

**DRAFT**

## **City of Glendale**

*5850 West Glendale Avenue  
Glendale, AZ 85301*



## **Meeting Minutes**

**Tuesday, September 27, 2022**

**5:30 P.M.**

**Voting Meeting  
Council Chambers**

### **City Council**

*Mayor Jerry Weiers*

*Vice Mayor Jamie Aldama*

*Councilmember Joyce Clark*

*Councilmember Ian Hugh*

*Councilmember Ray Malnar*

*Councilmember Lauren Tolmachoff*

*Councilmember Bart Turner*

## **CALL TO ORDER**

Mayor Weiers called the meeting to order at 5:30 p.m.

## **ROLL CALL**

Present: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner

Also Present: Kevin Phelps, City Manager  
Michael Bailey, City Attorney  
Julie K. Bower, City Clerk  
Vicki Rios, Assistant City Manager  
Jamsheed Mehta, Acting Assistant City Manager

## **PRAYER/INVOCATION**

Pastor David Clark, Grace Evangelical Lutheran Church and School, provided the invocation.

## **POSTING OF COLORS**

## **PLEDGE OF ALLEGIANCE**

## **APPROVAL OF THE MINUTES**

### **1. APPROVAL OF THE MINUTES OF THE SEPTEMBER 13, 2022 VOTING MEETING**

A motion was made by Councilmember Ian Hugh, seconded by Councilmember Lauren Tolmachoff to approve the minutes of the September 13, 2022 voting meeting.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner

Passed

## **PROCLAMATIONS AND AWARDS**

2. PROCLAMATION DECLARING OCTOBER 2022 AS DOMESTIC VIOLENCE AWARENESS MONTH IN GLENDALE, ARIZONA  
Presented by: Mayor Jerry P. Weiers

Mayor Weiers proclaimed October as Domestic Violence Awareness Month in the City of Glendale. He presented the proclamation to Terry Couch of Costa Vida Mexican Grill, in recognition of his support of the Glendale Police Department Victims Assistance Unit.

Mayor Weiers said the City had been recognized for its excellence in preparing the City's Annual Comprehensive Financial Report for the fiscal year ending June 30, 2021 by the Government Finance Officers Association. It was the highest form of recognition in governmental accounting and financial reporting. It was a significant accomplishment. He recognized Assistant City Manager Vicki Rios and her team.

## **BOARDS, COMMISSIONS AND OTHER BODIES**

3. APPROVE RECOMMENDED APPOINTMENTS TO BOARDS, COMMISSIONS & OTHER BODIES  
Presented by: Councilmember Bart Turner

A motion was made by Councilmember Bart Turner, seconded by Councilmember Lauren Tolmachoff to appoint Helena Johnson-Bodine to the Citizens Bond Committee for a term expiring December 31, 2022.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner

Passed

Mayor Weiers administered the oath of office to Ms. Johnson-Bodine.

## **CONSENT AGENDA**

4. RECOMMEND APPROVAL OF LIQUOR LICENSE NO. 600000052-L12, HEROES, 5940 W UNION HILLS DR STE E100
5. RECOMMEND APPROVAL OF LIQUOR LICENSE NO. 600000051-L12, BISCUITS CAFE, 19420 N 59TH AVE BLDG J-700
6. APPROVAL OF FP21-11 GLENDALE 303 FINAL PLAT

