



City of Maricopa

Meeting Minutes - Final City Council Regular Meeting

City Hall
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Mayor Nancy Smith
Vice-Mayor Rich Vitiello
Councilmember Eric Goettl
Councilmember Amber Liermann
Councilmember Bob Marsh
Councilmember Vincent Manfredi
Councilmember Henry M. Wade Jr.

Tuesday, October 3, 2023

6:00 PM

Council Chambers

1. Call to Order

The meeting was called to order at 6:08 p.m. There was a moment of silence observed and Vice Mayor Vitiello led the Pledge of Allegiance.

2. Roll Call

Present: 7 - Councilmember Amber Liermann, Councilmember Bob Marsh, Councilmember Eric Goettl, Councilmember Vincent Manfredi, Mayor Nancy Smith, Vice Mayor Rich Vitiello and Councilmember Henry Wade

3. Proclamations, Acknowledgements, Awards and Presentations

3.1 [PROC 23-13](#) Domestic Violence Awareness Month Proclamation

Mayor Smith invited Maricopa Police Community Support Specialist, Jim DeVenezia to accept the proclamation. She read the proclamation and proclaimed the month of October, 2023 as Domestic Violence Awareness Month in the City of Maricopa.

Mr. DeVenezia gave a brief statement and acknowledged the local organizations that support domestic violence victims. He announced the series of events for awareness every Saturday in October. He stated flyers of the events were available. He thanked everyone for the support.

Read

3.2 [PROC 23-16](#) National Fire Prevention Week Proclamation

Mayor Smith invited Maricopa Fire/Medical Department Chief Pitassi, his crew and their mascot Sparky to accept the proclamation. She read the proclamation and proclaimed the week of October 8th through the 14th of 2023 as Fire Prevention Week in the City of Maricopa.

Read

4. Report from the Mayor

Councilmember Wade recognized the Friends of the Arts fundraiser on Saturday (September 30th). He stated he would like to see more people in attendance.

Councilmember Marsh reported attending the following events: The Maricopa Unified School District's (MUSD) Community Leaders Luncheon, the Pinal Partnership Breakfast, the Planning and Zoning Commission meeting at the library, the Pinal County Board of Adjustments meeting in Florence, and the Friends of the Arts fundraiser with Councilmember Wade. He commended the young artists.

Councilmember Liermann acknowledged the DOVES Network, Against Abuse, Hope Women's Center, and the Maricopa Police Department for highlighting Domestic Violence Awareness Month. She gave information on the In Her Shoes Interactive Experience at Hope Women's Center on October 28th. She stated the teen experience would be held 11 a.m. to 1 p.m.

Mayor Smith announced the speed limit on State Route (SR) 347 was now consistently 65 miles per hour and elaborated on previous discussions with the Arizona Department of Transportation (ADOT) on "low-hanging fruit" solutions to improve SR 247. She reported meeting with ADOT representatives to continue to look at the list of "low-hanging fruit" solutions until funding was acquired. She reminded the community that the second Council meeting in October was cancelled because most of the Council would be attending a Transportation Summit.

5. Report from the City Manager

City Manager Horst stated the Sonoran Desert Parkway would be opening on October 11th, and that there would be a formal ribbon cutting ceremony in November but until then it should help with the traffic flow.

6. Call to the Public

Dr. Leon Willis announced he submitted his Statement of Interest for the office of City Council in the upcoming elections. He gave a brief statement on his background.

Brenda Campbell with the Maricopa Historical Society announced the Grand Opening/Ribbon Cutting for the Zephyr Rail Car on Saturday, October 7th at 10 a.m. She stated it was part of the Road to the 20th Anniversary celebration. She acknowledged their partnership with Global Water and encouraged attendance.

Tina Dugan expressed concerns with the condition of Pacana Park and elaborated on the landscaping and the dog park.

7. Consent Agenda

Councilmember Wade asked to table Agenda Item 7.4 from the Consent section until there's further discussion.

Approval of the Consent Agenda

A motion was made by Councilmember Henry Wade, seconded by Councilmember Amber Liermann, to Adopt the Consent Agenda and Table Agenda Item 7.4. The motion carried by unanimous vote.

7.1 [CON 23-32](#)

The Mayor and City Council shall discuss and take action on approving a Sub-recipient Agreement with Pinal County for FY2023 Community Development Block Grant (CDBG) Funding. Discussion and Action.

This Contract was Approved.

- 7.2 [ORD 23-37](#) An Ordinance of the Mayor and City Council of the City of Maricopa, Arizona, approving and adopting an amendment to the City's Zoning Map to rezone approximately 2.38 acres of land generally located at the southeast corner of N. John Wayne Pkwy. and W. Honeycutt Ave. within the City of Maricopa incorporated limits, on a portion of Pinal County APN # 510-25-009T, from General Mixed-Use (MU-G) to General Commercial (GC), as described in Zoning Case #ZON23-05. The parcel of land is located in a portion of Section 27, Township 4 South, Range 3 East, of the Gila and Salt River Meridian, Pinal County, Arizona. Discussion and Action.

