



City of Avondale
City Council Meeting
Monday, November 21, 2022

Mayor and Council

Kenneth Weise, Mayor

Veronica Malone, Vice Mayor

Tina Conde, Council Member | Bryan Kilgore, Council Member
Curtis Nielson, Council Member | Mike Pineda, Council Member
Gloria Solorio, Council Member

Administration

Ron Corbin, City Manager

Cherlene Penilla, Assistant City Manager | Tracy Stevens, Deputy City Manager
Nicholle Harris, City Attorney | Marcella Carrillo, City Clerk

City Council Chambers

11465 West Civic Center Drive
Avondale, AZ 85323



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Notice & Agenda
Monday, November 21, 2022

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

**SPECIAL MEETING
5:30 PM**

CALL TO ORDER BY MAYOR

1. ROLL CALL BY THE CITY CLERK

2. EMPLOYEE ANNOUNCEMENT (DISCUSSION ONLY)

Human Resources - Employee Announcement

- Rachel Brito, Human Resources Specialist, IPMA-HR Certification

3. YOUTH ADVISORY COMMISSION UPDATE

City staff will provide an update regarding the Avondale Youth Advisory Commission and introduce the members of the youth commission. This item is for discussion only.

4. SCHEDULED PUBLIC APPEARANCE - HELPING ONE WOMAN

City Council will receive a presentation from Nicole Fischer regarding the Helping One Woman organization. This item is for discussion only.

5. ADJOURNMENT

REGULAR MEETING

6:00 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 (Time is limited per person. Please state your name.)

3. PRESENTATION ITEMS

a. SWEARING-IN-CEREMONY

Mr. Ron Corbin will be sworn in as the new City Manager of the City of Avondale. This item is for discussion only.

b. AWARD RECOGNITIONS FOR AVONDALE PARKS AND RECREATION

City staff will present three awards that the Parks and Recreation Department received recently, to include an award from the Arizona Landscape Contractors Association and two awards from the Arizona Parks and Recreation Association. This item is for discussion only.

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. SERIES 6 (BAR) LIQUOR LICENSE - MAIN EVENT - ACQUISITION OF CONTROL

City Council will consider a request to recommend approval to the Arizona Department of Liquor License and Control of an application for a Series 6 (Bar) Liquor License submitted by Andrea Lewkowicz for the sale of alcohol at Main Event located at 10315 West McDowell Road in Avondale and authorize the City Clerk to execute the necessary documents. The Council will take appropriate action.

b. SERIES 10 (BEER AND WINE STORE) LIQUOR LICENSE - FESTIVAL OUTFITTER

City Council will consider a request to recommend approval to the Arizona Department of Liquor License and Control of an application for a Series 10 (Beer and Wine Store) Liquor License submitted by Kyle Mason for the sale of alcohol at Festival Outfitter located at 7602 South Avondale Boulevard in Avondale and authorize the City Clerk to execute the necessary documents. The Council will take appropriate action.

c. SERIES 12 (RESTAURANT) LIQUOR LICENSE - SUSHI LOVE

City Council will consider a request to recommend approval to the Arizona Department of Liquor License and Control of an application for a Series 12 (Restaurant) Liquor License submitted by Jeom Ju Hawks for the sale of alcohol at Sushi Love located at 1721 North Dysart Road in Avondale and authorize the City Clerk to execute the necessary documents. The Council will take appropriate action.

d. ORDINANCE 2062-1122 – ABANDONMENT OF A PUBLIC DRAINAGE EASEMENT

City Council will consider a request to adopt Ordinance 2062-1122 authorizing the abandonment of a public drainage easement located generally north of McDowell Road, and west of Avondale Boulevard, and authorize the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents. Council will take appropriate action.

e. ORDINANCE 2063-1122 – ACQUISITION OF REAL PROPERTY LOCATED SOUTH OF I-10, EAST OF AGUA FRIA RIVER CHANNEL, AND WEST OF 127TH AVENUE - WELL 26 PROJECT

City Council will consider a request to adopt Ordinance 2063-1122 authorizing the acquisition, by purchase, dedication or condemnation of real property for public use located south of I-10, east of the Agua Fria River Channel, and west of 127th Avenue, and authorize the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents. The Council will take appropriate action.

