

**MINUTES OF THE AVONDALE CITY COUNCIL**  
CITY OF AVONDALE, ARIZONA  
CITY COUNCIL CHAMBER  
July 01, 2024

A **Regular Meeting** of the City Council of the City of Avondale, Arizona was convened at 11465 West Civic Center Drive in open and public session at 5:32 p.m.

Mayor Kenn Weise led the Pledge of Allegiance, followed by a moment of silent reflection in remembrance of all communities impacted by hurricanes.

**Members Present:** Mayor Kenn Weise; Vice Mayor Mike Pineda; Council Members Tina Conde, Veronica Malone, Curtis Nielson, Gloria Solorio, and Max White.

**Members Absent:** None.

**Other Municipal Officials Present:** Ron Corbin, City Manager; Tracy Stevens, Assistant City Manager; Dale Nannenga, Deputy City Manager; Nicholle Harris, City Attorney; Marcella Sarmiento, City Clerk; Liz Barker Alvarez, Intergovernmental Affairs Administrator; Kirk Beaty, Public Works Director; Memo Espinoza, Police Chief; Joel Evans, Facilities Director; Jaime Lyn Gonzales, Community & Economic Vitality Manager; Craig Jennings, Judge; Chris Lopez, Neighborhood and Family Services Director; Andy Mesquita, Human Resources Director; Kimberly Moon, Engineering Director; Jodie Novak, Development Services Director; Larry Rooney, Fire Chief; Jeffrey Scheetz, Chief Information Officer; Stacy Swainston, Recreation Supervisor; and Renee Weatherless, Finance and Budget Director.

**Audience:** Approximately five members of the public were present.

**1. ROLL CALL BY THE CITY CLERK**

**2. PRESENTATION ITEMS (DISCUSSION ONLY)**

**a. PROCLAMATION – PARK AND RECREATION MONTH**

The Mayor and City Council read a proclamation recognizing July 2024 as Park and Recreation Month. This item was for discussion only.

**3. UNSCHEDULED PUBLIC APPEARANCES**

- Paul Lemmon was not present at the meeting; however, the City Clerk read the following public comment into the record: “The traffic on Avondale and Mc Dowell with construction is simply unacceptable. This is not the first time I have raised issue. It starts many years ago when city was to widen South Bound Avondale past Encanto. They never finished before school opened and then again they were to widen it to McDowell. That’s was never finished past Palm. Now the McDowell construction from Avondale to 119th, is moving into its 2nd year. Not sure why it’s a work zone, when they have only worked on it 4 days in last 3 months. I travel it twice a day. In the afternoon it’s normal to have East bound McDowell be backed up PAST Friendship

park. The only thing done everyday is replacement of all the cones knocked down daily. How can City accept this ? It seems strangely familiar to the 107th/ McDowell project couple years ago. What's more alarming is now you have signed off on another large project on South Side of McDowell. So will we once again spend multiple years restricting traffic? If you ask residents about the ability to transverse the city, a great deal of us are tired of constant project delays."

- Former Mayor Ron Drake agreed with Mr. Lemmon's comments. He then discussed several items within the city that he believes need the council's attention. Mr. Drake first discussed the damage to the wall on Encanto Blvd and how the degrading does not look good for the future of the city. He also addressed the need for code enforcement, noting the appearance of Walgreens and Sodalicious on 107th Avenue and Indian School Road as well as that business parking lots need to be cleaned up or addressed by Code Enforcement. Additional concerns noted included: A needle depository has been installed in the men's bathroom at the library, which is around children, when we should be protecting the children from this. The potential increased water usage with the approximate 2,000 units coming to Avondale Blvd. The need to increase economic development by adding restaurants and bringing tourism, including improving tourism advertising.
- Maribel Cono came before the Council to thank them for their assistance and continued support in the food distribution program, now known as Miltecayotl, to farm workers in the West Valley. She discussed the many ways council members have contributed or guided her to the appropriate resources that have provided clothing donations, USDA relief funds, and ESL education.

#### **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 Council Member wished to have an item removed from the Consent Agenda. Council Member White requested agenda item 4g be removed for separate consideration. Motion was made by Vice Mayor Pineda, seconded by Council Member White, to approve the Consent Agenda with the exception of agenda item 4g.

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

|                        |     |
|------------------------|-----|
| Council Member Conde   | Aye |
| Council Member Malone  | Aye |
| Council Member Nielson | Aye |
| Council Member Solorio | Aye |
| Council Member White   | Aye |
| Vice Mayor Pineda      | Aye |
| Mayor Weise            | Aye |

**a. MINUTES**

City Council approved the June 3, 2024 City Council meeting minutes.

**b. AMENDMENT TO THE EMPLOYMENT AGREEMENT WITH THE CITY AUDITOR, BARBARA COPPAGE**

City Council approved an amendment to the Employment Agreement with City Auditor, Barbara Coppage and authorized the Mayor, City Attorney and City Clerk to execute the necessary documents.

