

Meeting Minutes

City Council Study Session

December 6, 2021 | 6:00 p.m.
Chandler City Council Chambers
88 E. Chicago St., Chandler, AZ



Call to Order

The meeting was called to order by Mayor Kevin Hartke at 6:06 p.m.

Roll Call

Council Attendance

Mayor Kevin Hartke
Vice Mayor Mark Stewart
Councilmember OD Harris
Councilmember René Lopez
Councilmember Terry Roe
Councilmember Christine Ellis
Councilmember Matt Orlando

Appointee Attendance

Joshua Wright, Acting City Manager
Debra Stapleton, Assistant City Manager
Dawn Lang, Deputy City Manager/CFO
Kelly Schwab, City Attorney
Dana DeLong, City Clerk

Scheduled Public Appearances

MAYOR HARTKE invited Councilmember Orlando to join him for the recognitions.

1. Recognition – Hamilton High School Girls Volleyball Team

MAYOR HARTKE said the Hamilton High School Girls Volleyball Team won the 6A State Championship and asked the team to introduce themselves.

The Hamilton High School Girls Volleyball Team Coach said not only did they win a state championship, but this group also won back-to-back state championship. There are nine seniors on the team, and so far, seven have received volleyball scholarships to go onto the next level and play. They finished the season 34-5 and made history as they were the first high school girls volleyball team to be aired by ESPN, and defeated the team in Louisville who was number five in the nation.

2. Recognition – Telly Awards

MAYOR HARTKE said the Video Production Team is integral to the City and they have been recognized for their outstanding work. The Telly Awards honors excellence in video and television across all screens and this year the team won several.

MELINA ZUNIGA, Digital Media Journalist, said she won a Telly Award in the cultural category for doing a video series.

Courtney Randolph, Video Production Specialist, said she won a Telly Award in the special affects category for the State of the City 2020.

Julie Carpenter, Video Production Specialist, said she won a Telly Award for the Chandler Perseverance Documentary.

3. Recognition – Digital Cities Award

MAYOR HARTKE introduced the Digital Cities Award and invited staff to accept.

SANDIP DHOLAKIA, Chief Information Officer, said IT staff and CAPA staff have done a lot of work to earn this particular accolade.

KERSTIN NOLD, IT Chief Technology Officer, said this was a citywide award that looks at how we do city centric services and provide state of the art technology solutions to build efficiencies, drive productivity, and make sure we are utilizing technology in the best way possible. This is the highest the City has finished and a lot of this was spawned by the pandemic and has changed the way we work and connect. We have transitioned two thirds of the workforce remotely and continued all of our operations and services. This is a huge award for the whole City from a technology standpoint.

4. Shannon Ellingson – Advocating for Backyard Chickens in Single-Family Zoning

SHANNON ELLINGSON, 701 W Toledo St., Chandler, 85224, said she was here to advocate for allowing backyard chickens in single family districts. Ms. Ellingson said she is a homeowner in SF 8.5 zoning district who always wanted to raise chickens for fresh eggs. Ms. Ellingson researched code ahead of time and obtained permission from neighbors outlined in section 14.3. When the pandemic happened and they had trouble getting eggs at the store they thought it would be the right time to move forward with this. They constructed a coop, outdoor area, and nesting boxes and they were excited to receive their first chicks. Ms. Ellingson said a year later they received a notice of violation from the City Code Inspector. The chickens were categorized as a public nuisance and a zoning violation. Ms. Ellingson was told Chandler has a permission code, meaning that unless the code says you can do something, you cannot. Ms. Ellingson said they were surprised as they had read the Code and Chandler generally is hands off and non-interfering. They were extremely disappointed about the chickens but also the significant financial investment they had in the shed and coop which was over \$2000. Ms. Ellingson requested Council explicitly allow

chickens on single family district lots. Ms. Ellingson said there were a lot of unintended positive impacts from having chickens such as reduced insect pests and interactions with their neighbors.

MAYOR HARTKE said this topic would be discussed in a future work session and the public is welcome to attend.

JOSHUA WRIGHT, City Manager, said the meeting would be held in January.

Consent Agenda and Discussion

City Clerk

1. Board and Commission Appointments
Move City Council approve the Board and Commission appointments as recommended.

MAYOR HARTKE thanked Council for the support of the Military and Veteran's Affairs Commission. Mayor Hartke said they look forward to seeing how the City can better serve our military community and this is a good first step. Mayor Hartke said Council is looking forward to working with the Commission starting January. Mayor Hartke said he is very confident that they will establish this as one of the best Military and Veterans' Affairs Commissions in the Valley.

