milton Dohoney, Jr., Deputy City Managers Karen Peters and Deanna Jonovich, and the Public Works, Parks and Recreation, Housing, Human Resources, and Water Services departments.



Specialty Industrial Solid Tire Assemblies Contract Recommendation (Ordinance S-43875)

Request to authorize the City Manager, or his designee, to enter into a contract with TY Cushion Tire, LLC, for specialty industrial solid tire assemblies on an as-needed basis in an amount not to exceed \$270,000 over the life of the contract. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

Specialty industrial solid tire assemblies are used on the City's large front-end loaders at the North Gateway and 27th Avenue Transfer Stations. The large front-end loaders continually drive over and through collected waste, including construction materials and debris, that is potentially damaging to equipment and tires. Specialty industrial solid waste tire assemblies are necessary to withstand these conditions.

Procurement Information

In accordance with Administrative Regulation 3.10, normal competition was waived as the result of a Determination Memo citing that there is an unusual nature of the goods that require a specific vendor for safety, consistency and training.

Contract Term

The initial term of the contract is one year beginning on or about Oct. 1, 2017. A provision of the contract includes an option to extend the term up to four years, in increments of up to one year, which may be exercised by the City Manager or his designee.

Financial Impact

The aggregate value of the contract will not exceed \$270,000, with an estimated annual expenditure of \$54,000. Funds are available in the Public Works Department's budget.

Location

The North Gateway Transfer Station is located at 30205 N. Black Canyon Hwy and the 27th Avenue Transfer Station is located at 3060 S. 27th Ave.

Council Districts: 2 and 7

Responsible Department

This item is submitted by Deputy City Manager Karen Peters and the Public Works Department.



Steel Tank Rehabilitation Program Construction Administration and Inspection Services, Contract Amendments (Ordinance S-43877)

Request the City Manager, or his designee, to execute amendments to Contract 143523 with HDR Engineering, Inc., for additional construction administration and inspection services for the Steel Tank Rehabilitation Program Group I and J projects. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

There are 43 steel tanks located across 35 different sites serving as potable water storage/pressure surge protection facilities within the City's water production and distribution system. A program has been established to assess and rehabilitate these steel tanks to prevent deterioration over time based on their coating, structural, and site conditions.

HDR Engineering, Inc., will provide construction administration and inspection services for Group I at North Mountain (3A-ES2); Lower Mineral (2S-ES1); and Well 290 (7A-GS1); and for Group J at Tramanto (7B-ES1) and Well 235 West (3C-GS1-2). Services will include, but are not limited to: reviewing shop drawings, issuing interpretations and clarifications, certifying contractor progress payments, conducting inspections, and preparing reports for each tank rehabilitated.

Procurement Information

HDR Engineering, Inc., was selected for this project through a qualifications-based selection process according to Title 34 of the Arizona Revised Statutes. The City and HDR Engineering, Inc., entered into Contract 143523 on Oct. 5, 2016.

Contract Term

The term of this contract will be extended to coincide with the duration of construction for Projects I and J, which is expected to be completed within two years. Contract work scope identified and incorporated into the contract prior to the end of the contract may be agreed to by the parties, and work may extend past the termination for work in progress. No additional contract work scope changes may be executed after the end of the contract term.

Financial Impact

HDR Engineering, Inc.'s fee for the additional Group I and J services will not exceed \$705,787, including all subconsultant and reimbursable costs. Group I and J services are funded at not to exceed amounts of \$355,787 in FY2018 and \$350,000 in FY2019, respectively. Funding for these services is available in the Water Services Department's Capital Improvement Program budget. Contract payments may be made up to contract limits for all rendered contract services, which may extend past the contract end date.

Previous Council Action

City Council approved Contract 143523 on Aug. 31, 2016.

Location

The five water storage tanks are located in the areas of Peoria Ave. and 7th St. (3A-ES2); 7th St. and Dobbins Rd. (2S-ES1); Jomax Rd. and 40th St. (7A-GS1); 19th Ave. and Carefree Hwy. (7B-ES1), and Invergordon Rd. and Doubletree Ranch Rd. (3C-GS1-2).

Council Districts: 2, 3, and 8

Responsible Department

This item is submitted by Deputy City Managers Karen Peters and Mario Paniagua, the Water Services Department, and the City Engineer.



Intergovernmental Agreement with Maricopa County Department of Transportation to Perform Pavement Overlay Project (Ordinance S-43888)

Request to authorize the City Manager, or his designee, to enter into an Intergovernmental Agreement (IGA) with the Maricopa County Department of Transportation (MCDOT) to perform a pavement overlay project on the portion of 27th Avenue within City of Phoenix (City) limits. Further request authorization for the City Controller to disburse all funds associated with this agreement.

Summary

MCDOT is initiating its annual pavement preservation program in the northeast part of Maricopa County by milling and overlaying the roadway with a 1.5 inch rubber asphalt concrete friction course for the full width of the roadway. The County's pavement preservation improvements include portions of 27th Avenue that are located in the City.

The City and MCDOT have partnered together in the past to perform maintenance on streets which cross jurisdictions. By contributing to this project, the City and MCDOT will have a complete project without the City incurring extra mobilization costs to tie into the project separately.

MCDOT agrees to act as the lead agency for the entire pavement preservation project, including securing, executing and awarding contract services for the project. The City agrees to provide a no-cost permit to MCDOT, which will allow them to work within the City's jurisdictional boundaries as necessary to complete the project and to remit payment to MCDOT within 30 days of receipt of a proper invoice for the City's cost of improvements. The cost estimate provided by the MCDOT is comparable to the cost of the City's contractors.

Financial Impact

The City's share of the project is not to exceed \$133,138.00. Arizona Highway User Revenue (AHUR) funds will be used from the City's Pavement Maintenance program.

Location

The segments of 27th Avenue from 1,214 feet north of Cloud Road to 1,687 feet north of Cloud Road; from 897 feet north of Delores Road to 468 feet north of Carlise Road;

and from 468 feet north of Carlise Road to Joy Ranch Road.
Council District: 2

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Street Transportation Department.



Authorization to Apply for and Accept Federal Funding for Transportation Projects in Federal Fiscal Years 2018, 2020, 2021, 2022 (Ordinance S-43892)

Request authorization for the City Manager, or his designee, to apply for, accept, and if awarded, enter into agreements for federal transportation funding through grant applications to the Maricopa Association of Governments (MAG) and Arizona Department of Transportation (ADOT). The funding supports Bicycle and Pedestrian, Safety, PM-10 Street Sweepers, and PM-10 Paving of Unpaved Road and Alley projects. Further request authorization for the City Treasurer to accept and the City Controller to disburse all funds for purposes of this ordinance.

Summary

In 2003, MAG Long-Range Regional Transportation Plan was adopted and set policy to use federal funds to support a multi-modal transportation system. Additionally, in FY2015-2017, ADOT modified the Highway Safety Improvement Program (HSIP) and its programming efforts. It is estimated that there will be \$38.55 million of federal Congestion Mitigation Air Quality (CMAQ) and federal Transportation Alternatives Program (TAP) funding available through MAG for federal fiscal years (FFY) 2018, 2021, and 2022. There are no funding opportunities or call for projects from MAG or ADOT for FY2019. Statewide, ADOT has \$13 million of HSIP funding available in FFY2020. Information related to the five federal funding programs is included in Attachment A, Table 1.

The Street Transportation Department generally submits a minimum of one project for each category during the call for projects. However, City staff has identified a total of 14 potential projects (Attachment A, Table 2) for submission within these five federal funding programs. If all 14 projects were submitted and received subsequent approval, they would require approximately \$20.18 million in federal funding. Through a regional competitive review and scoring process at MAG, only the projects with the highest ranking will be selected. For HSIP funding, the projects are first evaluated at the regional level, and then compete for funding at a statewide level.

Between now and the application due dates, staff will continue to refine the scope, length, and cost estimates of each project.

Financial Impact

The current regional process for federal transportation funding allows the awarded dollars to be used for the construction phase only. The maximum federal participation rate is 94.3 percent of the total construction cost, while local agencies are required to provide 5.7 percent of local funding for construction. Obtaining federal dollars allows the City of Phoenix to leverage local dollars to support a multi-modal system while improving air quality and providing safe routes to school.

If all 12 project applications are successfully awarded federal funds for construction, the City of Phoenix will need to commit \$6 million to \$7 million in local funds for construction due to the scale of the proposed projects. For the two proposed canal projects, the City would propose to use the Salt River Project (SRP) aesthetic program funds, which could reduce the City's cost share by \$2 million to \$5 million. Three of the four proposed bicycle/pedestrian projects are part of the City's Bicycle Master Plan, which is programmed with \$2 million annually for implementation. There is an additional \$5 million of local funds (estimated) for the design, engineering, and right of way expenses to develop these projects. The local matching funds are available in the Street Transportation Capital Improvement Program budget.

Concurrence/Previous Council Action

The Transportation & Infrastructure Subcommittee unanimously recommended City Council approval of the item on June 13, 2017.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Street Transportation Department.

Attachment A

Table 1 - Application Information								
Agency	Date - Application is Available	Application Due Date	Category	Type of Funds	Type of Work	Federal Fiscal Year	Federal Funds Available (\$ in millions)	CoP Total Requests
MAG	5/25/2017	9/25/2017	Safe Routes to School Projects	FHWA - CMAQ or TAP	Procurement/ Pre-Design	2021, 2022	\$ 0.80	\$ 0.30
MAG	8/7/2017	9/25/2017	PM-10 Certified Street Sweepers	FHWA - CMAQ	Procurement	2018	\$ 1.75	\$ 0.50
ADOT	2/1/2017	Pre-lim - Aug. 2017, Final October 2017	Safety Project	FHWA - HSIP	Construction/ Installation	2020	\$ 13.00	\$ 5.85
MAG	8/7/2017	9/25/2017	Bicycle/Pedestrian & Safe Routes to School Projects	FHWA - CMAQ or TAP	Construction/ Installation	2021, 2022	\$ 26.00	\$ 10.25
MAG	8/7/2017	9/25/2017	PM-10 Pave Unpaved Roads	FHWA - CMAQ	Construction	2021, 2022	\$ 10.00	\$ 2.80
Total							\$ 51.55	\$ 19.70

Attachment A

Table 2 - DRAFT Proposed Projects (August 15, 2017)

Category	Project Location	Scope	Federal Fund Request
Safe Routes to School Projects	Up to 4 schools/school districts	Support Activity Project or Safe Routes to School Framework Study	\$ 200,000
	Up to 4 schools/school districts	Support Activity Project or Safe Routes to School Framework Study	\$ 200,000
PM-10 Certified Street Sweepers	Citywide	Replace Existing PM-10 Certified Street Sweepers	\$ 250,000
	Citywide	Replace Existing PM-10 Certified Street Sweepers	\$ 250,000
	Citywide	Purchase Expansion PM-10 Certified Street Sweepers	\$ 250,000
Bicycle/Pedestrian	24th Street: Van Buren to UP RR Tracks and I-10 to Broadway	Complete bicycle/pedestrian improvements to connect to middle section	\$ 1,250,000
	Western Canal: Central Avenue to 24th Street (Phase I)	Complete shared use path, pedestrian amenities, and improve crossings	\$ 3,500,000
	Western Canal: 24th Street to 48th Street (Phase II)	Complete shared use path, pedestrian amenities, and improve crossings	\$ 3,500,000
	Thomas Road: 59th Avenue to the I-17	Make pedestrian and bicycle improvements on connecting streets to Thomas Road BRT.	\$ 2,000,000
PM-10 Pave Unpaved Roads	Pave Dirt Alleys Program	Pave between 25-30 miles of unpaved alleys	\$ 2,800,000
Safety Project	Indian School at 67th, 59th, and 51st Avenues	Upgrade Traffic Signals	\$ 1,250,000
	43rd Avenue at Bethany Home, Glendale, and Northern	Upgrade Traffic Signals	\$ 1,250,000
	Vineyard Road & 51st Avenue, Peoria & 43rd Avenue, Greenway Road & 40th Street, Bell Road & 7th Avenue, Greenway Parkway & 16th Street, and Greenway Road & 29th Street	Upgrade Traffic Signals, and add Left Turn Arrows	\$ 2,100,000
	Thomas Road at 79th, 75th, and 71st	Upgrade Traffic Signals	\$ 1,250,000
Total Projected Requests			\$ 20,180,000

**Water Meter Procurement (Ordinance S-43872)**

Request to authorize the City Manager, or his designee, to enter into contracts with National Meter & Automation, Mountain States Pipe and Supply Co., and Master Meter, Inc., for purchase of water meters for the Water Services Department. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

The City is seeking a multi-year contract for purchase of mechanical and non-mechanical (digital) water meters and associated components. This purchase will provide a long-term inventory of critical parts. Water meters and associated components are required as part of the City's infrastructure to measure, track, and bill customers for their water use on a monthly basis.

Procurement Information

Solicitation 84-17-020-RFP-8423 was conducted in accordance with City of Phoenix Administrative Regulation 3.10. Three offers were received from National Meter & Automation, Mountain States Pipe and Supply Co., and Master Meter, Inc. All offers were determined responsive. The offers were scored by a four-member evaluation committee based on the quality and acceptability of the parts offered, product warranty, and proposed prices. The final prices are based on each Offeror's aggregate value over the five-year performance period. The Offerors and their final scores are as follows:

Offeror	Score	Price
National Meter & Automation	898	\$19,616,014
Mountain States Pipe and Supply Co.	718	\$1,344,475
Master Meter, Inc.	695	\$516,504

The Water Services Department recommends that the offers from these three contractors be accepted as responsive and responsible, determined to be fair and reasonable, and the most advantageous to the City.

Contract Term

The contract term shall be for three years, with two one-year options to be exercised at

the City's discretion. The term shall begin on or about Sept. 1, 2017, with an end date of Aug. 31, 2022.

Financial Impact

The aggregate value of the three contracts will not exceed \$21,476,993 (including applicable taxes). Funds are available in the Water Services Department's operating budget.

Responsible Department

This item is submitted by Deputy City Manager Karen Peters and the Water Services Department.



Water Use it Wisely Education Program (Ordinance S-43878)

Request to authorize the City Manager, or his designee, to enter into a new Intergovernmental Agreement (IGA) with the City of Mesa to continue City of Phoenix participation in the "Water - Use it Wisely" campaign, a regional water conservation and water efficiency messaging effort. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

The "Water - Use it Wisely" campaign was developed in 1999 as part of a regional partnership with the cities of Mesa, Scottsdale, and Phoenix, and the Arizona Department of Water Resources to teach customers about water conservation and efficiency. Over the years the success of the campaign has greatly expanded and participants now include the following in addition to the original founders: Avondale, Arizona Municipal Water Users Association, Buckeye, Central Arizona Project, Chandler, EPCOR Water, Flagstaff, Fountain Hills, Glendale, Global Water, Peoria, Queen Creek, Salt River Project, Surprise, and Tempe. The City of Mesa maintains the rights to authorize use of the campaign within Arizona.

The "Water - Use it Wisely" campaign benefits the City of Phoenix by providing consistent messaging about efficient outdoor water use and preparation for future drought/shortage for Phoenix customers. The campaign uses television and radio spots, a web site, and social media to provide residents with information on how to be more efficient with water use.

Contract Term

The initial term of the Agreement shall expire on June 30, 2022. Provisions of the contract may include an option to extend the term up to five years, which may be exercised by the City Manager or designee.

Financial Impact

The amount of the IGA will not exceed \$1,425,000 (including applicable taxes) with estimated annual expenditures of \$142,500. Funding is included in the Water Services Department operating budget.

Responsible Department

This item is submitted by Deputy City Manager Karen Peters and the Water Services Department.



Groundwater Modeling - Requirements Contract (Ordinance S-43879)

Request to authorize the City Manager, or his designee, to extend both options on Contract 143589 with Clear Creek Associates, PLC, from Sept. 15, 2017, to Sept. 14, 2019, in the amount of \$100,000. Further request authorization for the City Controller to disburse all funds related to this item.

Summary

The City's contract with Clear Creek Associates, PLC, provides data for groundwater models, which are used to simulate and predict aquifer conditions. This data will allow the Water Services Department to continue to revise current groundwater models for drought scenarios and to update how Phoenix will manage groundwater resources in the future.

Financial Impact

The updated contract will include two years of estimated annual expenditures of \$50,000 for a total of \$100,000 in new expenditures and a revised aggregate value of \$150,000 (including applicable taxes). Funds are available in the Water Services Department's operating budget.

Concurrence/Previous Council Action

This contract is a result of procurement 84-16-046-RFA-8416 awarded by Formal Council Action on Aug. 31, 2016, with an original aggregate value of \$50,000.

Responsible Department

This item is submitted by Deputy City Manager Karen Peters and the Water Services Department.



Contract for Mosquito Monitoring and Mitigation Services (Ordinance S-43894) and Repeal of Ordinance S-43787

Request to authorize the City Manager, or his designee, to ratify a contract entered with Aquatic Consulting and Testing, Inc. Further request to authorize the City Controller to disburse all funds related to this item and to repeal Ordinance S-43787.

Summary

Aquatic Consulting and Testing, Inc., provides mosquito control measures at the Tres Rios Wetlands. The wetlands, riparian corridors, and wildlife habitat operate in a permit-compliant manner that requires ongoing mosquito control. This month-to-month contract with Aquatic Consulting and Testing provides for all pesticide applications, which are coordinated with the observed activities of adult mosquitoes and larvae. This contract was entered into on Aug. 4, 2017, during Council break, to prevent a service disruption at the most critical time of the year and to allow the City to maintain compliance with public health agencies.

Contract Term

The contract term is month-to-month for up to six months, effective Aug. 4, 2017, as the City prepares a new scope of work and solicitation for a multi-year contract. On July 6, 2017, by Ordinance S-43787 the Water Services Department received City Council approval to extend the previous contract beyond its initial five-year performance period for one year. This new month-to-month contract replaces the prior one year extension, and therefore, repeal of Ordinance S-43787 is requested.

Financial Impact

The total contract amount for the month-to-month contract will not exceed \$75,000. Funds are available in the Water Services Department's operating budget

Location

91st Avenue Wastewater Treatment Plant.
Council District: 7

Responsible Department

This item is submitted by Deputy City Manager Karen Peters and the Water Services Department.



Final Plat - Navarro Groves - 170047 - Northwest Corner of 32nd Street and Highline Canal

Plat: 170047
Project: 15-2989
Name of Plat: Navarro Groves
Owner(s): Maracay 91, LLC
Engineer(s): Hubbard Engineering
Request: A 54 Lot Residential Subdivision Plat
Reviewed by Staff: Aug. 10, 2017

Summary

Staff requests that the above plat be approved by the City Council and certified by the City Clerk. Recording of the plat dedicates the streets and easements as shown to the public.

Location

Generally located at the northwest corner of 32nd Street and Highline Canal.
Council District: 8

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.



Final Plat - Christopher Todd Collection At Country Place - 170021 - West of 99th Avenue and North of Lower Buckeye Road

Plat: 170021

Project: 16-1491

Name of Plat: Christopher Todd Collection At Country Place

Owner(s): Christopher Todd Country Place, LLC

Engineer(s): Amec Foster Wheeler Environment & Infrastructure, Inc.

Request: A 1 Lot Commercial Subdivision Plat

Reviewed by Staff: Aug. 10, 2017

Summary

Staff requests that the above plat be approved by the City Council and certified by the City Clerk. Recording of the plat dedicates the streets and easements as shown to the public.

Location

Generally located west of 99th Avenue and north of Lower Buckeye Road.

Council District: 7

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.



**Abandonment of Right-of-Way - V160016A - 59th Avenue and Baseline Road
(Resolution 21568)**

Abandonment: V160016A

Project: 06-2778

Applicant: Brad Anderson of Kitchell Development Company

Request: To abandon the former 59th Avenue right-of-way south of Baseline Road to the new alignment of south 59th Avenue, beginning with the west 33 feet adjacent to the parcel addressed 5959 W. Baseline Road, APN 300-02-017N, and the east 33 feet adjacent to the parcel addressed 5875 W. Baseline Road, APN 300-02-001P.

Date of Hearing: May 25, 2016

Location

59th Avenue and Baseline Road

Council District: 7

Financial Impact

Pursuant to Phoenix City Code Art. 5, Sec. 31-64 (e) as the City acknowledges the public benefit received by the generation of additional revenue from the private tax rolls and by the elimination of third-party general liability claims against the city, maintenance expenses, and undesirable traffic patterns, also replatting of the area with alternate roadways and new development as sufficient and appropriate consideration in this matter. Also, due to the prior dedication of the new 59th Avenue right-of-way by the owner of this project, we will not require a consideration fee for the abandonment of the old 59th Avenue alignment.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.



Amend City Code - Ordinance Adoption - Rezoning Application Z-SP-5-17-4 - Approximately 90 Feet North of the Northeast Corner of 16th Street and Flower Street (Ordinance G-6352)

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-SP-5-17-4 and rezone the site.

Summary

Current Zoning: C-2

Proposed Zoning: C-2 SP

Acreage: 2.23 acres

Proposed Use: Self-storage and all underlying C-2 uses

Owner: Vargas Investment Properties, Inc.

