



City of Avondale
City Council Meeting
Monday, January 9, 2023

Mayor and Council

Kenneth Weise, Mayor

Veronica Malone, Vice Mayor

Tina Conde, Council Member | Curtis Nielson, Council Member

Mike Pineda, Council Member | Gloria Solorio, Council Member

Max White, Council Member

Administration

Ron Corbin, City Manager

Cherlene Penilla, Assistant City Manager | Tracy Stevens, Assistant 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, January 9, 2023

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

A reception for the newly elected Council Members will be held at 5:00 P.M. in the lobby of City Hall. The Avondale City Council will be in attendance at the reception; no City business will be conducted.

**SPECIAL MEETING
5:30 PM**

CALL TO ORDER BY MAYOR

1. ROLL CALL BY THE CITY CLERK

2. INSTALLATION OF CITY COUNCIL

The newly elected Council Members Tina Conde, Curtis Nielson, and Max White will take their Oaths of Office. This item is for discussion only.

3. EMPLOYEE RECOGNITION

Recognition of Cherlene Penilla and Tracy Stevens for their service as acting city manager and acting assistant city manager. This item is for discussion only.

4. ADJOURNMENT

REGULAR MEETING

6:00 PM

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

1. ROLL CALL BY THE CITY CLERK

2. UNSCHEDULED PUBLIC APPEARANCES (Time is limited per person. Please state your name.)

3. 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 will consider a request to approve the November 21, 2022, December 5, 2022, and December 12, 2022 City Council meeting minutes. The Council will take appropriate action.

b. SERIES 12 (RESTAURANT) LIQUOR LICENSE - VALLEY GOLF CENTER

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 Jeffrey Craig Miller for the sale of alcohol at Valley Golf Center located at 12247 West Indian School Road in Avondale and authorize the City Clerk to execute the necessary documents. The Council will take appropriate action.

c. QUARTERLY BUDGET TRANSFERS

City Council will consider requests to: (a) approve quarterly budget transfers as summarized in the attached Exhibit A; (b) amend awarding authority based off the attached report; (c) modify the interfund transfer schedule; and (d) authorize the Mayor or City Manager and City Clerk to execute the necessary documents. The Council will take appropriate action.

d. RESOLUTION 1001-0123 GRANT-IN-AID AGREEMENT WITH TOHONO O'ODHAM NATION

City Council will consider a request to adopt Resolution 1001-0123, accepting grant funding from the Tohono O'odham Nation in the amount of \$15,000 and authorize and direct staff to take all steps necessary to cause the execution of the Agreement and to take all steps necessary to carry out the purpose and intent of this Resolution. The Council will take appropriate action.

e. RESOLUTION 1002-0123 COMMUNITY PROJECT FUNDING GRANT AGREEMENT FOR IMPROVEMENTS TO WESTERN AVENUE

City Council will consider a request to adopt Resolution 1002-0123, authorizing Grant Agreement No. B-22-CP-AZ-0025, with the Department of Housing and Urban Development (HUD) in the amount of \$1,570,000, for improvements to Western Avenue in Historic Old Town Avondale and to authorize the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents. The Council will take appropriate action.

f. RESOLUTION 1003-0123 EDWARD BYRNE MEMORIAL JUSTICE ASSISTANCE GRANT PROGRAM

City Council will consider a request to adopt Resolution 1003-0123, approving an Intergovernmental Agreement with the City of Phoenix and Other Political Subdivisions for the acceptance of the Edward Byrne Memorial Justice Assistance Grant and authorize the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents. The Council will take appropriate action.

g. SECOND AMENDMENT TO THE FINANCIAL ASSISTANCE AGREEMENT WITH ARIZONA COMPLETE HEALTH

City Council will consider a request to approve a Second Amendment to the Financial Assistance Agreement with Arizona Complete Health Arizona, Inc. (AzCH) to receive funding to support the operation of the Arizona Complete Health Avondale Resource Center in the amount of \$340,429.63 and authorize the Mayor or City Manager and City Clerk to execute the necessary documents. The Council will take appropriate action.

h. ADOPTION OF ACTIVE TRANSPORTATION PLAN

City Council will consider a request to adopt the Active Transportation Plan (ATP) for future implementation. "Active transportation" is a means of getting around that is powered by human energy, primarily walking and bicycling. The ATP addresses sidewalks, bike lanes, and multi-use path connectivity throughout the city. The plan will help staff as we plan future capital projects and opportunities to work with external resources to complete projects as part of more significant developments or projects. The Council will take appropriate action.

i. MINOR LAND DIVISION - VILLAGES AT RIVER GROVE - APPLICATION PL-22-0268

City Council will consider a request by Dan Mann of 3 engineering, LLC, on behalf of Michael Wong of Clear Sky Capital River Grove, LP, for approval of a Minor Land Division – Villages at River Grove located at the southeast corner of Buckeye Road and El Mirage Road. The Council will take appropriate action.

