

City Council Regular Meeting

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



Monday, November 18, 2024

**Immediately following the
Work Session that begins
at 5:00 p.m.**

Meeting Minutes

CALL TO ORDER

Mayor Pizzillo called the Regular Meeting to order at 6:30 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 Deputy City Manager Justin Fair; City Attorney Roric Massey; City Clerk Darcie

Present: McCracken

PLEDGE OF ALLEGIANCE AND INVOCATION BY COUNCILMEMBER LAURITANO

CITIZEN COMMENTS/APPEARANCES FROM THE FLOOR

There were no citizen comments.

CONSENT

MOTION BY Councilmember Wally Campbell, SECONDED BY Councilmember Sheri Lauritano to APPROVE Consent Agenda items 1 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

1. APPROVAL OF MINUTES

RECOMMENDATION

Approve the November 4, 2024 Regular Meeting draft minutes. (Darcie McCracken, City Clerk)

2. **APPROVAL OF NEW SERIES 12 (RESTAURANT) LIQUOR LICENSE FOR HARKINS THEATRES AT ESTRELLA FALLS**

RECOMMENDATION

Recommend approval of Application No. 307397 to the Arizona Department of Liquor Licenses and Control (DLLC). Agent Andrea Dahlman Lewkowicz has submitted this application for a New Series 12 liquor license for Harkins Theatres at Estrella Falls, which is located at 15010 W McDowell Rd., Goodyear, Arizona 85395. (Darcie McCracken, City Clerk)

3. **EDUCATIONAL SERVICES AGREEMENT BETWEEN MARICOPA COUNTY COMMUNITY COLLEGE DISTRICT (MCCCD) FOR THE PURPOSE OF PROVIDING TRAINING**

RECOMMENDATION

Approve the Service Agreement with MCCCD to provide paramedic training for the Goodyear Fire Department firefighters. (Paul Luizzi, Fire Chief)

4. **AUTHORIZATION FOR ACQUISITIONS OF REAL PROPERTY INTERESTS NEEDED FOR THE BULLARD AVENUE WIDENING PROJECT FROM ROOSEVELT STREET TO CELEBRATE LIFE WAY**

RECOMMENDATION

ADOPT RESOLUTION NO. 2024-2437 FINDING THAT ACQUISITION OF REAL AND PERSONAL PROPERTY INTERESTS NEEDED FOR THE COMPLETION OF IMPROVEMENTS TO THE WEST SIDE OF BULLARD AVENUE BETWEEN CELEBRATE LIFE WAY AND THE NORTHERN BOUNDARY OF THE SECTION OF BULLARD AVENUE ADJACENT TO LOT 3, MINOR LAND DIVISION OF "SNYDER'S OF HANOVER" ACCORDING TO BOOK 828 OF MAPS, PAGE 41, RECORDS OF MARICOPA COUNTY, ARIZONA AND CELEBRATE LIFE WAY IS A MATTER OF PUBLIC NECESSITY; AUTHORIZING AND DIRECTING CITY STAFF TO ACQUIRE SUCH INTERESTS BY DEDICATION, DONATION, PURCHASE OR THE EXERCISE OF THE POWER OF EMINENT DOMAIN; PROVIDING AUTHORIZATION; AND PROVIDING AN EFFECTIVE DATE. (Kimberly Romero, Real Estate Supervisor)

5. **AMENDMENT TO THE COMPREHENSIVE SIGN PACKAGE FOR GSQ**

RECOMMENDATION

Approve the GSQ Comprehensive Sign Plan Amendment #1 dated October 10, 2024, subject to stipulations. (Jimmy Carreon, Assistant Planner)

6. **ADOPTION OF URBAN CAMPING ORDINANCE**

RECOMMENDATION

ADOPT ORDINANCE NO. 2024-1621 AMENDING GOODYEAR CITY CODE CHAPTER 11 BY ADDING SECTION 11-1-40 RELATED TO CAMPING ON PUBLIC PROPERTY. (Jenna Goad, Assistant to the City Manager)

BUSINESS

7. **ADOPTION OF CITY STRATEGIC PLAN FOR FISCAL YEAR (FY) 2025-2028**

Assistant to the City Manager Jenna Goad provided an update on the strategic plan, highlighting that the plan outlines the city's focus areas, guiding principles, and specific goals and action items established by the Council. She noted that the current plan was adopted in November 2023 and was reviewed by Council during the October Council Retreat. She further explained that the proposed plan introduces 27 new action items and re-prioritizes existing projects.

City Clerk Darcie McCracken read Resolution No. 2024-2434 by title only.

MOTION BY Vice Mayor Laura Kaino, SECONDED BY Councilmember Brannon Hampton to ADOPT RESOLUTION NO. 2024-2434 ADOPTING THE CITY OF GOODYEAR FY2025-2028 STRATEGIC PLAN. 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. ORDERING THE SALE OF THE CITY OF GOODYEAR, ARIZONA, SUBORDINATE LIEN WATER AND SEWER REVENUE OBLIGATIONS, SERIES 2025

Finance Director Jared Askelson provided an overview of the utility revenue bond issuance, detailing the associated projects, their purposes, and payment schedules. He highlighted two water infrastructure projects totaling \$31 million and one wastewater infrastructure project totaling \$23 million, noting that the projects will increase capacity at the city's facilities and spread the cost of the infrastructure over 20 to 25 years. Mr. Askelson also reviewed the planned payment sources, projected future debt service payments, and the estimated issuance of \$55 million in principal at a 5% interest rate over a 20-year term to fund these projects.

City Clerk Darcie McCracken read Resolution No. 2024-2436 by title only.