City Manager

2. Resolution No. 5538, Joint Project Agreement with the State of Arizona for the Loop 101 and 202 Freeway Waterline and Sewer Rehabilitation
Move City Council pass and adopt Resolution No. 5538, authorizing the City of Chandler to enter into a Joint Project Agreement with the State of Arizona for the Loop 101 and 202 Freeway Waterline and Sewer Rehabilitation Project in the amount of \$8,000,000, and authorize the City Manager or designee to take actions necessary on behalf of the City of Chandler to carry out the intent of the Agreement, and approve a contingency appropriation transfer of \$4,000,000 from the Water Operating Fund, Non-Departmental, Contingency Account (605.1290.5911) to Capital Grants Fund, Water Capital Project Cost Center, Main & Valve Replacements Program (417.3820.6714.0.6WA023) to supplement the existing appropriation for spending of the State allocated funds.
3. Professional Services Agreement No. ST2106.201 for Design Services with TY Lin International, for Frye Road Protected Bike Lanes, located on Frye Road from ½ Mile West of Arizona Avenue to the Paseo Trail/Consolidated Canal
Move City Council Award Professional Services Agreement No. ST2106.201 for Design Services, to TY Lin International, for Frye Road Protected Bike Lanes, located on Frye Road from ½ Mile West of Arizona Avenue to the Paseo Trail/Consolidated Canal, in an amount not to exceed \$666,217.66.

Communications and Public Affairs

4. Introduction of Ordinance No. 4983 Board and Commission Code Amendments
Move City Council introduce and tentatively adopt Ordinance No. 4983, amending and/or renumbering the City Code Chapters for the Chandler Airport Commission, Chandler Citizens' Panel for Review of Police Complaints and Use of Force, Commission on Human Relations, Housing and Human Services Commission, Library Board, Mayor's Committee for People with Disabilities, Mayor's Youth Commission, Neighborhood Advisory Committee, Parks and Recreation Board, Public Housing Authority Commission, and Transportation Commission; and repealing the Mayor's Committee for the Aging.

Community Services

5. Construction Contract No. PR2101.401 with Lincoln Constructors, Inc., for Paseo Vista Recreation Area Retaining Wall Renovation
Move City Council Award Contract No. PR2101.401 to Lincoln Constructors, Inc., for Paseo Vista Recreation Area Retaining Wall Renovation, in an amount not to exceed \$175,841.90.
6. Agreement No. CS0-988-4215, Amendment No. 2, with Brightview Landscape Services, Inc., for Park Mowing Services
Move City Council approve Agreement No. CS0-988-4215, Amendment No. 2, with Brightview Landscape Services, Inc., for park mowing services, increasing the spending limit by \$349,956, for a revised amount not to exceed \$799,956.

Development Services

7. Final Adoption of Ordinance 4984, ANX21-0002 Annexation of Approximately 3.8 Acres and Initial City Zoning West of the Southwest corner of Willis and McQueen roads
Move City Council adopt Ordinance No. 4984 approving the annexation of approximately 3.8 acres and Initial City Zoning - West of the Southwest corner of Willis and McQueen roads, as recommended by Planning staff.
8. Final Adoption of Ordinance No. 4985, PLH21-0005 /PLT21-0004 The Village at Hamilton Landing Southwest corner of Willis and McQueen Roads
Move City Council adopt Ordinance No. 4985 approving PLH21-0005 The Village at Hamilton Landing, Rezoning from Agricultural District (AG-1) to Planned Area Development for single-family attached residential, subject to the conditions as recommended by Planning and Zoning Commission.
9. PLH21-0065 Airstream of Chandler (Staff Requests Continuance to The January 27, 2022, City Council Meeting.)
Move City Council continue Rezoning case PLH21-0065 Airstream of Chandler to the January 27, 2022, City Council Meeting.