Applicant: William F. Allison / Withey Morris, PLC

Owner Representative: William F. Allison / Withey Morris, PLC

Location

Approximately 90 feet north of the northeast corner of 16th Street and Flower Street

Council District: 4

Parcel Addresses: 3317 N. 16th St.; 3319 N. 16th St.; 3325 N. 16th St.; 1608 E. Flower St.; and 1624 E. Flower St.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-SP-5-17-4) FROM C-2 (INTERMEDIATE COMMERCIAL) TO C-2 SP (INTERMEDIATE COMMERCIAL, SPECIAL PERMIT)

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 2.23-acre property located approximately 90 feet north of the northeast corner of 16th Street and Flower Street in a portion of Section 27, Township 2 North, Range 3 East, as described more specifically in Exhibit "A", is hereby changed from "C-2" (Intermediate Commercial) to "C-2 SP" (Intermediate Commercial, Special Permit).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. Due to the site's specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations,

violation of which shall be treated in the same manner as a violation of the City of Phoenix Zoning Ordinance:

1. The development shall be in general conformance to the site plan and elevations, dated May 1, 2017, as approved by the Planning and Development Department, with specific regard to:
 - a) The access point to Flower Street shall be for egress only.
 - b) The building materials shall be used in the same general proportion as shown on the elevations.
 - c) The maximum building height shall be 30 feet with a maximum of three stories.
2. Required trees in the 16th Street and Flower Street landscape setbacks shall be placed adjacent to the sidewalk in order to provide shade for pedestrians, as approved by the Planning and Development Department.
3. The developer shall construct all streets within and adjacent to the development with paving, curb, gutter, sidewalk, curb ramps, streetlights, median islands, landscaping and other incidentals as per plans approved by the Planning and Development Department. All improvements shall comply with all ADA accessibility standards.
4. In the event archaeological materials are encountered during construction, the developer shall immediately cease all ground-disturbing activities within a 33-foot radius of the discovery, notify the City Archaeologist, and allow time for the Archaeology Office to properly assess the materials.
5. The property owner shall record a Notice to Prospective Purchasers of Proximity to Airport in order to disclose the existence, and operational characteristics of Phoenix Sky Harbor International Airport (PHX) to future owners or tenants of the property. The form and content of such documents shall be according to the templates and instructions provided which have been viewed and approved by the City Attorney.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September, 2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

A – Legal Description (2 Pages)

B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-SP-5-17-4

A PORTION OF 16TH STREET, FLOWER STREET AND LOTS 3, 4, 5, 6 AND 7, AS SHOWN ON THE FINAL PLAT OF HOME ACRES, RECORDED IN BOOK 15, PAGE 40, MARICOPA COUNTY RECORDS, LYING WITHIN THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 2 NORTH, RANGE 3 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 27, A BRASS CAP IN HANDHOLE, FROM WHICH THE NORTHEAST CORNER OF SAID HOME ACRES, A CITY OF PHOENIX BRASS CAP FLUSH, BEARS SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 1185.73 FEET;

THENCE ALONG THE WEST LINE OF SAID SECTION, SOUTH 00 DEGREES 15 MINUTES 40 SECONDS WEST, A DISTANCE OF 220.49 FEET, TO THE WESTERLY PROLONGATION OF THE NORTHERLY LINE OF SAID LOT 3 AND THE POINT OF BEGINNING;

THENCE LEAVING SAID WEST LINE, ALONG SAID WESTERLY PROLONGATION AND NORTHERLY LINE OF SAID LOT 3, NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 273.09 FEET, TO THE WESTERLY LINE OF SAID LOT 6;

THENCE LEAVING SAID NORTHERLY LINE, ALONG SAID WESTERLY LINE, NORTH 00 DEGREES 15 MINUTES 58 SECONDS EAST, A DISTANCE OF 0.56 FEET, TO THE NORTH LINE OF THE SOUTH 45 FEET OF SAID LOT 6;

THENCE LEAVING SAID WESTERLY LINE, ALONG SAID NORTH LINE, NORTH 89 DEGREES 59 MINUTES 58 SECONDS EAST, A DISTANCE OF 98.04 FEET, TO THE EASTERLY LINE OF SAID LOT 6;

THENCE LEAVING SAID NORTH LINE, ALONG THE EASTERLY LINES AND SOUTHERLY PROLONGATION OF SAID LOTS 6 AND 7, SOUTH 00 DEGREES 16 MINUTES 02 SECONDS WEST, A DISTANCE OF 306.57 FEET, TO THE CENTERLINE OF FLOWER STREET;

THENCE LEAVING SAID PROLONGATION LINE, ALONG SAID CENTER LINE, SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 188.03 FEET, TO THE SOUTHERLY PROLONGATION OF THE WEST LINE OF THE EAST 90 FEET OF SAID LOT 5;

THENCE LEAVING SAID CENTER LINE, ALONG SAID SOUTHERLY PROLONGATION AND WEST LINE, NORTH 00 DEGREES 15 MINUTES 58 SECONDS EAST, A DISTANCE OF 91.33 FEET, TO THE NORTH LINE OF THE SOUTH 61.33 FEET OF SAID LOT 5;

THENCE LEAVING SAID WEST LINE, ALONG SAID NORTH LINE AND ITS WESTERLY PROLONGATION THEREOF, SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 183.08 FEET, TO THE WEST LINE OF SAID SECTION;

THENCE LEAVING SAID WESTERLY PROLONGATION LINE, ALONG SAID WEST LINE, NORTH 00 DEGREES 15 MINUTES 40 SECONDS EAST, A DISTANCE OF 214.67 FEET, TO THE POINT OF BEGINNING.

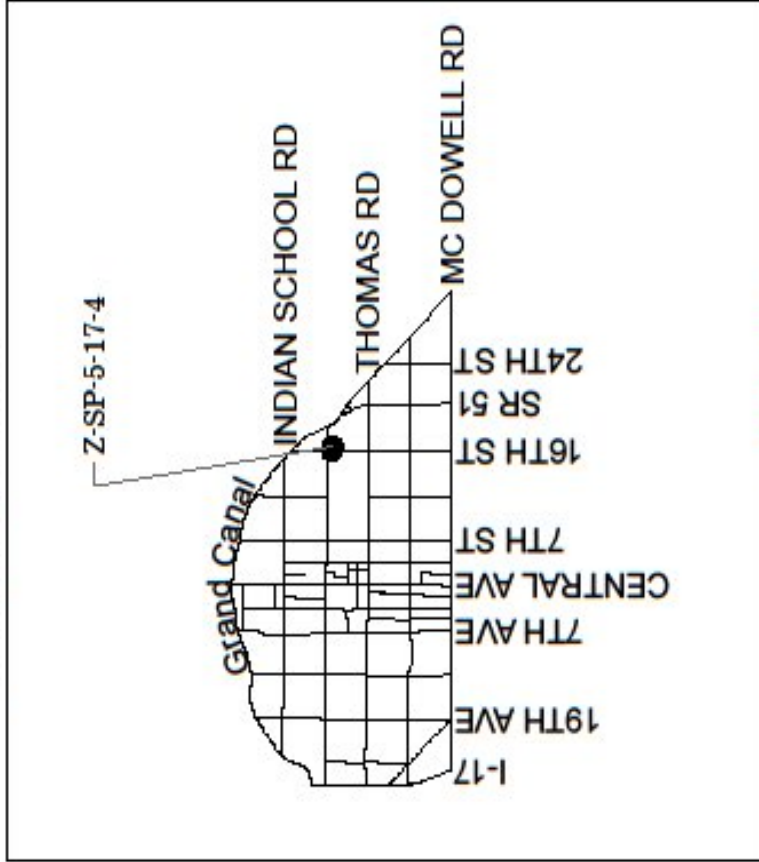
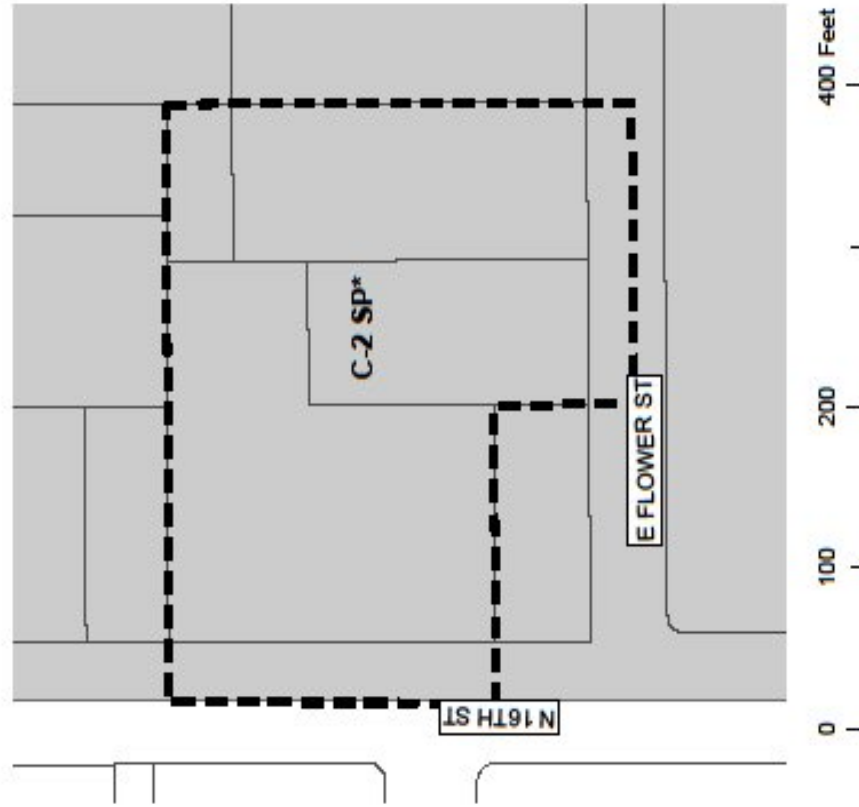
CONTAINING 96,896.0 SQUARE FEET OR 2.224 ACRES MORE OR LESS.
SUBJECT TO EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD.

DRAFT

ORDINANCE LOCATION MAP

Zoning Case Number: Z-SP-5-17-4
 Zoning Overlay: Squaw Peak Parkway Specific Plan
 Planning Village: Encanto

ZONING SUBJECT TO STIPULATIONS: *
 SUBJECT AREA: ■■■■■



NOT TO SCALE



Drawn Date: 7/19/2017



Amend City Code - Ordinance Adoption - Rezoning Application Z-33-17-4 - Approximately 90 Feet North of the Northeast Corner of 16th Street and Flower Street (Ordinance G-6353)

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-33-17-4 and rezone the site.

Summary

Current Zoning: C-2 (Pending C-2 SP)

Proposed Zoning: C-2 SP HGT/WVR

Acreage: 2.23 acres

Proposed Use: Self-storage and all underlying C-2 uses with a height waiver for three stories up to 30 feet

Owner: Vargas Investment Properties, Inc.

Applicant: William F. Allison / Withey Morris, PLC

Owner: William F. Allison / Withey Morris, PLC

Location

Approximately 90 feet north of the northeast corner of 16th Street and Flower Street
Council District: 4

Parcel Addresses: 3317 N. 16th St.; 3319 N. 16th St.; 3325 N. 16th St.; 1608 E. Flower St.; and 1624 E. Flower St.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-33-17-4) FROM C-2 (PENDING C-2 SP) (INTERMEDIATE COMMERCIAL, PENDING SPECIAL PERMIT) TO C-2 SP HGT/WVR (INTERMEDIATE COMMERCIAL, SPECIAL PERMIT, HEIGHT WAIVER)

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 2.23-acre property located approximately 90 feet north of the northeast corner of 16th Street and Flower Street in a portion of Section 27, Township 2 North, Range 3 East, as described more specifically in Exhibit "A", is hereby changed from "C-2 (Pending C-2 SP)" (Intermediate Commercial, Pending Special Permit) to "C-2 SP HGT/WVR" (Intermediate Commercial, Special Permit, Height Waiver).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. Due to the site's specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations, violation of which shall be treated in the same manner as a violation of the City of Phoenix Zoning Ordinance:

1. The development shall be in general conformance to the site plan and elevations, dated May 1, 2017, as approved by the Planning and Development Department, with specific regard to:
 - a) The access point to Flower Street shall be for egress only.
 - b) The building materials shall be used in the same general proportion as shown on the elevations.
 - c) The maximum building height shall be 30 feet with a maximum of three stories.
2. Required trees in the 16th Street and Flower Street landscape setbacks shall be placed adjacent to the sidewalk in order to provide shade for pedestrians, as approved by the Planning and Development Department.
3. The developer shall construct all streets within and adjacent to the development with paving, curb, gutter, sidewalk, curb ramps, streetlights, median islands, landscaping and other incidentals as per plans approved by the Planning and Development Department. All improvements shall comply with all ADA accessibility standards.
4. In the event archaeological materials are encountered during construction, the developer shall immediately cease all ground-disturbing activities within a 33-foot radius of the discovery, notify the City Archaeologist, and allow time for the Archaeology Office to properly assess the materials.
5. The property owner shall record a Notice to Prospective Purchasers of Proximity to Airport in order to disclose the existence, and operational characteristics of Phoenix Sky Harbor International Airport (PHX) to future owners or tenants of the property. The form and content of such documents shall be according to the templates and instructions provided which have been viewed and approved by the City Attorney.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September,
2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

A – Legal Description (2 Pages)

B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-33-17-4

A PORTION OF 16TH STREET, FLOWER STREET AND LOTS 3, 4, 5, 6 AND 7, AS SHOWN ON THE FINAL PLAT OF HOME ACRES, RECORDED IN BOOK 15, PAGE 40, MARICOPA COUNTY RECORDS, LYING WITHIN THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 2 NORTH, RANGE 3 EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 27, A BRASS CAP IN HANDHOLE, FROM WHICH THE NORTHEAST CORNER OF SAID HOME ACRES, A CITY OF PHOENIX BRASS CAP FLUSH, BEARS SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 1185.73 FEET;

THENCE ALONG THE WEST LINE OF SAID SECTION, SOUTH 00 DEGREES 15 MINUTES 40 SECONDS WEST, A DISTANCE OF 220.49 FEET, TO THE WESTERLY PROLONGATION OF THE NORTHERLY LINE OF SAID LOT 3 AND THE POINT OF BEGINNING;

THENCE LEAVING SAID WEST LINE, ALONG SAID WESTERLY PROLONGATION AND NORTHERLY LINE OF SAID LOT 3, NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 273.09 FEET, TO THE WESTERLY LINE OF SAID LOT 6;

THENCE LEAVING SAID NORTHERLY LINE, ALONG SAID WESTERLY LINE, NORTH 00 DEGREES 15 MINUTES 58 SECONDS EAST, A DISTANCE OF 0.56 FEET, TO THE NORTH LINE OF THE SOUTH 45 FEET OF SAID LOT 6;

THENCE LEAVING SAID WESTERLY LINE, ALONG SAID NORTH LINE, NORTH 89 DEGREES 59 MINUTES 58 SECONDS EAST, A DISTANCE OF 98.04 FEET, TO THE EASTERLY LINE OF SAID LOT 6;

THENCE LEAVING SAID NORTH LINE, ALONG THE EASTERLY LINES AND SOUTHERLY PROLONGATION OF SAID LOTS 6 AND 7, SOUTH 00 DEGREES 16 MINUTES 02 SECONDS WEST, A DISTANCE OF 306.57 FEET, TO THE CENTERLINE OF FLOWER STREET;

THENCE LEAVING SAID PROLONGATION LINE, ALONG SAID CENTER LINE, SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 188.03 FEET, TO THE SOUTHERLY PROLONGATION OF THE WEST LINE OF THE EAST 90 FEET OF SAID LOT 5;

THENCE LEAVING SAID CENTER LINE, ALONG SAID SOUTHERLY PROLONGATION AND WEST LINE, NORTH 00 DEGREES 15 MINUTES 58 SECONDS EAST, A DISTANCE OF 91.33 FEET, TO THE NORTH LINE OF THE SOUTH 61.33 FEET OF SAID LOT 5;

THENCE LEAVING SAID WEST LINE, ALONG SAID NORTH LINE AND ITS WESTERLY PROLONGATION THEREOF, SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 183.08 FEET, TO THE WEST LINE OF SAID SECTION;

THENCE LEAVING SAID WESTERLY PROLONGATION LINE, ALONG SAID WEST LINE, NORTH 00 DEGREES 15 MINUTES 40 SECONDS EAST, A DISTANCE OF 214.67 FEET, TO THE POINT OF BEGINNING.

CONTAINING 96,896.0 SQUARE FEET OR 2.224 ACRES MORE OR LESS.
SUBJECT TO EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD.

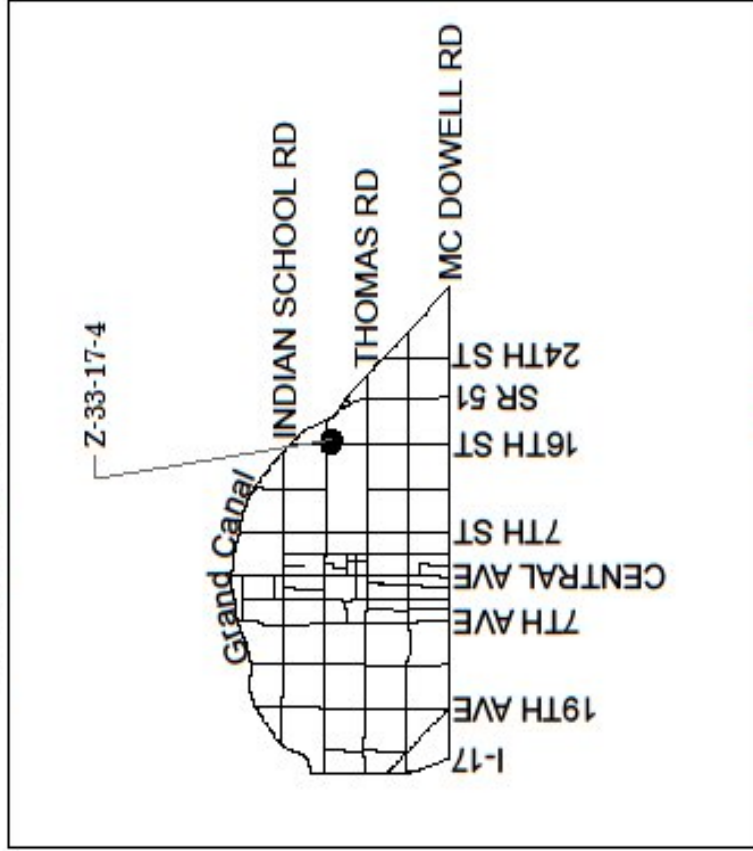
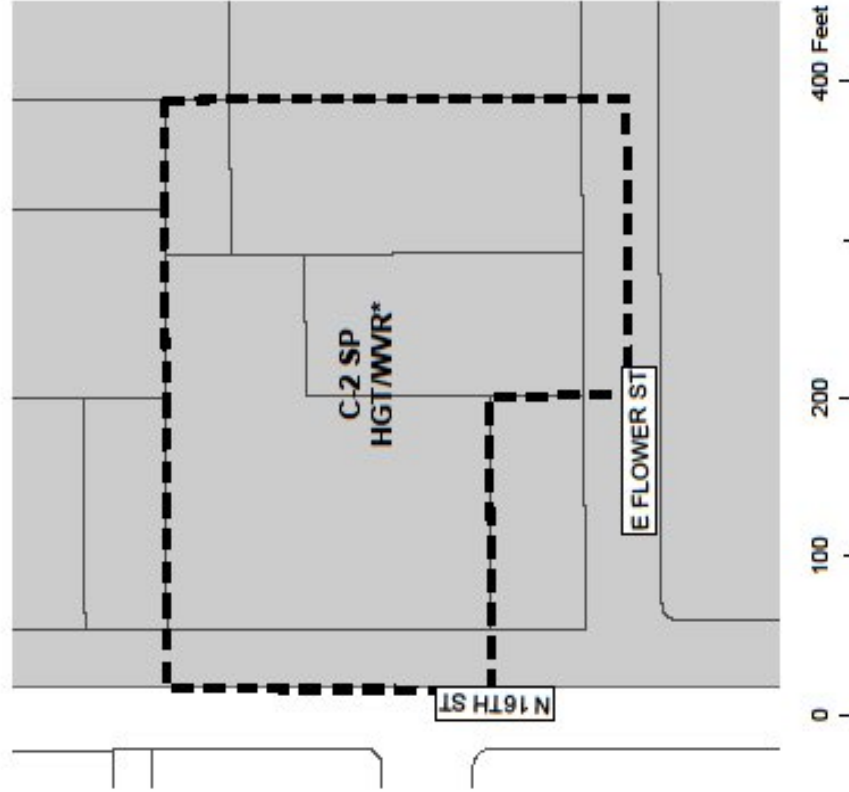
DRAFT

ORDINANCE LOCATION MAP

ATTACHMENT B

Zoning Case Number: Z-33-17-4
 Zoning Overlay: Squaw Peak Parkway Specific Plan
 Planning Village: Encanto

ZONING SUBJECT TO STIPULATIONS: *
 SUBJECT AREA: ■■■■■■



NOT TO SCALE



Drawn Date: 7/19/2017

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Amend City Code - Ordinance Adoption - Rezoning Application Z-28-J-83-6 - Southeast Corner of 44th Street and Knox Road (Ordinance G-6359)

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-28-J-83-6 and rezone the site.

Summary

Current Zoning: R-4A PCD

Proposed Zoning: R-5 PCD

Acreage: 0.60

Proposed Use: Major Amendment to the Silver Creek Center PCD to allow an office for professional use

Owner: Craig R & Diana P Tanner

Applicant: Sean B. Lake, Pew & Lake, PLC

Representative: Valerie Claussen, Pew & Lake, PLC

Location

Southeast corner of 44th Street and Knox Road

Council District: 6

Parcel Address: 4411 E. Knox Road

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-28-J-83-6) FROM R-4A PCD (MULTIFAMILY RESIDENCE DISTRICT, PLANNED COMMUNITY DISTRICT) TO R-5 PCD (MULTIFAMILY RESIDENCE DISTRICT, PLANNED COMMUNITY DISTRICT).

