MARANA TOWN COUNCIL
REGULAR COUNCIL MEETING
NOTICE AND AGENDA
11555 W. Civic Center Drive, Marana, Arizona 85653
Council Chambers, June 1, 2021, at or after 6:00 PM

Ed Honea, Mayor
Jon Post, Vice Mayor
Patti Comerford, Council Member
Jackie Craig, Council Member
Herb Kai, Council Member
John Officer, Council Member
Roxanne Ziegler, Council Member

Pursuant to A.R.S. §38-431.02, notice is hereby given to the members of the Marana Town Council and to the general public that the Town Council will hold a meeting open to the public on June 1, 2021, at or after 6:00 PM located in the Council Chambers of the Marana Municipal Complex, 11555 W. Civic Center Drive, Marana, Arizona.

ACTION MAY BE TAKEN BY THE COUNCIL ON ANY ITEM LISTED ON THIS AGENDA. Revisions to the agenda can occur up to 24 hours prior to the meeting. Revised agenda items appear in *italics*.

As a courtesy to others, please turn off or put in silent mode all electronic devices.

Meeting Times

Welcome to this Marana Town Council meeting. Regular Council meetings are usually held the first and third Tuesday of each month at 6:00 PM at the Marana Municipal Complex, although the date or time may change and additional meetings may be called at other times and/or places. Contact the Town Clerk or watch for posted agendas for other meetings. This agenda may be revised up to 24 hours prior to the meeting. In such a case a new agenda will be posted in place of this agenda.

Speaking at Meetings

If you are interested in speaking to the Council during the Call to the Public or Public Hearings, you must fill out a speaker card (located in the lobby outside the Council

Chambers) and deliver it to the Town Clerk prior to the convening of the meeting.

All persons attending the Council meeting, whether speaking to the Council or not, are expected to observe the Council rules, as well as the rules of politeness, propriety, decorum and good conduct. Any person interfering with the meeting in any way, or acting rudely or loudly will be removed from the meeting and will not be allowed to return.

Accessibility
To better serve the citizens of Marana and others attending our meetings, the Council Chambers are wheelchair and handicapped accessible. Persons with a disability may request a reasonable accommodation, such as a sign language interpreter, by contacting the Town Clerk at (520) 382-1999. Requests should be made as early as possible to arrange the accommodation.

Agendas
Copies of the agenda are available the day of the meeting in the lobby outside the Council Chambers or online at www.maranaaz.gov under Agendas and Minutes. For questions about the Council meetings, special services or procedures, please contact the Town Clerk, at (520) 382-1999, Monday through Friday from 8:00 AM to 5:00 PM.

This Notice and Agenda Posted no later than 24 hours prior to the meeting, at the Marana Municipal Complex, 11555 W. Civic Center Drive, the Marana Operations Center, 5100 W. Ina Road, and at www.maranaaz.gov under Agendas and Minutes.

REGULAR COUNCIL MEETING

CALL TO ORDER AND ROLL CALL

PLEDGE OF ALLEGIANCE/INVOCATION/MOMENT OF SILENCE

APPROVAL OF AGENDA

CALL TO THE PUBLIC
At this time any member of the public is allowed to address the Town Council on any issue within the jurisdiction of the Town Council, except for items scheduled for a Public Hearing at this meeting. The speaker may have up to three minutes to speak. Any persons wishing to address the Council must complete a speaker card located outside the Council Chambers and deliver it to the Town Clerk prior to the commencement of the meeting. Individuals addressing a meeting at the Call to the Public will not be provided with electronic technology capabilities beyond the existing voice amplification and recording capabilities in the facilities. Pursuant to the Arizona Open Meeting Law, at the conclusion of Call to the Public, individual members of the Council may respond to criticism made by those who have addressed the Council, and may ask staff to review the matter, or may ask that the matter be placed on a

future agenda.

PROCLAMATIONS

MAYOR AND COUNCIL REPORTS: SUMMARY OF CURRENT EVENTS

MANAGER'S REPORT: SUMMARY OF CURRENT EVENTS

PRESENTATIONS

P1 Relating to Intergovernmental Relations; Presentation and update by Tony Smith, President and CEO of the Pinal Partnership on change in leadership, new projects, and future plans (Libby Shelton)

P2 Relating to Finance; presentation of the Town's Fiscal Year 2020-2021 Third Quarter Investment Report and report regarding compliance with the Town's Investment Policy (Yiannis Kalaitzidis)

CONSENT AGENDA

The Consent Agenda contains items requiring action by the Council which are generally routine items not requiring Council discussion. A single motion and affirmative vote will approve all items on the Consent Agenda, including any resolutions or ordinances. Prior to a motion to approve the Consent Agenda, any Council member may remove any item from the Consent Agenda and that item will be discussed and voted upon separately.

C1 Resolution No. 2021-072: Relating to Development; approving a final plat for Gladden Farms Block 31, Lots 1 -115 and common areas A-1 – A-9 and B-1 – B-3, located generally north and east of Mike Etter Boulevard and south of West Moore Road (Anita McNamara)

C2 Resolution No. 2021-073: Relating to Development; approving a development plan for the Camino de Oeste Rental Homes located at the northeast corner of North Camino de Oeste and West Tangerine Road (Cynthia Ross)

C3 Resolution No. 2021-074: Relating to Addressing; renaming "Breakers Road" located south of Tangerine Road to "Marana Tech Drive" (Jacob Payne)

C4 Resolution No. 2021-075: Relating to Public Works; authorizing the Town Manager to sign all documents and do all other things necessary or prudent to obtain land use rights from the Central Arizona Project (CAP) needed for the Santa Cruz River Shared Use Path CalPortland Segment, Town of Marana Project No. PK023 (Jane Fairall)

C5 Resolution No. 2021-076: Relating to Marana Regional Airport; approving and authorizing the Town Manager to execute the Landlord's Release and Consent among Pima Aviation, Inc., Zions Bancorporation, N.A. dba National Bank of Arizona, and the Town of Marana relating to the Amended, Restated and Consolidated Marana Regional Airport Lease Agreement with Pima Aviation, Inc., for the lease of real property located at the Marana Regional Airport, 11700 West Avra Valley Road (Jane Fairall)

C6 Approval of the Regular Council Meeting Summary Minutes of May 18, 2021 (Cherry L. Lawson)

LIQUOR LICENSES

L1 Relating to Liquor Licenses; recommendation to the Arizona Department of Liquor Licenses and Control regarding an application for a Location/Owner Transfer of a Series #06 Bar liquor license submitted by Javier Andres Teran on behalf of Nana's Kitchen, located at 8225 North Courtney Page Way Suite 129, Tucson, AZ 85743 (Cherry L. Lawson)

L2 Relating to Liquor Licenses; recommendation to the Arizona Department of Liquor Licenses and Control regarding an application for an Acquisition of Control of a Series #012 Restaurant liquor license submitted by Javier Andres Teran on behalf of Nana's Kitchen, located at 8225 North Courtney Page Way Suite 129, Tucson, AZ 85743 (Cherry L. Lawson)

BOARDS, COMMISSIONS AND COMMITTEES

COUNCIL ACTION

A1 Resolution No. 2021-077: Relating to Administration; approving and authorizing the Mayor to execute an Intergovernmental Agreement with Pima County for Pima Early Education Program (Lisa Shafer)

A2 Resolution No. 2021-078: Relating to Administration; adopting the Town of Marana Public Safety Personnel Retirement System (PSPRS) Pension Funding Policy for FY 2021-2022 (Yiannis Kalaitzidis)

ITEMS FOR DISCUSSION / POSSIBLE ACTION

D1 Relating to Development and Public Works; update, discussion, and possible direction regarding public and private projects and development applications on the Town's Marana Current and Proposed Projects internet site (Jason Angell)

D2 Relating to Legislation and Government Actions; discussion and possible action regarding all pending state, federal, and local legislation/government actions and on recent and upcoming meetings of the other governmental bodies (Terry Rozema)

EXECUTIVE SESSIONS

Pursuant to A.R.S. § 38-431.03, the Town Council may vote to go into executive session, which will not be open to the public, to discuss certain matters.

E1 Executive Session pursuant to A.R.S. §38-431.03 (A), Council may ask for discussion or consideration, or consultation with designated Town representatives, or consultation for legal advice with the Town Attorney, concerning any matter listed on this agenda for any of the reasons listed in A.R.S. §38-431.03 (A).

FUTURE AGENDA ITEMS

Notwithstanding the Mayor's discretion regarding the items to be placed on the agenda, if three or more Council members request that an item be placed on the agenda, it must be placed on the agenda for the second regular Town Council meeting after the date of the request, pursuant to Marana Town Code Section 2-4-2(B).

ADJOURNMENT

Council-Regular Meeting **P1**

Meeting Date: 06/01/2021

To: Mayor and Council

Submitted For: Libby Shelton, Deputy Town Attorney

From: Cherry L. Lawson, Town Clerk

Date: June 1, 2021

Subject: Relating to Intergovernmental Relations; Presentation and update by Tony Smith, President and CEO of the Pinal Partnership on change in leadership, new projects, and future plans (Libby Shelton)

Attachments

Presentation

PINAL PARTNERSHIP

Uniting the Vision for Pinal County

Presentation to Marana Town Council June 1, 2021



Pinal Partnership is a 501 c(6) Non-Profit Membership Organization

Currently we have:

22 Board of Directors made up of business and community leaders

206 Members including municipalities in Pinal County

Platinum Members



Committees

- Economic Development
- Government Relations
- Transportation/Infrastructure
- Open Space and Trails
- Education
- Health and Human Services
- Renewable Energy Committee
- Water Resources

























Monthly breakfast events on timely topics

Recent topics include:

- City Manager Updates
- Let’s talk homebuilders in Pinal County!
- Pinal County, Resolution Copper, Nikola, Lucid, ACA
- New Year, New Pinal County Board of Supervisors
- Elliott Pollack’s 2021 Market Forecast
- Pinal County BOS – reflect, celebrate & look ahead
- Prop 208 - hear both sides then vote
- The Johnson Utilities debacle: the impact and how to fix it
- Nikola, water and COVID
- Pinal County Mayors Updates
- Pinal businesses talk COVID-19

Project Involvement

Past and current project involvement:
- Pinal Regional Transportation Plan
- Eloy and Maricopa-Stanfield (EMS) Basin Study
- Superstition Vistas
- Pinal County Town Hall
- Letters of support to Government/Legislative representatives for various projects important to Pinal County development
- Marketing efforts to support/promote Pinal County

Future projects include:
- Pinal County digital and print map
- Three-Year Strategic Plan
- Membership survey
- Special projects and events to support community development




THANK YOU!
PINAL
PARTNERSHIP
Uniting the Vision for Pinal County
Photo by H Hans Brokob

Council-Regular Meeting **P2**

Meeting Date: 06/01/2021

To: Mayor and Council

From: Yiannis Kalaitzidis, Finance Director

Date: June 1, 2021

Strategic Plan Focus Area:
Not Applicable

Strategic Plan Focus Area Additional Info:
N/A

Subject: Relating to Finance; presentation of the Town's Fiscal Year 2020-2021 Third Quarter Investment Report and report regarding compliance with the Town's Investment Policy (Yiannis Kalaitzidis)

Discussion:

The Town's investment policy, as revised and approved by Council in October 2019, defines the parameters within which funds are to be managed and the methods, procedures and practices used to create the framework for the Town's investment activities to ensure the effective and judicious fiscal and investment management of the Town's funds.

The policy's primary objectives of investment activities are safety, liquidity and yield, with investments managed with prudence and care, in an ethical manner, by the Finance Director under the direction of the Town Manager in accordance with the Town's policy and Arizona Revised Statutes.

The policy also provides for the regular reporting of the Town's investment portfolio and return on a quarterly and annual basis. Town staff coordinated with the Town's investment adviser, PFM, to present a short, easy to read report, that provides a summary of the Town's investment portfolio, including the portfolio's compliance of the investment program with the Town's policy.

Staff Recommendation:

Presentation only.

Suggested Motion:
Presentation only.

Attachments

3rd Quarter Investment Report

Town of Marana

Investment Portfolio Summary
Quarter Ending March 31, 2021

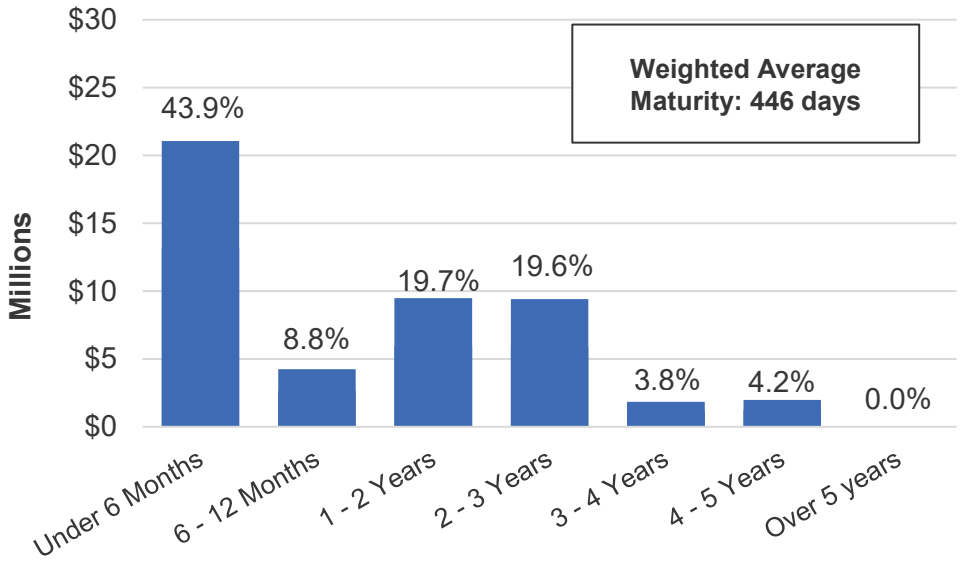
Luke Schneider, CFA, Director
Annette Gaston, Senior Managing Consultant

PFM Asset Management LLC
1820 East Ray Road
Chandler, AZ 85225
855-885-9621
pfm.com

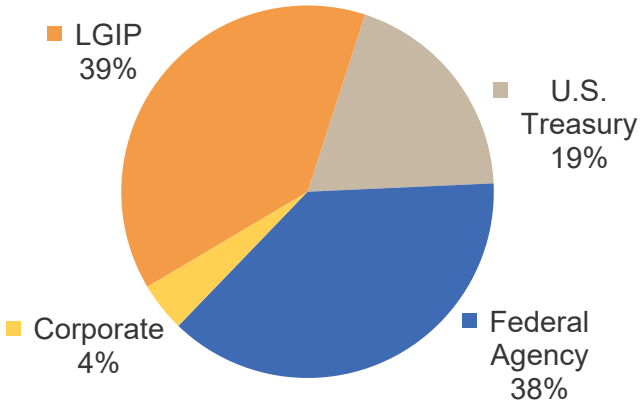
Executive Summary[1,2]

Account Summary	Beginning Values as of 3/31/21	Ending Values as of 12/31/20
Market Value	$48,235,399	$43,262,962
Book Value	$48,039,242	$42,940,296
Unrealized Gain/(Loss)	$196,157	$322,666
Weighted Average YTM at Market	0.18%	0.13%
Weighted Average YTM at Cost	0.73%	0.91%

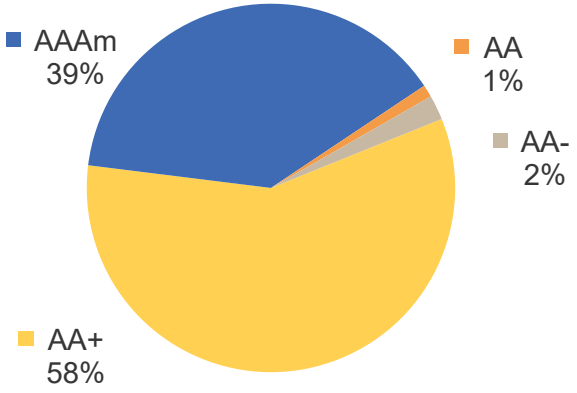
Maturity Distribution



Sector Distribution



Credit Quality (S&P Ratings)



1. *Market Value and Book Value include $18,579,120 invested with the State Local Government Investment Pools 5 & 7 as of 3/31/2021.*
2. *Weighted average maturity includes LGIP balances and uses book values for weighting. Accrued interest and cash balances are excluded.*

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Security Type and Issuer Compliance[1,2,3]

Security Type	Book Value	% of Portfolio	Permitted by Policy	Compliance
U.S. Treasury	$9,224,923	19.2%	100.0%	✓
Federal Agency	$18,154,069	37.8%	100.0%	✓
Corporates	$2,081,131	4.3%	40.0%	✓
AZ LGIP	$18,579,120	38.7%	100.0%	✓
Total Book Value	**$48,039,242**	**100.0%**		

Issuer	Book Value	% of Portfolio	Permitted by Policy	Compliance
FNMA	$9,212,150	13.9%	100%	✓
FHLB	$4,788,769	9.9%	100%	✓
FHLMC	$6,711,274	13.9%	100%	✓
U.S. Treasury	$9,224,923	19.2%	100%	✓
Apple Inc	$521,808	1.1%	5%	✓
Blackrock Inc	$518,688	1.1%	5%	✓
Visa	$519,129	1.1%	5%	✓
Wal-Mart Stores Inc	$521,506	1.1%	5%	✓
AZ LGIP	$18,579,120	38.7%	100%	✓
Total Book Value	**$48,039,242**	**100.0%**		

Maturity	Book Value	% of Portfolio	Permitted by Policy	Compliance
0-6 Months	$21,068,501	43.9%	No Limit	✓
6-12 Months	$4,251,096	8.8%	No Limit	✓
1-2 Years	$9,474,375	19.7%	No Limit	✓
2-3 Years	$9,409,563	19.6%	No Limit	✓
3-4 Years	$1,841,258	3.8%	No Limit	✓
4-5 Years	$1,994,450	4.2%	No Limit	✓
Over 5 Years	$0	0.0%	0%	✓
Total Book Value	**$48,039,242**	**100.0%**		

Accrual Basis Earnings	1/1/21 through 3/31/21
Estimated Earnings	$89,521
Total Estimated Earnings	**$89,521**

1. *Investment policy dated February 2020.*
2. *Maturity distribution does not include accrued interest.*
3. *Accrual basis earnings does not include LGIP balances.*

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Economic Update

Current Market Themes

Economic conditions during the first quarter were characterized by:

- A dramatically lower COVID-19 caseload as vaccine inoculations ramped up despite initial logistical challenges
- A new administration in Washington pushing new policies and priorities
- Improving economic data supported by additional $1.9 trillion in relief funds from the American Rescue Plan Act
- Increasing inflation expectations fueled by a combination of stronger recovery and additional stimulus
- A surge in long-term Treasury yields to pre-pandemic levels
- A reaffirmed commitment by the Federal Reserve to keep short-term rates near-zero rates and their asset purchase program in place until the economy is more fully recovered

Hiring accelerated during Q1 as lockdown restrictions eased. The U.S. economy added 916,000 jobs in March with gains across most industries. Unemployment consequently fell with the unemployment rate ending the quarter at 6.0%.

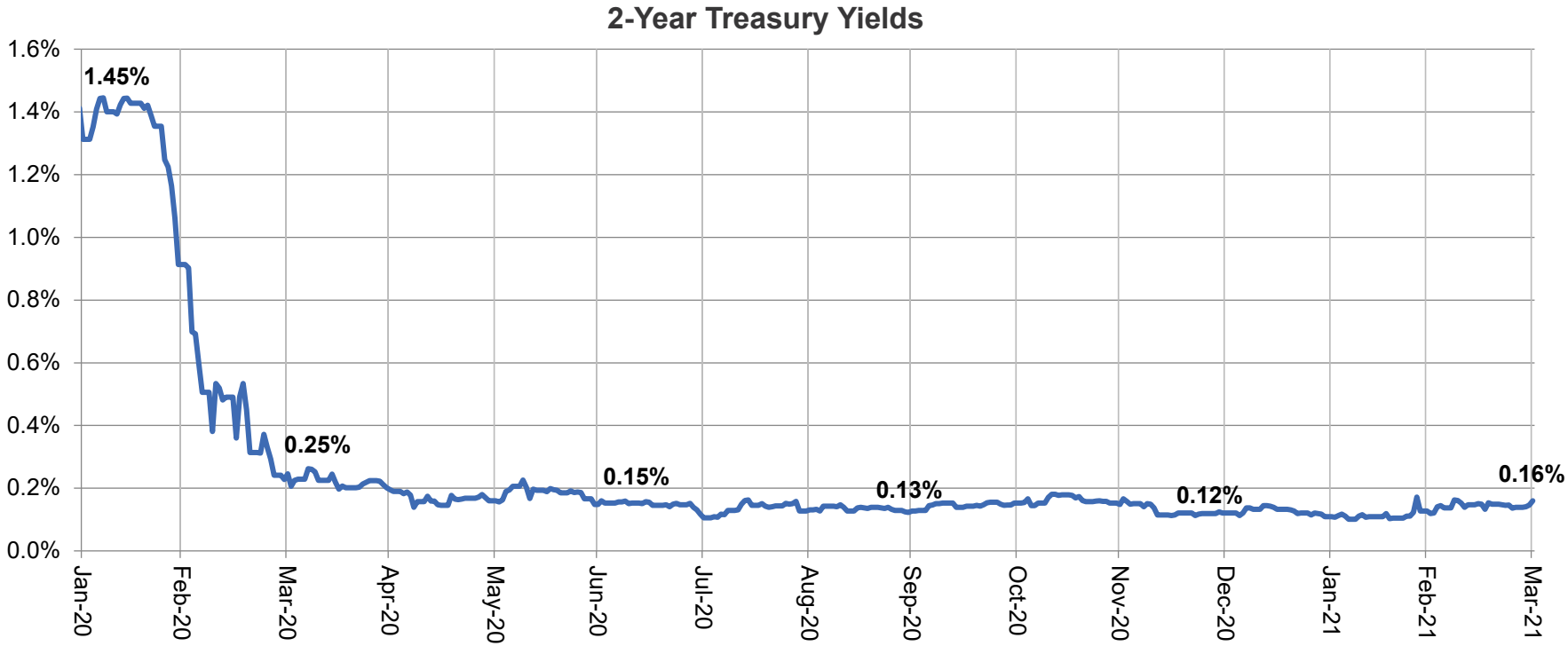
Portfolio Strategy

- Diversification will remain a key element of our strategy, with allocations dependent upon our assessment of changing relative value.
- Given the substantial increase in long-term yields that has already occurred, we have reduced our defensive duration position somewhat, though our view is that rates will remain anchored by the Fed's near-zero rate policy for the foreseeable future.
- The federal agency sector offered record-low yield spreads, especially on maturities inside of five years.
- Investment-grade corporates eked out muted excess returns as higher income offset modestly wider yield spreads. Supply was strong and rising rates put natural upward pressure on yield spreads.
- The vaccine rollout, accommodative monetary policy, and the new $1.9 trillion stimulus package all point to continued improvement in U.S. economic fundamentals. As a result, increasing optimism and inflation expectations, particularly in the near term, is likely to put upward pressure on longer term rates.

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Treasury Yields Remain Anchored to Near-Zero Rates

- The U.S. Treasury yield curve steepened dramatically during the quarter. Yields on short-term maturities under a year remained anchored by the Fed's near-zero rate policy. Yields on 2- to 3-year maturities hovered near record lows, while yields on maturities five years and longer increased by 50 to 90 basis points (0.50% to 0.90%). This pushed spreads between the 10-year and 2-year Treasuries to a five-year high of 158 basis points (1.58%) by quarter end.
- The 2-year Treasury increased modestly by 4 basis points (0.04%) since December 31, 2021, to end the quarter at 0.16%.



Source: Bloomberg, as of 3/31/2021.

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Disclosures

PFM is the marketing name for a group of affiliated companies providing a range of services. Investment advisory services are provided by PFM Asset Management LLC which is registered with the Securities and Exchange Commission under the Investment Advisers Act of 1940. Additional applicable regulatory information is available upon request.

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It is not possible to invest directly in an index. The index returns shown throughout this material do not represent the results of actual trading of investor assets. Third-party providers maintain the indices shown and calculate the index levels and performance shown or discussed. Index returns do not reflect payment of any sales charges or fees an investor would pay to purchase the securities they represent. The imposition of these fees and charges would cause investment performance to be lower than the performance shown.

PFM Asset Management LLC has exercised reasonable professional care in the preparation of this performance report. However, information in this report on market indices and security characteristics, as well as information incorporated in the Market Commentary section, is received from sources external to PFM Asset Management LLC.

PFM Asset Management LLC relies on the client's custodian for security holdings and market values. Transaction dates reported by the custodian may differ from money manager statements. While efforts are made to ensure the data contained herein is accurate and complete, we disclaim all responsibility for any errors that may occur.

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Council-Regular Meeting **C1**

Meeting Date: 06/01/2021

To: Mayor and Council

From: Anita McNamara, Long-Range Planner

Date: June 1, 2021

Strategic Plan Focus Area:
Not Applicable

Subject: Resolution No. 2021-072: Relating to Development; approving a final plat for Gladden Farms Block 31, Lots 1 -115 and common areas A-1 – A-9 and B-1 – B-3, located generally north and east of Mike Etter Boulevard and south of West Moore Road (Anita McNamara)

Discussion:

Request
Rick Engineering, on behalf of Mattamy Tucson, LLC, is requesting the approval of a final plat consisting of 115 residential lots and common areas "A-1" - "A-9", and "B-1" - "B-3" on approximately 28.78 acres within the Gladden Farms II development.

Location
The subdivision will be located within Block 31 of the Gladden Farms Blocks 26-43 block plat (Book 62, Page 64) north and east of West Mike Etter Boulevard, south of West Moore Road.

Zoning
The zoning for Block 31 is F - Specific Plan (Gladden Farms II) with a land use designation of Single Family Detached (SFD-6). The SFD-6 land use permits single-family detached homes with a minimum lot size of 6,000 square feet. The proposed minimum lot size is 6,000 square feet. The proposed maximum lot size is 10,515 square feet. The proposed average lot size is 8,854 square feet.

Transportation
The subdivision will have two entries. One entry will be from the west via West Mike Etter Boulevard on North Rihl Drive with a 60-foot right-of-way and a second entry will

be from the north via N Avery Avenue from Gladden Farms Block 27 with a 42-foot right-of-way. The typical internal street section is a 42-foot wide public right-of-way.

Park Requirements and Trails
Per the Gladden Farms II Specific Plan, 185 square feet of on-site recreation area per single-family detached residence is required. This subdivision requires a minimum of 21,275 square feet of recreation area. The active recreation area is within Common Area "B-1" located in the central portion of the subdivision and is 141,366 square feet in size.

Preliminary Plat
The preliminary plat for Gladden Farms Block 31, along with Block 33, was approved by Town Council on February 16, 2021, by adoption of Resolution No. 2021-016.

Staff Recommendation:

Staff has reviewed the request against the requirements of the Gladden Farms II Specific Plan, the Town Code and the Marana General Plan. This final plat is in substantial conformance with all required development regulations and staff recommends approval.

Suggested Motion:

I move to adopt Resolution No. 2021-072, approving a final plat for Gladden Farms Block 31, Lots 1-115 and common areas A-1 - A-9 and B-1 - B-3.

Attachments

Resolution 2021-072
Gladden Farms Block 31 Final Plat
Location Map
Application

MARANA RESOLUTION NO. 2021-072

RELATING TO DEVELOPMENT; APPROVING A FINAL PLAT FOR GLADDEN FARMS BLOCK 31, LOTS 1 -115 AND COMMON AREAS A-1 – A-9 AND B-1 – B-3, LOCATED GENERALLY NORTH AND EAST OF MIKE ETTER BOULEVARD AND SOUTH OF WEST MOORE ROAD

WHEREAS, on March 7, 2006, the Mayor and Town Council adopted Ordinance No. 2006.03, approving a rezoning to create the Gladden Farms II Specific Plan; and

WHEREAS, on December 19, 2006, the Mayor and Town Council adopted Ordinance No. 2006.35, approving the first amendment to the Gladden Farms II Specific Plan; and

WHEREAS, on May 16, 2007, the Mayor and Town Council adopted Resolution No. 2007-75, approving the final block plat for Gladden Farms Blocks 26 – 43, recorded in the Office of the Pima County Recorder at Book 62, Page 64; and

WHEREAS, on March 6, 2018, the Mayor and Town Council adopted Ordinance No. 2018.006, approving the second amendment to the Gladden Farms II Specific Plan; and

WHEREAS, on April 17, 2018, the Mayor and Town Council adopted Resolution No. 2018-036, approving the amended final block plat for Gladden Farms Blocks, 28, 31-34, 37, 38, 42 and 43, recorded in the Office of the Pima County Recorder at sequence 20181100137; and

WHEREAS, on February 16, 2021, the Mayor and Town Council adopted Resolution No. 2021-016, approving the preliminary plat for Gladden Farms Blocks 31 & 33; and

WHEREAS Rick Engineering, on behalf of Mattamy Tucson, LLC, has applied for approval of a final plat for a 115-lot single-family residential home subdivision within Block 31 of the amended Gladden Farms block plat located generally east of West Mike Etter Boulevard and south of West Moore Road; and

WHEREAS the Marana Town Council, at the regularly scheduled meeting on June 1, 2021, determined that the Final Plat for Gladden Farms Block 31 should be approved.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE TOWN OF MARANA, ARIZONA that the final plat for Gladden Farms Block 31 Lots 1-115, and Common Areas A-1 – A-9 and B-1 – B-3 is hereby approved.

PASSED AND ADOPTED by the Mayor and Council of the Town of Marana, Arizona, this 1st day of June, 2021.

Mayor Ed Honea

ATTEST:

Cherry L. Lawson, Town Clerk

APPROVED AS TO FORM:

Jane Fairall, Town Attorney

BASIS OF BEARING

THE BASIS OF BEARING FOR THIS PROJECT IS WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 11 SOUTH, RANGE 11 EAST, GILA AND SALT RIVER MERIDIAN, PIMA COUNTY, ARIZONA. SAID LINE MONUMENTED BY A FOUND 1 1/2" ALUM CAP STAMPED "17436" AT THE WEST QUARTER AND A FOUND 1/2" REBAR TAGGED "PCHD3" AT THE SOUTHWEST CORNER OF SAID SECTION. SAID BEARING BEING S00°30'03"E.

BASIS OF ELEVATION

PIMA COUNTY OPUS CONTROL POINT 11S11E_17. A "+" ON THE SOUTHEAST CORNER OF A CONCRETE BOX W/GRATE. 41'+/- NORTHWEST OF THE WEST QUARTER SECTION 35 AND 16'+/- SOUTH OF THE SOUTHEAST CORNER OF A WELL SITE. ELEVATION = 2011.61 (NAVD 88)

GENERAL NOTES

1. THE GROSS AREA OF THIS DEVELOPMENT IS 28.78 ACRES; 1,253,657 SQ. FT.

2. THE EXISTING ZONING IS F (SPECIFIC PLAN - GLADDEN FARMS II) PER ORDINANCE NO. 2006.03. THE LAND USE DESIGNATION IS SINGLE FAMILY DETACHED 6 (SFD-6).

3. THE TOTAL NUMBER OF RESIDENTIAL LOTS IS 115. THE DENSITY IS 4.00 RAC.

4. MINIMUM ALLOWABLE LOT SIZE IS 6,000 SQUARE FEET PER THE SFD-6 LAND USE DESIGNATION.

5. MINIMUM LOT SIZE: 6,000 SF.
   MAXIMUM LOT SIZE: 10,515 SF.
   AVERAGE LOT SIZE: 8,854 SF.

6. MAXIMUM BUILDING HEIGHT: 30 FEET

7. MINIMUM SITE SETBACKS:
   FRONT: 10 FEET
   MAY BE REDUCED TO 5 FEET WITH SIDE LOADED GARAGE*
   FRONT PORCH: 5 FEET*
   FRONT-LOADED GARAGE: 20 FEET
   SIDE-LOADED GARAGE: 5 FEET*
   * MAY NOT ENCROACH INTO THE PUBLIC UTILITY EASEMENT, IF REQUIRED.
   SIDE: 0 FEET
   MUST PROVIDE A 3-FOOT ACCESS EASEMENT ON ADJACENT LOT FOR Z-LOT LINES.
   STREET: 10 FEET
   ACCESSORY STRUCTURES: 5 FEET
   REAR: 15 FEET MAY BE REDUCED TO 5 FEET IF FRONT LOADED GARAGE IS RECESSED 10 FEET OR MORE FROM THE FRONT LIVING AREA
   MAY BE REDUCED TO 5 FEET WITH REAR-LOADED GARAGE
   PATIO STRUCTURES: 5 FEET IF OPEN ON 3 SIDES
   ACCESSORY STRUCTURES: 5 FEET

8. PARKING SPACES REQUIRED: (2 FOR EACH FAMILY UNIT) = 230 SPACES
   PARKING SPACES PROVIDED: (2 PER GARAGE & 2 PER DRIVEWAY) = 460 SPACES

9. THE TYPE AND AREA OF LAND USE IS AS FOLLOWS:
   COMMON AREA "A" (LANDSCAPE, UTILITIES, DRAINAGE AND GRADING) IS 0.92 AC, 40,046 SF
   COMMON AREA "B" (RECREATION, LANDSCAPE, UTILITIES DRAINAGE AND GRADING)IS 5.87 AC, 255,606 SF

10. NO FURTHER LOT SPLITTING SHALL BE DONE WITHOUT THE WRITTEN APPROVAL OF THE TOWN OF MARANA.

11. APPROVAL OF THIS PLAT DOES NOT AFFIRM, CERTIFY, OR APPROVE ANY LAND DIVISION THAT MAY BE CONTRARY TO STATE LAW, NOR DOES IT CERTIFY THE EXISTENCE OF, OR COMPLIANCE WITH, ANY DEED RESTRICTIONS OR EASEMENTS.

12. ALL NEW AND EXISTING UTILITIES WITHIN OR CONTIGUOUS TO THE SITE SHALL BE PLACED UNDERGROUND EXCEPT ELECTRICAL TRANSMISSION LINES CARRYING 48KV OR GREATER, AND THOSE LINES WHICH CAN BE SHOWN TO EXIST IN CURRENT OR FUTURE ELECTRICAL TRANSMISSION CORRIDORS.

13. OBJECTS AND MATERIALS WITHIN THE SIGHT VISIBILITY TRIANGLE EASEMENTS SHALL BE PLACED SO AS NOT TO INTERFERE WITH A VISIBILITY PLANE DESCRIBED BY TWO HORIZONTAL LINES LOCATED 30-INCHES AND 72-INCHES ABOVE FINISHED GRADE OF THE ROADWAY SURFACE, AND SHALL CONFORM TO THE TOWN OF MARANA SUBDIVISION STREET STANDARDS.

14. THE PROFESSIONAL ENGINEER OF RECORD SHALL CERTIFY AS TO FORM, LINE, AND FUNCTION OF ALL PUBLIC AND PRIVATE ROADWAYS AND DRAINAGE STRUCTURES BEFORE THE RELEASE OF ASSURANCES.

15. TOTAL MILES OF NEW PUBLIC STREET IS 0.64.

16. INSTALLATION OF ITEMS SUCH AS LANDSCAPE, IRRIGATION, SIGNAGE, MONUMENTS, WALLS AND DRAINAGE IMPROVEMENTS IN THE PUBLIC RIGHT-OF-WAY SHALL REQUIRE A PERPETUAL LICENSE AGREEMENT FOR INSTALLATION, MAINTENANCE AND INDEMNIFICATION. THIS DOCUMENT SHALL BE EXECUTED PRIOR TO APPROVAL OF LANDSCAPE PLANS OR IMPROVEMENT PLANS ALLOWING INSTALLATION WITHIN THE PUBLIC RIGHT-OF-WAY.

17. THIS SUBDIVISION IS LOCATED WITHIN THE TOWN OF MARANA WATER SERVICE AREA, WHICH HAS BEEN DESIGNATED AS HAVING AN ASSURED WATER SUPPLY UNDER A.R.S. 45-576.

18. FIRE HYDRANTS AT 500 FOOT MAXIMUM INTERVALS SHALL BE INSTALLED WITHIN PUBLIC STREETS. THE FIRE FLOW REQUIREMENT IS 1,500 GALLONS/MINUTE APPROVED BY NORTHWEST FIRE DISTRICT. ALL HYDRANTS MUST BE INSTALLED AND OPERATIONAL PRIOR TO ARRIVAL OF COMBUSTIBLE CONSTRUCTION MATERIALS ON SITE.

19. POTABLE WATER FOR THIS SUBDIVISION SHALL BE PROVIDED BY THE TOWN OF MARANA WATER UTILITY AND NON-POTABLE WATER SHALL BE PROVIDED BY THE CORTARO-MARANA IRRIGATION DISTRICT.

GENERAL NOTES - CONTINUED

20. PER THE GLADDEN II SPECIFIC PLAN SECTION III.L, OPEN SPACE, RECREATION, PARKS AND TRAILS CONCEPT AND SECTION IV.C.3.d DEVELOPMENT STANDARDS - SFD-6 LAND USE DESIGNATION, THE MINIMUM AREA (IN SQUARE FEET) FOR PRIVATE, COMMON ON-SITE RECREATION AREAS, SHALL BE 185 SQUARE FEET PER SINGLE FAMILY RESIDENCE. THIS PROJECT SHALL REQUIRE 21,275 SQUARE FEET OF DEVELOPED RECREATION AREA. A TOTAL OF 141,366 SQUARE FEET OF DEVELOPED RECREATION AREA IS PROVIDED IN THE BASIN IN COMMON AREA "B-1".

SEE SHEET 5 FOR ADDITIONAL NOTES

DEDICATION

WE, THE UNDERSIGNED, HEREBY WARRANT THAT WE ARE ALL AND THE ONLY PARTIES HAVING ANY FEE TITLE INTEREST IN THE LAND SHOWN ON THIS PLAT, AND WE CONSENT TO THE SUBDIVISION OF THIS LAND IN THE MANNER SHOWN ON THIS PLAT.

WE, THE UNDERSIGNED HEREBY DEDICATE TO THE TOWN OF MARANA ALL RIGHTS-OF-WAY SHOWN ON THIS PLAT, INCLUDING ALL STREETS, ALLEYS, DRAINAGEWAYS, AND EASEMENTS, INCLUDING NO ACCESS EASEMENTS. UTILITY EASEMENTS AS SHOWN ON THIS PLAT ARE DEDICATED TO THE TOWN OF MARANA AND ALL PUBLIC AND PRIVATE UTILITY COMPANIES FOR THE PURPOSE OF INSTALLATION AND MAINTENANCE OF, AND ACCESS TO, PUBLIC AND PRIVATE UTILITIES AND PUBLIC SEWERS. NO ACCESS EASEMENTS SHOWN ON THIS PLAT ARE DEDICATED TO THE TOWN OF MARANA FOR THE PURPOSE OF ACCESS CONTROL TO ADJACENT RIGHTS-OF-WAY. OTHER EASEMENTS SHOWN ON THIS PLAT ARE DEDICATED TO THE TOWN OF MARANA FOR THE PURPOSE OR PURPOSES NOTED ON THIS PLAT.

WE, THE UNDERSIGNED, OUR SUCCESSORS AND ASSIGNS, DO HEREBY HOLD THE TOWN OF MARANA, ITS EMPLOYEES, OFFICERS, AND AGENTS HARMLESS FROM ANY AND ALL CLAIMS FOR DAMAGES RELATED TO THE USE OF THESE LANDS NOW AND IN THE FUTURE BY REASON OF FLOODING, FLOWAGE, EROSION, OR DAMAGE CAUSED BY WATER, WHETHER SURFACE FLOOD, OR RAINFALL. NATURAL DRAINAGE SHALL NOT BE ALTERED, DISTURBED, OR OBSTRUCTED WITHOUT THE APPROVAL OF THE MARANA TOWN COUNCIL.

COMMON AREAS AS SHOWN ON THIS PLAT ARE RESERVED FOR THE PRIVATE USE AND CONVENIENCE OF ALL OWNERS OF PROPERTY WITHIN THIS SUBDIVISION AND INVITEES. COMMON AREA, BUT NOT PRIVATE DRAINAGEWAYS, ARE GRANTED AS EASEMENTS TO THE TOWN OF MARANA AND ALL PUBLIC AND PRIVATE UTILITY COMPANIES FOR THE PURPOSE OF INSTALLATION AND MAINTENANCE OF, AND ACCESS TO, UNDERGROUND PUBLIC AND PRIVATE UTILITIES AND SEWERS. PRIVATE DRAINAGEWAYS ARE ALSO RESERVED FOR THE FLOW OF WATER, WHETHER SURFACE, FLOOD, OR RAINFALL, FROM THIS SUBDIVISION AND OTHER LANDS AS APPROVED BY THE TOWN ENGINEER. TITLE TO ALL PRIVATE DRAINAGEWAYS AND COMMON AREAS SHALL BE VESTED IN AN ASSOCIATION OF INDIVIDUAL LOT OWNERS AS ESTABLISHED BY COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED IN DOCKET 12103 AT PAGE 11266 AND CONSENT TO ANNEXATION OF ADDITIONAL PARCELS RECORDED IN DOCKET 13150, PAGE 7169 IN THE OFFICE OF THE RECORDER OF PIMA COUNTY, ARIZONA. EACH AND EVERY LOT OWNER WITHIN THE SUBDIVISION SHALL BE MEMBER OF THE ASSOCIATION, WHICH IS RESPONSIBLE FOR THE CONTROL, MAINTENANCE, SAFETY, AND LIABILITY OF THE PRIVATE DRAINAGEWAYS AND COMMON AREAS WITHIN THIS SUBDIVISION.

TITLE SECURITY AGENCY LLC., A DELAWARE LIMITED LIABILITY COMPANY, AS TRUSTEE UNDER TRUST NO. 201527R, AS TRUSTEE ONLY AND NOT OTHERWISE IN ITS CORPORATE CAPACITY.

BY: _____

TRUST OFFICER DATE

ACKNOWLEDGEMENT

STATE OF ARIZONA)
) SS.
COUNTY OF PIMA)

ON THIS ___ DAY OF _____, 2021, BEFORE ME PERSONALLY APPEARED _____ WHO ACKNOWLEDGED TO BE THE TRUST OFFICER OF TITLE SECURITY AGENCY LLC. TRUST NO. 201527R, AND BEING AUTHORIZED SO TO DO, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE THEREIN.