10. Introduction of Ordinance No. 5002, Planned Area Development Amendment, PLH21-0078 Pollack Business Park North 1 & 2, generally located north of the northeast corner of Arizona Avenue and Elliot Road
Move City Council introduce and tentatively adopt Ordinance No. 5002 approving PLH21-0078 Pollack Business Park North 1 & 2, amending the Planned Area Development zoning by removing a limitation on sign colors as recommended by Planning and Zoning Commission.
11. Use Permit, PLH21-0066 Bottle and Bean located at 2577 W. Queen Creek Road, Suite 100, generally located west of the southwest corner of Dobson and Queen Creek roads
Move City Council approve Use Permit case PLH21-0066 Bottle and Bean for a Series 7 Beer and Wine bar license, subject to the conditions recommended by Planning and Zoning Commission.
12. Final Plat PLT21-0037 Chandler Airpark Technology Center
Move City Council approve Final Plat (PLT21-0037) Chandler Airpark Technology Center, located at the southwest corner of Gilbert Road and Insight Way, as recommended by Development Services staff.
13. Use Permit, PLH21-0035 Verizon Pho Twelve Oaks, located at 360 S Twelve Oaks Blvd., approximately 1/2 mile south of Chandler Boulevard at the Rural Road alignment
Move City Council continue Use Permit case PLH21-0035 Verizon Pho Twelve Oaks to the January 27, 2022, City Council Meeting.
14. Final Plat, PLT21-0003 Falcon Storage Condominiums
Move City Council approve Final Plat PLT21-0003 Falcon Storage Condominiums, located on the north side of Willis Road, west of Hamilton Street, as recommended by Development Services staff.
15. Preliminary Development Plan, PLH21-0041 Treeland by Tri Pointe Homes, located at the southwest corner of Chandler Heights Road and 124th Street
Move City Council approve Preliminary Development Plan PLH21-0041 Treeland by Tri Pointe Homes for housing product, subject to the conditions as recommended by Planning and Zoning Commission.
16. Final Plat PLT21-0039 The Ashley
Move City Council approve Final Plat PLT21-0039 The Ashley, located on Appleby Road east of Arizona Avenue, as recommended by Development Services staff.

Facilities and Fleet

17. Purchase of Access Controls and Security Equipment

Move City Council approve the utilization of the State of Arizona Contract No. ADSP016-141514, with APL Access & Security, Inc., for the purchase of access controls and security equipment, increasing the spending limit by \$427,500, for a revised amount not to exceed \$927,500.

18. Agreement No. PD2-055-4378, with American Emergency Products, Inc.; MHQ of Arizona; and Pride Outfitting, LLC; for Police Vehicle Upfitting
Move City Council approve Agreement No. PD2-055-4378, with Arizona Emergency Products, Inc.; MHQ of Arizona; and Pride Outfitting, LLC; for police vehicle upfitting, in an amount not to exceed \$426,140.00, for the period of December 1, 2021, through November 30, 2022, with the option of up to four additional one-year extensions.
19. Purchase of Tires
Move City Council approve the utilization of the State of Arizona Contract No. CTR02117 with Firestone North America, the Sourcewell Contract No. 102517-GTC with Goodyear Tire and Rubber Company, and the Omnia Partners Contract No. 2019209 with Michelin North America, for the purchase of tires, in an amount not to exceed \$250,000.
20. Purchase of Vehicles and Upfitting
Move City Council approve the utilization of the State of Arizona Contract No. ADSP017-166120 with Courtesy Chevrolet, and State of Arizona Contract No. ADSP017-166124 with San Tan Ford, for the purchase of vehicles and upfitting, in the combined amount of \$767,457.21, and authorize an appropriation transfer of \$51,740 from the Vehicle Replacement Fund, Non-Departmental, Contingency Account, to the Vehicle Replacement Fund, Building & Facilities, Planning, Building Safety, Engineering, and Water System Maintenance Motor Vehicle Cost Centers.
21. Agreement No. 4442, with Arizona Public Service Company, for Vehicle Charging Stations
Move City Council approve Agreement No. 4442, with Arizona Public Service Company, for vehicle charging stations.

Human Resources

22. Agreement No. HR2-918-4354, with Logic Compensation Group, for Compensation and Classification Study
Move City Council approve Agreement No. HR2-918-4354, with Logic Compensation Group, for a Compensation and Classification Study, in an amount not to exceed \$215,000.

COUNCILMEMBER ORLANDO said it has been difficult filling jobs particularly in the public sector, police officers is one area but there are a lot of areas of discussion to grow the public sector. Councilmember Orlando said if the employees are doing a great job then Council is doing a great job. Councilmember Orlando asked for a staff presentation.

RAE LYNN NIELSEN, Human Resources Director, said in June, Council had a work session about the compensation and recruitment strategies and some of the challenges. In there, it was clearly identified that we needed to move forward with a citywide classification and compensation study. The last full study was done in 2008 and the goal is to remain market competitive in a very challenging recruitment market and to retain the staff we have. Ms. Nielsen said an RFP was done at the end of August and five companies applied. Ms. Nielsen said they had different members from public safety and from the general group that participated in the RFP process. Ms. Nielsen is hoping for Council to approve the contract with Logic Compensation and to start the study after the holidays. The study is anticipated to take 8 to 12 months to complete a very comprehensive to look at our pay, our benefits, what our market is, competitors that we need to look at, our pay philosophy. At checkpoints throughout the process, staff would come back to Council with information and decision points. Ms. Nielsen said they would like to have a final report at the end of next year.

COUNCILMEMBER ORLANDO thanked Ms. Nielsen and staff for all the work they did this year.

