



City of Avondale

City Council Meeting

 [**Link to Summary of Council Actions**](#)

 [**Link to Meeting Minutes**](#)



City of Avondale
City Council Meeting
Monday, November 18, 2019

Mayor and Council

Kenn Weise, Mayor

Pat Dennis, Vice Mayor

Tina Conde, Council Member | Bryan Kilgore, Council Member
Veronica Malone, Council Member | Curtis Nielson, Council Member
Mike Pineda, Council Member

Administration

Charles A. Montoya, City Manager
Gina Montes, Assistant City Manager
Michael Wawro, City Attorney
Marcella Carrillo, City Clerk

City Council Chambers

11465 West Civic Center Drive
Avondale, AZ 85323



City Council Meeting
Agenda
Monday, November 18, 2019

CITY COUNCIL CHAMBERS | 11465 WEST CIVIC CENTER DRIVE | AVONDALE, AZ 85323

WORK SESSION
6:30 PM

CALL TO ORDER BY MAYOR

1. ROLL CALL BY THE CITY CLERK

2. GARDEN LAKES PARKWAY CORRIDOR STUDY

Staff **provided** an overview of the Garden Lakes Parkway Corridor Study and request input from City Council. Staff and its consultant, Wood Environment and Infrastructure Solutions, Inc., will incorporate that feedback into the final report. This is for information and discussion only.

3. ADJOURNMENT

Request to Speak: Anyone wishing to address the Council regarding items listed on the agenda or under unscheduled public appearance should fill out a card located at the back of the Council Chambers and hand it to the City Clerk prior to consideration of that agenda item.

REGULAR MEETING

7:00 PM

**CALL TO ORDER BY MAYOR
PLEDGE OF ALLEGIANCE
MOMENT OF REFLECTION**

1. ROLL CALL AND STATEMENT OF PARTICIPATION BY THE CITY CLERK

2. UNSCHEDULED PUBLIC APPEARANCES

(Limit three minutes per person. Please state your name.)

3. PRESENTATION ITEMS

a. AVONDALE YOUTH ADVISORY COMMISSION DEMOCRASEED UPDATE

Staff and members of the Avondale Youth Advisory Commission **provided** Council with an update regarding the Avondale Youth Advisory Commission's participation in the Center for the Future of Arizona and Arizona State University's (ASU) Public Service Academy, DemocraSeed program.

b. RESOLUTION 3592-1119 - HONORING LIEUTENANT JAMES REDLINE ON THE OCCASION OF HIS RETIREMENT

City Council ceremonially **adopted** Resolution 3592-1119 honoring Lieutenant James Redline for twenty years of dedicated service to the City of Avondale.

c. RESOLUTION 3593-1119 - HONORING FRANCES JONES ON THE OCCASION OF HER RETIREMENT

City Council ceremonially **adopted** Resolution 3593-1119 honoring Frances Jones for thirty-five years of dedicated service to the City of Avondale.

d. NEW EMPLOYEE INTRODUCTION

Introduction of the new Planning Manager, Brian Craig

4. CONSENT AGENDA

Items on the consent agenda are of a routine nature or have been previously studied by the City Council at a work session. They are intended to be acted upon in one motion. Council members may pull items from consent if they would like them considered separately.

a. MINUTES

City Council **approved** the October 7, 2019, October 28, 2019, and November 4, 2019 City Council Meeting Minutes. The Council will take the appropriate action.

b. WVIC-GRIFFITH COMMERCE PARK RE-PLAT (APPLICATION PL-19-0189)

City Council **approved** a request by Michael Hreha of Larson Engineering for approval of a Re-Plat of Lots 4 and 5 in Griffith Commerce Park; WVIC-Griffith Commerce Park Re-Plat. The proposed Re-Plat will combine two (2) lots, dedicate a twenty-foot wide trail easement, and abandon the eastern 54' X 40' cross-access driveway easement. The combining of lots is required to accommodate development of the site with a new place of worship with a multi-purpose building, a freestanding retail building, and a freestanding restaurant building. The Council will take appropriate action.

c. RESOLUTION 3594-1119 – ADOPTING NEW OFFICIAL INVESTMENT POLICY

City Council **adopted** Resolution 3594-1119, adopting a new official investment policy and repealing the existing investment policy previously adopted by City Council on February 20, 1996 and authorize the Mayor or City Manager and City Clerk to execute the necessary documents. The Council will take appropriate action.

d. RESOLUTION 3595-1119 - APPROVAL OF 2019-2020 HOME FUNDING INTERGOVERNMENTAL AGREEMENT WITH MARICOPA COUNTY

City Council **adopted** resolution 3595-1119 authorizing the Fourth Amendment to the 2016-2017 Intergovernmental Agreement with Maricopa County to allow the City to receive an allocation of Federal funding under the HOME Investment Partnership Program in the amount of \$188,390 for the 2019-2020 fiscal year and authorize the Mayor or City Manager and City Clerk to execute the necessary documents. The Council will take appropriate action.

e. EMPLOYMENT AGREEMENT WITH CHARLES A. MONTOYA

City Council **approved** the Amended Employment Agreement with Charles A. Montoya and authorize the Mayor and City Clerk to execute the necessary documents. The Council will take appropriate action.

