



City of Maricopa

Meeting Minutes - Final City Council Regular Meeting

City Hall
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Mayor Christian Price
Vice-Mayor Henry M. Wade Jr.
Councilmember Marvin L. Brown
Councilwoman Julia R. Gusse
Councilmember Vincent Manfredi
Councilmember Nancy Smith
Councilmember Rich Vitiello

Tuesday, January 15, 2019

7:00 PM

Council Chambers

1. Call to Order

The City Council Regular Meeting was called to order at 7:06 p.m. Reverend Arnold Jackson gave the invocation and Mayor Price led the Pledge of Allegiance.

2. Roll Call

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

3. Proclamations, Acknowledgements and Awards

4. Report from the Mayor

Mayor Price reported on the relocation of the California Zephyr and acknowledged Mr. and Mrs. Smith for donating the land of the former Rotary Park. He thanked the Maricopa Historical Society for their agreement to restore it. Next, he gave an update on the State Route, SR 347 Overpass Project and noted that the crane that was used to move the Zephyr was also used to install girders on the overpass in order to save money. He reported hosting Gila River Governor Stephen Lewis at City Hall to discuss the challenges both communities face, such as the commute on SR 347. He elaborated on the discussion and emphasized the importance of partnerships. He thanked Governor Lewis for his time.

After the City Manager's Report, Mayor Price announced that Maricopa Justice of the Peace, Judge Lyle Riggs was elected as Presiding Justice of the Peace for Pinal County and extended his congratulations. Next, he commended city staff for resolving an issue during a holiday.

5. Report from the City Manager

City Manager Rick Horst reported on two ongoing projects including, the Pinal County/Maricopa Annex. He stated Pinal County plans to build a facility to include a Board of Supervisors Office, community development offices, assessor's office, recorder's office, clerk of the board, adult probation, juvenile probation, a sheriff's holding facility and other support amenities. He stated construction was planned to start sometime between October and November of this year. Next, he gave an update

on the North Santa Cruz Wash stakeholder project, not to be confused with the Federal Emergency Management Agency, FEMA project. He reported meeting with the U.S. Army Corps of Engineers on January 8 and elaborated that they identified three potential alternatives and elaborated. He stated the project could remove areas out of the floodplain and elaborated.

6. Call to the Public

Judith Zaimont with the Maricopa Arts Council (MAC) announced the next events: The Copa Short Film Fest to be held on February 24th at City Hall and on February 25 at the Maricopa Central Arizona College (CAC) campus, and the opening of the Inside the Creative Mind lecture series on February 9th at the Maricopa Public Library. She thanked the City Council, City Manager Horst and Councilmembers Manfredi and Smith for their support. Lastly, she announced that on February 2nd, the All Arizona Poetry Slam Championship would be held at City Hall in the Council Chambers. She gave details of the entertainment and stated there would be a \$10 admission fee from 5:30 p.m. to 9:30 p.m.

Susan Cameron, member of the Maricopa Arts Advisory Committee and MAC, stated they would be coordinating an art gallery at City Hall. She stated they would do a call to all artist in the local newspapers and would work with Adam Wolf to create a link to the City webpage for artists to apply. She detailed the selection process and stated the gallery would be called Maricopa in Bloom.

Constance Jackson and Amanda Clark, members of the Cultural Affairs Committee invited the community to attend the Black History Month Celebration on February 5th at 7pm at City Hall.

Richard Wisenberg, CPA and small business owner stated he had difficulty marketing his small business due to restrictions on wind feathers. He elaborated and bade the Council to consider easing restrictions.

Vice Mayor Wade stepped down to the podium and talked about the Martin Luther King Jr. celebration in Maricopa. He stated there would be two activities: 1-On January 19th At Global Water, from 7:30 p.m. to midnight with a \$25 admission fee and 2-on January 21st at Copper Sky from 11 a.m. to 4 p.m. He detailed the activities and invited the public to attend.

7. Minutes

7.1 [MIN 19-04](#)

Approval of Minutes from the December 18, 2018 City Council Regular meeting.

A motion was made by Councilmember Smith, seconded by Councilmember Manfredi, that the Minutes be Approved. The motion carried by a unanimous vote.

8. Consent Agenda

Approval of the Consent Agenda

A motion was made by Vice Mayor Henry Wade, seconded by Councilmember Nancy Smith, to Adopt the Consent Agenda. The motion carried by a unanimous vote.

- 8.1 [SUB 18-03](#) The Mayor and City Council shall discuss and possibly take action to approve and amend the existing final plat for Maricopa Towne Plaza and approve re-plat for five (5) separate lots, Case # SUB18-03. Discussion and Action.

This Resolution was Approved.

- 8.2 [SPEVLIQ 19-01](#) The Mayor and City Council shall discuss and possibly take action on a request by Our Lady of Grace Catholic Church to hold a special event known as the Annual Parish Festival on February 8, 9, and 10th, 2019 at 18700 N. St. Gabriel Way. Discussion and Action. ITEM RELATED TO SPEV 19-01

This Special Event Liquor License was Approved.