_____

MY COMMISSION EXPIRES

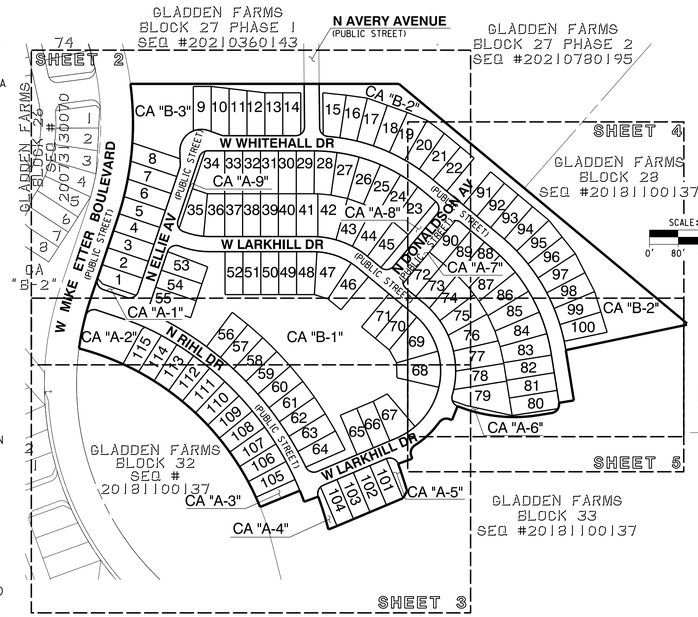
BENEFICIARY

* PURSUANT TO A.R.S. SECTION 33-404(B), THE NAME AND ADDRESS OF THE SOLE BENEFICIARY OF TRUST NO. 201527R, DESCRIBED ABOVE AS DISCLOSED BY THE RECORDS OF SAID TRUST IS:

MATTAMY TUCSON, LLC, A DELAWARE LIMITED LIABILITY COMPANY
3561 E. SUNRISE #247
TUCSON, AZ 85718

ADMINISTRATIVE ADDRESS

10552 WEST MIKE ETTER BOULEVARD, MARANA, ARIZONA 85653



ASSURANCES

ASSURANCES IN THE FORM OF A THIRD PARTY TRUST FROM TITLE SECURITY AGENCY LLC., A DELAWARE LIMITED LIABILITY COMPANY, AS TRUSTEE UNDER TRUST NO. 201527R, FOR LOTS 1-115 AND ASSOCIATED COMMON AREAS AS RECORDED IN SEQ #2021_____ IN THE OFFICE OF THE RECORDER OF PIMA COUNTY, ARIZONA HAVE BEEN PROVIDED TO GUARANTEE INSTALLATION OF REQUIRED STREET, SEWER, ELECTRIC, GAS AND WATER UTILITIES, DRAINAGE, FLOOD CONTROL AND OTHER SUBDIVISION IMPROVEMENTS MEETING ESTABLISHED MINIMUM STANDARDS OF DESIGN AND CONSTRUCTION.

BY: _____

TOWN OF MARANA DATE

RECORDING

SEQ: #2021_____

FEE: _____

STATE OF ARIZONA)
) SS.
COUNTY OF PIMA)

I HEREBY CERTIFY THAT THE INSTRUMENT WAS FILED FOR RECORD AT THE REQUEST OF RICK ENGINEERING COMPANY, INC.

DATE _____

TIME _____

WITNESS MY HAND AND OFFICIAL SEAL DAY AND YEAR ABOVE WRITTEN

GABRIELLA CAZARES-KELLY, COUNTY RECORDER

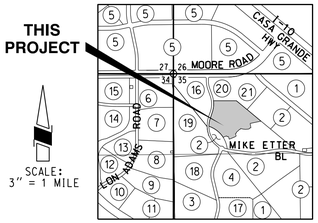
BY: _____
DEPUTY

CERTIFICATION OF SURVEY

I HEREBY CERTIFY THAT THE BOUNDARY SURVEY AS SHOWN ON THIS PLAT WAS PERFORMED UNDER MY DIRECTION AND THAT ALL EXISTING AND PROPOSED SURVEY MONUMENTS AND MARKERS SHOWN ARE CORRECTLY DESCRIBED. I FURTHER CERTIFY THAT THIS PLAT WAS PREPARED UNDER MY DIRECTION.



1. SEQ #20071020612
2. SEQ #20181100137
3. SEQ #20121740308
4. SEQ #20193310053
5. SEQ #20201810353
6. SEQ #20040110791
7. SEQ #20032160454
8. SEQ #20052030148
9. SEQ #20051970423
10. SEQ #20061300698
11. SEQ #20072170310
12. SEQ #20060970432
13. SEQ #20051750608
14. SEQ #20032160452
15. SEQ #20040700645
16. SEQ #20173130070
17. SEQ #20190530029
18. SEQ #20182500081
19. SEQ #20192910094
20. SEQ #20210360143
21. SEQ #20210780195



LOCATION MAP
PORTION OF SECTION 35, T 11S, R 11 E
G & SRM TOWN OF MARANA
PIMA COUNTY, ARIZONA

SHEET INDEX

1 COVER SHEET
2-5 FINAL PLAT SHEETS AND TABLES

LEGEND

SYMBOL	ITEM
⍋	BOUNDARY MONUMENT NOT SET DUE TO ONGOING CONSTRUCTION
○	FOUND SURVEY MONUMENT, AS NOTED
●	LOT CORNER TO BE SET BY RLS FOLLOWING COMPLETION OF CONSTRUCTION (SEE GENERAL NOTE 23)
⊡	2" BRASS CAP SURVEY MONUMENT TO BE STAMPED BY RLS FOLLOWING COMPLETION CONSTRUCTION
✳	DRIVEWAY ORIENTATION ON LOTS
SVT	SIGHT VISIBILITY TRIANGLE
14 ○ 13	QUARTER SECTION CORNER
23	LOT NUMBER
——— – ———	EXIST R/W
——— – ———	SECTION LINE
———————	SUBDIVISION BOUNDARY
———————	LOT LINE
——— · ———	CENTERLINE
– – – – – –	EASEMENT BOUNDARY

TOWN OF MARANA APPROVALS

_____ ,P.E.
MARANA TOWN ENGINEER/DEVELOPMENT ENGINEER DATE

_____
MARANA DEVELOPMENT SERVICES DIRECTOR DATE

_____
MARANA WATER DIRECTOR DATE

CERTIFICATION

I, _____, CLERK OF THE TOWN OF MARANA HEREBY CERTIFY THAT THIS PLAT WAS APPROVED BY THE TOWN COUNCIL OF THE TOWN OF MARANA ON THE _____ DAY OF _____, 2021.

_____
CLERK OF THE TOWN OF MARANA DATE

ASSURED WATER SUPPLY

A CERTIFICATE OF ASSURED WATER SUPPLY HAS BEEN RECEIVED FROM THE DIRECTOR OF WATER RESOURCES.

_____
MARANA WATER DIRECTOR DATE

FINAL PLAT FOR

GLADDEN FARMS BLOCK 31

LOTS 1 - 115 & COMMON AREAS "A-1"-"A-9" & "B1"-"B-3"

COMMON AREA "A-1" THRU "A-9" (LANDSCAPE, UTILITIES, DRAINAGE AND GRADING)
COMMON AREA "B-1" THRU "B-3" (RECREATION, LANDSCAPE, UTILITIES, DRAINAGE AND GRADING)

BEING A RESUBDIVISION OF A PORTIONS OF BLOCK 31 AND 33 OF GLADDEN FARMS 28, 31-34, 37, 38, 42 & 43
SEQ #20181100137, SECTION 35, TOWNSHIP 11 SOUTH, RANGE 11 EAST
GILA & SALT RIVER MERIDIAN, TOWN OF MARANA, PIMA COUNTY, ARIZONA.

RELATED CASES: PRV2009-003 PRV1710-002 PCZ1708-002

PRV2101-004
SHEET 1 OF 5

RICK ENGINEERING COMPANY
Tucson
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SEQUENCE #2021

GLADDEN FARMS
BLOCK 26
SEQ #20173130070
SFD-6

GLADDEN FARMS
BLOCK 27 PHASE 1
SEQ #20210360143
HDR

GLADDEN FARMS
BLOCK 27 PHASE 2
SEQ #20210730195
HDR

SCALE: 1"= 40'
0' 20' 40' 80'

SEQUENCE #2021

15'x15' ELECTRIC EASEMENT
SEQ #20202240589

25' PUBLIC SEWER EASEMENT BY THIS PLAT

90' R/W

CA "B-3"
36993 SF

CA "B-2"
77127 SF

CA "B-2"
77127 SF

CA "A-1"
1526 SF

CA "A-9"
2152 SF

CA "A-8"
5732 SF

CA "A-7"
2099 SF

CA "B-1"
RECREATION AREA
141366 SF

N AVERY AV
(PUBLIC STREET)
DEDICATED PER THIS PLAT

W WHITEHALL DR
(PUBLIC STREET)
DEDICATED PER THIS PLAT

W LARKHILL DR
(PUBLIC STREET)
DEDICATED PER THIS PLAT

N MIKE ETTER BLVD
(PUBLIC STREET)
SEQ #20071020612

N ELLIE AV
(PUBLIC STREET)
DEDICATED PER THIS PLAT

N DONALDSON AV
(PUBLIC STREET)
DEDICATED PER THIS PLAT

DETAIL
N.T.S.

SEE SHEET 3

SEE SHEET 4

SEE SHEET 5 FOR LINE AND CURVE TABLES

KEYNOTES

1. 10' PUBLIC UTILITY, ROADWAY MAINTENANCE AND SIGNAGE, AND HOME OWNERS ASSOCIATION (HOA) STREET TREE LANDSCAPE EASEMENT DEDICATED BY THIS PLAT
2. 1' NO ACCESS EASEMENT DEDICATED BY THIS PLAT
3. 10'X10' ELECTRIC EASEMENT DEDICATED BY THIS PLAT
4. SITE VISIBILITY EASEMENT DEDICATED BY THIS PLAT

17479
DOUGLAS E. SCHNEIDER
4/20/21
Date Signed
ARIZONA U.S.A.

FINAL PLAT FOR
GLADDEN FARMS BLOCK 31
LOTS 1 - 115 & COMMON AREAS "A-1"-"A-9" & "B1"-"B-3"

COMMON AREA "A-1" THRU "A-9" (LANDSCAPE, UTILITIES, DRAINAGE AND GRADING)
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GILA & SALT RIVER MERIDIAN, TOWN OF MARANA, PIMA COUNTY, ARIZONA.

RELATED CASES: PRV2009-003 PRV1710-002 PCZ1708-002

PRV2101-004
SHEET 2 OF 5

RICK ENGINEERING COMPANY
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SEE SHEET 2

SEE SHEET 5

SEQUENCE #2021

N90°00'00"W 249.78'

N12°10'10"E 39.69'

S35°15'52"E 41.71'

N39°44'E

S71°26'16"E 45.00'

113.56'

68.56'

35.0'

70.00'

25.0'

86.71'

S71°26'16"E

90' R/W

45.0'

45.0'

N53°51'11"E 10.78'

N89°29'51"E 1656.03'

S00°30'09"E 506.43'

BASIS OF BEARING
S00°30'03"E 2644.34'
WEST LINE SOUTHWEST
QUARTER SECTION 35

S25°46'59"W 3812.61'

SCALE: 1"= 40'

0' 20' 40' 80'

N MIKE ETTER BLVD
(PUBLIC STREET)
SEQ 20071020612

N RIHL DR
(PUBLIC STREET)
DEDICATED PER THIS PLAT

W LARKHILL DR
(PUBLIC STREET)
DEDICATED PER THIS PLAT

CA "A-2"
17321 SF

CA "B-1"
RECREATION AREA
141366 SF

CA "A-3"
3794 SF

CA "A-4"
2224 SF

CA "A-5"
2410 SF

CA "A-6"

55	6000 SF	
56	6244 SF	
57	6244 SF	
58	6244 SF	
59	6244 SF	
60	6244 SF	
61	6244 SF	
62	6244 SF	
63	6244 SF	
64	6488 SF	
65	6000 SF	
66	6000 SF	
67	7580 SF	
68	8740 SF	
69	9391 SF	
70	6119 SF	
71	6000 SF	
74	7080 SF	
75	6846 SF	
77	8011 SF	
78	7106 SF	
79	10364 SF	
101	6000 SF	
102	6000 SF	
103	6000 SF	
104	6008 SF	
105	6315 SF	
106	6315 SF	
107	6315 SF	
108	6315 SF	
109	6315 SF	
110	6315 SF	
111	6315 SF	
112	6315 SF	
113	6315 SF	
114	6004 SF	
115	6282 SF	

GLADDEN FARMS
BLOCK 33
SEQ #20181100137
SFD-6

GLADDEN FARMS
BLOCK 32
SEQ #20181100137
PARK

FND 1 1/2" ALUM CAP
STAMPED "17436"
W1/4 COR. SEC. 35

FND 1/2" REBAR
TAGGED "PCHD3"
SW COR. SEC. 35

SAME POINT

FND 1/2" REBAR
TAGGED "PCHD3"
SW COR. SEC. 35

SEE SHEET 5 FOR LINE AND CURVE TABLES

KEYNOTES

1. 10' PUBLIC UTILITY, ROADWAY MAINTENANCE AND SIGNAGE, AND HOME OWNERS ASSOCIATION (HOA) STREET TREE LANDSCAPE EASEMENT DEDICATED BY THIS PLAT
2. 1' NO ACCESS EASEMENT DEDICATED BY THIS PLAT
3. 10'X10' ELECTRIC EASEMENT DEDICATED BY THIS PLAT
4. SITE VISIBILITY EASEMENT DEDICATED BY THIS PLAT

FINAL PLAT FOR

GLADDEN FARMS BLOCK 31

LOTS 1 - 115 & COMMON AREAS "A-1"-"A-9" & "B1"-"B-3"

COMMON AREA "A-1" THRU "A-9": (LANDSCAPE, UTILITIES, DRAINAGE AND GRADING)
COMMON AREA "B-1" THRU "B-3": (RECREATION, LANDSCAPE, UTILITIES, DRAINAGE AND GRADING)

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GILA & SALT RIVER MERIDIAN, TOWN OF MARANA, PIMA COUNTY, ARIZONA.

CERTIFICATE NO. 17479 DOUGLAS E. SCHNEIDER 4/20/21 Date Signed ARIZONA U.S.A.

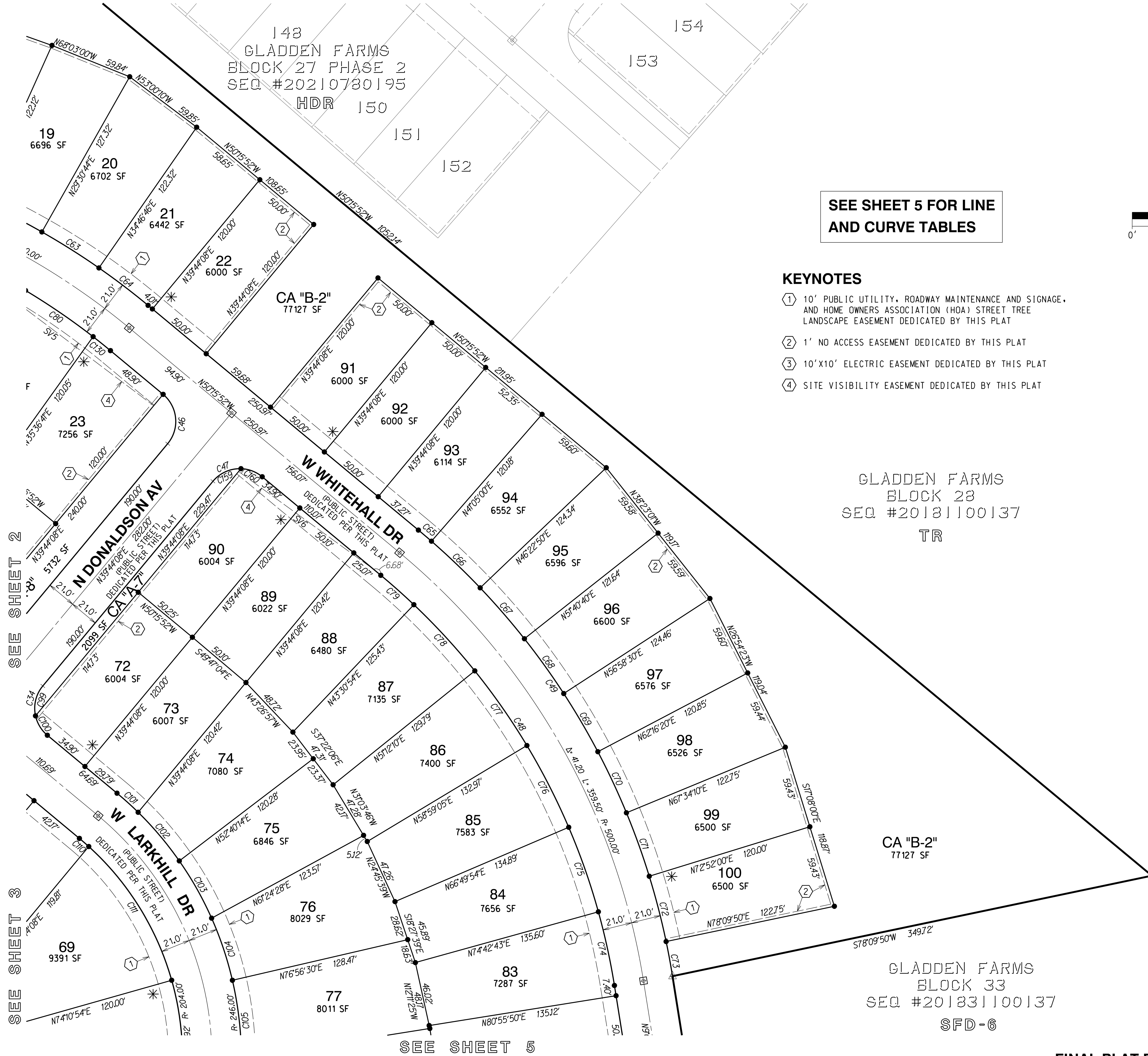
RELATED CASES: PRV2009-003 PRV1710-002 PCZ1708-002 PRV2101-004

SHEET 3 OF 5

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SEE SHEET 5 FOR LINE AND CURVE TABLES

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SEQUENCE #2021

FINAL PLAT FOR

GLADDEN FARMS BLOCK 31

LOTS 1 - 115 & COMMON AREAS "A-1"-"A-9" & "B1"-"B-3"

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SEQ #20181100137, SECTION 35, TOWNSHIP 11 SOUTH, RANGE 11 EAST
GILA & SALT RIVER MERIDIAN, TOWN OF MARANA, PIMA COUNTY, ARIZONA.

REGISTERED LAND SURVEYOR CERTIFICATE NO. 17479 DOUGLAS E. SCHNEIDER 4/20/21 Date Signed ARIZONA U.S.A.

RELATED CASES: PRV2009-003 PRV1710-002 PCZ1708-002

PRV2101-004
SHEET 4 OF 5

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SEQUENCE # 2021

SEQUENCE #2021

CURVE TABLE

CURVE#	LENGTH	RADIUS	DELTA
C1	39.27'	25.00'	90°00'00"
C2	230.35'	429.00'	30°45'52"
C3	6.37'	471.00'	0°46'29"
C4	33.51'	25.00'	76°48'33"
C5	94.08'	246.00'	21°54'42"
C6	34.04'	25.00'	78°00'17"
C7	8.15'	1196.00'	0°23'26"
C8	80.19'	1154.00'	3°58'53"
C9	96.18'	914.61'	6°01'32"
C10	33.34'	872.61'	2°11'21"
C11	697.44'	752.61'	53°05'43"
C12	143.62'	755.00'	10°53'58"
C13	383.61'	845.00'	26°00'40"
C14	72.53'	893.61'	4°39'02"
C15	681.31'	893.61'	43°41'00"
C16	43.77'	893.61'	2°48'22"
C17	48.31'	1175.00'	2°21'20"
C18	161.19'	225.00'	41°02'46"
C19	299.76'	225.00'	76°19'58"
C20	45.43'	450.00'	5°47'03"
C21	151.19'	218.00'	39°44'08"
C22	72.89'	225.00'	18°33'44"
C23	40.98'	25.00'	93°55'39"
C24	102.99'	600.00'	9°50'07"
C25	39.27'	25.00'	90°00'00"
C26	39.27'	25.00'	90°00'00"
C27	36.02'	25.00'	82°32'55"
C28	165.75'	239.00'	39°44'08"
C29	136.62'	197.00'	39°44'08"
C30	38.05'	25.00'	87°11'40"
C31	38.05'	25.00'	87°11'36"
C32	40.51'	25.00'	92°50'38"
C33	36.82'	25.00'	84°22'38"
C34	39.27'	25.00'	90°00'00"
C35	39.27'	25.00'	90°00'00"
C36	66.09'	204.00'	18°33'44"
C37	79.70'	246.00'	18°33'44"
C38	39.27'	25.00'	90°00'00"
C39	39.27'	25.00'	90°00'00"
C40	31.17'	25.00'	71°26'16"
C41	116.73'	60.00'	111°28'11"
C42	39.51'	25.00'	90°32'33"
C43	37.01'	25.00'	84°49'00"
C44	332.19'	479.00'	39°44'08"
C45	319.12'	521.00'	35°05'41"
C46	39.27'	25.00'	90°00'00"
C47	39.27'	25.00'	90°00'00"
C48	344.40'	479.00'	41°11'43"
C49	374.59'	521.00'	41°11'43"
C50	27.88'	25.00'	63°53'46"
C51	11.39'	25.00'	26°06'14"
C52	72.72'	60.00'	69°26'44"
C53	44.01'	60.00'	42°01'28"
C54	15.29'	25.00'	35°01'59"
C55	24.22'	25.00'	55°30'34"
C56	23.18'	25.00'	53°07'48"
C57	13.83'	25.00'	31°41'12"
C58	34.10'	521.00'	3°44'59"
C59	48.18'	521.00'	5°17'54"
C60	48.18'	521.00'	5°17'54"
C61	48.18'	521.00'	5°17'54"

CURVE TABLE

CURVE#	LENGTH	RADIUS	DELTA
C62	48.18'	521.00'	5°17'54"
C63	48.18'	521.00'	5°17'54"
C64	44.13'	521.00'	4°51'10"
C65	12.25'	521.00'	1°20'52"
C66	48.17'	521.00'	5°17'50"
C67	48.17'	521.00'	5°17'50"
C68	48.17'	521.00'	5°17'50"
C69	48.17'	521.00'	5°17'50"
C70	48.17'	521.00'	5°17'50"
C71	48.17'	521.00'	5°17'50"
C72	48.17'	521.00'	5°17'50"
C73	25.16'	521.00'	2°46'00"
C74	53.88'	479.00'	6°13'07"
C75	63.99'	479.00'	7°52'49"
C76	65.60'	479.00'	7°50'49"
C77	65.06'	479.00'	7°46'54"
C78	64.27'	479.00'	7°41'17"
C79	31.60'	479.00'	3°46'46"
C80	58.47'	479.00'	6°59'37"
C81	63.24'	479.00'	7°33'51"
C82	63.24'	479.00'	7°33'51"
C83	63.24'	479.00'	7°33'51"
C84	63.24'	479.00'	7°33'51"
C85	4.89'	479.00'	0°35'04"
C86	7.99'	25.00'	18°18'28"
C87	23.18'	25.00'	53°07'48"
C88	23.18'	25.00'	53°07'48"
C89	16.09'	25.00'	36°52'12"
C90	47.32'	170.84'	15°52'14"
C91	18.81'	400.39'	2°41'29"
C92	14.19'	239.00'	3°24'09"
C93	51.35'	239.00'	12°18'38"
C94	49.55'	239.00'	11°52'40"
C95	50.66'	239.00'	12°08'42"
C96	11.91'	197.00'	3°27'50"
C97	102.26'	197.00'	29°44'34"
C98	22.45'	197.00'	6°31'45"
C99	22.74'	25.00'	52°07'15"
C100	16.53'	25.00'	37°52'45"
C101	20.33'	246.00'	4°44'05"
C102	45.56'	246.00'	10°36'37"
C103	47.03'	246.00'	10°57'11"
C104	46.83'	246.00'	10°54'29"
C105	56.37'	246.00'	13°07'47"
C106	51.91'	246.00'	12°05'21"
C107	16.80'	246.00'	3°54'43"
C108	15.07'	25.00'	34°32'34"
C109	21.74'	25.00'	49°50'04"
C110	8.83'	204.00'	2°28'46"
C111	113.82'	204.00'	31°58'00"
C112	102.31'	204.00'	28°44'08"
C113	62.36'	204.00'	17°30'53"
C114	8.73'	25.00'	20°00'09"
C115	29.32'	25.00'	67°11'27"
C116	33.95'	872.61'	2°13'45"
C117	56.51'	872.61'	3°42'38"
C118	56.51'	872.61'	3°42'38"
C119	56.51'	872.61'	3°42'38"
C120	56.51'	872.61'	3°42'38"
C121	56.51'	872.61'	3°42'38"
C122	56.51'	872.61'	3°42'38"
C123	56.51'	872.61'	3°42'38"

CURVE TABLE

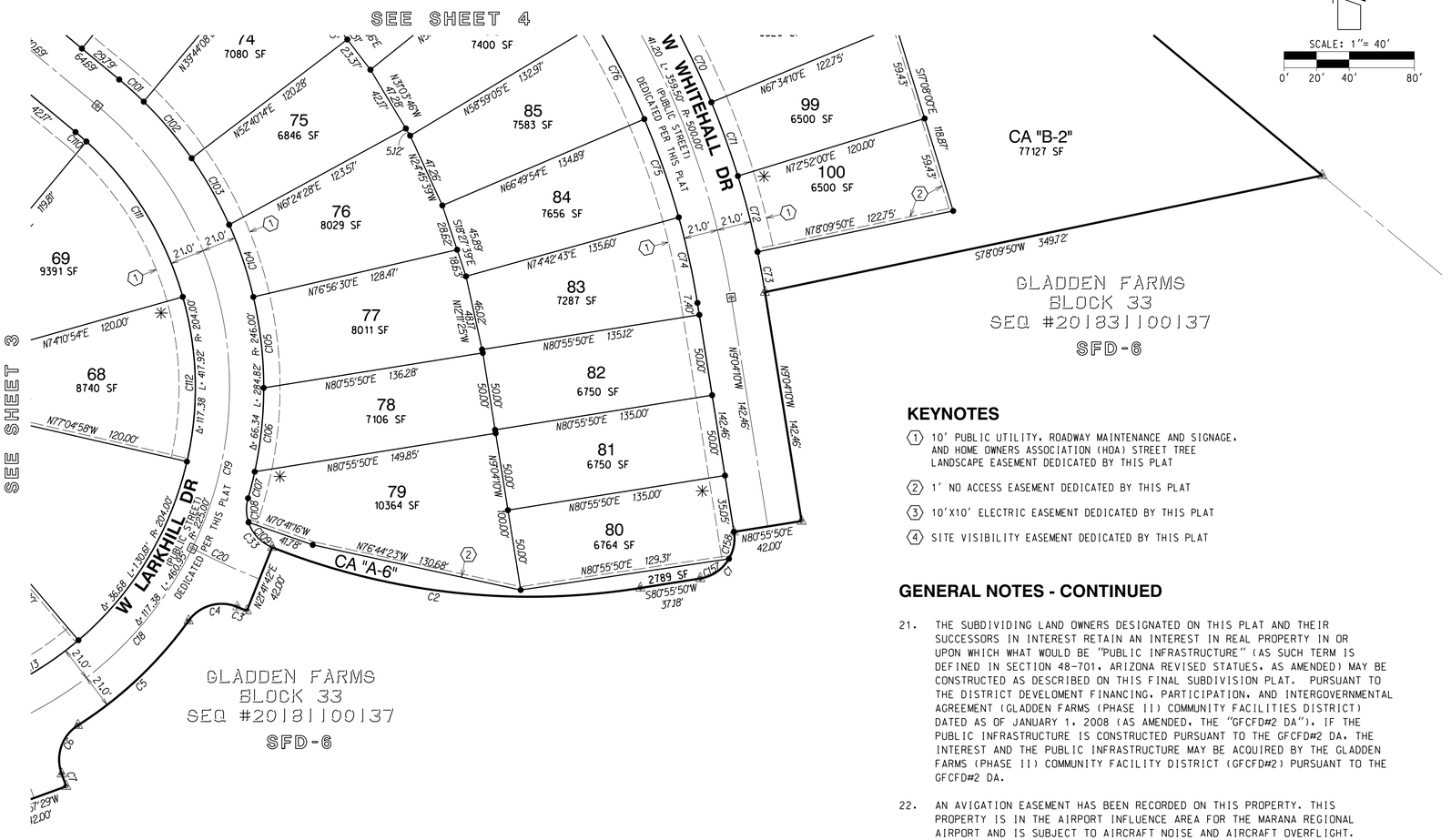
CURVE#	LENGTH	RADIUS	DELTA
C124	56.51'	872.61'	3°42'38"
C125	56.51'	872.61'	3°42'38"
C126	50.03'	872.61'	3°17'05"
C127	6.48'	872.61'	0°25'33"
C128	45.41'	600.00'	4°20'11"
C129	48.94'	914.61'	3°03'56"
C130	48.94'	914.61'	3°03'56"
C131	48.94'	914.61'	3°03'56"
C132	48.94'	914.61'	3°03'56"
C133	48.94'	914.61'	3°03'56"
C134	48.94'	914.61'	3°03'56"
C135	48.94'	914.61'	3°03'56"
C136	48.94'	914.61'	3°03'56"
C137	48.94'	914.61'	3°03'56"
C138	170.88'	914.61'	10°42'18"
C139	29.28'	752.61'	2°13'45"
C140	48.74'	752.61'	3°42'38"
C141	48.74'	752.61'	3°42'38"
C142	48.74'	752.61'	3°42'38"
C143	48.74'	752.61'	3°42'38"
C144	48.74'	752.61'	3°42'38"
C145	48.74'	752.61'	3°42'38"
C146	48.74'	752.61'	3°42'38"
C147	48.74'	752.61'	3°42'38"
C148	48.74'	752.61'	3°42'38"
C149	50.04'	752.61'	3°48'33"
C150	48.74'	752.61'	3°42'38"
C151	130.72'	752.61'	9°57'06"
C152	16.27'	845.00'	1°06'12"
C153	50.07'	845.00'	3°23'41"
C154	50.30'	845.00'	3°24'39"
C155	50.72'	845.00'	3°26'21"
C156	51.34'	845.00'	3°28'52"
C157	22.07'	25.00'	46°52'19"
C158	17.20'	25.00'	43°07'41"
C159	22.74'	25.00'	52°07'15"
C160	16.53'	25.00'	37°52'45"
C161	91.87'	755.00'	6°58'19"
C162	51.75'	755.00'	3°55'39"

LINE TABLE

LINE#	LENGTH	DIRECTION
L1	22.00'	S41°26'16"E
L2	7.43'	S69°59'03"E
L3	34.57'	S69°59'03"E
L4	60.00'	N88°32'46"E
L5	25.87'	S35°43'08"E
L6	60.00'	S20°00'57"W

SIGHT VISIBILITY TABLE

LINE#	LENGTH	DIRECTION
SV1	66.85'	N14°02'53"E
SV2	88.11'	N22°08'18"E
SV3	124.27'	N22°08'18"E
SV4	94.46'	N85°29'10"E
SV5	183.27'	S52°58'20"E
SV6	119.00'	S54°04'06"E
SV7	111.23'	S70°41'43"W
SV8	28.78'	N34°13'01"W
SV9	139.70'	S64°19'29"E



KEYNOTES

1. 10' PUBLIC UTILITY, ROADWAY MAINTENANCE AND SIGNAGE, AND HOME OWNERS ASSOCIATION (HOA) STREET TREE LANDSCAPE EASEMENT DEDICATED BY THIS PLAT
2. 1' NO ACCESS EASEMENT DEDICATED BY THIS PLAT
3. 10'X10' ELECTRIC EASEMENT DEDICATED BY THIS PLAT
4. SITE VISIBILITY EASEMENT DEDICATED BY THIS PLAT

GENERAL NOTES - CONTINUED

21. THE SUBDIVIDING LAND OWNERS DESIGNATED ON THIS PLAT AND THEIR SUCCESSORS IN INTEREST RETAIN AN INTEREST IN REAL PROPERTY IN OR UPON WHICH WHAT WOULD BE "PUBLIC INFRASTRUCTURE" (AS SUCH TERM IS DEFINED IN SECTION 48-701, ARIZONA REVISED STATUES, AS AMENDED) MAY BE CONSTRUCTED AS DESCRIBED ON THIS FINAL SUBDIVISION PLAT. PURSUANT TO THE DISTRICT DEVELOMENT FINANCING, PARTICIPATION, AND INTERGOVERNMENTAL AGREEMENT (GLADDEN FARMS (PHASE II) COMMUNITY FACILITIES DISTRICT) DATED AS OF JANUARY 1, 2008 (AS AMENDED, THE "GFCFD#2 DA"), IF THE PUBLIC INFRASTRUCTURE IS CONSTRUCTED PURSUANT TO THE GFCFD#2 DA, THE INTEREST AND THE PUBLIC INFRASTRUCTURE MAY BE ACQUIRED BY THE GLADDEN FARMS (PHASE II) COMMUNITY FACILITY DISTRICT (GFCFD#2) PURSUANT TO THE GFCFD#2 DA.

22. AN AVIGATION EASEMENT HAS BEEN RECORDED ON THIS PROPERTY. THIS PROPERTY IS IN THE AIRPORT INFLUENCE AREA FOR THE MARANA REGIONAL AIRPORT AND IS SUBJECT TO AIRCRAFT NOISE AND AIRCRAFT OVERFLIGHT. AVIGATION EASEMENT AND RELEASE RECORDED IN DOCKET 13063, PAGE 4202.

23. INTERIOR PROPERTY CORNERS SHALL BE MONUMENTED AS SOON AS COMPLETION OF THE INFRASTRUCTURE AND IMPROVEMENTS MAKE IT PRACTICAL TO DO SO. IF SUCH MONUMENTS SHOULD DIFFER FROM THE TYPE DESCRIBED ON THE FINAL PLAT, A RECORD OF SURVEY SHALL BE FILED SHOWING THOSE DIFFERENCES. ALL MONUMENTS SET SHALL BE UNDER THE DIRECT SUPERVISION OF THE SURVEYOR OF RECORD. IF FOR ANY REASON THE SURVEYOR OF RECORD IS NOT AVAILABLE TO SUPERVISE THE SETTING OF THE INTERIOR CORNER MONUMENTS, SUBSEQUENT TO THE RECORDING OF THE FINAL PLAT, THE REPLACEMENT SURVEYOR SHALL SET MONUMENTS WITH HIS/HER IDENTIFYING NUMBER AND A RECORD OF SURVEY SHALL BE RECORDED IN ACCORDANCE WITH THE STATE STATUTES.

RICK ENGINEERING COMPANY
Tucson
3945 EAST FORT LOWELL ROAD - SUITE 111
TUCSON, AZ 85712
520-795-1000
J-5048A
rickengineering.com
San Diego - Riverside - Orange - Sacramento - San Luis Obispo - Phoenix - Denver

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REGISTERED LAND SURVEYOR
CERTIFICATE NO.
17479
DOUGLAS E. SCHNEIDER
4/20/21
Date Signed
ARIZONA U.S.A.

FINAL PLAT FOR

GLADDEN FARMS BLOCK 31

LOTS 1 - 115 & COMMON AREAS "A-1"-"A-9" & "B1"-"B-3"

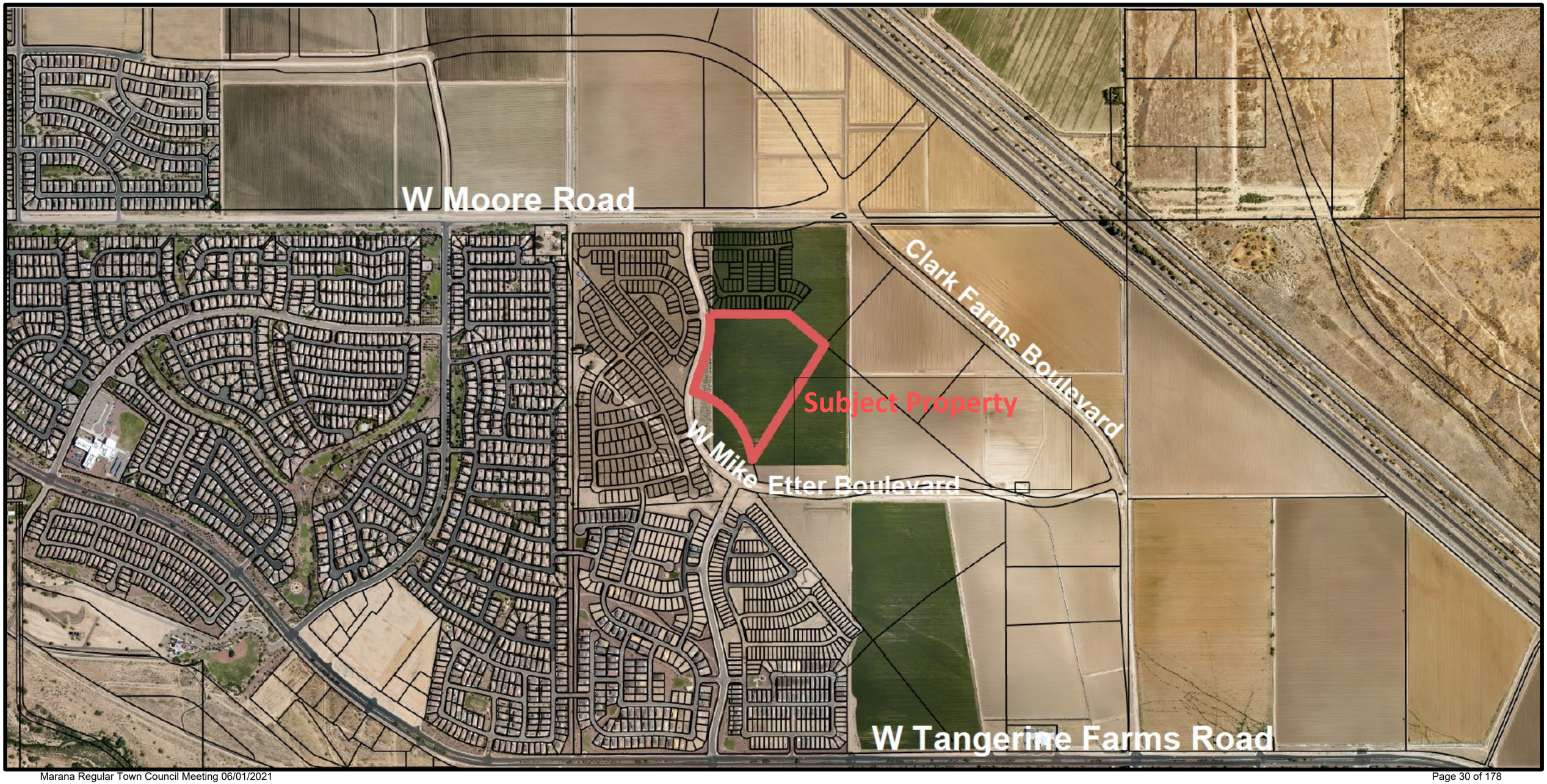
COMMON AREA "A-1" THRU "A-9" (LANDSCAPE, UTILITIES, DRAINAGE AND GRADING)
COMMON AREA "B-1" THRU "B-3" (RECREATION, LANDSCAPE, UTILITIES, DRAINAGE AND GRADING)

BEING A RESUBDIVISION OF A PORTIONS OF BLOCK 31 AND 33 OF GLADDEN FARMS 28, 31-34, 37, 38, 42 & 43
SEQ #20181100137, SECTION 35, TOWNSHIP 11 SOUTH, RANGE 11 EAST
GILA & SALT RIVER MERIDIAN, TOWN OF MARANA, PIMA COUNTY, ARIZONA.

RELATED CASES: PRV2009-003 PRV1710-002 PCZ1708-002 PRV2101-004

\\cp.rickeng.com\projects\T_TUC_G\GLADDEN_II\5048_Blocks_31_33\Civil_Block_31\TUC CorpStds 2005.dscript \\cp.rickeng.com\projects\T_TUC_G\GLADDEN_II\5048_Blocks_31_33\Civil_Block_31\5048Blk31fp05.dgn 20-APR-2021 14:51

Gladden Farms Block 31
Location Map



Development Services / maranaplanning@maranaAZ.gov
11555 West Civic Center Drive / Marana, AZ 85653
Ph (520) 382-2600 / Fax (520) 382-2641 / maranaAZ.gov

PROJECT APPLICATION

APPLICATION TYPE

❑ Annexation	❑ Development Plan	❑ Development Plan Package	❑ General Plan Amendment
❑ Rezone	❑ Minor Land Division	❑ Significant Land Use Change	❑ Conditional Use Permit
❑ Specific Plan	❑ Landscape Plan	❑ Native Plant Plan/Exception	❑ SWPP
❑ Variance	❑ Hydraulic Model	❑ Sewer Capacity Assurance	❑ Sign Program
☒ Plat	❑ Improvement Plan	❑ Report (Type): _____	❑ Other: _____

PROJECT INFORMATION

Project Name: Gladden Farms Block 31 Final Plat	
Description of Project: Detached Single Family Residential Subdivision	Number of Lots: 115
Parcel No.(s): 217543370	Gross Area (Acres): 28.78
Project Address: 10552 W. Mike Etter Blv	
Ref. Project No.: PRV2009-002	

CONTACT INFORMATION

Owner: Title Security Agency, LLC TR No. 202061-S	Contact Name:		
Address: 5326 N. La Cholla Blv	City: Tucson	State: AZ	Zip: 85741
Email:	Phone No.:		
Applicant: Rick Engineering Company, Inc.	Contact Name: Chuck Martin		
Address: 3945 E. Ft. Lowell Rd., #111	City: Tucson	State: AZ	Zip: 85732
Email: cmartin@rickengineering.com	Phone No.: (520) 795-1000		
Consultant/Engineer: Rick Engineering Company,Inc	Contact Name: Bruce Paton		
Address: 3945 E. Ft. Lowell Rd., #111	City: Tucson	State: AZ	Zip: 85732
Email: bpaton@rickengineering.com	Phone No.: (520) 795-1000		

OWNER/APPLICANT AUTHORIZATION

I hereby certify that the information set forth in this application are true and correct to the best of my knowledge and that I am either the owner of the property or that I have been authorized in writing by the owner to file this application. (If applicant is not the owner, attach written authorization from the owner.)

Chuck Martin		
Applicant Name (PRINT)	Signature	Date

FOR OFFICIAL USE ONLY

Project No._____ **Date Received**_____

Revision Date 03/29/2019

Council-Regular Meeting **C2**

Meeting Date: 06/01/2021

To: Mayor and Council

From: Cynthia Ross, Senior Planner

Date: June 1, 2021

Strategic Plan Focus Area:
Not Applicable

Subject: Resolution No. 2021-073: Relating to Development; approving a development plan for the Camino de Oeste Rental Homes located at the northeast corner of North Camino de Oeste and West Tangerine Road (Cynthia Ross)

Discussion:

Request
Baker and Associates, on behalf of Cottonwood Properties for Rita Land Corp. & Redhawk Marana LLC, is requesting approval of a development plan for the Camino de Oeste Rental Homes.

Summary
Cottonwood Properties is proposing development of a 218 unit rental home community on approximately 28.2 acres within the Dove Mountain Specific Plan area. The applicant plans on developing a mix of one, two and three bedroom individual, casita- type apartment units. A community building and leasing office will be constructed with amenities including a pool, gym, outdoor recreation area, and adjacent event lawn with picnic tables and ramada near the primary entrance, and a dog park at the eastern edge of the community. The subject property was rezoned from R-144 to "F" Dove Mountain Specific Plan on October 17, 2017 by Ordinance 2017.020.

Location
The property is located at the northeast corner of Camino de Oeste and Tangerine Road in the far, southeastern section of the Dove Mountain Specific Plan area.

Zoning
The property is zoned F – Dove Mountain Specific Plan. The Dove Mountain Specific

Plan land use designation is Mixed-Use-Commercial (MUC) which allows for medium density residential. The proposed density of 12-15 RAC is in compliance with the land use designation. The maximum building height allowed is 45 feet and the proposed building height is 16 feet (one story).

Adjacent Uses and Zoning
Properties adjacent to the site consist of the following: to the west across Camino de Oeste is the Encantada Apartments at Dove Mountain that has a Mixed-Use Commercial land use designation; south easterly is vacant land also located within the Dove Mountain Specific Plan with a Mixed-Use Commercial land use designation; north easterly is a custom home on land zoned R-144; and to the south across Tangerine Road is the Tangerine Sky Community Park, located within the Sky Ranch Specific Plan.