7. AUTHORIZATION TO ENTER INTO MULTIPLE AGREEMENTS FOR PUBLIC DEFENDERS AND RATIFICATION OF PUBLIC DEFENDER AGREEMENTS FOR LEGAL COUNSEL AND REPRESENTATION OF INDIGENT DEFENDANTS IN THE GLENDALE CITY COURT
8. AUTHORIZATION FOR THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH A NEW LEAF INC. IN AN AMOUNT NOT TO EXCEED \$164,682 FOR THE PROVISION OF ESSENTIAL SERVICES TO VICTIMS OF DOMESTIC VIOLENCE
9. AUTHORIZATION TO ENTER INTO AMENDMENT NO. 2 TO THE LINKING AGREEMENT WITH EMPIRE SOUTHWEST, LLC, FOR HEAVY EQUIPMENT, PARTS AND RELATED SERVICES
10. AUTHORIZATION TO ENTER INTO AMENDMENT NO. 1 TO THE LINKING AGREEMENT WITH DURAMAX HOLDINGS LLC DBA OTTO ENVIRONMENTAL SYSTEMS, FOR THE PURCHASE OF RESIDENTIAL REFUSE AND RECYCLING CONTAINERS
11. AUTHORIZATION TO ENTER INTO A LINKING AGREEMENT WITH CARAHSOFT TECHNOLOGY CORPORATION
12. AUTHORIZATION TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH THEMERS, LLC FOR EVENT PLANNING AT THE GLENDALE AIRPORT RELATED TO SUPERBOWL LVII
13. AUTHORIZATION TO ENTER INTO AN IMPROVEMENT REIMBURSEMENT AGREEMENT WITH 119 MESA, LLC
14. AUTHORIZATION TO ENTER INTO A SERVICES AGREEMENT WITH CERTIFIED FOLDER DISPLAY SERVICE, INC., AND RATIFICATION OF EXPENDITURES FOR BROCHURE DISTRIBUTION SERVICES & STORAGE FOR THE GLENDALE CONVENTION & VISITORS BUREAU
15. AUTHORIZATION TO ENTER INTO A CONSTRUCTION AGREEMENT WITH COMBS CONSTRUCTION COMPANY, INC., FOR THE RECONSTRUCTION OF CACTUS ROAD FROM 59TH TO 67TH AVENUES
16. AUTHORIZATION TO ENTER INTO AMENDMENT NO. 1 TO AGREEMENT NO. C22-0180 WITH INFRASTRUCTURE MANAGEMENT SERVICES, LLC FOR PROFESSIONAL SERVICES RELATED TO PAVEMENT DATA SURVEY

A motion was made by Councilmember Joyce Clark, seconded by Councilmember Ian Hugh to approve Consent Agenda items 4 through 16.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff

## CONSENT RESOLUTIONS

Ms. Bower read the Consent Resolutions by title.

**17. RESOLUTION NO. R22-91**

A RESOLUTION OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AUTHORIZING THE ENTERING INTO OF A GRANT AGREEMENT (NO. HT-22-2922A) WITH THE CITY OF TUCSON AND AUTHORIZING THE ACCEPTANCE AND EXPENDITURE OF THE HIGH INTENSITY DRUG TRAFFICKING AREA PROGRAM GRANT AWARD IN THE APPROXIMATE AMOUNT OF \$113,000 FOR PERSONNEL EXPENSES FOR GLENDALE POLICE DEPARTMENT PARTICIPATION IN THE WEST VALLEY DRUG ENFORCEMENT TASK FORCE.

**18. RESOLUTION NO. R22-92**

A RESOLUTION OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AUTHORIZING THE ENTERING INTO OF A HIGHWAY SAFETY CONTRACT (NO. 2023-405h-004) WITH THE ARIZONA GOVERNOR'S OFFICE OF HIGHWAY SAFETY AND AUTHORIZING THE ACCEPTANCE AND EXPENDITURE OF THE GRANT AWARD IN THE APPROXIMATE AMOUNT OF \$55,000 FOR PERSONNEL SERVICES, EMPLOYEE RELATED EXPENSES, AND MATERIALS AND SUPPLIES FOR THE GLENDALE POLICE DEPARTMENT PEDESTRIAN AND BICYCLE SAFETY ENFORCEMENT PROJECT.

**19. RESOLUTION NO. R22-93**

A RESOLUTION OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AUTHORIZING THE ENTERING INTO OF A HIGHWAY SAFETY CONTRACT (NO. 2023-PTS-026) WITH THE ARIZONA GOVERNOR'S OFFICE OF HIGHWAY SAFETY AND AUTHORIZING THE ACCEPTANCE AND EXPENDITURE OF THE GRANT AWARD IN THE APPROXIMATE AMOUNT OF \$64,045 FOR PERSONNEL SERVICES, EMPLOYEE RELATED EXPENSES, AND MATERIALS AND SUPPLIES FOR THE GLENDALE POLICE DEPARTMENT STEP ENFORCEMENT PROJECT.

