



City of Maricopa

Meeting Agenda City Council Regular Meeting

City Hall
39700 W. Civic Center
Plaza
Maricopa, AZ 85138
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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, December 5, 2023

6:00 PM

Council Chambers

Procedure for Addressing the City Council

The Maricopa City Council values citizen comments and input. If you wish to speak on a matter concerning Maricopa city government that is on the agenda, please fill out a speaker card and give it to the City Clerk before the meeting starts. The Mayor will call your name when that portion of the agenda is reached.

The Call to the Public portion on the agenda provides citizens an opportunity to identify for the City Council matters of interest or concern related to city government that are not on the printed agenda. Under the provisions of the Arizona Open Meeting Law, the City Council is prohibited from responding to issues that have not been properly noticed. Therefore, the City Council may only listen to citizens who wish to address them on non-agenda items. We regret that the City Council cannot respond beyond thanking you for your comments. City staff will follow-up on your questions via telephone or email, whichever is preferred. A speaker card is not required for this portion of the meeting but it is appreciated.

Whenever any group of persons wishes to address the City Council on the same subject matter, it shall be proper for the Mayor to request that a spokesperson be chosen.

The City asks that, when your name is called, you come forward to the podium, state your name and then begin speaking. All speakers are expected to observe common standards of decorum and courtesy. Personal attacks, political speeches, or threats of political action are inappropriate in this forum and will be grounds, at the discretion of the Mayor, for ending a speaker's time at the podium.

In the event that the meeting is disrupted in any way that the City in its sole discretion deems inappropriate, the City reserves the right to immediately remove the individual(s) from the meeting. Reasons for removing an individual include but are not limited to making offensive remarks or statements, disrespectful statements or actions, and any other action deemed appropriate.

All remarks shall be addressed to the City Council as a body and not to staff or the public. No person other than a member of the City Council, the City Manager or the City Attorney and the person having the floor, shall be permitted to enter into any discussion without the permission of the Mayor. Depending on the number of items on the Council agenda and the number of speaker cards submitted, the Mayor may establish shorter time limits for speakers.

1. Call to Order

*Invocation
Pledge of Allegiance*

2. Roll Call**3. Proclamations, Acknowledgements, Awards and Presentations****4. Report from the Mayor**

The Mayor, members of Council or other designee, may present information related to the operation of the city.

5. Report from the City Manager**6. Call to the Public**

The procedures to follow if you address the Council are: Council requests that you express your ideas in three minutes or less and refrain from any personal attacks or derogatory statements about any City employee, a fellow citizen, or anyone else, whether in the audience or not. The Mayor will limit discussion whenever they deem such an action appropriate to the proper conduct of the meeting. At the conclusion of an open call to the public, individual members of the Council may respond to criticism made by those who have addressed the Council, may ask Staff to review a matter, or may ask that a matter be put on a future agenda. However, members of the Council shall not discuss or take legal action on any matters during an open call to the public unless the matters are properly noticed for discussion and legal action.

7. Consent Agenda

All items on the Consent Agenda are considered to be routine matters and will be enacted by one motion of the Council. There will be no separate discussion of these items unless a Councilmember or member of the public so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

7.1 [SUB 23-10](#) The Mayor and City Council shall discuss and take action to approve Subdivision Case # SUB23-10, Final Plat of Christ's Church of the Valley, a request for final plat approval for +/- 10.25 acres of land to combine four (4) parcels of land and dedicate public right-of-way for a church development. Discussion and Action.

7.2 [SUB23-01](#) The Mayor and City Council shall discuss and take action to approve Subdivision Case # SUB23-01, Replat Rancho Mirage Estates Phase 2 Parcel 21, a request for final plat approval to subdivide +/- 15.5 acres of land into fifty-eight (58) Lots, and six (6) Tracts for a residential subdivision. Discussion and Action.

7.3 [SUB 23-18](#) The Mayor and City Council shall discuss and take action to approve Subdivision Case # SUB23-18, Final Plat Southbridge Marketplace, a request for final plat approval to subdivide +/- 19.08 acres of land into ten (10) Lots and one (1) right-of-way Tract for a commercial subdivision. Discussion and Action.

