



City of Maricopa

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Meeting Minutes - Draft City Council Work Session

Mayor Christian Price
Vice-Mayor Marvin L. Brown
Councilmember Peggy J. Chapados
Councilwoman Julia R. Gusse
Councilmember Vincent Manfredi
Councilmember Nancy Smith
Councilmember Henry M. Wade Jr.

Tuesday, August 1, 2017

6:00 PM

Council Chambers

1. Call to Order

The City Council work session was called to order at 6:03 p.m.

2. Roll Call

Present: 7 - Councilmember Peggy J. Chapados, Councilmember Vincent Manfredi, Councilmember Henry Wade, Mayor Christian Price, Vice Mayor Marvin L. Brown, Councilmember Nancy Smith Councilwoman Julia R. Gusse

3. Agenda Items

3.1 [WS 17-01](#)

The Mayor and City Council shall review items on the Regular City Council meeting agenda.

Councilmember Smith inquired about the 20% match listed in Agenda Items 9.10 & 9.11. Community Programs Manager, Mary Witkofski clarified that the 20% match would be done through volunteer work and they would not be asking for City funds. She responded that the probability of success was 100%.

3.2 [WS 17-02](#)

The Mayor and City Council shall hear reports on meeting and/or conferences attended by Council.

Councilmember Chapados reported attending the Economic Development Strategic Plan retreat on July 19th and elaborated. She reported attending an informational seminar on Zonta based out of Casa Grande with Councilwoman Gusse at the Duke. She stated Zonta was looking at possibly starting a chapter in Maricopa. Next, she reported participating in the Edison Point Groundbreaking Ceremony on Monday morning. She elaborated on the Mayor's remarks at the ceremony and acknowledged Vintage Partners for their commitment. She also acknowledged the Council, Mayor Price, Vice Mayor Brown and the Economic Development Department.

Councilmember Smith reported attending the first Chamber Government Committee with Intergovernmental Affairs Director, Dale Weibusch. She detailed the event and commended the committee.

3.3 [WSPRES 17-27](#)

The Mayor and City Council shall hear and discuss a presentation by Dan Marum, Wilson & Company, of the Draft Final Area Transportation Plan Phase II Report.

Development Services Director, Martin Scribner introduced the presentation on the Maricopa Area Transportation Plan (ATP), Phase 2. He commended Transportation/Transit Planner, David Maestas for his work on the report and announced that Mr. Maestas would be retiring at the end of August. He stated the Phase II final draft of the report addressed the complex details of the corridors and elaborated. He stated the following items were also added to Phase II: Flood and Drainage Study, Analysis of Developers Performance Fiscal Requirements, Guidance on Roadway Network for Character Areas and Guidance for a City Truck Route Policy. He invited Dan Marum and Amy Moran with Wilson & Company to further elaborate.

Mr. Marum invited Miss Moran to elaborate on the High Priority Parkway Corridors. Ms. Moran stated it was confirmed that the corridors were needed in the Regional Connectivity Plan and detailed the rationale used to identify the highest priority corridors. She stated the Anderson and Val Vista Roads were selected. She discussed the Val Vista Corridor in detail including potential development compatibility issues such as existing planned developments, the Nissan property boundary and the I-11 compatibility. She stated that based on constraints the Val Vista Corridor was non-viable and should be re-evaluated once the I-11 and/or the Nissan property disposition changes. She recommended leaving the corridor on the map to be revisited in the future. Next, she detailed the Anderson Corridor Status including alternative variations. She stated the final recommendation was for Val Vista to find its way to the Miller Road alignment and Anderson Road to the Russell Road alignment and elaborated on the benefits and challenges. She invited question from Council. Councilmember Wade asked what the number one concern was in the additional analysis. Ms. Moran elaborated on the section that would run north of the Miller Road alignment. A brief discussion ensued. Councilmember Smith inquired the final recommendation compared to the East-West corridor in the Regional Transportation Authority (RTA). Ms. Moran elaborated. A brief discussion ensued.