Transportation
The access to this development will come from Camino de Oeste via two driveways. The main entrance is located south of the existing driveway entrance to Encantada at Dove Mountain. The second driveway is north of the Encantada at Dove Mountain driveway.

Staff Recommendation:
Staff finds the development plan is in compliance with the Dove Mountain Specific Plan, the Marana Land Development Code, and the Marana General Plan. Staff recommends approval of this development plan.

Suggested Motion:
I move to approve Resolution No. 2021-073 approving a development plan for the Camino de Oeste Rental Homes.

Attachments

Resolution 2021-073
Location Map
Camino de Oeste Rental Homes DP
Project Application

MARANA RESOLUTION NO. 2021-073

RELATING TO DEVELOPMENT; APPROVING A DEVELOPMENT PLAN FOR THE CAMINO DE OESTE RENTAL HOMES LOCATED AT THE NORTHEAST CORNER OF NORTH CAMINO DE OESTE AND WEST TANGERINE ROAD

WHEREAS, on July 16, 2002, the Town Council adopted Ordinance No. 2002.13, approving the amended Dove Mountain Specific Plan; and

WHEREAS, on October 17, 2017, the Town Council adopted Ordinance No. 2017.020, amending the Dove Mountain Specific Plan to rezone approximately 28.22 acres of land at the northeast corner of Tangerine Road and Camino de Oeste, from 'R-144' residential to 'F' Dove Mountain Specific Plan, and approving a minor amendment to the General Plan; and

WHEREAS Rita Land Corporation and Redhawk Marana, LLC have applied for approval of a development plan for the Camino de Oeste Rental Homes, a 218 unit rental home development on 28.22 acres, located at the northeast corner of West Tangerine Road and North Camino de Oeste, within a portion of Section 31, Township 11 South, Range 13 East; and

WHEREAS the Mayor and Town Council, at the regularly scheduled meeting on June 1, 2021 determined that the development plan for the Camino de Oeste Rental Homes should be approved.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Town of Marana, Arizona, that the development plan for the Camino de Oeste Rental Homes is hereby approved.

PASSED AND ADOPTED by the Mayor and Council of the Town of Marana, Arizona, this 1st day of June, 2021.

Mayor Ed Honea

ATTEST:

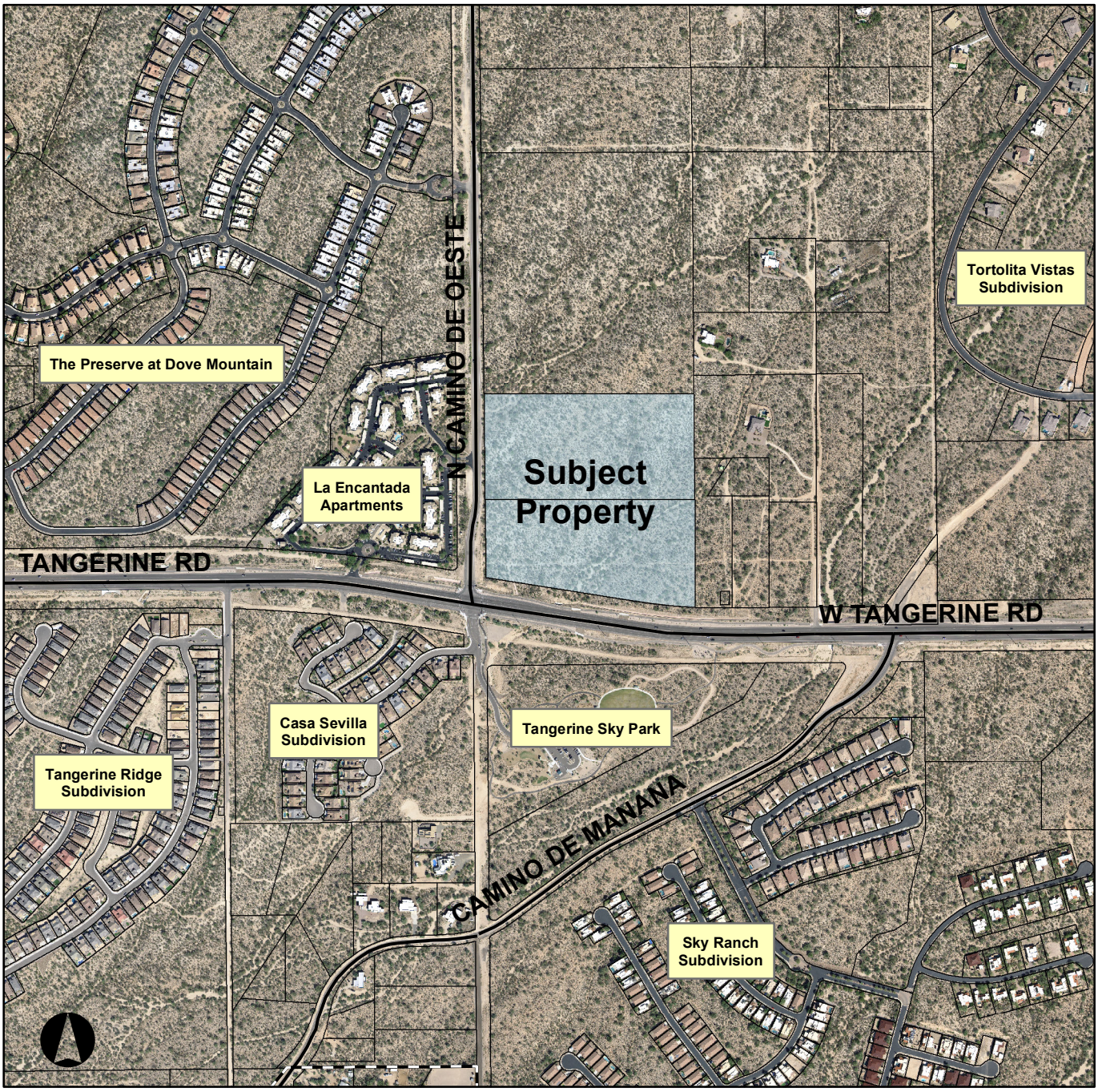
Cherry L. Lawson, Town Clerk

APPROVED AS TO FORM:

Jane Fairall, Town Attorney

Camino de Oeste Rental Homes

DPR2008-002 - Development Plan



Data Disclaimer: The Town of Marana provides this map information
"As Is" at the request of the user with the understanding that it is not guaranteed to be accurate, correct or complete and conclusions drawn from such information are the responsibility of the user. In noevent shall The Town of Marana become liable to users of these data, or any other party, for any loss or direct, indirect, special, incidental, or consequential damages, including but not limited to time, money, or goodwill, arising from the use or modification of the data.

GENERAL NOTES

1. GROSS AREA OF DEVELOPMENT IS 28.2 AC (1,227,007 S.F.).
2. THE EXISTING ZONE IS "F" AND THE LAND USE DESIGNATION PER THE DOVE MOUNTAIN SPECIFIC PLAN IS MUC – MIXED USE COMMERCIAL.
3. THIS DEVELOPMENT SHALL COMPLY WITH THE CONDITIONS SET FORTH IN THE DOVE MOUNTAIN SPECIFIC PLAN APPROVED MARCH 29, 2000 PER ORDINANCE NO. 2000.04, AND AS AMENDED ON OCTOBER, 2017 PER ORDINANCE 2017.020.
4. THIS PLAN IS IN CONFORMANCE WITH THE APPROVED DOVE MOUNTAIN CONSERVATION PLAN.
5. PROPOSED USE: MULTI-FAMILY DWELLING UNITS/MEDIUM DENSITY RESIDENTIAL (12-15 RAC); A PERMITTED USE IN THE DOVE MOUNTAIN MIXED-USE COMMERCIAL (MUC) LAND USE DESIGNATION.
6. TOTAL NUMBER OF PROPOSED UNITS = 218.
7. ALLOWABLE BUILDING HEIGHT IS 45 FEET (MAXIMUM 4 STORIES).
   PROPOSED BUILDING HEIGHT IS 16 FEET (1 STORY).
8. BUILDING SETBACKS PER THE DOVE MOUNTAIN SPECIFIC PLAN ARE:
   FRONT – 20 FEET
   SIDE – 5 FEET OR ZERO FOR COMMON WALL OR ZERO LOT LINE DEVELOPMENTS
   REAR – 5 FEET
   CORNER – 10 FEET
9. BUILDING CALCULATIONS:
   BUILDING AREA – 260,000± S.F.
   PROJECT AREA – 1,227,007 S.F.
   PERCENT LOT COVERAGE 21%±
10. FOR PARKING PROVISIONS, SEE "VEHICLE PARKING DATA", THIS SHEET. THIS DEVELOPMENT COMPLIES WITH MARANA TOWN CODE FOR ACCESSIBLE PARKING SIGNAGE REQUIREMENTS.
11. ALL WALLS SHALL BE CONSTRUCTED OF OR PAINTED WITH GRAFFITI-RESISTANT MATERIALS.
12. ALL DRIVES MUST ACCOMMODATE EMERGENCY AND SERVICE VEHICLES.
13. ALL SITE AND BUILDING SIGNAGE WILL BE SUBJECT TO THE REVIEW AND APPROVAL OF THE TOWN OF MARANA PLANNING DIVISION.
14. ALL EXTERIOR LIGHTING SHALL BE PER THE CURRENTLY ADOPTED TOWN OF MARANA OUTDOOR LIGHTING CODE.
15. TRASH ENCLOSURES MUST BE OF MASONRY CONSTRUCTION MATCHING THE BUILDING, AND HAVE NON-TRANSPARENT GATES.
16. THIS PROJECT LIES WITHIN THE PLANNED WATER SERVICE AREA OF THE CITY OF TUCSON WATER DEPARTMENT WHICH IS DESIGNATED BY THE DEPARTMENT OF WATER RESOURCES AS HAVING AN ASSURED WATER SUPPLY.
17. THIS PROJECT LIES WITHIN THE PLANNED WASTEWATER SERVICE AREA OF THE PIMA COUNTY REGIONAL WASTEWATER RECLAMATION DEPARTMENT.
18. DEVELOPER WILL COVENANT TO HOLD TOWN OF MARANA, ITS SUCCESSORS AND ASSIGNS, HARMLESS IN THE EVENT OF FLOODING.
19. DRAINAGE WILL NOT BE ALTERED, DISTURBED, OR OBSTRUCTED WITHOUT THE APPROVAL OF THE TOWN OF MARANA COUNCIL.
20. THE AREA BETWEEN THE 100-YEAR FLOOD LIMITS REPRESENTS AN AREA THAT MAY BE SUBJECT TO FLOODING FROM A 100-YEAR FREQUENCY FLOOD AND ALL LAND IN THIS AREA WILL BE RESTRICTED TO USES THAT ARE COMPATIBLE WITH FLOODPLAIN MANAGEMENT AS APPROVED BY THE FLOOD PLAIN ADMINISTRATOR.
21. ALL NEW UTILITIES AND ALL EXISTING UTILITIES (EXCEPT ELECTRICAL TRANSMISSION LINES CARRYING 46 Kv OR MORE) WITHIN OR CONTIGUOUS TO THIS SITE SHALL BE PLACED UNDERGROUND.
22. THE INSTALLATION OF PRIVATE DEVELOPMENT ITEMS SUCH AS LANDSCAPE, IRRIGATION AND OTHER PRIVATE FEATURES IS NOT PROPOSED WITHIN THE PUBLIC RIGHT-OF-WAY.
23. – APPROXIMATE AREA OF NATURAL AREAS: 14,450 S.F., 0.3 ACRES.
    NOTE: NATURAL AREA IN S.E. CORNER (FUTURE DEVELOPMENT) TO BE DETERMINED LATER.
    – APPROXIMATE AREA OF PAAL AND PARKING: 186,461 S.F., 4.2 ACRES.
24. – REQUIRED LANDSCAPE AREA: 27,430 S.F.
    – PROVIDED LANDSCAPE AREA: 57,907 S.F.
    – RECREATION AREA PROVIDED: 126,574 S.F.
25. ALL SIGNAGE TO BE APPROVED UNDER A SEPARATE PERMIT.
26. OBJECTS AND MATERIALS WITHIN SIGHT VISIBILITY TRIANGLES SHALL BE PLACED SO AS NOT TO INTERFERE WITH A VISIBILITY PLANE DESCRIBED BY TWO HORIZONTAL LINES LOCATED 30" AND 72" ABOVE FINISHED GRADE OF THE ROADWAY SURFACE, AND SHALL CONFORM TO THE TOWN OF MARANA SUBDIVISION STREET STANDARDS.
27. INSTALLATION OF ITEMS SUCH AS LANDSCAPING, IRRIGATION, SIGNAGE, MONUMENTS, WALLS AND DRAINAGE IMPROVEMENTS IN THE PUBLIC RIGHTS-OF-WAY SHALL REQUIRE A PERPETUAL LICENSE AGREEMENT FOR INSTALLATION MAINTENANCE AND INDEMNIFICATION. THIS DOCUMENT SHALL BE EXECUTED PRIOR TO ANY PLAN APPROVAL ALLOWING INSTALLATION WITHIN THE PUBLIC RIGHTS-OF-WAY.
28. DISTURBANCE LIMITS WILL BE CLEARLY MARKED IN THE FIELD.
29. A QUALIFIED BIOLOGIST WILL COMPLETE A SURVEY FOR THE SONORAN DESERT TORTOISE NO MORE THAN 30 DAYS PRIOR TO GROUND DISTURBANCE.
30. THIS PROJECT WILL FOLLOW THE STORMWATER POLLUTION PREVENTION PLAN DEVELOPED FOR IT ACCORDING TO THE GUIDELINES OF THE ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY'S CONSTRUCTION GENERAL PERMIT.
31. IF ANY HUMAN REMAINS OR FUNERARY ITEMS ARE DISCOVERED DURING CONSTRUCTION, OR AT ANY TIME, ALL WORK MUST STOP IN THE AREA OF THE REMAINS AND ARIZONA STATE MUSEUM SHALL BE NOTIFIED AT (520) 621-4795 IMMEDIATELY PURSUANT TO A.R.S. SEC. 41-865 AND A.R.S. SEC. 41-844.
32. A 5' WIDE SIDEWALK SHALL BE CONSTRUCTED ON THE WESTERN BOUNDARY OF THE PROJECT ON CAMINO DE OESTE PER ORDINANCE NO. 2017.020, SECTION 3, CONDITION 17.

NORTHWEST FIRE NOTES

FIRE HYDRANTS PROVIDING A MINIMUM FLOW AND DURATION REQUIRED ACCORDING TO APPENDIX C OF THE 2006 INTERNATIONAL FIRE CODE SHALL BE APPROVED, INSTALLED, TESTED AND SERVICEABLE PRIOR TO THE INTRODUCTION OF COMBUSTIBLE MATERIALS TO THE SITE OF ANY COMMERCIAL OR HIGH-DENSITY RESIDENTIAL STRUCTURE.

PRIVATE SEWER NOTES

1. ON-SITE SANITARY SEWERS WILL BE PRIVATE, AND WILL BE CONSTRUCTED, OPERATED, AND MAINTAINED ON A PRIVATE BASIS, AND IN ACCORDANCE WITH AN APPROVED OPERATION AND MAINTENANCE PLAN, IF REQUIRED. THE LOCATION AND METHOD OF CONNECTION TO AN EXISTING PUBLIC SANITARY SEWER IS SUBJECT TO REVIEW AND APPROVAL BY THE PIMA COUNTY REGIONAL WASTEWATER RECLAMATION DEPARTMENT.
2. ANY WASTEWATER DISCHARGED INTO THE PUBLIC SANITARY SEWERAGE SYSTEM SHALL MEET THE REQUIREMENTS OF PIMA COUNTY ORDINANCE NO. 1981-154, AS AMENDED BY PIMA COUNTY ORDINANCE NO. 1983-5.
3. A PROJECT CONSTRUCTION PERMIT MUST BE SECURED FROM PIMA COUNTY REGIONAL WASTEWATER RECLAMATION DEPARTMENT BEFORE BEGINNING ANY WORK ON THIS PROJECT.
4. BACKWATER VALVES ARE NOT REQUIRED FOR THE BUILDINGS.

BASIS OF BEARING/BASIS OF ELEVATION

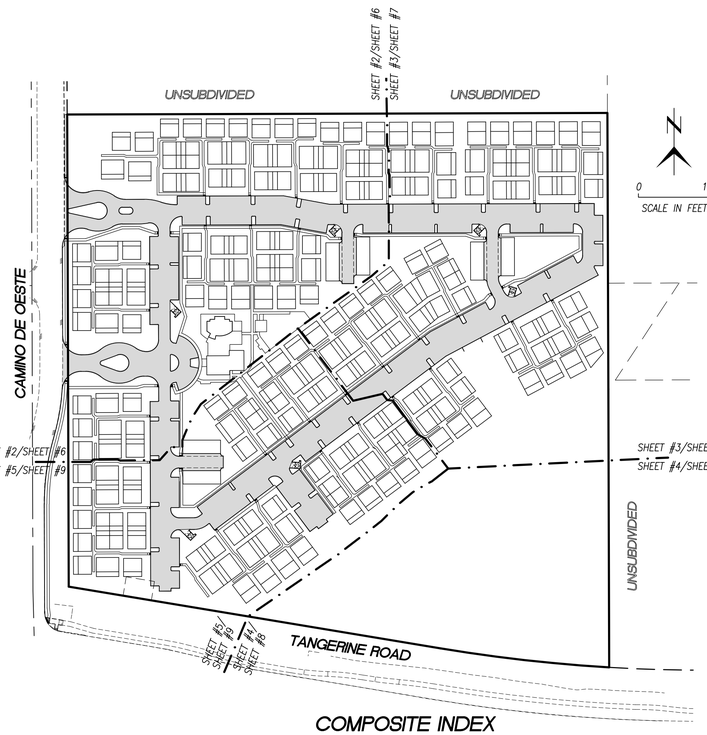
BASIS OF BEARING: SOUTH 00°11'53" EAST, ASSUMED FROM FIELD OBSERVATIONS BETWEEN MONUMENTS FOUND ON THE EAST LINE OF SECTION 36, AS SHOWN. SEE DETAIL, SHEET #2.

BASIS OF ELEVATIONS: 2681.62' NAVD88, PIMA COUNTY OPUS POINT X25, AS SHOWN.

VEHICLE PARKING DATA

UNIT TYPE	SPACES REQUIRED PER UNIT	# OF UNITS	REQUIRED PARKING SUB-TOTAL
1 BEDROOM	1.5 SPACES PER UNIT	34	51 SPACES
2 BEDROOM	2 SPACES PER UNIT	141	286 SPACES
3 BEDROOM	2.25 SPACE PER UNIT	43	101 SPACES

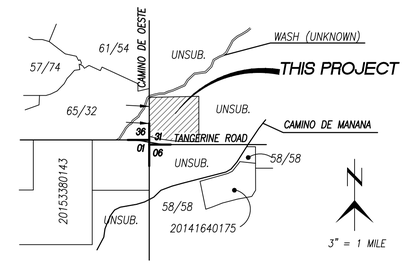
TOTAL RESIDENT SPACES REQUIRED	438 SPACES
TOTAL GUEST SPACES REQUIRED (5% OF REQUIRED)	22 SPACES
TOTAL SPACES REQUIRED	460 SPACES
TOTAL PROVIDED (INCLUDING GARAGE PARKING)	504 SPACES
SURPLUS PARKING	44 SPACES



COMPOSITE INDEX

SHEET INDEX

SHEET #1	NOTES/DETAILS
SHEETS #2-#5	SITE PLAN SHEETS
SHEETS #6-#9	IMPROVEMENT PLAN SHEETS



LOCATION PLAN

A PORTION OF SECTION 31, T11S, R13E, G&SRB&M, TOWN OF MARANA, ARIZONA

LEGEND:

- BOUNDARY FOR PROPOSED PROJECT
- EXISTING ROAD CENTERLINE
- BRASS CAP SURVEY MONUMENT AS DESCRIBED
- FOUND MONUMENT AS DESCRIBED
- SET 1/2" REBAR TAGGED RLS 52699.
- ACR ALUMINUM CAPPED REBAR
- EASEMENT LINE
- PROPOSED PRIVATE SEWER/MANHOLE
- S EXISTING PUBLIC SEWER/MANHOLE (APPROXIMATE LOCATION)
- W PROPOSED WATER
- W EXISTING WATER (APPROXIMATE LOCATION)
- OHE EXISTING OVERHEAD ELECTRIC (APPROXIMATE LOCATION)
- G EXISTING GAS (APPROXIMATE LOCATION)
- SIGHT VISIBILITY TRIANGLE ("SVT") AREA – CAMINO DE OESTE 380' x 15' (NEAR); 300' x 15' (FAR)
- HANDICAP RAMP
- 2650 EXISTING CONTOURS
- FLOODPRONE LIMIT
- EROSION HAZARD SETBACK
- Q100=### cfs DRAINAGE CONCENTRATION POINT
- WSEL # 100 YEAR WATER SURFACE ELEVATION
- FFE 47.6 FINISHED FLOOR ELEVATION
- $X^{50.9}$ SPOT GRADES
- NEW PAVEMENT
- EXISTING PAVEMENT
- T TRASH LOCATION – SEE DETAIL 5, SHEET 7
- DEVELOPMENT ACCESS POINT (SEE LOCATION MAP)
- B.Y. BUFFERYARD
- COVERED PARKING
- GRAPHIC LOCATION OF SITE WALLS (SEE LANDSCAPE PLAN FOR DETAILED LOCATION, TYPE, HEIGHT, ETC.)

ACCEPTANCE

OWNER/DEVELOPER

COTTONWOOD PROPERTIES (FOR RITA LAND CORP & REDHAWK MARANA LLC)
3567 E. SUNRISE DRIVE, STE. 219
TUCSON, ARIZONA 85718
PHONE: 520-299-8424
CONTACT: BILL HALLINAN

#DPR2008-002 REFERENCE: #PCZ1708-001; LPR2103-002 **PARCEL ADDRESS: 12110 N CAMINO DE OESTE**

36655 MARTIN V. MAGELLI REGISTERED PROFESSIONAL ENGINEER ARIZONA U.S.A.

DEVELOPMENT PLAN for
CAMINO DE OESTE RENTAL HOMES
A DEVELOPMENT OF LOT 4 PER RECORD OF SURVEY, BOOK 1, PAGE 81, LOCATED IN A PORTION OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 11 SOUTH, RANGE 13 EAST, G&SRM, PIMA COUNTY, ARIZONA

Baker & Associates Engineering, Inc.
3561 E. Sunrise Drive, Suite #225 Tucson, Arizona 85718 (520) 318-1950 Fax (520) 318-1930

SCALE:	DRAWN BY: JVA	DATE: 8/25/2020	DRAWING #	SHEET
HORIZ: 1"=150'	DESIGNED BY: MVM	REV. DATE: 3/25/2021	2533-MAR-DP1.DWG	1 of 9
C.I. = N/A	CHECKED BY: MVM	REV. DATE: 5/4/2021	PLAN #2533	

PRESERVE IV AT DOVE MOUNTAIN
M&P 61/54
BLOCK "A" AND BLOCK "B"
ZONED: "I" (DOVE MOUNTAIN SPECIFIC PLAN)

SECTIONLINE/BASIS OF BEARING - SEE DETAIL - SHEET #2

1/2" REBAR NOT TAGGED, NOT ACCEPTED. BEARS N89°50'04"E 3.62'

UNSUBDIVIDED
APN: 219-35-0030
ZONED: R-144

N89°50'04"E 1132.51'

MATCHLINE - SEE SHEET #3

5' SIDE BLDG. SETBACK

10' BUFFERYARD

NATURAL AREA (14450± S.F.)

20' FRONT BLDG. SETBACK

10' BUFFERYARD

ENTRY MONUMENT

20' (MIN.)

24' P.A.A.L.

DRIVEWAY ENTRANCE TO ENCANTADA DOVE MOUNTAIN APTS.

CAMINO DE OESTE

EX. 75' PUBLIC R/W PER ROAD MAP 1/81

5/8" REBAR RLS 26928, NOT ACCEPTED. BEARS N89°49'47"E 5.15'

MATCHLINE - SEE SHEET #5

MATCHLINE - SEE SHEET #5

MATCHLINE - SEE SHEET #5

BLDG #1 OFFICE

POOL

AMENITY AREA

AMENITY AREA

GARAGE

GARAGE

VAN

UNIT KEYNOTES

1 1-BEDROOM UNITS
2 2-BEDROOM UNITS
3 3-BEDROOM UNITS

SEE ALSO DETAILS, SHEET #5

SIDEWALK KEYNOTES

(A) NEW 5' SIDEWALK
(B) NEW 4' SIDEWALK
(C) NEW 7' SIDEWALK
(D) OFFSITE 5' SIDEWALK

SCALE IN FEET

S44°56'21"W 106.10'

3/4" OPEN PIPE, E 1/4 CORNER SECTION 36

1/2" REBAR "PCDOT" OPUS POINT X25 PROJECT BENCHMARK

CAMINO DE OESTE

327.30'

CALC. W 1/4 CORNER SEC. (ROS #20111440065)

BASIS OF BEARING S00°11'53"E 2643.50'

1/2" REBAR NOT TAGGED, NOT ACCEPTED. BEARS N89°50'04"E 3.62'

CAMINO DE OESTE

SECTION LINE

5/8" REBAR RLS 26928, NOT ACCEPTED. BEARS N89°49'47"E 5.15'

BCSM RLS 26928 SE CORNER SEC. 36

75.40' S83°50'13"W

2" ACR RLS 58199

SECTION LINE N01°25'32"W 321.25'

BCSM RLS 28735 SW CORNER SEC. 31

BASIS OF BEARING DETAIL

SITE PLAN SHEET

#DPR-2008-002

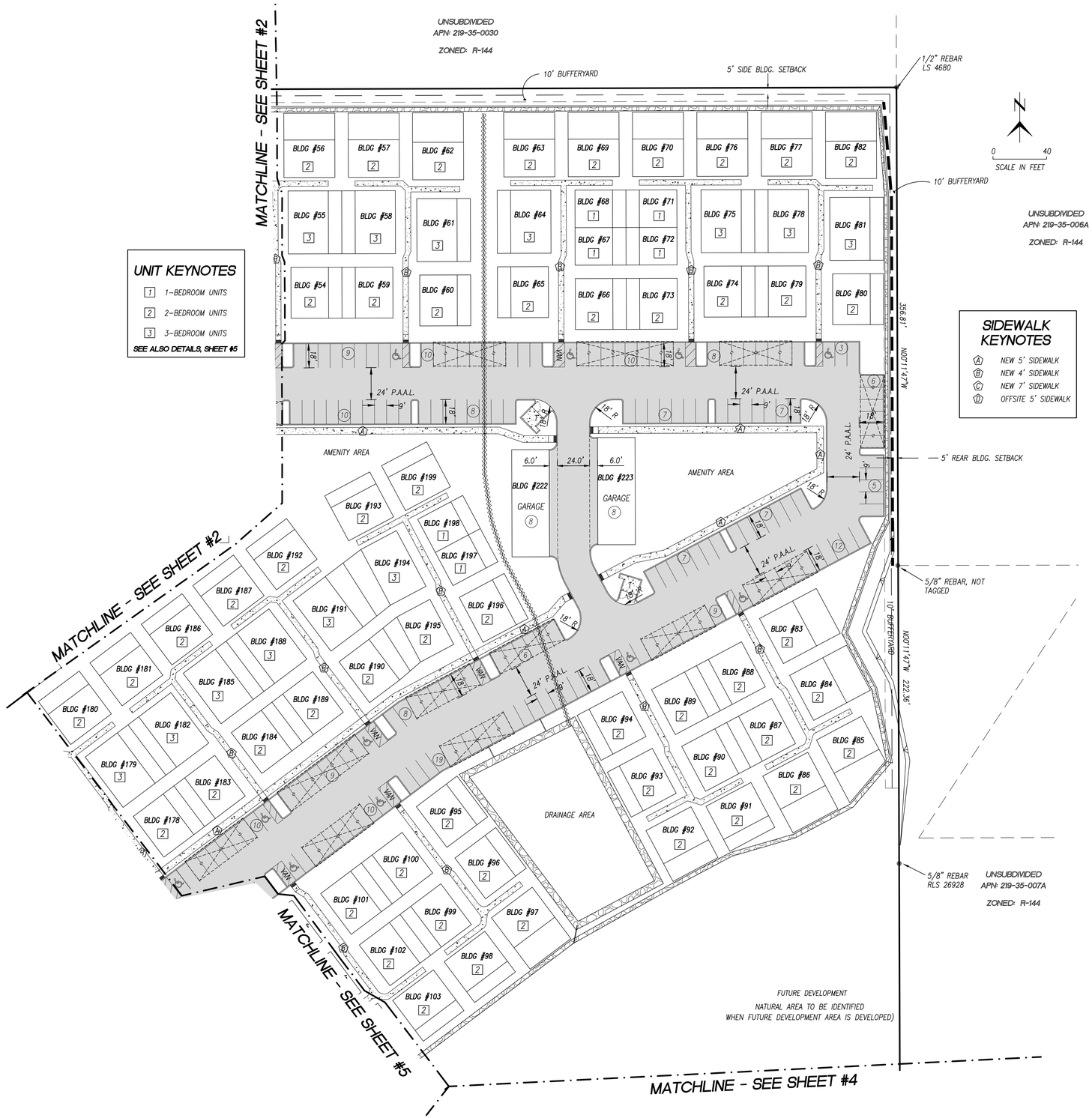
REFERENCE: #PCZ1708-001; LPR2103-002 **PARCEL ADDRESS: 12110 N CAMINO DE OESTE**

DEVELOPMENT PLAN for
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TOWNSHIP 11 SOUTH, RANGE 13 EAST, G&SRM, PIMA COUNTY, ARIZONA

36655 MARTIN V. MAGELLI REGISTERED LANDSCAPE ARCHITECT ARIZONA U.S.A.

Baker & Associates Engineering, Inc.
3561 E. Sunrise Drive, Suite #225 Tucson, Arizona 85718 (520) 318-1950 Fax (520) 318-1930

SCALE:	DRAWN BY: JVA	DATE: 8/25/2020	DRAWING #	SHEET
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C.I. = N/A	CHECKED BY: MVM	REV. DATE: 5/4/2021	PLAN #2533	



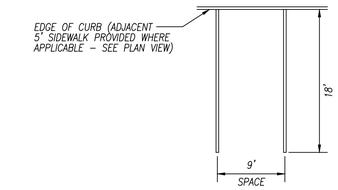
UNIT KEYNOTES

- [1] 1-BEDROOM UNITS
- [2] 2-BEDROOM UNITS
- [3] 3-BEDROOM UNITS

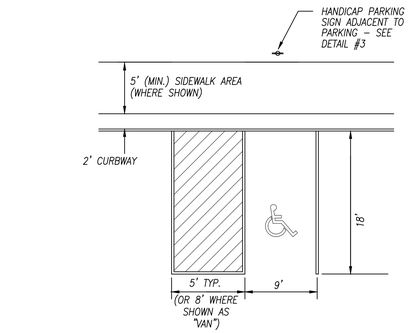
SEE ALSO DETAILS, SHEET #5

SIDEWALK KEYNOTES

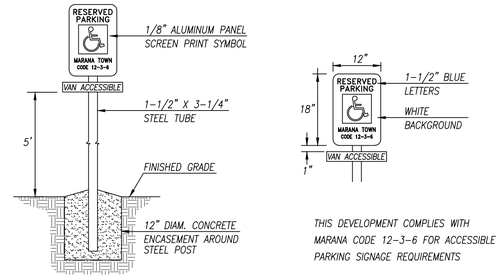
- (A) NEW 5' SIDEWALK
- (B) NEW 4' SIDEWALK
- (C) NEW 7' SIDEWALK
- (D) OFFSITE 5' SIDEWALK



1 TYPICAL STANDARD PARKING STALL DETAIL



2 TYPICAL HANDICAP PARKING STALL DETAIL



3 HANDICAP SIGN DETAIL

SITE PLAN SHEET

#DPR-2008-002 REFERENCE: #PCZ1708-001; LPR2103-002 **PARCEL ADDRESS: 12110 N CAMINO DE OESTE**

36655 MARTIN V. MAGELLI REGISTERED ARIZONA U.S.A.

DEVELOPMENT PLAN for
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C.I. = N/A	CHECKED BY: MVM	REV. DATE: 5/4/2021	PLAN #2533	

MATCHLINE - SEE SHEET #3

MATCHLINE - SEE SHEET #5

UNSUBDIVIDED
APN: 219-35-007A
ZONED: R-144

FUTURE DEVELOPMENT
NATURAL AREA TO BE IDENTIFIED
WHEN FUTURE DEVELOPMENT AREA IS DEVELOPED)

N00°11'19"W 583.17'

N

0 40
SCALE IN FEET

EX. 15' COMMUNICATION
ESMT. PER DKT. 5492/538

FUTURE DEVELOPMENT
NATURAL AREA TO BE IDENTIFIED
WHEN FUTURE DEVELOPMENT AREA IS DEVELOPED)

S80°34'21"E 789.15'

2" ACR
RLS 58199

2" ACR
RLS 58199

D=06°06'16"
R=3350.00'
L=356.92'

EX. VARYING WIDTH (150' MIN.) PUBLIC R/W
PER ROAD MAP 7/83 AND SEQ. #20160820556

MATCHLINE - SEE SHEET #5

TANGERINE ROAD
EX. PUBLIC R/W PER SEQ. #20160820556

SITE PLAN SHEET

#DPR-2008-002 REFERENCE: #PCZ1708-001; LPR2103-002 **PARCEL ADDRESS: 12110 N CAMINO DE OESTE**

36655
MARTIN V.
MAGELLI
DATE SIGNED 5/4/2021
ARIZONA U.S.A.

DEVELOPMENT PLAN for
CAMINO DE OESTE RENTAL HOMES
A DEVELOPMENT OF LOT 4 PER RECORD OF SURVEY, BOOK 1, PAGE 81,
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C.I. = N/A	CHECKED BY: MVM	REV. DATE: 5/4/2021	PLAN #2533	

PRESERVE IV AT DOVE MOUNTAIN
M&P 61/54
BLOCK "A" AND BLOCK "B"
ZONED: "F" (DOVE MOUNTAIN SPECIFIC PLAN)

MATCHLINE - SEE SHEET #2

MATCHLINE - SEE SHEET #3

MATCHLINE - SEE SHEET #4

MATCHLINE - SEE SHEET #4

UNIT KEYNOTES

1 1-BEDROOM UNITS
2 2-BEDROOM UNITS
3 3-BEDROOM UNITS
SEE ALSO DETAILS, SHEET #5

SIDEWALK KEYNOTES

A NEW 5' SIDEWALK
B NEW 4' SIDEWALK
C NEW 7' SIDEWALK
D OFFSITE 5' SIDEWALK

N

0 40
SCALE IN FEET

CAMINO DE OESTE
EX. PUBLIC R/W
PER ROAD MAP 1/81

W. LOOP 410 N.
DRIVE/ROAD

EX. 15' COMMUNICATION ESMT. PER DKT. 5492/538 (TO BE ABANDONED)

BCSM RLS 26928
SE CORNER SEC. 36

SECTIONLINE/BASIS OF BEARING - SEE DETAIL - SHEET #2

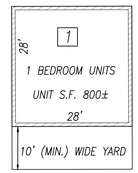
AMENITY AREA

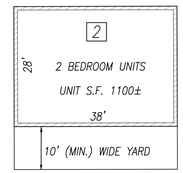
BLDG #225 GARAGE
BLDG #224 GARAGE

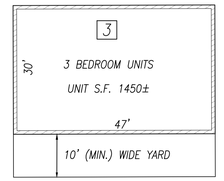
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BLDG #116 2
BLDG #121 2
BLDG #117 2
BLDG #126 2
BLDG #122 3
BLDG #127 2
BLDG #125 3
BLDG #123 2
BLDG #132 2
BLDG #128 3
BLDG #133 2
BLDG #124 2
BLDG #131 3
BLDG #129 2
BLDG #134 3
BLDG #130 2

24' P.A.A.L.
18' R
VAN
20' FRONT BLDG. SETBACK
EX. 40'x60' DRNG. ESMT. PER SEQ. 20160820557
2" ACR RLS 58199
ENTRY MONUMENT
5' SIDE BLDG. SETBACK
20' B.Y./UTILITY CORRIDOR
LANDSCAPE/SCREEN WALL REQUIRED FOR HEADLIGHT SHIELDING

TANGERINE ROAD
EX. PUBLIC R/W PER SEQ. #20160820556







BUILDING DETAILS

SITE PLAN SHEET

#DPR-2008-002 REFERENCE: #PCZ1708-001; LPR2103-002 **PARCEL ADDRESS: 12110 N CAMINO DE OESTE**

DEVELOPMENT PLAN for
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36655 MARTIN V. MAGELLI DATE SIGNED 5/4/2021 ARIZONA U.S.A.

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HORIZ: 1"=40'	DESIGNED BY: MVM	REV. DATE: 3/25/2021	2533-MAR-DP1.DWG	5 of 9
C.I. = N/A	CHECKED BY: MVM	REV. DATE: 5/4/2021	PLAN #2533	

PRESERVE IV AT DOVE MOUNTAIN
M&P 61/54
BLOCK 'A' AND BLOCK 'B'
ZONED: "F" (DOVE MOUNTAIN SPECIFIC PLAN)

UNSUBDIVIDED
APN: 219-35-0030
ZONED: R-144

MATCHLINE - SEE SHEET #7

MATCHLINE - SEE SHEET #9

MATCHLINE - SEE SHEET #9

CAMINO DE OESTE

EX 8" PVC WATER
EX 12" PVC WATER

WSEL=2648.2 (EX./DEV.)
WSEL=2648.1 (EX./DEV.)
WSEL=2650.3 (EX./DEV.)
WSEL=2651.2 (EX.)
WSEL=2651.3 (DEV.)
WSEL=2652.4 (DEV.)
WSEL=2652.3 (EX.)
WSEL=2655.7 (EX./DEV.)
WSEL=2655.3 (EX./DEV.)

Q100=557 CFS (EX/DEV)

EX./DEV. ESL
EX./DEV. 100 YR FPL
DEV. 100 YR FPL
DEV. E.S.L.
GROUTED RIPRAP BANK PROTECTION
N89°50'04"E 1132.51'

EX. 1'X3' CONC. TOEDOWN AT E.O.P.
NEW 1'X3' CONC. TOEDOWN
EX 1'-0" D.I.P. WATER (LOWERED) (IN SECTION)

VERTICAL CURB
CONCRETE HEADER

Q 00=10 cfs (CP-8) (DEV.)

NEW MH 9 (PRIVATE) RIM=52.3 E INV=42.3 S INV=42.1

257 LF 8" SEWER (PRIV) @ 1.5%
127 LF 8" SEWER (PRIV) @ 1.6%
24' P.A.A.L.-SEE DETAIL #4
324 LF 8" SEWER (PRIV) @ 0.5%
333 LF 8" SEWER (PRIV) @ 1.1%

NEW MH 10 (PRIVATE) RIM=56.2 W INV=46.1 E INV=46.2
NEW MH 11 (PRIVATE) RIM=58.3 W INV=48.2 E INV=48.3
NEW MH 8 (PRIVATE) RIM=49.9 N INV=39.1 S INV=39.0

EX MH 3281-05 (G-2006-087) RIM 42.2± EX E/S INV 24.5± E BLOCKOUT

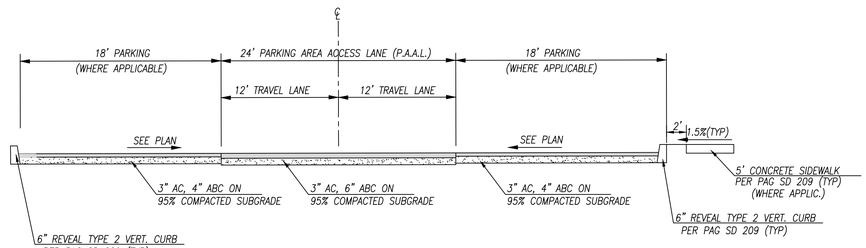
EX 8" PVC (G-2006-087) @ 0.5%

BLDG #1 FFE 52.0 OFFICE
POOL
AMENITY AREA
AMENITY AREA

BLDG #2 FFE 49.6
BLDG #3 FFE 48.4
BLDG #4 FFE 48.0
BLDG #5 FFE 48.0
BLDG #6 FFE 48.2
BLDG #7 FFE 48.6
BLDG #8 FFE 49.8
BLDG #9 FFE 50.8
BLDG #10 FFE 49.6
BLDG #11 FFE 49.2
BLDG #12 FFE 49.0
BLDG #13 FFE 49.0
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BLDG #16 FFE 52.8
BLDG #17 FFE 51.8
BLDG #18 FFE 52.0
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BLDG #21 FFE 53.3
BLDG #22 FFE 53.6
BLDG #23 FFE 54.0
BLDG #24 FFE 55.1
BLDG #25 FFE 54.7
BLDG #26 FFE 54.4
BLDG #27 FFE 54.0
BLDG #28 FFE 54.1
BLDG #29 FFE 54.6
BLDG #30 FFE 55.1
BLDG #31 FFE 56.4
BLDG #32 FFE 56.0
BLDG #33 FFE 55.5
BLDG #34 FFE 55.4
BLDG #35 FFE 55.9
BLDG #36 FFE 56.4
BLDG #37 FFE 58.2
BLDG #38 FFE 57.7
BLDG #39 FFE 57.2
BLDG #40 FFE 57.1
BLDG #41 FFE 57.6
BLDG #42 FFE 58.2
BLDG #43 FFE 59.8
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BLDG #45 FFE 59.1
BLDG #46 FFE 58.9
BLDG #47 FFE 59.3
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BLDG #205 FFE 55.9
BLDG #206 FFE 56.7
BLDG #207 FFE 54.4
BLDG #208 FFE 53.6
BLDG #209 FFE 53.0
BLDG #210 FFE 52.7
BLDG #211 FFE 52.7
BLDG #212 FFE 53.2
BLDG #213 FFE 54.3
BLDG #214 FFE 53.0
BLDG #215 FFE 52.4
BLDG #216 FFE 51.7
BLDG #217 FFE 51.7
BLDG #218 FFE 52.5
BLDG #219 FFE 53.1
BLDG #220 FFE 57.3
BLDG #221 FFE 57.5
BLDG #152 FFE 41.6
BLDG #153 FFE 41.9
BLDG #154 FFE 42.8
BLDG #155 FFE 45.0
BLDG #156 FFE 44.1
BLDG #157 FFE 43.6
BLDG #158 FFE 43.8
BLDG #159 FFE 44.0
BLDG #160 FFE 44.9

SIDEWALK KEYNOTES

- (A) NEW 5' SIDEWALK
- (B) NEW 4' SIDEWALK
- (C) NEW 7' SIDEWALK
- (D) OFFSITE 5' SIDEWALK



4 TYPICAL 24' P.A.A.L. X-SECTION

0 40
SCALE IN FEET

IMPROVEMENT PLAN SHEET

#DPR-2008-002 REFERENCE: #PCZ1708-001; LPR2103-002 **PARCEL ADDRESS: 12110 N CAMINO DE OESTE**

DEVELOPMENT PLAN for
CAMINO DE OESTE RENTAL HOMES
A DEVELOPMENT OF LOT 4 PER RECORD OF SURVEY, BOOK 1, PAGE 81,
LOCATED IN A PORTION OF THE SOUTHWEST QUARTER OF SECTION 31,
TOWNSHIP 11 SOUTH, RANGE 13 EAST, G&SRM, PIMA COUNTY, ARIZONA

36655 MARTIN V. MAGELLI — REGISTERED PROFESSIONAL ENGINEER — ARIZONA U.S.A.

Baker & Associates Engineering, Inc.
3561 E. Sunrise Drive, Suite #225 Tucson, Arizona 85718 (520) 318-1950 Fax (520) 318-1930

SCALE:	DRAWN BY: JVA	DATE: 8/25/2020	DRAWING #	SHEET
HORIZ: 1"=40'	DESIGNED BY: MVM	REV. DATE: 3/25/2021	2533-MAR-DP1.DWG	6 of 9
C.I. = 1'	CHECKED BY: MVM	REV. DATE: 5/4/2021	PLAN #2533	

MATCHLINE - SEE SHEET #6

MATCHLINE - SEE SHEET #9

MATCHLINE - SEE SHEET #8

UNSUBDIVIDED
APN: 219-35-0030
ZONED: R-144

UNSUBDIVIDED
APN: 219-35-006A
ZONED: R-144

UNSUBDIVIDED
APN: 219-35-007A
ZONED: R-144

SIDEWALK KEYNOTES

- (A) NEW 5' SIDEWALK
- (B) NEW 4' SIDEWALK
- (C) NEW 7' SIDEWALK
- (D) OFFSITE 5' SIDEWALK

GROUTED RIPRAP BANK PROTECTION

500 LF 8" SEWER (PRIV) @ 2.2%

24' P.A.A.L.-SEE DETAIL #4

470 LF 24" SRP

AMENITY AREA

NEW MH 12
(PRIVATE)
RIM=60.4
INV=59.4

NEW MH 7
(PRIVATE)
RIM=54.0
INV=45.0

245 LF 8" SEWER (PRIV) @ 1.0%

43' CURB OPENING

NEW MH 6
(PRIVATE)
RIM=53.1
SW INV=43.0
NE INV=43.1

100% RETENTION
(CP7B & OFFSITE)
49300 CF±
4.5' DEEP W/
1:1 SLOPES (W/ WALLS OR HANDRAILS AT TOP OF SLOPE)

TOP EL. 50.5
INV. 46.0

INV. 48.9

6" BLEED PIPE

EX./DEV. 100 YR FPL

EX./DEV. ESL

FUTURE DEVELOPMENT

CP-6
Q100=45 CFS
(EX./DEV.)