This Ordinance was Approved.

- 7.3 [RES 23-56](#) A Resolution of the Mayor and City Council of the City of Maricopa, Arizona, approving and adopting a Development Incentive Agreement between the City of Maricopa, Home Depot U.S.A., Inc., and Stonegate BFC, LLC, in compliance with A.R.S. §9-500.05. Discussion and Action

This Resolution was Approved.

- 7.4 [RES 23-58](#) A Resolution of the Mayor and City Council of the City of Maricopa, Arizona, adopting a policy for the rental of facilities owned by the City of Maricopa. Discussion and action.

Councilmember Wade stated more discussion was needed to determine some of the fees. Mayor Smith clarified that the item streamlined the policy for facility rentals and went from two rates to three rates. She stated it kept the base rate the same and did not include facilities that were not available yet. Councilmember Wade stated he had discussions with individuals that were not comfortable with moving forward with the established rates and proposed further discussion. Mayor Smith responded that opportunity to speak on the item was given at the previous Council meeting. Councilmember Manfredi explained that the item would set the rate for residents and non-profits and start the 60-day notice to increase the non-resident fee. He explained that if the item was tabled, it would mean a 90-day notice for the increase and the lower rates not going into effect.

City Manager Horst clarified that direction from Council at the previous meeting was to take the existing rate and apply a 35% discount to the non-profit and the resident rates. He added the existing business rate would stay the same. He stated the discounted rates would go into effect with approval today and would start the 60-day notification process to increase the non-resident rate with future discussion.

A motion was made by Councilmember Henry Wade, seconded by Councilmember Amber Liermann, to reconsider his motion to table Agenda Item 7.4. The motion carried by unanimous vote.

A motion was made by Councilmember Manfredi, seconded by Councilmember Marsh, that this Resolution be Approved. The motion carried by a unanimous vote.

- 7.5 [SUB23-07](#) The Mayor and City Council shall discuss and take action to approve Subdivision Case # SUB23-07, Final Plat for Reinsman Commons, a request for final plat approval to subdivide +/- 20.17 acres of land into three (3) Lots and one (1) Tract for a residential subdivision. Discussion and Action.

This Subdivision was Approved.

- 7.6 [SPEVLIQ 23-05](#) The Mayor and City Council shall discuss and take action on recommending approval to the Arizona Department of Liquor Licenses and Control for an application for a special event liquor license provided by Christy Frank to allow Steve Levine Entertainment LLC to serve alcohol during a special event known as Wild West Music Fest on October 13th - 15th, 2023 at Copper Sky Recreation Complex 44345 W Martin Luther King Jr Blvd Maricopa, AZ 85138. Discussion and action.

This Special Event Liquor License was Approved.

- 7.7 [MIN 23-52](#) Approval of Minutes from the September 19, 2023 City Council Regular meeting. Discussion and Action.

The Minutes were Approved.

- 7.8 [CON 23-33](#) The Mayor and City Council shall discuss and take action on approving the addition of the Honeycutt Avenue Extension Project to FY23-24 Capital Improvement Plan and ratify a contract with Rick Engineering for the design of the same. Discussion and Action.

This Contract was Approved.**8. Regular Agenda and/or Public Hearings**

- 8.1 [RES 23-57](#) A Resolution of the Mayor and Council of the City of Maricopa, Pinal County, Arizona, (1) approving the form and authorizing the execution and delivery of a First Purchase Agreement, a First Trust Agreement, a Continuing Disclosure Undertaking, an Obligation Purchase Contract and other necessary agreements, instruments and documents; (2) approving the sale and execution and delivery of Pledged Revenue Obligations, Series 2023, evidencing a proportionate interest of the owners thereof in the purchase agreement; (3) delegating authority to the Mayor, the Manager and the Deputy City Manager/Chief Financial Officer of the City to determine certain matters and terms with respect to the foregoing; (4) authorizing the taking of all other actions necessary to the consummation of the transactions contemplated by this Resolution; and (5) declaring an emergency. Discussion and Action.

City Manager Horst stated this item originated from the Future's Planning where it was discussed to move forward with Pledge Revenue Obligation Bonds. He discussed the Fiscal Year (FY) 2024 Capital Improvement Plan (CIP) and the 10-year outlook. He stated the Resolution tonight authorized moving forward and added it did not give authority to purchase bonds. He further clarified that the bond was not a tax increase to citizens and explained it would be a sales tax funded bond. He discussed what would happen in the case of a downturn in the economy and elaborated that even if 80 percent of revenue streams were lost, they would still be able to fund it. He stated it would be a 20-year bond to move projects quicker and elaborated. He detailed the projects with a chart including: improvements on Cesar Chavez Lane, improvements on Heritage Lane, the Edwards Avenue underpass, the Lakes Parks Street Lights, improvements on Maricopa-Casa Grande Hwy (MCGH) west of Stonegate Road, Smith-Enke and SR 347 Intersection, SR 238 mill and fill, traffic signals at Honeycutt and Rancho Mirage, traffic signals at White & Parker and Bowlin, Honeycutt extension, Field House, Garvey Phase I and II, Hartman Road, Copper Sky enhancements and the Civic Center Park. He discussed the bond language and stated funds could only be used for the listed projects and elaborated on the flexibility. He discussed the

current market.