5. REGULAR AGENDA

a. PUBLIC HEARING AND ORDINANCE 1710-1119 – APPLICATION OF HISTORIC AVONDALE INFILL OVERLAY (HAIO) ZONE FOR SOUTHWEST LENDING CLOSET – APPLICATION PL-19-0094

City Council **held** a public hearing and **approved** a request by Ms. Ann DeVlaeminck, Southwest Lending Closet, to **adopt** Ordinance 1710-1119, approving the application of the Historic Avondale Infill Overlay (HAIO) zone on approximately 0.94 gross acres of property located at the southwest corner of Central Avenue and Madden Drive, 218 North Central Avenue. The subject property is zoned C-2 (Community Commercial). Approval of the request will modify development standards on the subject site, allowing for an expansion of the existing specialty service use occurring on the property. Development standards subject to modification through this request include, but are not limited to, reduced building setbacks adjacent to Madden Drive, reduced landscape improvements including elimination of required landscape setbacks along adjacent streets, and reduced parking space dimensions. The Council will take appropriate action.

b. PRELIMINARY PLAT – RIVER RUN – APPLICATION PL-19-0066

City Council **approved** a request by Mr. Shaine T. Alleman, Tiffany & Bosco, P.A., to approve a Preliminary Plat for River Run, a 103-lot single-family residential subdivision on approximately 14.52 acres located west of the southwest corner of Thomas Road and 119th Avenue. The Council will take appropriate action.

6. ADJOURNMENT

MINUTES OF THE AVONDALE CITY COUNCIL
CITY OF AVONDALE, ARIZONA
CITY COUNCIL CHAMBER
November 18, 2019

A **Work Session** of the City Council of the City of Avondale, Arizona was convened at 11465 Civic Center Drive in open and public session at 6:32 p.m.

Members Present: Mayor Kenn Weise; Vice Mayor Pat Dennis; Council Members Tina Conde, Bryan Kilgore, Veronica Malone, Curtis Nielson, and Mike Pineda.

Members Absent: None.

Other Municipal Officials Present: Gina Montes, Assistant City Manager; Tracy Stevens, Deputy City Manager; Michael Wawro, City Attorney; Marcella Carrillo, City Clerk; Cindy Blackmore, Public Works Director; Jessica Blazina, Intergovernmental Affairs Administrator; Lindsey Duncan, Finance and Budget Director; Chris Lopez, Neighborhood and Family Services Director; Dale Nannenga, Police Chief; Jeffrey Scheetz, Chief Information Officer; and Pier Simeri, Community Relations and Public Affairs Director.

Audience: Approximately 15 members of the public were present.

1 ROLL CALL BY THE CITY CLERK

2. GARDEN LAKES PARKWAY CORRIDOR STUDY

Dave Janover, City Engineer, provided an overview of the Garden Lakes Parkway Corridor Study and request input from City Council. Staff and its consultant, Wood Environment and Infrastructure Solutions, Inc., will incorporate that feedback into the final report. This is for information and discussion only.

Presentation by Mr. Janover included the following:

The Garden Lakes Parkway Corridor runs from Thomas Road to 107th Avenue. In 2018, the City restriped Garden Lakes Parkway to reduce vehicle speed. Prior to the restriping, there were 20-foot wide travel lanes, a 14-foot two-way left turn lane and two 5-foot bike lanes. The 85th percentile speed was 52 miles per hour with a posted speed limit of 25 miles per hour. After gathering public feedback and discussion with City Council, the 2018 configuration reduced the 20-foot travel lanes to 11 feet wide; a 14-foot two-way left turn lane; a 9-foot bike buffer with a 5-foot bike lane was striped on the east side; a 6-foot wide pedestrian lane next to the 5-foot bike lane and 3-foot wide buffer. After the restriping, the 85th percentile speed was reduced to 32 miles per hour. Input from area residents and HOA's was encouraging; however, they indicated there was still work left to do.

Wood Environment & Infrastructure Solutions was tasked with completing the subsequent study. A technical advisory committee (TAC) was formed, consisting of City staff and a

representative from the Garden Lakes Neighborhood and the Roosevelt Irrigation District. Public outreach included a neighborhood meeting on May 15th, 2019 as well as a survey to the community. The survey resulted in 135 responses which included the following comments:

- Excessive parking on bike paths.
- Buffer lane, bike lane, walking path and center turn lanes were all being used for illegal passing of vehicles.
- Speeding throughout the corridor.
- Insufficient areas for pedestrian crossing.
- Replace flexible delineators with pavement markers.

Mr. Janover identified a comment that had been received prior to the restriping stating drivers have missed the curve at the canal and crashed into the walls. Although the comment was received prior to the restriping, it warranted identification as part this report.