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 0.60-acre property located at the southeast corner of 44th Street and Knox Road in a portion of Section 19, Township 1 South, Range 4 East, as described more specifically in Exhibit "A", is hereby changed from "R-4A PCD" (Multifamily Residence District, Planned Community District) to "R-5 PCD" (Multifamily Residence District, Planned Community District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the

decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September, 2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-28-J-83-6

A portion of the Southeast quarter of Section 19, Township 1 South, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, described as follows:

COMMENCING at the center of said Section 19;

Thence North 89 degrees 37 minutes 42 seconds East, along the North line of that certain strip of land 40.00 feet in width conveyed to the City of Phoenix in Recording No. 84-263473, M.C.R., a distance of 50.42;

Thence South 00 degrees 22 minutes 18 seconds East, a distance of 40.00 feet to a point on the South line of said strip, said point being the POINT OF BEGINNING;

Thence North 89 degrees 37 minutes 42 seconds East, along said South line, a distance of 53.90 feet to the beginning of a tangent curve concave Southerly which has a radius of 1160.00 feet;

Thence Easterly along said curve and said South line through a central angle of 02 degrees 03 minutes 13 seconds an arc distance of 41.58 feet

Thence South 01 degrees 40 minutes 55 seconds West, a distance of 139.00 feet to a point on a non- tangent curve concave Southerly from which the radius bears South 01 degrees 40 minutes 55 seconds West, a distance of 1021.00 feet;

Thence Westerly along said curve through a central angle of 02 degrees 03 minutes 13 seconds an arc distance of 36.60 feet to a point of tangency;

Thence South 89 degrees 37 minutes 42 seconds West, a distance of 76.93 feet to a point on the East right-of-way line of 44th Street as shown on the Map of Dedication, 44th Street and Ray Road, as recorded at Book 268 of Maps, page 24, records of said Maricopa County;

Thence North 00 degrees 27 minutes 59 seconds East, along said right-of-way line, a distance of 118.02 feet, said right-of-way line being parallel with and 30.00 feet East of the West line of the Southeast quarter of said Section 19;

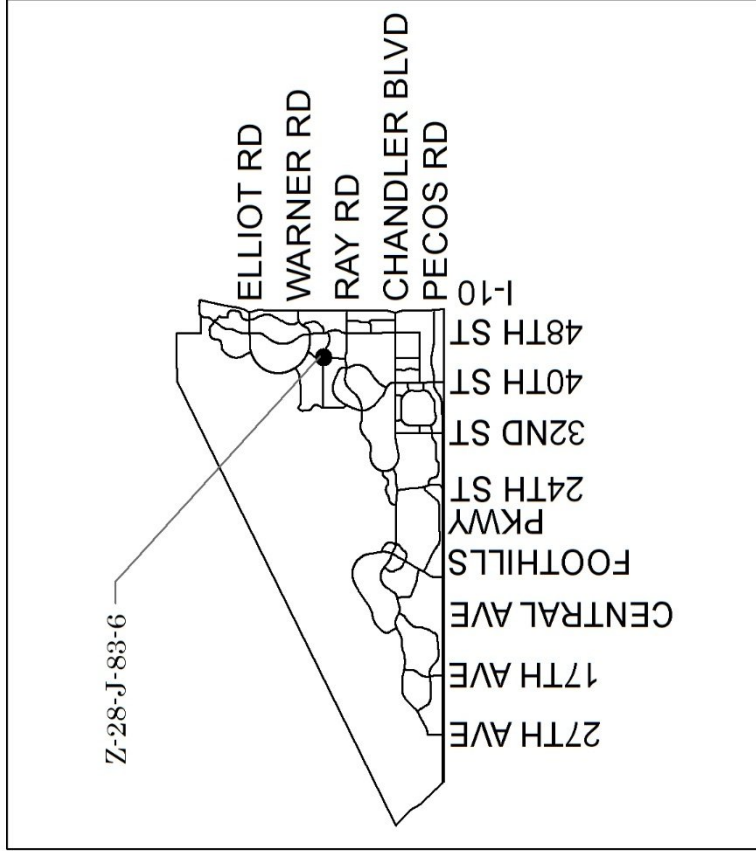
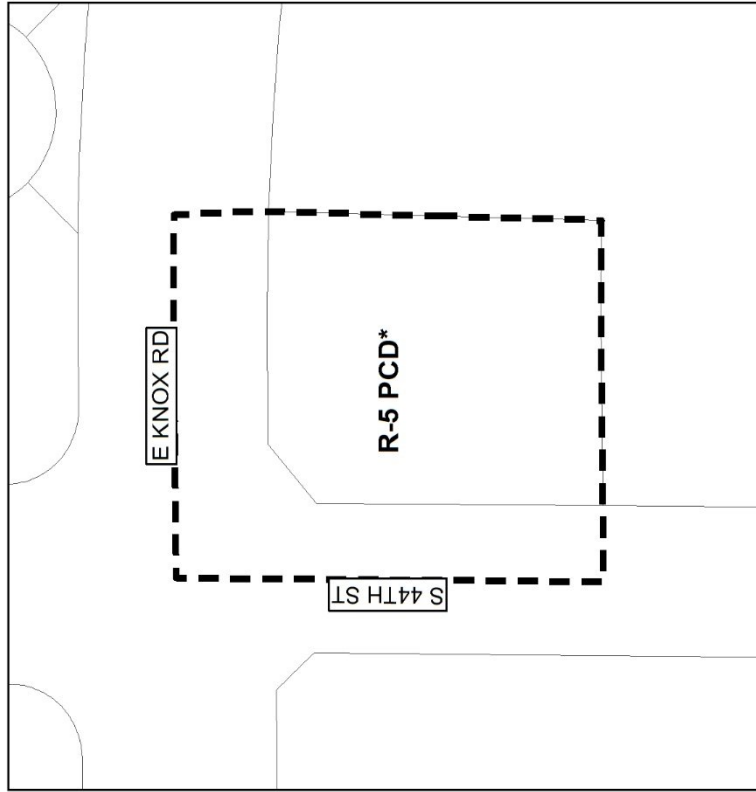
Thence North 45 degrees 02 minutes 51 seconds East, along said right-of-way line, a distance of 29.92 feet to the POINT OF BEGINNING.

ORDINANCE LOCATION MAP

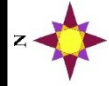
EXHIBIT B

ZONING SUBJECT TO STIPULATIONS: *
SUBJECT AREA: ■ ■ ■ ■ ■

Zoning Case Number: Z-28-J-83-6
Zoning Overlay: N/A
Planning Village: Ahwatukee Foothills



NOT TO SCALE



Drawn Date: 8/10/2017

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Amend City Code - Ordinance Adoption - Rezoning Application Z-116-P-81-6 - Approximately 360 Feet West of the Southwest Corner of 48th Street and Baseline Road (Ordinance G-6360)

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-116-P-81-6 and rezone the site.

Summary

Current Zoning: PCD (Approved C-2 PCD), PCD (Approved Ind. Pk. PCD), PCD (Approved CP/BP PCD), and Ind. Pk. PCD

Proposed Zoning: C-2 SP PCD

Acreage: 5.14

Proposed Use: Major amendment to the Pointe at South Mountain PCD (Z-116-81) to allow self-service storage warehouse and underlying C-2 commercial uses.

Owner: VCL Enterprises, LLC

Applicant: Dr. Gene Couturier, D.C.

Representative: Dr. Gene Couturier, D.C.

Location

Approximately 360 feet west of the southwest corner of 48th Street and Baseline Road

Council District: 6

Parcel Address: 4715 and 4721 E. Baseline Road

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-116-P-81-6) FROM PCD (APPROVED C-2 PCD) (PLANNED COMMUNITY DISTRICT, APPROVED INTERMEDIATE COMMERCIAL, PLANNED COMMUNITY DISTRICT), PCD (APPROVED IND. PK. PCD) (PLANNED COMMUNITY DISTRICT, APPROVED INDUSTRIAL PARK, PLANNED COMMUNITY DISTRICT), PCD (APPROVED CP/BP PCD) (PLANNED COMMUNITY DISTRICT, APPROVED COMMERCE PARK/BUSINESS PARK, PLANNED COMMUNITY DISTRICT), AND IND. PK. PCD (INDUSTRIAL PARK, PLANNED COMMUNITY DISTRICT) TO C-2 SP PCD (INTERMEDIATE COMMERCIAL, SPECIAL PERMIT TO ALLOW SELF-SERVICE STORAGE WAREHOUSE AND UNDERLYING C-2 COMMERCIAL USES, PLANNED COMMUNITY DISTRICT).

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 5.14-acre property located approximately 360 feet west of the southwest corner of 48th Street and Baseline Road in a portion of Section 5, Township 1 South, Range 4 East, as described more specifically in Exhibit "A", is hereby changed from "PCD (Approved C-2 PCD)" (Planned Community District, Approved Intermediate Commercial, Planned Community District),

“PCD (Approved IND. PK. PCD) (Planned Community District, Approved Industrial Park, Planned Community District)”, “PCD (Approved CP/BP PCD)” (Planned Community District, Approved Commerce Park/Business Park, Planned Community District), and “IND. PK. PCD” (Industrial Park, Planned Community District) TO C-2 SP PCD (Intermediate Commercial, Special Permit To Allow Self-Service Storage Warehouse And Underlying C-2 Commercial Uses, Planned Community District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit “B.”

SECTION 3. Due to the site’s specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations, violation of which shall be treated in the same manner as a violation of the City of Phoenix Zoning Ordinance:

1. The development shall be in general conformance with the site plan date stamped May 2, 2017 and landscape plan date stamped February 3, 2017, as approved by the Planning and Development Department.
2. The development shall be in general conformance with the elevations date stamped February 3, 2017, as approved by the Planning and Development Department, with specific regard to the following elements:
 - a) Use of architectural treatments including view fencing, green screens, banding, and tower elements.
 - b) Use of a minimum of three colors.
 - c) Use of a minimum of three building materials.
 - d) Variations in the roof line.
3. Right-of-way totaling 55 feet shall be dedicated for the west half of 48th Street for the length of the site per the City of Phoenix Modified Cross Section CM standards, as approved by the Planning and Development Department.

4. The developer shall be responsible for constructing or providing funds in escrow for the roadway infrastructure for the length of the property (as per the Development Agreement, City of Phoenix Contract No. 143841, as modified) including all existing off-site street improvements to include pavement, sidewalks, curb ramps, median islands, streetlights, driveways and all incidentals to current ADA guidelines.
5. The property owner shall record a Notice to Prospective Purchasers of Proximity to Airport in order to disclose the existence, and operational characteristics of City of Phoenix Sky Harbor International Airport (PHX) to future owners or tenants of the property. The form and content of such documents shall be according to the templates and instructions provided which have been reviewed and approved by the City Attorney.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September, 2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

_____ City Manager

Exhibits:

A – Legal Description (2 Pages)

B – Ordinance Location Map (1 Page)

DRAFT

EXHIBIT A

LEGAL DESCRIPTION FOR Z-116-P-81-6

PARCEL 1

A portion of Lot 1, 47TH AND EAST BASELINE, according to the plat of record in the Office of the County Recorder of Maricopa County, Arizona, recorded in Book 1024 of Maps, page 17, and thereafter Affidavit of Correction recorded in Document No. 2009-443271, in the Northwest quarter of Section 5, Township 1 South, Range 4 East, more specifically described as follows:

Beginning at the Southeast corner of said Lot 1, being the beginning of a non-tangent curve the center of which bears South 09 degrees 45 minutes 15 seconds West 435.00 feet;

Thence along the South line of said Lot 1, along said non-tangent curve to the left through a central angle of 31 degrees 24 minutes 16 seconds an arc length of 238.43 feet to the beginning of a reverse curve with a radius of 365.00 feet;

Thence continuing along the South line of said Lot 1, along said reverse curve to the right, through a central angle of 20 degrees 57 minutes 56 seconds on an arc length of 133.56 feet;

Thence continuing along the South line of said Lot 1 South 89 degrees 18 minutes 55 seconds West 63.60 feet;

Thence North 00 degrees 41 minutes 05 seconds West 7.26 feet to the beginning of a non-tangent curve to the right the center of which bears North 00 degrees 41 minutes 05 seconds West 33.00 feet;

Thence along said non-tangent curve to the right through a central angle of 82 degrees 04 minutes 19 seconds an arc length of 47.27 feet;

Thence North 08 degrees 36 minutes 47 seconds West 37.89 feet to the beginning of a tangent curve to the left with a radius of 85.00 feet;

Thence along said tangent curve to the left through a central angle of 64 degrees 09 minutes 52 seconds an arc length of 95.19 feet;

Thence North 72 degrees 46 minutes 29 seconds West 24.09 feet to the beginning of a tangent curve to the right with a radius of 20.00 feet;

Thence along said curve to the right through a central angle of 73 degrees 00 minutes 09 seconds an arc length of 25.48 feet to a point on the Southerly prolongation of the West line of Lot 3 of said 47th and East Baseline;

Thence along last said line North 00 degrees 13 minutes 40 seconds East 125.63 feet to the Southwest corner of said Lot 3;

Thence along the South line of said Lot 3 South 82 degrees 02 minutes 25 seconds East 110.31 feet to the beginning of a tangent curve to the right with a radius of 323.00 feet;

Thence continuing along the South line of said Lot 3 and the South line of Lot 2 of said 47th and East Baseline along said tangent curve to the right through a central angle of 37 degrees 47 minutes 00 seconds an arc length of 213.00 feet;

Thence continuing along the South line of said Lot 2 South 44 degrees 15 minutes 25 seconds East 93.50 feet to the beginning of a tangent curve to the left with a radius of 158.00 feet;

Thence continuing along the said South line of said Lot 2 along said tangent curve to the left through a central angle of 35 degrees 47 minutes 56 seconds an arc length of 98.72 feet;

Thence continuing along the South line of said Lot 2 South 80 degrees 03 minutes 21 seconds East 117.10 feet to the Point of Beginning.

PARCEL 2 & 3

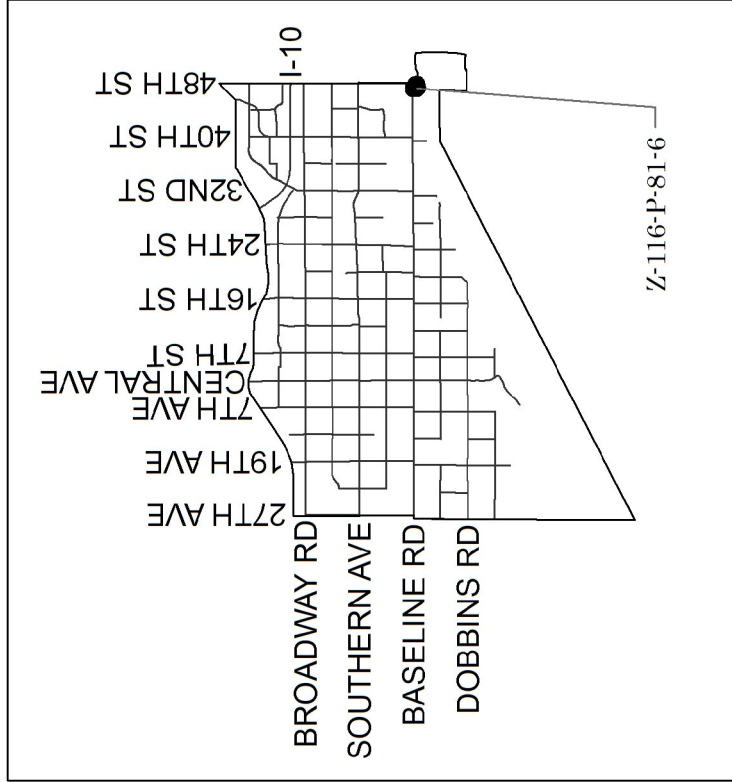
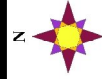
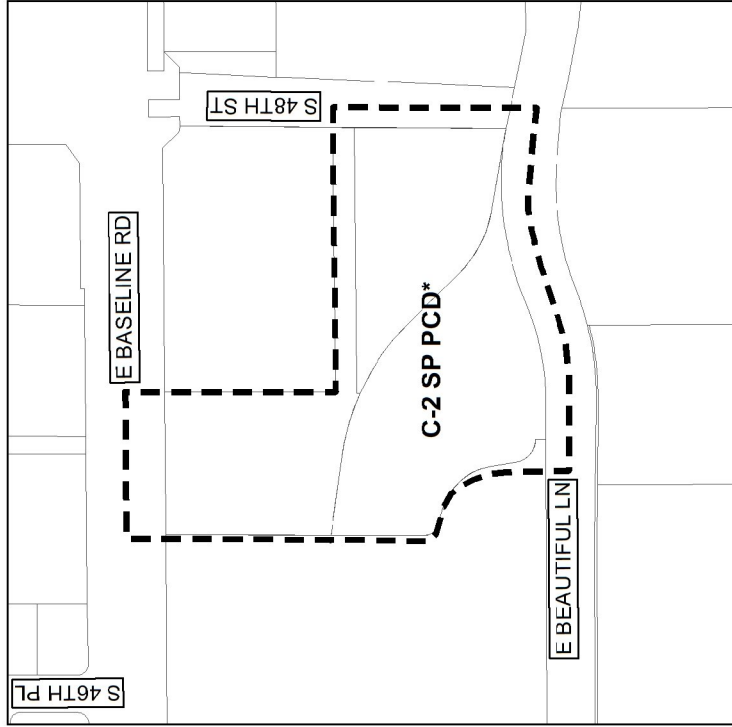
Lots 2 and 3, of 47th Street and Baseline, according to Book 1024 of Maps, page 17 and Affidavit of Correction in Recording No. 20090443271, records of Maricopa County, Arizona, in the Northwest quarter of Section 5, Township 1 South, Range 4 East.

ORDINANCE LOCATION MAP

EXHIBIT B

Zoning Case Number: Z-116-P-81-6
 Zoning Overlay: N/A
 Planning Village: South Mountain

ZONING SUBJECT TO STIPULATIONS: *
 SUBJECT AREA: - - - - -



NOT TO SCALE

Drawn Date: 8/14/2017

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*****REQUEST TO WITHDRAW*** (SEE ATTACHED WITHDRAWAL MEMO) - Amend City Code - Ordinance Adoption - Rezoning Application Z-29-17-7 - Southeast Corner of 59th Avenue and Lower Buckeye Road (Ordinance G-6356)**

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-29-17-7 and rezone the site.

Summary

Current Zoning: A-1 (12.25 acres) and CP/GCP (18.13 acres)

Proposed Zoning: A-1 (30.38 acres)

Acreage: 30.38

Proposed Use: Commercial trucking logistics facility

Owner: Arizona Becknell Investors 2007, LLC

Applicant: Vicki Plein, Red River 647 Holdings, LLC

Representative: Teresa Harvey, Divina Management, Inc.

Location

Southeast corner of 59th Avenue and Lower Buckeye Road

Council District: 7

Parcel Address: 5757 W. Lower Buckeye Road

Responsible Department


This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.



City of Phoenix
PLANNING & DEVELOPMENT DEPARTMENT

To: Mario Paniagua
Deputy City Manager

Date: September 5, 2017


From: Alan Stephenson 
Planning and Development Director

Subject: WITHDRAWAL OF ITEM 73 ON THE SEPTEMBER 6, 2017 FORMAL AGENDA
– AMEND CITY CODE - ORDINANCE ADOPTION - REZONING APPLICATION
Z-29-17-7 - SOUTHEAST CORNER OF 59TH AVENUE AND LOWER BUCKEYE
ROAD (ORDINANCE G-6356)

Item 73, Amend City Code - Ordinance Adoption - Rezoning Application Z-29-17-7 -
Southeast Corner of 59th Avenue and Lower Buckeye Road (Ordinance G-6356).

Staff has received correspondence from the applicant requesting this item be
withdrawn, as the applicant is no longer pursuing this request.

Approved: _____


Mario Paniagua, Deputy City Manager

Date

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-29-17-7) FROM A-1 (LIGHT INDUSTRIAL DISTRICT) AND CP/GCP (COMMERCE PARK/GENERAL COMMERCE PARK DISTRICT) TO A-1 (LIGHT INDUSTRIAL DISTRICT)

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 30.38-acre property located at the southeast corner of 59th Avenue and Lower Buckeye Road in a portion of Section 20, Township 1 North, Range 2 East, as described more specifically in Exhibit "A", is hereby changed from 12.25 acres of "A-1" (Light Industrial District) and 18.13 acres of "CP/GCP" (Commerce Park/General Commerce Park District) to "A-1" (Light Industrial District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. Due to the site's specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations,

violation of which shall be treated in the same manner as a violation of the City of

Phoenix Zoning Ordinance:

1. A minimum 30-foot landscape setback shall be provided along both 59th Avenue and Lower Buckeye Road. All landscape setbacks shall be planted with a minimum 50% 2-inch caliper trees and a minimum 50% 3-inch caliper or multi-trunk trees planted 20-feet on center or equivalent groupings, with a minimum of five 5-gallon shrubs per tree, as approved by the Planning and Development Department.
2. The development shall comply with the Estrella Village Arterial Street Landscaping Program.
3. A 10-foot wide public multi-use trail shall be constructed within a 30-foot wide multi-use trail easement in accordance with the MAG supplemental detail, along south side of Lower Buckeye Road, as approved by the Parks and Recreation Department.
4. Right-of-way totaling 55 feet shall be dedicated for the south half of Lower Buckeye Road and the east half of 59th Avenue, as approved by Planning and Development Department.
5. The developer shall construct a bus stop pad along eastbound Lower Buckeye Road east of 59th Avenue. The bus stop pad should be built according to City of Phoenix Standard Detail P1262 and placed approximately 60 to 110-feet from the intersection.
6. The developer shall construct all streets within and adjacent to the development with paving, curb, gutter, sidewalk, curb ramps, driveways, streetlights, median islands, landscaping and other incidentals as per plans approved by the City. All improvements shall comply with all ADA accessibility standards.
7. In the event archaeological materials are encountered during construction, the developer shall immediately cease all ground disturbing activities within a 33-foot radius of the discovery, notify the City Archaeologist, and allow time for the Archaeology Office to properly assess the materials.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September,
2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

A – Legal Description (2 Pages)

B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-29-17-7

THAT PORTION OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 1 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 20, MARKED BY A BRASS CAP IN HANDHOLE, FROM WHICH THE WEST QUARTER OF SECTION, MARKED BY A BRASS CAP IN HANDHOLE STAMPED "MARICOPA COUNTY ENGINEERING DEPARTMENT" BEARS SOUTH 01°15'07" EAST, FOR A MEASURED DISTANCE OF 2640.90 FEET;

THENCE NORTH 89°54'04" EAST, ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID 20, FOR A DISTANCE OF 600.12 FEET;

THENCE SOUTH 01°15'07" EAST, FOR A DISTANCE OF 33.01 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUING SOUTH 01°15'07" EAST, FOR A DISTANCE OF 535.26 FEET TO THE SOUTHWEST CORNER OF LOT 1 OF THE FINAL PLAT OF "ARIZONA BECKNELL INVESTORS 1ST ADDITION" AS RECORDED IN BOOK 1047 OF MAPS, PAGE 45, OF OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE NORTH 90°00'00" EAST, ALONG THE PROLONGATION OF THE SOUTH LINE OF SAID LOT 1, FOR A DISTANCE OF 710.25 FEET;

THENCE SOUTH 01°15'50" EAST, FOR A DISTANCE OF 750.84 FEET TO A POINT ON THE SOUTH LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER;

THENCE SOUTH 89°53'49" WEST, ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER, FOR A DISTANCE OF 1277.50 FEET;

THENCE NORTH 01°15'07" WEST, FOR A DISTANCE OF 1072.42 FEET;

THENCE NORTH 01°55'06" EAST, FOR A DISTANCE OF 155.12 FEET;

THENCE NORTH 42°04'30" EAST, FOR A DISTANCE OF 43.70 FEET;

THENCE SOUTH 89°08'55" EAST, FOR A DISTANCE OF 103.00 FEET;

THENCE NORTH 00°05'56" WEST, FOR A DISTANCE OF 29.26 FEET;

THENCE NORTH 89°54'04" EAST, FOR A DISTANCE OF 425.00 FEET TO THE
POINT OF BEGINNING.

SAID PARCEL CONTAINS 1,258,231 SQ.FT., OR 28.885 ACRES, MORE OR LESS.