**20. RESOLUTION NO. R22-94**

A RESOLUTION OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AUTHORIZING THE ENTERING INTO OF A HIGHWAY SAFETY CONTRACT (NO. 2023-405d-018) WITH THE ARIZONA GOVERNOR'S OFFICE OF HIGHWAY SAFETY AND AUTHORIZING THE ACCEPTANCE AND EXPENDITURE OF THE GRANT AWARD IN THE APPROXIMATE AMOUNT OF \$77,750 FOR PERSONNEL SERVICES, EMPLOYEE RELATED EXPENSES, AND MATERIALS AND SUPPLIES FOR THE GLENDALE POLICE DEPARTMENT DUI/IMPAIRED DRIVING ENFORCEMENT PROJECT.

**21. RESOLUTION NO. R22-95**

A RESOLUTION OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AUTHORIZING AND DIRECTING THE ENTERING INTO OF AN INTERGOVERNMENTAL AGREEMENT WITH THE TOWN OF FOUNTAIN HILLS FOR THE USE OF THE TAX APPLICATION FOR ACCESS AND THE ABILITY TO INTERACT WITH STATEWIDE TAX DATA PROVIDED BY THE DEPARTMENT OF REVENUE.

**22. RESOLUTION NO. R22-96**

A RESOLUTION OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AUTHORIZING AND DIRECTING THE ENTERING INTO OF AN INTERGOVERNMENTAL AGREEMENT WITH THE CITY OF PEORIA FOR THE USE OF THE TAX APPLICATION FOR ACCESS AND THE ABILITY TO INTERACT WITH STATEWIDE TAX DATA PROVIDED BY THE DEPARTMENT OF REVENUE.

**23. RESOLUTION NO. R22-97**

A RESOLUTION OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AUTHORIZING AND DIRECTING THE ENTERING INTO OF A MEMORANDUM OF UNDERSTANDING TO SUPPORT THE PLANNING, DESIGN, PERMITTING, CONSTRUCTION, AND OPERATION OF THE SRP-CAP INTERCONNECTION FACILITY AMONG SALT RIVER VALLEY WATER USERS' ASSOCIATION, SALT RIVER PROJECT AGRICULTURAL IMPROVEMENT AND POWER DISTRICT (SRP), CENTRAL ARIZONA WATER CONSERVATION DISTRICT (CAWCD), AND PARTICIPATING ENTITIES.

**24. RESOLUTION NO. R22-98**

A RESOLUTION OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AUTHORIZING AND DIRECTING THE ENTERING INTO OF A GRANT PASS-THROUGH AGREEMENT WITH THE CITY OF PHOENIX FOR THE PURPOSE OF PROVIDING TRANSIT SERVICES.

A motion was made by Councilmember Lauren Tolmachoff, seconded by Vice Mayor Jamie Aldama to adopt Consent Resolutions items 17 through 24.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner

Passed

**BIDS AND CONTRACTS**

Ms. Bower read the Bids and Contracts items by title.

**25. AWARD OF IFB 22-36 AND AUTHORIZATION TO ENTER INTO AN AGREEMENT WITH UNITED ROTARY BRUSH CORPORATION, FOR THE PURCHASE OF STREET SWEEPER BROOMS**

A motion was made by Councilmember Ray Malnar, seconded by Councilmember Ian Hugh to approve item 25.

Councilmember Clark said, as was her habit and practice, she would be voting no on all contracts with a term of 5 years or more.