A public meeting was held on September 19, 2019 and comment cards were provided to the attendees. Presentation at the meeting included alternatives for the following areas:

- Garden Lakes Parkway Corridor
- Thomas Road and Garden Lakes Parkway
- 111th Avenue and Garden Lakes Parkway
- Canal Crossing
- Lakeshore Drive and Garden Lakes Parkway
- Garden Lakes Elementary School

Positive comments were received regarding the installation of center median on Garden Lakes Parkway, the proposed changes to Thomas Road and Garden Lakes Parkway intersection, and the speed table or raised crosswalk at the canal crossing.

Recommendations arising from the study include the following:

Garden Lakes Parkway:

- Install raised medians with turn lanes at the intersections along Garden Lakes Parkway from Thomas Road to east of Carnation Drive, to eliminates the use of the center turn lane for passing.
- Convert the existing at-grade footpath on the west side to be a raised sidewalk with curb and curb ramps.
- Install buffered bike lane with raised curb median islands in the bike buffer at the intersections and at mid-block locations, to reduce passing maneuvers and control speeding.

Thomas Road and Garden Lakes Parkway Intersection:

- Reduce the eastbound and westbound approaches to provide one left turn lane, one right turn lane and one through lane.

- Reduce the intersection width and geometry at the northwest corner, using pavement marking and raised pavement markers.

111th Avenue and Garden Lakes Parkway Intersection:

- Add a mini roundabout at the intersection.
- Add a landscaped area to the south side of the intersection, with raised medians and islands.
- Islands allow pedestrians to make two-stage crossings, providing refuge islands on north and east legs.
- Modeling shows that the mini-roundabout operates at a similar level compared with the stop-controlled intersection.
- Discourages large vehicles from using Garden Lakes Parkway.

Lakeshore Drive and Lakes Parkway Intersection:

- Install a raised intersection and reduce the curb returns at all four corners.
- Provides improved pedestrian visibility and will force speed reduction, as the raised intersections double as speed tables.
- The bulb-outs create a smaller intersection and reduce the pedestrian crossing distance.
- Install advance speed table warning signs.
- Install the median improvements along Garden Lakes Parkway.

Canal Crossing:

- Install speed tables approximately 50 feet from the crosswalk at the northbound and southbound approaches to the canal and install advance speed table warning signs.
- Install textured crosswalk.
- Install streetlights adjacent to the crosswalks.
- A rectangular rapid flashing beacon (RRFP) is being considered to provide advanced warning signs for an additional level of safety.
- Install the median improvements along Garden Lakes Parkway up to the crosswalks.

School Area:

- Install on-street parking on Garden Lakes Parkway in front of the school.
- Install an eastbound right-turn lane at the school entrance and extend this turn lane up to 109th Drive.
- Install high visibility crosswalk on the east side of 109th Avenue.
- Widen the sidewalk along Garden Lakes Parkway to 10-foot wide multiuse path between 109th Drive and 107th Avenue.
- Install buffered bike lane along Garden Lakes Parkway, east of Carnation Drive to 109th Drive.
- Provides a continuous eastbound through lane to the school entrance.

The cost projection for the Garden Lakes Parkway medians and raised sidewalks, the 111th Avenue and Garden Lakes Parkway mini roundabout, the Lakeshore Drive and

Garden Lakes Parkway intersection and the Canal crossing projects total \$4.1 million. Staff will seek funding through the Maricopa Association of Government (MAG) Road Safety Program (RSP) and other appropriate grant funding programs. The Thomas Road and Garden Lakes Parkway intersection is projected at \$50,000 and the school area striping is projected at \$90,000. Funds have been identified in fiscal year 2020 for the finalization of the Garden Lakes Park Corridor study.

Next steps include receiving Council feedback on the recommendations as well as finalization of the Garden Lakes Corridor study.

Mayor Weise commented on the impressiveness of the presentation and described the reduction of the speeds from 52 to 32 miles per hour as incredible but acknowledged that further reduction is needed. The process is an educational process and is going to take longer than normal for these types of projects. Mayor Weise shared his personal experience of riding his mountain bike through Garden Lake Parkway and almost being hit as a result of the presence of the delineators. He commented that the delineators are an eyesore and is in favor of having speed tables through the intersections. He asked about the timeline for applying for MAG RSP funds. Mr. Janover said that RSP is a new program but as soon as more information is available from MAG, they will move forward with the application.

Mayor Weise requested Dale Nannenga, Police Chief, to comment on traffic enforcement in the area. Chief Nannenga explained that police presence within the area is based on complaints. Additionally, traffic officers are tasked with periodic checkups and he estimates that approximately once per month, officers are operating radar detail in the area, including tracking speeds and issuing citations.

