

City Council Regular Meeting

City Hall - Council Chambers
1900 N. Civic Square
Goodyear, AZ 85395



Monday, December 18, 2023

5:00 p.m.

Meeting Minutes

CALL TO ORDER

Mayor Pizzillo called the Regular Meeting to order at 5:00 p.m.

ROLL CALL

Present: **Mayor Joe Pizzillo; Vice Mayor Laura Kaino; Councilmember Sheri Lauritano; Councilmember Wally Campbell; Councilmember Bill Stipp; Councilmember Brannon Hampton; Councilmember Vicki Gillis**

Staff Present: Deputy City Manager Andy Granger; City Attorney Roric Massey; City Clerk Darcie McCracken

PLEDGE OF ALLEGIANCE AND INVOCATION BY COUNCILMEMBER LAURITANO

COMMUNICATIONS

1. Recognition of the heroic actions of Fire Department Crew 183, recipients of the Stars of Life Award. (Paul Luizzi, Fire Chief)

Fire Chief Luizzi recognized Captain Doyle, Engineer Goodwin, Firefighter Derr and Firefighter Majors as the recipients of the American Ambulance Association's Stars of Life Award for their life-saving actions on a drowning call in May 2023.

Council expressed their sincere appreciation and gratitude for the crew on Engine 183.

CITIZEN COMMENTS/APPEARANCES FROM THE FLOOR

Bryan McCarty, a Goodyear resident, shared his continued concerns regarding noise created by the flight school at the Phoenix-Goodyear Airport.

CONSENT

MOTION BY Councilmember Bill Stipp, SECONDED BY Councilmember Brannon Hampton to APPROVE Consent Agenda Items 2 through 6. The motion carried as follows:

AYE: **Mayor Joe Pizzillo, Vice Mayor Laura Kaino, Councilmember Sheri Lauritano, Councilmember Wally Campbell, Councilmember Bill Stipp, Councilmember Brannon Hampton, Councilmember Vicki Gillis**

Passed - Unanimously

2. **APPROVAL OF MINUTES**

Approve the draft minutes from the Regular Meeting held on December 11, 2023. (Darcie McCracken, City Clerk)

3. **TEMPORARY NON-EXCLUSIVE FIBER OPTIC LICENSE AGREEMENT**

RECOMMENDATION

Approve and authorize the City Manager or her designee to execute the Temporary Non-Exclusive Fiber Optic License Agreement. (Sarah Chilton, Deputy City Attorney)

In response to Council inquiry, Deputy City Manager Kini Knudson clarified that the agreement will cover the four locations for Microsoft to install their fiber optic facilities.

4. **ARIZONA MUTUAL AID COMPACT (AZMAC)**

RECOMMENDATION

ADOPT RESOLUTION NO. 2023-2373 APPROVING THE ARIZONA MUTUAL AID COMPACT AGREEMENT FOR PARTICIPATION IN THE ARIZONA DEPARTMENT OF EMERGENCY MANAGEMENT MUTUAL AID COMPACT, PROVIDING FOR EXECUTION AND EFFECTIVE DATE.(Brian Woodard, Emergency Manager)

5. **AUTHORIZATION OF BUDGET AMENDMENTS AND EXPENDITURES FOR CAPITAL IMPROVEMENT PLAN (CIP) RAINBOW VALLEY WATER RECLAMATION FACILITY (WRF) EXPANSION AND PROJECTS**

RECOMMENDATION

Authorize the budget amendment of \$12,158,800 for CIP Project #60077 Rainbow Valley Water Reclamation Facility (WRF) Expansion and \$3,772,000 for CIP Project #60110 Rainbow Valley Water Reclamation Facility (WRF) Operational Improvements, along with expenditure of funds up to \$3,300,000 for design services at the Rainbow Valley WRF. (Barbara Chappell, Water Services Director)

6. **2023 GOODYEAR TRANSPORTATION MASTER PLAN (TMP) CIP PROJECT #42049**

RECOMMENDATION

ADOPT RESOLUTION NO. 2023-2371 ADOPTING THE 2023 GOODYEAR TRANSPORTATION MASTER PLAN. (Chris Bridges, Deputy Director of Engineering - Transportation)

In response to Council inquiry, Deputy Director of Engineering Chris Bridges confirmed that funding requests for projects related to the Transportation Master Plan will be clearly identified in the FY2025 budget.