Information Technology

23. Agreement No. IT2-918-4438, with CE Wilson Consulting, for Professional and Project Consulting Services
Move City Council Award Agreement No. IT2-918-4438, with CE Wilson Consulting, for professional and project consulting services, in an amount not to exceed \$450,000, for a one-year term beginning January 1, 2022, through December 31, 2022, with the option of up to four one-year extensions.
24. Purchase of Cisco Smartnet
Move City Council approve the purchase of Cisco Smartnet, from Sentinel Technologies, Inc., using the 1GPA Contract No. 21-02PV-08, in the amount of \$136,443.
25. Purchase of Oracle Annual Support and Maintenance Services Click to View
Move City Council approve the purchase of Oracle annual support and maintenance services, from Mythics, Inc., using Omnia Partners Contract No. 180233-002, in the amount of \$105,523, for a one-year term of January 31, 2022, through January 30, 2023.

Law

26. Settlement Agreements with Pharmaceutical Distributors McKesson Corporation, Cardinal Health, Inc., and AmerisourceBergen Corporation, and Manufacturers Johnson & Johnson, Janssen Pharmaceuticals, Inc., OrthoMcNeil-Janssen Pharmaceuticals, Inc., and Janssen Pharmaceutica, Inc., relating to Opioid Litigation
Move City Council authorize the City Attorney to enter into Settlement Agreements with Distributors McKesson Corporation, Cardinal Health, Inc., and AmerisourceBergen Corporation and Manufacturers Johnson & Johnson, Janssen Pharmaceuticals, Inc.,

OrthoMcNeil-Janssen Pharmaceuticals, Inc., and Janssen Pharmaceutica, Inc. for Chandler's portion of the opioid litigation settlement proceeds.

COUNCILMEMBER ORLANDO called for a staff presentation.

KELLY SCHWAB, City Attorney, said this is a national litigation that has been initiated by a number of states, cities, and counties throughout the country. This is regarding the distribution of opioids when they were first distributed and there was not a lot of control. They were given to the doctors to hand out. A lot of communities have seen some drastic challenges from opioid addictions. Ms. Schwab said this involves two settlements with six manufactures and distributors. Ms. Schwab said they have been asked to participate in receiving funds that will be awarded. It is anticipated that it is going to be approximately \$549 million to the State of Arizona that would be distributed between the state, counties, and cities. Those funds are going to be restricted in their use and are going to be used for opioid type abatement. They have not yet received all of the details nor have they received how much money Chandler would receive.

COUNCILMEMBER ORLANDO thanked Council for keeping this at the forefront. Councilmember Orlando said he hoped to help those who have been victims and their families recover from this.

VICEMAYOR STEWART asked if they could distribute the funding directly to rehab centers in our community.

MS. SCHWAB said staff would look into it.

COUNCILMEMBER HARRIS said there are a lot of people who suffer from addiction, and this is a constant issue. Councilmember Harris said he would like to see the money be put towards education. Some students in our schools currently have drug addictions, this does not just affect adults. Councilmember Harris said he wanted to leverage private public partnerships to make a greater impact.

MAYOR HARTKE said once they have the details, Council would have a work session to discuss the best use.

MS. SCHWAB said this item is authorizing her to sign the documents so the City can receive the money.

27. Settlement in Robin Barrett vs. City of Chandler

Move City Council to authorize the settlement in the matter of Robin Barrett vs. City of Chandler in full and final satisfaction of all claims asserted without admitting liability for the amount of \$100,000.00 and further authorize the City Attorney to sign any necessary documents in such forms as are approved by the City Attorney to effectuate the terms and conditions of settlement in this action.