Council Member Conde thanked the team and members of the community for their input and engagement. She lives in Garden Lakes and she shares many of the concerns that have been set forth in the presentation. She is pleased with the addition of the beacons, which will alert drivers that pedestrians are crossing. She noted that there are no crosswalks from Thomas Road to Kimberly Park and inquired on the potential plans to address this. Tom Peterson, City Traffic Engineer, stated that they can certainly look at additional crossings in the area mentioned but mentioned the suggestions presented were in response to the survey results and concentrated on areas in which were requested the most. Council Member Conde suggested the addition of a crosswalk due to the distance from Thomas Road to Kimberly Park.

Council Member Conde inquired on the addition of a sidewalk to the west side of Garden Lakes Parkway. Mr. Peterson stated due to several mature trees on the west side of the road, there has been hesitation to add a sidewalk in fear of impacting the tree. He explained there may be a possibility to build up the existing pedestrian way as a sidewalk without having to encroach into the trees.

Council Member Conde stated that she likes the changes to Thomas and Garden Lakes Parkway, however, there has been additional traffic. She asked about consideration for adding a stop light. Mr. Peterson confirmed that this is under consideration. Mr. Janover added that during the work on Thomas and Garden Lakes Parkway, they will be striping in a similar manner to what exists at lower Buckeye Road and Avondale Boulevard, where there are stop signs in the middle of the roadway. The same process will be used on the south, east and west. Both approaches on Thomas and the south approach from Avondale Boulevard will have the same striping and mid-roadway stop signs to assist with slowing traffic.

Council Member Malone thanked Mr. Janover for the presentation. In looking at Garden Lakes Parkway, there are similarities to the way the City shrunk down Central Avenue in Historic Avondale. Mr. Janover stated Central Avenue is different as it has a continuous landscaped buffered bike lane. Garden Lakes Parkway will continue to be open but will have a small island as a buffer in key locations.

Council Member Malone asked about the impact on Police and Fire regarding the addition of the medians and inquired if there will be adequate space for cars to pull over for emergency vehicles. Mr. Janover assured her that there will be room for emergency vehicles to pass.

Council Member Malone asked about the phases of completion. Mr. Janover stated that stretches of the roadway would be completed in phases so that the entire roadway is not under construction at the same time.

Council Member Malone noted that improvements will be taking place at the school location and asked whether the school district will be allocating any funds or whether the homeowners association for Garden Lakes will provide any funding. Mr. Janover said that City funds will be used completely for the striping work located near the school.

Council Member Pineda thanked staff for the presentation. He made the point that this is a reactive approach to an issue that needs to be addressed moving forward with upcoming projects, including south of Alamar. Being proactive at the beginning of the process will alleviate the need to address problematic issues later.

Mayor Weise noted the area that caught his attention the most was the on-street parking drop-off for Garden Lakes Elementary. Parents have been seen dropping off students in the middle of the street at both Rancho Santa Fe Elementary School and La Jolla Elementary School. Some of these issues are enforcement issues; however, parents must be able to drop off their children in a safe environment. Some streets will not be conducive to significant change such as Rancho Santa Fe as it is not as wide as Garden Lakes Parkway. He is interested to see how this same approach is implemented in other areas of the City.

Council Member Nielson stated that he read in the report that some parents are dropping their children off at Westview High School and walking them across the street. There are no crosswalks, so this is illegal. Parents need to be educated as to how to maneuver in this regard. He also read that the speed had dropped with the new striping; however, the crash data showed an increase from 9 to 21 incidents over five years. If the City is unable to fund the \$4.1 million at one time, steps should be taken to prioritize and complete the work in stages. He pointed out that there are no right turn arrows within the newly striped area at Avondale and Thomas. Mr. Janover stated that City staff also observed the actions by parents walking their children across the street and have reached out to the high school, who agreed to close and lock the gate in the mornings.

Vice Mayor Dennis thanked staff as well as residents of Garden Lakes, who have been engaged in the process. She inquired on the alignment on the west side of Thomas, asking whether the number of lanes will be reduced or will be consistent with the other side. Mr. Janover said it will be consistent, including a left turn lane, a through lane and a right turn lane with the same configuration on the east side. The goal is to be consistent with all approaches.

Vice Mayor Dennis questioned whether there would be sufficient right-of-way. Specifically, she mentioned Dysart and Thomas having two lanes on both sides, plus a turn lane which tapers down toward the turn onto Rancho Santa Fe. Mr. Janover said there are five lanes on Avondale Boulevard, five lanes on the westbound approach while you are heading west on Thomas and there are four lanes while you are heading east on Thomas due to the drop right turn lane on the westbound approach. Due to the drop right turn lane, only four lanes are needed on the west side. If volume increases significantly on Thomas Road in the future, they will certainly assess the area as it is part of the design concept report for the Thomas Road bridge, which is being analyzed for existing requirements.

Vice Mayor Dennis asked whether the amount of traffic at Thomas and Garden Lakes Parkway would justify a signal. Mr. Janover stated that a series of warrants that need to be met for signal installation. The currently activity does not yet meet the current standard.