Mr. Marum continued the presentation by discussing Roadway Drainage Crossings and Character Areas. He detailed the Truck Route Guidance and the Development Agreements and Impact Fee Guidance. Next, he reviewed the outreach efforts and invited Duane Eitel, with the City of Casa Grande to say a few words. Mr. Eitel gave a brief statement of appreciation. Next, Mr. Marum discussed the ATP completion steps and schedule. He stated that they would present the item for final adoption on the consent agenda of the August 15th, 2017 Council meeting. He opened the floor for questions.

Councilwoman Gusse asked how compatible the plan was with Ak-Chin. Mr. Marum elaborated on the numerous meetings with Ak-Chin and detailed their feedback. Mr. Marum commended the City of Maricopa staff.

The Presentation was heard.

- 3.4** [WSPRES 17-28](#) The Mayor and City Council shall hear a presentation from the Maricopa Flood Control District on accomplishments and current projects.

Maricopa Flood Control District (MFCD) Manager David Alley acknowledged Councilmember Chapados who suggested extending their presentation to the City Council. He gave a brief background of his time with the MFCD. Next, he discussed their annual budget, the amount set for maintenance, the 12 mile channel and the 1,100 foot levee. He detailed completed and ongoing projects and provided photos. He provided their contact information including their website, maricopafcd.com and Board Members: President Dan Frank, Secretary Owen Kelly and Director Brad Hinton. He opened the floor for questions.

Councilwoman Gusse asked how much cooperation they received from the Home Owner's Associations (HOA). Mr. Alley elaborated that it took some convincing but currently cooperation was very good. Next, Councilwoman Gusse inquired about their type of enforcement for residents or HOA's. Mr. Alley stated the MFCD had no jurisdiction and elaborated.

Councilmember Chapados thanked Mr. Alley and acknowledged Board President, Dan Frank in the audience. She stated it was educational attending their board meetings every month.

Councilmember Wade inquired if fishers had been a problem. Mr. Alley elaborated. A brief discussion ensued. Mayor Price thanked Mr. Alley and the MFCD Board.

The Presentation was heard.

4. Executive Session

- 4.1 ES 17-26** The Maricopa City Council may go into executive session for the purpose of discussion or consultation with the City Attorney and designated representatives of the City in order to consider its position and instruct its representatives regarding the status of the Professional Services Agreement with Northern Arizona Technology & Business Incubator, Inc. to be an incubator operator and provide business training, to give staff direction on how to proceed with this agreement and for legal advice regarding same, pursuant to A.R.S. §38-431.03(A)(3) and (A)(4).
- 4.2 ES 17-27** The Maricopa City Council may go into executive session for the purpose of discussion or consultation with the City attorney and designated representatives of the City in order to consider its position and instruct its representatives regarding entering into an agreement with SLV Homestead, LLC related to improvements for Homestead North Parcels 15, 16, 18 and 19, and the potential terms thereof, to give staff direction on how to proceed with this agreement and for legal advice regarding same, pursuant to A.R.S. §38-431.03(A)(3) and (A)(4).
- 4.3 ES 17-28** The Maricopa City Council may go into executive session for the purpose of discussion or consultation with the City Attorney and designated representatives of the City to consider its position and instruct its representatives regarding the status of the negotiations for the acquisition of water and sewer resources and assets, how to proceed with the negotiations and for legal advice regarding the same pursuant to A.R.S. §38-431.03(A)(3) and (A)(4).

5. Adjournment

A motion was made by Vice Mayor Marvin L. Brown, seconded by Councilmember Henry Wade, to Adjourn at 7:09 p.m. The motion carried unanimously.

Certification of Minutes

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the work session of the City Council of Maricopa, Arizona, held on the 1st day of August, 2017. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 15th day of August, 2017.

Vanessa Bueras
City Clerk