



# City of Maricopa

## Meeting Agenda City Council Regular Meeting

City Hall  
39700 W. Civic Center  
Plaza  
Maricopa, AZ 85138  
Ph: (520) 568-9098  
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[www.maricopa-az.gov](http://www.maricopa-az.gov)

**Mayor Christian Price**  
**Vice-Mayor Nancy Smith**  
**Councilmember Amber Liermann**  
**Councilmember Vincent Manfredi**  
**Councilmember Bob Marsh**  
**Councilmember Rich Vitiello**  
**Councilmember Henry M. Wade Jr.**

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**Tuesday, August 3, 2021**

**7:00 PM**

**Council Chambers**

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**1. Call to Order**

*Invocation  
Pledge of Allegiance*

**2. Roll Call**

**3. Proclamations, Acknowledgements and Awards**

**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 he deems 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     [RES 21-36](#)     A Resolution of the Mayor and City Council of the City of Maricopa, Arizona, approving and adopting the First Amendment to Pre-Annexation Development Agreement between the City of Maricopa, Hogenes Farms, an Arizona limited partnership and TRS 15, LLC, an Arizona limited liability company, in compliance with A.R.S. §9-500.05. Discussion and Action.
- 7.2     [ORD 21-15](#)     An Ordinance of the Mayor and City Council of the City of Maricopa, Arizona, amending section 2.10.040 of the Maricopa City Code to change the basis for the calculation of a majority of votes cast at a Primary Election. Discussion and Action.
- 7.3     [ORD 21-13](#)     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 528 acres of land generally located on the northwest corner of W. McDavid Road and N. Green Road, within the City of Maricopa incorporated limits, from Industrial (CI-2) to Planned Area Development (PAD) as described in Case #PAD 21-01. The parcel of land is located in a portion of Section 20 and a portion of the North Half of Section 29, Township 4 South, Range 3 East, of the Gila and Salt River Meridian, Pinal County, Arizona. Discussion and Action.
- 7.4     [ORD 21-14](#)     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 28 acres of land generally located on the southwest corner of Honeycutt Road and Gunsmoke Road, within the City of Maricopa incorporated limits, from General Business (CB-2) to Multiple Unit Residential (RM) as described in Case #ZON21-02. The parcel of land is located in a portion of Section 25 of Township 4 South, Range 3 East of the Gila and Salt River base and meridian, Pinal County, Arizona. Discussion and Action.
- 7.5     [CON 21-18](#)     The Mayor and City Council shall discuss and possibly take action on approving a Purchase and Sale Agreement and Escrow Instructions with Copper Sky Hotel and Residential Group, LLC, an Arizona limited liability company, for the sale of approximately 4.7 acres generally located on the southeast corner of W. Bowlin Road and N. John Wayne Parkway, for \$1,467,928.77 and authorizing the City Manager to execute any necessary extensions and closing documents related thereto. Discussion and Action.
- 7.6     [CON 21-19](#)     The Mayor and City Council shall discuss and possibly take action on approving a Purchase and Sale Agreement and Escrow Instructions with Copper Sky Innovation Group, LLC, an Arizona limited liability company, for the sale of approximately 12 acres generally located on the southeast corner of W Martin Luther King Jr. Blvd. and N John Wayne Parkway, for \$1,458,388.80 and authorizing the City Manager to execute any necessary extensions and closing documents related thereto. Discussion and Action.
- 7.7     [MIN 21-41](#)     Approval of Minutes from the July 20, 2021 City Council Regular meeting. 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 [APP 21-03](#)**

The Mayor and City Council shall discuss and possibly take action on making an appointment to fill the vacancy on the Age Friendly Maricopa Advisory Committee. Discussion and Action.

**8.2 [PRES 21-13](#)**

The Mayor and City Council shall hear a presentation related to Copper Sky Development. Discussion Only.

**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](http://www.maricopa-az.gov).*

*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.*