Management Services

28. Agreement No. 4399, for Investment Management Services
Move City Council Award Agreement No. 4399, with PFM Asset Management, LLC, and Allspring Global Investments, LLC, for investment management services, for a one-year term beginning January 1, 2022, through December 31, 2022, with the option of up to four additional one-year extensions.
29. New License Series 7, Beer and Wine Bar Liquor License application for Ocotillo Coffee and Wine, LLC, DBA Bottle & Bean
Move for recommendation to the State Department of Liquor Licenses and Control for approval of the State Liquor Job No. 161046, a Series 7, Beer and Wine Bar Liquor License, for Jared Michael Repinski, Agent, Ocotillo Coffee and Wine, LLC, DBA Bottle & Bean, located at 2577 W. Queen Creek Road, Suite 100, and approval of the City of Chandler, Series 7, Beer and Wine Bar Liquor License No. 301808.
30. New License Series 10, Beer and Wine Store Liquor License application for Ocotillo Coffee and Wine, LLC, DBA Bottle & Bean
Move for recommendation to the State Department of Liquor Licenses and Control for approval of the State Liquor Job No. 161051, a Series 10, Beer and Wine Store Liquor License, for Jared Michael Repinski, Agent, Ocotillo Coffee and Wine, LLC, DBA Bottle & Bean, located at 2577 W. Queen Creek Road, Suite 100, and approval of the City of Chandler, Series 10, Beer and Wine Store Liquor License No. 301808.
31. License Series 12, Restaurant Liquor License application for Taqueria Los Portales, LLC, DBA Taqueria Los Portales
Move for recommendation to the State Department of Liquor Licenses and Control for approval of the State Liquor Job No. 163155, a Series 12, Restaurant Liquor License, for Jaime Ornelas Beristain, Agent, Taqueria Los Portales, LLC, DBA Taqueria Los Portales, located at 691 N. Arizona Avenue, and approval of the City of Chandler, Series 12, Restaurant Liquor License No. 301578.
32. New License Series 12, Restaurant Liquor License application for Look Cinemas VIII, LLC, DBA Look Cinemas
Move for recommendation to the State Department of Liquor Licenses and Control for approval of the State Liquor Job No. 161304, a Series 12, Restaurant Liquor License, for Andrea Dahlman Lewkowitz, Agent, Look Cinemas VIII, LLC, DBA Look Cinemas, located at 1 W. Chandler Boulevard, and approval of the City of Chandler, Series 12, Restaurant Liquor License No. 302073.
33. License Series 3, Domestic Microbrewery Liquor License application for Look Cinemas VIII, LLC, DBA Look Cinemas

Move for recommendation to the State Department of Liquor Licenses and Control for approval of the State Liquor Job No. 165494, a Series 3, Domestic Microbrewery Liquor License, for Andrea Dahlman Lewkowitz, Agent, Look Cinemas VIII, LLC, DBA Look Cinemas, located at 1 W. Chandler Boulevard, and approval of the City of Chandler, Series 3, Domestic Microbrewery Liquor License No. 302073.

34. License Series 12, Restaurant Liquor License application for Patent 139 Brewing Company, LLC, DBA Patent 139 Brewing Co

Move for recommendation to the State Department of Liquor Licenses and Control for approval of the State Liquor Job No. 155208, a Series 12, Restaurant Liquor License, for Timothy John Charles Hass, Agent, Patent 139 Brewing Company, LLC, DBA Patent 139 Brewing Co, located at 1949 W. Ray Road, Suite 11, and approval of the City of Chandler, Series 12, Restaurant Liquor License No. 301286.

35. License Series 12, Restaurant Liquor License application for Kura Sushi USA, Inc., DBA Kura Revolving Sushi Bar

Move for recommendation to the State Department of Liquor Licenses and Control for approval of the State Liquor Job No. 163245, a Series 12, Restaurant Liquor License, for Andrea Dahlman Lewkowitz, Agent, Kura Sushi USA, Inc., DBA Kura Revolving Sushi Bar, located at 1928 W. Chandler Boulevard, and approval of the City of Chandler, Series 12, Restaurant Liquor License No. 302379.

36. New License Series 12, Restaurant Liquor License application for Taqueria Factory, LLC, DBA Taqueria Factory

Move for recommendation to the State Department of Liquor Licenses and Control for approval of the State Liquor Job No. 156036, a Series 12, Restaurant Liquor License, for Gamaliel Garfio, Agent, Taqueria Factory, LLC, DBA Taqueria Factory, located at 55 E. Ray Road, Suite 2, and approval of the City of Chandler, Series 12, Restaurant Liquor License No. 302323.

37. License Series 6, Bar Liquor License application for Straight No Chaser, LLC, DBA Third Base

Move for recommendation to the State Department of Liquor Licenses and Control for approval of the State Liquor License No. 0607026, a Series 6, Bar Liquor License, for Destiny Yvonne Myres, Agent, Straight No Chaser, LLC, DBA Third Base, 4910 W. Ray Road, Suite 3, and approval of the City of Chandler, Series 6, Bar Liquor License No. 301600.

38. New Series 7, Beer and Wine Bar Liquor License application for Improvmania Entertainment LLC, DBA Improvmania

Move for recommendation to the State Department of Liquor Licenses and Control for approval of the State Liquor Job No. 301578, a Series 7, Beer and Wine Bar Liquor License, for Jared Michael Repinski, Agent, Improvmania Entertainment, LLC, DBA Improvmania, located at 51 E. Boston Street.

39. Purchase of Maintenance, Repair, and Operational (MRO) Supplies
Move to approve the utilization of the Omnia Partners Contract No. 192163, with Grainger, Inc., for the purchase of maintenance, repair, and operational (MRO) supplies, for the term of January 1, 2022, through December 31, 2022, in an amount not to exceed \$300,000.