**c. AMENDMENT TO THE EMPLOYMENT AGREEMENT WITH THE CITY ATTORNEY, NICHOLLE HARRIS**

City Council approved an amendment to the Employment Agreement with City Attorney, Nicholle Harris and authorize the Mayor, Special Legal Counsel and City Clerk to execute the necessary documents.

**d. RESOLUTION 1076-0724 - SETTING THE FISCAL YEAR 2025 PRIMARY AND SECONDARY PROPERTY TAX**

City Council adopted Resolution 1076-0724, setting the primary and secondary property tax levy for the fiscal year ending June 30, 2025 and authorized the Mayor, City Manager and City Clerk to execute the necessary documents.

**e. RESOLUTION 1077-0724 - FIRST AMENDMENT TO INTERGOVERNMENTAL AGREEMENT WITH MARICOPA COUNTY FOR WORKFORCE DEVELOPMENT SERVICES**

City Council adopted Resolution 1077-0724 to amend the Intergovernmental Agreement (IGA) with the Maricopa County, Human Services Department, Workforce Development Division for the provision of workforce development services provided by the Workforce Development Coordinator and authorized the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents.

**f. RESOLUTION 1078-0724 AUTHORIZING ACCEPTANCE OF PROPOSITION 302 FUNDS FROM ARIZONA OFFICE OF TOURISM**

City Council a) adopted Resolution 1078-0724, accepting funding from the Arizona Office of Tourism for destination marketing organizations; b) 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; and c) authorized the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents.

**g. RESOLUTION 1079-0724 – ACCESSIBLE VEHICLE USE AGREEMENT BETWEEN THE CITY OF AVONDALE AND THE REGIONAL PUBLIC TRANSPORTATION AUTHORITY (RPTA) – TRANSFER OF ADA MINIVANS FOR WERIDE SERVICES**

*This item was pulled from the consent agenda for further discussion. Item is listed below in more detail.*

**h. MAP OF DEDICATION FOR ENTRADA – BROADWAY ROAD – APPLICATION PL-23-0168**

City Council approved a request by Daniel Auxier of EPS Group Inc., on behalf of Tyler Champlin of Meritage Homes for (a) approval of Application PL-23-0168, a Map of Dedication for Entrada – Broadway Road, and (b) authorized the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents.

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NOTE FROM THE CITY CLERK: THE FOLLOWING ITEM WAS PULLED FROM THE CONSENT AGENDA TO BE VOTED ON SEPARATELY:

**g. RESOLUTION 1079-0724 – ACCESSIBLE VEHICLE USE AGREEMENT BETWEEN THE CITY OF AVONDALE AND THE REGIONAL PUBLIC TRANSPORTATION AUTHORITY (RPTA) – TRANSFER OF ADA MINIVANS FOR WERIDE SERVICES**

City Council was to consider a request to adopt Resolution 1079-0724 authorizing an Accessible Vehicle Use Agreement between the City of Avondale and the Regional Public Transportation Authority (RPTA) (Contract #106-29-2025-00-MT) relating to the transfer of ADA minivans from the RPTA to the City of Avondale for WeRIDE services, and authorize the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents.

Harold Siguenza, Public Works Assistant Director, discussed the ridership for WeRIDE with the expansion into South Avondale and the daily need for at least 10 vehicles to run daily for 10.5 hours. An overview of the current fleet of eight vehicles was provided, noting only half of them have one ADA compliant seat. Presently, WeRIDE contracted with Transdev to assist in meeting the demand for ridership. With this resolution, Valley Metro had four Chrysler Voyagers each equipped with one ADA compliant seat that they are no longer using and selected WeRIDE to have them. This would be at no cost to the city other than outfitting them and the cost of maintenance. In fact, the operating costs would decrease as there would no longer be a need to contract with Transdev.

Council Member White explained the importance of the public knowing that Avondale is accessible. He further noted a large percentage of WeRIDE ridership is to the medical corridor.

Council Member White moved to adopt Resolution 1079-0724 authorizing an Accessible Vehicle Use Agreement between the City of Avondale and the Regional Public Transportation Authority (RPTA) (Contract #106-29-2025-00-MT) relating to the transfer of ADA minivans from the RPTA to the City of Avondale for WeRIDE services, and authorize the Mayor or City Manager, City Attorney and City Clerk to execute the necessary documents; Council Member Conde seconded the motion.

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

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|------------------------|-----|
| Council Member Conde   | Aye |
| Council Member Malone  | Aye |
| Council Member Nielson | Aye |
| Council Member Solorio | Aye |
| Council Member White   | Aye |
| Vice Mayor Pineda      | Aye |
| Mayor Weise            | Aye |

## 5. REGULAR AGENDA

### a. **ORDINANCE 2017-0724 - AVONDALE FIRE STATION NO.171 - REZONING-APPLICATION PL-23-0349**

City Council held a public hearing and considered a request to adopt Ordinance 2017-0724, approving a City-initiated request to rezone approximately 1.8 gross acres of land located at the south of the southwest corner of Western Avenue and 6th Street from Multi-Family Residential (R-3) to Old Town Avondale Business District (OTAB). The rezoning of the property will allow for the development of a new Avondale Fire Station (No.171) that will replace the existing fire station.