CP-5
Q100=37 CFS
(EX./DEV.)

CP-4
Q100=373 CFS
(EX./DEV.)
WSEL=2656.1
(EX./DEV.)
(FUTURE)

WSEL=2655.9
(EX./DEV.)
(FUTURE)

WSEL=2654.9
(EX./DEV.)
(FUTURE)

WSEL=2652.6
(EX./DEV.)
(FUTURE)

WSEL=2650.8 (EX.)
WSEL=2650.9
(DEV./FUTURE)

WSEL=2649.0 (EX./DEV.)
WSEL=2649.2 (FUTURE)

N00°11'47"W 356.81'

N00°11'47"W 222.46'

SCALE IN FEET
0 40

CONCRETE FILLED 4" SCHEDULE 40 STEEL PIPE BOLLARD 4' ABOVE SLAB, 4' O.C., 8" FROM FACE OF INTERIOR OF WALL – TYP.

6" CONC. SLAB (CLASS "S") W/ #4 REBAR @ 18" O.C. EA. WAY OVER 6" BASE COURSE ON COMPACTED SUBGRADE

17.3'
12'
8" (MIN.) TYP.
12.7'
DUMPSTER
3.5' (NOM.)
MAN GATE AREA
8" CMU SCREEN WALL X 6' HIGH MATCHING BUILDING CONSTRUCTION (DESIGN BY OTHERS)
8" CMU SCREEN WALL X 6' HIGH MATCHING BUILDING CONSTRUCTION (DESIGN BY OTHERS)
LOCKABLE NON-TRANSPARENT GATES (DESIGN BY OTHERS)

5 TRASH ENCLOSURE DETAIL

NTS

IMPROVEMENT PLAN SHEET

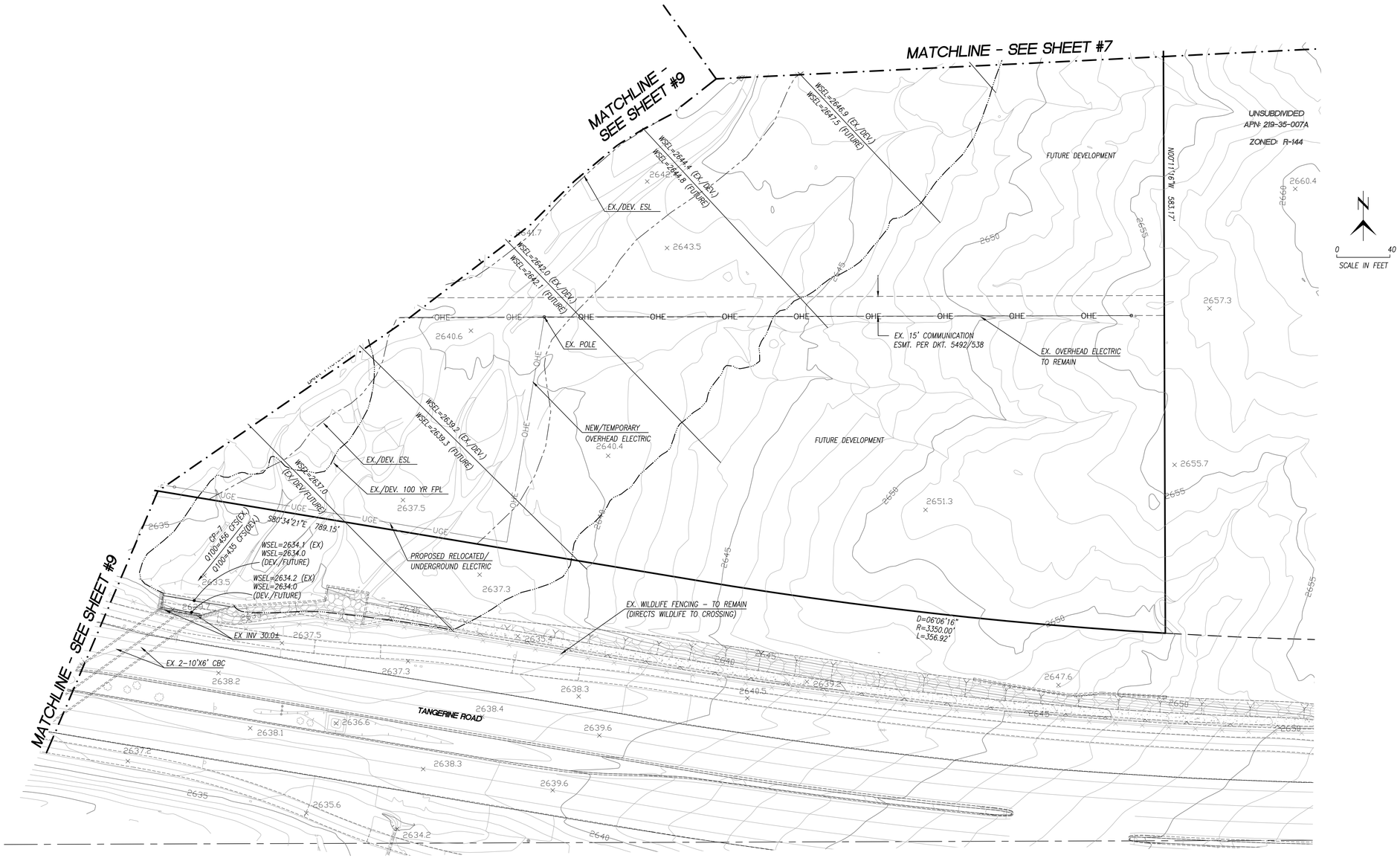
#DPR-2008-002 REFERENCE: #PCZ1708-001; LPR2103-002 **PARCEL ADDRESS: 12110 N CAMINO DE OESTE**

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Baker & Associates Engineering, Inc.
3561 E. Sunrise Drive, Suite #225 Tucson, Arizona 85718 (520) 318-1950 Fax (520) 318-1930

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C.I. = 1'	CHECKED BY: MVM	REV. DATE: 5/4/2021	PLAN #2533	



IMPROVEMENT PLAN SHEET

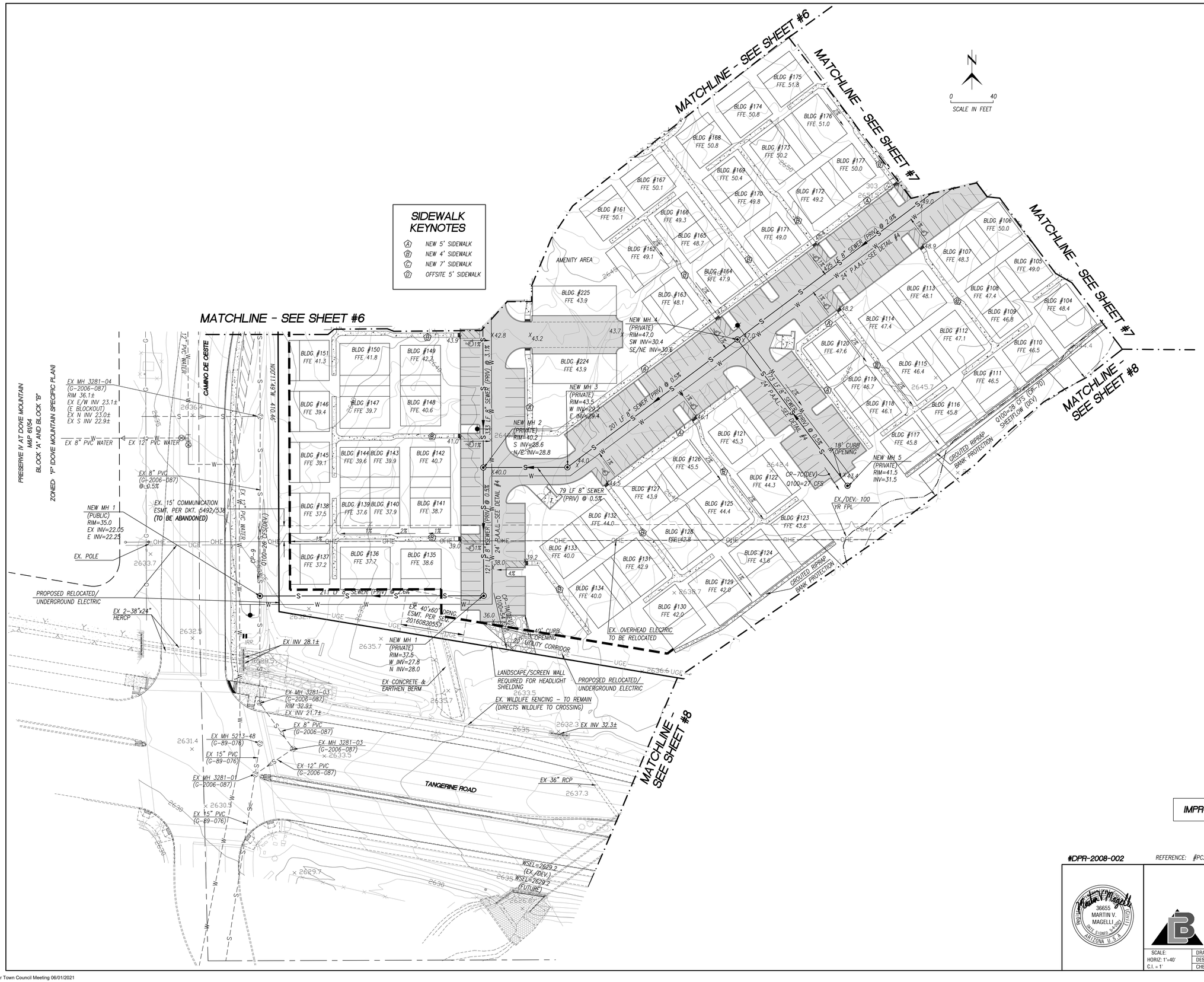
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IMPROVEMENT PLAN SHEET

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MARANA AZ

Development Services / maranaplanning@maranaAZ.gov
11555 West Civic Center Drive / Marana, AZ 85653
Ph (520) 382-2600 / Fax (520) 382-2641 / maranaAZ.gov

PROJECT APPLICATION

APPLICATION TYPE

☐ Annexation	☒ Development Plan	☐ Development Plan Package	☐ General Plan Amendment
☐ Rezone	☐ Minor Land Division	☐ Significant Land Use Change	☐ Conditional Use Permit
☐ Specific Plan	☐ Landscape Plan	☐ Native Plant Plan/Exception	☐ SWPP
☐ Variance	☐ Hydraulic Model	☐ Sewer Capacity Assurance	☐ Sign Program
☐ Plat	☐ Improvement Plan	☐ Report (Type): _____	☐ Other: _____

PROJECT INFORMATION

Project Name: Camino de Oeste Rental Homes			
Description of Project: Single Family Rental Homes			Number of Lots: N/a
Parcel No.(s): 219-35-004B, 219-35-004C			Gross Area (Acres): 28.2
Project Address: 12115 N. Camino de Oeste			
Ref. Project No.:			

CONTACT INFORMATION

Owner: Rita Land Corp./Redhawk Marana	Contact Name: William Hallinan		
Address: c/o Cottonwood Properties (below)	City:	State:	Zip:
Email: bhallinan@cottonwoodproperties.com	Phone No.:		
Applicant: Cottonwood Properties.	Contact Name: Bill Hallinan		
Address: 3567 E. Sunrise Drive, Suite 219	City: Tucson	State: AZ	Zip: 85718
Email: bhallinan@cottonwoodproperties.com	Phone No.: (520) 299-8424		
Consultant/Engineer: Baker & Assoc. Engineering	Contact Name: Marty Magelli		
Address: 3561 E. Sunrise Drive, Suite 225	City: Tucson	State: AZ	Zip: 85718
Email: marty@baetucson.com	Phone No.: (520) 318-1950		

OWNER/APPLICANT AUTHORIZATION

I hereby certify that the information set forth in this application are true and correct to the best of my knowledge and that I am either the owner of the property or that I have been authorized in writing by the owner to file this application. (If applicant is not the owner, attach written authorization from the owner.)

William Hallinan		8-6-20
Applicant Name (PRINT)	Signature	Date

FOR OFFICIAL USE ONLY **Project No.** DPR2008-002 **Date Received** 8/25/2020

Revision Date 03/29/2019

Council-Regular Meeting **C3**

Meeting Date: 06/01/2021

To: Mayor and Council

From: Jacob Payne, Planner

Date: June 1, 2021

Strategic Plan Focus Area:
Not Applicable

Subject: Resolution No. 2021-074: Relating to Addressing; renaming "Breakers Road" located south of Tangerine Road to "Marana Tech Drive" (Jacob Payne)

Discussion:

The Town of Marana has received a street name change request from International Towers, LLC. The request is for N. Breakers Road to be changed to N. Marana Tech Drive. The applicant is currently operating its business, International Towers, on one of its two lots adjacent to N. Breakers Road. The requested name change has been reviewed by the Town of Marana staff per the procedures outlined in the Town Addressing Manual. The request meets the street naming standard requirements as defined in the Manual and property owners adjacent to the street who will be affected by the renaming have been notified. Since notification, the Town has received approval of the street name change from nine out of the fourteen affected property owners. Being that more than 50% of the noticed property owners approve of the street name change, the request is presented to the Town Council for approval.

Staff Recommendation:

Staff recommends adoption of Resolution No. 2021-074, renaming "Breakers Road" located south of Tangerine Road to "Marana Tech Drive"

Suggested Motion:

I move to adopt Resolution No. 2021-074, renaming "Breakers Road" located south of Tangerine Road to "Marana Tech Drive"

Attachments

Resolution 2021-074
Breakers Road Name Change
Applicant Request Letter

MARANA RESOLUTION NO. 2021-074

RELATING TO ADDRESSING; RENAMING "BREAKERS ROAD" LOCATED SOUTH OF TANGERINE ROAD TO "MARANA TECH DRIVE"

WHEREAS the Marana Town Council adopted Marana Resolution No. 2019-009 on February 5, in 2019, accepting 1263.19 linear feet of Breakers Road for dedication and maintenance; and

WHEREAS pursuant to paragraph X.040(C)(1) of the Town of Marana Addressing Manual, International Towers, LLC is requesting to rename "Breakers Road" to "Marana Tech Drive"; and

WHEREAS a total of 10 existing addresses will be affected by this change; and

WHEREAS a majority of affected property owners approve of this change; and

WHEREAS paragraph X.040(C)(1)(c) of the Town of Marana Addressing Manual requires Town Council approval of street names; and

WHEREAS the Marana Town Council finds that changing the street name from "Breakers Road" to "Marana Tech Drive" is in the best interests of the Town and the public.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the Town of Marana, Arizona that "Breakers Road" located south of Tangerine Road is hereby renamed "Marana Tech Drive."

PASSED AND ADOPTED by the Mayor and Council of the Town of Marana, Arizona, this 1st day of June, 2021.

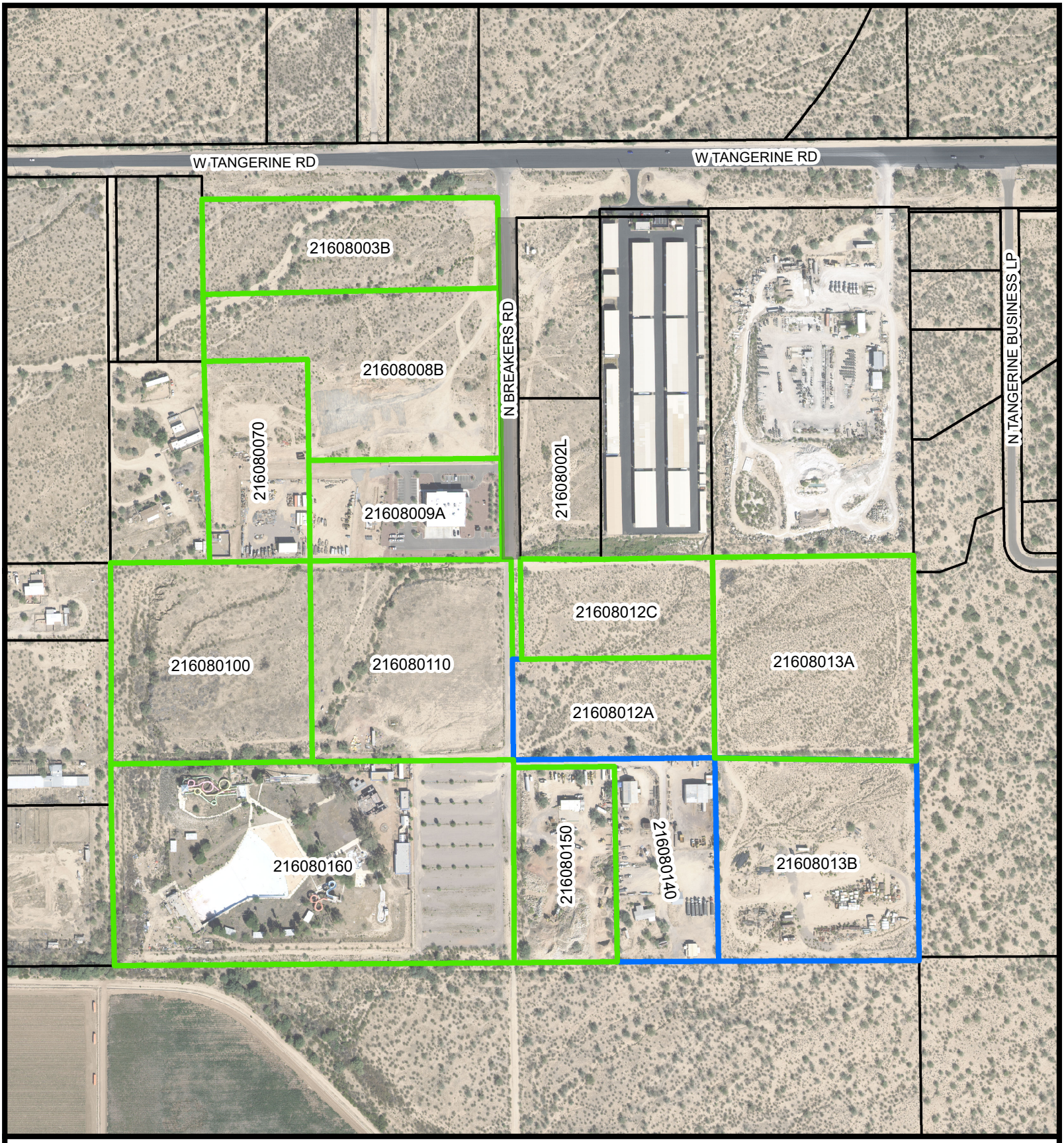
Mayor Ed Honea

ATTEST:

Cherry L. Lawson, Town Clerk

APPROVED AS TO FORM:

Jane Fairall, Town Attorney



Breakers Road Name Change Affected Parcels

Parcels with Street Address and Street Number Changes

Parcels with Street Address Changes Only

N
W E
S

0 150 300 600 900 1,200 Feet

ITL INTERNATIONAL TOWERS

A Salish & Kootenai Tribally Owned Business · SBA 8(a) Certified

April 15, 2021

Town of Marana
Development Services, Addressing
11555 West Civic Center Drive
Marana, AZ 85653

Re: Request to Change Current Road Name; Breakers Road

Dear Justin Currie,

International Towers LLC submits this request to the Town Council for the Town of Marana for its approval to change the current name of Breakers Road to the proposed name "Marana Tech Drive". The road is located approximately 1.7 miles East of I-10 off of Tangerine Road at Township 12 South, Range 12 East, Section 05.

Following is the recorded legal ingress/egress of the road:

> Marana Technology Campus LLC re-parceled 216-08-0030 to create the access easement by deed to Town of Marana recorded 4/05/2019 as Sequence #201909500130.
>
> L&J Flynn Investments Limited Partnership re-parceled 216-08-0090 to create the access easement by Deed to Town of Marana recorded 4/05/2019 as Sequence #201909500131.

As required by Development Services Street Name Change Procedural Guide, enclosed are: (1) signed approval letters from 8 of the 13 (62%) affected parcel owners, (2) the site map labeled with each parcel owner's name; and (3) the Petition to Change an Existing Street Name completed with the parcel owners addresses and telephone numbers.

If I can provide any additional information to support ITL's request please contact me at (520) 742-0457 x204.

Sincerely,

Brian Blackmon
Vice President

Enc. Signed parcel owner letters
Labeled site map
Petition to Change an Existing Street Name

Council-Regular Meeting **C4**

Meeting Date: 06/01/2021

To: Mayor and Council

From: Jane Fairall, Town Attorney

Date: June 1, 2021

Strategic Plan Focus Area:
Recreation

Strategic Plan Focus Area Additional Info:
Principle Statement 1: WE WILL PROMOTE HEALTHY AND ACTIVE LIFESTYLES THROUGH DYNAMIC PROGRAMMING, COMMUNITY PARTNERSHIPS, AND HIGH-QUALITY RECREATIONAL AMENITIES FOR MARANA RESIDENTS AND VISITORS.
Initiative 1: Implement the updated Parks and Recreation Master Plan.
Initiative 4: Continue creating path, greenway and trail linkage to parks, recreation facilities, schools, commercial development and other public infrastructure.
Initiative 5: Identify a master trails, bike, pathway, sidewalk plan, linking together the unique and separate development areas of the community.

Subject: Resolution No. 2021-075: Relating to Public Works; authorizing the Town Manager to sign all documents and do all other things necessary or prudent to obtain land use rights from the Central Arizona Project (CAP) needed for the Santa Cruz River Shared Use Path CalPortland Segment, Town of Marana Project No. PK023 (Jane Fairall)

Discussion:

The Town's Santa Cruz River Path project will require construction over a Central Arizona Project (CAP) siphon. In order to cross over the CAP property, the Town needs a land use permit from CAP. CAP requires the Town Manager to show express authorization to sign the land use Permit Application form required by the CAP. This resolution is being presented for Council consideration to authorize the Town Manager or his designee to sign the CAP application.

Financial Impact:

Town staff anticipates that the CAP may impose application fees, conditions of approval, or other requirements that may require the payment of miscellaneous funds associated with the land use permit which should be paid out of the project fund.

Staff Recommendation:

Staff recommends approval of the resolution authorizing the Town Manager or designee to sign the CAP application and take all other necessary or prudent actions to obtain land use rights from CAP for the Santa Cruz River path project.

Suggested Motion:

I move to adopt Resolution No. 2021-075, authorizing the Town Manager to sign all documents and do all other things necessary or prudent to obtain land use rights from the Central Arizona Project (CAP) needed for the Santa Cruz River Shared Use Path CalPortland Segment, Town of Marana Project No. PK023.

Attachments

Resolution 2021-075

MARANA RESOLUTION NO. 2021-075

RELATING TO PUBLIC WORKS; AUTHORIZING THE TOWN MANAGER TO SIGN ALL DOCUMENTS AND DO ALL OTHER THINGS NECESSARY OR PRUDENT TO OBTAIN LAND USE RIGHTS FROM THE CENTRAL ARIZONA PROJECT (CAP) NEEDED FOR THE SANTA CRUZ RIVER SHARED USE PATH CALPORTLAND SEGMENT, TOWN OF MARANA PROJECT NO. PK023

WHEREAS the Town Council finds that it is beneficial to grant the Town Manager or the Town Manager's designee the authority to sign all documents and undertake all other actions on behalf of the Town that are necessary or prudent to obtain land use rights from the Central Arizona Project (CAP) needed for the Santa Cruz River Shared Use Path CalPortland Segment, Town of Marana Project No. PK023.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE TOWN OF MARANA, ARIZONA, that the Town Manager or the Town Manager's designee is hereby authorized to sign all documents and undertake all actions on behalf of the Town of Marana that are necessary or prudent to obtain land use rights from the Central Arizona Project (CAP) needed for the Santa Cruz River Shared Use Path CalPortland Segment, Town of Marana Project No. PK023.

IT IS FURTHER RESOLVED that the Town Manager and staff are hereby directed and authorized to undertake all other and further tasks required or beneficial to carry out the terms, obligations, and objectives of this resolution.

PASSED AND ADOPTED by the Mayor and Council of the Town of Marana, Arizona, this 1st day of June, 2021.

Mayor Ed Honea

ATTEST:

Cherry L. Lawson, Town Clerk

APPROVED AS TO FORM:

Jane Fairall, Town Attorney

Council-Regular Meeting **C5**

Meeting Date: 06/01/2021

To: Mayor and Council

From: Jane Fairall, Town Attorney

Date: June 1, 2021

Strategic Plan Focus Area:
Commerce

Strategic Plan Focus Area Additional Info:
PRINCIPLE STATEMENT 2 WE WILL SEEK AND RETAIN DIVERSE INDUSTRIES AND COMMERCE
Initiative 3. Invest in airport infrastructure and lease opportunities to grow airport operations.

Subject: Resolution No. 2021-076: Relating to Marana Regional Airport; approving and authorizing the Town Manager to execute the Landlord's Release and Consent among Pima Aviation, Inc., Zions Bancorporation, N.A. dba National Bank of Arizona, and the Town of Marana relating to the Amended, Restated and Consolidated Marana Regional Airport Lease Agreement with Pima Aviation, Inc., for the lease of real property located at the Marana Regional Airport, 11700 West Avra Valley Road (Jane Fairall)

Discussion:

The Town of Marana and Pima Aviation, Inc. ("PAI") are parties to three long-term lease agreements by which the Town leases property at the Marana Regional Airport to PAI, including a lease agreement entitled "Amended, Restated and Consolidated Marana Regional Airport Lease Agreement" with an Effective Date of June 5, 2018 (the "Lease"). Paragraph 10.3 of the Lease provides that PAI may mortgage, encumber or assign any portion of its right, title and interest in the leasehold estate created by the Lease to lenders for purposes of financing the construction of any capital improvements; that any such mortgage, encumbrance or assignment shall be subject to all of PAI's obligations under the Lease; and that no person or entity shall have the right to place any mortgages, deeds of trusts, liens or encumbrances of any nature on the property subject to the Lease, nor shall any permitted assignment result in a subordination, in whole or

in part, of the Town's rights under the Lease, unless the Town agrees to such subordination in writing.

PAI has entered into or is about to enter into an agreement with Zions Bancorporation dba National Bank of Arizona (the "Bank") in which the Bank has acquired or will acquire a security interest or other interest in the leasehold improvements located on a portion of the property subject to the Lease in exchange for providing financing to PAI. Specifically, the Bank will acquire an interest in 4 hangars on the portion of the Lease property known as the "East Hangar Property." PAI and the Bank have requested that the Town consent to PAI's assignment of PAI's rights under the Lease to the Bank and to subordinate the Town's interests in the leasehold improvements to the interests of the Bank. Upon full performance by PAI under the Loan, the assignment will be ended. The assignment of the Lease shall only encumber the leasehold improvements and PAI's leasehold estate under the Lease and shall not constitute a lien, encumbrance, assignment or security interest on or with respect to the Town's rights under the Lease or the fee interest in the premises.

Staff Recommendation:

Staff recommends approval of the Landlord's Release and Consent.

Suggested Motion:

I move to adopt Resolution No. 2021-076, approving and authorizing the Town Manager to execute the Landlords' Release and Consent among Pima Aviation, Inc., Zions Bancorporation, N.A. dba National Bank of Arizona, and the Town of Marana.

Attachments

Resolution 2021-076

Exhibit A to Resolution - Landlord's Release and Consent

MARANA RESOLUTION NO. 2021-076

RELATING TO MARANA REGIONAL AIRPORT; APPROVING AND AUTHORIZING THE TOWN MANAGER TO EXECUTE THE LANDLORD'S RELEASE AND CONSENT AMONG PIMA AVIATION, INC., ZIONS BANCORPORATION, N.A. DBA NATIONAL BANK OF ARIZONA, AND THE TOWN OF MARANA RELATING TO THE AMENDED, RESTATED AND CONSOLIDATED MARANA REGIONAL AIRPORT LEASE AGREEMENT WITH PIMA AVIATION, INC., FOR THE LEASE OF REAL PROPERTY LOCATED AT THE MARANA REGIONAL AIRPORT, 11700 WEST AVRA VALLEY ROAD

WHEREAS the Town of Marana and Pima Aviation, Inc. ("PAI") are parties to a lease agreement entitled "Amended, Restated and Consolidated Marana Regional Airport Lease Agreement" with an Effective Date of June 5, 2018 (the "Lease"), by which the Town leases to PAI certain portions of real property located at the Marana Regional Airport, 11700 West Avra Valley Road, Town of Marana; and

WHEREAS paragraph 10.3 of the Lease provides that PAI may mortgage, encumber or assign any portion of its right, title and interest in the leasehold estate created by the Lease to lenders for purposes of financing the construction of any capital improvements; that any such mortgage, encumbrance or assignment shall be subject to all of PAI's obligations under the Lease; and that no person or entity shall have the right to place any mortgages, deeds of trusts, liens or encumbrances of any nature on the property subject to the Lease, nor shall any permitted assignment result in a subordination, in whole or in part, of the Town's rights under the Lease, unless the Town agrees to such subordination in writing; and

WHEREAS PAI and Zions Bancorporation (the "Bank") have entered into, or are about to enter into, an agreement whereby the Bank has acquired or will acquire a security interest or other interest in the leasehold improvements located on a portion of the property subject to the Lease in exchange for providing financing to PAI; and

WHEREAS PAI and the Bank have requested that the Town consent to PAI's assignment of PAI's rights under the Lease to the Bank and to subordinate the Town's interests in the leasehold improvements to the interests of the Bank; and

WHEREAS the Mayor and Council of the Town of Marana find that approving the Landlord's Release and Consent is in the best interests of the Town of Marana and its citizens.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE TOWN OF MARANA, AS FOLLOWS:

SECTION 1. The Landlord's Release and Consent between the Town of Marana, Pima Aviation, Inc., and Zions Bancorporation, N.A. dba National Bank of Arizona attached to and incorporated within this resolution as Exhibit A is hereby approved and the Town Manager is authorized and directed to execute it for and on behalf of the Town of Marana.

SECTION 2. The Town Manager and staff are hereby directed and authorized to undertake all other and further tasks required or beneficial to carry out the terms, obligations, conditions and objectives of the Landlord's Release and Consent.

PASSED AND ADOPTED by the Mayor and Council of the Town of Marana, Arizona, this 1st day of June 2021.

_____
Mayor Ed Honea

ATTEST:

_____
Cherry L. Lawson, Town Clerk

APPROVED AS TO FORM:

_____
Jane Fairall, Town Attorney

LANDLORD'S RELEASE AND CONSENT

Principal	Loan Date	Maturity	Loan No	Call / Coll	Account	Officer	Initials

References in the boxes above are for Lender's use only and do not limit the applicability of this document to any particular loan or item.

Borrower:	**Pima Aviation, Inc.** **11700 W. Avra Valley Road** **Marana, Arizona 85653**	**Lender:**	**Zions Bancorporation, N.A. dba** **National Bank of Arizona** **335 North Wilmot Road, Suite 100** **Tucson, Arizona 85711**

THIS LANDLORD'S RELEASE AND CONSENT is entered into among Pima Aviation, Inc. ("Borrower"), whose address is 11700 W. Avra Valley Road, Marana, Arizona 85653; Zions Bancorporation, N.A. dba National Bank of Arizona ("Lender"), whose address is 335 North Wilmot Road, Suite 100, Tucson, Arizona 85711; and Town of Marana ("Landlord"), whose address is 11555 W. Civic Center Drive, Marana, Arizona 85653. Borrower and Lender have entered into, or are about to enter into, an agreement whereby Lender has acquired or will acquire a security interest or other interest in the Collateral. Some or all of the Collateral may be affixed or otherwise become located on the Premises. To induce Lender to extend the Loan to Borrower against such security interest in the Collateral and for other valuable consideration, Landlord hereby agrees with Lender and Borrower as follows.

COLLATERAL DESCRIPTION. The word "Collateral" means certain of Borrower's personal property in which Lender has acquired or will acquire a security interest, including without limitation the following specific property:

All leasehold improvements located on the Premises.

BORROWER'S ASSIGNMENT OF LEASE. Borrower hereby assigns to Lender all of Borrower's rights in the lease, as partial security for the Loan, entitled the Amended, Restated and Consolidated Marana Regional Airport Lease Agreement, with an effective date of June 5, 2018 (“Lease”). The parties intend that this assignment will be a present transfer to Lender of all of Borrower's rights under the Lease, subject to Borrower's rights to use the Premises and enjoy the benefits of the Lease while not in default on the Loan or Lease. Upon full performance by Borrower under the Loan, this assignment shall be ended, without the necessity of any further action by any of the parties. This assignment includes all renewals of and amendments to the Lease or the Loan, until the Loan is paid in full. No amendments may be made to the Lease without Lender's prior written consent, which shall not be unreasonably withheld or delayed.

CONSENT OF LANDLORD. Landlord consents to the above assignment. If Borrower defaults under the Loan or the Lease, Lender may reassign the Lease, and Landlord agrees that Landlord's consent to any such reassignment will not be unreasonably withheld or delayed. In the event of default under the Loan or the Lease and repossession of such Collateral becomes necessary, the Lender may enter upon the Premises during normal business hours during the term of the Lease provided that (i) the Lender agrees to repair all damage to the Premises occasioned by the removal of the Collateral; and (ii) the Lender shall remove only the Collateral covered under the Lender’s security agreement and not remove items which are so integrated as to become elements of the building, which “elements” shall include, but not be limited to such elements as storefronts, security grills, doorways, partitions, plumbing, heating and air conditioning equipment, sprinkler systems, basic electrical systems, ceramic tile, wall coverings on buildings, walls and painting. The Lender shall not conduct any auction or liquidation sale at the Premises. Whether or not Lender enters into possession of the Premises for any purpose, Borrower will remain fully liable for all obligations of Borrower as lessee under the Lease. While Lender is in possession of the Premises, Lender will cause all payments due under the Lease and attributable to that period of time to be made to Landlord. If Lender later reassigns the Lease or vacates the Premises, Lender will have no further obligation to Landlord. The assignment shall only encumber the Collateral and Borrower's leasehold estate under the Lease and shall not constitute a lien, encumbrance, assignment or security interest on or with respect to Landlord’s rights under the Lease or the fee interest in the Premises.

LEASE DEFAULTS. Both Borrower and Landlord agree and represent to Lender that, to the best of their knowledge, there is no breach or offset existing under the Lease or under any other agreement between Borrower and Landlord. Landlord agrees not to terminate the Lease, despite any default by Borrower, without giving Lender written notice of the default and an opportunity to cure the default within a period of sixty (60) days from the receipt of the notice. If the default is one that cannot reasonably be cured by Lender (such as insolvency, bankruptcy, or other judicial proceedings against Borrower), then Landlord will not terminate the Lease so long as Landlord receives all sums due under the Lease for the period during which Lender is in possession of the Premises, or so long as Lender reassigns the Lease to a new lessee reasonably satisfactory to Landlord.

SUBORDINATION OF INTEREST. Landlord hereby consents to Lender's security interest (or other interest) in the Collateral and subordinates all interests, liens and claims which Landlord now has or may hereafter acquire in the Collateral. Landlord agrees that any lien or claim it may now have or may hereafter have in the Collateral will be subject at all times to Lender's security interest (or other present or future interest) in the Collateral and will be subject to the rights granted by Landlord to Lender in this Agreement.

ENTRY ONTO PREMISES. Landlord and Borrower grant to Lender the right to enter upon the Premises for the purpose of removing the Collateral from the Premises. The rights granted to Lender in this Agreement will continue until a reasonable time after Lender receives notice in writing from Landlord that Borrower no longer is in lawful possession of the Premises. If Lender enters onto the Premises and removes the Collateral, Lender agrees with Landlord not to remove any Collateral in such a way that the Premises are damaged, without either repairing any such damage or reimbursing Landlord for the cost of repair.

MISCELLANEOUS PROVISIONS. The following miscellaneous provisions are a part of this Agreement: This Agreement shall extend to and bind the respective heirs, personal representatives, successors and assigns of the parties to this Agreement. The covenants of Borrower and Landlord respecting subordination of the claim or claims of Landlord in favor of Lender shall extend to, include, and be enforceable by any transferee or endorsee to whom Lender may transfer any claim or claims to which this Agreement shall apply. Lender need not accept this Agreement in writing or otherwise to make it effective. This Agreement shall be governed by and construed in accordance with the laws of the State of Arizona. If Landlord is other than an individual, any agent or other person executing this Agreement on behalf of Landlord represents and warrants to Lender that he or she has full power and authority to execute this Agreement on Landlord's behalf. Lender shall not be deemed to have waived any rights under this Agreement unless such waiver is in writing and signed by Lender. Without notice to Landlord and without affecting the validity of this Consent, Lender may do or not do anything it deems appropriate or necessary with respect to the Loan, any obligors on the Loan, or any Collateral for the Loan; including without limitation extending, renewing, rearranging, or accelerating any

of the Loan indebtedness.

AMENDMENTS. This Agreement, together with any Related Documents, constitutes the entire understanding and agreement of the parties as to the matters set forth in this Agreement. No alteration of or amendment to this Agreement shall be effective unless given in writing and signed by the party or parties sought to be charged or bound by the alteration or amendment.

NO WAIVER BY LENDER. Lender shall not be deemed to have waived any rights under this Agreement unless such waiver is given in writing and signed by Lender. No delay or omission on the part of Lender in exercising any right shall operate as a waiver of such right or any other right. A waiver by Lender of a provision of this Agreement shall not prejudice or constitute a waiver of Lender's right otherwise to demand strict compliance with that provision or any other provision of this Agreement. No prior waiver by Lender, nor any course of dealing between Lender and Landlord, shall constitute a waiver of any of Lender's rights or of any of Landlord's obligations as to any future transactions. Whenever the consent of Lender is required under this Agreement, the granting of such consent by Lender in any instance shall not constitute continuing consent to subsequent instances where such consent is required and in all cases such consent may be granted or withheld in the sole discretion of Lender.

SEVERABILITY. If a court of competent jurisdiction finds any provision of this Agreement to be illegal, invalid, or unenforceable as to any circumstance, that finding shall not make the offending provision illegal, invalid, or unenforceable as to any other circumstance. If feasible, the offending provision shall be considered modified so that it becomes legal, valid and enforceable. If the offending provision cannot be so modified, it shall be considered deleted from this Agreement. Unless otherwise required by law, the illegality, invalidity, or unenforceability of any provision of this Agreement shall not affect the legality, validity or enforceability of any other provision of this Agreement.

DEFINITIONS. The following capitalized words and terms shall have the following meanings when used in this Agreement. Unless specifically stated to the contrary, all references to dollar amounts shall mean amounts in lawful money of the United States of America. Words and terms used in the singular shall include the plural, and the plural shall include the singular, as the context may require. Words and terms not otherwise defined in this Agreement shall have the meanings attributed to such terms in the Uniform Commercial Code:

Agreement. The word "Agreement" means this Landlord's Release and Consent, as this Landlord's Release and Consent may be amended or modified from time to time, together with all exhibits and schedules attached to this Landlord's Release and Consent from time to time.

Borrower. The word "Borrower" means **Pima Aviation, Inc**., and includes all co-signers and co-makers signing the Note and all their successors and assigns.

Collateral. The word "Collateral" means all of Borrower's right, title and interest in and to all the Collateral as described in the Collateral Description section of this Agreement.

Landlord. The word "Landlord" means **Town of Marana, an Arizona municipal corporation** and is used for convenience purposes only. Landlord's interest in the Premises may be that of a fee owner, lessor, sublessor or lienholder, or that of any other holder of an interest in the Premises which may be, or may become, prior to the interest of Lender.

Lease. The word "Lease" means that certain lease of the Premises known as the Amended, Restated, and Consolidated Marana Regional Airport Lease Agreement, approved by the Marana Town Council on June 5, 2018 via adoption of Marana Resolution No. 2018-061, between Landlord and Borrower.

Lender. The word "Lender" means **Zions Bancorporation, N.A. dba National Bank of Arizona**, its successors and assigns.

Loan. The word "Loan" means any and all loans and financial accommodations from Lender to Borrower whether now or hereafter existing, and however evidenced.

Note. The word "Note" means the Note dated _____ and executed by **Pima Aviation, Inc** in the principal amount of $_____.00, together with all renewals of, extensions of, modifications of, refinancings of, consolidations of, and substitutions for the note or credit agreement.

Premises. The word "Premises" means the real property located in Pima County, State of Arizona, commonly known as 109,975 square feet of real property generally located on the south-central area of the East Hangar of the Marana Regional Airport. The Premises is more particularly described in the legal description and map together attached to and incorporated in this Agreement as Exhibit A.

Related Documents. The words "Related Documents" mean all promissory notes, credit agreements, loan agreements, environmental agreements, guaranties, security agreements, mortgages, deeds of trust, security deeds, collateral mortgages, and all other instruments, agreements and documents, whether now or hereafter existing, executed in connection with the Loan.

BORROWER AND LANDLORD ACKNOWLEDGE HAVING READ ALL THE PROVISIONS OF THIS LANDLORD'S RELEASE AND CONSENT, AND BORROWER AND LANDLORD AGREE TO ITS TERMS. THIS AGREEMENT IS DATED _____2021.

BORROWER:

Pima Aviation, Inc.