The vote on the motion was:

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner  
NAY: Councilmember Joyce Clark  
Passed

**26. AUTHORIZATION TO ENTER INTO A LINKING AGREEMENT WITH DIAMOND RIDGE DEVELOPMENT CORPORATION FOR TRADE SERVICES**

A motion was made by Councilmember Ian Hugh, seconded by Councilmember Lauren Tolmachoff to approve item 26.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner  
NAY: Councilmember Joyce Clark  
Passed

**27. AUTHORIZATION TO ENTER INTO AMENDMENT NUMBER THREE (3) TO AGREEMENT BETWEEN CITY OF GLENDALE, AZ AND MOTOROLA SOLUTIONS, INC. FOR P1 CAD & RMS, COMMAND CENTRAL JAIL, MAINTENANCE, COMMAND CENTRAL AWARE SUBSCRIPTION, AND VIGILANT LPR CAMERAS MOTOROLA SOLUTIONS AGREEMENT # AZP19P104A**

A motion was made by Councilmember Bart Turner, seconded by Vice Mayor Jamie Aldama to approve item 27.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama

Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner  
NAY: Councilmember Joyce Clark  
Passed

## LAND DEVELOPMENT ACTIONS

Mayor Weiers said there would be a change to the order of the Land Development Actions items. Item 34 would be heard before item 30.

- 28.** ~~AN-239 ANNEXATION OF APPROXIMATELY 9 ACRES LOCATED AT THE SOUTHWEST CORNER OF PEORIA AVENUE AND COTTON LANE (PUBLIC HEARING)~~  
Presented by: Tabitha Perry, Planning Manager

The item was removed from the agenda prior to the meeting.

- 29.** AN-240 COTTON 303 INDUSTRIAL ANNEXATION LOCATED AT THE NORTHEAST CORNER OF 173<sup>RD</sup> AVENUE AND OLIVE AVENUE (PUBLIC HEARING)  
Presented by: Tabitha Perry, Planning Manager

Ms. Bower read the item by title.

Mayor Weiers opened the public hearing.

Ms. Perry said a public hearing was required for the blank petition for annexation AN-240. No action was required by Council. The project, entitled "Cotton 303 Industrial," was a 64.09-acre parcel located on the northeast corner of 173rd Avenue and Olive Avenue. The site was currently zoned RU-43, which was a single-family zoning district. As part of the annexation process, the City would apply its most compatible City zoning district which was A-1 (Agricultural). The applicant was proposing a Minor General Plan Amendment to RMU (Regional Mixed Use) and rezoning to PAD (Planned Area Development) for a one million square foot industrial project.

The following people spoke in opposition:

Steve Woeste, Waddell resident  
Timothy LaSota, Phoenix resident, on behalf of the 200 Co-op  
Alan Erickson, Waddell resident  
Jim Hagedorn, Waddell resident  
Dr. Bob Branch, Waddell resident

Mayor Weiers closed the public hearing.

**30. ORDINANCE NO. O22-58**

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, REZONING APPROXIMATELY 134 ACRES LOCATED AT THE SOUTHWEST CORNER OF NORTHERN PARKWAY AND DYSART ROAD FROM RR-45 (RURAL RESIDENTIAL) TO PAD (PLANNED AREA DEVELOPMENT) FOR A DEVELOPMENT PLAN ENTITLED "NORTHERN PARKWAY COMMERCE CENTER"; AMENDING THE ZONING MAP; PROVIDING FOR AN EFFECTIVE DATE; AND ORDERING THAT A CERTIFIED COPY OF THE ORDINANCE IS RECORDED.

(PUBLIC HEARING)

Presented by: Tabitha Perry, Planning Manager

Ms. Bower read the ordinance by title.

Mayor Weiers opened the public hearing.