Neighborhood Resources

40. Resolution No. 5536, Reallocation of Emergency Rental Assistance (ERA) Funds to Maricopa County for Distribution to Eligible Chandler Households on an Interim Basis.
Move City Council pass and adopt resolution No. 5536 approving and authorizing the reallocation of Emergency Rental Assistance Program (ERA 1 and ERA 2) funds to Maricopa County for distribution to eligible Chandler households on an interim basis.

Police Department

41. Sole Source Purchase of Active Shooter Response Kits
Move City Council approve the sole source purchase of active shooter response kits, from Tactical Medical Solutions, LLC, in the amount of \$108,840.

Public Works and Utilities

42. Construction Contract No. PD1901.401, Change Order No. 1, with Caliente Construction, Inc., for Police Station Main Lobby and Records Room Renovation Move City Council Award Construction Contract No. PD1901.401, Change Order No. 1, to Caliente Construction, Inc., for Police Station Main Lobby and Records Room Renovation, in the amount of \$96,410.76, for a revised contract amount not to exceed \$1,418,141.23.
43. Project Agreement No. BF2108.402 with FCI Constructors, Inc. (CO Corp), Pursuant to Job Order Contract No. JOC1911.401, for Police Department Air Conditioner Property and Evidence 911 Training Room
Move City Council approve Project Agreement No. BF2108.402 to FCI Constructors, Inc. (CO Corp), Pursuant to Job Order Contract No. JOC1911.401, for Police Department Air Conditioner Property and Evidence 911 Training Room, in an amount not to exceed \$76,639.10.
44. Introduction of Ordinance No. 4990 Authorizing the Sale of Assessor's Parcel Numbers 303-42-003Q and 303-42-008P, Located at 21126 S. Cooper Road, Chandler, Arizona
Move City Council introduce and tentatively adopt Ordinance No. 4990, authorizing the sale of Assessor's Parcel Numbers 303-42-003Q and 303-42-008P, located at 21126 S. Cooper Road, Chandler, Arizona, to Dinesh Palariya and Amisha Dham, husband and wife, and Tarun Chopra and Charu Chopra, husband and wife, for \$598,000.
45. Introduction of Ordinance No. 4996 authorizing the Sale of City Property Located in the Williams Field Business Park Subdivision

Move City Council introduce and tentatively adopt Ordinance No. 4996 authorizing the sale of City property located in the Williams Field Business Park Subdivision on Roosevelt Avenue between Frye Road and Chandler Boulevard to Osborne Real Estate, LLC, an Arizona Limited Liability Company, for the amount of one hundred and ten thousand dollars (\$110,000).

46. Introduction of Ordinance No. 4998 Granting a No-Cost Irrigation Easement to Roosevelt Water Conservation District, for Irrigation Facilities

Move City Council introduce and tentatively adopt Ordinance No. 4998, granting an irrigation easement to Roosevelt Water Conservation District, at no cost, for irrigation facilities that were relocated as part of an agreement for City participation in offsite construction costs for the Whispering Heights Subdivision located at Chandler Heights Road and Lindsay Road.

47. Resolution No. 5533, Authorizing the City of Chandler to Enter into an Agreement to Share Costs for the Feasibility Study of Bartlett Dam Modification Alternatives

Move City Council pass and adopt Resolution No. 5533, authorizing the City of Chandler to enter into an agreement to share costs for the Feasibility Study of Bartlett Dam Modification Alternatives Among Various Participating Entities and Salt River Agricultural Improvement and Power District in the amount not to exceed \$400,000.

COUNCILMEMBER ORLANDO asked for a staff presentation.

GREGG CAPPS, Utility Resource Manager, said the majority of our water comes from the Salt River watershed which is the Salt River and Verde River combined. There are several reservoirs on the river systems and SRP manages those reservoirs, deliver it to the canal system, then to our treatment plants. On the Verde side there are two reservoirs, the first is Horseshoe Reservoir that captures all the runoff from the mountains. SRP captures the water there, lets it flow back down to Verde, then to Bartlett Reservoir. The Horseshoe Reservoir has lost 30% of its capacity due to sedimentation.

MR. CAPPS said they got together to initiate a mitigation study which looked at ways to mitigate the loss of the capacity and came up with a couple different options. Both included heightening the elevation of Bartlett Dam. Mr. Capps said that would increase the storage capacity of Bartlett and use Horseshoe Reservoir to manage the sediment and create additional habitat. Mr. Capps said the other part of the mitigation study was a recommendation to go to a feasibility study. The feasibility study is meant to study both options, look at the environmental impacts, the technical impacts, financial impacts of heightening the reservoir system. Mr. Capps said the City would like to participate in the study. The study is projected to cost \$10 million, it is a four-year study, half the funding is coming from Vail Reclamation and the other half is non federal parties. There are 21 parties in this cost share agreement. This would give Chandler a seat at the table and to hear the results coming in and recommending criteria for who gets the water supply.