Council Member Malone asked if school safety grants could be obtained for this project or other projects near schools. Mr. Janover said that a Safe Routes to School study was done for Garden Lakes Parkway but the funds from Safe Routes to School program only covers the cost of the study and not construction. Funding would come from the school district, if on school property, or from the City, if it will be in the right-of-way. The work being presented is located on the right-of-way which is the responsibility of the City.

Council Member Kilgore complimented Mr. Janover on the presentation and stated he echoes the comments mentioned from Council. In reference to the additional crosswalk suggested by Council Member Conde, he commented that there are occasions where schools do not want to have certain crosswalks installed as it may require additional staffing or resources from the school that they may not have at the time. He suggested

staff reach out to the schools to determine if there is a need. He acknowledged that everyone wants the children to be safe but while doing so, work with the school to ensure the changes do not add a burden onto the school. Council Member Kilgore stated he liked everything presented, staff's hard work, as well as the involvement of the residents of Garden Lakes.

In response to a comment from Council Member Malone, Council Member Nielson stated that the school plan for Alamar consists of two lanes into the school property.

In response to an inquiry from Vice Mayor Dennis, Council Member Conde provided additional clarification on the location of the requested cross walk. Additionally, Vice Mayor Dennis asked staff to review bus stops to assess the safest locations to cross the street.

Mayor Weise requested that staff, in preparation for the Council budget retreat in the next three weeks, provide Council budget options for next year. He further requested that they provide quarterly updates going forward.

3 ADJOURNMENT

There being no further business before the Council, Council Member Kilgore moved to adjourn the Work Session meeting; Council Member Conde seconded the motion.

Upon vote, the motion was carried unanimously 7 to 0.

Council Member Conde	Aye
Council Member Kilgore	Aye
Council Member Malone	Aye
Council Member Nielson	Aye
Council Member Pineda	Aye
Vice Mayor Dennis	Aye
Mayor Weise	Aye

Meeting adjourned at 7:19 p.m.

A **Regular Meeting** of the City Council of the City of Avondale, Arizona was convened at 11465 Civic Center Drive in open and public session at 7:19 p.m.

Followed by a moment of silent reflection in remembrance of the 69 police officers who have lost their lives so far in 2019, Mayor Kenn Weise led the Pledge of Allegiance.

Members Present: Mayor Kenn Weise; Vice Mayor Pat Dennis; Councilmembers Tina Conde, Bryan Kilgore, Veronica Malone, Curtis Nielson, and Mike Pineda.

Members Absent: None.

Other Municipal Officials Present: Gina Montes, Assistant City Manager; Tracy Stevens, Deputy City Manager; Michael Wawro, City Attorney; Marcella Carrillo, City Clerk; Cindy Blackmore, Public Works Director; Jessica Blazina, Intergovernmental Affairs Administrator; Lindsey Duncan, Finance and Budget Director; Chris Lopez, Neighborhood and Family Services Director; Dale Nannenga, Police Chief; Jeffrey Scheetz, Chief Information Officer; and Pier Simeri, Community Relations and Public Affairs Director.

Audience: Approximately 50 members of the public were present.

1 ROLL CALL AND STATEMENT OF PARTICIPATION BY THE CITY CLERK

2 UNSCHEDULED PUBLIC APPEARANCES

Mr. Jeff Uber asked about the City's plans for the west side Historic Avondale and noted traffic and population related issues. Mayor Weise requested staff review the issue.

3 PRESENTATION ITEMS

a. AVONDALE YOUTH ADVISORY COMMISSION DEMOCRASEED UPDATE

Lauren Twigg, Community Engagement Coordinator, and members of the Avondale Youth Advisory Commission provided Council with an update regarding the Avondale Youth Advisory Commission's participation in the Center for the Future of Arizona and Arizona State University's (ASU) Public Service Academy, DemocraSeed program.

Presentation included the following:

Ms. Twigg stated that the Youth Advisory Commission participated with the Center for the Future of Arizona in a friendly competition amongst youth commissions. Each year, four cities are selected to participate. The program challenges youth commissions with identifying a problem within their community and finding a solution. The DemocraSEED design thinking process involves the following steps: empathize, define, ideate, prototype and test. The process was completed over the entire school year.

The following commission members introduced themselves to Mayor and City Council:

- Sadie Goforth, Chair of the Youth Advisory Commission
- Camila Vitela, Vice Chair of the Youth Advisory Commission
- Aissatou Camara, Treasurer of the Youth Advisory Commission
- Luis Chavez, Youth Delegate of the Youth Advisory Commission

Youth commission members took turns discussing aspects of the process.

Ms. Goforth stated the process began with a meeting with their mentors from Arizona State University to identify a problem within the community. They identified a program

with a goal of having a more sustainable and successful recycling system in Avondale high schools.

Mr. Chavez explained that after the problem was identified, the members brought the concern back to their school. The size of recycling bins varied between schools and the recycling activity levels also varied.