j. "SWC 107TH AVENUE AND MCDOWELL ROAD" – FINAL PLAT – APPLICATION PL-22-0157

City Council will consider a request by Juan Romero, on behalf of property owner FER Properties, QuikTrip and DOC-10815 West McDowell Road MOB LLC for approval of a Final Plat for a site located at the southwest corner of 107th Avenue and McDowell Road. The proposed Final Plat splits a 10.2-acre parcel into 4 parcels, dedicates a Public Utility Easement (PUE) and sidewalk easement along McDowell Road that ranges from 8-12 feet in width, dedicates an 8-foot PUE along 107th Avenue, and dedicates waterline easements on the property. The Council will take appropriate action.

4. REGULAR AGENDA

a. PUBLIC HEARING AND RESOLUTION 1004-0123 - MINOR GENERAL PLAN AMENDMENT FOR ALAMAR - APPLICATION PL-22-0067

City Council will hold a public hearing and consider a request to adopt Resolution 1004-0123, approving a request by Brookfield Lakin LLC for a Minor Amendment to the Avondale General Plan 2030 Land Use Map for the Alamar Planned Area Development (PAD), and authorize the Mayor, City Manager, City Attorney and City Clerk to execute the necessary documents. If approved, the proposed Minor General Plan Amendment will amend the General Plan 2030 Land Use Map designation from Rural Low Density Residential (RLDR) to Medium Density Residential (MDR) for a ten-acre parcel of land known as the Church Parcel. A concurrent request for a Major PAD Amendment (PL-22-0089; to be covered in a separate item) will rezone this same parcel to Alamar PAD to incorporate it into the Alamar master-planned community. The Council will take appropriate action.

b. PUBLIC HEARING AND ORDINANCE 2001-0123 - MAJOR PLANNED AREA DEVELOPMENT AMENDMENT FOR ALAMAR - APPLICATION PL-22-0089

City Council will hold a public hearing and consider a request to adopt Ordinance 2001-0123, approving a request by Brookfield Lakin LLC for a Major Planned Area Development Amendment to the 1,130 gross acre Alamar Planned Area Development (PAD), west of Avondale Boulevard and north and south of the Broadway Road alignment. The Council will take appropriate action.

c. PUBLIC HEARING AND ORDINANCE 2002-0123 – ALAMAR REZONING TO PLANNED AREA DEVELOPMENT (PAD) – APPLICATION PL-22-0089

City Council will hold a public hearing and consider a request to adopt Ordinance 2002-0123, approving a request by Brookfield Lakin, LLC to rezone approximately 10 acres generally located south and west of the intersection of Illini Street and 125th Avenue from medium density residential to Alamar Planned Area Development (“Alamar PAD”) and to rezone 10 acres generally located along El Mirage Road, north and east of the intersection of Chambers Avenue and El Mirage Road from Rural Residential-43 to Alamar PAD. The Council will take appropriate action.

d. PUBLIC HEARING AND ORDINANCE 2003-0123 – STONECREEK ANNEXATION– APPLICATION PL-22-0234

City Council will hold a public hearing and consider a request to adopt Ordinance 2003-0123, approving a request by Clayton Corwin, StoneCreek Company, (on behalf of the property owner Stead Family PVHCMF Charitable Remainder Unitrust) to annex approximately 18.9 acres of land located approximately 1,280 feet west of the southwest corner of 107th Avenue and McDowell Road. The Council will take appropriate action.

e. RESOLUTION 1005-0123 - LAND USE ASSUMPTIONS, INFRASTRUCTURE IMPROVEMENT PLAN AND NOTICE OF INTENT

City Council will consider a request to adopt Resolution 1005-0123, adopting the Land Use Assumptions (LUA), Infrastructure Improvement Plan (IIP) and a notice of intent to adopt revised development impact fees and authorize the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents. The Council will take appropriate action.

f. COUNCIL APPOINTMENTS TO REGIONAL AND LOCAL BOARDS, COMMISSIONS, AND COMMITTEES

City Council will consider a request to appoint members of the City Council to various regional and local boards and committees. The Council will take appropriate action.

g. SELECTION OF NEW VICE MAYOR

City Council will accept nominations and designate one of its members as Vice Mayor for a two-year term. The Council will take appropriate action.

h. TRAINING ON OPEN MEETING LAW

The City Attorney will provide training on the Open Meeting Law for its elected and appointed officials. This item is for discussion only.

5. 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 Secretaría de la Ciudad at 623-333-1200 o TDD 623-333-0010 cuando menos dos días hábiles antes de la junta del Concejo.