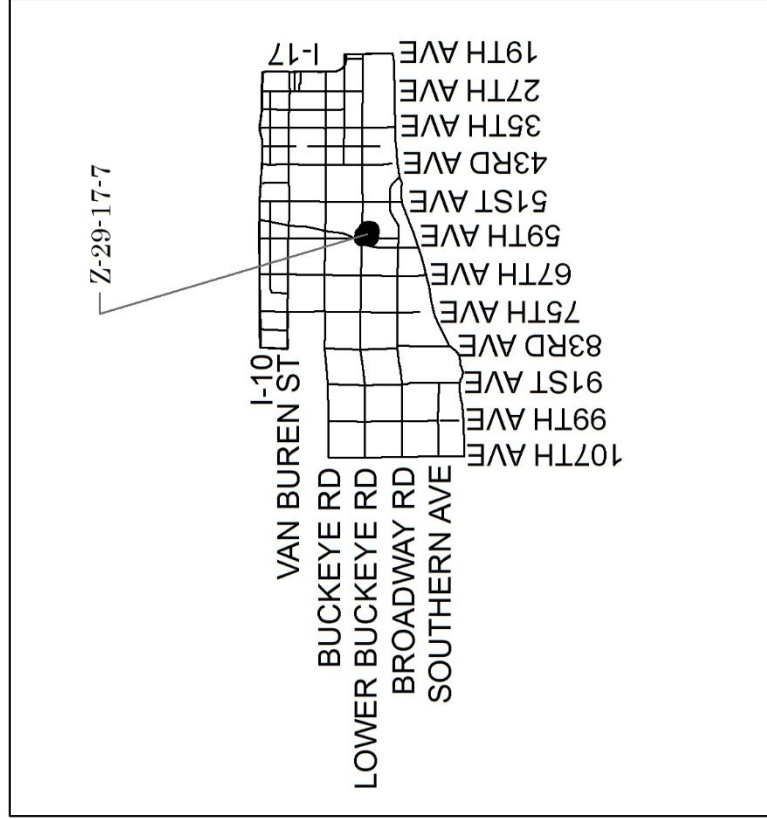
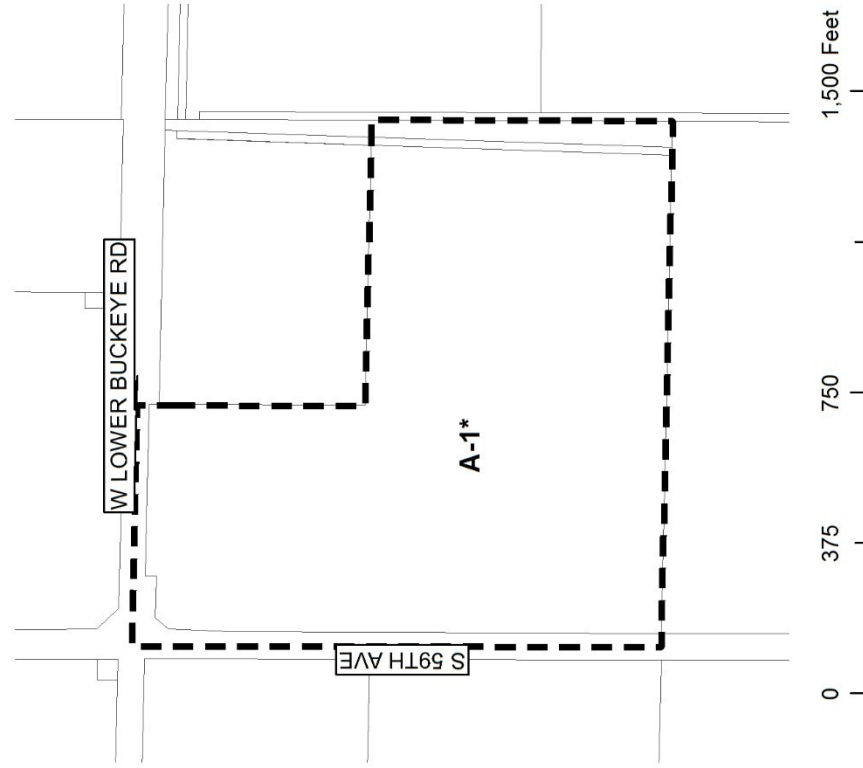
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ORDINANCE LOCATION MAP

EXHIBIT B

ZONING SUBJECT TO STIPULATIONS: *
SUBJECT AREA: ■■■■■

Zoning Case Number: Z-29-17-7
Zoning Overlay: N/A
Planning Village: Estrella



NOT TO SCALE



Drawn Date: 8/10/2017

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Amend City Code - Ordinance Adoption - Rezoning Application Z-32-17-7 - Northwest Corner of 75th Avenue and Roosevelt Street (Ordinance G-6357)

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-32-17-7 and rezone the site.

Summary

Current Zoning: CP/GCP

Proposed Zoning: A-1

Acreage: 32.82

Proposed Use: Industrial

Owner: McLane Foodservice, Inc.

Applicant: Nick Wood, Esq., Snell & Wilmer, LLP

Representative: Nick Wood, Esq., Snell & Wilmer, LLP

Location

Northwest corner of 75th Avenue and Roosevelt Street

Council District: 7

Parcel Address: 7600 W. Roosevelt St.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-32-17-7) FROM CP/GCP (COMMERCE PARK/GENERAL COMMERCE PARK DISTRICT) TO A-1 (LIGHT INDUSTRIAL DISTRICT)

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 32.82-acre property located at the northwest corner of 75th Avenue and Roosevelt Street in a portion of Section 2, Township 1 North, Range 1 East, as described more specifically in Exhibit "A", is hereby changed from "CP/GCP" (Commerce Park/General Commerce Park District) to "A-1" (Light Industrial District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. Due to the site's specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations,

violation of which shall be treated in the same manner as a violation of the City of

Phoenix Zoning Ordinance:

1. A minimum 30-foot landscape setback shall be provided along both 75th Avenue and Roosevelt Street. A minimum 10-foot landscape setback shall be provided along the north and west property lines. All landscape setbacks shall be planted with minimum 50% 2-inch caliper trees planted 20-feet on center or equivalent groupings, as approved by the Planning and Development Department.
2. The development shall comply with the Estrella Village Arterial Street Landscaping Program.
3. Any new building elevations shall contain architectural embellishments and detailing such as textural changes, pilasters, offsets, recesses, variation in window size and location, and/or other overhang canopies, as approved by the Planning and Development Department.
4. The existing pedestrian access shall be maintained at the northeast corner of the development.
5. The developer shall construct all streets within and adjacent to the development with paving, curb, gutter, sidewalk, curb ramps, driveways, streetlights, median islands, landscaping and other incidentals as per plans approved by the City. All improvements shall comply with all ADA accessibility standards.
6. In the event archaeological materials are encountered during construction, the developer shall immediately cease all ground disturbing activities within a 33-foot radius of the discovery, notify the City Archaeologist, and allow time for the Archaeology Office to properly assess the materials.
7. Prior to preliminary site plan approval, the landowner shall execute a Proposition 207 waiver of claims in a form approved by the City Attorney's office. The waiver shall be recorded with the Maricopa County Recorder's office and delivered to the city to be included in the rezoning application file for record.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September,
2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-32-17-7

Lot 1, Westridge Commerce, according to Book 1222 of Maps, Page 31, records of Maricopa County, Arizona.

A Subdivision Located in a Portion of the Southeast Quarter of Section 2, Township 1 North, Range 1 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona

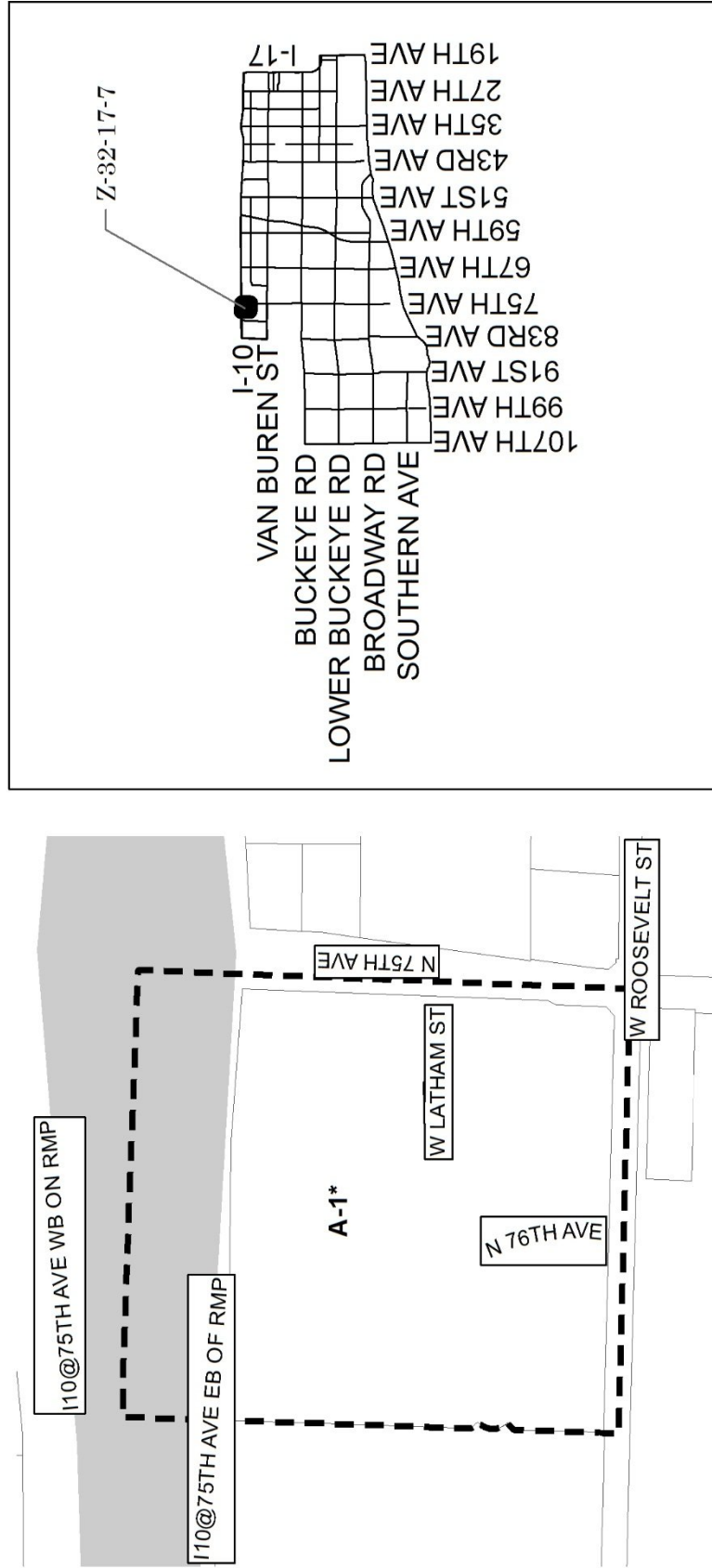
DRAFT

ORDINANCE LOCATION MAP

EXHIBIT B

Zoning Case Number: Z-32-17-7
 Zoning Overlay: N/A
 Planning Village: Estrella

ZONING SUBJECT TO STIPULATIONS: *
 SUBJECT AREA: ■■■■■



NOT TO SCALE



Drawn Date: 8/10/2017



Amend City Code - Ordinance Adoption - Rezoning Application Z-142-C-98-7 - Approximately 285 Feet North and 270 Feet West of the Northwest Corner of 99th Avenue and Lower Buckeye Road (Ordinance G-6358)

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-142-C-98-7 and rezone the site.

Summary

Current Zoning: S-1 (Approved C-2 PCD)

Proposed Zoning: C-2 SP PCD

Acreage: 2.10

Proposed Use: Major amendment to the Country Place PCD to allow a self-service storage warehouse and all underlying C-2 uses

Owner: KEMF 99th & Lower Buckeye, LLC

Applicant: Garrett Development Corporation

Representative: Beus Gilbert, PLLC

Location

Approximately 285 feet north and 270 feet west of the northwest corner of 99th Avenue and Lower Buckeye Road

Council District: 7

Parcel Address: 9960 W. Lower Buckeye Road

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-142-C-98-7) FROM S-1 (RANCH OR FARM RESIDENCE DISTRICT) (APPROVED C-2 PCD (INTERMEDIATE COMMERCIAL, PLANNED COMMUNITY DISTRICT)) TO C-2 SP PCD (INTERMEDIATE COMMERCIAL, SPECIAL PERMIT TO ALLOW SELF-SERVICE STORAGE WAREHOUSE AND UNDERLYING C-2 USES, PLANNED COMMUNITY DISTRICT).

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 2.10-acre property located approximately 285 feet north and 270 feet west of the northwest corner of 99th Avenue and Lower Buckeye Road in a portion of Section 17, Township 1 North, Range 1 East, as described more specifically in Exhibit "A", is hereby changed from "S-1" (Ranch or Farm Residence District) "(Approved C-2 PCD)" (Approved Intermediate Commercial, Planned Community District) to "C-2 SP PCD" (Intermediate Commercial, Special Permit to Allow Self-Service Storage Warehouse and underlying C-2 uses, Planned Community District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit “B”.

SECTION 3. Due to the site’s specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations, violation of which shall be treated in the same manner as a violation of the City of Phoenix Zoning Ordinance:

1. Building elevations shall contain variations in roof height and window size and location, a minimum of three colors, offsets, recesses, and/or other overhang canopies, and materials such as split and smooth-face block, stone veneer, and metal, as approved by the Planning and Development Department.
2. The developer shall provide a minimum 15-foot landscape setback along the north and west property lines and shall provide a minimum of one additional two-inch caliper tree for every four existing trees within the landscape setback.
3. All lighting shall be limited to the following:
 - a) Wall lighting shall be limited to ten feet in height, and
 - b) Lighting along the north and west property lines shall be limited to eight feet in height. All light sources shall be shielded to prevent light dispersion onto adjacent properties.
4. The developer shall record a Notice to Prospective Purchasers of Proximity to Airport in order to disclose the existence and operational characteristics of Phoenix Goodyear Airport (GYR) to future owners or tenants of the property. The form and content of such documents shall be according to the templates and instructions provided which have been viewed and approved by the City Attorney.
5. In the event archaeological materials are encountered during construction, the developer shall immediately cease all ground disturbing activities within a 33-foot radius of the discovery, notify the City Archaeologist, and allow time for the Archaeology Office to properly assess the materials.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September, 2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-142-C-98-7

That portion of Lots 2 & 3, of PLAZA AT COUNTRY CORNERS, a subdivision recorded in Book 943 of Maps, Page 44, records of Maricopa County, Arizona, lying within a portion of the Southeast quarter of Section 17, Township 1 North, Range 1 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:

COMMENCING at the Southeast corner of said Section 17, being marked by a 3 inch City of Phoenix brass cap flush at the intersection of 99th A venue and Lower Buckeye Road, from which the East quarter corner of said Section 17, being marked by a 3 inch City of Phoenix brass cap in handhole bears North 00 degrees 52 minutes 51 seconds East 2660.54 feet;

THENCE North 00 degrees 52 minutes 51 seconds East 351.47 feet along the East line of said Southeast quarter to the Easterly extension of the South line of said Lot 2;

THENCE North 89 degrees 07 minutes 09 seconds West 74.53 feet along said South line to a nail in washer stamped 42137 and the Southeast corner of said Lot 2;

THENCE continuing North 89 degrees 07 minutes 09 seconds West 289.98 feet along said South line to the POINT OF BEGINNING;

THENCE continuing North 89 degrees 07 minutes 09 seconds West 6.82 feet along said South line to a nail in washer stamped 37263 on the East line of said Lot 3;

THENCE South 00 degrees 52 minutes 51 seconds West 9.96 feet along said East line;

THENCE North 89 degrees 07 minutes 09 seconds West 338.39 feet to a 1/2 inch capped rebar stamped 37263 on the West line of said Lot 3;

THENCE North 00 degrees 52 minutes 46 seconds East 250.29 feet to a 1/2 inch capped rebar stamped 42137, marking the North west corner of said Lot 3;

THENCE South 89 degrees 07 minutes 14 seconds East 367.37 feet along the North line of said Lot 3;

THENCE South 00 degrees 05 minutes 32 seconds East 205. 74 feet;

THENCE North 90 degrees 00 minutes 00 seconds West 26.18 feet;

THENCE South 00 degrees 00 minutes 00 seconds East 34.23 feet to the POINT OFBEGINNING.

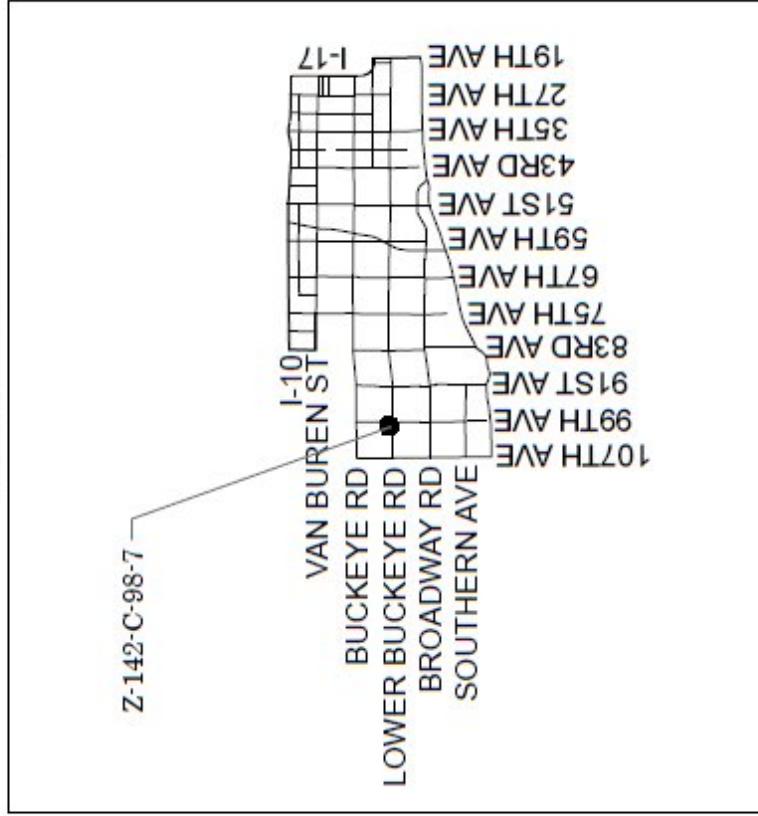
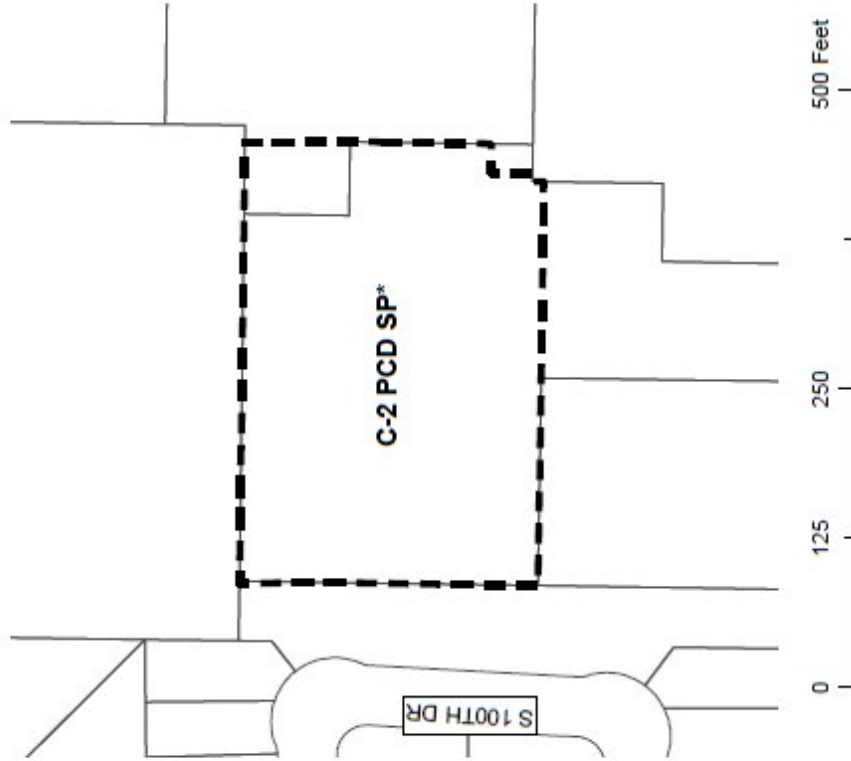
ORDINANCE LOCATION MAP

EXHIBIT B

Zoning Case Number: Z-142-C-98-7
 Zoning Overlay: N/A
 Planning Village: Estrella

ZONING SUBJECT TO STIPULATIONS: *

SUBJECT AREA: ■■■■■■



NOT TO SCALE



Drawn Date: 8/10/2017

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Amend City Code - Ordinance Adoption - Rezoning Application Z-21-17-8 - Northwest Corner of 11th Street and Pierce Street (Ordinance G-6350)

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-21-17-8 and rezone the site.

Summary

Current Zoning: R-3 RI

Proposed Zoning: R1-6

Acreage: 0.37

Proposed Use: Single-family residential

Owner: Trellis

Applicant: Trellis

Representative: Dan Pierce, Trellis

Location

Northwest Corner of 11th Street and Pierce Street

Council District: 8

Parcel Address: 702 N. 11th St.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-21-17-8) FROM R-3 (MULTIFAMILY RESIDENCE DISTRICT) RI (RESIDENTIAL INFILL DISTRICT) TO R1-6 (SINGLE-FAMILY RESIDENCE DISTRICT)

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 0.37-acre property located at the northwest corner of 11th Street and Pierce Street in a portion of Section 4, Township 1 North, Range 3 East, as described more specifically in Exhibit "A", is hereby changed from "R-3 RI" (Multifamily Residence District, Residential Infill District) to "R1-6" (Single-family Residence District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. Due to the site's specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations,

violation of which shall be treated in the same manner as a violation of the City of Phoenix Zoning Ordinance:

1. The driveway access onto Pierce Street shall be in specific conformance to the site plan date stamped April 4, 2017, as approved by Planning and Development Department.
2. Trees that are a minimum 3-inch caliper shall be placed 20 feet on center or in equivalent groupings in the right-of-way between the curb and the sidewalk along Pierce Street, as approved by the Planning and Development Department.
3. In the event archaeological materials are encountered during construction, the developer shall immediately cease all ground-disturbing activities within a 33- foot radius of the discovery, notify the City Archaeologist, and allow time for the Archaeology Office to properly assess the materials.
4. The property owner shall record a Notice to Prospective Purchasers of Proximity to Airport in order to disclose the existence, and operational characteristics of Phoenix Sky Harbor International Airport (PHX) to future owners or tenants of the property.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September, 2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

_____ City Attorney

REVIEWED BY:

_____ City Manager

Exhibits:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

DRAFT

EXHIBIT A

LEGAL DESCRIPTION FOR Z-21-17-8

THE SOUTH HALF OF LOTS 83 AND 84, HIGHLAND ADDITION, ACCORDING TO BOOK 2 OF MAPS, PAGE 35, RECORDS OF MARICOPA COUNTY, ARIZONA. TOGETHER WITH THE SOUTH 8.75 FEET OF THE NORTH HALF OF LOTS 83 AND 84.