Ms. Vitela stated each high school was determined to have different needs. Each youth delegates conducted surveys at their schools, which revealed that many students were not educated as to what items were recyclable. Individual recycling plans were developed for each high school. This included the creation of a call to action sticker, which provided information on which items are recyclable.

Ms. Camara explained they collaborated with students, staff, and leaders on each campus. They realized that each school had their own unique problems; however, they all shared a common goal and plan of action.

Ms. Goforth explained support was provided by the City's Public Works Department in terms of marketing materials, which were distributed throughout the schools. Effective strategies were developed to fit the individual schools.

Mr. Chavez expressed his gratitude to the Public Works Department for their support.

The Commission members staffed information tables at various events, including awareness days and Stay Woke. They also developed a recycling program, which was used throughout the year and continues. Recycled paper boxes were used as bins in every classroom, they obtained the assistance of the student government, and sustainable locations were identified. At La Joya High School, students participated in a trash bag challenge.

Ms. Twigg explained the final step in the process was for Avondale's youth commission members to provide presentations, along with all the other participating cities. Avondale received second place in the friendly competition and received a \$250 award, which will be used to further recycling efforts. The participating senior classmen will pass the torch and train underclassmen. Ms. Twigg recognized the Public Works Department for funding their project as well as Community Relations for their artwork.

Participants shared takeaways from their experience and a short video was played.

Mayor Weise tasked the participants with exploring an expansion of the program citywide to all residents. As a result of the City of Phoenix cutting back their recycling program, the City of Avondale will be required to consider if the city will still consider a citywide recycling program in the future. He added that City Council can attend upcoming meetings where these points are being discussed.

b. RESOLUTION 3592-1119 - HONORING LIEUTENANT JAMES REDLINE ON THE OCCASION OF HIS RETIREMENT

City Council considered a request to ceremonially adopt Resolution 3592-1119 honoring Lieutenant James Redline for twenty years of dedicated service to the City of Avondale.

Chief Nannenga introduced James Redline and gave an overview of his career and service with the City. Mayor Weise read Resolution 3592-1119 into the record. Lieutenant James Redline provided a few words of thanks.

Council Member Malone moved to ceremonially adopt Resolution 3592-1119 honoring Lieutenant James Redline for twenty years of dedicated service to the City of Avondale; Council Member Nielson seconded the motion.

Upon vote, the motion was carried unanimously 7 to 0.

Council Member Conde	Aye
Council Member Kilgore	Aye
Council Member Malone	Aye
Council Member Nielson	Aye
Council Member Pineda	Aye
Vice Mayor Dennis	Aye
Mayor Weise	Aye

c. RESOLUTION 3593-1119 - HONORING FRANCES JONES ON THE OCCASION OF HER RETIREMENT

City Council considered a request to ceremonially adopt Resolution 3593-1119 honoring Frances Jones for thirty-five years of dedicated service to the City of Avondale.

Chief Nannenga introduced Frances Jones and gave an overview of her career and service with the City. Mayor Weise read Resolution 3593-1119 into the record. Ms. Jones provided a few words of thanks.

Vice Mayor Dennis moved to ceremonially adopt Resolution 3593-1119 honoring Frances Jones for thirty-five years of dedicated service to the City of Avondale; Council Member Pineda seconded the motion.

Upon vote, the motion was carried unanimously 7 to 0.

Council Member Conde	Aye
Council Member Kilgore	Aye
Council Member Malone	Aye
Council Member Nielson	Aye
Council Member Pineda	Aye
Vice Mayor Dennis	Aye
Mayor Weise	Aye

d. NEW EMPLOYEE INTRODUCTION

Jodie Novak, Assistant Director of Development and Engineering, introduced the new Planning Manager, Brian Craig.

4 CONSENT AGENDA

Items on the consent agenda are of a routine nature or have been previously studied by the City Council at a work session. They are intended to be acted upon in one motion. Council members may pull items from consent if they would like them considered separately.

Mayor Weise asked if any Councilmember wished to have an item removed from the Consent Agenda. Having no requests from Council, motion was made by Vice Mayor Dennis, seconded by Council Member Nielson, to approve the Consent Agenda.

Upon vote, the motion carried unanimously 7 to 0.

Council Member Conde	Aye
Council Member Kilgore	Aye
Council Member Malone	Aye
Council Member Nielson	Aye
Council Member Pineda	Aye
Vice Mayor Dennis	Aye
Mayor Weise	Aye

a. MINUTES

City Council approved the October 7, 2019, October 28, 2019, and November 4, 2019 City Council Meeting Minutes.

b. WVIC-GRIFFITH COMMERCE PARK RE-PLAT (APPLICATION PL-19-0189)

City Council approved a request by Michael Hreha of Larson Engineering for approval of a Re-Plat of Lots 4 and 5 in Griffith Commerce Park; WVIC-Griffith Commerce Park Re-Plat. The proposed Re-Plat will combine two (2) lots, dedicate a twenty-foot wide trail easement, and abandon the eastern 54' X 40' cross-access driveway easement. The combining of lots is required to accommodate development of the site with a new place of worship with a multi-purpose building, a freestanding retail building, and a freestanding restaurant building.