Ms. Perry said the item was the companion case to item 34. The request was to rezone approximately 134 acres from RR-45 (Rural Residential-45) to PAD (Planned Area Development). The allowed uses included M-1 (Light Industrial), M-2 (Heavy Industrial), and limited C-2 (General Commercial). The development standard for M-1 would have the following deviations:

- Increased building height - from 30 feet to a maximum of 55 feet (85 foot maximum for appurtenances)
- Increased floor area ratio - from .3 to a maximum of .5
- Increased landscape percentage - from 5% to a minimum of 15%
- Increased side and front landscape setbacks - from 15 feet to a minimum of 20 feet.
- Increased overall parking ratio to 1 space per 2000 square feet
- Decreased parking space dimension - from 10 x 20 to 9 x 20

Ms. Perry said the project included up to four warehouses totaling 2.36 million square feet. Four access points would be provided off Dysart Road, with a traffic signal at the mid-point access. Offsite improvements provided by the applicant included curb, gutter, sidewalks, and dedication of 65-foot half street right-of-way improvements. In addition, all right-of-way improvements would be coordinated between the City and Maricopa County Department of Transportation.

Ms. Perry said the Planning Commission recommended approval subject to eight stipulations.

No one wished to speak on the item.

Mayor Weiers closed the public hearing.

A motion was made by Councilmember Joyce Clark, seconded by Councilmember Lauren Tolmachoff to adopt Ordinance No. O22-58.

AYE: Mayor Jerry Weiers

Vice Mayor Jamie Aldama

Councilmember Joyce Clark

Councilmember Ian Hugh

Councilmember Ray Malnar

Councilmember Lauren Tolmachoff

Councilmember Bart Turner  
Passed

**31. ORDINANCE NO. O22-59**

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, REZONING 4.96 ACRES LOCATED AT THE NORTHWEST CORNER OF NORTH 91ST AVENUE AND WEST CAMELBACK ROAD FROM A-1 (AGRICULTURAL) TO PAD (PLANNED AREA DEVELOPMENT) FOR A DEVELOPMENT PLAN ENTITLED "NWC 91ST AVENUE AND CAMELBACK ROAD"; AMENDING THE ZONING MAP; PROVIDING FOR AN EFFECTIVE DATE; AND ORDERING THAT A CERTIFIED COPY OF THE ORDINANCE IS RECORDED.

Presented by: Tabitha Perry, Planning Manager

Ms. Bower read the ordinance by title.

Mayor Weiers opened the public hearing.

Ms. Perry said the request for the project, NWC 91st & Camelback PAD 2, was to rezone 4.96 acres from A-1 (Agricultural) to PAD (Planned Area Development). The planned development would accommodate largely C-2 type commercial uses. Two access points were proposed, one on Camelback and another on 91st Avenue. The proposed development standards would reduce front and street side setbacks from 25 feet to 20 feet and open space/landscaping would account for 20% of the site.

Ms. Perry said the Planning Commission recommended approval of the request with three stipulations.

Councilmember Tolmachoff asked if the traffic engineer was in support of the 20-foot setback.

Ms. Perry said the Transportation Department had reviewed the proposal and agreed that 20-foot setbacks were appropriate for the site.

No one wished to speak on the item.

Mayor Weiers closed the public hearing.

A motion was made by Councilmember Ian Hugh, seconded by Councilmember Joyce Clark to adopt Ordinance No. O22-59.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner

Passed

**32. RESOLUTION NO. R22-99**

A RESOLUTION OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AMENDING THE GENERAL PLAN MAP OF THE CITY OF GLENDALE, ARIZONA, BY APPROVING GENERAL PLAN AMENDMENT GPA22-02 FOR PROPERTY LOCATED AT THE NORTHEAST CORNER OF CAMELBACK ROAD AND 99TH AVENUE.

ORDINANCE NO. O22-60

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, REZONING PROPERTY LOCATED AT THE NORTHEAST CORNER OF CAMELBACK ROAD AND 99TH AVENUE FROM PAD TO PAD (PLANNED AREA DEVELOPMENT); AMENDING THE ZONING MAP; PROVIDING FOR AN EFFECTIVE DATE; AND ORDERING THAT A CERTIFIED COPY OF THE ORDINANCE IS RECORDED. (PUBLIC HEARING)

Presented by: Tabitha Perry, Planning Manager

Ms. Bower read the resolution and ordinance by title.

Mayor Weiers opened the public hearing.

Ms. Perry said there were two requests for the project. The Minor General Plan Amendment would change the land use from PC (Planned Commercial) to EMU (Entertainment Mixed Use) and the rezoning request would amend the Cornerstone at Camelback PAD. The project size was 10.28 acres.