COUNCILMEMBER ORLANDO said Chandler has been in the forefront of water conservation and wanted to ensure they were at the table.

MAYOR HARTKE thanked Councilmember Lopez for representing the City regarding water interest and serving on AMWUA.

COUNCILMEMBER LOPEZ said for many years Council and staff have always stored water and they have done so for many years. Water is very precious and they are heading into a shortage but Chandler is not in crisis mode right now. Councilmember Lopez said they have a 100 year assured water supply and enough to ensure residents and businesses have water for the next generation.

VICE MAYOR STEWART thanked Councilmember Lopez and staff for all of their work.

48. Project Agreement No. WA1521.403, with Foresite Design & Construction, Inc., Pursuant to Job Order Contract No. JOC1905.401, for the Fire Station Well Site Improvements
Move City Council award Project Agreement No. WA1521.403 to Foresite Design & Construction, Inc., Pursuant to Job Order Contract No. JOC1905.401, for the Fire Station Well Site Improvements, in an amount not to exceed \$805,267.10.
49. Professional Services Agreement No. WA1521.453, with Dibble CM, LLC, for the Fire Station Well Site Improvements Construction Management Services
Move City Council Award Professional Services Agreement No. WA1521.453 to Dibble CM, LLC, for the Fire Station Well Site Improvements Construction Management Services, in an amount not to exceed \$158,158.
50. Agreement No. TR9-285-3990, Amendment No. 3, with Cem-Tec Corporation, for Streetlight Poles
Move City Council approve Agreement No. TR9-285-3990, Amendment No. 3, with Cem-Tec Corporation, for streetlight poles, in an amount not to exceed \$173,000, for a one-year term, December 1, 2021, through November 30, 2022.
51. Agreement No. TR9-968-4082, Amendment No. 2, with Northstar Communications, Inc., for Streetlight Pole Replacement
Move City Council approve Agreement No. TR9-968-4082, Amendment No. 2, with Northstar Communications, Inc., for streetlight pole replacement, in an amount not to exceed \$482,000, for a one-year term, December 15, 2021, through December 14, 2022.
52. Purchase of Trihalomethane Analyzer
Move City Council Award Agreement No. PW2-890-4377 to Aqua Metrology Systems, Ltd., for the purchase of a trihalomethane analyzer, in an amount not to exceed \$80,450.

53. Professional Services Agreement No. ST2101.201 for Design Services with Entellus, Inc., for Detroit Basin / Gazelle Meadows Park Storm System Improvements
Move City Council Award Professional Services Agreement No. ST2101.201 for Design Services, to Entellus, Inc., for Detroit Basin / Gazelle Meadows Park Storm System Improvements, in an amount not to exceed \$497,826.00.
54. Professional Services Agreement No. ST2113.101, with Entellus, Inc., for the City of Chandler Stormwater Management Master Plan Study Consultant Services
Move City Council Award Professional Services Agreement No. ST2113.101 to Entellus, Inc., for the City of Chandler Stormwater Management Master Plan Study Consultant Services, in an amount not to exceed \$800,000.
55. Sole Source Purchase of Supervisory Control and Data Acquisition (SCADA) System Support
Move City Council approve the sole source purchase of SCADA system support, from Wunderlich-Malec, in an amount not to exceed \$150,000.
56. Pre-Construction Services Construction Manager at Risk Contract No. WW2111.251, with Achen-Gardner Construction, LLC, for the Chandler Heights Road Utility Relocations
Move City Council Award Pre-Construction Services Construction Manager at Risk Contract No. WW2111.251, to Achen-Gardner Construction, LLC, for the Chandler Heights Road Utility Relocations, in an amount not to exceed \$82,577.58.
57. Professional Services Agreement No. DT2201.101, with Premier Engineering Corporation, for the Downtown Alley Redevelopment Evaluation Pre-Design Services
Move City Council Award Professional Services Agreement No. DT2201.101 to Premier Engineering Corporation, for the Downtown Alley Redevelopment Evaluation Pre-Design Services, in an amount not to exceed \$37,840.
58. Agreement No. PW0-745-4123, Amendment No. 2, with M.R. Tanner Development and Construction, Inc., for Street Maintenance and Repair Services
Move City Council approve Agreement No. PW0-745-4123, Amendment No. 2, with M.R. Tanner Development and Construction, Inc., for street maintenance and repair services, in an amount not to exceed \$815,000, for a one-year term, January 1, 2022, through December 31, 2022.
59. Agreement No. PW0-745-4122, Amendment No. 2, with Vincon Engineering Construction, LLC, for Concrete Repair Maintenance Services
Move City Council approve Agreement No. PW0-745-4122, Amendment No. 2, with Vincon Engineering Construction, LLC, for concrete repair maintenance services, in an amount not to exceed \$4,000,000, for a one-year term, January 1, 2022, through December 31, 2022.
60. Purchase of Pavement Maintenance Materials