c. RESOLUTION 3594-1119 – ADOPTING NEW OFFICIAL INVESTMENT POLICY

City Council adopted Resolution 3594-1119, adopting a new official investment policy and repealing the existing investment policy previously adopted by City Council on February 20, 1996 and authorized the Mayor or City Manager and City Clerk to execute the necessary documents.

d. RESOLUTION 3595-1119 - APPROVAL OF 2019-2020 HOME FUNDING INTERGOVERNMENTAL AGREEMENT WITH MARICOPA COUNTY

City Council adopted resolution 3595-1119 authorizing the Fourth Amendment to the 2016-2017 Intergovernmental Agreement with Maricopa County to allow the City to receive an allocation of Federal funding under the HOME Investment Partnership Program in the amount of \$188,390 for the 2019-2020 fiscal year and authorized the Mayor or City Manager and City Clerk to execute the necessary documents.

e. EMPLOYMENT AGREEMENT WITH CHARLES A. MONTOYA

City Council approved the Amended Employment Agreement with Charles A. Montoya and authorized the Mayor and City Clerk to execute the necessary documents.

5 REGULAR AGENDA

a. PUBLIC HEARING AND ORDINANCE 1710-1119 – APPLICATION OF HISTORIC AVONDALE INFILL OVERLAY (HAIO) ZONE FOR SOUTHWEST LENDING CLOSET – APPLICATION PL-19-0094

Vice Mayor Dennis declared a Conflict of Interest with Southwest Lending Closet and stated she would not be voting on the item.

Ken Galica, Senior Division Lead Planner, requested City Council hold a public hearing and consider a request by Ms. Ann DeVlaeminck, Southwest Lending Closet, to adopt Ordinance 1710-1119, to approve the application of the Historic Avondale Infill Overlay (HAIO) zone on approximately 0.94 gross acres of property located at the southwest corner of Central Avenue and Madden Drive, 218 North Central Avenue. The subject property is zoned C-2 (Community Commercial). Approval of the request will modify development standards on the subject site, allowing for an expansion of the existing specialty service use occurring on the property. Development standards subject to modification through this request include, but are not limited to, reduced building setbacks adjacent to Madden Drive, reduced landscape improvements including elimination of required landscape setbacks along adjacent streets, and reduced parking space dimensions.

Presentation by Mr. Galica included the following:

- The property is approximately .94 gross acres and is located at the southwest corner of Central Avenue and Madden Drive.
- The existing uses to the north/south are commercial and to the east/west are single family residential.
- The zoning mimics existing uses with the single-family areas zoned R-16 and commercial areas zoned C-2.
- The property was annexed in 1995 and has been zoned C-2 since that time.
- Prior uses include a fast food restaurant and a funeral home, and the current use is the Southwest Lending Closet.

- This entity lends medical equipment to people in need on a temporary basis.
- The purpose of the HAIO is understanding that development in these older areas of the City have restrictions or limitations that are not imposed on other properties elsewhere in the City.
- The Southwest Lending Closet is looking to expand, essentially doubling the size of its existing facility.
- With this request, several C-2 zoning standards will be reduced or eliminated.
- The zero-foot building setback from Madden Drive will allow the building to encroach closer to the street than C-2 would typically allow.
- There would be zero-foot landscape setbacks from all streets whereas the code for new development requires 25 feet landscape buffer.
- Parking requirement modifications are not planned, but the proposal would allow existing conditions to continue which means elimination of the requirement for a landscape island in the parking lot.
- Staff feels that the proposed design is consistent with the purpose of the HAIO district.
- Existing improvements to the site are not in zoning conformance as the C-2 requirements would make the property essentially an undevelopable piece of property.
- The proposed redesign and expansion will be an improvement to the HAIO in terms of aesthetics and pedestrian connectivity.

All required notifications have been completed which includes a sign on-site, legal advertisements in the Arizona Republic and mailings to all property owners within 1,000 feet. A neighborhood meeting was held with the applicant in July with only four attendees and all attendees were in support of the proposed expansion. The aVOICE digital platform received six views and no comments. Staff recommends approval of the request to apply the HAIO infill overlay to the site, subject to the two conditions contained in the staff report.

Mayor Weise opened the public hearing and did not receive any requests to speak. Mayor Weise closed the public hearing and opened the floor for comments from Council.

Council Member Pineda stated that this is a great investment to City in terms of appearance and branding. He is happy to see the investment taking place along Central Avenue.

Mayor Weise stated he would argue that a facility like the Southwest Lending Closet could not go in a new commercial location as it would get lost. He stated this location is ideal for these types of companies.

Council Member Conde moved to accept the findings and adopt Ordinance 1710-1119, approving Application PL-19-0094 Southwest Lending Closet, a request to apply the Historic Avondale Infill Overlay (HAIO) to approximately 0.94 gross acres of property located at the southwest corner of Central Avenue and Madden Drive, subject to two (2) conditions of approval as listed in the Staff report; Council Member Malone seconded the motion.