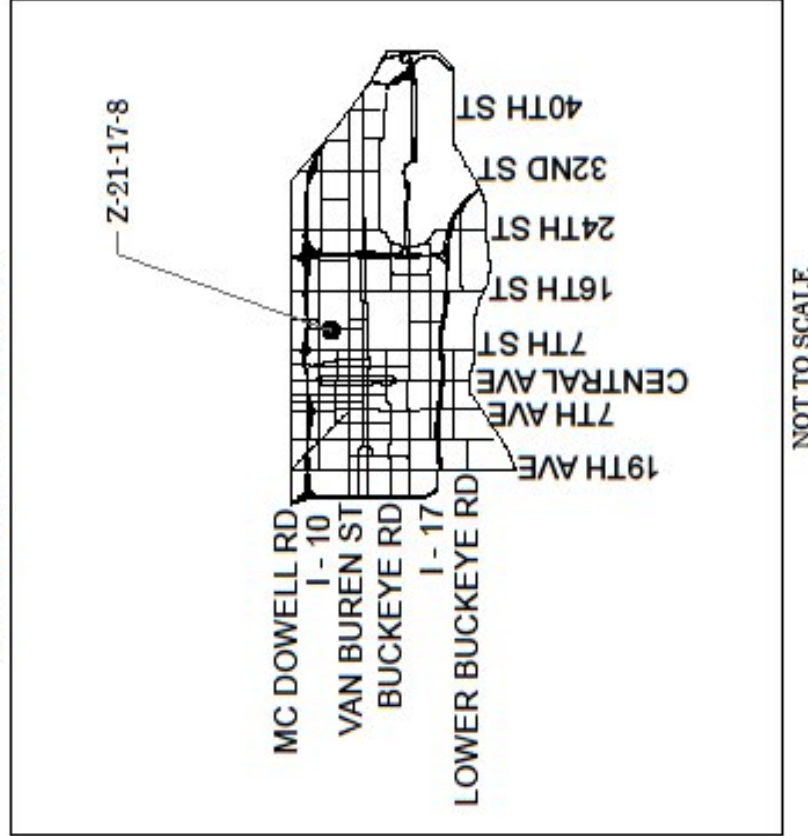
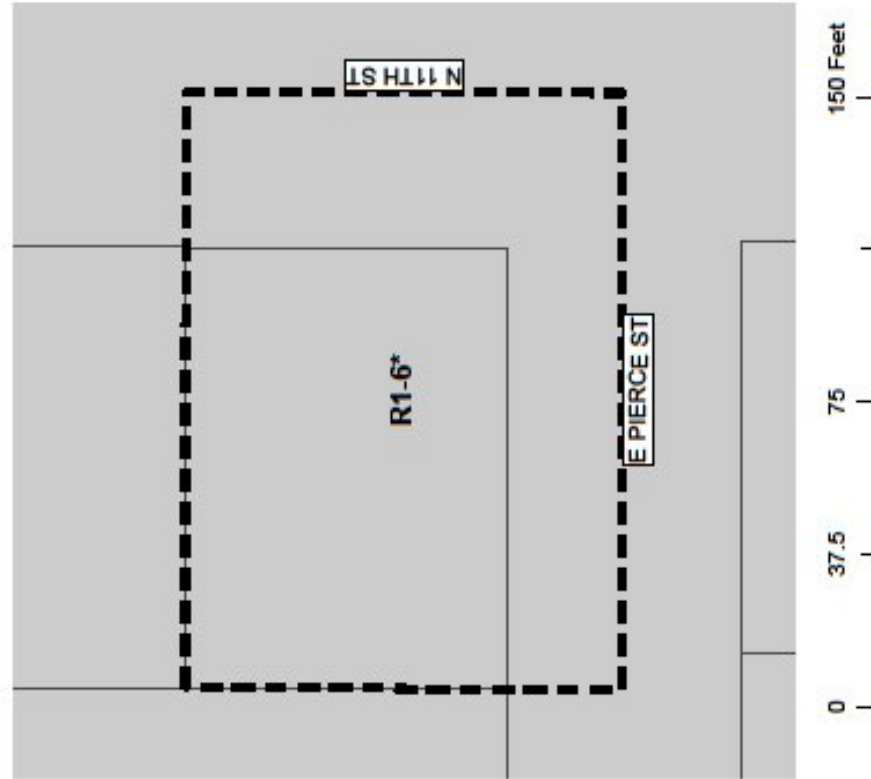
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ORDINANCE LOCATION MAP

ATTACHMENT B

ZONING SUBJECT TO STIPULATIONS: *
SUBJECT AREA: ■ ■ ■ ■ ■

Zoning Case Number: Z-21-17-8
Zoning Overlay: TOD District - Eastlake Garfield
Planning Village: Central City



Drawn Date: 7/19/2017

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*****REVISED ITEM*** (SEE REVISED ATTACHMENT) - Amend City Code - Ordinance Adoption - Rezoning Application Z-22-17-8 - Northeast Corner of 10th Street and Fillmore Street (Ordinance G-6351)**

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-22-17-8 and rezone the site.

Summary

Current Zoning: R-5 RI HP

Proposed Zoning: R1-6 HP

Acreage: 0.21

Proposed Use: Single-family residential

Owner: Trellis

Applicant: Trellis

Representative: Dan Pierce, Trellis

Location

Northeast corner of 10th Street and Fillmore Street

Council District: 8

Parcel Address: 1002 E. Fillmore St.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.



City of Phoenix
PLANNING & DEVELOPMENT DEPARTMENT

To: Mario Paniagua
Deputy City Manager

Date: September 1, 2017

From: Alan Stephenson *AS*
Planning and Development Director

Subject: REQUEST TO CORRECT ITEM 77 ON THE SEPTEMBER 6, 2017 FORMAL AGENDA – AMEND CITY CODE ORDINANCE ADOPTION – REZONING APPLICATION Z-22-17-8 – NORTHEAST CORNER OF 10TH STREET AND FILLMORE STREET (G-6351)

This memo is to request that Attachment A for Item 77 – Amend City Code Ordinance Adoption – Rezoning Application Z-22-17-8 on the September 6, 2017 Formal Agenda be replaced with the correct corresponding ordinance. Please see Attachment A.

Approved:

Mario Paniagua

Mario Paniagua, Deputy City Manager

Attachment A – Ordinance G-6351

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-22-17-8) FROM R-5 (MULTIFAMILY RESIDENCE DISTRICT) RI (RESIDENTIAL INFILL DISTRICT) HP (HISTORIC PRESERVATION DISTRICT) TO R1-6 (SINGLE-FAMILY RESIDENCE DISTRICT) HP (HISTORIC PRESERVATION DISTRICT)

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 0.21-acre property located at the northeast corner of 10th Street and Fillmore Street in a portion of Section 4, Township 1 North, Range 3 East, as described more specifically in Exhibit "A", is hereby changed from "R-5 RI HP" (Multifamily Residence District, Residential Infill District, Historic Preservation District) to "R1-6" HP (Single-family Residence District) (Historic Preservation District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. Due to the site's specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations, violation of which shall be treated in the same manner as a violation of the City of Phoenix Zoning Ordinance:

1. Trees that are a minimum 3-inch caliper shall be placed 20 feet on center or in equivalent groupings in the right-of-way between the curb and the sidewalk along Pierce Street, as approved by the Planning and Development Department.
2. In the event archaeological materials are encountered during construction, the developer shall immediately cease all ground-disturbing activities within a 33-foot radius of the discovery, notify the City Archaeologist, and allow time for the Archaeology Office to properly assess the materials.
3. The property owner shall record a Notice to Prospective Purchasers of Proximity to Airport in order to disclose the existence, and operational characteristics of Phoenix Sky Harbor International Airport (PHX) to future owners or tenants of the property.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September, 2017.

MAYOR

ATTEST:

_____ City Clerk

APPROVED AS TO FORM:

_____ City Attorney

REVIEWED BY:

_____ City Manager

Exhibits:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

DRAFT

EXHIBIT A

LEGAL DESCRIPTION FOR Z-22-17-8

THE SOUTH HALF OF LOT 1, BLOCK 8, MOUNT PLEASANT TRACT, ACCORDING
TO BOOK 2, PAGE 9, RECORDS OF MARICOPA COUNT, ARIZONA.

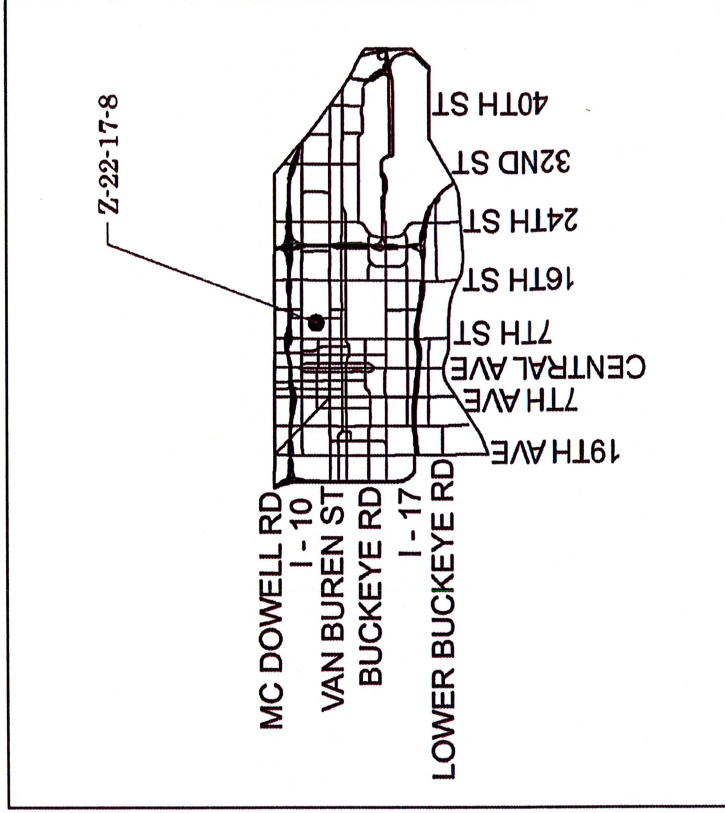
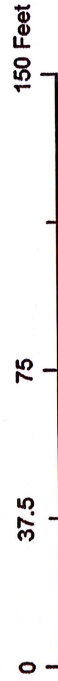
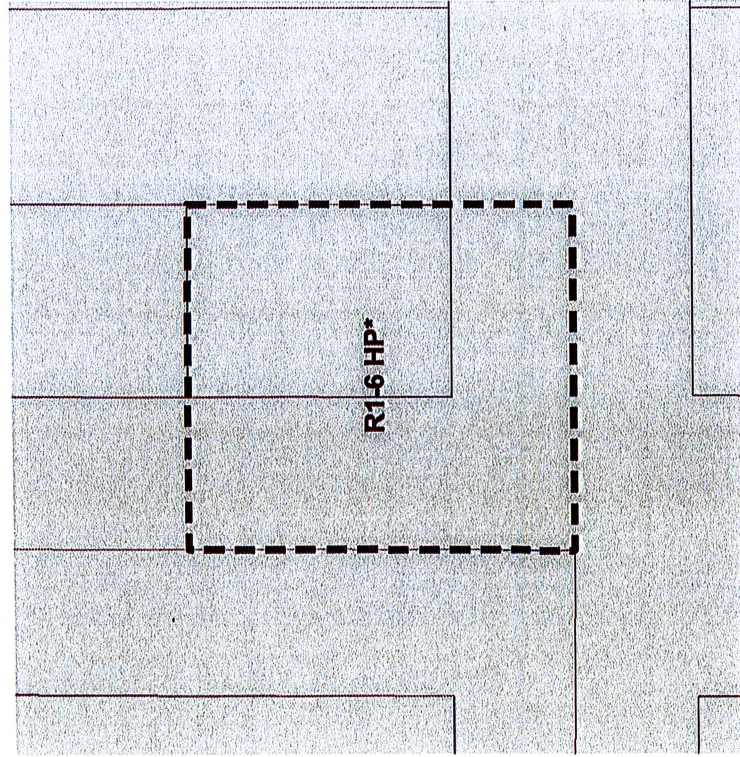
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ORDINANCE LOCATION MAP

EXHIBIT B

ZONING SUBJECT TO STIPULATIONS: *
SUBJECT AREA: ■ ■ ■ ■ ■

Zoning Case Number: Z-22-17-8
Zoning Overlay: TOD District - Eastlake Garfield
Planning Village: Central City



NOT TO SCALE

Drawn Date: 8/10/2017



Amend City Code - Ordinance Adoption - Rezoning Application Z-24-17-8 - Approximately 115 Feet South of the Southwest Corner of 44th Street and Thomas Road (Ordinance G-6354)

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-24-17-8 and rezone the site.

Summary

Current Zoning: C-2 SP

Proposed Zoning: C-2

Acreage: 0.76

Proposed Use: Remove a special permit (for car rental) to allow a restaurant

Owner: Alicetrieveamollie, LLC

Applicant: Sustainability Engineering Group

Representative: Joanna Bartholomew, Sustainability Engineering Group

Location

Approximately 115 feet south of the southwest corner of 44th Street and Thomas Road

Council District: 8

Parcel Address: 2834 N. 44th St.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-24-17-8) FROM C-2 SP (INTERMEDIATE COMMERCIAL DISTRICT, SPECIAL PERMIT) TO C-2 (INTERMEDIATE COMMERCIAL DISTRICT)

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 0.76-acre property located at approximately 115 feet south of the southwest corner of 44th Street and Thomas Road in a portion of Section 31, Township 2 North, Range 4 East, as described more specifically in Exhibit "A", is hereby changed from "C-2 SP" (Intermediate Commercial District, Special Permit to allow car rentals) to "C-2" (Intermediate Commercial District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the

decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September, 2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

- A – Legal Description (2 Pages)
- B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-24-17-8

THE SOUTH HALF OF LOT 1, BLOCK 8, MOUNT PLEASANT TRACT, ACCORDING TO BOOK 2, PAGE 9, RECORDS OF MARICOPA COUNT, ARIZONA.

PARCEL NO. 1

THE NORTH 20 FEET OF THE SOUTH 420 FEET OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION THIRTY-ONE (31), TOWNSHIP TWO (2) NORTH, RANGE FOUR (4) EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA;

EXCEPT THE WEST 346.45 FEET; AND

EXCEPT THE RIGHT-OF-WAY FOR 44TH STREET OVER THE EAST 40 FEET OF THE ABOVE DESCRIBED PROPERTY; AND

EXCEPT THE WEST 10 FEET OF THE EAST 50 FEET OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 31 AS CONVEYED TO THE CITY OF PHOENIX BY WARRANTY DEED RECORDED IN DOCKET 8631, PAGE 17.

PARCEL NO. 2

THE EAST 220 FEET OF THE WEST 566.45 FEET OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION THIRTY-ONE (31), TOWNSHIP TWO (2) NORTH, RANGE FOUR (4) EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA;

EXCEPT THE SOUTH 420 FEET; AND

EXCEPT THE NORTH 162.69 FEET AND

EXCEPT THE WEST 10 FEET OF THE EAST 50 FEET OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 31 AS CONVEYED TO THE CITY OF

PHOENIX BY WARRANTY DEED RECORDED IN DOCKET 8631, PAGE 17.

PARCEL NO. 3

THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE
NORTHWEST QUARTER, OF
SECTION THIRTY-ONE (31), TOWNSHIP TWO (2) NORTH RANGE FOUR (4) EAST
OF THE GILA AND
SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA;

EXCEPT THE WEST 566.45 FEET; AND

EXCEPT THE SOUTH 420 FEET; AND

EXCEPT THE NORTH 162.69 FEET; AND

EXCEPT THE RIGHT-OF WAY FOR 44TH STREET OVER THE EAST 40 FEET OF
THE ABOVE DESCRIBED
PROPERTY; AND

EXCEPT THE WEST 10 FEET OF THE EAST 50 FEET OF THE NORTHEAST
QUARTER OF THE NORTHEAST
QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 31 AS CONVEYED
TO THE CITY OF
PHOENIX BY WARRANTY DEED RECORDED IN DOCKET 8631, PAGE 17.

PARCEL NO. 4

THE EAST 7 FEET OF THE WEST 346.45 FEET OF THE NORTHEAST QUARTER
OF THE NORTHEAST
QUARTER OF THE NORTHWEST QUARTER OF SECTION THIRTY-ONE (31),
TOWNSHIP TWO (2) NORTH,
RANGE FOUR (4) EAST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN,
MARICOPA COUNTY,
ARIZONA.

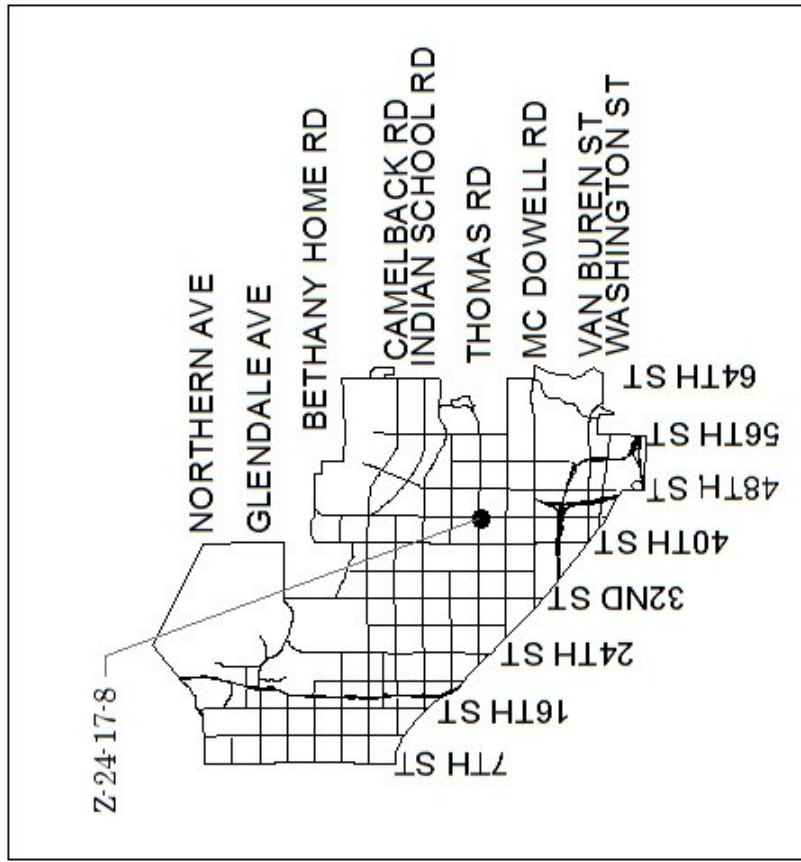
EXCEPT THE SOUTH 400 FEET;
AND EXCEPT THE NORTH 162.69 FEET.

EXHIBIT B

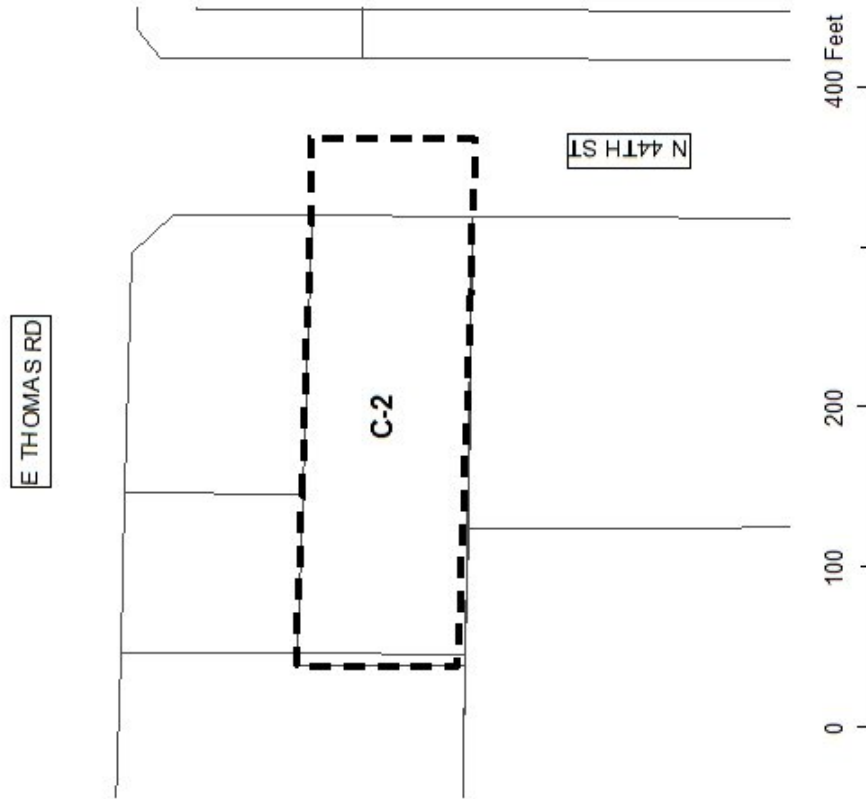
ORDINANCE LOCATION MAP

Zoning Case Number: Z-24-17-8
 Zoning Overlay: 44th Street Corridor Specific Plan
 Planning Village: Camelback East

ZONING SUBJECT TO STIPULATIONS: *
 SUBJECT AREA: ■■■■■



NOT TO SCALE



Drawn Date: 8/10/2017

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Amend City Code - Ordinance Adoption - Rezoning Application Z-28-17-8 - Northwest Corner of 23rd Avenue and Roeser Road (Ordinance G-6355)

Request to authorize the City Manager to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-28-17-8 and rezone the site.

Summary

Current Zoning: R1-6 SP

Proposed Zoning: R1-6

Acreage: 9.95

Proposed Use: Remove a special permit (for radio transmitting towers) to allow single-family residential

Owner: Jose Molina

Applicant: Jonathan Molina

Representative: Jose Molina

Location

Northwest corner of 23rd Avenue and Roeser Road

Council District: 8

Parcel Address: 2320 W. Roeser Road

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-28-17-8) FROM R1-6 SP (SINGLE-FAMILY RESIDENCE DISTRICT, SPECIAL PERMIT) TO R1-6 (SINGLE-FAMILY RESIDENCE DISTRICT) TO ALLOW SINGLE-FAMILY RESIDENTIAL.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 9.95-acre property located at the northwest corner of 23rd Avenue and Roeser Road in a portion of Section 25, Township 1 North, Range 2 East, as described more specifically in Exhibit "A", is hereby changed from "R1-6 SP" (Single-Family Residence District, Special Permit) to "R1-6" (Single-Family Residence District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the

decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September, 2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-28-17-8

The land referred to in this Commitment is situated in the City of Phoenix. County of Maricopa, State of Arizona and is described as follows:

A parcel of land located in the Northwest quarter of Section 25, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, described as follows:

Beginning at a point of the Southeast corner of the Northwest quarter of Section 25, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona; From said point Northerly a distance of 871.2 feet;

Thence Westerly a distance of 500 feet;

Thence Southerly a distance of 871.22 feet;
Thence Easterly a distance of 500 feet to the
Point of Beginning; EXCEPT the East and
South 30 feet thereof; and

EXCEPT that part of the Northwest quarter of Section 25, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, described as follows;

Beginning at the intersection of the West line of the East 30 feet of said Northwest quarter with the North line of the South 30 feet thereof;

Thence West along said North line a distance of 14 feet;

Thence Northeasterly to a point on said West line which is 14 feet
North of the Point of Beginning;

Thence to the Point of Beginning.