By: _____

Its: _____

LANDLORD:

Town of Marana

By: _____

Its: _____

LENDER:

Zions Bancorporation, N.A. dba National Bank of Arizona

By: _____

Authorized Signer

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LEGAL DESCRIPTION

(HANGAR LEASE AREAS 110-113)

Parcels of land to be used for hangar leases, lying within a portion of the Northwest Quarter of Section 10, Township 12 South, Range 11 East, Gila & Salt River Meridian, Pima County, Arizona, more particularly described as follows:

COMMENCING at a found 3" brass capped survey monument with marking not legible, being at the West ¼ corner of Section 10, from which a found 2" brass capped survey monument being at the Northwest corner of said Section 10 bears, North 00°31'56" West a distance of 2643.57 feet;

THENCE from **COMMENCEMENT POINT**, along the West Section line of said Section 10, North 00°31'56" West a distance of 602.08 feet to a point:

THENCE North 89°28'04" East a distance of 262.49 feet to the **TRUE POINT OF BEGINNING**, the following four courses delineate the lease area for hangar 110;

THENCE North 45°00'42" East a distance of 360.40 feet to a point;

THENCE South 44°59'18" East a distance of 109.20 feet to a point, labeled as Point "A";

THENCE South 45°00'42" West a distance of 360.40 feet to a point;

THENCE North 44°59'18" West a distance of 109.20 feet to the said **TRUE POINT OF BEGINNING**.

The above described lease area for said hangar 110, contains approximately 39,356 square feet or 0.903 acres more or less.

TOGETHER WITH the following description which delineates the lease area for hangar 111,

COMMENCING at said point Labeled as Point "A;

THENCE South 55°54'28" East a distance of 72.74 feet to a point, labeled as Point "B";

THENCE South 44°54'41" East a distance of 81.20 feet to a point;

THENCE South 45°05'19" West a distance of 294.50 feet to a point;

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THENCE North 44°54'41" West a distance of 81.20 feet to a point;

THENCE North 45°05'19" East a distance of 294.50 feet to said point labeled as Point "B".

The above described lease area for said hangar 111, contains approximately 23,913 square feet or 0.549 acres more or less.

TOGETHER WITH the following description which delineates the lease area for hangar 112;

COMMENCING at said point Labeled as Point "C;

THENCE South 44°56'28" East a distance of 49.28 feet to a point, labeled as Point "D";

THENCE South 44°52'43" East a distance of 82.20 feet to a point, labeled as Point "E;

THENCE South 45°07'17" West a distance of 277.80 feet to a point;

THENCE North 44°52'43" West a distance of 82.20 feet to a point;

THENCE North 45°07'17" East a distance of 277.80 feet to said point Labeled as Point "D";

The above described lease area for said hangar 112, contains approximately 22,835 square feet or 0.524 acres more or less.

TOGETHER WITH the following description which delineates the lease area for hangar 113;

COMMENCING at said point Labeled as Point "E;

THENCE South 44°41'39" East a distance of 45.20 feet to a point, labeled as Point "F";

THENCE South 44°43'39" East a distance of 82.20 feet to a point;

THENCE South 45°16'21" West a distance of 290.40 feet to a point;

THENCE North 44°43'39" West a distance of 82.20 feet to a point;

THENCE North 45°16'21" East a distance of 290.40 feet to said point labeled as Point "F";

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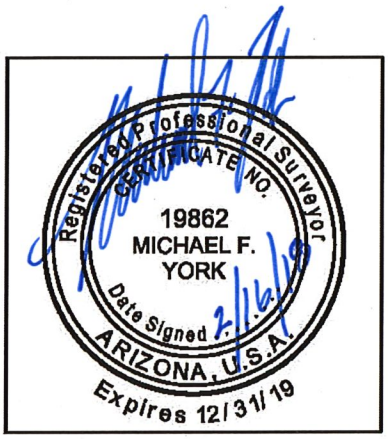
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The above described lease area for hangar 113, contains approximately 23,871 square feet or 0.548 acres more or less.

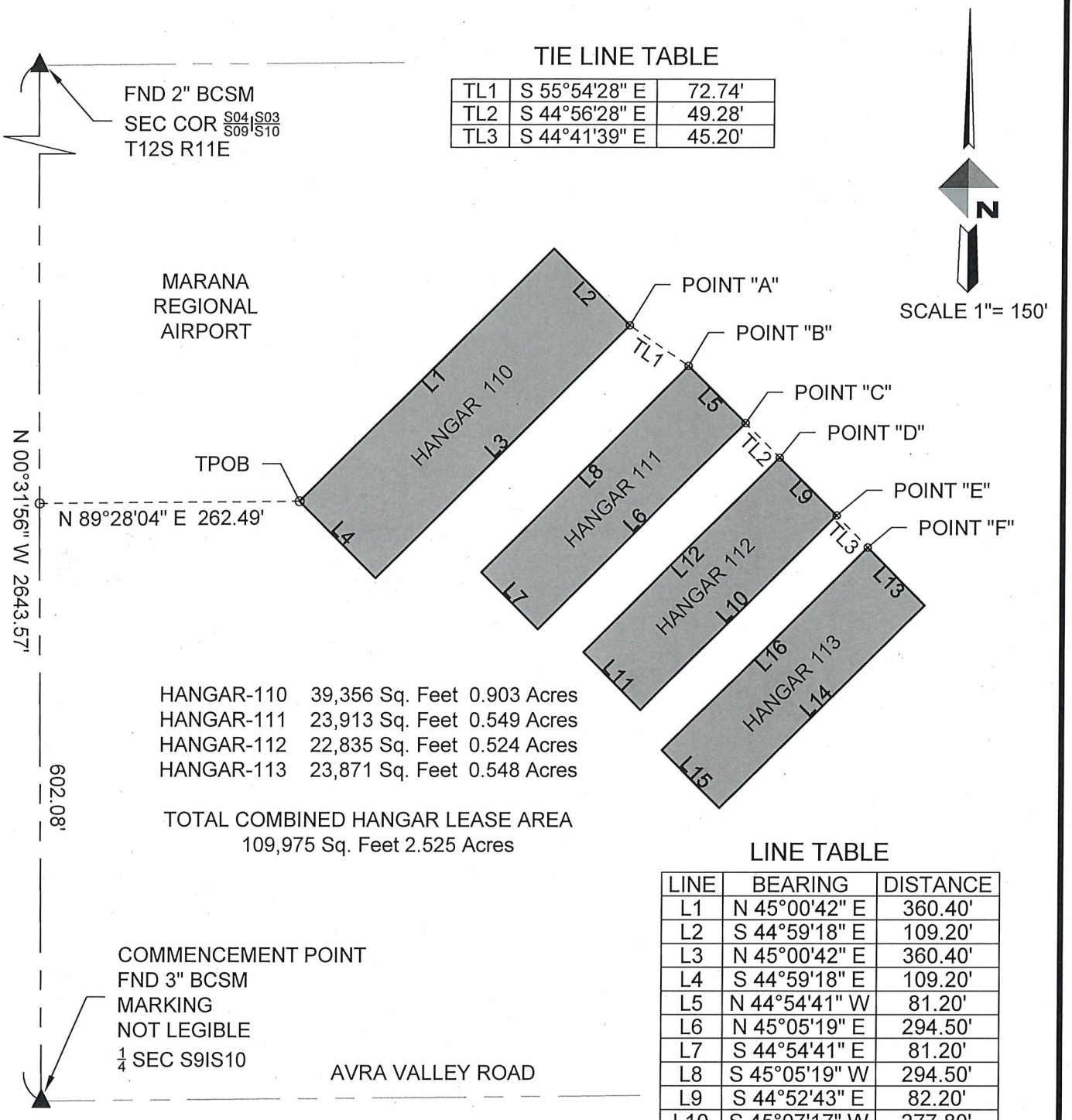
The total combined area for all four hangar lease areas (110-113) contains approximately 109,975 square feet or 2.525 acres more or less.

Prepared for purpose of:	*Hangar Lease Areas (110-113)*
Prepared for:	*Marana Regional Airport*
Prepared by:	*Michael F. York, RLS*
Prepared on behalf of:	*DOWL*
Prepared on:	*2/15/2018*



DOWL accepts no liability for this legal description if it has been modified or reformatted in any way, for any reason, from its original format and content or used for any purpose other than that for which it was prepared.

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TIE LINE TABLE

TL1	S 55°54'28" E	72.74'
TL2	S 44°56'28" E	49.28'
TL3	S 44°41'39" E	45.20'

HANGAR-110 39,356 Sq. Feet 0.903 Acres
HANGAR-111 23,913 Sq. Feet 0.549 Acres
HANGAR-112 22,835 Sq. Feet 0.524 Acres
HANGAR-113 23,871 Sq. Feet 0.548 Acres

TOTAL COMBINED HANGAR LEASE AREA
109,975 Sq. Feet 2.525 Acres

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 45°00'42" E	360.40'
L2	S 44°59'18" E	109.20'
L3	N 45°00'42" E	360.40'
L4	S 44°59'18" E	109.20'
L5	N 44°54'41" W	81.20'
L6	N 45°05'19" E	294.50'
L7	S 44°54'41" E	81.20'
L8	S 45°05'19" W	294.50'
L9	S 44°52'43" E	82.20'
L10	S 45°07'17" W	277.80'
L11	S 44°52'43" E	82.20'
L12	S 45°07'17" W	277.80'
L13	S 44°43'39" E	82.20'
L14	N 45°16'21" E	290.40'
L15	S 44°43'39" E	82.20'
L16	S 45°16'21" W	290.40'

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EXHIBIT FOR LEGAL DESCRIPTION

41284-02
2/15/2015
PAGE 1 OF 1

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Council-Regular Meeting **C6**

Meeting Date: 06/01/2021

To: Mayor and Council

From: Cherry L. Lawson, Town Clerk

Date: June 1, 2021

Subject: Approval of the Regular Council Meeting Summary Minutes of May 18, 2021 (Cherry L. Lawson)

Attachments

Council Regular Meeting Summary Minutes, 05/18/2021

MARANA TOWN COUNCIL

REGULAR COUNCIL MEETING

11555 W. Civic Center Drive, Marana, Arizona 85653
Council Chambers, May 18, 2021, at or after 6:00 PM

Ed Honea, Mayor
Jon Post, Vice Mayor
Patti Comerford, Council Member
Jackie Craig, Council Member
Herb Kai, Council Member
John Officer, Council Member
Roxanne Ziegler, Council Member

SUMMARY MINUTES

CALL TO ORDER AND ROLL CALL

Mayor Honea called the meeting to order at 6:00 PM and directed the Clerk to call the roll. **Mayor Honea, Vice Mayor Post, Council Members: Jackie Craig, Patti Comerford, Roxanne Ziegler, John Officer, and Herb Kai.**

PLEDGE OF ALLEGIANCE/INVOCATION/MOMENT OF SILENCE: Led by **Mayor Honea.**

APPROVAL OF AGENDA

Council Member Ziegler, moved and Vice Mayor Post second the motion to approve the agenda as presented. Motion passes unanimously, 7-0.

CALL TO THE PUBLIC

PROCLAMATIONS

MAYOR AND COUNCIL REPORTS: SUMMARY OF CURRENT EVENTS

Council Member Ziegler thanked **Human Resource Director Curry Hale** and his department for working to maintain the healthcare benefit rates at the same level for next fiscal year as they are in the current fiscal year. She welcomed new **Water Director Jing Luo** to the Town.

Mayor Honea reported that he participated in the last zoom meeting with the Executive Board with the League of Cities and Towns. He stated the half-cent sales tax was discussed during that meeting among the mayors who participated in the meeting. The League is reporting that it may not happen this year due to some members of the Republican Party is not happy with the effects it would have on communities. He sent to each of the Council Members a proposal listing the pros and cons of the half-cent sales tax.

MANAGER'S REPORT: SUMMARY OF CURRENT EVENTS

Town Manager Terry Rozema introduced new **Water Director Dr. Jing Luo, Ph.D.** to the Town and mentioned some of the complexities to the search for the new Water Director. He invited **Dr. Luo** to introduce herself to the Mayor and Council.

Dr. Luo introduced herself to **Mayor Honea** and **Council Members** stating she appreciates the opportunity to be part of the leadership team in a growing community as its Water Director.

Mr. Rozema continued his report stating he and a few members of Town staff including **Deputy Town Manager Erik Montague, Parks & Recreation Director Jim Conroy** visited the Goodyear community to tour its new community and aquatic center. He stated it is a very impressive center, and the Town will benefit greatly from the process that they had previously went through, and has offered their assistance as well as list of those things that they would do differently if they had to repeat the process.

He and town staff including **Mr. Montague,** and **Assistant to the Town Manager Heath Vescovi-Chiordi** took a trip to Mesa Gateway Airport as they are in the process of building an air control tower. The Town will be pursuing that in the near future.

The Council Executive Report that was not available at the last Council Meeting is available to Council, and the upcoming report for June 1 would not be available during that meeting; however will be available the following week.

The Town has issued 28 single-family housing permits as of this day, May 2020 the Town had issued 57, and for April 2021, the Town had issued 100 single-family housing permits. He thanked **Mr. Vescovi-Chiordi** for serving in a dual role as Interim Airport Manager and his current position of Assistant to the Town Manager. **Mr. Vescovi-Chiordi** had reached out to ADOT and discussed with them the Marana Airport priorities. The result of those conversations, ADOT advanced some grant funds for

$675,000, and the Town will add a 10% match to those funds for a total of $750,000 for the airport for use for the airport apron reconstruction design.

Last Saturday, **Deputy Parks & Recreation Director Wayne Barnett** attended the Common Ground Awards as the Town of Marana Parks & Recreation Master Plan was nominated for one of the Common Grounds awards, and the Town won that award. He congratulated **Mr. Barnett and Parks & Recreation Director Jim Conroy** as well as the Parks & Recreation team for their work in achieving the award.

The CAP Trail is now open. This project resulted from a collaborative effort between Parks & Recreation and Public Works.

Lastly, the Town is following the CDC guidelines for masks and are asking all others to do the same. These guidelines are for staff and others who visit the municipal complex.

PRESENTATIONS

CONSENT AGENDA

C1 Resolution No. 2021-066: Relating to Development; approving a preliminary plat for Sierra Pointe Lots 1-27 and Common Areas "A" and "B" located on the west side of Coachline Boulevard approximately 0.2 miles north of Silverbell Road. (Cynthia Ross)

C2 Resolution No. 2021-067: Relating to Economic Development; amending the Marana Matters: COVID19 Small Business Assistance Program to revise the business eligibility requirements for the program (Jane Fairall)

C3 Resolution No. 2021-068: Relating to Administration; designating Yiannis Kalaitzidis as the Chief Fiscal Officer for officially submitting the Fiscal Year 2022 expenditure limitation report to the Arizona Auditor General (Libby Shelton)

C4 Approval of the Council Regular Session Summary Minutes of May 4, 2021 (Cherry L. Lawson)

Council Member Ziegler moved and Vice Mayor Post second the motion approving the Consent Agenda as presented. Motion passes unanimously, 7-0.

LIQUOR LICENSES

BOARDS, COMMISSIONS AND COMMITTEES

B1 Resolution No. 2021-069: Relating to Boards, Commissions, and Committees; appointing the chair of the Marana Utilities Board (David L. Udall)

Assistant Town Attorney Libby Shelton explained that **Stephen Dean** formerly served as the Town **Interim Water Director** and was specifically appointed by Council as chair

of the Utilities Board. As of May 10, the newly appointed **Water Director Jing Luo** began employment with the Town. Town staff felt it would be appropriate at this time to again bring the decision of appointing the chair of the Marana Utilities Board before the Town Council. Pursuant to Section 16-1-2 of the Marana Town Code, the Town Council may appoint the chair of the Marana Utilities Board from anyone among its membership.

Council Member Ziegler moved and Council Member Kai second the motion to adopt Resolution No. 2021-069 appointing Water Director Jing Luo as chair of the Marana Utilities Board. Motion passes unanimously, 7-0.

COUNCIL ACTION

A1 PUBLIC HEARING: Resolution No. 2021-070: Relating to Budget; adopting the fiscal year 2021-2022 tentative budget (Yiannis Kalaitzidis)

[6:16 PM] Mayor Honea opened the public hearing.

Finance Director Yiannis Kalaitzidis provided a PowerPoint Presentation of the proposed Tentative Budget for the fiscal year 2021-2022. *(A copy of the presentation is on file in the Town Clerk's Office for review.)*

Council Member Ziegler inquired as to the Manager's Recommended Budget relating to the IGA with Pima County for the preschool asking whether that is some form of scholarship, and is the agreement an annual renewal. **Mr. Rozema** replied stating it is a scholarship program for low-income families so that children between the ages of 3 and 5 years old can attend a qualified preschool at no expense. Families would have to apply for those scholarships. The program would accommodate between 25 and 30 families that apply. The county intends to do this program annually; however, Marana has not made a commitment to provide funds to the program annually at this time.

[6:29 PM] Mayor Honea closed the public hearing to testimony.

Vice Mayor Post moved and Council Member Ziegler second the motion to approve Resolution No. 2021-070 adopting the fiscal year 2021-2022 tentative budget. Motion passes unanimously, 7-0.

A2 Ordinance No. 2021.008: Relating to Finance; declaring as a public record filed with the Town Clerk the Town of Marana Comprehensive Fee Schedule, including specific amendments, adopted by Ordinance No. 2021.008 (Yiannis Kalaitzidis)

Resolution No. 2021-071: Relating to Finance; declaring as a public record filed with the Town Clerk the Town of Marana Comprehensive Fee Schedule, including specific amendments, adopted by Ordinance No.2021.008 (Yiannis Kalaitzidis)

Mr. Kalaitzidis provided a PowerPoint Presentation on this item relating to the Town of Marana Comprehensive Fee Schedule including specific amendments. *(A copy of the presentation is on file in the Town Clerk's Office for review.)*

Council Member Kai moved and Vice Mayor Post second the motion to adopt Ordinance No. 2021-008 and Resolution No. 2021-071. Motion passes unanimously, 7-0.

A3 Ordinance No. 2021.009: Relating to Special Events; adopting revisions to Marana Town Code Title 10 (Health and Sanitation), Chapter 6 (Special Events); revising Section 10-6-2 (Definitions) to add "temporary extension of premises/patio permit" to the definition of "Special Event"; and designating an effective date (David L. Udall)

Ms. Shelton provided an overview of this item explaining the nature of the code related to adopting revisions to Marana Town Code Title 10 (Health and Sanitation), Chapter 6 (Special Events); revising Section 10-6-2 (Definitions) to add "temporary extension of premises/patio permit" to the definition of "Special Event".

Vice Mayor Post asked how those businesses would be treated that expanded into their parking lot during Covid. He asked whether the business would have to remove the extension until they have submitted a new application with the Town. **Ms. Shelton** explained stating when a business applies for an extension of premise from the DLLC, extending the liquor license into that area it is for that time that is approved by the DLLC.

Ms. Shelton continued explaining that the process had not changed, that Council would recommend approval to the DLLC, and the DLLC would then issue the permit. **Vice Mayor Post** asked whether business had to remove the extension of premise as the mandate regarding Covid was over, and whether the Town make contact with the business to make them aware of the change.

Development Services Director Jason Angell stated Town staff has been working with Code Enforcement to notify a small number of local businesses to inform them of the process to obtain the necessary approvals.

Vice Mayor Post moved and Council Member Ziegler second the motion adopting revisions to Marana Town Code Title 10 (Health and Sanitation), Chapter 6 (Special Events); revising Section 10-6-2 (Definitions) to add "temporary extension of premises/patio permit" to the definition of "Special Event"; and designating an effective date. Motion passes unanimously, 7-0.

ITEMS FOR DISCUSSION / POSSIBLE ACTION

D1 Relating to Legislation and Government Actions; discussion and possible action regarding all pending state, federal and local legislation/government actions and on recent and upcoming meetings of the other/governmental bodies (Terry Rozema)

Mr. Rozema reported the discussions are centered on the budget. However, provided an update to SB1405, which is the funding for Tangerine Road Widening. It is continuing at this point and has been included within the larger budget packet for consideration. He is assured that this is positive news for the Town, but that there is still more work to be done. The Town received information that is related to the discussions that the Council and Town has had regarding the flat tax and tax cut that the state is considering. There has been some significant changes, and the proposal is still on the table, but is not yet been finalized. There is a hold harmless clause for communities that could potentially have negatively affected by the tax cut. However, it is not clear what the hold harmless clause means. It would be in effect for two (2) years and supposedly the state will review that and continue discussions on it.

EXECUTIVE SESSIONS
Pursuant to A.R.S. § 38-431.03, the Town Council may vote to go into executive session, which will not be open to the public, to discuss certain matters.

E1 Executive Session pursuant to A.R.S. §38-431.03 (A), Council may ask for discussion or consideration, or consultation with designated Town representatives, or consultation for legal advice with the Town Attorney, concerning any matter listed on this agenda for any of the reasons listed in A.R.S. §38-431.03 (A).

FUTURE AGENDA ITEMS
Notwithstanding the Mayor's discretion regarding the items to be placed on the agenda, if three or more Council members request that an item be placed on the agenda, it must be placed on the agenda for the second regular Town Council meeting after the date of the request, pursuant to Marana Town Code Section 2-4-2(B).

ADJOURNMENT

Mayor Honea asked for a motion to adjourn the meeting.

Vice-Mayor Post moved and Mayor Honea second the motion to adjourn the meeting. Motion passes unanimously. Meeting adjourned at 6:42 PM.

CERTIFICATION

I hereby certify that the foregoing are the true and correct minutes of the Marana Town Council meeting held on May 18, 2021. I further certify that a quorum was present.

_____

Cherry L. Lawson, Town Clerk

DRAFT

Council-Regular Meeting **L1**

Meeting Date: 06/01/2021

To: Mayor and Council

Submitted For: Cherry L. Lawson, Town Clerk

From: Nolette Hernandez, Records Clerk

Date: June 1, 2021

Strategic Plan Focus Area:
Community

Strategic Plan Focus Area Additional Info:
1. Leverage the Town's coordinating capability to facilitate enhanced customer interaction with multiple governmental and external agencies.

a. Ensure Marana residents and business owners experience excellent customer service interactions.

Subject: Relating to Liquor Licenses; recommendation to the Arizona Department of Liquor Licenses and Control regarding an application for a Location/Owner Transfer of a Series #06 Bar liquor license submitted by Javier Andres Teran on behalf of Nana's Kitchen, located at 8225 North Courtney Page Way Suite 129, Tucson, AZ 85743 (Cherry L. Lawson)

Discussion:

This application is for a Series #06 Bar liquor license at Nana's Kitchen, located at 8225 North Courtney Page Way Suite 129, Tucson, AZ 85743.

The bar (series 6) liquor license is a "quota" license available only through the Liquor License Lottery or for purchase on the open market. Once issued, this liquor license is transferable from person to person and/or location to location within the same county and allows the holder both on- and off-sale retail privileges. This license allows a bar retailer to sell and serve all types of spirituous liquors, primarily by individual portions, to be consumed on the premises and in the original container for consumption on or off the premises.

Pursuant to state law, the application was posted at the premises where the business is to be conducted. The posted notice provided that residents within a one-mile radius from the premises may file written arguments in favor of or opposed to the issuance of the license with the Town Clerk's Office within 20 days of the posting. Any written arguments received by the Clerk's Office for or against the proposed liquor license are attached to this item and will be submitted to the Department of Liquor Licenses and Control (DLLC).

Town staff has reviewed this application to determine whether the applicant is in compliance with zoning, building and other legal requirements for the business. Additionally, the Marana Police Department has conducted a local background check.

The Town Council must enter an order recommending approval or disapproval of the application within 60 days after filing of the application. Pursuant to state statute, a license will only be issued after a satisfactory showing of the capability, qualifications and reliability of the applicant and "in all proceedings before the town council, the applicant bears the burden of showing that the public convenience requires and that the best interests of the community will be substantially served by the issuance of a license."

If the Council's recommendation is for disapproval, the order must include an attachment stating the specific reasons for the recommendation of disapproval and including a summary of the testimony or other evidence supporting the recommendation.

If the Council enters an order recommending approval of the application, or makes no recommendation, then no hearing before the Arizona state liquor board will take place, unless the director of the DLLC, the liquor board or a resident within a one-mile radius from the premises requests a hearing. If the Council enters an order recommending disapproval of the application, or if the director, board or a resident within a one-mile radius from the premises requests a hearing, then the state board will hold a hearing regarding the application.

At the hearing, the state board will consider all evidence and testimony in favor of or opposed to the granting of the license. The decision of the board to either grant or deny an application will normally take place within 105 days after the application has been filed, unless the director of the DLLC deems it necessary to extend the time period.

Staff Recommendation:

Town staff recommends that an order recommending approval be submitted to the DLLC for this liquor license application.

Suggested Motion:

OPTION 1: I move to adopt and submit to the DLLC an order recommending approval of an application for a Location/Owner Transfer of a Series #06 Bar liquor license submitted by Javier Andres Teran on behalf of Nana's Kitchen, located at 8225 North Courtney Page Way Suite 129, Tucson, AZ 85743.

OPTION 2: I move to adopt and submit to the DLLC an order recommending disapproval of an application for a Location/Owner Transfer of a Series #06 Bar liquor license submitted by Javier Andres Teran on behalf of Nana's Kitchen, located at 8225 North Courtney Page Way Suite 129, Tucson, AZ 85743.

Attachments

Redacted Application
Affidavit of Posting
Local Governing Body Recommendation
Description of Common Liquor Licenses

---

received
04/26/2021
NH

State of Arizona
Department of Liquor Licenses and Control

Created 04/26/2021 @ 11:10:00 AM

Local Governing Body Report

LICENSE

Number:	06100106	Type:	006 BAR
Name:	NANA'S KITCHEN		
State:	Pending		
Issue Date:		Expiration Date:	09/30/2021
Original Issue Date:	11/08/1961		
Location:	8225 N COURTNEY PAGE WAY #129 MARANA, AZ 85743 USA		
Mailing Address:	8225 N COURTNEY PAGE WAY #129 MARANA, AZ 85743 USA		
Phone:	(520)395-2508		
Alt. Phone:	[redacted]		
Email:	[redacted]		

Currently, this license has pending applications.

AGENT

Name:	JAVIER ANDRES TERAN
Gender:	Male
Correspondence Address:	8225 N COURTNEY PAGE WAY #129 MARANA, AZ 85743 USA
Phone:	[redacted]
Alt. Phone:	
Email:	[redacted]

OWNER

Name:	NANA'S KITCHEN LLC
Contact Name:	JAVIER ANDRES TERAN
Type:	LIMITED LIABILITY COMPANY
AZ CC File Number:	L14209749 State of Incorporation: AZ
Incorporation Date:	01/11/2008
Correspondence Address:	8225 N COURTNEY PAGE WAY #129 MARANA, AZ 85743 USA
Phone:	[redacted]
Alt. Phone:	
Email:	[redacted]

Officers / Stockholders

Name:	Title:	% Interest:
SANDRA ALISA TERAN	Managing Member	100.00

NANA'S KITCHEN LLC - Managing Member

Name:	SANDRA ALISA TERAN
Gender:	Female
Correspondence Address:	8225 N COURTNEY PAGE WAY #129 MARANA, AZ 85743 USA
Phone:	[redacted]
Alt. Phone:	
Email:	[redacted]

APPLICATION INFORMATION

Application Number:	142044
Application Type:	Location / Owner Transfer
Created Date:	~~03/10/2021~~ 4-26-2021 Selena

QUESTIONS & ANSWERS

006 Bar

1) Are you applying for an Interim Permit (INP)?
   No

4) Does the Business location address have a street address for a City or Town but is actually in the boundaries of another City, Town or Tribal Reservation?
   No

10) Provide name, address, and distance of nearest school and church. (If less than one (1) mile note footage)
   3,063 feet, Leman Academy, 7720 N. Silverbell Rd., Tucson, AZ 85743

   3,063 feet, Victory Worship, 7720 N. Silverbell Rd., Tucson, AZ 85743

11) Are you one of the following? Please indicate below.
Property Tenant
Sub-tenant
Property Owner
Property Purchaser
Property Management Company

Property Tenant

12) Is there a penalty if lease is not fulfilled?

Yes
What is the penalty?
Landlord Lockout

13) What is the total money borrowed for the business not including the lease?
Please list lenders/people owed money for the business.

None-Capital Contribution

14) Is there a drive through window on the premises?

No

15) If there is a patio please indicate contiguous or non-contiguous within 30 feet.

No

16) Is your licensed premises now closed due to construction, renovation or redesign or rebuild?

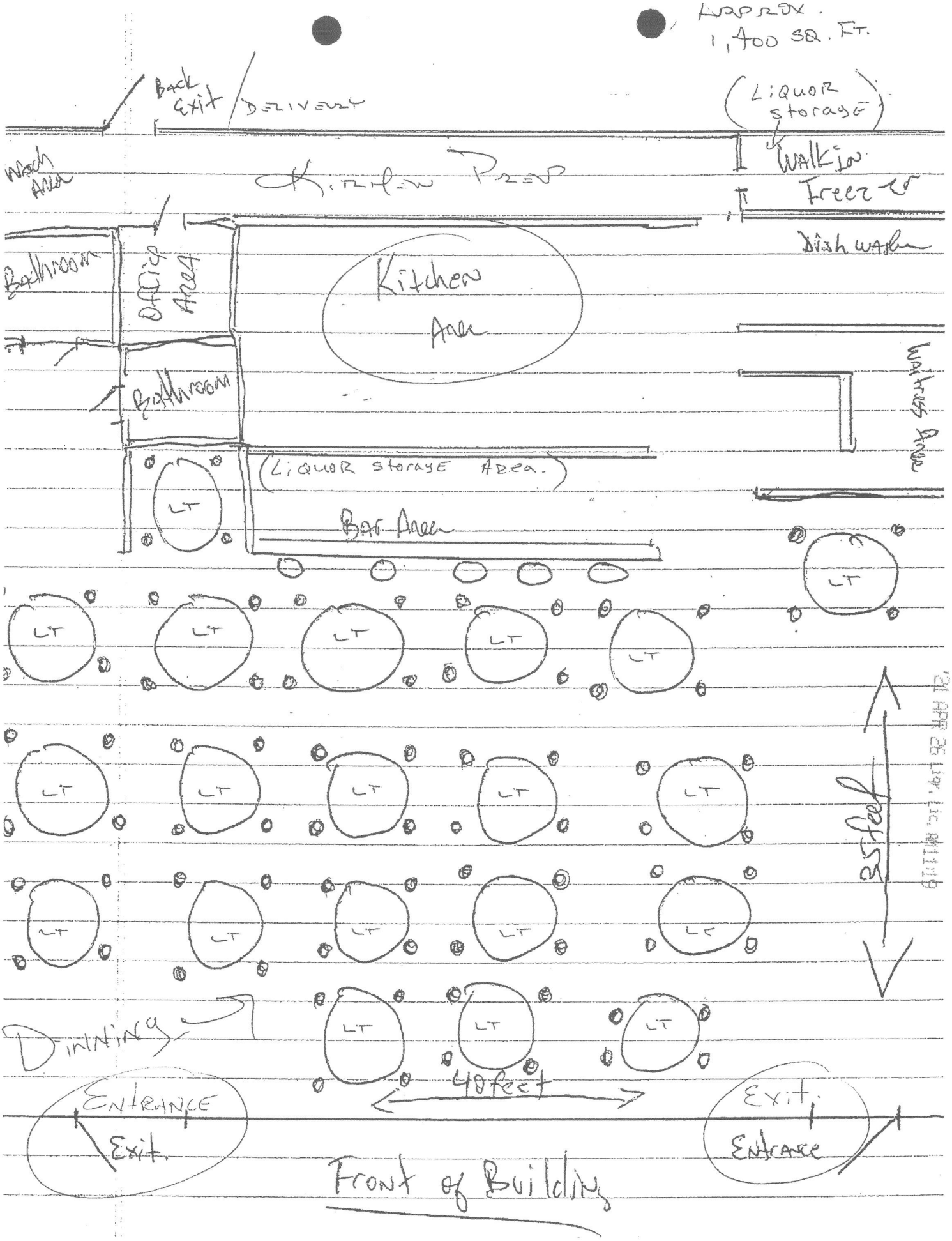
No

23) Total Price paid for Series 6 Bar, Series 7 Beer & Wine Bar or Series 9 Liquor Store (license only)

$45,000.00

DOCUMENTS

DOCUMENT TYPE	FILE NAME	UPLOADED DATE
DIAGRAM/FLOOR PLAN	Floor plan.pdf	03/10/2021
BILL OF SALE	Jasons-Spece BOS.pdf	03/10/2021
ALIEN STATUS	Javier Agent Q Attach ASF AZ DL.pdf	03/10/2021
QUESTIONNAIRE	Javier Agent Q Attach ASF AZ DL.pdf	03/10/2021
MISCELLANEOUS	Nana's Kitchen-#6 app cover letter.pdf	03/10/2021
QUESTIONNAIRE	Sandra Q.pdf	03/10/2021
BILL OF SALE	Spece-Nana's BOS.pdf	03/10/2021


Approx.
1,400 SQ. Ft.
Back Exit / Delivery
(Liquor storage)
Walk in Freezer
Wash Area
Kitchen Prep
Dish wash
Bathroom
Office Area
Kitchen Area
Bathroom
Waitress Area
(Liquor storage Area.
Bar Area
LT
25 feet
Dining
48 feet
Entrance
Exit.
Exit.
Entrance
Front of Building

BILL OF SALE

For good and valuable consideration, receipt of which is hereby acknowledged, Jason's Mexican Restaurant & Nightclub, LLC, an Arizona Limited Liability Company, Jason Felipe Gutierrez Sandoval and Mr Baja Fish, LLC, an Arizona limited liability Company (collectively the "Seller") hereby grants, bargains, sells, quit claims any asserted interest and transfers unto, Spece Family Ventures, LLC, a Arizona Limited Liability Company ("Purchaser") to have and to hold, the Asset, Arizona Series 6 Liquor License #06100106.

FURTHERMORE, Seller warrants it is the lawful owner of Asset, that it has the right to sell the Asset and that the Asset is free and clear of all claims and liens whatsoever. Seller further agrees to warrant, hold harmless and defend the Purchaser against any claims, liens and demands of all persons whomsoever asserted against the Asset.

DATED this 3rd day of ~~July~~, 2020.

SELLER:

Jason's Mexican Restaurant & Nightclub, ~~LLC~~,
an Arizona
Limited Liability Company

'20 DEC 31 Liq. Lic. PM 2:22

By: Jason Felipe Gutierrez Sandoval
Its: Sole Member and in his personal capacity

Mr Baja Fish, LC
an Arizona Limited Liability Company

'21 APR 26 Liq. Lic. AM 11:19

By: Benjamin Lugo
Its: Sole Member

NOTARIZATIONS FOLLOW ON NEX PAGE / / /

STATE OF ARIZONA)
: ss.
COUNTY OF PIMA)

The foregoing instrument was acknowledged before me this _____ day of _____, 2020 by Jason Felipe Gutierrez Sandoval.

_____
Notary Public

My Commission Expires: _____

STATE OF ARIZONA)
: ss.
COUNTY OF PIMA)

The foregoing instrument was acknowledged before me this 3rd day of December, 2020 by Benjamin Lugo

LILLIAN K. VASQUEZ
NOTARY PUBLIC - ARIZONA
ARIZONA COUNTY
COMMISSION # 565437
MY COMMISSION EXPIRES
JUNE 30, 2023

_____
Notary Public

My Commission Expires: 06/30/2023

BILL OF SALE

For good and valuable consideration, receipt of which is hereby acknowledged, Jason's Mexican Restaurant & Nightclub, LLC, an Arizona Limited Liability Company, Jason Felipe Gutierrez Sandoval and Mr Baja Fish, LLC, an Arizona limited liability Company (collectively the "Seller") hereby grants, bargains, sells, quit claims any asserted interest and transfers unto, Spece Family Ventures, LLC, a Arizona Limited Liability Company ("Purchaser") to have and to hold, the Asset, Arizona Series 6 Liquor License #06100106.

FURTHERMORE, Seller warrants it is the lawful owner of Asset, that it has the right to sell the Asset and that the Asset is free and clear of all claims and liens whatsoever. Seller further agrees to warrant, hold harmless and defend the Purchaser against any claims, liens and demands of all persons whomsoever asserted against the Asset.

'20 DEC 31 Liq. Lic. PM 2:22

DATED this 4TH day of ~~July~~, 2020.

SELLER:

Jason's Mexican Restaurant & Nightclub, LLC,
an Arizona
Limited Liability Company

By: Jason Felipe Gutierrez Sandoval
Its: Sole Member and in his personal capacity

Mr Baja Fish, LC
an Arizona Limited Liability Company

By: Benjamin Lugo
Its: Sole Member

NOTARIZATIONS FOLLOW ON NEX PAGE / / /

STATE OF ARIZONA)
: ss.
COUNTY OF PIMA)

The foregoing instrument was acknowledged before me this 4TH day of DECEMBER 2020 by Jason Felipe Gutierrez Sandoval.

Notary Public

My Commission Expires: 08/05/2021

OFFICIAL SEAL
KEVIN A KRAMBER
Notary Public - State of Arizona
PIMA COUNTY
My Comm. Expires June 5, 2021

STATE OF ARIZONA)
: ss.
COUNTY OF PIMA)

The foregoing instrument was acknowledged before me this _____ day of _____, 2020 by Benjamin Lugo

Notary Public

My Commission Expires: _____

BILL OF SALE

For good and valuable consideration, receipt of which is hereby acknowledged, Spece Family Ventures, LLC, an Arizona Limited Liability Company, ("Seller") hereby grants, bargains, sells, and quit claims all title and interest to and transfers unto, Nana's Kitchen, LLC, a Arizona Limited Liability Company ("Purchaser") to have and to hold, the Asset known as, Arizona Series 6 Liquor License #06100106.

DATED this 10 day of February, 2021.

SELLER:

By: R. Ronnie Spece
Its: Member

By: Christian M. Spece
Its: Member

21 FEB 18 PM 1:32 DM1106

STATE OF ARIZONA)
: ss.
COUNTY OF PIMA)

The foregoing instrument was acknowledged before me this 10th day of February 2021 by R. Ronnie Spece.

Notary Public

My Commission Expires: 03/30/2024

ALYSSA J FIGUEROA
Notary Public - Arizona
Pima County
Commission # 579803
My Comm. Expires Mar 30, 2024

STATE OF ARIZONA)
: ss.
COUNTY OF PIMA)

The foregoing instrument was acknowledged before me this 10th day of February 2021 by Christian M. Spece.

Notary Public

My Commission Expires: 03/30/2024

ALYSSA J FIGUEROA
Notary Public - Arizona
Pima County
Commission # 579803
My Comm. Expires Mar 30, 2024

State of Arizona
Department of Liquor Licenses and Control
800 W. Washington 5th Floor
Phoenix, AZ 85007
(602) 542-5141

ARIZONA STATEMENT OF CITIZENSHIP OR ALIEN STATUS FOR STATE PUBLIC BENEFITS

Title IV of the federal Personal Responsibility and Work Opportunity Reconciliation Act of 1996 (the "Act"), 8 U.S.C. § 1621, provides that, with certain exceptions, only United States citizens, United States non-citizen nationals, non-exempt "qualified aliens" (and sometimes only particular categories of qualified aliens), nonimmigrant, and certain aliens paroled into the United States are eligible to receive state, or local public benefits. With certain exceptions, a professional license and commercial license issued by a State agency is a State public benefit.

Arizona Revised Statutes § 41-1080 requires, in general, that a person applying for a license must submit documentation to the license agency that satisfactorily demonstrates the applicant's presence in the United States is authorized under federal law.

Directions: All applicants must complete Sections I, II, and IV. Applicants who are not U.S. citizens or nationals must also complete Section III.

Submit this completed form and a copy of one or more document(s) from the attached "Evidence of U.S. Citizenship, U.S. National Status, or Alien Status" with your application for license or renewal. If the document you submit does not contain a photograph, you must also provide a government issued document that contains your photograph. You must submit supporting legal documentation (i.e. marriage certificate) if the name on your evidence is not the same as your current legal name.

SECTION I – APPLICANT INFORMATION

INDIVIDUAL OWNER/AGENT NAME (Print or type) JAVIER ANDRES TERAN

'21 APR 26 Liq. Lic. #1180

SECTION II – CITIZENSHIP OR NATIONAL STATUS DECLARATION

Are you a citizen or national of the United States? ☒ Yes ☐ No

If **Yes**, indicate place of birth:

City DOUGLAS State (or equivalent) AZ Country or Territory USA

If you answered **Yes**, 1) Attach a legible copy of a document from the attached list.

2) Name of document: AZ. DRIVERS LICENSE
Go to Section IV.

If you answered **No**, you must complete Section III and IV.

SECTION III – ALIEN STATUS DECLARATION

To be completed by applicants who are not citizens or nationals of the United States. Please indicate alien status by checking the appropriate box. Attach a legible copy of a document from the attached list or other document as evidence of your status.

_____

Name of document provided

Qualified Alien Status (8 U.S.C.§§ 1621(a)(1),-1641(b) and (c))

☐ 1. An alien lawfully admitted for permanent residence under the Immigration and Nationality Act (INA)

☐ 2. An alien who is granted asylum under Section 208 of the INA.

☐ 3. A refugee admitted to the United States under Section 207 of the INA.

☐ 4. An alien paroled into the United States for at least one year under Section 212(d)(5) of the INA.

☐ 5. An alien whose deportation is being withheld under Section 243(h) of the INA.

☐ 6. An alien granted conditional entry under Section 203(a)(7) of the INA as in effect prior to April 1, 1980.

☐ 7. An alien who is a Cuban/Haitian entrant.

☐ 8. An alien who has, or whose child or child's parent is a "battered alien" or an alien subject to extreme cruelty in the United States.

Nonimmigrant Status (8 U.S.C. § 1621(a)(2))

☐ 9. A nonimmigrant under the Immigration and Nationality Act [8 U.S.C § 1101 et seq.] Non immigrants are persons who have temporary status for a specific purpose. See 8 U.S.C § 1101(a)(15).

Alien Paroled into the United States for Less Than One Year (8 U.S.C. § 1621(a)(3))

☐ 10. An alien paroled into the United States for less than one year under Section 212(d)(5) of the INA

Other Persons (8 U.S.C § 1621(c)(2)(A) and (C)

☐ 11. A nonimmigrant whose visa for entry is related to employment in the United States, or

☐ 12. A citizen of a freely associated state, if section 141 of the applicable compact of free association approved in Public Law 99-239 or 99-658 (or a successor provision) is in effect [Freely Associated States include the Republic of the Marshall Islands, Republic of Palau and the Federate States of Micronesia, 48 U.S.C. § 1901 *et seq.*];

☐ 13. A foreign national not physically present in the United States.

Otherwise Lawfully Present

☐ 14. A person not described in categories 1-13 who is otherwise lawfully present in the United States.

PLEASE NOTE: The federal Personal Responsibility and Work Opportunity Reconciliation Act may make persons who fall into this category ineligible for licensure. See 8 U.S.C. § 1621(a).

SECTION IV - DECLARATION

All applicants must complete this section.
I declare under penalty of perjury under the laws of the state of Arizona that the answers and evidence I have given are true and correct to the best of my knowledge.

JAVIER ANDRES TERAN
Individual Owner/Agent Printed Name

Individual Owner/Agent Signature

3-10-2021
Today's Date

EVIDENCE OF U.S. CITIZENSHIP, U.S. NATIONAL STATUS, OR ALIEN STATUS

You must submit supporting legal documentation (i.e. marriage certificate) if the name on your evidence is not the same as your current legal name.

Evidence showing authorized presence in the United State includes the following:

1. An Arizona driver license issued after 1996 or an Arizona non-operating identification card.
2. A driver license issued by a state that verifies lawful presence in the United States.
3. A birth certificate or delayed birth certificate showing birth in one of the 50 states, the District of Columbia, Puerto Rico (on or after January 13, 1941), Guam, the U.S. Virgin Islands (on or after January 17, 1917), American Samoa, or the Northern Mariana Islands (on or after November 4, 1986, Northern Mariana Islands local time)
4. A United States certificate of birth abroad.
5. A United States passport. ***Passport must be signed***
6. A foreign passport with a United States visa.
7. An I-94 form with a photograph.
8. A United States citizenship and immigration services employment authorization document or refugee travel document.
9. A United States certificate of naturalization.
10. A United States certificate of citizenship.
11. A tribal certificate of Indian blood.
12. A tribal or bureau of Indian affairs affidavit of birth.
13. Any other license that is issued by the federal government, any other state government, an agency of this state or a political subdivision of this state that requires proof of citizenship or lawful alien status before issuing the license.