Councilmember Manfredi reiterated that it was not a tax increase. Mayor Smith reported on the Maricopa Government Association meeting and the success of building a library without additional cost to taxpayers. She elaborated the benefits.

A motion was made by Councilmember Manfredi, seconded by Councilmember Goettl, that this Resolution be Approved. The motion carried by a unanimous vote.

8.2 [RES 23-59](#)

A Resolution of the Mayor and City Council of the City of Maricopa, Pinal County, Arizona, designating the City Manager and the Deputy City Manager/Chief Financial Officer of the City to declare Official Intent on behalf of the City with respect to reimbursement from proceeds of Reimbursement Obligations pursuant to Treasury Regulations Section 1.150-2. Discussion and Action

City Manager Horst explained this was related to the previous item and would designate the City Manager and the Deputy City Manager/Chief Financial Officer of the City to declare Official Intent on behalf of the City with respect to reimbursement from proceeds of Reimbursement Obligations.

A motion was made by Councilmember Manfredi, seconded by Councilmember Marsh, that this Resolution be Approved. The motion carried by a unanimous vote.

8.3 [PRES 23-17](#)

The Mayor and City Council shall hear a 1/2 Cent Sales Tax Concept presentation from City Manager Horst. Discussion only.

City Manager Horst stated this presentation also came from the Future's Planning Process where Strategic Thrusts were identified. He stated one of the Strategic Thrusts was transportation and the opportunity for Better Roads Ahead. He gave background on the Pinal County Half-Penny Sales Tax Proposition and the various outcomes. He noted the last time it went to voters it failed, but the majority of Maricopa residents voted in favor. He stated at the Future's Planning they discussed that rather than approving a county wide sales tax in support of a county-wide transportation plan which would again pull most of the funds collected within the city for county and other city's projects, a half-cent sales tax approved by city voters, could generate over \$213 million for local transportation needs to include significant funds to leverage state and federal dollars in support of a State Route 347 expansion. He stated this was being presented tonight for the community to think about it and for the Council to discuss it with constituents.

Mayor Smith inquired if the City would have the authority to use the funds collected in the half-cent tax and apply it to SR 347. City Manager Horst responded it would be able to allocate funds. Vice Mayor Vitiello elaborated on the previous county proposition and spoke in support. Mayor Smith asked if a project list would be available when the proposition was taken to voters. City Manager Horst responded it would and elaborated. Councilmember Goettl elaborated how this would be one more tool to leverage and move projects.

The Presentation was heard.

8.4 [PRES 23-16](#)

The Mayor and City Council shall hear a Parks and Recreation Concept presentation from City Manager Horst. Discussion only.

City Manager Horst presented the Civic Center Plaza Central Park Concept. He stated that after a bidding process, the city selected J2 Design for the design but noted that

staff was very involved in directing the concept. He provided a concept rendering of the proposed Civic Center that included the Civic Center Park with a lake and various elements. The elements included: a lake, a cell phone tower disguised as a water tower, a round-about, a ball field area, an area for special events, a water play runnel, an oasis park, family picnic tables in a Western Americana style, unique play structures, a unique skate and pump bike track, leisure opportunities such as a bridge across the lake, walking trails, paddle boats, a splash pad and the third dog park. He discussed the potential development of a restaurant row and the letters of interest from interested establishments. Next, he discussed the Heritage Park and stated the Maricopa Historical Walkway was moving forward and elaborated on the features, including the Veteran's Memorial Park. He gave an update on Lake View Park Phase II and III. He discussed the potential land acquisition from the Maricopa Unified School District (MUSD) and the potential Maricopa Field House. He stated this presentation was given to the Parks and Recreation Committee and received good feedback.

Vice Mayor Vitiello inquired about dog parks. Discussion ensued. Councilmember Liermann spoke in support of having a destination place. Councilmember Goettl commended the proposed Maricopa Field House and asked Mr. Horst to elaborate. City Manager Horst elaborated on the potential of the Field House including a dedicated space for teens. Discussion ensued.

The Presentation was heard.

9. Executive Session

10. Adjournment

This meeting was Adjourned at 7:27 p.m.

Certification of Minutes

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the regular meeting of the City Council of Maricopa, Arizona, held on the 3rd day of October, 2023. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 7th day of November, 2023.

Vanessa Bueras
City Clerk