

# DRAFT

REGULAR MEETING OF THE COMMON COUNCIL  
OF THE CITY OF EL MIRAGE  
EL MIRAGE CITY COUNCIL CHAMBERS  
10000 N. EL MIRAGE ROAD  
6:00 PM -THURSDAY, JANUARY 20, 2022

Minutes

1. **ROLL CALL**

Present: Mayor Alexis Hermosillo; Councilmember Roy Delgado; Vice Mayor Monica Dorcey; Councilmember Anita Norton; Councilmember Mike Hutchinson; Councilmember David Shapera; Councilmember Donna Winston (via phone)

2. **CALL TO ORDER - Meeting called to order at 6:00 pm.**

Pledge of Allegiance  
Moment of Silence

3. **PRESENTATION**

1. State and federal legislative update for the 2022 legislative session. (Administration)

Deputy Director of Intergovernmental Affairs Amber Wakeman gave a brief update on the upcoming 2022 legislative session which included information on state and federal legislative issues that she will be monitoring. She will be providing updates to Council on issues that may affect El Mirage as they occur.

**Vice Mayor Dorcey** asked Ms. Wakeman to watch for legislation to provide an expenditure override for education.

2. Presentation by Court staff of State of the Court and accomplishments for 2021. (Court)

Presiding Judge Michael Parascondola gave a presentation on the accomplishments of the city court in the last year. He discussed personnel, audits and fiscal savings, collaborations, and other accomplishments the department achieved throughout his first year on the bench. He commended his staff for working together to overcome challenges and create a more accessible environment for the residents of El Mirage.

**Mayor Hermosillo** stated she appreciates his efforts and attention to detail. **Councilmember Norton** stated it is amazing what he and his department have accomplished. **Councilmember Delgado** thanked Judge Parascondola for his efforts and is very proud of the court. **Councilmember Winston** thanked Judge Parascondola for all of his efforts and is happy to see employee morale improving. **Councilmember Shapera** thanked Judge Parascondola for the presentation. **Vice Mayor Dorcey** also thanked him for the presentation. **Councilmember Hutchinson** stated Judge Parascondola and his staff have risen to the challenge and have done a great job.

#### 4. **PROCLAMATION**

1. Proclamation to recognize January 2022 as Speak Up, Stand Up, Save a Life Month. (Administration)

Deputy Director of Intergovernmental Affairs Amber Wakeman gave a brief explanation of the Speak Up, Stand Up, Save a Life movement which provides tools to prevent unnecessary tragedies and make our community safer for children. The movement is in its sixth year and has reached over 500,000 youth in our state.

Mayor Hermosillo proclaimed the month of January 2022, to be *Speak Up, Stand Up, Save a Life* month in the City of El Mirage.

#### 5. **CALL TO THE PUBLIC**

Citizens desiring to speak on any issue within the jurisdiction of the public body may do so at this time. Comments shall be limited to three (3) minutes per person and shall be addressed to the City Council as a whole. At the conclusion of the Call to the Public, individual City Council Members may (1) respond to criticism made by those who have spoken, (2) direct staff to review or follow up on the matter, and/or (3) direct that the matter be put on a future agenda.

No public comments were received.

#### 6. **CONSENT AGENDA**

All items listed under the Consent Agenda will be voted on with one motion. If discussion is desired regarding any Consent Agenda Item, that item will be removed from the Consent Agenda and voted on separately.

1. Consideration and action to approve the minutes of the Regular Council meeting held Tuesday, January 4, 2022. (City Clerk)
2. Consideration and action to approve the destruction of Personnel Records that have reached the end of their retention period as authorized under ARS §41-151.19. (Human Resources)
3. Consideration and action to approve an administrative change to the power purchase agreement for solar power generated at the El Mirage Fire Station facility. (Public Works)
4. Consideration and action to approve an administrative change to the power purchase agreement for solar power generated at the El Mirage Police Station facility. (Public Works)
5. Consideration and action to approve an administrative change to the power purchase agreement for solar power generated at Gateway Park. (Public Works)
6. Consideration and action to approve a subdivision final plat to divide a parcel of land into four one-acre lots located at 10800 El Mirage Road, El Mirage, Arizona 85335 submitted by Ezequiel Mendez. (Development Services)

***Item 6 pulled from consent agenda and addressed as a regular agenda item.***

7. Consideration and action to approve a final re-plot to subdivide 205 acres of land located on the east half of section 27, township 3 north and range 1 west submitted by the John F. Long Family Revocable Living Trust. (Development Services)

Vice Mayor Dorcey moved to approve consent agenda items 1 - 5 and 7 as presented, seconded by Councilmember Shapera.

**Vote:** 7 - 0 Passed - Unanimously

## 7. **REGULAR AGENDA**

**Consent Agenda #6. Consideration and action to approve a subdivision final plat to divide a parcel of land into four one-acre lots located at 10800 North El Mirage Road, El Mirage, Arizona 85335. (Development Services)**

**Councilmember Shapera** asked Senior Planner Jose Macias if the applicant was present and Mr. Macias introduced Mr. Ezequiel Mendez, the property owner, and Francisco Bobadilla, the engineer for the owner. Councilmember Shapera asked where the school bus would be picking up children. Mr. Bobadilla stated there is a turnaround for fire access, and it is large enough for a school bus. **Councilmember Shapera** asked if the lots would have access to the irrigation used in the Ranchettes. Mr. Bobadilla answered there is no plan to access the irrigation. **Councilmember Shapera** asked if the lots would house farm animals and Mr. Bobadilla replied no.

**Councilmember Shapera** asked is the sewer service would be private and Mr. Bobadilla said the sewer would be owned and maintained by Mr. Mendez and connect to the City sewer system.