Arizona Department of Liquor Licenses and Control
800 W Washington 5th Floor
Phoenix, AZ 85007-2934
www.azliquor.gov
(602) 542-5141

805007

QUESTIONNAIRE

A.R.S.§4-202, 4-210
Type or Print with Black Ink

The fees allowed by R19-1-102 will be charged for all dishonored checks.

ATTENTION APPLICANT: This is a legally binding document. Please type or print in **black ink**. An investigation of your background will be conducted. Incomplete applications will not be accepted. False or misleading answers may result in the denial or revocation of a license or permit and could result in criminal prosecution.

Attention local governments: Social security and birth date information is confidential. This information may be given to law enforcement agencies for background checks only.

QUESTIONNAIRE IS TO BE COMPLETED BY EACH CONTROLLING PERSON, AGENT AND MANAGER BEING DISCLOSED TO THE DEPARTMENT. EACH PERSON COMPLETING THIS FORM MUST SUBMIT A BLUE OR BLACK LINED FINGERPRINT CARD ALONG WITH A $22 FEE. FINGERPRINTS MUST BE DONE BY A LAW ENFORCEMENT AGENCY OR BONA FIDE FINGERPRINT SERVICE. FOR AN ADDITIONAL $13 FEE, FINGERPRINTS MAY BE DONE AT THE DEPARTMENT OF LIQUOR WHEN ACCOMPANIED BY A COMPLETED APPLICATION.

'21 APR 26 Liq. Lic. RMI 1:19

Liquor License#: 142044

1. Check the Appropriate Box →

☐ Controlling Person ☒ Agent ☐ Premises Manager (complete all questions except #12)

2. Name: IBRAN (Last) JAVIER (First) ANDRES (Middle) Birth Date: [redacted] (NOT a public record)

3. Social Security #: [redacted] Driver License#: [redacted] State: ARIZONA

4. Place of birth: DOUGLAS (City) AZ (State) USA (COUNTRY (not county)) Height: 5'11" Weight: 280 Eyes: BRO Hair: BLK

5. Name of current/most recent spouse: IBRAN (Last) SANDRA (First) ALISA (Middle) Birth Date: [redacted] (NOT a public record)

6. Are you a bona fide resident of Arizona? ☒ Yes ☐ No If yes, what is your date of residency: 04/1977

7. Daytime telephone number: [redacted] E-mail address: [redacted]

8. Business Name: NANA'S KITCHEN Business Phone: 520/395/2508

9. Business Location Address: 8225 N. COURTNEY PAGE WAY #129 (Street (do not use PO Box)) MARANA (City) AZ (State) PIMA (County) 85743 (Zip)

10. List your employment or type of business during the past five (5) years. If unemployed, retired, or student, list residence address.

FROM Month/Year	TO Month/Year	DESCRIBE POSITION OR BUSINESS	EMPLOYERS NAME OR NAME OF BUSINESS (Street Address, City, State & Zip)
04/2012	CURRENT	MANAGER	NANA'S KITCHEN 8225 N. COURTNEY PAGE WAY #129 MARANA, AZ 85743

(ATTACH ADDITIONAL SHEET IF NECESSARY)

11. Provide your residence address information for the last five (5) years: *A.R.S. §4-202(D)*

FROM Month/Year	TO Month/Year	RESIDENTIAL Street Address
06/2006	CURRENT	[redacted]

(ATTACH ADDITIONAL SHEET IF NECESSARY)

12. As a Controlling Person or Agent, will you be physically present and operating the licensed premises? If you answered YES, then answer **#13 below. If NO, skip to #14.** ☒ Yes ☐ No

13. Have you attended a DLLC approved Basic & Management Liquor Law Training Course within the past 3 years? ☐ Yes ☒ No

14. Have you been cited, arrested, indicted, convicted, or summoned into court for violation of ANY criminal law or ordinance, regardless of the disposition, even if dismissed or expunged, within the past five (5) years? ☐ Yes ☒ No

15. Are there ANY administrative law citations, compliance actions or consents, criminal arrests, indictments or summonses pending against you? (Do not include civil traffic tickets.) *A.R.S.§4-202,4-210* ☐ Yes ☒ No

16. Has anyone EVER obtained a judgement against you the subject of which involved fraud or misrepresentation? ☐ Yes ☒ No

17. Have you had a liquor application or license rejected, denied, revoked or suspended in or outside of Arizona within the last five years? *A.R.S.§4-202(D)* ☐ Yes ☒ No

18. Has an entity in which you are or have been a controlling person had an application or license rejected, denied, revoked or suspended in or outside of Arizona within the last five years? *A.R.S.§4-202(D)* ☐ Yes ☒ No

If you answered "YES" to any Question 14 through 18 YOU MUST attach a signed statement. Give complete details including dates, agencies involved and dispositions.

CHANGES TO QUESTIONS 14-18 MAY NOT BE ACCEPTED

NOTARY

I (Print Full Name) JAVIER ANDRES TEMAN hereby declare that I am the Agent/ Controlling Person / Premises Manager filing this application. I have read this document and verify the contents and all statements are true, correct and complete, to the best of my knowledge.

Signature: _____

State of Arizona County of Pima

The foregoing instrument was acknowledged before me this

My Commission Expires on: 06/05/2021 Date

10th Day of March, 2021
Day Month Year

OFFICIAL SEAL
KEVIN A KRAMBER
Notary Public - State of Arizona
PIMA COUNTY
My Comm. Expires June 5, 2021

_____
Signature of Notary

The Licensee has authorized the person named on this questionnaire to act as manager for the above License.

PRINT NAME: _____ SIGNATURE: _____

Arizona Department of Liquor Licenses and Control
800 W Washington 5th Floor
Phoenix, AZ 85007-2934
www.azliquor.gov
(602) 542-5141

QUESTIONNAIRE

A.R.S.§4-202, 4-210
Type or Print with Black Ink

805.002

The fees allowed by R19-1-102 will be charged for all dishonored checks.

ATTENTION APPLICANT: This is a legally binding document. Please type or print in black ink. An investigation of your background will be conducted. Incomplete applications will not be accepted. False or misleading answers may result in the denial or revocation of a license or permit and could result in criminal prosecution.

Attention local governments: Social security and birth date information is confidential. This information may be given to law enforcement agencies for background checks only.

QUESTIONNAIRE IS TO BE COMPLETED BY EACH CONTROLLING PERSON, AGENT AND MANAGER BEING DISCLOSED TO THE DEPARTMENT. EACH PERSON COMPLETING THIS FORM MUST SUBMIT A BLUE OR BLACK LINED FINGERPRINT CARD ALONG WITH A $22 FEE. FINGERPRINTS MUST BE DONE BY A LAW ENFORCEMENT AGENCY OR BONA FIDE FINGERPRINT SERVICE. FOR AN ADDITIONAL $13 FEE, FINGERPRINTS MAY BE DONE AT THE DEPARTMENT OF LIQUOR WHEN ACCOMPANIED BY A COMPLETED APPLICATION.

21 APR 26 Liq. Lic. #11120

Liquor License#: 142044

1. Check the Appropriate Box → ☒ Controlling Person ☐ Agent ☐ Premises Manager (complete all questions except #12)

2. Name: TERAN (Last) SANDRA (First) ALISA (Middle) Birth Date: [redacted] (NOT a public record)

3. Social Security #: [redacted] Driver License#: [redacted] State: ARIZONA

4. Place of birth: TUCSON (City) AZ (State) USA (COUNTRY (not county)) Height: 5'01" Weight: 150 Eyes: BRO Hair: BRO

5. Name of current/most recent spouse: TERAN (Last) JAVIER (First) ANDRES (Middle) Birth Date: [redacted] (NOT a public record)

6. Are you a bona fide resident of Arizona? ☒ Yes ☐ No If yes, what is your date of residency: 1974

7. Daytime telephone number: [redacted] E-mail address: [redacted]

8. Business Name: NANA's KITCHEN Business Phone: 520/395/2508

9. Business Location Address: 8225 N. COURTNEY PAGE WAY #129 (Street (do not use PO Box)) MARANA (City) AZ (State) PIMA (County) 85743 (Zip)

10. List your employment or type of business during the past five (5) years. If unemployed, retired, or student, list residence address.

FROM Month/Year	TO Month/Year	DESCRIBE POSITION OR BUSINESS	EMPLOYERS NAME OR NAME OF BUSINESS (Street Address, City, State & Zip)
04/2012	CURRENT	OWNER	NANA'S KITCHEN 8225 N. COURTNEY PAGE WAY #129 MARANA, AZ 85743

(ATTACH ADDITIONAL SHEET IF NECESSARY)

11. Provide your residence address information for the last five (5) years: *A.R.S. §4-202(D)*

FROM Month/Year	TO Month/Year	RESIDENTIAL Street Address
06/2006	CURRENT	[redacted]

(ATTACH ADDITIONAL SHEET IF NECESSARY)

12. As a Controlling Person or Agent, will you be physically present and operating the licensed premises? ☐Yes ☒No
If you answered YES, then answer **#13 below. If NO, skip to #14.**

13. Have you attended a DLLC approved Basic & Management Liquor Law Training Course within the past 3 years? ☐Yes ☐No
N/A

14. Have you been cited, arrested, indicted, convicted, or summoned into court for violation of ANY criminal law or ordinance, regardless of the disposition, even if dismissed or expunged, within the past five (5) years? ☐Yes ☒No

15. Are there ANY administrative law citations, compliance actions or consents, criminal arrests, indictments or summonses pending against you? (Do not include civil traffic tickets.) *A.R.S.§4-202,4-210* ☐Yes ☒No

16. Has anyone EVER obtained a judgement against you the subject of which involved fraud or misrepresentation? ☐Yes ☒No

17. Have you had a liquor application or license rejected, denied, revoked or suspended in or outside of Arizona within the last five years? *A.R.S.§4-202(D)* ☐Yes ☒No

18. Has an entity in which you are or have been a controlling person had an application or license rejected, denied, revoked or suspended in or outside of Arizona within the last five years? *A.R.S.§4-202(D)* ☐Yes ☒No

If you answered "YES" to any Question 14 through 18 YOU MUST attach a signed statement. Give complete details including dates, agencies involved and dispositions.

CHANGES TO QUESTIONS 14-18 MAY NOT BE ACCEPTED

NOTARY

I (Print Full Name) Sandra Alisa Teman hereby declare that I am the Agent/ Controlling Person / Premises Manager filing this application. I have read this document and verify the contents and all statements are true, correct and complete. to the best of my knowledge.

Signature: Sandra A. Teman State of Arizona County of Pima

The foregoing instrument was acknowledged before me this

My Commission Expires on: 06/05/2021 (Date)

10TH (Day) Day of March (Month), 2021 (Year)

OFFICIAL SEAL
KEVIN A KRAMBER
Notary Public - State of Arizona
PIMA COUNTY
My Comm. Expires June 5, 2021

Signature of Notary

The Licensee has authorized the person named on this questionnaire to act as manager for the above License.

PRINT NAME: _____ SIGNATURE: _____

Certificate #_____

- [x] On-sale
- [ ] Off-sale
- [ ] On- and off-sale

Certificate of Completion
For
Title 4 **BASIC** Liquor Law Training

A Certificate of Completion must be on a form provided by the Arizona Department of Liquor. Certificates are completed by a state-approved training provider and, when issued, the Certificate is signed by the course participant.

The State requires BASIC Title 4 training only as a prerequisite for MANAGEMENT Title 4 training or as a result of a liquor law violation. Persons required to have BASIC Title 4 training are listed at the base of this Certificate. Licensees sometimes require BASIC Title 4 Training a condition of employment.

A replacement Certificate of Completion for Title 4 training must be available through the training provider for two years after the training completion date.

Student Information

JAVIER TERAN
Full Name (please print)

Signature

MARCH 15, 2021
Training Completion Date

MARCH 15, 2024
Certificate Expiration Date
(three years from completion date)

21 APR 26 LIM. LIC. #11120

Training Provider Information

AZLiquorTraining.com
Company Name

536 East Wagon Bluff Drive, Tucson, AZ 85704
Mailing Address

(520) 235-5684
Daytime Contact Phone Number

I, KEVIN A. KRAMBER, certify that the above named individual did successfully complete
Instructor Name (please print)
Title 4 BASIC Training in accordance with A.R.S. §4-112(G)(2) and Arizona Administrative Code (A.A.C.)R19-1-103 using training course content and materials approved by the Arizona Department of Liquor Licenses and Control. I understand that misuse of this Certificate of Completion can result in the revocation of State-approval for the Title 4 Training Provider named in this section as provided by A.A.C. R19-1-103(E) and (F).

Instructor Signature

15 / 03 / 2021
Day Mo Year

Persons required to complete BASIC & MANAGEMENT Title 4 training: 1) owner(s) actively involved in the daily business operations of a liquor-licensed business of a series listed below
2) licensees, agents and managers actively involved in the daily business operations of a liquor-licensed business of a series listed below

In-state Microbrewery (series 3)	Government (series 5)	Bar (series 6)	Beer & Wine Bar (series 7)
Conveyance (series 8)	Liquor Store (series 9)	Private Club (series 14)	Hotel/Motel w/restaurant (series 11)
Restaurant (series 12)	In-state Farm Winery (series 13)		Beer & Wine Store (series 10)

Liquor license applications (initial and renewal) are not complete until valid Certificates of Completion for all required persons have been submitted to the Department of Liquor.

The questionnaire (which designates a manager to a location) and the agent change form (which assigns a new agent to active liquor licenses) are not complete until valid Certificates of Completion for all required persons have been submitted to the Department of Liquor.

July 11, 2013

Certificate #_____

Certificate of Completion
For
Title 4 **MANAGEMENT** Liquor Law Training

A Certificate of Completion must be on a form provided by the Arizona Department of Liquor. Certificates are completed by a state-approved training provider and, when issued, the Certificate is signed by the course participant.

Basic Title 4 training is a prerequisite for MANAGEMENT Title 4 training. A valid Certificate of Completion for BASIC Title 4 training must be on file at the Department of Liquor and satisfactory completion of a State-approved BASIC Title 4 course must be verified by the training provider prior to issuing a Certificate of Completion for MANAGEMENT Title 4 training.

A replacement Certificate of Completion for Title 4 training must be available through the training provider for two years after the training completion date.

Student Information

JAVIER TERAN
Full Name (please print)

Signature

MARCH 15, 2021
Training Completion Date

MARCH 15, 2024
Certificate Expiration Date
(three years from completion date)

'21 APR 26 Liq. Lic. #1120

Training Provider Information

AZLiquorTraining.com
Company Name

536 East Wagon Bluff Drive, Tucson, AZ 85704
Mailing Address

(520) 235-5684
Daytime Contact Phone Number

I, KEVIN A. KRAMBER, certify that the above named individual did successfully complete
Instructor Name (please print)
Title 4 MANAGEMENT Training in accordance with A.R.S. §4-112(G)(2) and Arizona Administrative Code (A.A.C.)R19-1-103 using training course content and materials approved by the Arizona Department of Liquor Licenses and Control. I understand that misuse of this Certificate of Completion can result in the revocation of State-approval for the Title 4 Training Provider named in this section as provided by A.A.C. R19-1-103(E) and (F).

Instructor Signature

15 / 03 / 2021
Day Mo Year

Persons required to complete BASIC & MANAGEMENT Title 4 training: 1) owner(s) actively involved in the daily business operations of a liquor-licensed business of a series listed below
2) licensees, agents and managers actively involved in the daily business operations of a liquor-licensed business of a series listed below

In-state Microbrewery (series 3)	Government (series 5)	Bar (series 6)	Beer & Wine Bar (series 7)
Conveyance (series 8)	Liquor Store (series 9)	Private Club (series 14)	Hotel/Motel w/restaurant (series 11)
Restaurant (series 12)	In-state Farm Winery (series 13)		Beer & Wine Store (series 10)

Liquor license applications (initial and renewal) are not complete until valid Certificates of Completion for all required persons have been submitted to the Department of Liquor.

The questionnaire (which designates a manager to a location) and the agent change form (which assigns a new agent to active liquor licenses) are not complete until valid Certificates of Completion for all required persons have been submitted to the Department of Liquor.

July 11, 2013

Arizona Department of Liquor Licenses and Control
800 W Washington 5th Floor
Phoenix, AZ 85007-2934
www.azliquor.gov
(602) 542-5141

AFFIDAVIT OF POSTING

Date of Posting: April 29, 2021 Date of Posting Removal: 5/19/21

Applicant's Name: Teran (Last) Javier (First) Andres (Middle)

Business Address: 8225 W Courtney Page Wy Ste 129 (Street) Tucson (City) 85743 (Zip)

License #: 06100106/142044

I hereby certify that pursuant to A.R.S. 4-201, I posted notice in a conspicuous place on the premises proposed to be licensed by the above applicant and said notice was posted for at least twenty (20) days.

JR Burns	Housing Rehabilitation Specialist	(520) 990-2496
Print Name of City/County Official	Title	Phone Number

Eddie Burns Jr — Signature

4/22/21 — Date Signed

Return this affidavit with your recommendations (i.e., Minutes of Meeting, Verbatim, etc.) or any other related documents. If you have any questions please call (602) 542-5141 and ask for the Licensing Division.

Individuals requiring ADA accommodations please call (602)542-9027

Arizona Department of Liquor Licenses and Control
800 W Washington 5th Floor
Phoenix, AZ 85007-2934
www.azliquor.gov
(602) 542-5141

Local Governing Body Recommendation
A.R.S. § 4-201(C)

1. City or Town of: Town of Marana (Circle one) Liquor License Application #: 06100106/142044 (Arizona application #)

2. County of: Pima County City/Town/County #: LL2101-11

3. If licensed establishment will operate within an "entertainment district" as described in A.R.S. §4-207(D)(2),

_____ (Name of entertainment district) _____ (Date of resolution to create the entertainment district)

A boundary map of entertainment district must be attached.

4. The Marana Town Council (Governing body) at a Regular (Regular or special) meeting held on the 1 (Day) of June (Month), 2021 (Year) considered the application of Javier Andres Teran (Name of applicant)

for a license to sell spirituous liquor at the premises described in application 06100106/142044 (Arizona liquor license application #),

for the license series #: type Series #06 Bar (i.e.: series #10: beer & wine store) as provided by A.R.S §4-201.

ORDER OF APPROVAL/DISAPPROVAL

IT IS THEREFORE ORDERED that the license APPLICATION OF Javier Andres Teran (Name of applicant)

to sell spirituous liquor of the class and in the manner designated in the application, is hereby recommended

for _____ (Approval, disapproval, or no recommendation).

TRANSMISSION OF ORDER TO STATE

IT IS FURTHER ORDERED that a certified copy of this order be immediately transmitted to the State Department of Liquor, License Division, 800 W Washington, 5th Floor, Phoenix, Arizona.

Dated at _____ (Location) on _____ (Day), _____ (Month), _____ (Year).

_____ (Printed name of city, town or county clerk) _____ (Signature of city, town or county clerk)

Individuals requiring ADA accommodations please call (602)542-9027

Series 6 Bar

The bar (series 6) liquor license is a "quota" license available only through the Liquor License Lottery or for purchase on the open market. Once issued, this liquor license is transferable from person to person and/or location to location within the same county and allows the holder both on- & off-sale retail privileges. This license allows a bar retailer to sell and serve all types of spirituous liquors, primarily by individual portions, to be consumed on the premises and in the original container for consumption on or off the premises. A retailer with off-sale ("To Go") privileges may deliver spirituous liquor off of the licensed premises in connection with a retail sale. A.R.S. § 4-206.01.F. states that after January 1, 2011, the off-sale privileges associated with a bar license shall be limited to no more than 30% of the total annual sales receipts of liquor by the licensee at that location. Payment must be made no later than the time of delivery. Off-sale ("To Go") package sales of spirituous liquor can be made on the bar premises as long as the area of off-sale operation does not utilize a separate entrance and exit from the ones provided for the bar. A hotel or motel with a Series 6 license may sell spirituous liquor in sealed containers in individual portions to its registered guests at any time by means of a minibar located in the guest rooms of registered guests. The registered guest must be at least twenty-one (21) years of age. Access to the minibar is by a key or magnetic card device and not furnished to a guest between the hours of 2:00 a.m. and 6:00 a.m.

Series 7 Beer and Wine Bar

The beer and wine bar (series 7) liquor license is a "quota" license available only through the Liquor License Lottery or for purchase on the open market. Once issued, this liquor license is transferable from person to person and/or location to location within the same county and allows the holder both on- & off-sale retail privileges. This license allows a beer and wine bar retailer to sell and serve beer and wine (no other spirituous liquors), primarily by individual portions, to be consumed on the premises and in the original container for consumption on or off the premises. A retailer with off-sale ("To Go") privileges may deliver spirituous liquor off of the licensed premises in connection with a retail sale. A.R.S. § 4-206.01.F. states that after January 1, 2011, the off-sale privileges associated with a bar license shall be limited to no more than 30% of the total annual sales receipts of liquor by the licensee at that location. Off-sale ("To Go") package sales can be made on the bar premises as long as the area of off-sale operation does not utilize a separate entrance and exit from the one provided for the bar. Payment must be made no later than the time of delivery.

Series 9 Liquor Store

The liquor store (series 9) license is a "quota" license available only through the Liquor License Lottery or for purchase on the open market. Once issued, this liquor license is transferable from person to person and/or location to location within the same county and allows a spirituous liquor store retailer to sell all types of spirituous liquors, only in the original unbroken package, to be taken away from the premises of the retailer and consumed off the premises. A retailer with off-sale privileges may deliver spirituous liquor off of the licensed premises in connection with a retail sale. Payment must be made no later than the time of delivery. Series 9 (liquor store) licensees and applicants may apply for unlimited sampling privileges by completing the Sampling Privileges form.

Series 10 Beer and Wine Store

This non-transferable, off-sale retail privileges liquor license allows a retail store to sell beer and wine (no other spirituous liquors), only in the original unbroken package, to be taken away from the premises of the retailer and consumed off the premises. A retailer with off-sale privileges may deliver spirituous liquor off of the licensed premises in connection with a retail sale. Payment must be made no later than the time of delivery. Series 10 (beer and wine store) licensees and applicants may apply for unlimited sampling privileges by completing the Sampling Privileges form.

Series 11 Hotel/Motel

This non-transferable, on-sale retail privileges liquor license allows the holder of a hotel/motel license to sell and serve all types of spirituous liquor solely for consumption on the premises of a hotel or motel that has a restaurant where food is served on the premises. The restaurant on the licensed premises must derive at least forty percent (40%) of its gross revenue from the sale of food. The holder of this license may sell spirituous liquor in sealed containers in individual portions to its registered guests at any time by means of a minibar located in the guest rooms of registered guests. The registered guest must be at least twenty-one (21) years of age. Access to the minibar is provided by a key or magnetic card device and may not be furnished to a guest between the hours of 2:00 a.m. and 6:00 a.m.

Series 12 Restaurant

This non-transferable, on-sale retail privileges liquor license allows the holder of a restaurant license to sell and serve all types of spirituous liquor solely for consumption on the premises of an establishment which derives at least forty percent (40%) of its gross revenue from the sale of food. Failure to meet the 40% food requirement may result in revocation of the license.

Council-Regular Meeting **L2**

Meeting Date: 06/01/2021

To: Mayor and Council

Submitted For: Cherry L. Lawson, Town Clerk

From: Nolette Hernandez, Records Clerk

Date: June 1, 2021

Strategic Plan Focus Area:
Community

Strategic Plan Focus Area Additional Info:
1. Leverage the Town's coordinating capability to facilitate enhanced customer interaction with multiple governmental and external agencies.

a. Ensure Marana residents and business owners experience excellent customer service interactions.

Subject: Relating to Liquor Licenses; recommendation to the Arizona Department of Liquor Licenses and Control regarding an application for an Acquisition of Control of a Series #012 Restaurant liquor license submitted by Javier Andres Teran on behalf of Nana's Kitchen, located at 8225 North Courtney Page Way Suite 129, Tucson, AZ 85743 (Cherry L. Lawson)

Discussion:

This application is for a Series #012 Restaurant liquor license at Nana's Kitchen, located at 8225 North Courtney Page Way Suite 129, Tucson, AZ 85743.

Pursuant to state law, the application was posted at the premises where the business is to be conducted. The posted notice provided that residents within a one-mile radius from the premises may file written arguments in favor of or opposed to the issuance of the license with the Town Clerk's Office within 20 days of the posting. Any written arguments received by the Clerk's Office for or against the proposed liquor license are attached to this item and will be submitted to the Department of Liquor Licenses and Control (DLLC).

Town staff has reviewed this application to determine whether the applicant is in compliance with zoning, building and other legal requirements for the business. Additionally, the Marana Police Department has conducted a local background check.

The Town Council must enter an order recommending approval or disapproval of the application within 60 days after filing of the application. Pursuant to state statute, a license will only be issued after a satisfactory showing of the capability, qualifications and reliability of the applicant and "in all proceedings before the town council, the applicant bears the burden of showing that the public convenience requires and that the best interests of the community will be substantially served by the issuance of a license."

If the Council's recommendation is for disapproval, the order must include an attachment stating the specific reasons for the recommendation of disapproval and including a summary of the testimony or other evidence supporting the recommendation.

If the Council enters an order recommending approval of the application, or makes no recommendation, then no hearing before the Arizona state liquor board will take place, unless the director of the DLLC, the liquor board or a resident within a one-mile radius from the premises requests a hearing. If the Council enters an order recommending disapproval of the application, or if the director, board or a resident within a one-mile radius from the premises requests a hearing, then the state board will hold a hearing regarding the application.

At the hearing, the state board will consider all evidence and testimony in favor of or opposed to the granting of the license. The decision of the board to either grant or deny an application will normally take place within 105 days after the application has been filed, unless the director of the DLLC deems it necessary to extend the time period.

Staff Recommendation:

Town staff recommends that an order recommending approval be submitted to the DLLC for this liquor license application.

Suggested Motion:

OPTION 1: I move to adopt and submit to the DLLC an order recommending approval of an application for an Acquisition of Control of a Series #012 Restaurant liquor license submitted by Javier Andres Teran on behalf of Nana's Kitchen, located at 8225 North Courtney Page Way Suite 129, Tucson, AZ 85743.

OPTION 2: I move to adopt and submit to the DLLC an order recommending disapproval of an application for an Acquisition of Control of a Series #012 Restaurant liquor license submitted by Javier Andres Teran on behalf of Nana's Kitchen, located at 8225 North Courtney Page Way Suite 129, Tucson, AZ 85743.

Attachments

Redacted Application
Affidavit of Posting
Local Governing Body Recommendation
Description of Common Liquor Licenses

received
04/26/2021
NH

State of Arizona
Department of Liquor Licenses and Control

Created 04/23/2021 @ 04:37:30 PM

Local Governing Body Report

LICENSE

Number:	12103901	Type:	012 RESTAURANT
Name:	NANA'S KITCHEN		
State:	Pending		
Issue Date:		Expiration Date:	09/30/2021
Original Issue Date:	09/23/2008		
Location:	8225 N COURTNEY PAGE WAY #129 MARANA, AZ 85743 USA		
Mailing Address:	8225 N COURTNEY PAGE WAY #129 MARANA, AZ 85743 USA		
Phone:	(520)395-2508		
Alt. Phone:	[redacted]		
Email:	[redacted]		

Currently, this license has pending applications.

AGENT

Name:	JAVIER ANDRES TERAN
Gender:	Male
Correspondence Address:	8225 N COURTNEY PAGE WAY #129 MARANA, AZ 85743 USA
Phone:	[redacted]
Alt. Phone:	
Email:	[redacted]

OWNER

Name:	NANA'S KITCHEN LLC
Contact Name:	JAVIER ANDRES TERAN
Type:	LIMITED LIABILITY COMPANY
AZ CC File Number:	L14209749 State of Incorporation: AZ
Incorporation Date:	01/11/2008
Correspondence Address:	8225 N COURTNEY PAGE WAY #129 MARANA, AZ 85743 USA
Phone:	[redacted]
Alt. Phone:	
Email:	[redacted]

Officers / Stockholders

Name:	Title:	% Interest:
SANDRA ALISA TERAN	Managing Member	100.00

NANA'S KITCHEN LLC - Managing Member

Name:	SANDRA ALISA TERAN
Gender:	Female
Correspondence Address:	8225 N COURTNEY PAGE WAY #129 MARANA, AZ 85743 USA
Phone:	[redacted]
Alt. Phone:	
Email:	[redacted]

APPLICATION INFORMATION

Application Number:	148881
Application Type:	Acquisition of Control
Created Date:	04/23/2021 Selena

QUESTIONS & ANSWERS

012 Restaurant

3) Have you submitted questionnaires? Each person listed must submit a questionnaire and mail in a fingerprint card along with a $22. processing fee per card.

Yes

4) Does the Business location address have a street address for a City or Town but is actually in the boundaries of another City, Town or Tribal Reservation?

No

April 15, 2021

Ms. Selena Gonzalez
Arizona Department of Liquor
800 West Washington
5th Floor
Phoenix, Arizona 85007

Re: "Nana's Kitchen", 8225 North Courtney Page Way #129, Marana, Arizona
Pima County Liquor License 12103901

Dear Ms. Gonzalez,

Please accept this letter as a written request to remove the previous Member of the Limited Liability Company as they have been removed from the Limited Liability Company.

-Javier Teran

The new membership and Membership Interest in the Limited Liability Company allocation should be as follows:

-Sandra Teran, Manager/Member **100%**

Please let me know if there is anything else you may require. Thank you for your time in this matter.

Sincerely,

Sandra Teran 4/15/2021

Sandra Teran
Incoming and new manager and Member
Nana's Kitchen, LLC

Date

21 APR 20 LIQ. LIC. PM 4:44

Arizona Department of Liquor Licenses and Control
800 W Washington 5th Floor
Phoenix, AZ 85007-2934
www.azliquor.gov
(602) 542-5141

805_002

QUESTIONNAIRE

A.R.S.§4-202, 4-210
Type or Print with Black Ink

The fees allowed by R19-1-102 will be charged for all dishonored checks.

ATTENTION APPLICANT: This is a legally binding document. Please type or print in **black ink**. An investigation of your background will be conducted. Incomplete applications will not be accepted. False or misleading answers may result in the denial or revocation of a license or permit and could result in criminal prosecution.

Attention local governments: Social security and birth date information is confidential. This information may be given to law enforcement agencies for background checks only.

QUESTIONNAIRE IS TO BE COMPLETED BY EACH CONTROLLING PERSON, AGENT AND MANAGER BEING DISCLOSED TO THE DEPARTMENT. EACH PERSON COMPLETING THIS FORM MUST SUBMIT A BLUE OR BLACK LINED FINGERPRINT CARD ALONG WITH A $22 FEE. FINGERPRINTS MUST BE DONE BY A LAW ENFORCEMENT AGENCY OR BONA FIDE FINGERPRINT SERVICE. FOR AN ADDITIONAL $13 FEE, FINGERPRINTS MAY BE DONE AT THE DEPARTMENT OF LIQUOR WHEN ACCOMPANIED BY A COMPLETED APPLICATION.

Liquor License#: 12103901 / 148881

1. Check the Appropriate Box → ☐ Controlling Person ☒ Agent ☐ Premises Manager (complete all questions except #12)

2. Name: IZMAN (Last) JAVIER (First) ANDRES (Middle) Birth Date: [redacted] (NOT a public record)

3. Social Security #: [redacted] Driver License#: [redacted] State: ARIZONA

4. Place of birth: DOUGLAS (City) AZ (State) USA (COUNTRY (not county)) Height: 5'11" Weight: 280 Eyes: BRO Hair: BLK

5. Name of current/most recent spouse: IZMAN (Last) SANDRA (First) ALISA (Middle) Birth Date: [redacted] (NOT a public record)

6. Are you a bona fide resident of Arizona? ☒ Yes ☐ No If yes, what is your date of residency: 04/1977

7. Daytime telephone number [redacted] E-mail address: [redacted]

8. Business Name: NANA'S KITCHEN Business Phone: 520/395/2508

9. Business Location Address: 8225 N. COURTNEY PALM WAY #129 (Street (do not use PO Box)) MARANA (City) AZ (State) PIMA (County) 85743 (Zip)

10. List your employment or type of business during the past five (5) years. If unemployed, retired, or student, list residence address.

FROM Month/Year	TO Month/Year	DESCRIBE POSITION OR BUSINESS	EMPLOYERS NAME OR NAME OF BUSINESS (Street Address, City, State & Zip)
04/2012	CURRENT	MANAGER	NANA'S KITCHEN 8225 N. COURTNEY PALM WAY #129 MARANA, AZ 85743

(ATTACH ADDITIONAL SHEET IF NECESSARY)

11. Provide your residence address information for the last five (5) years: *A.R.S. §4-202(D)*

FROM Month/Year	TO Month/Year	RESIDENTIAL Street Address
06/2006	CURRENT	[redacted]

(ATTACH ADDITIONAL SHEET IF NECESSARY)

12. As a Controlling Person or Agent, will you be physically present and operating the licensed premises? If you answered YES, then answer **#13 below. If NO, skip to #14.** ☒ Yes ☐ No

13. Have you attended a DLLC approved Basic & Management Liquor Law Training Course within the past 3 years? ☒ Yes ☐ No

14. Have you been cited, arrested, indicted, convicted, or summoned into court for violation of ANY criminal law or ordinance, regardless of the disposition, even if dismissed or expunged, within the past five (5) years? ☐ Yes ☒ No

15. Are there ANY administrative law citations, compliance actions or consents, criminal arrests, indictments or summonses pending against you? (Do not include civil traffic tickets.) *A.R.S.§4-202,4-210* ☐ Yes ☒ No

16. Has anyone EVER obtained a judgement against you the subject of which involved fraud or misrepresentation? ☐ Yes ☒ No

17. Have you had a liquor application or license rejected, denied, revoked or suspended in or outside of Arizona within the last five years? *A.R.S.§4-202(D)* ☐ Yes ☒ No

18. Has an entity in which you are or have been a controlling person had an application or license rejected, denied, revoked or suspended in or outside of Arizona within the last five years? *A.R.S.§4-202(D)* ☐ Yes ☒ No

If you answered "YES" to any Question 14 through 18 YOU MUST attach a signed statement. Give complete details including dates, agencies involved and dispositions.

CHANGES TO QUESTIONS 14-18 MAY NOT BE ACCEPTED

NOTARY

I **(Print Full Name)** Kevin Andrés Kramer hereby declare that I am the Agent/ Controlling Person / Premises Manager filing this application. I have read this document and verify the contents and all statements are true, correct and complete, to the best of my knowledge.

Signature: _____

My Commission Expires on: 06/05/2021 **Date**

OFFICIAL SEAL
KEVIN A KRAMBER
Notary Public - State of Arizona
PIMA COUNTY
My Comm. Expires June 5, 2021

State of Arizona County of Pima

The foregoing instrument was acknowledged before me this

6TH **Day** of April **Month**, 2021 **Year**

_____
Signature of Notary

The Licensee has authorized the person named on this questionnaire to act as manager for the above License.

PRINT NAME: _____ **SIGNATURE:** _____

State of Arizona
Department of Liquor Licenses and Control
800 W. Washington 5th Floor
Phoenix, AZ 85007
(602) 542-5141

ARIZONA STATEMENT OF CITIZENSHIP OR ALIEN STATUS FOR STATE PUBLIC BENEFITS

Title IV of the federal Personal Responsibility and Work Opportunity Reconciliation Act of 1996 (the "Act"), 8 U.S.C. § 1621, provides that, with certain exceptions, only United States citizens, United States non-citizen nationals, non-exempt "qualified aliens" (and sometimes only particular categories of qualified aliens), nonimmigrant, and certain aliens paroled into the United States are eligible to receive state, or local public benefits. With certain exceptions, a professional license and commercial license issued by a State agency is a State public benefit.

Arizona Revised Statutes § 41-1080 requires, in general, that a person applying for a license must submit documentation to the license agency that satisfactorily demonstrates the applicant's presence in the United States is authorized under federal law.

Directions: All applicants must complete Sections I, II, and IV. Applicants who are not U.S. citizens or nationals must also complete Section III.

Submit this completed form and a copy of one or more document(s) from the attached "Evidence of U.S. Citizenship, U.S. National Status, or Alien Status" with your application for license or renewal. If the document you submit does not contain a photograph, you must also provide a government issued document that contains your photograph. You must submit supporting legal documentation (i.e. marriage certificate) if the name on your evidence is not the same as your current legal name.

SECTION I – APPLICANT INFORMATION

INDIVIDUAL OWNER/AGENT NAME (Print or type) Javier Andres Teran

SECTION II – CITIZENSHIP OR NATIONAL STATUS DECLARATION

Are you a citizen or national of the United States? ☒ Yes ☐ No

If **Yes**, indicate place of birth:

City Douglas State (or equivalent) AZ Country or Territory USA

If you answered **Yes**, 1) Attach a legible copy of a document from the attached list.

2) Name of document: Az. Drivers License
Go to Section IV.

If you answered **No**, you must complete Section III and IV.

21 APR 23 Liq. Lic. AM 8:44

SECTION III – ALIEN STATUS DECLARATION

To be completed by applicants who are not citizens or nationals of the United States. Please indicate alien status by checking the appropriate box. Attach a legible copy of a document from the attached list or other document as evidence of your status.

_____

Name of document provided

Qualified Alien Status (8 U.S.C.§§ 1621(a)(1),-1641(b) and (c))

☐ 1. An alien lawfully admitted for permanent residence under the Immigration and Nationality Act (INA)

☐ 2. An alien who is granted asylum under Section 208 of the INA.

☐ 3. A refugee admitted to the United States under Section 207 of the INA.

☐ 4. An alien paroled into the United States for at least one year under Section 212(d)(5) of the INA.

☐ 5. An alien whose deportation is being withheld under Section 243(h) of the INA.

☐ 6. An alien granted conditional entry under Section 203(a)(7) of the INA as in effect prior to April 1, 1980.

☐ 7. An alien who is a Cuban/Haitian entrant.

☐ 8. An alien who has, or whose child or child's parent is a "battered alien" or an alien subject to extreme cruelty in the United States.

Nonimmigrant Status (8 U.S.C. § 1621(a)(2))

☐ 9. A nonimmigrant under the Immigration and Nationality Act [8 U.S.C § 1101 et seq.] Non immigrants are persons who have temporary status for a specific purpose. See 8 U.S.C § 1101(a)(15).

Alien Paroled into the United States for Less Than One Year (8 U.S.C. § 1621(a)(3))

☐ 10. An alien paroled into the United States for less than one year under Section 212(d)(5) of the INA

Other Persons (8 U.S.C § 1621(c)(2)(A) and (C)

☐ 11. A nonimmigrant whose visa for entry is related to employment in the United States, or

☐ 12. A citizen of a freely associated state, if section 141 of the applicable compact of free association approved in Public Law 99-239 or 99-658 (or a successor provision) is in effect [Freely Associated States include the Republic of the Marshall Islands, Republic of Palau and the Federate States of Micronesia, 48 U.S.C. § 1901 *et seq.*];

☐ 13. A foreign national not physically present in the United States.

Otherwise Lawfully Present

☐ 14. A person not described in categories 1-13 who is otherwise lawfully present in the United States.

PLEASE NOTE: The federal Personal Responsibility and Work Opportunity Reconciliation Act may make persons who fall into this category ineligible for licensure. See 8 U.S.C. § 1621(a).

SECTION IV - DECLARATION

All applicants must complete this section.
I declare under penalty of perjury under the laws of the state of Arizona that the answers and evidence I have given are true and correct to the best of my knowledge.

Javier Andres Tovar
Individual Owner/Agent Printed Name

Individual Owner/Agent Signature

4-6-2021.
Today's Date

EVIDENCE OF U.S. CITIZENSHIP, U.S. NATIONAL STATUS, OR ALIEN STATUS

You must submit supporting legal documentation (i.e. marriage certificate) if the name on your evidence is not the same as your current legal name.

Evidence showing authorized presence in the United State includes the following:

1. An Arizona driver license issued after 1996 or an Arizona non-operating identification card.
2. A driver license issued by a state that verifies lawful presence in the United States.
3. A birth certificate or delayed birth certificate showing birth in one of the 50 states, the District of Columbia, Puerto Rico (on or after January 13, 1941), Guam, the U.S. Virgin Islands (on or after January 17, 1917), American Samoa, or the Northern Mariana Islands (on or after November 4, 1986, Northern Mariana Islands local time)
4. A United States certificate of birth abroad.
5. A United States passport. ***Passport must be signed***
6. A foreign passport with a United States visa.
7. An I-94 form with a photograph.
8. A United States citizenship and immigration services employment authorization document or refugee travel document.
9. A United States certificate of naturalization.
10. A United States certificate of citizenship.
11. A tribal certificate of Indian blood.
12. A tribal or bureau of Indian affairs affidavit of birth.
13. Any other license that is issued by the federal government, any other state government, an agency of this state or a political subdivision of this state that requires proof of citizenship or lawful alien status before issuing the license.

Certificate #_____

- [x] On-sale
- [ ] Off-sale
- [ ] On- and off-sale

Certificate of Completion
For
Title 4 **BASIC** Liquor Law Training

A Certificate of Completion must be on a form provided by the Arizona Department of Liquor. Certificates are completed by a state-approved training provider and, when issued, the Certificate is signed by the course participant.

The State requires BASIC Title 4 training only as a prerequisite for MANAGEMENT Title 4 training or as a result of a liquor law violation. Persons required to have BASIC Title 4 training are listed at the base of this Certificate. Licensees sometimes require BASIC Title 4 Training a condition of employment.

A replacement Certificate of Completion for Title 4 training must be available through the training provider for two years after the training completion date.

Student Information

JAVIER TRAN
Full Name (please print)

Signature

MARCH 15, 2021
Training Completion Date

MARCH 15, 2024
Certificate Expiration Date
(three years from completion date)

21 APR 23 LIQ. LIC. PM 4:44

Training Provider Information

AZLiquorTraining.com
Company Name

536 East Wagon Bluff Drive, Tucson, AZ 85704
Mailing Address

(520) 235-5684
Daytime Contact Phone Number

I, KEVIN A. KRAMBER, certify that the above named individual did successfully complete
Instructor Name (please print)
Title 4 BASIC Training in accordance with A.R.S. §4-112(G)(2) and Arizona Administrative Code (A.A.C.)R19-1-103 using training course content and materials approved by the Arizona Department of Liquor Licenses and Control. I understand that misuse of this Certificate of Completion can result in the revocation of State-approval for the Title 4 Training Provider named in this section as provided by A.A.C. R19-1-103(E) and (F).

Instructor Signature

15 / 03 / 2021
Day Mo Year

Persons required to complete BASIC & MANAGEMENT Title 4 training: 1) owner(s) actively involved in the daily business operations of a liquor-licensed business of a series listed below
2) licensees, agents and managers actively involved in the daily business operations of a liquor-licensed business of a series listed below

In-state Microbrewery (series 3)	Government (series 5)	Bar (series 6)	Beer & Wine Bar (series 7)
Conveyance (series 8)	Liquor Store (series 9)	Private Club (series 14)	Hotel/Motel w/restaurant (series 11)
Restaurant (series 12)	In-state Farm Winery (series 13)		Beer & Wine Store (series 10)

Liquor license applications (initial and renewal) are not complete until valid Certificates of Completion for all required persons have been submitted to the Department of Liquor.

The questionnaire (which designates a manager to a location) and the agent change form (which assigns a new agent to active liquor licenses) are not complete until valid Certificates of Completion for all required persons have been submitted to the Department of Liquor.