EXHIBIT B

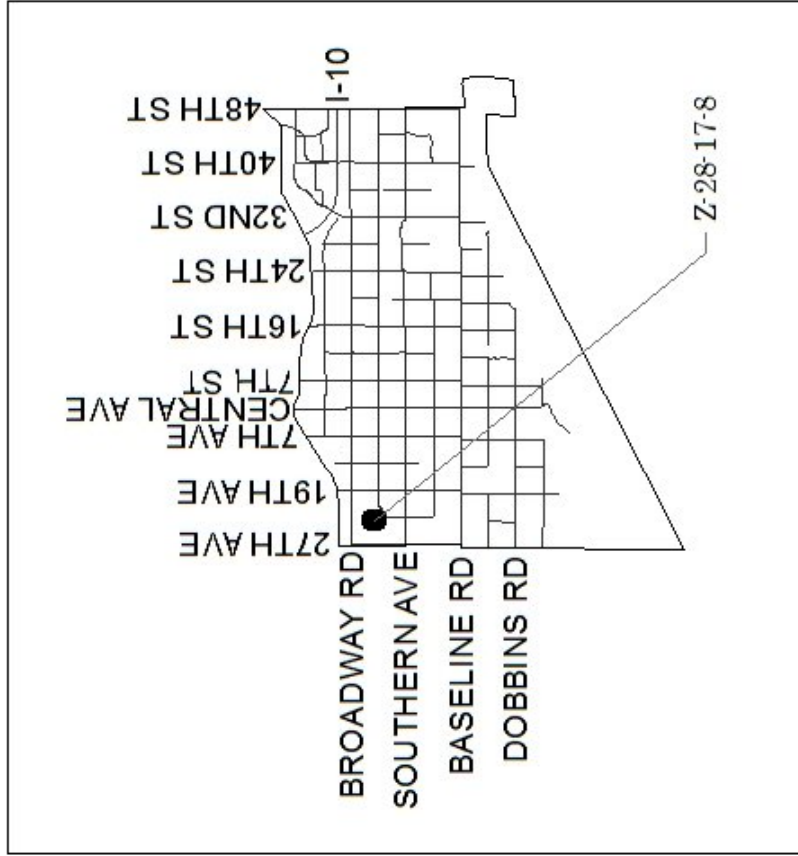
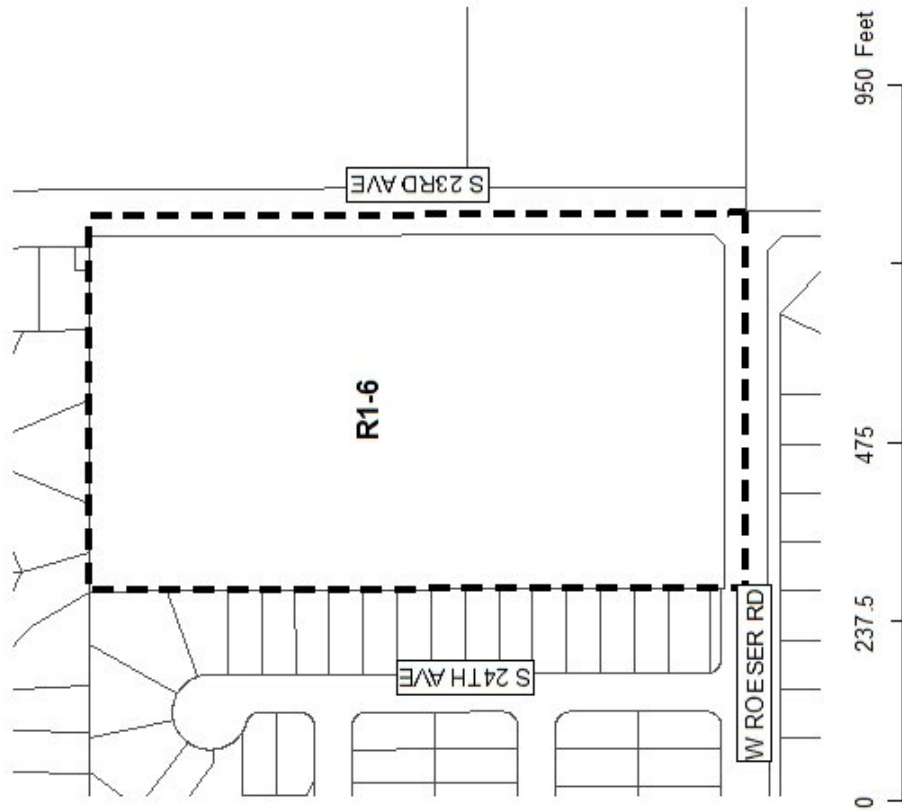
ORDINANCE LOCATION MAP

Zoning Case Number: Z-28-17-8

Zoning Overlay: N/A

Planning Village: South Mountain

SUBJECT AREA: - - - - -



NOT TO SCALE



Drawn Date: 8/10/2017

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**Amend City Code - Public Hearing and Ordinance Adoption - Rezoning
Application Z-10-17-8 - Approximately 250 Feet North and 580 Feet East of the
Northeast Corner of 7th Street and Mineral Road (Ordinance G-6361)**

Request to hold a public hearing on the rezoning application for the following item and to consider adopting the Planning Commission's recommendation and the related Ordinance if approved.

Summary

Application Z-10-17-8

Current Zoning: RH BAOD

Proposed Zoning: R-3 BAOD

Acreage: 28.98

Proposed Use: Multifamily Residential

Owner: Vistal Highlands, LLC c/o Taylor Tryhus

Applicant: 7th Street Development Company

Representative: Berry Riddell, LLC c/o Wendy Riddell

Staff Recommendation: Approval, subject to stipulations.

VPC Action: The South Mountain Village Planning Committee heard the request on July 11, 2017 and recommended denial by a 9-1 vote.

PC Action: The Planning Commission heard the request on Aug. 3, 2017 and recommended approval per the staff recommendation by a 6-0 vote.

Location

Approximately 250 feet north and 580 feet east of the northeast corner of 7th Street and Mineral Road

Council District: 8

Parcel Address: 701 and 705 E. Thunderbird Trail

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-10-17-8) FROM RH BAOD (RESORT DISTRICT, BASELINE AREA OVERLAY DISTRICT) TO R-3 BAOD (MULTIFAMILY RESIDENCE DISTRICT, BASELINE OVERLAY DISTRICT DISTRICT).

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of an approximately 28.98-acre property located approximately 250 feet north and 580 feet east of the northeast corner of 7th Street and Mineral Road in a portion of Section 9, Township 1 South, Range 3 East, as described more specifically in Exhibit "A", is hereby changed from "RH BAOD" (Resort District, Baseline Area Overlay District) to "R-3 BAOD" (Multifamily Residence District, Baseline Area Overlay District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. Due to the site's specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations, violation of which shall be treated in the same manner as a violation of the City of Phoenix Zoning Ordinance:

1. The development shall not exceed 290 lots.
2. Building elevations shall complement the architecture of the developments to the north, as approved by the Planning and Development Department.
3. All elevations of the building shall contain architectural embellishments and detailing such as textural changes, pilasters, offsets, recesses, variation in window size and location, and/or other overhang canopies, as approved by the Planning and Development Department.
4. If units are within 50 feet of the South Mountain Park and Preserve edge, development shall be designed so that a minimum of 50% of residential units adjacent to park and preserve open space shall face on to, or provide balconies or patios adjacent to the South Mountain Park and Preserve, as approved by the Planning and Development Department.
5. No surface parking shall be located within 50 feet of the South Mountain Park and Preserve or private undisturbed open space.
6. A minimum of 11% of the gross project area shall be retained as open space, including washes and hillside areas, as approved by the Planning and Development Department.

PARKS AND RECREATION

7. No pedestrian connection to the South Mountain Park and Preserve shall be constructed unless first approved by the Parks and Recreation Department.
8. The developer shall dedicate a one foot vehicular non-access easement (VNAE) along the shared property line with the South Mountain Park and Preserve.
9. Construction activities shall not encroach on the South Mountain Park and Preserve.

LANDSCAPING, FENCING, & WALLS

10. Landscape setbacks shall be planted only with landscape materials listed in the Approved Plant Species List for Sonoran Preserve Edge Treatment Guidelines in the Phoenix Zoning Ordinance (Appendix A), as approved by the Planning and Development Department.
11. Primary entry features and open spaces shall be planted only with landscape

materials listed in the Baseline Area Master Plan Plant List or the Approved Plant Species List for Sonoran Preserve Edge Treatment Guidelines in the Phoenix Zoning Ordinance (Appendix A), as approved by the Planning and Development Department.

12. Walls adjacent to the South Mountain Park and Preserve shall contain 100% view fencing materials such as wrought-iron, split rail, or farm fencing, as approved by the Planning and Development Department.
13. Walls adjacent to open space areas and perimeter landscape setbacks shall contain a minimum of 50% view fencing materials such as wrought-iron, split rail, or farm fencing, as approved by the Planning and Development Department.

ARCHAEOLOGY

14. The applicant shall submit an archaeological survey report of the development area for review and approval by the City Archaeologist prior to clearing and grubbing, landscape salvage, and/or grading approval. Archaeological monitoring and/or testing may be necessary based upon the results of the survey. A qualified archaeologist must make this determination in consultation with the City Archaeologist.

STREETS

15. The developer shall construct all streets within and adjacent to the development with paving, curb, gutter, sidewalk, curb ramps, streetlights, median islands, landscaping and other incidentals as per plans approved by the Planning and Development Department. All improvements shall comply with all ADA accessibility standards.
16. The applicant shall submit a Traffic Impact Study that evaluates whether the development provides sufficient access to support the proposed density to the Street Transportation Department. The study must be approved prior to preliminary site plan review. The applicant shall be responsible for any dedications and required improvements as recommended by the approved traffic study, as approved by Planning and Development and Street Transportation Departments.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 6th day of September, 2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

A – Legal Description (2 Pages)

B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-10-17-8

All of Lots 2, 3 and 4 of the THUNDERBIRD GOLF COURSE AND RESORT, according to Book 574, Page 3, records of Maricopa County, Arizona, located in a portion of the Northwest Quarter of Section 9, Township 1 South, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, more particularly described as follows:

COMMENCING at the Center of said Section 9, marked by a City of Phoenix aluminum cap, flush, from which the North quarter corner of said Section 9, marked by a City of Phoenix brass cap in handhole, bears North $00^{\circ} 00' 58''$ East, a distance of 2637.53 feet;

Thence North $00^{\circ} 00' 58''$ East, along the East line of said Northwest quarter, a distance of 150.10 feet to the most Southerly corner of said Lot 3, said point being the POINT OF BEGINNING;

Thence North $79^{\circ} 11' 09''$ West, along the Southerly line of said Lot 3, a distance of 271.85 feet;

Thence North $89^{\circ} 36' 39''$ West, continuing along said Southerly line, 239.95 feet;

Thence North $66^{\circ} 31' 47''$ West, continuing along said Southerly line, 163.38 feet;

Thence North $69^{\circ} 24' 54''$ West, continuing along said Southerly line, 338.15 feet;

Thence North $89^{\circ} 38' 21''$ West, continuing along said Southerly line, 110.03 feet;

Thence South $73^{\circ} 22' 00''$ West, continuing along said Southerly line, 240.23 feet;

Thence North $00^{\circ} 00' 38''$ East, continuing along said Southerly line, 26.27 feet;

Thence North $36^{\circ} 10' 40''$ West, continuing along said Southerly line, 366.99 feet to the Southeast corner of said Lot 2;

Thence South $53^{\circ} 49' 20''$ West, along the Southerly line of said Lot 2, a distance of 597.81 feet to the Southwest corner of said Lot 2;

Thence North $36^{\circ} 10' 40''$ West, along the Westerly line of said Lot 2, a distance of 31.11 feet;

Thence North $19^{\circ} 48' 51''$ West, continuing along said Westerly line, 122.44 feet to the beginning of a tangent curve, concave Easterly and having a radius of 230.00 feet;

Thence Northwesterly, along said Westerly line and the arc of said curve, through a central angle of $16^{\circ} 41' 16''$ a distance of 66.99 feet;

Thence South $86^{\circ} 52' 24''$ West, along said Westerly line, 80.00 feet to a point on a non-tangent curve, the radius of which bears North $86^{\circ} 52' 24''$ East, a distance of 310.00 feet;

Thence Northeasterly, along the Northerly line of said Lot 2, and the arc of said curve, through a central angle of $102^{\circ} 53' 39''$ a distance of 556.71 feet to a point of tangency;

Thence South $80^{\circ} 13' 56''$ East, along said Northerly line, 241.47 feet to the Northeast corner of said Lot 2;

Thence North $54^{\circ} 14' 02''$ East, along the Northwesterly line of said Lots 3 and 4, a distance of 739.18 feet;

Thence North $70^{\circ} 21' 46''$ East, along said Northwesterly line, 647.64 feet;

Thence North $84^{\circ} 58' 09''$ East, along said Northwesterly line, 209.60 feet;

Thence South $89^{\circ} 33' 19''$ East, along the Northerly line of said Lot 4, a distance of 147.51 feet to the Northeast corner of said Lot 4;

Thence South $00^{\circ} 00' 58''$ West, along the East line of said Lot 4, a distance of 120.00 feet to the Southeast corner of said Lot 4;

Thence North $89^{\circ} 33' 19''$ West, along the Southerly line of said Lot 4, a distance of 357.05 feet;

Thence South $00^{\circ} 00' 41''$ East, along the East line of said Lots 4 and 3, a distance of 380.17 feet;

Thence South $21^{\circ} 50' 39''$ West, along the Easterly line of said Lot 3, a distance of 107.42 feet;

Thence North $89^{\circ} 36' 03''$ West, along said Easterly line, 40.91 feet;

Thence South $00^{\circ} 13' 53''$ East, along said Easterly line, 200.04 feet;

Thence South $32^{\circ} 34' 18''$ East, along said Easterly line, 259.92 feet;

Thence South $50^{\circ} 47' 43''$ East, along said Easterly line, 382.99 feet;

Thence South $00^{\circ} 00' 58''$ West, along said Easterly line, 29.87 feet to the POINT OF BEGINNING.

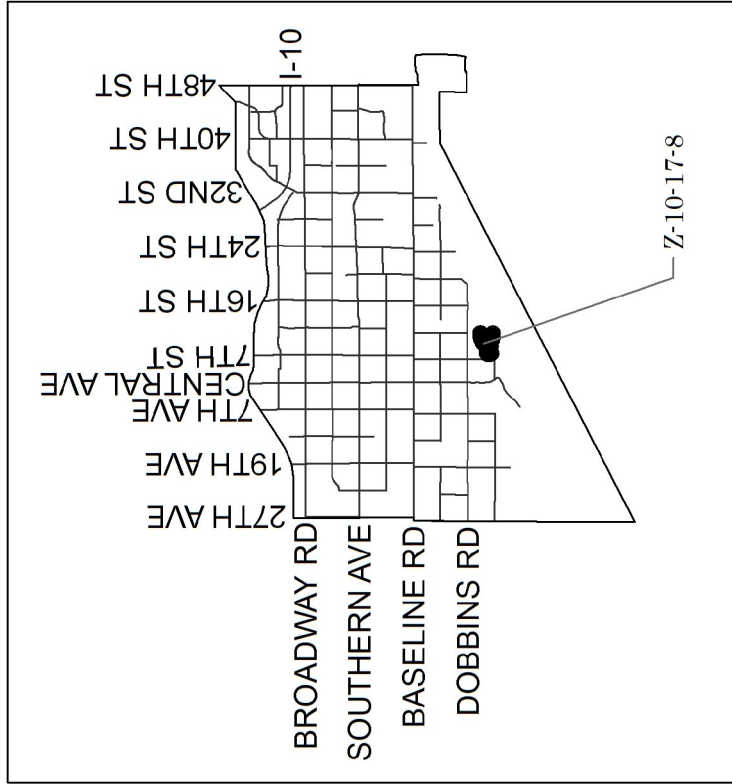
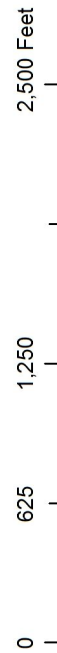
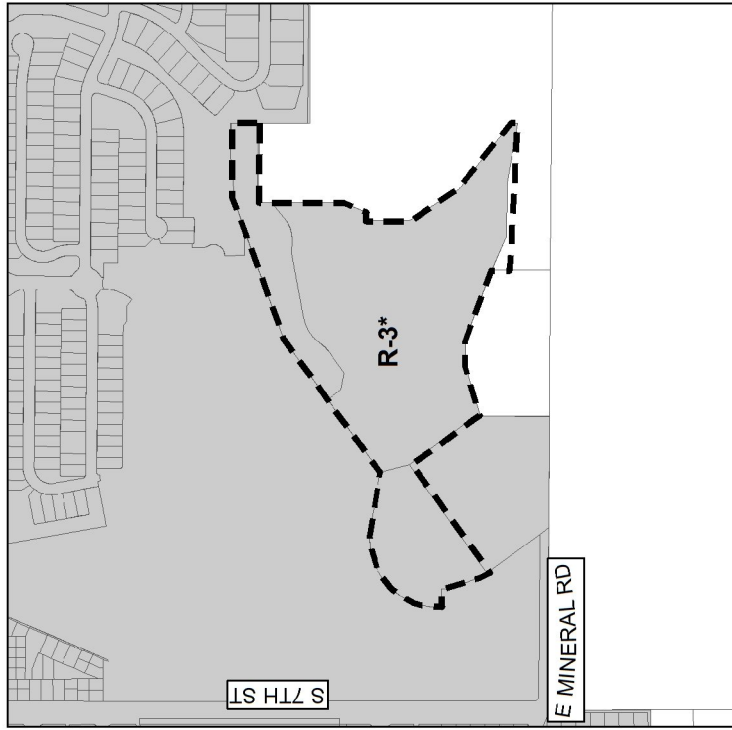
Said parcel contains 1,234,495 square feet or 28.3401 acres more or less.

ORDINANCE LOCATION MAP

EXHIBIT B

ZONING SUBJECT TO STIPULATIONS: *

SUBJECT AREA: - - - - -



NOT TO SCALE

Drawn Date: 8/10/2017

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Attachment B

REPORT OF PLANNING COMMISSION ACTION August 3, 2017

ITEM NO: 3	
	DISTRICT NO.: 8
SUBJECT:	
Application #:	Z-10-17-8
Location:	Approximately 250 feet north and 580 feet east of the northeast corner of 7th Street and Mineral Road
Request:	RH BAOD To: R-3 BAOD Acreage: 28.98
Proposal:	Multifamily Residential
Applicant:	7th Street Development Company
Owner:	Vistal Highlands, LLC c/o Taylor Tryhus
Representative:	Berry Riddell, LLC c/o Wendy Riddell

ACTIONS:

Staff Recommendation: Approval, subject to stipulations.

Village Planning Committee (VPC) Recommendation:
South Mountain 7/11/2017 Denial. Vote: 9-1.

Planning Commission Recommendation: Approved, per the staff recommendation.

Motion discussion:

Ms. Escolar stated that staff has concerns with the recommended approval of the R-3 zoning since the General Plan Amendment was denied as filed and approved as 5 to 10 dwelling units per acre. The zoning would not be consistent with the recommended General Plan designation.

Ms. Riddell explained that the zoning is stipulated to a unit count that will be consistent with the General Plan designation.

Motion details – Commissioner Glenn made a MOTION to approve Z-10-17-8 per the staff recommendation.

Maker: Glenn
Second: Shank
Vote: 6-0
Absent: Katsenes and Montalvo
Opposition Present: No

Findings:

1. The proposal is not consistent with the General Land Use Map designations of Residential 0-1 dwelling units per acre, Commercial, and Parks/Open Space – Private, or the R – Resort designation intended to identify the general location of a future resort site. Additionally, the gross acreage exceeds 10 acres. However, a companion General Plan

amendment request (GPA-SM-1-17-8) is being processed concurrently, and the zoning is stipulated to a unit count that will be consistent with the recommended General Plan designation.

2. The R-3 zoning district will introduce a housing type and density lacking in the surrounding area and promote the development of a diverse neighborhood with a mix of residential land uses.
3. As stipulated, the proposal is adequately buffered from the South Mountain Park and Preserve and includes architectural, design, and landscaping regulations which mitigate potential impacts of the development.

Stipulations:

1. The development shall not exceed 290 lots.
2. Building elevations shall complement the architecture of the developments to the north, as approved by the Planning and Development Department.
3. All elevations of the building shall contain architectural embellishments and detailing such as textural changes, pilasters, offsets, recesses, variation in window size and location, and/or other overhang canopies, as approved by the Planning and Development Department.
4. If units are within 50 feet of the South Mountain Park and Preserve edge, development shall be designed so that a minimum of 50% of residential units adjacent to park and preserve open space shall face on to, or provide balconies or patios adjacent to the South Mountain Park and Preserve, as approved by the Planning and Development Department.
5. No surface parking shall be located within 50 feet of the South Mountain Park and Preserve or private undisturbed open space.
6. A minimum of 11% of the gross project area shall be retained as open space, including washes and hillside areas, as approved by the Planning and Development Department.

PARKS AND RECREATION

7. No pedestrian connection to the South Mountain Park and Preserve shall be constructed unless first approved by the Parks and Recreation Department.
8. The developer shall dedicate a one foot vehicular non-access easement (VNAE) along the shared property line with the South Mountain Park and Preserve.
9. Construction activities shall not encroach on the South Mountain Park and Preserve.

LANDSCAPING, FENCING, & WALLS

10. Landscape setbacks shall be planted only with landscape materials listed in the Approved Plant Species List for Sonoran Preserve Edge Treatment Guidelines in the Phoenix Zoning Ordinance (Appendix A), as approved by the Planning and Development Department.

11. Primary entry features and open spaces shall be planted only with landscape materials listed in the Baseline Area Master Plan Plant List or the Approved Plant Species List for Sonoran Preserve Edge Treatment Guidelines in the Phoenix Zoning Ordinance (Appendix A), as approved by the Planning and Development Department.
12. Walls adjacent to the South Mountain Park and Preserve shall contain 100% view fencing materials such as wrought-iron, split rail, or farm fencing, as approved by the Planning and Development Department.
13. Walls adjacent to open space areas and perimeter landscape setbacks shall contain a minimum of 50% view fencing materials such as wrought-iron, split rail, or farm fencing, as approved by the Planning and Development Department.