**Councilmember Shapera** stated Luke Air Force Base is not in approval of this plan, but the property was grandfathered in. **Councilmember Delgado** asked if this approval would affect decisions made on previous requests to divide lots that were denied. Mr. Macias stated the approval would not affect those previous decisions. **Mayor Hermosillo** asked if this request meets the city code requirements and Mr. Macias stated it does meet the requirements.

Vice Mayor Dorcey moved to approve a subdivision final plat to divide a parcel of land into four one-acre lots located at 10800 North El Mirage Road, El Mirage, Arizona 85335. (Development Services); seconded by Councilmember Norton.

**Vote:** 6 - 1 Passed

NAY: Councilmember Roy Delgado

1. A public hearing, closure of the public hearing, followed by consideration and action on a conditional use permit for an RV and mini storage use in an urban corridor zone and site plan approval zoning application located at the southeast corner of El Mirage Road and Cactus Road in El Mirage, Arizona 85335 submitted by 1784 Capital Holdings, LLC. (Development Services)

**Mayor Hermosillo** opened the Public Hearing.

Senior Planner Jose Macias presented information for a site plan and a conditional use permit for an RV and mini storage use application for the southeast corner of El Mirage Road and Cactus Road. Mr. Macias introduced the planner for Berry Riddell, LLC, Wendy Riddle, who was present to answer any questions. **Councilmember Shapera** stated he attended the Planning and Zoning meeting where the presentation for this application was given. He suggested rolled curbing to prevent breakage from large vehicles running over them. Ms. Riddle stated she would advise the client of the suggestion. **Councilmember Norton** asked if the only entrance/exit was on Cactus Road and Ms. Riddle stated there was an additional exit on the southern end of the lot.

**Councilmember Delgado** asked if there would be fire hydrants on the property because he did not

see them in the plans. Ms. Riddell stated there would be fire hydrants on the property, and they comply with the fire code.

Hearing no comments from the Public, the **Mayor** closed the Hearing.

**Councilmember Shapera** stated this plan fits in the neighborhood, and it will be an improvement for the area. **Vice Mayor Dorcey** was also at the Planning and Zoning presentation for this application, and she appreciated the applicants efforts to work with staff and neighbors on their concerns for this project.

Vice Mayor Dorcey moved to approve a conditional use permit for an RV and mini storage use in an urban corridor zone and approve a site plan zoning application submitted by 1784 Capital Holdings, LLC (Development Services); seconded by Councilmember Shapera.

**Vote:** 7 - 0 Passed - Unanimously

2. A public hearing, closure of public hearing, followed by consideration and action on a conditional use permit for an auto service use in an urban corridor zone located at 15385 N. Dysart Road, El Mirage Arizona 85335 submitted by Gerber Auto Collision. (Development Services)

**Mayor Hermosillo** opened the Public Hearing.

Senior Planner Jose Macias gave a brief presentation on the conditional use permit for 15385 North Dysart Road and introduced the applicant, Malik Hammack. Mr. Hammack gave a history of Gerber Auto Collision and stated they are excited to open this location in El Mirage.

Hearing no comments from the Public, the **Mayor** closed the Hearing.

**Councilmember Shapera** stated this is going to be a good use of the vacated Walgreen's building at Dysart Road and Greenway Road. **Vice Mayor Dorcey** stated this project is good for the area. **Councilmember Norton** stated this is a great repurpose of the building and area.

Vice Mayor Dorcey moved to approve a conditional use permit for an auto service use in an urban corridor zone located at 15385 North Dysart Road, El Mirage, Arizona, 85335 submitted by Gerber Auto Collision. (Development Services); seconded by Councilmember Shapera.

**Vote:** 7 - 0 Passed - Unanimously

## 8. **CITY MANAGER'S COMMENTS & SUMMARY OF CURRENT EVENTS**

The City Council may not act upon any matter in the City Manager's summary but may have general comment or questions.

City Manager Crystal Dyches reminded council and staff of the work session on Monday, January 24, at 9am in Council Chambers. She then asked Public Works Director Nick Russo to provide an update on the park security camera project. Mr. Russo stated in December 2021 eight cameras were installed at Gateway Park and three cameras were currently being installed at Gentry Park. They will also install a security camera at Buena Vista Park once the installation at Gentry is complete.

9. **MAYOR'S COMMENTS and COUNCIL SUMMARY OF CURRENT EVENTS**

The Mayor and City Council may not discuss or act upon any matter in the summary unless the specific matter is properly noticed for legal action.

**Vice Mayor Dorcey** thanked Police Chief Paul Marzocca and his staff for their good work lately. **Councilmember Norton** stated El Mirage is a safer place today thanks to the Police Department. **Councilmember Shapera** acknowledged the Economic Development group for their work on bringing Gerber Auto Collision to El Mirage. **Councilmember Winston** thanked the Police Department for all of their hard work.

10. **EXECUTIVE SESSION**

- 1. Consideration and action to adjourn into Executive Session pursuant to A.R.S. § 38-431.03.A.1. for the annual review of the Court Judge contract and performance evaluation. (Council)

Vice Mayor Dorcey moved to adjourn into Executive Session; seconded by Councilmember Shapera.

**Vote:** 7 - 0 Passed - Unanimously

11. **ADJOURNMENT - Meeting adjourned at 8:10 pm.**

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Alexis A. Hermosillo, Mayor

ATTEST:

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Sharon Antes, City Clerk

I hereby certify the aforementioned minutes are a true and accurate record of the Regular El Mirage City Council Meeting held on Thursday, January 20, 2022, and a quorum was present.

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Sharon Antes, City Clerk