Move City Council approve the purchase of pavement maintenance materials, from Pavement Restoration, Inc., utilizing Pinal County Contract No. 180123, in an amount not to exceed \$200,000.

61. Purchase of Asphalt Crack Sealant

Move City Council approve the purchase of asphalt crack sealant from Superior Supply, Inc., utilizing Arizona Department of Transportation (ADOT) Contract No. ADOT19-209983, in an amount not to exceed \$190,000.

62. Professional Services Agreement No. SW2201.101, with Engineering and Environmental Consultant, Inc., for the Solid Waste Landfill Health Assessment Consultant Services

Move City Council Award Professional Services Agreement No. SW2201.101 to Engineering and Environmental Consultant, Inc., for the Solid Waste Landfill Health Assessment Consultant Services, in an amount not to exceed \$347,480.

63. Professional Services Agreement No. WW1901.453, with Wilson Engineers, LLC, for the Reclaimed Water Interconnect Facility – GMP 1 Construction Management Services

Move City Council Award Professional Services Agreement No. WW1901.453 to Wilson Engineers, LLC, for the Reclaimed Water Interconnect Facility – GMP 1 Construction Management Services, in an amount not to exceed \$523,650.

64. Construction Contract No. WW2003.401, Change Order No. 1, with Garney Companies, Inc., for the Airport Water Reclamation Facility Headworks Drain Piping

Move City Council Award Construction Contract No. WW2003.401, Change Order No. 1, to Garney Companies, Inc., for the Airport Reclaimed Facility Headworks Drain Piping, in the amount of \$244,989.26, for a revised contract amount not to exceed \$636,059.26.

65. Agreement No. PW0-745-4121, Amendment No. 2, with Choice Maintenance & Asphalt Services, LLC, for Asphalt Rubber Crack Seal Services

Move City Council approve Agreement No. PW0-745-4121, Amendment No. 2, with Choice Maintenance & Asphalt Services, LLC, for asphalt rubber crack seal services, in an amount not to exceed \$450,000, for a one-year term, January 1, 2022, through December 31, 2022.

66. Construction Manager at Risk Contract No. WW1901.402 GMP 1, with McCarthy Building Companies, Inc., for the Reclaimed Water Interconnect Facility

Move City Council Award Construction Manager at Risk Contract No. WW1901.402 GMP 1 to McCarthy Building Companies, Inc., for the Reclaimed Water Interconnect Facility, in an amount not to exceed \$5,392,377.

67. Agreement No. PW2-988-4407, with Artistic Land Management, Inc., for Public Works Landscape Services

Move City Council approve Agreement No. PW2-988-4407, with Artistic Land Management, Inc., for Public Works landscape services, in an amount not to exceed \$927,500, for a one-year term, January 1, 2022, through December 31, 2022, with the option of up to four additional one-year extensions.

68. Agreement No. BF8-936-3802, Amendment No. 4, with Western States Fire Protection Co., for Fire Protection Services
Move City Council approve Agreement No. BF8-936-3802, Amendment No. 4, with Western States Fire Protection Co., for fire protection services, increasing the spending limit by \$190,000, for a revised amount not to exceed \$1,152,500.

Public Hearing


69. Annexation Public Hearing- ANX21-0001 approximately 36.3 acres located East of the Northeast corner Riggs and Cooper roads
1. Open Public Hearing
 2. Staff Presentation
 3. Council Discussion
 4. Discussion from the Audience
 5. Close Public Hearing

Informational

70. Special Event Liquor Licenses and Temporary and Permanent Extensions of Liquor License Premises Administratively Approved
71. Study Session & Regular Minutes of October 20, 2021, Planning and Zoning Commission
72. Study Session & Regular Minutes of September 15, 2021, Planning and Zoning Commission

Adjourn

The meeting was adjourned at 6:36 p.m.

ATTEST: 
City Clerk


Mayor

Approval Date of Minutes: January 13, 2022

Certification

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Study Session of the City Council of Chandler, Arizona, held on the 6th day of December 2021. I further certify that the meeting was duly called and held and that a quorum was present.

DATED this 13th day of January, 2022.

Dana R. DeLong

City Clerk