ARCHAEOLOGY

14. The applicant shall submit an archaeological survey report of the development area for review and approval by the City Archaeologist prior to clearing and grubbing, landscape salvage, and/or grading approval. Archaeological monitoring and/or testing may be necessary based upon the results of the survey. A qualified archaeologist must make this determination in consultation with the City Archaeologist.

STREETS

15. The developer shall construct all streets within and adjacent to the development with paving, curb, gutter, sidewalk, curb ramps, streetlights, median islands, landscaping and other incidentals as per plans approved by the Planning and Development Department. All improvements shall comply with all ADA accessibility standards.
16. The applicant shall submit a Traffic Impact Study that evaluates whether the development provides sufficient access to support the proposed density to the Street Transportation Department. The study must be approved prior to preliminary site plan review. The applicant shall be responsible for any dedications and required improvements as recommended by the approved traffic study, as approved by Planning and Development and Street Transportation Departments.

This publication can be made available in alternate format upon request. Please contact Tamra Ingersoll at (602) 534-6648, TTY use 7-1-1.

Staff Report: Z-10-17-8

June 30, 2017

South Mountain Village Planning Committee Hearing Date	July 11, 2017
Planning Commission Hearing Date	August 3, 2017
Request From	RH BAOD (28.98 acres)
Request To	R-3 BAOD (28.98 acres)
Proposed Use	Multifamily Residential
Location	Approximately 250 feet north and 580 feet east of the northeast corner of 7th Street and Mineral Road
Owner	Vistal Highlands, LLC c/o Taylor Tryhus
Applicant	7th Street Development Company
Representative	Berry Riddell, LLC c/o Wendy Riddell
Staff Recommendation	Approval, subject to stipulations

General Plan Conformity	
General Plan Land Use Designation	Residential 0-1 dwelling units per acre Commercial Parks/Open Space - Private
Street Map Classification	No Street Frontage
<i>CELEBRATE OUR DIVERSE COMMUNITIES & NEIGHBORHOODS; CERTAINTY & CHARACTER; LAND USE PRINCIPLE: Protect and enhance the character of each neighborhood and its various housing lifestyles through new development that is compatible in scale, design, and appearance.</i> As stipulated, the elevations shall complement the architectural style of adjacent developments to the north and include embellishments and detailing. Additionally, open space and landscaping requirements are consistent with stipulated requirements of adjacent developments to the north.	
<i>CELEBRATE OUR DIVERSE COMMUNITIES & NEIGHBORHOODS; CERTAINTY & CHARACTER; DESIGN PRINCIPLE: Create new development or redevelopment that is sensitive to the scale and character of the surrounding neighborhoods and incorporates adequate development standards to prevent negative impact(s) on the residential properties.</i>	

As stipulated, the proposed development shall not exceed 290 lots. Additionally, stipulations require a minimum of 11 percent of the gross project area be retained as open space, which is consistent with the character of the surrounding area.

CELEBRATE OUR DIVERSE COMMUNITIES & NEIGHBORHOODS; CERTAINTY & CHARACTER; DESIGN PRINCIPLE: Promote neighborhood identity through planning that reinforces the existing landscaping and character of the area. Each new development should contribute to the character identified for the village.

The subject property is adjacent to the South Mountain Park and Preserve along its entire southern border. Staff stipulations address building orientation along this border, minimum open space requirements, plant materials in the Sonoran Preserve Edge Treatment Guidelines, and open fencing. These regulations are consistent with the character of development adjacent to the Park.

CELEBRATE OUR DIVERSE COMMUNITIES & NEIGHBORHOODS; CERTAINTY & CHARACTER; DESIGN PRINCIPLE: Integrate into the development design natural features such as washes, canals, significant topography and existing vegetation, which are important in providing character to new subdivisions.

As stipulated, the development shall be required to retain a minimum of 11 percent of the gross project area as open space, including washes and hillside areas to promote the preservation of these natural features.

CELEBRATE OUR DIVERSE COMMUNITIES & NEIGHBORHOODS; CONNECTED NEIGHBORHOODS; DESIGN PRINCIPLE: Design and locate new neighborhoods to promote access (both physical and visual) to parks and open space. New developments should also provide convenient pedestrian and bicycle access to transit stops, schools and other neighborhood amenities.

Staff stipulations address building orientation adjacent to the Park, restrict parking adjacent to the Park, and require view fencing to promote visual access. The development is also in close proximity to an official trailhead located on 14th Street.

BUILD THE SUSTAINABLE DESERT CITY; DESERT LANDSCAPE; DESIGN PRINCIPLE: Preserve the interface between private development and parks, preserves and natural areas (edge treatment).

Staff stipulations regarding building orientation, surface parking, approved plants, and view fencing are drawn from the design guidelines and regulations in the Sonoran Preserve Edge Treatment Guidelines.

***BUILD THE SUSTAINABLE DESERT CITY; TREES & SHADE; DESIGN PRINCIPLE:
Plant drought tolerant vegetation and preserve existing mature trees in new
development and redevelopment.***

As stipulated, only landscape materials listed in the Approved Plant Species List for Sonoran Preserve Edge Treatment Guidelines shall be utilized in landscape setbacks.

Area Plans

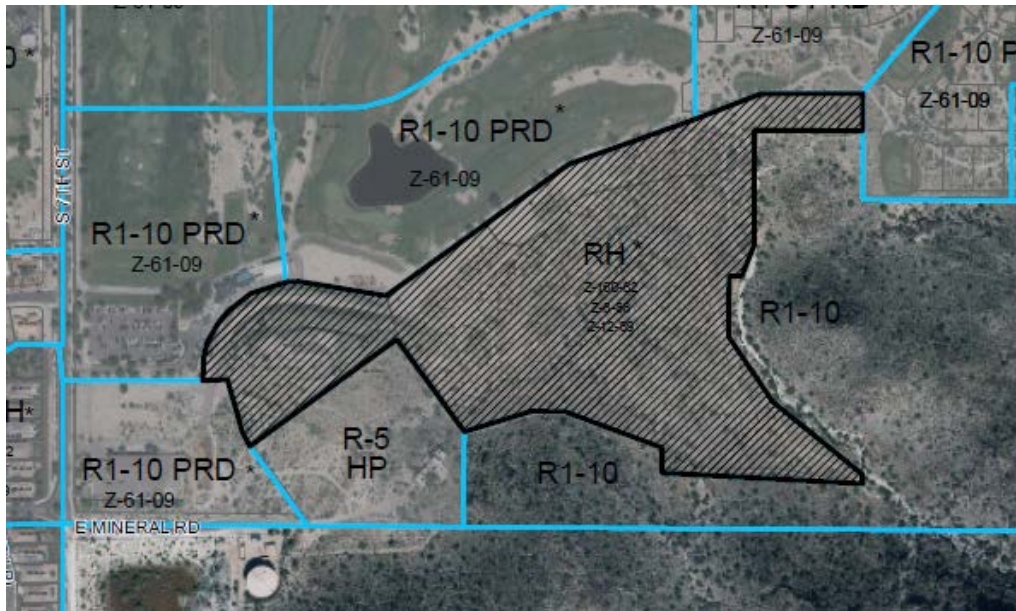
The property is located within the boundaries of the Baseline Area Overlay District (BAOD). The BAOD is designed to encourage and protect the rural, agricultural character of the area while allowing development in accord with the Baseline Area Master Plan. This rezoning request does not eliminate requirements for conformance with this overlay district. The proposal shall comply with all regulations in the BAOD.

Surrounding Land Uses/Zoning

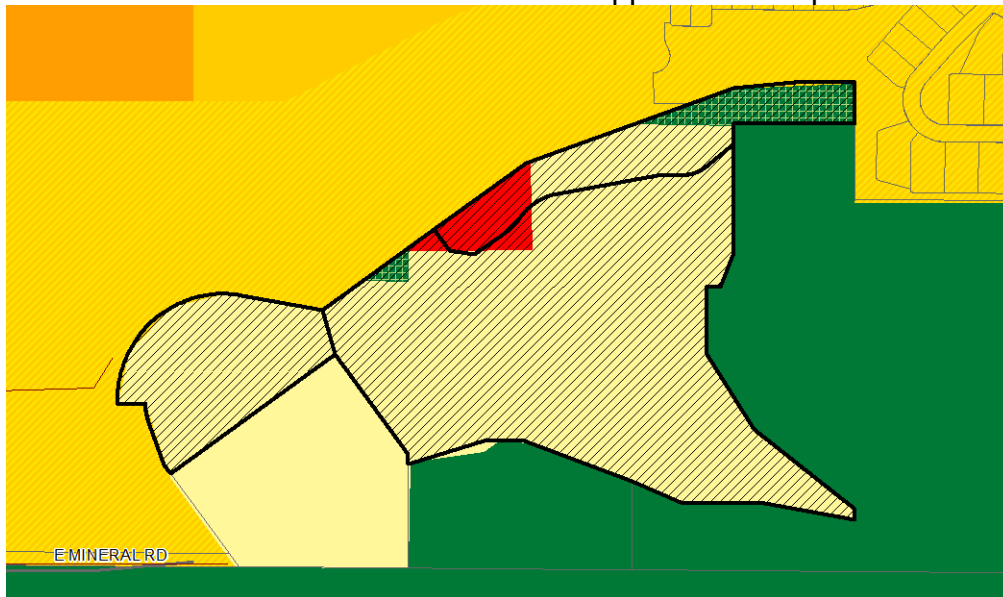
	<u>Zoning</u>	<u>Land Use</u>
On Site	RH	Vacant
North	R1-8, R1-10	Vacant
South	R-5 HP, R1-10	Mystery Castle, South Mountain Park and Preserve
East	R1-10	Vacant
West	R1-10	Vacant, Golf Course Maintenance Building, Parking Lot

Background/Issues/Analysis

1. This request is to rezone 28.98 acres located approximately 250 feet north and 580 feet east of the northeast corner of 7th Street and Mineral Road from RH BAOD (Resort District, Baseline Area Overlay District) to R-3 BAOD (Multifamily Residence District, Baseline Area Overlay District) to allow multifamily residential.



2. The subject property's General Plan Land Use Map designations include Residential 0-1 dwelling units per acre, Commercial, and Parks/Open Space - Private. The property also has an R – Resort designation intended to identify the general location of a future resort site. The proposal is not consistent with the existing designations. General Plan Amendment Case No. GPA-SM-1-17-8 is being processed concurrently as a companion case to amend the General Plan Land Use Map designation to Residential 10-15 dwelling units per acre and remove the R – Resort designation. The staff recommendation in GPA-SM-1-17-8 is to approve the request as filed.



3. The existing zoning on the property was established in rezoning case no. Z-12-89 to allow a resort, hotel, and related accessory uses, intended to develop as the South Mountain Resort. The resort was intended to operate in tandem with the Thunderbird Golf Course, which comprised the area adjacent to the subject property to the north. The resort did not develop and the Thunderbird Golf Course has ceased operations. In

rezoning case no. Z-61-09, the golf course property was rezoned to permit single and multifamily residential development in the R1-18, R1-10, R1-8, R1-6, and R-2 districts. These properties are being developed as a master planned community called Vistal. The subject property has recently been acquired by the same ownership entity and is intended to be integrated in the Vistal Master Plan.

4. The subject property is comprised of three parcels with no street frontage. Access to the subject property is intended to be provided through shared access with planned private streets in the adjacent Vistal development, connecting to both 7th Street and Dobbins Road.

The property is vacant and consists almost entirely of undisturbed desert landscape. On the western portion of the property there is a manmade landform originally intended to be developed as part of the planned resort. There are several natural washes that run through the site which are intended to be preserved and integrated into the site design. Staff stipulations address including these washes and hillside areas in the calculation of required minimum open space.

Properties to the north of the site are vacant, zoned R1-10 and R1-8, and are part of the Vistal master planned community.

Properties to the east and west of the site are primarily vacant, zoned R1-10, and are part of the Vistal master planned community. To the southwest of the site is a maintenance building that previously housed equipment for the Thunderbird Golf course.

Adjacent to the south is the Mystery Castle and the South Mountain Park and Preserve. The Mystery Castle is a privately operated cultural site which is renowned for its unique architectural and historical significance. South Mountain park is one of the largest municipal parks in the country and one of the most important natural, cultural, and recreational amenities in the City of Phoenix.

SITE PLAN, ELEVATIONS, LANDSCAPING

5. The conceptual site plan proposes 23 individual multifamily residential buildings to be developed on the eastern portion of the site. There is a large natural wash that runs through the center of the site with 13 of these buildings to the west and 10 buildings to the east. A detention basin is located along the northeastern boundary of the site. The site plan indicates that each building is proposed to contain 12 units, for a total of 276 multifamily units. Building height is limited to 2-stories and 30-feet in height. The two southernmost parcels are both designated as hillside properties and would be subject to the hillside height requirement which states that no building shall exceed a height of two (2) stories, not to exceed thirty (30) feet above the natural grade of the lot or parcel at any section through the structure.

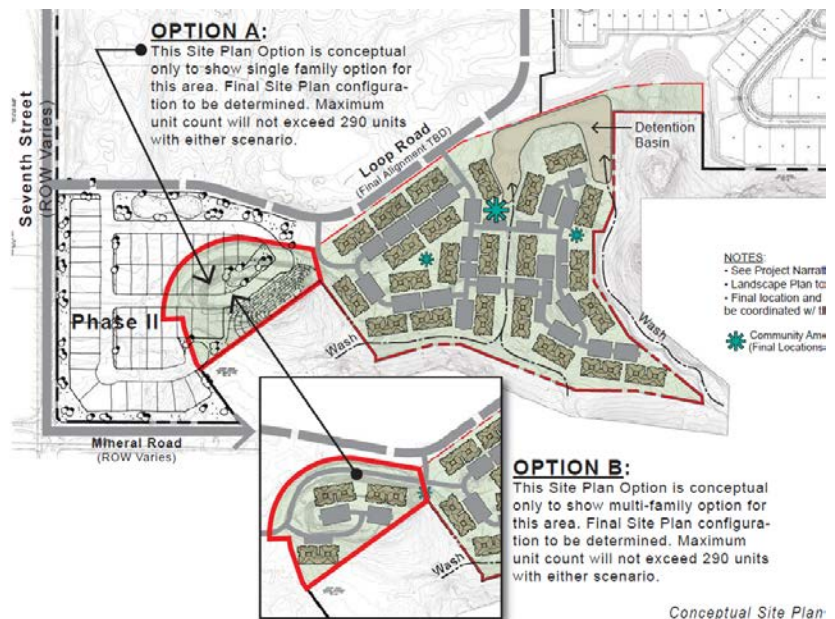
For the westernmost parcel, the conceptual site plan indicates two development options. Option A shows this portion of the subject property developed with 14 single-family residential lots which are integrated into a subdivision plan that crosses over into property within the existing Vistal Master Plan which is zoned R1-10. Option B shows

this portion of the subject property developed with 3 additional multifamily residential buildings similar to those shown on the eastern portion of the site. This westernmost parcel also contains the manmade landform discussed in Background Item #4.

Because the final design and layout is subject to the determination of how this manmade landform may be altered through the development process and whether this portion of the site is developed with single or multifamily residential, staff does not recommend general conformance to the site plan. However, staff stipulations restrict development to a maximum of 290 units on the site. This reflects the proposed number of units in both site plan options. The 290 units constitutes a proposed density of 10 dwelling units per gross acre. While this density may be accommodated in the R-2 zoning district, staff recommends approval of the request to rezone to the R-3 district. The Hillside Development regulations in Zoning Ordinance Section 710.C.1.a regulates the maximum permitted density within areas of a hillside property based on the slope category. Rezoning the site to the R-2 district may further restrict the permitted units due to the slope categories on the subject property.

Staff stipulations also require the provision of a minimum of 11% of the gross project area as open space. This requirement is consistent with the minimum required open space stipulated for the Vistal community adjacent to the north. The open space may include washes and hillside areas.

6. The conceptual elevations submitted with the request are renderings of proposed buildings. Due to the lack of specific, quantifiable details, staff does not recommend conformance to the conceptual elevations. However, staff stipulations require the provision of architectural embellishments and detailing such as textural changes, pilasters, offsets, recesses, variation in window size and location, and/or other overhang canopies. These details reflect certain design elements as shown on the conceptual elevations.



HILLSIDE TOWNHOME PRODUCT ELEVATIONS CONCEPT



Additionally, because the subject property is intended to be integrated in the Vistal Master Plan, staff stipulations require that building elevations complement the architecture of developments to the north.

7. Staff stipulations permit only landscape materials listed in the Approved Plant Species List for Sonoran Preserve Edge Treatment Guidelines in the Phoenix Zoning Ordinance (Appendix A) within landscape setbacks. This is intended to provide consistency with and protection for the extensive southern border adjacent to the South Mountain Park and Preserve. Plants listed within the Baseline Area Overlay District are permitted within the primary entry features and open spaces, which are located either within the site or along property lines adjacent to residentially zoned properties within the Vistal Master Plan.

Additionally, staff stipulations address fencing and require the provision of 100% view fencing in all areas adjacent to the South Mountain Park and Preserve. View fencing may include wrought-iron, split rail, or farm fencing. This stipulation is intended to preserve and promote unimpeded visual access to South Mountain Park. For all open spaces and perimeter landscape setbacks in other locations, a minimum of 50% view fencing is stipulated.

SOUTH MOUNTAIN PARK & PRESERVE

8. The subject property is directly adjacent to the South Mountain Park and Preserve. The shared property line constitutes the majority of the southern property line and approximately 3,200 feet in length. The South Mountain Park and Preserve is a unique and important public amenity that requires close attention to protect and maintain the integrity of its desert biome, ecosystem, and recreational amenities. Staff stipulations address a variety of concerns related to this proximity:
- Units within 50 feet of the Park and Preserve edge shall be designed so that a minimum of 50% of these units face the Park or provide adjacent balconies or patios. This stipulation is intended to promote visual access to the Park.
 - No surface parking is permitted within 50 feet of the South Mountain Park and Preserve or private undisturbed open space. This stipulation is intended to minimize the impacts of the development on the Park and Preserve edge. Additionally, the visual impact of a parking lot should not decrease the enjoyment of public or private undisturbed areas for residents.
 - No pedestrian connection to the South Mountain Park and Preserve is permitted unless first approved by the Parks and Recreation Department. The recent approval of the South Mountain Park Trails Master Plan included the designation of new public access trailheads, elimination of some existing trailheads, and efforts to reduce social and spider trails. The subject property is in close proximity to an officially designated public access trailhead at 14th Street. The Parks and Recreation Department indicated that this trailhead should serve as the primary trailhead for residents in the surrounding area. This stipulation is intended to regulate park access by discouraging informal trails along the southern border of the subject property. The developer should work to integrate trail access at 14th Street by providing connectivity with the stipulated trail system in the Vistal master plans.
 - Additional stipulations require the dedication of a one foot vehicular non-access easement (VNAE) along the shared property line with the South Mountain Park and Preserve and a prohibition on construction activities encroaching on the South Mountain Park and Preserve. These stipulations are intended to further preserve the integrity of the South Mountain Park and Preserve and its interface with the proposed development.

TRAFFIC STUDY

9. The proposed development has no street frontage. Connectivity to public streets in the surrounding area (7th Street, Dobbins Road, and/or Mineral Road) would necessitate that access be provided through adjacent properties. To the north and west of the subject site residentially zoned properties in the Vistal master planned community.

Staff stipulations require the applicant to submit a Traffic Impact Study that evaluates whether the development provides sufficient access to support the proposed density prior to preliminary site plan review. Additionally, the applicant shall be responsible for any dedications and required improvements as recommended by the approved traffic study.

DEPARTMENT COMMENTS

10. The City of Phoenix Archaeology Office indicated that the project area is located on an undeveloped parcel and that several petroglyphs have been recorded within and surrounding this project area. They also indicated that no archaeological work has previously been conducted within this project area. They recommended that this project area undergo an archaeological survey. Staff stipulations require an archaeological survey report.
11. The Phoenix Fire Department indicated that they do not anticipate problems with this case and that the site and/or buildings shall comply with the Phoenix Fire Code.
12. Floodplain Management indicated that the parcel is not in a Special Flood Hazard Area (SFHA), but is located in a Shaded Zone X, on panel 2680/2685 L of the Flood Insurance Rate Maps (FIRM) dated October 16, 2013.
13. The Parks and Recreation Department requires that no direct pedestrian connection be constructed between the proposed development and South Mountain Park. The recently approved South Mountain Park Trails Master Plan identified the trailhead on 14th Street as the closest approved access point to the Park. Additionally, a one foot vehicular non-access easement (VNAE) is required along the southern border of the site where adjacent to the Park and Preserve.
14. Staff stipulations require the developer to update all existing off-site street improvements, including sidewalks, curb ramps and driveways, adjacent to the project to current ADA guidelines, as approved by the Street Transportation and Planning and Development Departments.
15. The Public Transit and Water Services Department have no concerns regarding the request.

MISCELLANEOUS

16. As part of the Reimagine Phoenix initiative, the City of Phoenix is committed to increasing the waste diversion rate to 40 percent by 2020 and to better manage its solid waste resources. Section 716 of the Phoenix Zoning Ordinances establishes standards to encourage the provision of recycling containers for multi-family, commercial and mixed-use developments meeting certain criteria. The provision of recycling containers was not addressed in the applicant's submittals.
17. Development and use of the site is subject to all applicable codes and ordinances. Zoning approval does not negate other ordinance requirements. Other formal actions such as, but not limited to, zoning adjustments and abandonment may be required.

Findings

1. The proposal is not consistent with the General Land Use Map designations of Residential 0-1 dwelling units per acre, Commercial, and Parks/Open Space – Private, or the R – Resort designation intended to identify the general location of a future resort site. Additionally, the gross acreage exceeds 10 acres. However, a companion General Plan amendment request (GPA-SM-1-17-8) is being processed concurrently.
2. The R-3 zoning district will introduce a housing type and density lacking in the surrounding area and promote the development of a diverse neighborhood with a mix of residential land uses.
3. As stipulated, the proposal is adequately buffered from the South Mountain Park and Preserve and includes architectural, design, and landscaping regulations which mitigate potential impacts of the development.