- 7.4 [SUB 23-19](#) The Mayor and City Council shall discuss and take action to approve Subdivision Case # SUB23-19, Final Plat Southbridge Marketplace South, a request for final plat approval to subdivide +/- 27.12 acres of land into seven (7) Lots and one (1) right-of-way Tract for a commercial subdivision. Discussion and Action.
- 7.5 [MISC 23-33](#) The Mayor and City Council shall discuss and take action on approving the addition of the FY24 Street Pavement Preservation Project to the FY24-33 Capital Improvement Plan. Discussion and Action.
- 7.6 [RES 23-74](#) A Resolution of the Mayor and City Council of the City of Maricopa, Arizona, exchanging a portion of right-of-way in Section 28 of Township 4 South, Range 3 East of the Gila and Salt River base and meridian, generally located west of the current alignment of N. Maricopa Rd. alignment south of W. Honeycutt Ave. for a portion of real property generally located at the southwest corner of the intersection of W. Honeycutt Ave. and N. Maricopa Rd. within the City of Maricopa incorporated limits. Discussion and Action.
- 7.7 [ORD 23-42](#) An Ordinance of the Mayor and City Council of the City of Maricopa, Arizona, adopting "Chapter 10.30: Truck Routes" by reference and approving the addition of Chapter 10.30: Truck Routes to the Maricopa City Code and providing for severability and the effective date thereof. Discussion and Action.
- 7.8 [MIN 23-67](#) Approval of Minutes from the November 21, 2023 City Council Regular meeting. Discussion and Action.
- 7.9 [SPEVLIQ 23-07](#) The Mayor and City Council shall discuss and take action on recommending approval to the Arizona Department of Liquor Licenses and Control for a Special Event Liquor License application submitted by Jodi Cox on behalf of the Province Community Association for special events on January 18, February 15, March 21, and April 18, 2024 to be held at 20942 N. Province Parkway, Maricopa, Arizona 85138. Discussion and Action.

8. Regular Agenda and/or Public Hearings

Items on the agenda are open for citizen input. Please fill out a card and present it to the City Clerk before the meeting begins. The Mayor will call upon you for your comments.

- 8.1 [RES 23-69](#) Public Hearing. A Resolution of the Mayor and City Council of the City of Maricopa, Arizona, finding certain facts and adopting the proposed Major General Plan Amendment to the General Plan of the City of Maricopa, Arizona to change the land use from Low Density Residential (LDR), Medium Density Residential (MDR), Master Planned Community (MPC), and Open Space (OS) to Master Planned Community (MPC) on approximately 481 acres of land generally located at the southeast and southwest corners of W. Steen Rd. and N. Murphy Rd., within the City of Maricopa incorporated limits, as requested by CVL Consultants on behalf of Maricopa 480 Partners in Case # GPA23-04. Discussion and Action.