July 11, 2013

Certificate #_____

Certificate of Completion
For
Title 4 **MANAGEMENT** Liquor Law Training

A Certificate of Completion must be on a form provided by the Arizona Department of Liquor. Certificates are completed by a state-approved training provider and, when issued, the Certificate is signed by the course participant.

Basic Title 4 training is a prerequisite for MANAGEMENT Title 4 training. A valid Certificate of Completion for BASIC Title 4 training must be on file at the Department of Liquor and satisfactory completion of a State-approved BASIC Title 4 course must be verified by the training provider prior to issuing a Certificate of Completion for MANAGEMENT Title 4 training.

A replacement Certificate of Completion for Title 4 training must be available through the training provider for two years after the training completion date.

Student Information

JAVIER TERAN
Full Name (please print)

Signature

MARCH 15, 2021
Training Completion Date

MARCH 15, 2024
Certificate Expiration Date
(three years from completion date)

'21 APR 23 1:49 LIC. PM 4:44

Training Provider Information

AZLiquorTraining.com
Company Name

536 East Wagon Bluff Drive, Tucson, AZ 85704
Mailing Address

(520) 235-5684
Daytime Contact Phone Number

I, KEVIN A. KRAMBER, certify that the above named individual did successfully complete
Instructor Name (please print)
Title 4 MANAGEMENT Training in accordance with A.R.S. §4-112(G)(2) and Arizona Administrative Code (A.A.C.)R19-1-103 using training course content and materials approved by the Arizona Department of Liquor Licenses and Control. I understand that misuse of this Certificate of Completion can result in the revocation of State-approval for the Title 4 Training Provider named in this section as provided by A.A.C. R19-1-103(E) and (F).

Instructor Signature

15 / 03 / 2021
Day Mo Year

Persons required to complete BASIC & MANAGEMENT Title 4 training: 1) owner(s) actively involved in the daily business operations of a liquor-licensed business of a series listed below
2) licensees, agents and managers actively involved in the daily business operations of a liquor-licensed business of a series listed below

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Conveyance (series 8)	Liquor Store (series 9)	Private Club (series 14)	Hotel/Motel w/restaurant (series 11)
Restaurant (series 12)	In-state Farm Winery (series 13)		Beer & Wine Store (series 10)

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The questionnaire (which designates a manager to a location) and the agent change form (which assigns a new agent to active liquor licenses) are not complete until valid Certificates of Completion for all required persons have been submitted to the Department of Liquor.

July 11, 2013

Arizona Department of Liquor Licenses and Control
800 W Washington 5th Floor
Phoenix, AZ 85007-2934
www.azliquor.gov
(602) 542-5141

805-002

QUESTIONNAIRE

A.R.S.§4-202, 4-210
Type or Print with Black Ink

The fees allowed by R19-1-102 will be charged for all dishonored checks.

ATTENTION APPLICANT: This is a legally binding document. Please type or print in **black ink**. An investigation of your background will be conducted. Incomplete applications will not be accepted. False or misleading answers may result in the denial or revocation of a license or permit and could result in criminal prosecution.

Attention local governments: Social security and birth date information is confidential. This information may be given to law enforcement agencies for background checks only.

QUESTIONNAIRE IS TO BE COMPLETED BY EACH CONTROLLING PERSON, AGENT AND MANAGER BEING DISCLOSED TO THE DEPARTMENT. EACH PERSON COMPLETING THIS FORM MUST SUBMIT A BLUE OR BLACK LINED FINGERPRINT CARD ALONG WITH A $22 FEE. FINGERPRINTS MUST BE DONE BY A LAW ENFORCEMENT AGENCY OR BONA FIDE FINGERPRINT SERVICE. FOR AN ADDITIONAL $13 FEE, FINGERPRINTS MAY BE DONE AT THE DEPARTMENT OF LIQUOR WHEN ACCOMPANIED BY A COMPLETED APPLICATION.

Liquor License#: 12103901 / 148881

1. Check the Appropriate Box → ☒ Controlling Person ☐ Agent ☐ Premises Manager (complete all questions except #12)

2. Name: TEJAN (Last) SANDRA (First) ALISA (Middle) Birth Date: [redacted] (NOT a public record)

3. Social Security #: [redacted] Driver License#: [redacted] State: ARIZONA

4. Place of birth: TUCSON (City) AZ (State) USA (COUNTRY (not county)) Height: 5'01" Weight: 150 Eyes: BRO Hair: BRO

5. Name of current/most recent spouse: TEJAN (Last) JAVIER (First) ANDRES (Middle) Birth Date: [redacted] (NOT a public record)

6. Are you a bona fide resident of Arizona? ☒ Yes ☐ No If yes, what is your date of residency: 1974

7. Daytime telephone number: [redacted] E-mail address: [redacted]

8. Business Name: NANA's KITCHEN Business Phone: 520/395/2508

9. Business Location Address: 8225 N. COURTNEY PAGE WAY #129 (Street (do not use PO Box)) MARANA (City) AZ (State) PIMA (County) 85743 (Zip)

10. List your employment or type of business during the past five (5) years. If unemployed, retired, or student, list residence address.

FROM Month/Year	TO Month/Year	DESCRIBE POSITION OR BUSINESS	EMPLOYERS NAME OR NAME OF BUSINESS (Street Address, City, State & Zip)
04/2012	CURRENT	OWNER	NANA's KITCHEN 8225 N. COURTNEY PAGE WAY #129 MARANA, AZ 85743

(ATTACH ADDITIONAL SHEET IF NECESSARY)

11. Provide your residence address information for the last five (5) years: *A.R.S. §4-202(D)*

FROM Month/Year	TO Month/Year	RESIDENTIAL Street Address
06/2006	CURRENT	[redacted]

(ATTACH ADDITIONAL SHEET IF NECESSARY)

12. As a Controlling Person or Agent, will you be physically present and operating the licensed premises? If you answered YES, then answer **#13 below. If NO, skip to #14.** ☐Yes ☒No

13. Have you attended a DLLC approved Basic & Management Liquor Law Training Course within the past 3 years? N/A ☐Yes ☐No

14. Have you been cited, arrested, indicted, convicted, or summoned into court for violation of ANY criminal law or ordinance, regardless of the disposition, even if dismissed or expunged, within the past five (5) years? ☐Yes ☒No

15. Are there ANY administrative law citations, compliance actions or consents, criminal arrests, indictments or summonses pending against you? (Do not include civil traffic tickets.) *A.R.S.§4-202,4-210* ☐Yes ☒No

16. Has anyone EVER obtained a judgement against you the subject of which involved fraud or misrepresentation? ☐Yes ☒No

17. Have you had a liquor application or license rejected, denied, revoked or suspended in or outside of Arizona within the last five years? *A.R.S.§4-202(D)* ☐Yes ☒No

18. Has an entity in which you are or have been a controlling person had an application or license rejected, denied, revoked or suspended in or outside of Arizona within the last five years? *A.R.S.§4-202(D)* ☐Yes ☒No

If you answered "YES" to any Question 14 through 18 YOU MUST attach a signed statement. Give complete details including dates, agencies involved and dispositions.

CHANGES TO QUESTIONS 14-18 MAY NOT BE ACCEPTED

NOTARY

I (Print Full Name) Sandra Alisa Teran hereby declare that I am the Agent/ Controlling Person / Premises Manager filing this application. I have read this document and verify the contents and all statements are true, correct and complete, to the best of my knowledge.

Signature: Sandra Alisa Teran State of Arizona County of Pima

My Commission Expires on: 06/05/2021 Date

OFFICIAL SEAL
KEVIN A KRAMBER
Notary Public - State of Arizona
PIMA COUNTY
My Comm. Expires June 5, 2021

The foregoing instrument was acknowledged before me this

6th Day of April, 2021
Day Month Year

Signature of Notary

The Licensee has authorized the person named on this questionnaire to act as manager for the above License.

PRINT NAME: _____ **SIGNATURE:** _____

Arizona Department of Liquor Licenses and Control
800 W Washington 5th Floor
Phoenix, AZ 85007-2934
www.azliquor.gov
(602) 542-5141

AFFIDAVIT OF POSTING

Date of Posting: April 29, 2021 Date of Posting Removal: 5/19/21

Applicant's Name: Teran (Last) Javier (First) Andres (Middle)

Business Address: 8225 W Courtney Page Wy Ste 129 (Street) Tucson (City) 85743 (Zip)

License #: 12103901/14881

I hereby certify that pursuant to A.R.S. 4-201, I posted notice in a conspicuous place on the premises proposed to be licensed by the above applicant and said notice was posted for at least twenty (20) days.

JR Burns	Housing Rehabilitation Specialist	(520) 990-2496
Print Name of City/County Official	Title	Phone Number

E O W E Burns Jr. — Signature

4/27/21 — Date Signed

Return this affidavit with your recommendations (i.e., Minutes of Meeting, Verbatim, etc.) or any other related documents. If you have any questions please call (602) 542-5141 and ask for the Licensing Division.

Individuals requiring ADA accommodations please call (602)542-9027

Arizona Department of Liquor Licenses and Control
800 W Washington 5th Floor
Phoenix, AZ 85007-2934
www.azliquor.gov
(602) 542-5141

Local Governing Body Recommendation
A.R.S. § 4-201(C)

1. City or Town of: Town of Marana (Circle one) Liquor License Application #: 12103901/148881 (Arizona application #)

2. County of: Pima County City/Town/County #: LL2101-10

3. If licensed establishment will operate within an "entertainment district" as described in A.R.S. §4-207(D)(2),

_____ (Name of entertainment district) _____ (Date of resolution to create the entertainment district)

A boundary map of entertainment district must be attached.

4. The Marana Town Council (Governing body) at a Regular (Regular or special) meeting held on the 1 (Day) of June (Month), 2021 (Year) considered the application of Javier Andres Teran (Name of applicant)

for a license to sell spirituous liquor at the premises described in application 12103901/148881 (Arizona liquor license application #),

for the license series #: type Series #12 Restaurant (i.e.: series #10: beer & wine store) as provided by A.R.S §4-201.

ORDER OF APPROVAL/DISAPPROVAL

IT IS THEREFORE ORDERED that the license APPLICATION OF Javier Andres Teran (Name of applicant)

to sell spirituous liquor of the class and in the manner designated in the application, is hereby recommended

for _____ (Approval, disapproval, or no recommendation).

TRANSMISSION OF ORDER TO STATE

IT IS FURTHER ORDERED that a certified copy of this order be immediately transmitted to the State Department of Liquor, License Division, 800 W Washington, 5th Floor, Phoenix, Arizona.

Dated at _____ (Location) on _____ (Day), _____ (Month), _____ (Year).

_____ (Printed name of city, town or county clerk) _____ (Signature of city, town or county clerk)

Individuals requiring ADA accommodations please call (602)542-9027

Series 6 Bar

The bar (series 6) liquor license is a "quota" license available only through the Liquor License Lottery or for purchase on the open market. Once issued, this liquor license is transferable from person to person and/or location to location within the same county and allows the holder both on- & off-sale retail privileges. This license allows a bar retailer to sell and serve all types of spirituous liquors, primarily by individual portions, to be consumed on the premises and in the original container for consumption on or off the premises. A retailer with off-sale ("To Go") privileges may deliver spirituous liquor off of the licensed premises in connection with a retail sale. A.R.S. § 4-206.01.F. states that after January 1, 2011, the off-sale privileges associated with a bar license shall be limited to no more than 30% of the total annual sales receipts of liquor by the licensee at that location. Payment must be made no later than the time of delivery. Off-sale ("To Go") package sales of spirituous liquor can be made on the bar premises as long as the area of off-sale operation does not utilize a separate entrance and exit from the ones provided for the bar. A hotel or motel with a Series 6 license may sell spirituous liquor in sealed containers in individual portions to its registered guests at any time by means of a minibar located in the guest rooms of registered guests. The registered guest must be at least twenty-one (21) years of age. Access to the minibar is by a key or magnetic card device and not furnished to a guest between the hours of 2:00 a.m. and 6:00 a.m.

Series 7 Beer and Wine Bar

The beer and wine bar (series 7) liquor license is a "quota" license available only through the Liquor License Lottery or for purchase on the open market. Once issued, this liquor license is transferable from person to person and/or location to location within the same county and allows the holder both on- & off-sale retail privileges. This license allows a beer and wine bar retailer to sell and serve beer and wine (no other spirituous liquors), primarily by individual portions, to be consumed on the premises and in the original container for consumption on or off the premises. A retailer with off-sale ("To Go") privileges may deliver spirituous liquor off of the licensed premises in connection with a retail sale. A.R.S. § 4-206.01.F. states that after January 1, 2011, the off-sale privileges associated with a bar license shall be limited to no more than 30% of the total annual sales receipts of liquor by the licensee at that location. Off-sale ("To Go") package sales can be made on the bar premises as long as the area of off-sale operation does not utilize a separate entrance and exit from the one provided for the bar. Payment must be made no later than the time of delivery.

Series 9 Liquor Store

The liquor store (series 9) license is a "quota" license available only through the Liquor License Lottery or for purchase on the open market. Once issued, this liquor license is transferable from person to person and/or location to location within the same county and allows a spirituous liquor store retailer to sell all types of spirituous liquors, only in the original unbroken package, to be taken away from the premises of the retailer and consumed off the premises. A retailer with off-sale privileges may deliver spirituous liquor off of the licensed premises in connection with a retail sale. Payment must be made no later than the time of delivery. Series 9 (liquor store) licensees and applicants may apply for unlimited sampling privileges by completing the Sampling Privileges form.

Series 10 Beer and Wine Store

This non-transferable, off-sale retail privileges liquor license allows a retail store to sell beer and wine (no other spirituous liquors), only in the original unbroken package, to be taken away from the premises of the retailer and consumed off the premises. A retailer with off-sale privileges may deliver spirituous liquor off of the licensed premises in connection with a retail sale. Payment must be made no later than the time of delivery. Series 10 (beer and wine store) licensees and applicants may apply for unlimited sampling privileges by completing the Sampling Privileges form.

Series 11 Hotel/Motel

This non-transferable, on-sale retail privileges liquor license allows the holder of a hotel/motel license to sell and serve all types of spirituous liquor solely for consumption on the premises of a hotel or motel that has a restaurant where food is served on the premises. The restaurant on the licensed premises must derive at least forty percent (40%) of its gross revenue from the sale of food. The holder of this license may sell spirituous liquor in sealed containers in individual portions to its registered guests at any time by means of a minibar located in the guest rooms of registered guests. The registered guest must be at least twenty-one (21) years of age. Access to the minibar is provided by a key or magnetic card device and may not be furnished to a guest between the hours of 2:00 a.m. and 6:00 a.m.

Series 12 Restaurant

This non-transferable, on-sale retail privileges liquor license allows the holder of a restaurant license to sell and serve all types of spirituous liquor solely for consumption on the premises of an establishment which derives at least forty percent (40%) of its gross revenue from the sale of food. Failure to meet the 40% food requirement may result in revocation of the license.

Council-Regular Meeting **A1**

Meeting Date: 06/01/2021

To: Mayor and Council

From: Lisa Shafer, Community Development Director

Date: June 1, 2021

Strategic Plan Focus Area:
Not Applicable

Subject: Resolution No. 2021-077: Relating to Administration; approving and authorizing the Mayor to execute an Intergovernmental Agreement with Pima County for Pima Early Education Program (Lisa Shafer)

Discussion:

On May 4, 2021 the Board of Supervisors approved the recommended Year 1 plan for the Pima Early Education Program. The Board of Supervisors directed staff to budget $10 million for the first year of the program. This new program is the product of many years of research and collaboration on the part of the County after a group called Preschool Promise began advocating for the County to fund preschool scholarships for low income families across Pima County in early 2019. Due to the pandemic, this program was not able to be implemented in the 20-21 school year, but will begin in August of 2021.

The overall goals of the program are to increase the number of 3-5 year-old children from low-income families attending high quality preschools in Pima County, and to increase the number of high quality preschools in Pima County. A household family income must be at or below 200% of the Federal Poverty Level to qualify for this program. To be considered a quality preschool, the preschool must have a Quality First rating of 3-5 stars, be a Head Start provider or be nationally accredited. In order to meet the program goals, funding agreements will be entered into with First Things First for additional Quality First scholarships, Child-Parent Centers to increase the hours of Head Start preschool programs, School Districts that have the ability to add new high quality classes and Pima Community College and Child-Parent Centers to begin offering high quality Head Start preschools at PCC campuses. All school districts were offered the opportunity to receive this funding. However, due to various obstacles, lack of classroom space, lack of preschool teachers or preschool programs that are not currently considered high quality, many schools will not be able to open up new classrooms for the upcoming year. It is anticipated that more schools will be able to offer additional

classrooms in the second year of the program.

Pima County reached out to all Pima County jurisdictions regarding partnering with the County on this new preschool program. Most jurisdictions have agreed to support this program financially and the City of Tucson and Town of Marana IGAs were approved by the Board of Supervisors on May 18, 2021. Staff recommends the Town of Marana contribute $132,000 towards the Pima Early Education Program for FY22. This funding will go towards a new high quality preschool class at Estes Elementary, which is within the Marana Unified School District. If Estes does not use all the funds due to receiving other subsidies, the remaining funds will be allocated to preschool scholarships at high quality preschools within or near the Town limits. All the participating school districts will be given 2-year agreements. It is the desire of the County that the Town of Marana consider partnering again in FY23 if the Town is financially able.

Financial Impact:

Fiscal Year:	2022
Budgeted Y/N:	Y
Amount:	$132,000

The contribution amount for this program is budgeted within the General Fund.

Staff Recommendation:

Staff recommends approval of the IGA with Pima County for the Pima Early Education Program.

Suggested Motion:

I move to adopt Resolution No. 2021-077, approving and authorizing the Mayor to execute an Intergovernmental Agreement with Pima County for Pima Early Education Program.

Attachments

Resolution 2021-077
IGA
BoS May 4th Memorandum
BoS May 18th Memorandum

MARANA RESOLUTION NO. 2021-077

RELATING TO ADMINISTRATION; APPROVING AND AUTHORIZING THE MAYOR TO EXECUTE AN INTERGOVERNMENTAL AGREEMENT WITH PIMA COUNTY FOR PIMA EARLY EDUCATION PROGRAM

WHEREAS research shows that children who attend high quality preschool are better prepared for kindergarten and are less likely to need expensive special education services; and

WHEREAS the Town of Marana desires to contribute funding to the Pima Early Education Program to increase the number of high quality preschool classes at school district sites within the Town of Marana; and

WHEREAS Pima County and the Town of Marana may contract for services and enter into agreements with one another for joint or cooperative action pursuant to A.R.S. §11-952 *et seq.*; and

WHEREAS the Town Council finds that the intergovernmental agreement with Pima County for the Pima Early Education Program is in the best interests of the Town.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE TOWN OF MARANA, ARIZONA, AS FOLLOWS:

SECTION 1. The intergovernmental agreement with Pima County for the Pima Early Education Program, attached to and incorporated by this reference in this resolution as Exhibit A, is hereby approved, and the Mayor is hereby authorized to sign it for and on behalf of the Town of Marana.

SECTION 2. The Town's Manager and staff are hereby directed and authorized to undertake all other and further tasks required or beneficial to carry out the terms, obligations, and objectives of the agreement.

PASSED AND ADOPTED BY THE MAYOR AND COUNCIL OF THE TOWN OF MARANA, ARIZONA, this 1st day of June, 2021.

Mayor Ed Honea

ATTEST:

Cherry L. Lawson, Town Clerk

APPROVED AS TO FORM:

Jane Fairall, Town Attorney

Intergovernmental Agreement
between
Pima County and Town of Marana
for
the Pima Early Education Program

This Intergovernmental Agreement ("IGA") is between Pima County ("County"), a body politic and corporate of the State of Arizona, and Town of Marana, Arizona ("Town"), pursuant to A.R.S. § 11-952.

Recitals

A. County and Town may contract for services and enter into agreements with one another for joint or cooperative action pursuant to A.R.S. § 11-951, *et seq*.

B. County is authorized by A.R.S. §§ 11-254.04 to appropriate and spend public monies for and in connection with activities that the County Board of Supervisors finds and determines will assist in the creation or retention of jobs or will otherwise improve or enhance the economic welfare of County inhabitants.

C. Town is authorized by A.R.S. §§ 9-500.11 to expend public monies for and in connection with economic development activities.

D. County, as part of its Economic Development Plan 2019-2021, has recognized the significance of workforce shortages and the need for reliable, high-quality, and affordable preschool programs to address barriers to parents entering and remaining in the workforce.

E. Research shows that children, particularly economically disadvantaged children and children of color, who attend high quality preschool are better prepared for kindergarten and are less likely to need expensive special education services, and that, with continued supportive education, these benefits may result in positive longer-term outcomes for those children, their parents, employers, and taxpayers.

F. In Pima County, only 46% of third graders are minimally proficient at reading – a key educational indicator. Preschool enrollment is low, enrollment in quality preschool is even lower, half of all preschool-age children are from low-income families, a majority of preschool-age children from low-income families are children of color, and public funding and high quality preschool capacity is insufficient.

G. County is funding a new program, the Pima Early Education Program, part of which includes the expansion of high quality preschool classes operated by public school districts for preschool age children from families with incomes at or below 200% of the Federal Poverty Level.

H. The Town wants to allocate $132,000 to County to expand high quality preschool in the Town.

NOW, THEREFORE, County and Town, pursuant to the above, and in consideration of the matters and things hereinafter set forth, do mutually agree as follows:

Agreement

1. **Purpose.** The purpose of this IGA is for Town to contribute funding to County's Pima Early Education Program to increase the number of high quality preschool classes at school district sites within the Town, so as to offer high quality preschool opportunities, without cost, to families with incomes at or below 200% of the Federal Poverty level.

2. **Term.** This IGA commences on July 1, 2021 and will terminate on September 1, 2022. If the commencement date of the Term is before the date of execution, the parties will, for all purposes, deem the IGA to have been in effect as of the commencement date.

3. **Town Responsibilities.** Town shall pay County $132,000 on or before September 30, 2021. Town shall identify a Liaison for this IGA by July 1, 2021. Town shall notify County on or before April 1, 2022 about its intent to contribute funding towards the Pima Early Education Program for the following Fiscal Year 2023. Town shall coordinate with County on efforts to connect participating families to other resources. Town shall share information about the Pima Early Education Program with Mayor and Council, as well as applicable Town departments.

4. **County Responsibilities.** County shall allocate Town's $132,000 to reimburse Marana Unified School District for the cost of operating a new high quality preschool class at Estes Elementary School located within the Town for up to 20 preschool age children from families with incomes at or below 200% of the Federal Poverty Level. County shall provide Town with a copy of IGA between County and Marana Unified School District prior to Town making payment to County. Any remaining funds shall be allocated to preschool scholarships for children attending other preschools within or near the Town of Marana, to be administered under an Intergovernmental Agreement between County and First Things First, a copy of which shall also be provided to Town. County shall not charge Town an administrative fee for allocating the Town funds. County shall provide quarterly reports to Town on or before September 30, 2021, December 31, 2021, March 31, 2022, and June 30, 2022, and provide an end-of-year report by September 1, 2022. Reports shall include, for the preceding quarter, the amount of Town funding spent and number of children served, assuming a cost allocation of $6,600 per child. County shall identify a Liaison for this IGA by July 1, 2021.

5. **Indemnification.** Each party (as Indemnitor) agrees to indemnify, defend and hold harmless the other party (as Indemnitee) from and against any and all claims, losses, liability, costs or expenses (including reasonable attorney's fees) (hereinafter collectively referred to as "claims") for bodily injury of any person (including death) or property damage, but only to the extent that such injury or damage is caused or alleged to be caused by a negligent or intentionally wrongful act or omission of the Indemnitor, or of any of its officers, officials, agents, employees, or volunteers.

6. **Insurance.** Each party is aware of the other party's self-insured status and agrees to maintain at its own expense, during the entire term of this IGA, any required insurance to satisfy financial responsibility associate with claims, including attorney fees outlined in section 5 above.

7. **Termination.**

   a. Without Cause: Either party may terminate this IGA at any time, without cause, by notifying the other party, in writing, at least 30 days before the effective date of the termination. In the event of such termination, the County's only obligation to Town will be repayment of Town funds that County has not already allocated to Estes Elementary School and other eligible preschools.
   b. With Cause: Either party may terminate this IGA at any time without advance notice and without further obligation if either party finds the other party to be in default of any provision of this Agreement.
   c. Non-Appropriation: Notwithstanding any other provision in this IGA, this IGA may be terminated if for any reason the Pima County Board of Supervisors or the Town Council does not appropriate sufficient monies for the purpose of maintaining this IGA. In the event of such cancellation, the parties will have no further obligations under this IGA other than for payment for services rendered prior to cancellation.

8. **Compliance with Laws.** The parties will comply with all federal, state and local laws, rules, regulations, standards and Executive Orders. The laws and regulations of the State of Arizona will govern the rights of the parties, the performance of this IGA and any disputes. Any action relating to this IGA will be brought in a court in Pima County.

9. **Non-Discrimination.** The parties shall not discriminate shall not discriminate against any employee, client or any other individual in any way because of that person's age, race, creed, color, religion, sex, disability or national origin. The parties will comply with all provisions and requirements of Arizona Executive Order 2009-09 including flow down of all provisions and requirements to any subcontractors.

10. **Americans with Disabilities Act.** The parties shall comply with Title II of the Americans with Disabilities Act (Public Law 110-325, 42 U.S.C. §§12101-12213) and the federal regulations for Title II (28 C.F.R. Part 35).

11. **Cancellation for Conflict of Interest.** This IGA is subject to cancellation for conflict of interest pursuant to ARS § 38-511, the pertinent provisions of which are incorporated into this IGA by reference.

12. **Severability.** If any provision of this IGA, or any application of a provision to the parties or any person or circumstance, is found by a court to be invalid, that invalidity will not affect other provisions or applications of this IGA that can be given effect without the invalid provision or application.

13. **Legal Authority.** Neither party warrants to the other its legal authority to enter into this IGA. If a court, at the request of a third person, should declare that either party lacks authority to enter into this IGA, or any part of it, then the IGA, or parts of it affected by such order, will be null and void, and no recovery may be had by either party against the other for lack of performance or otherwise.

14. **Worker's Compensation.** Each party will comply with the notice of A.R.S. § 23-1022 (E). For purposes of A.R.S. § 23-1022, irrespective of the operations protocol in place,

each party is solely responsible for the payment of Worker's Compensation benefits for its employees.

15. **No Joint Venture.** It is not intended by this IGA to, and nothing contained in this IGA will be construed to, create any partnership, joint venture or employment relationship between the parties or create any employer-employee relationship between a party and the employees of the other party. Neither party will be liable for any debts, accounts, obligations or other liabilities whatsoever of the other, including (without limitation) the other party's obligation to withhold Social Security and income taxes for itself or any of its employees.

16. **No Third-Party Beneficiaries.** Nothing in this IGA is intended to create duties or obligations to or rights in third parties not parties to this IGA or affect the legal liability of either party to the IGA by imposing any standard of care with respect to the maintenance of public facilities different from the standard of care imposed by law.

17. **Notice.** Any notice required or permitted to be given under this IGA must be in writing and served by delivery or by certified mail upon the other party as follows (or at such other address as may be identified by a party in writing to the other party):

County:	**Town:**
Jenifer Darland Homeless Division Manager Pima County Community & Workforce Development 2797 E. Ajo Way 3rd Floor Tucson, AZ 85713	Lisa Shafer Community and Neighborhood Services Director Town of Marana 11555 W. Civic Center Dr. Marana, AZ 85653

18. **Counterparts.** The parties may execute this IGA in any number of counterparts, each counterpart is considered an original, and together such counterparts constitute one and the same instrument.

19. **Entire Agreement.** This document, and any exhibits attached to it, constitutes the entire agreement between the parties pertaining to the subject matter addressed, and all prior or contemporaneous agreements and understandings, oral or written, are superseded and merged into this IGA. This IGA may not be modified, amended, altered or extended except through a written amendment signed by the parties.

SIGNATURE PAGE TO FOLLOW

In Witness Whereof, County has caused this Intergovernmental Agreement to be executed by the Chairman of its Board of Supervisors, upon resolution of the Board, and attested to by the Clerk of the Board, and Town has caused this Intergovernmental Agreement to be executed by the Mayor, upon resolution of the Mayor and Council, and attested to by the Town Clerk.

PIMA COUNTY:	**TOWN:**
_____	_____
Chair, Board of Supervisors	Mayor
ATTEST	ATTEST
_____	_____
Clerk of the Board	Town Clerk

Approval
The foregoing Intergovernmental Agreement between County and Town has been reviewed by the undersigned and is hereby approved as to content.

_____
C.H. Huckelberry, Pima County Administrator

Intergovernmental Agreement Determination

The foregoing Intergovernmental Agreement between County and the Town has been reviewed by the undersigned, each of whom has determined that it is in proper form and is within the powers and authority granted under the laws of the State of Arizona to the party he or she represents.

PIMA COUNTY:	**TOWN**
_____	_____
Deputy County Attorney	Town Attorney

Board of Supervisors Memorandum

May 4, 2021

Pima Early Education Program Recommendations for Year 1

Background

On February 16, 2021, the Board of Supervisors approved a motion directing staff to budget $10 million to assist preschool age children from low-income families to attend high quality early education programs. Although the direction was for a single year program, it is my understanding the Board would like us to plan for more than one year. The attached memorandum prepared by Nicole Fyffe of my office, provides a framework for a multi-year program, as well as specific recommendations for Year 1 (Fiscal Year 22). It also addresses Supervisor Christy's question about what has changed since the initial request for the County funding in 2019.

The Year 1 recommendations are constrained by several factors, including a limited number of recognized high quality preschools; the continuing effects of the pandemic on the preschool and child care sector; families who may be uncomfortable returning their children to in-person preschool; low-income families who will continue to have difficulty affording preschool; unknown details regarding significant one-time federal funding that will be allocated to the stabilization and recovery of the preschool/child care sector; and a lack of time to develop a multi-year plan and to seek the expertise of a third party to administer the program under the recommended framework.

Considering these constraints, it is recommended that for Year 1 the Pima Early Education Program should focus on getting assistance to families and preschools as quickly and efficiently as possible though existing programs and partners, increasing the number of high quality preschools and those that contract with the Department of Economic Security (DES), and expanding preschool capacity where possible as enrollment recovers. Planning for future years should also occur in Year 1, including issuing a request for proposals (RFP) for planning and administration. The Year 1 funding agreements, as well as the RFP process, would be administered by Pima County's Community Workforce and Development, under the oversight of a multi-departmental committee made up of Health Department, Library, School Superintendent's Office, Community Workforce and Development, and the County Administrator's Office.

The following funding components are recommended for Year 1. The expenses and number of children served could increase if additional school districts or the tribal Head Start programs are interested in participating.

Pima Early Education Program Year 1 Recommended Funding Components	
Expense Type	**Amount**
School District/PCC IGAs for 23 new classes ~ up to 480 students	$ 3,253,000
First Things First IGA for up to 560 additional Quality First Scholarships	$ 3,811,600
Head Start/CPC contract for Extended Day Preschool ~ up to 205 children	$ 1,149,845
Outreach	$ 50,000
Program Manager and Coordinator (salary and benefits)	$ 140,568
Total	$ 8,405,013

Other funding, direct and in-kind, in the amount of almost $3 million has been pledged to support this program in Year 1. Some of this funding may be spent by the County on above agreements, while other funding will be spent by partners for activities that are complementary to those funded directly by the County.

Based on these Year 1 recommendations, it is estimated that we will assist an additional 1,040 children from low-income families attend a high quality preschool program, which equates to almost 20 percent of the target population. This doesn't include an additional 205 children already attending half-day Head Start preschools that would benefit from the increase to full-day.

Due to the need to hire additional teachers for these additional and extended day classes, there is an urgency to finalize these recommended funding agreements as soon as possible. Contingent upon the Board's support for this Year 1 plan, Intergovernmental Agreements (IGAs) and contracts will be finalized and placed on the Board's May 18th meeting for approval.

Recommendation

I recommend the Board approve this Year 1 plan for the Pima Early Education Program, and provide clarification as to whether staff should plan for a multi-year program.

Sincerely,

C.H. Huckelberry
County Administrator

CHH/dym – April 21, 2021

Attachment

c: The Honorable Dustin Williams, Pima County School Superintendent
Jan Lesher, Chief Deputy County Administrator
Francisco García, MD, MPH, Deputy County Administrator & Chief Medical Officer
Health and Community Services
Dan Sullivan, Director, Community & Workforce Development
Amber Mathewson, Director, Pima County Library District
Terry Cullen, MD, MS, Public Health Director, Pima County Health Department
Nicole Fyffe, Executive Assistant, County Administrator's Office

MEMORANDUM

Date: April 21, 2021

To: C.H. Huckelberry
County Administrator

From: Nicole Fyffe
Executive Assistant to the
County Administrator

Re: **Recommendations for Year 1 Implementation of the Pima Early Education Program**

1. Background

The following motion was approved at the Board's February 16, 2021 meeting: A measure directing the County Administrator and County staff to include $10 million in the Pima County budget for Fiscal Year 2021-22 to fund scholarships to wholly or partly cover the costs incurred by parents who wish to enroll their three or four-year-old child (and 5-year-olds not eligible for Kindergarten) in a high-quality early childhood program. Eligible children will come from families whose income is under 200 percent of the federal poverty level.[1] These scholarships would be payable only to high-quality early childhood education programs such as those run by public schools, child care centers and family home care providers.[2]

Although not included in the motion, all Supervisors that voted in support of the motion stressed the importance of including other funding partners.

The direction by the Board to allocate $10 million for this purpose is still contingent upon the Board of Supervisors approving a Tentative County Budget in late May and the Final County Budget in June that includes this program. The Board would also need to approve any contracts or intergovernmental agreements related to implementing this program.

After the Board meeting we discussed the need to develop a framework for implementing the Board's direction, and to provide it to the Board prior to your transmittal of the Recommended County Budget in April. You also requested that we inform the Board of activities that occurred since the County was initially requested to provide funding for this purpose in April 2019. This memorandum addresses both of these items.

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[1] For a family of four, an income of about $50,000 a year is considered to be at 200 percent of the federal poverty level.

[2] The State defines quality as an accreditation from a national organization or a state-approved quality indicator. "Quality First" is Arizona's early learning Quality Improvement and Rating System. Preschools and child care providers with a 3 to 5-star rating are considered high quality. There are also nationally accredited providers in Arizona considered high quality. Head Start providers are also considered high quality.

2. Initial 2019 Request to Fund Preschool Scholarships and Events Thereafter

In early calendar year 2019, a group called Preschool Promise began advocating for the County to fund preschool scholarships for low income families across Pima County. Preschool Promise is a group of representatives from the Southern Arizona Leadership Council, First Things First, United Way, Center for Economic Integrity, Children's Action Alliance, University of Arizona, Arizona Daily Star, school district superintendents, the Pima County School Superintendent, preschool providers and more. Their initial ask was for the County to allocate $100 million annually to fund $10,000 scholarships to about 10,000 preschool age children, including gap funding to increase Department of Economic Security (DES) childcare subsidies. After extensive research about preschool and childcare in Pima County and Arizona, we concluded that the initial request certainly had merit, but overestimated the target population and cost, was unworkable due to the County's expenditure limitation, and lacked details regarding other necessary funding partnerships at the local and state level.

A lot has occurred since then. LaVonne Douville, then Senior Vice President at the United Way of Tucson and Southern Arizona, responded to your concerns by developing a more modest work plan based on community partnerships. Ms. Douville and her staff spent the summer and fall of 2019 meeting with numerous school districts and non-school district preschool providers, business and philanthropic groups, and the three main agencies in Arizona that provide financial assistance for preschool: DES, First Things First (FTF) and their scholarship vendor Valley of the Sun United Way, and Head Start's grantee Child-Parent Centers.

During this time, you also wrote to FTF requesting that they allocate more scholarships in Pima County for preschool-age children as part of this effort, and DES allocated additional federal child care funds for the purposes of eliminating their DES childcare subsidy waitlist and increasing reimbursement rates.

In November 2019, Ms. Douville provide you with a draft 3-year work plan, at an initial price tag of $5 million, of which she identified willing funders for all but $2.9 million. Other funders included business and philanthropic support though the United Way for startup and classroom renovation costs (est. at $200,000), school district in-kind contributions for the value of opening new high quality preschool classes (est. at $455,000), and additional scholarships to be earmarked for the program by FTF (71 scholarships est. at $621,000 which FTF did in fact implement in FY21 and is continuing to implement for FY22) and additional subsidies to be provided by DES (154 subsidies est. at $1 million). Since eliminating the DES childcare subsidy waitlist and increasing reimbursement rates in 2019, the number of preschool-age children receiving a DES subsidy for high quality preschool has increased by more the 500; far exceeding the initial DES commitment in this work plan.

The United Way work plan focused on a key flaw in the initial proposal, which was the need to expand the capacity of high quality preschool – meaning increase the number of preschools that offer high quality preschool programs, as well as increasing the number of high quality classes at existing high quality preschools. Simply making funding available for high quality preschool scholarships does not work if there is not additional classroom space

and teachers available. Furthermore, a lack of capacity expansion could result in unintended consequences such as providers reducing slots for infant-toddler care or market rate care. The United Way work plan proposed to gradually increase capacity over time, starting with 500 new high quality preschool seats in year 1 and increasing to 1,000 by year 3. In year 1, seven school districts were interested in participating by adding new classes, as well as 19 non-school district centers. The work plan also proposed working with other community-based programs in Tempe and Flagstaff to advocate for a long-term state funded solution, and monitoring system level benchmarks.

You responded positively to this proposal, stating it appeared to be reasonable and achievable, emphasized the need for partners and to not supplant existing state and federal support, and recommended the County contribute $1.9 million a year, contingent upon cities, towns and others contributing the remaining $1 million. You asked Ms. Douville to continue working with County staff to develop a proposal that could be recommended to the Board for funding in Fiscal Year 2020/21. Subsequently, Ms. Douville and others had successful meetings with the City of Tucson and South Tucson and the Towns of Marana, Oro Valley and Sahuarita. We developed a draft 3-year contract between the County and the United Way, whereby the United Way would administer the partnership program. The idea was that the contract could serve as a model contract for the cities, towns and other partners to use in order to contribute to the United Way program. Then the pandemic hit, and we put the effort on hold due to the unknown impact the pandemic would have on the County's budget and on the preschool and child care sector in general.

We could not have anticipated the length and severity of the pandemic, and the devastating impact it would have on the preschool and child care sector, as well as families. Reports show that enrollment in child care and staffing is still well below pre-pandemic levels and many providers are still closed. Those agencies tasked with early childhood education, as well as those not (Pima County and City of Tucson) pivoted to allocating relief funding to preschool and childcare providers to incentivize reopening and operating safely. I will not go into the details of this relief effort as we have provided you and the Board with regular updates and the memorandums are available on your web page. But to this day Pima County still has two child care liaisons that meet bi-weekly with providers to provide health and safety guidance, including the reporting of COVID-19 cases amongst children and staff, and information on testing and vaccinations. Arizona received $88 million in CARES Act funds in 2020 for child care, which were largely distributed by DES though grants to providers. Another $248 million in emergency relief funding has been awarded to Arizona as part of the Congressional Appropriations Act of 2021 approved in December 2020. DES submitted a plan for spending this funding on another round of grants to providers, increased subsidy rates, sponsoring providers on the wait list for quality assessment and rating, as well as other short term activities aimed at aiding the child care sector in recovering and rebuilding. Arizona's share of child care assistance funding from the American Recovery Act will be over $1 billion, $600 million of which is to be targeted as additional recovery grants to providers. While it is unknown how DES will spend the remainder of this funding over the next two years, we do meet bi-weekly with DES to receive updates and discuss opportunities. This is one-time funding, but it could dramatically change DES's childcare assistance programs, state-wide and here in Pima County.

On the political front, three new County Supervisors were elected to the Board in 2020, all of whom stated support during their campaigns for early childhood education for families in need, and for the County to have a role in a new-local effort. I had one meeting with the Preschool Promise advocates in late December about resurrecting the prior year's effort and began discussions with the United Way about how to best move forward. Soon after, Supervisor Scott proposed, and the Board directed we budget $10 million for scholarships for low-income families to afford high quality preschool. Shortly thereafter, the City of Tucson's Mayor and Council approved $1 million in remaining CARES Act funding to be spent with the County's funding for this effort. On March 23, the City of South Tucson approved a resolution in support of the County's program and offered to assist with outreach to South Tucson residents. And on April 1, 2021, the Governor signed legislation that enables Library Districts to fund early childhood education efforts, providing an alternative source of County funding for his effort in the future.

3. Pima Early Education Program Framework

Immediately after the Board's February 16 action, I began meeting actively with Ms. Douville's successor at the United Way, Allison Titcomb, and Monica Brinkerhoff, Associate Vice President for Early Childhood Education. We needed a general description of the program to inform conversations with stakeholders, including possible partner agencies that may be able to assist with implementation, and other funding partners. Following the model the County uses to contract with Banner to operate a full service hospital, as well as a plan out of Cleveland, Ohio, we developed a list of guiding principles. We included family and preschool provider eligibility criteria based on the Board's motion, initial ideas for program administration, and a table showing an updated estimate of need. This draft framework was discussed and edited with a sub-group of the Preschool Promise advocates, refined after discussions with parent groups and other stakeholders, and has been used to guide our Year 1 recommendations:

Overall Goals:

To increase the number of 3-5 year-old children from low-income families attending high quality preschools in Pima County, and to increase the number of high quality preschools in Pima County.

Table 1
Low-Income Preschool-age Population in Pima County

Estimated number of children age 3-5 in Pima County[1]	28,076
Estimated number of low-income children age 3-5 in Pima County[2]	12,915
Estimated number in a subsidized high quality seat[3]	3,864
Estimated number unserved[4]	9,051
Estimated target number based on 60% uptake rate[5]	5,430

[1] Source: 2019 US Census 2015-2019 estimates, and assuming 33% of 5-year olds have birth dates after Sept.1 Kinder deadline.
[2] Source: Calculation using 2019 US Census 2015-2019 estimates assuming a 46% rate of children ages 0-5 living under 200% FPL

[3] Source: Child Parent Centers, DES, FTF. Excludes Tribal Head Start programs.
[4] Source: Calculation
[5] Source: Calculation using 60% uptake rate of number unserved based on other communities' universal PreK programs

Family and Preschool Provider Eligibility:

1. Families with three or four-year-old children (and five-year-olds not in Kindergarten), with a household income at or below 200 percent of the Federal Poverty Level.
2. Preschool providers must be located in Pima County, operate at least 6 hours a day for 10-12 months of the year, be contracted with DES to accept DES subsidies for eligible children, and be considered "high-quality" according to the State definition of high quality (Quality First rating of 3-5 stars; Head Start provider, or nationally accredited.) Providers not yet rated must design their program to attain high-quality standards, be pursuing Quality First rating, and have an active quality improvement plan.
3. Preschool providers include the existing mixed delivery system of school districts, centers and home-based licensed/certified family childcare providers.

Attached is an initial map of preschool providers across Pima County that currently meet the State definition of high-quality (Attachment 1).

Guiding principles:

1. Increase high-quality preschool capacity while addressing existing need, by allocating scholarships to preschool providers that can add new classes for eligible children, increasing the number of high quality providers, and allocating scholarships to providers that can serve more eligible children in existing classes.
2. Distribute scholarships efficiently and effectively through existing programs and partners.
3. Do not supplant existing public assistance for preschool and utilize local funding as a "last dollar in" approach. Families eligible for a DES subsidy, FTF scholarship or Head Start assistance should continue to receive assistance through those programs where available, and these agencies should not reduce their level of assistance.
4. Coordinate with existing agencies that provide public assistance for high-quality preschool to establish baseline need and simple system-level benchmarks, monitor progress and refine collaborative efforts to improve the system as a whole.
5. Establish scholarship rates that cover the full cost of providing high-quality preschool per child (salaries, classroom space, furniture and supplies, snacks and meals), based on accepted cost of quality and local market rate studies, considering wages necessary to attract quality teachers, and accounting for current DES subsidy rates and school district in-kind contributions, as well as increased costs related to the pandemic.
6. Ensure that participating preschool providers are geographically dispersed, with priority given to preschools serving lower income/higher need neighborhoods, tribal and rural areas.