Stipulations

1. The development shall not exceed 290 lots.
2. Building elevations shall complement the architecture of the developments to the north, as approved by the Planning and Development Department.
3. All elevations of the building shall contain architectural embellishments and detailing such as textural changes, pilasters, offsets, recesses, variation in window size and location, and/or other overhang canopies, as approved by the Planning and Development Department.
4. If units are within 50 feet of the South Mountain Park and Preserve edge, development shall be designed so that a minimum of 50% of residential units adjacent to park and preserve open space shall face on to, or provide balconies or patios adjacent to the South Mountain Park and Preserve, as approved by the Planning and Development Department.
5. No surface parking shall be located within 50 feet of the South Mountain Park and Preserve or private undisturbed open space.
6. A minimum of 11% of the gross project area shall be retained as open space, including washes and hillside areas, as approved by the Planning and Development Department.

PARKS AND RECREATION

7. No pedestrian connection to the South Mountain Park and Preserve shall be constructed unless first approved by the Parks and Recreation Department.

8. The developer shall dedicate a one foot vehicular non-access easement (VNAE) along the shared property line with the South Mountain Park and Preserve.
9. Construction activities shall not encroach on the South Mountain Park and Preserve.

LANDSCAPING, FENCING, & WALLS

10. Landscape setbacks shall be planted only with landscape materials listed in the Approved Plant Species List for Sonoran Preserve Edge Treatment Guidelines in the Phoenix Zoning Ordinance (Appendix A), as approved by the Planning and Development Department.
11. Primary entry features and open spaces shall be planted only with landscape materials listed in the Baseline Area Master Plan Plant List or the Approved Plant Species List for Sonoran Preserve Edge Treatment Guidelines in the Phoenix Zoning Ordinance (Appendix A), as approved by the Planning and Development Department.
12. Walls adjacent to the South Mountain Park and Preserve shall contain 100% view fencing materials such as wrought-iron, split rail, or farm fencing, as approved by the Planning and Development Department.
13. Walls adjacent to open space areas and perimeter landscape setbacks shall contain a minimum of 50% view fencing materials such as wrought-iron, split rail, or farm fencing, as approved by the Planning and Development Department.

ARCHAEOLOGY

14. The applicant shall submit an archaeological survey report of the development area for review and approval by the City Archaeologist prior to clearing and grubbing, landscape salvage, and/or grading approval. Archaeological monitoring and/or testing may be necessary based upon the results of the survey. A qualified archaeologist must make this determination in consultation with the City Archaeologist.

STREETS

15. The developer shall construct all streets within and adjacent to the development with paving, curb, gutter, sidewalk, curb ramps, streetlights, median islands, landscaping and other incidentals as per plans approved by the Planning and Development Department. All improvements shall comply with all ADA accessibility standards.
16. The applicant shall submit a Traffic Impact Study that evaluates whether the development provides sufficient access to support the proposed density to the Street Transportation Department. The study must be approved prior to preliminary site plan review. The applicant shall be responsible for any

dedications and required improvements as recommended by the approved traffic study, as approved by Planning and Development and Street Transportation Departments.

Writer

Adam Stranieri

June 30, 2017

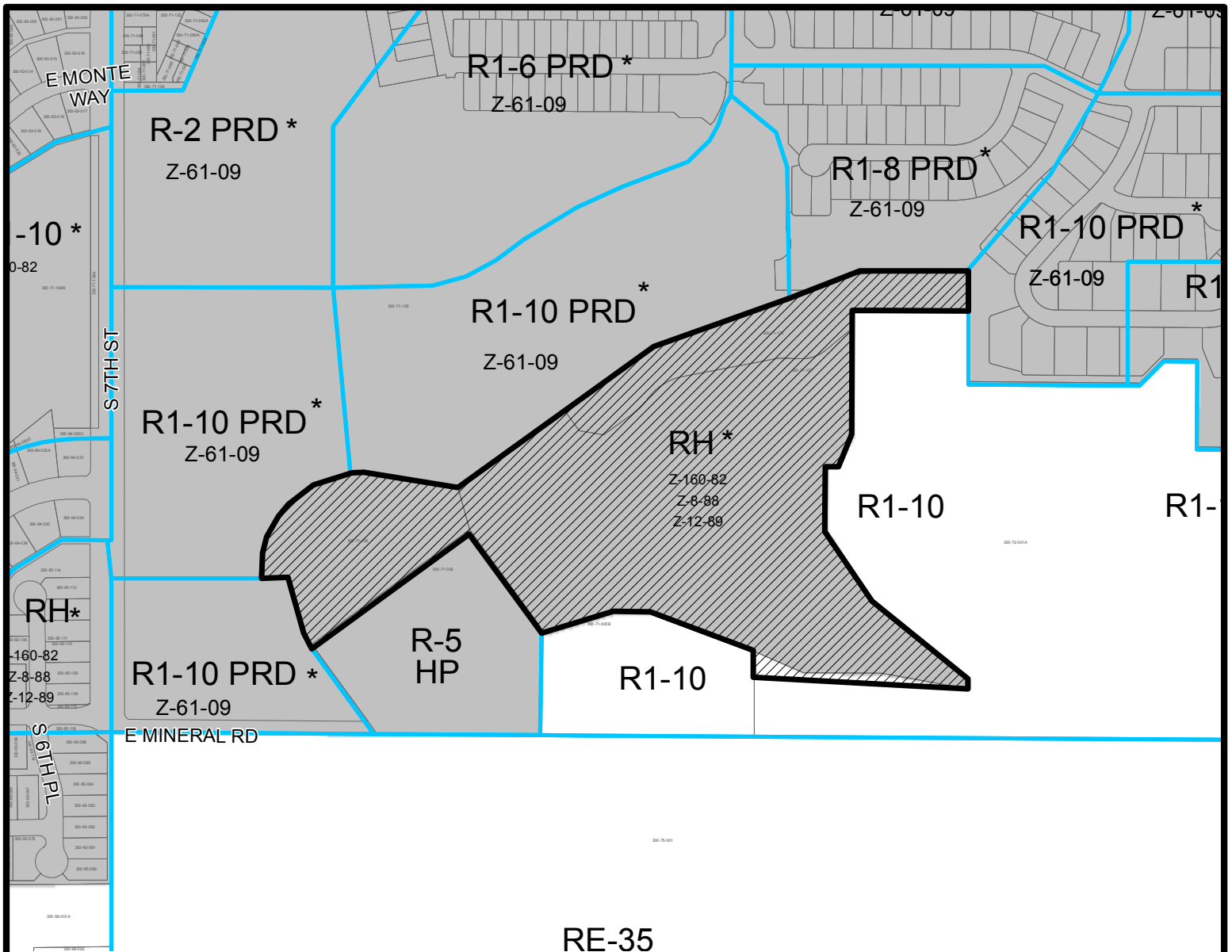
Team Leader

Joshua Bednarek

Exhibits

Sketch Map

Aerial



RE-35



Feet

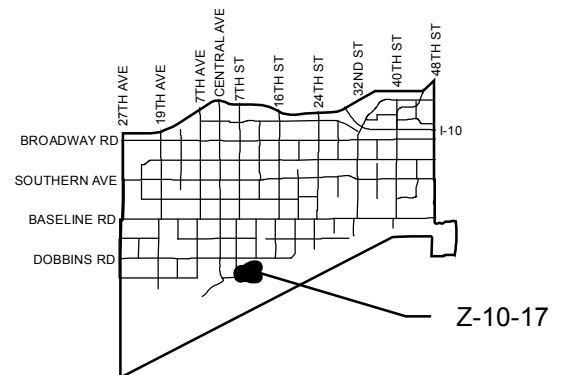
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SOUTH MOUNTAIN VILLAGE

CITY COUNCIL DISTRICT: 8



City of Phoenix
PLANNING AND DEVELOPMENT DEPARTMENT



APPLICANT'S NAME:

7th Street Development Company

REQUESTED CHANGE:

FROM:

RH BAOD, (28.98 a.c.)

TO:

R-3 BAOD, (28.98 a.c.)

APPLICATION NO.

Z-10-17

DATE:

02/10/2017

REVISION DATES:

GROSS AREA INCLUDING 1/2 STREET
AND ALLEY DEDICATION IS APPROX.

28.98 Acres

AERIAL PHOTO &
QUARTER SEC. NO.
QS 03-29

ZONING MAP
C-8

MULTIPLES PERMITTED

RH BAOD

R-3 BAOD

CONVENTIONAL OPTION

579

420

*** UNITS P.R.D. OPTION**

N/A

504

* Maximum Units Allowed with P.R.D. Bonus



Amend City Code - Public Hearing and Resolution Adoption - General Plan Amendment GPA-SM-1-17-8 - Approximately 250 Feet North and 580 Feet East of the Northeast Corner of 7th Street and Mineral Road (Resolution 21567)

Request to hold a public hearing on the General Plan Amendment request for the following item to consider adopting the Planning Commission's recommendation and the related Resolution if approved.

Summary

Application: GPA-SM-1-17-8

Current General Plan Land Use Map Designation: Residential 0 to 1, Commercial, and Parks/Open Space - Private

Proposed General Plan Land Use Map Designation: Residential 10 to 15

Acreage: 28.36

Proposal: Multifamily Residential

Owner: Vistal Highlands, LLC

Applicant: Taylor Truhus, Vistal Highlands, LLC

Representative: Roger Tornow, Tornow Associates, PC

Staff Recommendation: Approval

VPC Action: The South Mountain Village Planning Committee heard the request on July 11, 2017 and recommended denial, by a 9-1 vote.

PC Action: The Planning Commission heard the request on Aug. 3, 2017 and recommended denial as filed, and approval as Residential 5 to 10 dwelling units per acre, by a 6-0 vote.

Location

Approximately 250 feet north and 580 feet east of the northeast corner of 7th Street and Mineral Road

Council District: 8

Parcel Address: 701 and 705 E. Thunderbird Trail

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED RESOLUTION**

RESOLUTION _____

A RESOLUTION ADOPTING AN AMENDMENT TO THE
2015 GENERAL PLAN FOR PHOENIX, APPLICATION
GPA-SM-1-17-8, CHANGING THE LAND USE
CLASSIFICATION FOR THE PARCEL DESCRIBED
HEREIN.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF PHOENIX, as

follows:

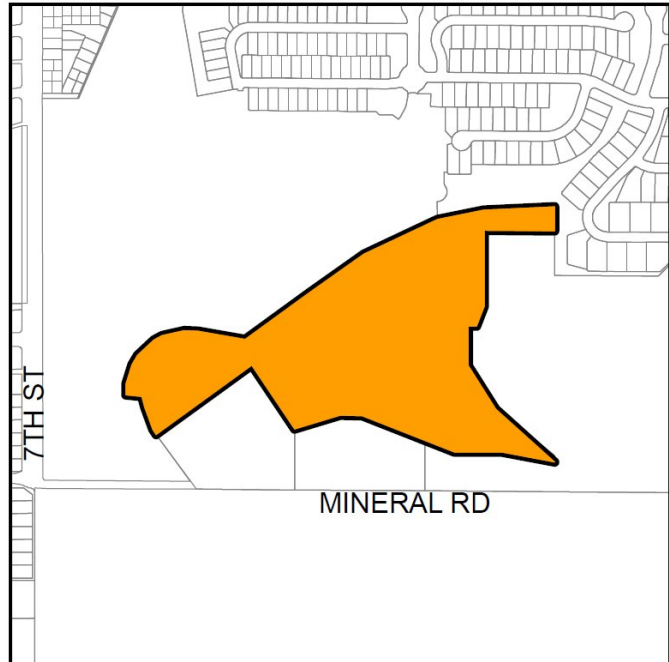
SECTION 1. The 2015 Phoenix General Plan which was adopted by Resolution No. 21307, is hereby amended by adopting GPA-SM-1-17-8, 28.36 acres located approximately 250 feet north and 580 feet east of the northeast corner of 7th Street and Mineral Road for 28.36 acres of Residential 5-10 dwelling units per acre as approved by the City Council on September 6, 2017 and that the Planning and Development Director is instructed to modify The 2015 Phoenix General Plan to reflect this land use classification change as shown below:

PROPOSED CHANGE:

Residential 5 to 10 DU/Acre (28.36 +/- Acres)



Residential 5 to 10 du/acre



PASSED by the Council of the City of Phoenix this 6th day of September, 2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

PL:tml:____v1 (CM __) (Item __) 09/06/17

**GENERAL PLAN AMENDMENT
STAFF ANALYSIS**

June 23, 2017

<u>Application:</u>	GPA-SM-1-17-8
<u>Applicant:</u>	Taylor Tryhus, Vistal Highlands, LLC
<u>Location:</u>	Approximately 250 feet north and 580 feet east of the northeast of 7th Street and Mineral Road
<u>Acreage:</u>	28.36 acres
<u>Current Plan Designation:</u>	Residential 0 to 1 dwelling units per acre (25.79 acres) Commercial (1.12 acres) Parks/Open Space – Private (1.45 acres) R – Resort Designation (28.36 acres)
<u>Requested Plan Designation:</u>	Residential 10-15 dwelling units per acre (28.36 acres)
<u>Reason for Requested Change:</u>	Amend the General Plan Land Use Map to provide multifamily residential
<u>Village Planning Committee Date:</u>	South Mountain – July 11, 2017
<u>Staff Recommendation:</u>	Approval

FINDINGS:

- 1) The subject area exceeds 10 acres, which requires a minor General Plan Amendment to the Land Use Map.
- 2) The companion zoning case, Z-10-17-8, will allow development that is consistent in scale and character with land uses in the surrounding area and preserves and promotes visual access to the South Mountain Park and Preserve.

- 3) The proposed land use designation will introduce a residential density that is underrepresented in the surrounding area and promote diversity in housing types and lifestyle options in a unique location adjacent to South Mountain Park.

BACKGROUND

The subject site is located approximately 250 feet north and 580 feet east of the northeast corner of 7th Street and Mineral Road. The property is vacant and contains remnants of the Thunderbird Golf Course and portions of undisturbed desert landscape. On the western portion of the property there is a manmade landform originally intended to be developed as part of the planned resort. There are several natural washes that run through the site which are intended to be preserved and integrated into the site design. In 1989, the property was entitled with RH (Resort District) zoning to allow the development of the South Mountain Resort, hotel, and related accessory uses. The resort was intended to operate in tandem with the Thunderbird Golf Course. The golf course has since ceased operations and the resort failed to develop. The property adjacent to the north was re-entitled in 2009 for a master planned residential community named Vistal, consisting primarily of single-family detached units. The subject property has recently been acquired by this owner and is intended to be integrated in the Vistal master plans.

The R –Resort Designation applied to the entirety of the site was established in GPA-SM-2-96-6-8, a General Plan Land Use Map amendment that adopted proposed land use recommendations in the Baseline Area Master Plan. The R was intended to identify the general location for a future resort site. The Baseline Area Master Plan recommended a low density residential land use designation in the event that a resort was not developed on the site. If a resort was developed, the Plan recommended higher density residential development in the form of townhouses, clustered casitas, and apartments at densities up to 10 dwelling units per acre. The 2015 General Plan prioritizes maximizing access and connectivity to the City's unique assets and promoting land use decisions that capitalize on infrastructure investments. The South Mountain Park and Preserve is one of the most unique assets in the City and the proposal would promote increased access to the Park, given its close proximity. Connectivity would be provided through proximity to trailheads established in the recently adopted South Mountain Park Trails Master Plan.

The request would amend the General Plan Land Use Map to apply a designation of Residential 10-15 dwelling units per acre to accommodate the development of a multifamily residential community in the R-3 zoning district. Companion rezoning case Z-10-17-8 is being processed concurrently as a companion case. The staff recommendation in this case is for approval subject to staff stipulations.

SURROUNDING LAND USES

Properties to the north of the site are vacant, zoned R1-10 and R1-8, and are part of the Vistal master planned community.

Properties to the east and west of the site are primarily vacant, zoned R1-10, and are part of the Vistal master planned community. To the southwest of the site is a maintenance building that previously housed equipment for the Thunderbird Golf Course.

General Plan Land Use Map designations to the north, east, and west include Residential 5-10 dwelling units per acre and Residential 3.5 to 5 dwelling units per acre.

Adjacent to the south is the Mystery Castle and the South Mountain Park and Preserve. The Mystery Castle is zoned R-5 HP and has a General Plan Land Use designation of Residential 0 to 1 dwelling units per acre. South Mountain Park has a General Plan Land Use designation of Parks/Open Space-Public.

RELATIONSHIP TO GENERAL PLAN CORE VALUES AND PRINCIPLES

CONNECT PEOPLE AND PLACES

- ***OPPORTUNITY SITES; LAND USE PRINCIPLE: Support reasonable levels of increased intensity, respectful of local conditions and surrounding neighborhoods.***

The proposed land use designation introduces a limited level of increased intensity. As stipulated, the companion rezoning case is consistent in scale and character with land uses in the surrounding area and mitigates potential impacts of the proposal on adjacent properties and the South Mountain Park and Preserve.

CELEBRATE OUR DIVERSE COMMUNITIES AND NEIGHBORHOODS

- ***CELEBRATE OUR DIVERSE COMMUNITIES & NEIGHBORHOODS; DIVERSE NEIGHBORHOODS; LAND USE PRINCIPLE: Include a mix of housing types and densities where appropriate within each village that support a broad range of lifestyles.***
- ***CELEBRATE OUR DIVERSE COMMUNITIES & NEIGHBORHOODS; DIVERSE NEIGHBORHOODS; LAND USE PRINCIPLE: Within each village, designate residential land use in at least four of the seven residential categories and designate at least one of those categories to be for 10 to 15 or 15+ dwelling units per acre.***

The General Plan Land Use Map in the surrounding area is overwhelmingly dominated by Residential 2 to 3.5 dwelling units per acre and Residential 3.5 to 5 units per acre designations. There is a very small area designated Residential 15+ dwelling units per acre at the southeast corner of 7th Street and Dobbins Road. Otherwise, Central Avenue is the closest location with higher density residential designations. Additionally, there is a lack of diversity in land use designations adjacent to the South Mountain Park and Preserve throughout the Village. Approval of the request would introduce diversity to the housing and lifestyle options available in this unique location.

- *CELEBRATE OUR DIVERSE COMMUNITIES & NEIGHBORHOODS; CLEAN NEIGHBORHOODS; LAND USE PRINCIPLE: Facilitate the acquisition of vacant, underutilized and blighted parcels for appropriate redevelopment, compatible with the adjacent neighborhood character and adopted area plans.*

The property was entitled for a resort hotel use in 1988 which did not develop. The associated golf course has ceased operations and the land has been rezoned to accommodate a single-family residential master planned community named Vistal. The property is currently vacant. Approval of the request would allow the development of a vacant parcel adjacent to a proposed master planned community.

BUILD THE SUSTAINABLE DESERT CITY

- *WATER SUPPLY; LAND USE PRINCIPLE: Require new development to provide assured water supplies to accommodate the additional growth.*
- *WASTEWATER; LAND USE PRINCIPLE: Maximize use of existing infrastructure and carrying capacity by encouraging redevelopment and infill.*

There are existing water and sewer mains in place; however, the proposed project will require extensions to serve the property. The integration with the proposed Vistal master planned community will allow efficient use of planned water and sewer infrastructure in the surrounding area.

CONCLUSION AND RECOMMENDATION

The staff recommendation for GPA-SM-1-17-8 is to approve the request as filed. The proposed General Plan amendment will introduce a land use designation for a residential density that is underrepresented in the surrounding area. The General Plan calls for efforts to promote diversity in housing types and lifestyle options in residential communities. The subject property enjoys a unique location adjacent to South Mountain Park. There is a notable lack of diversity in residential density and housing

types adjacent to this unique public amenity. As stipulated, the companion zoning case will provide adequate mitigating standards to ensure consistency in scale and character with existing and planned development in the surrounding area. Approval of the request will support the development of this vacant property with uses that are compatible with the surrounding land use designations and zoning designations.

Writer

Adam Stranieri
June 23, 2017

Team Leader

Joshua Bednarek

Exhibits

Sketch Map

GENERAL PLAN AMENDMENT

CITY OF PHOENIX ♦ PLANNING & DEVELOPMENT DEPARTMENT ♦ 200 W WASHINGTON ST ♦ PHOENIX, AZ ♦ 85003 ♦ (602) 262-6882











APPLICATION NO: GPA-SM-1-17-8	ACRES: 28.36 +/-
VILLAGE: South Mountain	COUNCIL DISTRICT: 8
APPLICANT: Taylor Tryhus	

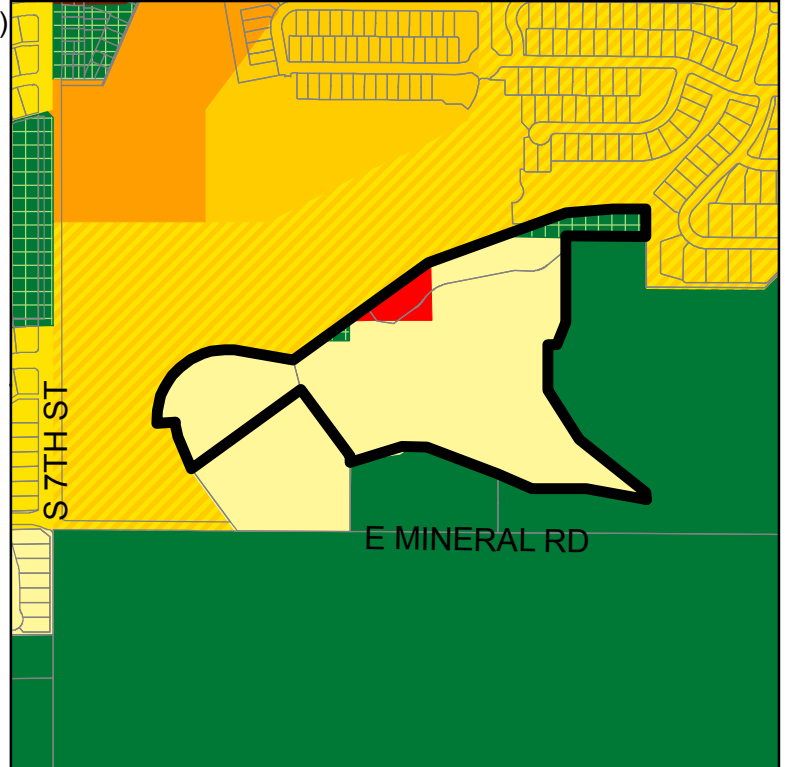
EXISTING:

Residential 0 to 1 DU/Acre (25.79 +/- Acres)

Commercial (1.12 +/- Acres)

Parks/Open Space Privately Owned (1.45 +/- Acres)

-  Proposed Change Area
-  Residential 0 to 1 du/ac
-  Residential 2 to 3.5 du/ac
-  Residential 2 to 5 du/ac
-  Residential 3.5 to 5 du/ac
-  Residential 5 to 10 du/ac
-  Residential 15+ du/ac
-  Commercial
-  Parks/Open Space - Privately Owned
-  Parks/Open Space - Publicly Owned



PROPOSED CHANGE:

Residential 10 to 15 DU/Acre (28.36 +/- Acres)

-  Residential 10 to 15 du/acre