f. RESOLUTION 1077-1122 - AUTHORIZING BANKING & INVESTING AUTHORITY

City Council will consider a request to adopt Resolution 1077-1122, authorizing certain city officials and staff to execute and endorse checks and other items for and on behalf of the City, authorizing certain city staff to authorize certain electronic payments and transfers of funds, authorizing certain city staff to open investment and safekeeping accounts, invest city funds, and execute contracts, agreements or transactions in connection with such investment accounts, and declaring an emergency; and authorize the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents. The Council will take the appropriate action.

5. REGULAR AGENDA

a. PUBLIC HEARING AND RESOLUTION 1076-1122 – THREE RIVERS RANCH MAJOR GENERAL PLAN AMENDMENT – APPLICATION PL-22-0050

City Council will hold a public hearing and consider a request to continue the item to December 5, 2022. The item is a request to adopt Resolution 1076-1122, approving a request by Alex Hayes of Withey Morris PLC for a Major Amendment to the Avondale General Plan 2030 Land Use Map for Three Rivers Ranch, a proposed 193.98 gross acre planned development west of the intersection of Broadway Road and Dysart Road. The proposed Major General Plan Amendment, if approved, will amend the General Plan 2030 Land Use Map designations for the property from Estate/Low Density Residential and Mixed-Use to Medium Density Residential and Medium/High Density Residential. The Council will take appropriate action.

b. PUBLIC HEARING AND ORDINANCE 2064-1122 – THREE RIVERS RANCH ANNEXATION – APPLICATION PL-22-0111

City Council will hold a public hearing and consider a request to continue the item to December 5, 2022. The item is a request to adopt Ordinance 2064-1122, approving a request by Mr. Alex Hayes of Withey Morris PLC to begin the annexation process of approximately 196.89 acres located west of the intersection of Broadway Road and Dysart Road. The Council will take appropriate action.

c. PUBLIC HEARING AND ORDINANCE 2065-1122 – THREE RIVERS RANCH REZONING TO PLANNED AREA DEVELOPMENT (PAD) – APPLICATION PL-22-0110

City Council will hold a public hearing and consider a request to continue the item to December 5, 2022. The item is a request to adopt Ordinance 2065-1122, approving a request by Alex Hayes of Withey Morris PLC to rezone approximately 193.98 acres located west of the intersection of Broadway Road and Dysart Road from Rural Residential (RR-43) to Planned Area Development (PAD). The proposed Three Rivers Ranch PAD is planned for the development of 530 single-family residential detached home lots, 120 townhomes (attached single-family residential homes), and 311 multi-family residential apartment units (1- and 2-story individual casita style apartment units). The Council will take appropriate action.

d. PUBLIC HEARING - PROPOSED LAND USE ASSUMPTIONS AND INFRASTRUCTURE IMPROVEMENT PLAN

The City Council will conduct a public hearing on the City's proposed land use assumptions (LUA) and infrastructure improvement plan (IIP) that will be used as the basis for the development impact fees assessed on new development. This item is for public hearing and discussion only, no action will be taken.

e. PRESENTATION OF THE DRAFT ACTIVE TRANSPORTATION PLAN

Staff will provide an update regarding the DRAFT Active Transportation Plan (ATP). This item is for discussion only, input and feedback is requested from City Council.

6. ADJOURNMENT

Council Members of the City of Avondale will attend either in person or by telephone or video conference call. Individuals with special accessibility needs, including sight or hearing impaired, large print, or interpreter, should contact the City Clerk at 623-333-1200 or TDD 623-333-0010 at least two business days prior to the Council Meeting.

Los miembros del Concejo de la Ciudad de Avondale participaran ya sea en persona o por medio de llamada telefonica o por video. Personas con necesidades especiales de accesibilidad, incluyendo personas con impedimentos de vista u oido, o con necesidad de impresion grande o interprete, deben comunicarse con la Secretaria de la Ciudad at 623-333-1200 o TDD 623-333-0010 cuando menos dos dias habiles antes de la junta del Concejo.