Upon vote, the motion was carried unanimously 6 to 0.

Council Member Conde	Aye
Council Member Kilgore	Aye
Council Member Malone	Aye
Council Member Nielson	Aye
Council Member Pineda	Aye
Vice Mayor Dennis	<i>Absent for the vote due to declared Conflict of Interest</i>
Mayor Weise	Aye

b. PRELIMINARY PLAT – RIVER RUN – APPLICATION PL-19-0066

Ken Galica, Division Lead Planner, requested City Council consider request by Mr. Shaine T. Alleman, Tiffany & Bosco, P.A., to approve a Preliminary Plat for River Run, a 103-lot single-family residential subdivision on approximately 14.52 acres located west of the southwest corner of Thomas Road and 119th Avenue.

Presentation by Mr. Galica included the following:

- The site location is at Thomas Road and 119th Avenue.
- The existing uses are single family residential on two sides.
 - Garden Park Subdivision to the east.
 - Donatela II to the south.
 - Agua Fria River is to the west.
 - Thomas Road is to the north.
- Background
 - Parcel is approximately 14.5 acres in total.
 - Property was annexed in June of 2018.
 - Property was given a minor General Plan amendment to change the designation on the property to medium high density to allow for an alternative single-family product, such as townhomes and condominiums.
 - Council approved the River Run planned area development in June of 2018.

River Run is a gated community that can be accessed off of 119th Avenue with two access points. A third access point will be for emergency access only. It will include 103 lots at 2,400 square feet. Internal streets will be located within HOA-owned tracts that will be maintained and owned by the HOA. There will be 5.33 acres of usable open space, over double the standard requirement of 15 percent which included is a community pool, tot lot, basketball court and trail system. The proposed preliminary plat is in strict conformance with the PAD that was reviewed by Council last year. It is also in conformance with the zoning ordinance, subdivision regulations and single-family residential design manual. The design of the community will be unique, different than anything that has been approved in the north Avondale area. The developer is to construct all required improvements, including 119th Avenue. The Planning Commission

recommended approval on September 19, 2019. Staff recommends approval subject to the four conditions contained in the staff reports.

Vice Mayor Dennis asked if the trail on the west side of the property will be maintained by the HOA or by the City. Mr. Galica stated this detail will be addressed during the final plat. If precedence is a guide, previously this type of responsibility has been the responsibility of the HOA. Vice Mayor Dennis explained that typically, when an HOA takes over the property from the declarant, the declarant provides the HOA with a reserve study. This provides clarity as to the assets and liabilities that the HOA will be responsible for in terms of collecting reserves and maintaining the property.

Council Member Malone asked whether 119th will ever be a through street going all the way to McDowell Road. Mr. Galica stated that concept was looked at when West Point High School was constructed which the determination was to try to limit the traffic on 119th. Additionally, the power lines would make widening and connecting the street difficult. Although there are no plans to expand at this time, there is potential that this could occur in the future. In response to a question from Council Member Malone, Mr. Galica confirmed that there will be enough space for access points if there is Thomas Road bridge in the future.

Council Member Nielson noted that there will be no access to the trail from River Run and that access would have to come from Thomas Road or below. Mr. Galica stated that the trail will be located outside of the gates with pedestrian gates along the open space spines to allow resident access. In response to a question from Council Member Nielson, Mr. Galica confirmed that the Donatela II HOA maintains the trail at its location.

Council Member Kilgore moved to accept the findings and approve Application PL-19-0066, a Preliminary Plat for the 103-lot River Run single-family residential subdivision, subject to four (4) conditions as listed in the staff report plus a fifth condition for a reserve study provided to the HOA at the time property is transferred from the developer to the HOA; Council Member Malone seconded the motion.

Upon vote, the motion was carried unanimously 7 to 0.

Council Member Conde	Aye
Council Member Kilgore	Aye
Council Member Malone	Aye
Council Member Nielson	Aye
Council Member Pineda	Aye
Vice Mayor Dennis	Aye
Mayor Weise	Aye

6 ADJOURNMENT

There being no further business before the Council, Council Member Pineda moved to adjourn the Regular Meeting; Council Member Malone seconded the motion.

Upon vote, the motion was carried unanimously 7 to 0.

Council Member Conde	Aye
Council Member Kilgore	Aye
Council Member Malone	Aye
Council Member Nielson	Aye
Council Member Pineda	Aye
Vice Mayor Dennis	Aye
Mayor Weise	Aye

Meeting adjourned at 8:14 p.m.

Kenn Weise, Mayor

CERTIFICATION AND ATTESTATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Work Session and Regular Meeting of the Council of the City of Avondale held on the 18th day of November 2019. I further certify that the meeting was duly called and held and that the quorum was present.

Marcella Carrillo, City Clerk