- 8.2 [ORD 23-39](#) Public Hearing. 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 481 acres of land generally located at the southeast and southwest corners of W. Steen Rd. and N. Murphy Rd., within the City of Maricopa incorporated limits, on Pinal County APNs #502-08-0010 and 502-06-010B, from Eagle Shadow Planned Area Development (PAD), CR-2 Single-Family Residential and CR-3 Single-Family Residential to Murphy Park Planned Area Development (PAD), as described in Zoning Case #PAD23-01. The parcels of land are located in a portion of Sections 9 and 10, Township 5 South, Range 4 East, of the Gila and Salt River Meridian, Pinal County, Arizona. Discussion and Action.
- 8.3 [RES 23-70](#) Public Hearing. A Resolution of the Mayor and City Council of the City of Maricopa, Arizona, finding certain facts and adopting the proposed Major General Plan Amendment to the General Plan of the City of Maricopa, Arizona to change the land use from Low Density Residential (LDR) to Medium Density Residential (MDR) and Commercial (C) on approximately 80 acres of land generally located at the northwest corner of W. Steen Rd. and N. Murphy Rd., within the City of Maricopa incorporated limits, as requested by CVL Consultants on behalf of Maricopa 80, LLC in case # GPA23-02. Discussion and Action.
- 8.4 [ORD 23-40](#) Public Hearing. 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 80 acres of land generally located at the northwest corner of W. Steen Rd. and N. Murphy Rd., within the City of Maricopa incorporated limits, on Pinal County APNs #502-06-0400 and 502-06-0410, from General Industrial (CI-2) to Pecan Groves Planned Area Development (PAD), as described in Zoning Case #PAD22-17. The parcels of land are located in a portion of Section 4, Township 5 South, Range 4 East, of the Gila and Salt River Meridian, Pinal County, Arizona. Discussion and Action.
- 8.5 [RES 23-71](#) Public Hearing. A Resolution of the Mayor and City Council of the City of Maricopa, Arizona, approving and adopting a Minor General Plan Land Use Amendment to change the land use from existing Mixed Use (MU) to Low Density Residential (LDR) for approximately 20 acres of land generally located at the northwest corner of W. Santi Rd. and N. Gunsmoke Rd., within the City of Maricopa incorporated limits, as described in case # GPA22-14. The parcel of land is located in a portion of Section 25, Township 4 South, Range 3 east of the Gila and Salt River base and meridian, Pinal County, Arizona. Discussion and Action.
- 8.6 [ORD 23-41](#) Public Hearing. 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 20 acres of land generally located at the northwest corner of W. Santi Rd. and N. Gunsmoke Rd., within the City of Maricopa incorporated limits, on Pinal County Parcels 51071027B, 51071027A, 51071028A, 51071028B, 51071026P, 51071026N, 51071026M, 51071026G, 51071026J, 51071026H, 51071026K, 51071026S, 51071026T, 51071026V, and 51071026W, from General Rural (GR) to Seven Ranches Estates Planned Area Development (PAD), as described in Zoning Case # PAD22-20. The parcels of land are located in a portion of Sections 28, Township 4 South, Range 3 East, of the Gila and Salt River Meridian, Pinal County, Arizona. Discussion and Action.

- 8.7 [RES 23-72](#) A Resolution of the Mayor and City Council of the City of Maricopa, Arizona, adopting a fee schedule for the rental of facilities owned by the City of Maricopa, including increased fees for non-residents. Discussion and action.
- 8.8 [PRES 23-19](#) The Mayor and City Council shall hear a presentation on a proposed program for pre-approved house plans for the city's Heritage District Redevelopment Area.
- 8.9 [APP 23-09](#) The Mayor and City Council shall discuss and take action on appointing a Vice-Mayor from among the members of the City Council. Discussion and Action.

9. Executive Session

The Maricopa City Council may go into executive session, which is not open to the public, for purpose of obtaining legal advice from the City's attorney on any of the above agenda items pursuant to A.R.S. § 38-431.03 (A)(3).

10. Adjournment

Note: This meeting is open to the public. All interested persons are welcome to attend. Council members of the City of Maricopa City Council will attend either in person or by telephonic conference or video communication. Supporting documents and staff reports, which were furnished to the City Council with this agenda, are available for review on our website, www.maricopa-az.gov.

Physical access to the meeting room will be available 15 minutes prior to the meeting start time.

Persons with a disability may request a reasonable accommodation, such as a sign language interpreter, by contacting the City Clerk's Office at 520-316-6970. Requests should be made as early as possible to allow time to arrange the accommodation.

NOTICE TO PARENTS: Parents and legal guardians have the right to consent before the City of Maricopa makes a video or voice recording of a minor child A.R.S. §1-602.A.9. Maricopa City Council meetings are recorded and may be viewed on Channel 20 and the Maricopa website. If you permit your child to participate in the Council meeting, a recording will be made. If your child is seated in the audience, your child may be recorded, but you may request that your child be seated in a designated area to avoid recording. Please submit your request to the City Clerk at (520) 316-6970.