- 8.3 [SPEV 19-01](#) The Mayor and City Council shall discuss and possibly take action on a request by Our Lady of Grace Catholic Church to hold a special event known as the Annual Parish Festival on February 8, 9, and 10th 2019 at 18700 N. St. Gabriel Way. Discussion and Action. ITEM RELATED TO SPEVLIQ 19-01

Approved

9. **Regular Agenda and/or Public Hearings**

- 9.1 [RES 19-01](#) A Resolution of the Mayor and City Council of the City of Maricopa, Arizona, amending the Community Services Department Fee Schedule and the Copper Sky Multigenerational/Aquatics Center Fee Schedule. Discussion and Action.

Community Services Director, Nathan Ulliyot presented the proposed fee schedule. He elaborated on the process and public input. He discussed the key changes to scholarships and the discount policy, including that there would be pricing parameters and that applications would be annual instead of quarterly. He discussed the key changes to rental fees. He detailed the changes to Copper Sky memberships including the limits on the punch cards and day pass rate increase. He explained there would be no increase to annual memberships, and detailed the improved value of memberships. He explained that Copper Sky members would save on community services programs. He added that staff was seeking businesses to partner with to provide discounts for Copper Sky members. He detailed the inclusion of discounts on membership through the Scholarship Program and explained that 20% and 40% off of annual memberships would be available for those who qualified. He stated seniors and veterans would receive 10% off that could be combined with the Scholarship Program. He explained the Scholarship Program was based on Federal Poverty Guidelines and detailed the application process. He noted that personal information would not be kept and only the application would be filed and added the program would only be available for residents. He discussed the senior pricing and reiterated that there would be a 10% discount that could be combined with the Scholarship Program. He added that insurance benefit programs would still be offered. He opened the floor for questions.

Councilmember Smith commended Mr. Ulliyot for reaching out to the community and those who were concerned with the pricing changes. She thanked him and Joan Koczor for informing the public and gathering input. She highlighted the value that was being added to memberships and spoke in support of the proposed changes.

Mr. Ulliyot thanked Brenda Campbell, Copper Sky Recreation Manager Daniel Gallegos and the staff at Copper Sky for their work on the proposed changes. He stated that as part of the process, they discussed finding dedicated time for senior programs with the

Age-Friendly Committee and elaborated.

Vice Mayor Wade commended Mr. Ulyot on how he handled and corrected a security issue at the facility and elaborated.

Councilwoman Gusse commended Mr. Ulyot for keeping up with the exercise equipment at Copper Sky. Mr. Ulyot responded.

Mayor Price asked if the new changes would be promoted, such as a placard at the entrance with the new added values. He elaborated and suggested also a placard to get the word out about the new discounts. Mr. Ulyot said the information would be at the front desk and they would post on Facebook. He stated there would also be a self-check-in kiosk. Mayor Price elaborated on the reasons for the changes and the added value.

Councilwoman Gusse encouraged Mr. Ulyot to visit Maricopa en Español and noted the Spanish speaking community was missing out on a whole world of information.

Councilmember Manfredi asked why there was a need to increase field pricing. Mr. Ulyot explained Pacana Park would not be changing and elaborated on the fee increase for the Copper Sky. He elaborated on the maintenance costs and the benefits of the increase. A brief discussion ensued.

A motion was made by Councilmember Smith, seconded by Vice Mayor Wade, that this Resolution be Approved. The motion carried by a unanimous vote.

9.2 [PRES 19-01](#)

The Mayor and Council shall hear a presentation on the progress of the marketing and development agreement for Copper Sky Commercial. Discussion only.

Economic Development Director, Denyse Airheart gave a PowerPoint Community & Economic Development Update. She gave a brief timeline: On February 2018 a Request for Proposal (RFP) was published, on May 2018 Commercial Properties Inc. (CPI) was selected for a tentative award and on September 2018 Council approved a marketing agreement with CPI. She provided a visual map of the 18.3 acres for commercial development adjacent to Copper Sky. She stated there would be three phases and five components: Phase I would be the hotel, Phase II would be approximately 300 units of multi-family housing, an assisted living facility and retail, and Phase III would be multi-family housing and retail on the southern parcel. She announced the hotelier would be the La Quinta Inn and the developer was Andy Bhakta. She stated the assisted living facility and the mixed-use housing would be done by Shea Connelly Development, LLC. She added that Martin Luther King Boulevard would be widened and elaborated. She displayed pictures of a similar project that was recently completed in the City of Fountain Hills. She gave statistics of the projected revenues, net new jobs and property taxes. She added the developer anticipated being operational by the end of 2020. She opened the floor for questions.

Vice Mayor Wade asked what the population of the City of Fountain Hills was. City Manager Horst responded it was approximately 26,000.

Mayor Price thanked everyone involved and elaborated. Vice Mayor Wade asked Mrs. Airheart to elaborate on the developer. Mrs. Airheart commended Cecil Yates with CPI and elaborated. A short discussion ensued.

The Presentation was heard.

10. Executive Session

11. Adjournment

A motion was made by Councilmember Marvin L. Brown, seconded by Councilmember Nancy Smith, to Adjourn at 8:27 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 regular meeting of the City Council of Maricopa, Arizona, held on the 15th day of January, 2019. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 5th day of February, 2019.

Vanessa Bueras
City Clerk