Sylvia Willem, Planner with Development Services, provided an overview of Application PL-23-0349 to rezone the city-owned property from Multi-Family Residential R-3 to Old Town Avondale Business District (OTAB) public use to allow the current Avondale Fire Station No. 171.

The approximately 1.8-gross-acre site was annexed on December 15, 1946, and is located between 5th and 6th Streets facing Belmont Drive. The current use is the existing Avondale Fire Station No. 171. The zoning district to the north and east is OTAB, southeast corner is A-1, to the south and west, including the site in question is R-3. The General Plan designation on the property is Old Town with the same designation to the south, east, and north of Western Avenue, but north of the existing fire station is public civic open space and parks.

Th architectural renderings demonstrated roof height variations looking southwest from Western Avenue, incorporation of public art, vast landscaping, masonry walls with earth tones and gray accents depicting a modern design and promotion of pedestrian activities.

The OTAB zoning district is more suitable than R-3 for the existing and proposed use of the property. Public uses including utility buildings, structures and facilities, and equipment are permitted in OTAB zoning. Rezoning the property will bring it into conformance and enhance several goals in the General Plan. It is also compatible with Goals 1 and 5 within the Public Building Services Elements. The proposed rezoning results in compatible land use relationships, adequate public infrastructure for the proposed development that presently exists or will be constructed by the city.

A neighborhood meeting was held on April 9, 2024, at the Resource Center with one attendee from the public and two comments were received via email. In response to the questions received, there will be no additional trucks in the new fire station. The project is expected to go under construction in December 2024 and take a year to complete. The dormitory space provided will only be used by the firefighters, and this project has no effect on the Avondale Police Substation being constructed on 50 Northwest Felix Jr Way, adjacent to the Avondale Resource Center, which is currently under construction.

On June 26th, the Planning Commission meeting was held and passed a motion voting 6-0 to recommend approval of application PL-23-0349 and no questions were raised.

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 Solorio moved to adopt Ordinance 2017-0724 approving application PL-23-0349, a request to rezone approximately 1.8 gross acres of land located south of the southwest corner of Western Avenue and 6th Street from R-3 (Multi-Family Residential) to Old Town Avondale Business district (OTAB), subject to one (1) condition of approval as listed below; Council Member Malone seconded the motion.

- Development shall conform to the Old Town Avondale Business District (OTAB) zoning development standards.

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

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|------------------------|-----|
| Council Member Conde   | Aye |
| Council Member Malone  | Aye |
| Council Member Nielson | Aye |
| Council Member Solorio | Aye |
| Council Member White   | Aye |
| Vice Mayor Pineda      | Aye |
| Mayor Weise            | Aye |

**b. JUDICIAL ADVISORY BOARD RECOMMENDATION ON THE REAPPOINTMENT OF CRAIG L. JENNINGS AS THE PRESIDING JUDGE**

City Council received a presentation from staff and the Chair of the Judicial Advisory Board regarding the reappointment of Craig L. Jennings as the Presiding Judge. This item was for presentation only.

The Honorable Judge John Burkholder, Chair of the Judicial Advisory Board, provided an overview of the process for reviewing a judge who is up for reappointment. Along with this process, Judge Burkholder provided some background information on Judge Jennings. A recommendation was made to the City Council to reappoint Craig L.

Jennings as the Presiding Judge of the Avondale Municipal Court for an additional two-year term.

There were no questions from the Council. Mayor Weise advised the City Council that additional discussion will occur within the executive session meeting.

## 6. ADJOURNMENT

There being no further business before the Council, Council Member Malone moved to adjourn the Regular Meeting into Executive Session pursuant to (ii) Ariz. Rev. Stat. § 38-431.03(A)(1) and (A)(3) for discussion of the evaluation and salary of the Presiding Judge; Council Member White seconded the motion.

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

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|------------------------|-----|
| Council Member Conde   | Aye |
| Council Member Malone  | Aye |
| Council Member Nielson | Aye |
| Council Member Solorio | Aye |
| Council Member White   | Aye |
| Vice Mayor Pineda      | Aye |
| Mayor Weise            | Aye |

The meeting was adjourned at 6:26 p.m.

  
Kenn Weise (Aug 20, 2024 08:55 PDT)  
Kenn Weise, Mayor

## CERTIFICATION AND ATTESTATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Regular Meeting of the Council of the City of Avondale held on the 1<sup>st</sup> day of July 2024. I further certify that the meeting was duly called and held, and that the quorum was present.

  
Marcella Sarmiento, City Clerk

August 19, 2024  
Date Approved by City Council