The following actions will take place for each public hearing item:

- A. Open the Public Hearing
- B. Staff Presentation
- C. Applicant Presentation (if applicable)
- D. Receive Public Comment
- E. Close the Public Hearing

7. **REZONE APPROXIMATELY 26.4 ACRES FROM PAD (PLANNED AREA DEVELOPMENT) COMMERCIAL TO I-2 (GENERAL INDUSTRIAL) WITH A PAD OVERLAY LOCATED APPROXIMATELY 1,200 FEET WEST OF SOUTH COTTON LANE ON THE NORTH SIDE OF MARICOPA COUNTY ROUTE 85**

Mayor Pizzillo opened the public hearing at 5:19 p.m.

Contract Planner David Williams gave an overview of the rezone request highlighting the applicant's proposal which includes a rail-served industrial warehouse. Mr. Williams discussed the current site and its compatibility with the other land uses within the immediate area.

There being no speakers, Mayor Pizzillo closed the public hearing at 5:26 p.m.

Council discussed the rail spur, lighting and landscape requirements and roadway improvements along MC-85. Mr. Williams indicated that the traffic impact analysis will need to be approved by the county and confirmed that the applicant will be required to comply with lighting regulations, however, the property sits at a lower elevation than the surrounding buildings.

MOTION BY Vice Mayor Laura Kaino, SECONDED BY Councilmember Brannon Hampton to ADOPT ORDINANCE NO. 2023-1598 DECLARING PUBLIC RECORDS AND CONDITIONALLY REZONING APPROXIMATELY 26.4 ACRES OF LAND LOCATED APPROXIMATELY 1,200 FEET WEST OF THE INTERSECTION OF SOUTH COTTON LANE AND MC-85, FROM PAD (PLANNED AREA DEVELOPMENT) TO THE I-2 (GENERAL INDUSTRIAL) ZONING DISTRICT WITH A PAD (PLANNED AREA DEVELOPMENT) OVERLAY, AMENDING THE ZONING MAP OF THE CITY OF GOODYEAR; PROVIDING FOR NON-ABRIDGMENT; PROVIDING FOR CORRECTIONS; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE; PROVIDING FOR PENALTIES; AND DIRECTING THE CITY CLERK TO RECORD A COPY OF THIS ORDINANCE. The motion carried as follows:

AYE: Mayor Joe Pizzillo, Vice Mayor Laura Kaino, Councilmember Sheri Lauritano, Councilmember Wally Campbell, Councilmember Bill Stipp, Councilmember Brannon Hampton, Councilmember Vicki Gillis

Passed - Unanimously

8. **SEDELLA COMMERCIAL RETAIL BUILDING WITH DRIVE-THROUGH USE PERMIT**

Mayor Pizzillo opened the public hearing at 5:34 p.m.

Principal Planner Christian Williams gave an overview of items 8, 9, and 10 which are use permits for a commercial retail building with a drive-through, a convenience store with a drive-through and a commercial car wash located at the northeast corner of Perryville Road and Indian School Road. Mr. Williams highlighted the surrounding area and briefly discussed stipulations and neighborhood meeting feedback related to each of the projects.

Leslie Levan, spoke in opposition to the gas station and car wash use permits for this site.

There being no additional speakers, Mayor Pizzillo closed the public hearing at 5:45 p.m.

Council discussed the proximity to residential, stipulations regarding noise, hours of operation, the distribution of alcohol, semi-truck parking, and bicycle and pedestrian enhancements.

Mr. Williams clarified as part of the stipulations no alcohol, liquor, tobacco or marijuana will be distributed through the drive-through window, standalone diesel fuel pumps will be prohibited, and semi-truck parking will not be allowed.

MOTION BY Councilmember Bill Stipp, SECONDED BY Councilmember Sheri Lauritano to APPROVE the request for a Use Permit for a Retail/Restaurant Building with a Drive-through on approximately 1.78 acres identified as PAD B in the Preliminary Site Plan (the "Retail/Restaurant Drive-Through Use Permit Site") subject to stipulations. The motion carried as follows:

AYE: Mayor Joe Pizzillo, Vice Mayor Laura Kaino, Councilmember Sheri Lauritano, Councilmember Wally Campbell, Councilmember Bill Stipp, Councilmember Brannon Hampton, Councilmember Vicki Gillis

Passed - Unanimously

9. SEDELLA COMMERCIAL CONVENIENCE STORE WITH DRIVE-THROUGH USE PERMIT

Mayor Pizzillo opened the public hearing at 6:07 p.m.