Ms. Perry said the applicant was requesting to amend the existing PAD to include the multi-family land use with retail on the ground-floor and to create its own development standards. The mixed-use project would include 320 units in three 4-story buildings with a maximum height of 56 feet. The proposed density was 38 dwelling units per acre. In addition to the 280,000 square feet of multi-family, the development would incorporate 7,070 square feet of new ground floor commercial/retail uses integrated into the multi-family buildings.

Ms. Perry said the Planning Commission recommended approval with three stipulations.

No one wished to speak on the item.

Mayor Weiers closed the public hearing.

A motion was made by Councilmember Lauren Tolmachoff, seconded by Councilmember Joyce Clark to adopt Resolution No. R22-99.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner

Passed

A motion was made by Councilmember Lauren Tolmachoff, seconded by Councilmember Ian Hugh to adopt Ordinance No. O22-60.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner

Passed

Mayor Weiers introduced Boy Scout Troop 526. Troop members were in attendance in order to earn their government badges.

**33. ORDINANCE NO. O22-61**

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, REZONING 34.06 ACRES LOCATED AT THE SOUTHWEST CORNER OF NORTH 95TH AVENUE AND WEST MISSOURI AVENUE FROM PAD (PLANNED AREA DEVELOPMENT) TO PAD (PLANNED AREA DEVELOPMENT) FOR A DEVELOPMENT PLAN ENTITLED "URBAN 95 LUXURY LIVING"; AMENDING THE ZONING MAP; PROVIDING FOR AN EFFECTIVE DATE; AND ORDERING THAT A CERTIFIED COPY OF THE ORDINANCE IS RECORDED.

Presented by: Tabitha Perry, Planning Manager

Ms. Bower read the ordinance by title.

Mayor Weiers opened the public hearing.

Ms. Perry said the amendment proposal would add 3 acres of adjacent property along the Loop 101 and revise the adopted land use map for the Urban 95 PAD, minimizing office and commercial uses within the site, largely in response to changes in the market. The use areas would be displaced by an expanded allotment of high-density multi-family development, increasing from 710 to 1,500 units. Development standards would also be revised to enable much taller development (up to 180 feet, or 15 stories). Buildings along 95th Avenue would be capped at 2-stories. Convenience uses would be allowed by right and a digital billboard sign would be allowed along the Loop 101 as allowed by the City's Sign Code.

Ms. Perry said the Planning Commission recommended approval with three stipulations.

No one wished to speak on the item.

Mayor Weiers closed the public hearing.

A motion was made by Councilmember Ray Malnar, seconded by Councilmember Joyce Clark to adopt Ordinance No. O22-61.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama

Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner

Passed

**34. ORDINANCE NO. O22-62**

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, EXTENDING AND INCREASING THE CORPORATE LIMITS OF THE CITY OF GLENDALE, MARICOPA COUNTY, STATE OF ARIZONA, PURSUANT TO THE PROVISIONS OF TITLE 9, CHAPTER 4, SECTION 9-471, ARIZONA REVISED STATUTES AND ITS AMENDMENTS, BY ANNEXING CERTAIN TERRITORY LOCATED AT THE SOUTHWEST CORNER OF NORTHERN PARKWAY AND DYSART ROAD CONSISTING OF APPROXIMATELY 133 ACRES TO BE KNOWN AS ANNEXATION AREA NO. 241: AMENDING THE ZONING MAP; PROVIDING FOR AN EFFECTIVE DATE; AND ORDERING THAT A CERTIFIED COPY OF THE ORDINANCE IS RECORDED.

(PUBLIC HEARING)

Presented by: Tabitha Perry, Planning Manager

Ms. Bower read the ordinance by title.

Mayor Weiers opened the public hearing.