In response to Council inquiry, Mr. Askelson explained that this includes the city's share of costs for treatment and pipeline infrastructure to the Palo Verde Nuclear Generating Station. He also clarified that the intent is for the bonds to be structured as callable after 10 years, subject to final issuance terms.

Council expressed support for utilizing revenue bonds to fund the city's utility projects.

MOTION BY Councilmember Sheri Lauritano, SECONDED BY Councilmember Vicki Gillis to ADOPT RESOLUTION NO. 2024-2436 EIGHTH SUPPLEMENTAL RESOLUTION SUPPLEMENTING AND AMENDING THE CITY OF GOODYEAR, ARIZONA, RESOLUTION NO. 99-662, DATED JANUARY 25, 1999, AS THEREAFTER AMENDED AND SUPPLEMENTED (WHICH AUTHORIZES THE INCURRENCE OF WATER AND SEWER REVENUE REFUNDING AND IMPROVEMENT INDEBTEDNESS); AUTHORIZING THE EXECUTION AND DELIVERY OF CITY OF GOODYEAR, ARIZONA SUBORDINATE LIEN WATER AND SEWER REVENUE OBLIGATIONS, SERIES 2025, AND THE SALE THEREOF TO THE PURCHASER THEREOF; PRESCRIBING THE FORM AND OTHER DETAILS OF THE SERIES 2025 OBLIGATIONS; PROVIDING THAT SUCH SERIES 2025 OBLIGATIONS SHALL BE SUBORDINATE OBLIGATIONS AS DEFINED IN RESOLUTION NO. 99-662, AS

AMENDED AND SUPPLEMENTED; APPROVING AND AUTHORIZING THE EXECUTION AND DELIVERY OF A TRUST AGREEMENT, AN AGREEMENT, AN OBLIGATION PURCHASE AGREEMENT, A CONTINUING DISCLOSURE CERTIFICATE, AN OFFICIAL STATEMENT AND FORMS OF RELATED DOCUMENTS; DELEGATING CERTAIN AUTHORITY TO THE FINANCE DIRECTOR AND OTHER OFFICERS OF THE CITY; AND AUTHORIZING THE TAKING OF ALL OTHER ACTIONS NECESSARY TO THE CONSUMMATION OF THE TRANSACTION CONTEMPLATED BY THIS EIGHTH SUPPLEMENTAL RESOLUTION. 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. DESIGN GUIDELINES MANUAL UPDATE

Senior Planner Guadalupe Ortiz Cortez presented an update on the design guidelines manual, emphasizing its focus on high-quality site and building designs, flexibility for innovation, and protection for residents. Based on feedback from the Council Work Session, she noted additional revisions were made to address water conservation, landscaping, public art, access and circulation concerns. She continued that the manual incorporates input from Council, residents, and the development community, offering clarity for developers on city expectations while allowing staff flexibility to accommodate innovative designs and preserve the city's neighborhoods.

City Clerk Darcie McCracken read Ordinance No. 2024-1622 by title only.

Council discussed the process for updating the guidelines in response to potential legislative changes. Council also thanked staff for their work on the project and expressed support for the proposed design guidelines manual, highlighting its flexibility.

MOTION BY Councilmember Wally Campbell, SECONDED BY Councilmember Sheri Lauritano to ADOPT ORDINANCE NO. 2024-1622 ADOPTING CITY OF GOODYEAR DESIGN GUIDELINES MANUAL DATED NOVEMBER 2024; REPEALING ORDINANCE NO. 2014-1292, PROVIDING FOR A SAVINGS CLAUSE; PROVIDING FOR SEVERABILITY; PROVIDING FOR PENALTIES, AND AN EFFECTIVE DATE. 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. DEANNEXATION OF RIGHT-OF-WAY ALONG MC-85

Senior Planner Guadalupe Ortiz Cortez presented the request to deannex approximately 0.4673 acres of right-of-way along MC-85 to Maricopa County. She explained that the existing section of MC-85 adjacent to the Lakin Park Bungalows is located within the county, and the additional right-of-way improvements is needed to facilitate the development of MC-85 to county standards.

City Clerk Darcie McCracken read Ordinance No. 2024-1625 by title only.

MOTION BY Councilmember Vicki Gillis, SECONDED BY Councilmember Brannon Hampton to ADOPT ORDINANCE NO. 2024-1625 DECREASING THE CORPORATE LIMITS OF THE CITY OF GOODYEAR PURSUANT TO ARIZONA REVISED STATUTES SECTIONS 9-471.02 AND 9-471.03 BY DEANNEXING CERTAIN PUBLIC RIGHT-OF-WAY TO MARICOPA COUNTY SUBJECT TO APPROVAL BY THE MARICOPA COUNTY BOARD OF SUPERVISORS; DIRECTING THE CITY CLERK TO RECORD A COPY OF THIS ORDINANCE AND TO FORWARD A CERTIFIED COPY OF THIS ORDINANCE AND EXHIBIT A TO THE CLERK AND CHAIRMAN OF THE MARICOPA COUNTY BOARD OF SUPERVISORS; AND PROVIDING AN EFFECTIVE DATE. 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

Council requested information about an HOA and city code enforcement matter, shared details from the recent National League of Cities conference, and provided an update on the Valley Partnership meeting, which focused on growth in the West Valley.

Deputy City Manager Justin Fair provided an update on the West Valley Heart Walk held on November 16, 2024, and noted that the event, held in partnership with the American Heart Association, drew over 5,000 participants to Goodyear Civic Square.

FUTURE MEETINGS

Future meetings are tentatively scheduled as follows:

December 9, 2024

Council Meeting

5:00 p.m.

ADJOURNMENT

There being no further business to discuss, Mayor Pizzillo adjourned the Regular Meeting at 7:07 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 November 18, 2024. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this ____ day of _____, 2024.

SEAL:

Darcie McCracken, City Clerk