There being no speakers, Mayor Pizzillo closed the public hearing at 6:07 p.m.

MOTION BY Councilmember Wally Campbell, SECONDED BY Councilmember Brannon Hampton to APPROVE the request for a Use Permit for a Convenience Store with a Drive-through and gas pumps on approximately 1.37-acres identified as PAD A in the Preliminary Site Plan (the "Convenience Store Use Permit Site") subject to stipulations. The motion carried as follows:

AYE: Mayor Joe Pizzillo, Vice Mayor Laura Kaino, Councilmember Sheri Lauritano, Councilmember Wally Campbell, Councilmember Bill Stipp, Councilmember Brannon Hampton, Councilmember Vicki Gillis

Passed - Unanimously

10. **SEDELLA COMMERCIAL CAR WASH USE PERMIT**

Mayor Pizzillo opened the public hearing at 6:07 p.m.

There being no speakers, Mayor Pizzillo closed the public hearing at 6:08 p.m.

MOTION BY Councilmember Bill Stipp, SECONDED BY Councilmember Wally Campbell to APPROVE the request for a Use Permit for a Car Wash on an approximate 1.38 acres identified as PAD D in the Preliminary Site Plan (the "Car Wash Use Permit Site") subject to stipulations. The motion carried as follows:

AYE: Mayor Joe Pizzillo, Vice Mayor Laura Kaino, Councilmember Sheri Lauritano, Councilmember Wally Campbell, Councilmember Bill Stipp, Councilmember Brannon Hampton, Councilmember Vicki Gillis

Passed - Unanimously

BUSINESS

11. **RETIREE HEALTHCARE**

Human Resources Director Lyman Locket presented the framework and transition plan to move forward with the implementation of a retiree healthcare plan. Mr. Locket discussed the next steps which include the development of policies and guidelines, establishing contracts for plan administration and the creation of plan and open enrollment materials.

Council emphasized the importance of Council providing input on the policy and funding plan.

Mr. Locket explained that retiree healthcare policies will be brought back to Council for discussion in April 2024. Deputy Director Jared Askelson added that the funding plan will be provided to Council for input as part of the budget process.

Council expressed support for the retirement program.

MOTION BY Councilmember Vicki Gillis, SECONDED BY Councilmember Sheri Lauritano to ADOPT RESOLUTION NO. 2023-2377, ACCEPTING THE FRAMEWORK AND TRANSITION PLAN FOR THE IMPLEMENTATION OF A RETIREE HEALTHCARE PLAN WITH THE TRANSITION COMMENCING ON DECEMBER 19, 2023 WITH A PLAN EFFECTIVE DATE OF JULY 1, 2024. The motion carried as follows:

AYE: Mayor Joe Pizzillo, Vice Mayor Laura Kaino, Councilmember Sheri Lauritano, Councilmember Wally Campbell, Councilmember Bill Stipp, Councilmember Brannon Hampton, Councilmember Vicki Gillis

Passed - Unanimously

INFORMATION ITEMS

Councilmember Campbell inquired about any street work being done on Hadley Street.

Councilmember Hampton inquired about a temporary permit for Compass Church.

Councilmember Stipp requested an Executive Session to discuss the City Manager's Performance Goals at the January 8, 2023 City Council Meeting and an update on traffic light preemption.

Deputy City Manager Andy Granger spoke about the third successful weekend of Holidays on the Square event, which had over 3,500 people in attendance.

FUTURE MEETINGS

Future meetings are tentatively scheduled as follows:

January 8, 2023

Council Meeting

5:00 p.m.

ADJOURNMENT

There being no further business to discuss, Mayor Pizzillo adjourned the Regular Meeting at 6:33 p.m.

Darcie McCracken, City Clerk

Joe Pizzillo, Mayor

Date:_____

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the CITY COUNCIL REGULAR MEETING of the city of Goodyear, Arizona, held on December 18, 2023. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this ____ day of _____, 2023.

SEAL:

Darcie McCracken, City Clerk