Ms. Perry said the request was to approve the annexation of AN-241, Northern Parkway Commerce Center, an approximately 133-acre parcel located at the southwest corner of Northern Parkway and Dysart Road. The current County zoning was RU-43 (Rural Residential) and the City's like zoning would be RR-45 (Rural Residential-45). The applicant proposed to rezone the property to PAD (Planned Area Development) and that request was agenda item 30.

No one wished to speak on the item.

Mayor Weiers closed the public hearing.

A motion was made by Councilmember Bart Turner, seconded by Councilmember Lauren Tolmachoff to adopt Ordinance No. O22-62.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner

Passed

## ORDINANCES

### 35. ORDINANCE NO. O22-63

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AUTHORIZING THE EXECUTION OF AN IRRIGATION EASEMENT AND A QUIT CLAIM DEED IN FAVOR OF ROOSEVELT IRRIGATION DISTRICT FOR FACILITIES LOCATED WITHIN AND SOUTH OF BALLPARK BOULEVARD, WEST OF 99TH AVENUE AND DIRECTING THE CITY CLERK TO RECORD A CERTIFIED COPY OF THE ORDINANCE.

Presented by: Jayme Chapin, PE, Principal Engineer

Ms. Bower read the ordinance by title.

Ms. Chapin said the Roosevelt Irrigation District, (RID) operated an irrigation canal within a portion of Ballpark Boulevard right-of-way and in a portion of City-owned property south of Ballpark Boulevard. The pavement widening associated with the Ballpark Boulevard Phase II Project would require the RID canal to be tiled. RID was requesting that the City grant RID an irrigation easement to protect its facility and facilitate access to the southerly facilities.

A motion was made by Vice Mayor Jamie Aldama, seconded by Councilmember Joyce Clark to adopt Ordinance No. O22-63.

AYE: Mayor Jerry Weiers  
Vice Mayor Jamie Aldama  
Councilmember Joyce Clark  
Councilmember Ian Hugh  
Councilmember Ray Malnar  
Councilmember Lauren Tolmachoff  
Councilmember Bart Turner

Passed

## NEW BUSINESS

### 36. A PUBLIC HEARING OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, REGARDING THE ADOPTION OF TRANSPORTATION DEVELOPMENT IMPACT FEES

Presented by: John Murphey, Administrator, Engineering Budget & CIP  
Ben Griffen, Tischlerbise, Consultant

Ms. Bower read the item by title.

Mayor Weiers opened the public hearing.

Mr. Murphey said, at its August 23rd meeting, Council adopted the Land Use Assumptions (LUA) and the Infrastructure Impact Plan (IIP) which provided the basis for the fee calculations. The item would come back to Council at its October 25th meeting for consideration of the fees.

No one wished to speak on the item.

Mayor Weiers closed the public hearing.

## **COUNCIL COMMENTS AND SUGGESTIONS**

Councilmember Malnar reminded Sahuaro District residents of the neighborhood meeting taking place at Sunset Park on Thursday, September 29th at 5:30 p.m. regarding the water feature proposed for the park.

Councilmember Tolmachoff said yesterday, NASA crashed a Double Asteroid Redirection Test (DART) spacecraft into an asteroid in an attempt to deflect the asteroid. She said it illustrated the incredible things people could accomplish when they worked together.

Vice Mayor Aldama said the first event for LIVE! @ Murphy Park began on Saturday, October 1st. He invited everyone to attend.

Mayor Weiers said the 9th annual Stand Up for Veterans event was very successful with over 70 veteran service organizations and nearly 50 employers participating. He thanked everyone who participated in the event.

## **CITIZEN COMMENTS**

Marry Parrot, Sahuaro District resident, commented on reporting code enforcement violations in Granada Estates.

Josh Medica, Sahuaro District resident, commented on reporting code enforcement violations in Granada Estates.

Warren Wilfong, Ocotillo District resident, commented on parking code violations.

## **ADJOURNMENT**

Mayor Weiers adjourned the meeting at 6:54 p.m.

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the meeting of the Glendale City Council of Glendale, Arizona, held on the 27th day of September, 2022. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this \_\_\_ day of \_\_\_, 2022.

---

Julie K. Bower, MMC, City Clerk