7. Connect eligible families to high-quality preschools and financial assistance, including parents in local workforce development programs.
8. Collaborate with partners to connect participating families with other community resources to accelerate family and community wide benefits.
9. Maximize multi-year partner contributions to make the program more sustainable.
10. Advocate with partners for a long-term state-wide solution.
11. Remain flexible as providers and families recover and rebuild from the pandemic.
12. Review, reevaluate, revise, and report regularly with input from stakeholders, including outputs, outcomes and academic progress for this program and the system as a whole.

Program Administrator should:

1. Have experience in early childhood education and knowledge of the complexities involved with the mixed preschool delivery and funding systems in Arizona.
2. Manage the program with multiple funding sources and partners, according to the guiding principles, and maintain a statewide connection with early childhood education partners.
3. Identify preschool providers that can expand high-quality capacity, and develop criteria for balancing the number of scholarships allocated for capacity expansion with the number allocated for existing high-quality classes, including the need for enhancement of DES childcare subsidy and First Things First Quality First scholarship rates.
4. Distribute scholarships to providers that meet the criteria, and according the guiding principles. This includes regular review of utilization data and re-allocation of unused scholarships, fiscal monitoring and quality assurance measures.

4. Administrative Models from other Communities

It quickly became apparent that while most stakeholders agreed on the guiding principles and eligibility criteria, there was considerable interest and divergent viewpoints with regard to who should administer the Pima Early Education Program and how. While there was not time to do a thorough review of locally funded preschool scholarship programs in other communities, we did confer with Sarah Gassen of the Arizona Daily Star who had written editorials in 2019 about communities she visited with similar programs. We reviewed these and others. Summaries are included in Attachment 2.

What many of these programs have in common is they are often managed and implemented by an experienced non-profit community organization, separate from the primary funder, who administers the entirety of the program, or contracts with a separate vendor for the contracting and monthly billing components. Key functions of the administrator include contracting and financial management, collaboration with stakeholders and other early childhood education related agencies, and matching multiple funding partners to diverse system needs.

For example, the City of Philadelphia's Office of Children and Families is responsible for implementing a program called PHLPreK, to provide free high quality preschool for all children

on a first come first serve basis, with funding from a beverage tax. The Office contracts with what they call an "intermediary" to administer and implement the program. While the Office sets the overall parameters for the program, the intermediary is responsible for contracting with eligible preschool providers, managing the billing and reimbursement, fiscal monitoring, site visits and compliance auditing, training and technical assistance, layering of funding, program reporting, data collection and analysis, collaborating with strategic partners and managing relationships with stakeholders. The Office also contracts with what they call a "Quality Support Specialist" that is focused on improving the quality of the participating preschool providers through training, professional development, etc. PHLPreK supports 3,000 slots (or scholarships) a year at 130 preschools.

Another example is Mecklenburg County, North Carolina. Mecklenburg County has a 6-year plan to provide free and voluntary pre-k to all 4 year olds. Smart Start, a non-profit that appears to be similar to Arizona's First Things First, administers MECK Pre-K on behalf of Mecklenburg County. In year 1 the program served 600 children in 33 classrooms. By year 2, the program had expanded to serve 1,200 children in 69 classrooms. In addition to the County's public funding, the program appears to have commitments of over $6 million over 5 years from philanthropic and private sector funds.

A third example is Cleveland, Ohio. Cleveland's PRE4CLE is a plan to ensure all 3-4 year olds in Cleveland have access to a high quality preschool by (1) increasing the number of high quality preschools in Cleveland, (2) helping preschools improve their quality rating, and (3) connecting families to quality preschool providers. The Cleveland Early Childhood Compact was formed in 2014 to monitor and oversee implementation of PRE4CLE, and includes a diverse membership of public and private organizations. The Compact conducted an RFP process and selected two administrative entities that are tasked with implementing the plan, raising funds, and reporting on the plan's success. One entity appears to be similar to Arizona's Child Care Resource and Referral agencies, while the other is the fiscal agent. One noteworthy aspect of this is a single web portal which not only aids families in finding high quality providers, but also in identifying which providers offer the type of financial assistance that would work best for each family. Prior to the pandemic, this program had increased high quality preschool enrollment in Cleveland by 75 percent (from 2,857 in 2013 to 4,819 in December 2019).

Regardless of who administers the program, there appear to be several tasks common to these programs:

- Develop program guidelines.
- Identify child and provider eligibility criteria.
- Set reimbursement rates and review annually.
- Select participating providers
- Confirm eligibility of provider and child
- Contract with providers
- Allocate a number of scholarships per provider
- Reallocate regularly unused scholarships

- Develop a system for providers to submit monthly enrollment data and be reimbursed for eligible costs.
- Train providers on system and provide technical assistance.
- Implement quality control and fiscal monitoring, including audits, as well as confirming that families eligible for state or federal assistance are receiving those dollars first instead (layering and braiding funding).
- Manage and collaborate with key partners, stakeholders and funders.
- Establish baselines and benchmarks at system and program level.
- Reporting and evaluation.

Administration of the Pima Early Education Program will certainly be influenced by the program model. While financial assistance to preschool providers could be provided via an annual grant program with one primary funder, with low administrative complexity, it is likely to serve the least number of children. Programs that instead include active review and reallocation of unused scholarships, incorporate multiple funding partners, and collaborate to expand capacity, are more administratively complex and staffing intensive, but are more likely to serve more children and be sustainable over time. The programs listed above fall into this second category.

5. Recommended Year 1 Pima Early Education Program Components

The following proposal assumes that the County's funding commitment will go beyond this first year and that the City of Tucson, Town of Marana, Oro Valley and El Rio funding will be spent in conjunction with the County's funding. Funding or in-kind assistance from other partners is noted where applicable and is detailed in a separate section of this memo.

Year 1 will be constrained by impacts of the pandemic, and there is not enough time to evaluate different implementation models and get a preferred program up and running before the start of next fiscal year on July 1, 2021. In addition, in Year 1 there will be considerable federal emergency funding spent by the State on child care (part of the $1.2 billion state-wide), and it is unknown how this will impact the current preschool financing and capacity landscape. During Year 1, preschool providers and families will need help recovering from the pandemic. Enrollment may still be significantly lower than pre-pandemic times. Mitigation measures may still be in place that limit class sizes and increase provider costs. Preschool providers will need immediate funding without additional barriers, to keep them open and to maintain their workforce. Families will need to feel preschool is a safe and healthy option so that they can return children to preschool and return to work. Low income families will need assistance paying for preschool, which is easiest to provide through existing and familiar programs.

The Pima Early Education Program's focus during Year 1 should be on getting assistance to families and providers as quickly and efficiently as possible, increasing the number of high quality preschool providers and those that contract with DES to accept DES subsidies and the additional federal recovery financial assistance to be administered by DES, and expanding capacity where possible as enrollment recovers. Planning for future years should also occur in Year 1.

With this in mind, the following major program components were considered for Year 1, in accordance with the guiding principles:

1. Funding agreement with First Things First for additional Quality First scholarships (estimated 560 additional scholarships, which is in addition to the 381 existing Quality First scholarships)– starting July 1 or soon after. RECOMMENDED COUNTY FUNDING
2. Funding agreement with Child-Parent Centers to increase the hours of Head Start preschool programs from part time to full time (for approximately 205 children)– starting July 1 or soon after. RECOMMENDED COUNTY FUNDING
3. Funding agreement with the Arizona Department of Economic Security (DES) to increase their childcare subsidy reimbursement rates (1800 children currently receiving DES subsidy for high quality preschool) NOT RECOMMENDED
4. Increase the number of high quality preschool providers and those that contract with DES to accept DES childcare subsidies, as well as the number of eligible families applying for DES childcare subsidies. RECOMMENDED WITH PARTNER FUNDING
5. Funding agreements with school districts that have the ability to add new high quality classes, with priority given to those serving low income neighborhoods (est. max of 440 children in 22 new classes) – starting August 1. RECOMMENDED COUNTY FUNDING
6. Funding to partner with Pima Community College (PCC) and Child-Parent Centers to begin offering high quality Head Start preschool at PCC campuses (1 new 20 child class) – starting August-October. RECOMMENDED COUNTY FUNDING
7. Issue a request for proposals for a qualified contractor to develop a 3-year plan for administering the Pima Early Education Program and implementing that plan under the guidance of a multi-departmental Pima County oversight team. RECOMMENDED

Each of these components is detailed below. Each component makes use of existing programs or models. They are each very different models and our experience with these in Year 1 will help us to plan for future years.

If we pursue the above recommended funding components for Year 1, Table 2 shows that we may be able assist an additional 1,040 children from low-income families attend a high quality preschool program, which equates to almost 20 percent of our target. Note that this does not include additional children that may receive financial assistance from partners like DES. It could also be that children we propose to serve, instead receive DES funding (a key program objective), thereby decreasing the cost to the County. System level benchmarks will be tracked so that we can report overall system level increases in children served, not just those funded by Pima County.

Table 2
Year 1 Estimated Additional Children Served and Target*

Estimated program target number based on 60% uptake rate	5430
First Things First Additional Scholarships (max)	560
Additional seats at new school district and PCC preschools (max)	480
Year 1 Estimated Additional Children Served	1,040
Percent of Target	19%
*Extended day Head Start programs propose to assist 205 children already attending half-day and are not included in this count.	

Additional First Things First Quality First Scholarships

FTF, a State agency, was created by voter initiative in 2006, and is committed to the healthy development and learning of young children from birth to age five. Quality First, a signature program of FTF, partners with child care and preschool providers across Arizona to improve the quality of early learning for children. In Pima County, there are currently about 145 child care and preschool providers with a 3-5 star Quality First rating. This Fiscal Year, FTF provided 381 Quality First scholarships to preschool age children enrolled in high-quality 3-5 star preschool programs in Pima County. FTF also has an agreement with Pima County's Community and Workforce Development to provide a small number of HOPE scholarships to parents identified by case managers of children who are in particular job training and education programs and are in need of financial assistance for child care, to also be used at 3-5 star programs, but not just for preschool age children.

In some ways these FTF scholarships are closer to meeting our proposed eligibility requirements and guiding principles than DES subsidies, and in other ways they are not. FTF scholarships are available for families with incomes up to 200 percent of the federal poverty level, and don't have work requirements. In addition, FTF scholarships provide more financial certainty to providers as they are funded on enrollment not attendance, and the slot stays with the provider. But FTF scholarships are typically limited to 3-5 star providers and not nationally accredited providers. Families using FTF scholarships also typically cannot transfer their scholarships to another provider, whereas they can with DES subsidies. While DES subsidies can be used at any DES contracted high quality provider that has availability for the child, the number of FTF scholarships varies every two years based on the priorities set by the Regional Councils, and allocations to specific 3-5 star providers varies based on their star rating and size.

It is worth noting that FTF does not distribute these scholarships directly. They contract with Valley of the Sun United Way (VSUW) for the distribution. FTF has 2-3 employees that identify the providers and the number of scholarships each provider will receive for a given fiscal year, and provides this information to VSUW. VSUW, with about 12 employees, contracts with providers, trains providers on how to determine eligibility of the families and children, and how to submit enrollment data monthly for the children using the scholarships. VSUW then reimburses providers the following month. VSUW provides monthly data back to FTF on scholarship usage so that FTF can direct reallocation of unused scholarships. VSUW implements specific fiscal monitoring and quality assurance procedures required by

FTF. While VSUW has responded favorably to providing similar scholarship vendor services for the Pima Early Education Program, it will take considerable start up time to develop, which could occur during Year 1 in preparation for Year 2.

Again, we continue to hear that preschool providers, including school districts, would rather receive additional assistance through existing and familiar programs, and FTFs Quality First scholarship program is one of these. FTF has proposed to administer for Pima County an estimated additional 560 scholarships, at a cost of $3,811,600, for preschool age families with as few differences as possible to their traditional scholarships in Year 1 to get the funding out fast, starting July 1 or shortly after. These scholarships would range from $5,720 a year per child for a 2-star provider, to $7,280 a year per child for a 3-5 star provider.

Attachment 3 is a map showing 2-5 star preschool providers that participate in FTFs Quality First program, and would therefore be offered these 560 Pima County scholarships. Note that typically 2-star providers are not considered "high" quality, but are working towards a higher star rating. Since Year 1 of our program begins during a period of recovery and rebuilding for the childcare/preschool sector, FTF advised that there may not immediately be enough capacity to absorb the number of scholarships we would like to see distributed to families in need. Therefore, they recommend including 2-star providers during Year 1. Even with these additional 2-star providers, FTF is unsure whether all 560 scholarships will be able to be filled, or not. Monthly reports will be provided so that the County can understand how many scholarships are being used by each provider. Any funds that go unused will be refunded to Pima County after the end of the Fiscal Year.

FTF's Quality First model for allocating scholarships prioritizes providers by size (licensed capacity) and star rating. This means the larger, high rated providers will be allocated more scholarships than smaller, lower rated providers. All will be offered scholarships. It is also worth noting that 8 of 9 tribal Head Start preschool providers are also in Quality First and would be offered scholarships.

FTFs Quality First scholarship program includes four percent for administrative costs, which in this case would be $146,600. However, FTF has offered to waive this for our Year 1 agreement to maximize funding for scholarships during this period of recovery and rebuilding, and as their contribution to the County's new program. FTF is also currently undertaking a detailed cost of quality study that will inform scholarship rates across the system for future years.

<u>Increase Hours of Head Start Preschool Programs from Part Time to Full Time</u>

Head Start and Early Head Start are federal programs administered by the Office of Head Start within Department of Health and Human Services. The federal dollars are allocated directly to 22 Arizona Head Start grantees. Head Start programs must adhere to comprehensive standards determined by the federal Office of Head Start. Arizona Head Start programs provide high quality early childhood education, nutrition, health, mental health, disabilities, and social services with a strong parent involvement focus. Head Start has a heavy emphasis on parent involvement, education, and family support. Early Head Start

serves women who are pregnant and children birth to 3 years old. Head Start serves children 3 to 5 and their families who are at or below 100 percent of the federal poverty level, as well as foster and homeless families.

Head Start programs in Pima County (excluding those serving the Tohono O'odham Nation and Pascua Yaqui Tribe) are provided by Child-Parent Centers, a non-profit provider also serving Cochise, Graham, Greenlee and Santa Cruz Counties. There are 27 Child-Parent Center Head Start centers in Pima County, and 16 home-based programs, with 1,549 3-5 year olds enrolled. Many are co-located on school district properties.

The traditional Head Start model is a free, half-day program (4 hours a day). However, Child-Parent Centers would like to offer full day programs and are actively seeking funding partners to do so. Child-Parent Centers provided us with a proposal to expand full day programing for 205 children in 11 classes for Year 1, for 10 months, at a cost of up to $1,149,845. Child-Parent Centers has a proven track record of braiding DES child care subsidies with their federal funding. If any children receive DES subsidies for this extended day model, the cost to Pima County would decrease.

There are also separately administered Head Start programs serving the Tohono O'odham Nation and Pascua Yaqui Tribe. We are in the process of contacting the tribal Head Start administrators to discuss their needs and whether a similar part time to full time expansion approach would be beneficial.

While the Head Start programs cost more on a per child basis in comparison to the school district preschool programs, or First Things First Quality First scholarships, it is important to keep in mind that the cost per child includes an array of wrap around services that school districts are unlikely to provide and that First Things First provides to preschools via separate funding contracts above the cost of their scholarships.

<u>Not Recommended: DES Childcare Subsidy Rate Enhancement</u>

Part of the initial request in 2019 from the Preschool Promise advocates was for gap funding to increase the reimbursement rates DES pays preschool providers to cover the cost of high-quality market rate preschool for eligible children. DES has since increased their rates, but not enough to fully reimburse many providers for the cost of high quality programming. Higher rates will attract more preschool providers to accept children with DES subsidies, and will provide additional funding for the cost of high quality. The more high-quality providers that contract with DES, the more openings there will be for families seeking high-quality preschool.

Currently, DES provides subsidies to 1800 preschool-age children in Pima County through 124 high quality preschool providers (including school districts, centers and home-base programs). There are approximately 76 additional high quality providers that are not currently contracted with DES. It is important to note for future planning that most DES subsidies are only available to families with incomes at or under 165 percent of the federal poverty level, and have work requirements. DES also administers a lessor number of subsidies for foster

families. Ideally, we would like to see the income qualifications raised to 200 percent of the federal poverty level and no work requirements.

We continue to hear that preschool providers, including school districts, would rather receive additional assistance through existing and familiar programs, rather than facing additional barriers to qualify for assistance through yet another system. And DES gap funding was a priority for Preschool Promise. Therefore, we explored this option with DES. But in light of the estimated $1.2 billion in federal recovery funding that DES will be receiving from the American Recovery Act and the 2021 Congressional Appropriation Act, DES will most likely be increasing child care subsidy rates on their own, providing other incentives to providers to contract with DES, and making other improvements to their child care assistance programs. DES also offered to serve as the fiscal agent for Pima County to provide one-time grants to preschool providers contracted with DES, but again, one-time grants will likely be awarded as part of this federal recovery funding. Therefore, it is not recommended that Pima County partner with DES for these funding components in Year 1.

Increase the Number of High Quality Preschool Providers and those Contracted with DES

One of the most significant barriers to expanding access to high quality preschools for families in need, is the lack of preschools that are recognized as high quality. Currently about 1/3 of the preschools in Pima County are considered high quality (rated 3-5 stars in FTF's Quality First program, in Head Start, or nationally accredited). This equates to about 200 out of 600. Limited funding has prevented FTF from funding the assessments necessary to assign a quality rating to additional preschools, as well as the funding for coaching to then improve the quality of those that do not immediately rate at high quality. In addition, during the pandemic, assessments had to be placed on hold and it is unknown when they will restart. There are currently 36 preschools on the wait list for assessment and rating. FTF does have a buy-in option whereby preschools, or those that wish to sponsor them, can pay for assessment and rating, and coaching if needed, and even scholarships if and when the provider receives a high quality rating. FTF has noted that the journey to high quality may be fast for some preschools, but may take several years for others. This is an item DES included in their proposal for use of emergency federal funding and can be considered a much needed partner contribution without the use of County funding. The United Way is also proposing that part of their funding contribution in Year 1 be used to support quality improvements.

Another barrier to expanding access to high quality preschools for families in need is the fact that not all high quality preschools are contracted with DES to accept children with DES child care subsidies. Currently about 112 of the 200 high quality providers are contracted with DES. Historically, many providers found the DES reimbursement rates to be too low to support the cost of providing high quality programming. DES has since raised rates and proposed raising rates again with federal emergency funding, and addressing other barriers for providers. In addition, we've heard that some providers could benefit from support to initiate the contracting process with DES. It is recommended that other funding partners provide outreach to these high quality providers, and encourage them and assist them in getting contracted with DES.

Finally, Children's Action Alliance estimates that only 1 in 3 families eligible for DES childcare subsidies are receiving them. It is recommended that other funding partners provide outreach to these families, and assist them with applying if they are interested. DES is also developing additional outreach materials to explain the application process to families. This is the most effective way to decrease the funding needed by the County and other local partners to support high quality preschool for low income children.

We will continue to discuss these issues with DES during our bi-weekly meetings.

Capacity Expansion at School District Preschools

The number of high quality preschool programs can also be increased by adding new high quality classes. Ideally this would occur at both school district and non-school district preschool sites. However, considering the Year 1 constraints and the need to get agreements in place quickly so that preschools can hire teachers, it is recommended that the County enter into IGAs with school districts that have the ability to add complete new high quality preschool classes next school year of approximately 18-20 children each. It is further recommended that each school district be offered funding for 1 new class, with additional funding for additional classes for school districts that serve higher need populations.

The following school districts have expressed interest in adding preschool classes as part of the Pima Early Education Program in year 1 (Table 3). Conversations are on-going with additional school districts. Please note that the locations of these new classes should be considered tentative and may very well change depending on an array of factors such as space at schools, community needs and data assessment, as well as additional feedback. All of these school districts offer 10-month preschool programming, which aligns with the K-12 school year. The estimated per student in-kind contribution from the school districts includes the classroom space, utility costs, custodial services, security and administrative overhead (Human Resources, Information Technology, payroll process, etc.).

Table 3
Additional Tentative Year 1 School District Preschool Classes

School District	Tentative School Sites	Max New Preschool Classes	Max Number of Students*	Max Cost to County Year 1 assumes 20 student classes & no DES or other funding	In-kind contribution from School District at $1,750 per student
Altar Valley	Robles Elementary	1	20	$132,000	$35,000
Amphitheater	Hollaway, Walker	3	60	$396,000	$105,000
Baboquivari	Indian Oasis Primary	1	20	$132,000	$35,000

Flowing Wells	Emily Meschter Early Learning Center	1	20	$132,000	$35,000
Marana	Picture Rocks, Estes and Butterfield	3	60	$396,000	$105,000
Sahuarita	Early Childhood Center	1	20	$132,000	$35,000
Sunnyside	Ocotillo Learning Center	5	100	$660,000	$175,000
Tucson	Kellond, Whitmore, Cavett, Ford, Steele, Borton, Robins, Vesey	8	160	$1,056,000	$280,000
		23	460	$3,036,000	$805,000

*Note that 3-year-old or 3-5 year-old mixed age classes are limited to 18 students, while 4-5 year-old only classes are limited to 20 students. This table assumed the maximum only for budgeting purposes.

It should be noted that all school districts that already have preschool classes participating in FTFs Quality First program will also be offered Pima County-funded scholarships administered by FTF. Therefore, there may be some school districts that receive funding to add full new classes, as well as being offered additional scholarships for existing classes.

Getting these school district IGAs in place as soon as possible will enable school districts to start the process to hire teachers so that they can prepare to offer this expanded and free preschool programing a soon as the start of the coming school year, in early August. There may be some school districts, however, that cannot move this fast. Preschool schedules do not have to mirror the K-12 school schedule. The IGAs could require that the school districts offer this programing on or before the first week in January for those that need more time. Most school districts, however, are eager to start these new classes this August.

It is recommended that these IGAs be finalized as soon as possible, with a tentative date for Board approval at the second meeting in May. We have already been circulating drafts with the school districts. Among other things, school districts will be required to market the classes to eligible families, confirm family income and child age eligibility, encourage families that may be eligible for DES childcare subsidies to apply and accept the subsidy if awarded (reducing the cost to the County), and offer free snacks and meals to all children in the class regardless of whether they qualify for free or reduced cost lunch. School districts will be

reimbursed monthly at a per classroom rate (minus other financial assistance received like DES subsidies), and shall not charge families any fees, with the exception of before or after school care.

The IGA's being considered also include a two-year term. While the Board has only directed us to budget for FY22, school districts are investing a lot to open these new classes and are seeking a longer-term commitment than a single year. While there was one request to make these three-year agreements, this is not recommended for a couple of reasons. First, if there is an intent to fund this program with Library District funds in the future, the Library District would need to be party to these agreements. Based on a scenario whereby the General Fund fully funds the FY22 $10 million program, and the General Fund and Library District equally fund the FY22/23 $10 million program ($5 million each), two-year school district IGAs can continue to be funded with General Funds only, and do not need to include the Library District. Second, we do not know what the most effective and efficient way is of meeting the program goals. While school districts should definitely continue to be a part of the mixed delivery system for preschool programming, the requirements and funding structures will be better informed with more planning.

In addition, by allocating funding to the school districts directly via these IGA's, we will be unable to require the extensive fiscal monitoring and quality assurances that would be provided by an entity such as FTF, United Way Valley of the Sun (UWVS), Head Start or DES. We simply do not have the time or the staff to develop agreements with that level of detail and administrative oversight. We would also be unable to reallocate unused scholarships throughout the year; a service that FTF and the UWVS also provides. While we could propose an expanded contract with FTF to "pay" these school districts with traditional FTF scholarships, there may be a benefit to not putting all our eggs in one basket (with a single FTF contract) even if the result is less efficient, serves less children and has less oversight.
FTF successfully pioneered preschool expansion in several rural areas in Pima County (Ajo, Three Points and Amado), as well as in partnership with the Tohono O'odham Nation and the Pascua Yaqui Tribe. Their shared experiences will help to inform this effort going forward.

Pima Community College Preschools

Pima Community College (PCC) is in discussions with Child-Parent Centers to offer Head Start style preschools at one or more of their college campuses, for 10 hours a day, year-round. For those children that meet the County's income and age eligibility, we recently started discussing a proposal whereby the County would contribute to the cost of 1 new class in Year 1. A variety of funding may be braided together to cover the costs, including DES, federal recovery grant funding to PCC to parents enrolled in certain degree programs, and County funding. Similar to the school district model, PCC's in-kind contribution would account for the physical space, janitorial services, utility costs, and administrative overhead. It is recommended that we budget up to $217,000 for this component in Year 1 until we better understand the amount and certainty for other funding sources.

Request for Proposals

Also during Year 1, it is recommended that CWD work with Procurement to issue a Request for Proposals (RFP) to contract with an organization to develop a 3-year implementation plan to manage and implement an ongoing preschool scholarship program, and implement the plan under the guidance of the multi-departmental oversight team. This should occur as soon as possible in order to allow enough time for planning, and for the selected contractor to be able to start administering the program at the beginning of the following fiscal year, July 1, 2022.

An RFP/procurement process was unnecessary when the program was proposed to be a United Way program for which the County was one of many participants. However, now that the County would be the primary funder and the program would not exist if not for the County, a procurement process is required.

6. Budget for Year 1

Because of the uncertainties in Year 1 with regard to ongoing pandemic impacts, constraints in the number of high quality preschool providers, and the general adherence to the guiding principle that the County's funds should be the last dollars used, there is a chance that we won't spend $10 million in Year 1. It is therefore recommended that the County's $10 million be budgeted in a fund that allows for fund balances to accrue for future years. Attachment 4 is a draft County Administrator budget book supplemental report for Year 1. In addition to the agreements with FTF, school districts, and Child-Parent Centers for Head Start, it is recommended that we budget for outreach, as well as a Program Manager and a Program Coordinator.

Table 4
Recommended Expenditures in Year 1 (Fiscal Year 2022)*

Expense Type	Amount
School District/PCC IGAs for 24 new classes ~ up to 480 students	$ 3,253,000
First Things First IGA for up to 560 Additional Quality First Scholarships	$ 3,811,600
Head Start/CPC contract for Extended Day Preschool ~ up to 205 children	$ 1,149,845
Outreach	$ 50,000
Program Manager/Coordinator (salary and benefits)	$ 140,568
Total	$ 8,405,013

*This could increase if tribal Head Start Administrators are interested in similar extended day options, or if additional school districts are interested. But it could also decrease based on more DES subsidy participation, and direct funding provided by partners.

7. Other Funding Partners

Below is a list of either direct or indirect support for the Pima Early Education Program in Year 1, totaling almost $3 million. Additional funding partners are interested in seeing the details of the Year 1 program before committing funding.

- City of Tucson - $1 million contribution to scholarships within City of Tucson.
- South Tucson, in-kind outreach to South Tucson residents.
- Town of Marana – Mayor and Council to consider a resolution on May 18th providing $132,000 to Pima County for a new high quality preschool class at Estes Elementary in Marana Unified School District.
- Oro Valley – budgeting $100,000 in FY22 to support a 3-year commitment (approximately $33,333 a year).
- School districts and Pima Community College, in-kind classroom space and furniture, administrative overhead, janitorial services, etc., valued at approximately $1,750 per child per year ($840,000)
- First Things First – Waiver of costs for administering up to 560 additional preschool scholarships – valued at $146,600.
- DES – proposed to fund Quality First assessment and rating for the 36 child care/preschool providers in Pima County on the wait list, thereby increasing the number of high quality providers that will be eligible for Pima County scholarships in future years (estimated value of $432,000 for one year of sponsorships).
- In FY2022, United Way of Tucson and Southern Arizona will provide a total of $342,100 ($321,500 in matching dollars and $20,600 of in-kind) to support the overall activities of the program, which may include staff time to support project implementation; efforts to increase high quality capacity of the mixed delivery early care and learning system; outreach, marketing and communication with families about the program; coordination with system partners, and other technical assistance to the county as needed. In FY2021, the United Way provided an estimated $20,600 of in-kind support. United Way may also manage small donations from individuals.
- El Rio - Substantive outreach to families at or below 200 percent of Federal Poverty Level, financial contribution in this first year in the range of $10,000, with consideration for future year contributions.
- Tucson Metro Chamber – to fund a survey of businesses to identify employee child care needs and identify creative solutions for businesses to support their employees' child care needs.

Other potential funders are encouraged to work with our community partners to provide funding or in-kind support for the following activities that will expand access to affordable high quality preschool for families in need:

- Outreach to families and providers about the benefits of high quality preschool, the Pima Early Education Program and the availability of DES child care subsidies.
- Preschool classroom facility improvements and supplies.
- FTF Quality First buy-in options for sponsoring a preschool provider that is not yet rated to receive assessments and a rating, coaching if quality improvements are recommended, and even scholarships. Note that each preschool providers' journey to quality is different, and some require multiple years of sponsorship to attain and maintain a high quality rating.
- If a City or Town prefers to provide funding for preschool scholarships for a specific school district or center, we can discuss whether that is best implemented through a

funding agreement with Pima County, or if it simpler for the County to provide them with our model school district and FTF agreements so that city or town can manage their agreement directly, and in return report the number of children served per year to the County for system level benchmark monitoring.

8. Program Administration – Year 1

It is recommended that Pima County's Community and Workforce Development (CWD) administer Year 1 of this program, with the oversight of a multi-departmental team to include representatives from the Library, Health Department, Superintendent of Schools and County Administrator's office.

CWD roles and responsibilities:

- Manage agreements with school districts, FTF and Child-Parent Centers for Head Start, including quarterly group meetings.
- Facilitate coordination among school districts, FTF and Child-Parent Centers regarding child enrollment and workforce hiring and retention.
- Manage funding contracts with the City of Tucson, Town of Marana and other direct funding partners.
- Coordinate the RFP process, through Procurement, to retain an organization to develop a 3-year implementation plan, and to manage and implement an ongoing preschool scholarship program for Pima County according to that plan.
- Track County and system-level benchmarks.
- Monitor program expenses and develop a recommended budget for future years.
- Report regularly to the multi-departmental oversight team.
- Ensure sufficient outreach is occurring through community partners.
- Keep stakeholders updated.

Multi-departmental Oversight Team roles and responsibilities:

- Provide guidance to CWD.
- Develop regular reports to the County Administrator and Board.
- Serve as the evaluation committee for RFP process.

CWD is a good fit for administering this program in Year 1 because of their expertise in administering a variety services for low-income families and displaced workers, including staff that are knowledgeable about related community resources. The advantage to clients is when they go in for an appointment for one of our low-income programs, they are also screened for other assistance programs. Discussions are ongoing regarding how best to make this community resource connection even more intentional through "navigators" who could work with low-income families that have children attending these high quality preschools, as well as for the preschool employees. Connecting such families with other needed resources has been shown to accelerate the benefits, not only to the children and parents, but also to the community as a whole. CWD is also well versed in developing and managing contracts with outside agencies to procure services.

Including multi-departmental oversight, in addition to CWD administration, builds upon a model we already know works with the Banner agreement, and facilitates intentional connections between those departments and this program. In addition, including the Library District in more detailed planning is recommended as the program transitions to Library District funding over the next 2-3 years.

9. Recommendation

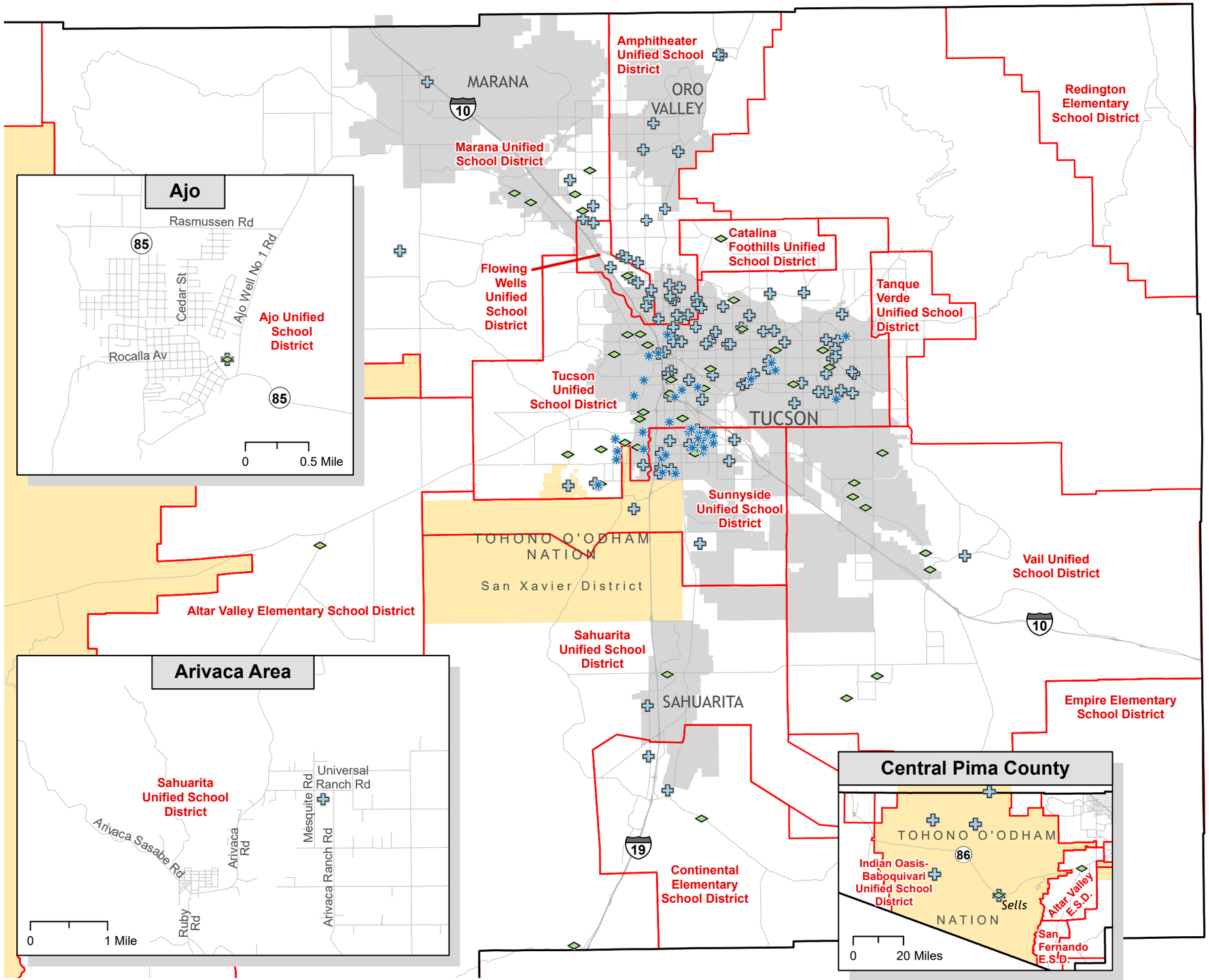
With your approval, I will continue to work CWD, the Library, and the County Attorney's Office, under the leadership of Jan Lesher and Dr. Francisco Garcia, to finalize the necessary agreements with school districts, First Things First, Child-Parent Centers (Head Start), and direct funding partners, to be scheduled for Board action as soon as possible.

NF

Attachments

c: The Honorable Dustin Williams, Pima County School Superintendent
Jan Lesher, Chief Deputy County Administrator
Francisco Garcia, MD, MPH, Deputy County Administrator & Chief Medical Officer, Health and Community Services
Dan Sullivan, Director, Community and Workforce Development
Amber Mathewson, Director, Pima County Public Library
Terry Cullen, MD, MS, Public Health Director, Pima County Health Department
Ana Durazo, Contracts Division Manager, Community and Workforce Development
Jenifer Darland, Homeless Services Division Manager, Community and Workforce Development
Stacey Roseberry, Civil Deputy County Attorney
Victoria Buchinger, Civil Deputy County Attorney

Attachment 1



High-Quality Childcare Providers

Includes Quality First 3-5 Star and Head Start providers, and Nationally-Accredited providers recognized as high-quality that are contracted with DES.

Excludes 17 childcare providers that do not have a public rating or have an incomplete non-public rating.

Childcare Provider

Type

- Center
- School District
- Home

School District

N

0 2 4 8 Miles

PIMA COUNTY
INFORMATION TECHNOLOGY
GEOGRAPHIC INFORMATION SYSTEMS

April 21, 2021

CMO1353

Attachment 2

Comparison of Locally Funded PreK Programs

Program Name/City	Number children served	Key Elements	Staff/Administration	Evaluation
Tempe PRE Tempe, AZ	200	**Purpose:** Tuition assistance (sliding scale) tuition to school district preschool **Provider type:** Public preschool **Funding:** Jointly funded by City of Tempe and Tempe Sschool District **Provider Requirements:** N/A, limited to specific classrooms **Application:** Families apply through an online system (City operated), lottery selection process **QRIS:** Classrooms participate in Quality First **Hours of operation:** school day and after care/summer camp **Staff support:** Administration of scholarships, program, and preschool/child care implementation **Administrator:** City of Tempe **Oversight:** Tempe City Council	• TempePRE Supervisor & Program Coordinator • Assistant Director EC Programs • Classroom staff – School districts	Formal evaluation funded by Helios conducted by NORC, implementation evaluation and outcome evaluation QF evaluation funded by FTF conducted by Harder+Co
PRE4CLE Cleveland, OH	4,277	**Purpose:** Create new high quality seats, increase the quality of existing preschool, remove barriers for families to access high quality preschool (advocacy and connect to existing subsidy), maximize the current resources for access to high quality preschool **Provider type:** Public preschool, Head Start, and community based (centers & family child care)	• Executive Director • Program Coordinator • Operations and Outreach Specialist • 2 Outreach and Engagement Specialists • Executive Director of CCR&R partner	Formal evaluation funded by project and conducted by Case Western Reserve University; outcome evaluation (Kindergarten readiness, Bracken School Readiness Assessment, increases in number HQ seats, increases in number HQ sites)

		Funding: existing and new public and private funds and builds on existing Head Start, child care subsidy, state public preschool, child nutrition, and the County's Universal PreK program. **Provider Requirements:** 3-5 Star rating, teacher-student ratio of 1:10, group size limit of 20, family engagement plan with families, employ teachers with postsecondary degrees **Application:** Families apply through an online system **QRIS:** Step Up to Quality [OH Dept of Ed & OH Job & Family Services] **Hours of operation:** varies **Staff support:** Administration of scholarships, program, and preschool/child care implementation. **Administrator:** Educational Service Center of Cuyahoga County (Administrator) and Starting Point (CCR&R), selected via RFP **Oversight:** Cleveland Early Childhood Compact (leadership body)		
Cincinnati Preschool Promise Cincinnati, OH	1,631	**Purpose:** Tuition assistance to use at any CPP-approved high quality providers for eligible families (200% FPL). Provides "gap funding", increase quality capacity through QRIS efforts, and Staff Support Fund Pilot Program and Teacher Promise Grants to supplement wages and support teacher recruitment and retention. **Provider type:** Public preschool, Head Start, and community based (centers & family child care) **Funding:** Local tax, allocated to public schools. $15M for FY19 **Application:** Apply online or printable application **QRIS:** Pays to participate in Step Up to Quality [OH Dept of Ed & OH Job & Family Services] for "emerging quality], 1-2 stars **Hours of operation:** varies	• Executive Director & CEO • Finance Director • Community Engagement & Marketing Manager • Outreach & enrollment Manager • Quality Improvement Manager • Program & Evaluation Manager	Longitudinal study tracked 2,158 Cincinnati Public Schools students; provided additional evidence that investment in high quality early childhood leads to positive impacts. Conducted by INNOVATIONS in Community Research and Program Evaluation, Children's Hospital Medical Center.

		Staff support: Created a "preschool expansion organization" to administer the program. More detail here. **Administrator**: Cincinnati Preschool Promise non-profit org **Oversight:** Board of Managers, Cincinnati Public Schools are fiscally responsible.		
PreK-4-SA San Antonio, TX	2,000	**Purpose:** Goal to improve access to quality public pre-kindergarten programs. Operates four high quality educational centers (prekindergarten lab schools) with family engagement components, a system for professional development for ECE educators, and a grant program to support high quality preK at public schools. **Provider type:** Public preschool in school districts and in four centers; competitive grants available to all provider types **Funding:** Local city tax revenue $36.4 M with other funding to total $47.3 M in 2019 **Application:** Online application **QRIS:** Statewide QRIS is Texas Rising Star **Hours of operation:** varies **Staff support:** Administration of scholarships, program, and preschool/child care implementation. Implemented by PreK 4 SA staff. **Administrator:** Non-profit organization **Oversight:** Board of Directors and City of San Antonio	• CEO • Chief Marketing & Communications Officer • Chief Operating Officer • Senior Executive Secretary to the CEO • Department Fiscal Administrator • Director of Professional Learning and Innovation • Four center directors	Third party impact study conducted by the Urban Education Institute. Annual evaluation conducted by Westat, Inc. in conjunction with National Institute for Early Education Research (NIEER) and Rutgers University. Child outcome: Student progress monitoring using Teaching Strategies Gold
PHLPreK Philadelphia, PA	3,300	**Purpose:** Funds high quality preK at over 130 centers at no cost to families. Age eligibility (3 and 4 year olds), no income or employment eligibility. Traditional school day (5.5. hours), after care is funded by child care subsidy or private pay.	• Public Health Management Corporation and Hub Agencies	Mayor's PHLpreK By the Numbers

		Provider type: Public preschool and community based (centers & family child care). Website refers families to Head Start and Early Head Start if eligible. **Funding:** City beverage tax, $39.5 M to fund preschool **Application:** Families contact participating locations directly, or call an assistance line. Website also houses an eligibility calculator so families can determine other subsidy eligibility **QRIS:** Statewide QRIS is Keystone STARS **Hours of operation:** varies **Staff support:** Public Health Management Corporation serves as the administrative intermediary to support implementation, coordination, monitoring, data collection, and reporting. "Hub Agencies" monitor subsets of PHLpreK providers. See Application for Funding for more detail. **Administrator:** Public Health Management Corporation **Oversight:** City of Philadelphia Office of Children and Families and PHLpreK Advisory Board		
MECK Pre-K Mecklenburg County, North Carolina	1,905	**Purpose:** Funds high quality preK for income eligible four year old children (400% FPL). School day is 6.5 hours. **Provider type:** **Funding:** Mecklenburg County, $21.1 M **Application:** Online registration **QRIS:** Statewide QRIS is Star Rated License, programs must be four and five star centers **Hours of operation:** Varies **Administrator:** Non-profit organization Smart Start **Oversight:** Board of County Commissioners	• Administered by Smart Start of Mecklenburg County	According to report to Board of County Commissioners: Internal evaluation of program efficacy (with University North Carolina), external evaluation of program quality, MECK preK child data management system, public results dashboard.

Attachment 3

Childcare Providers Eligible for Pima County Scholarships Administered by First Things First

Includes Quality First 2-5 Star providers.

Excludes 17 childcare providers that do not have a public rating or have an incomplete non-public rating.

MARANA

ORO VALLEY

TUCSON

TOHONO O'ODHAM NATION

San Xavier District

SAHUARITA

Amphitheater Unified School District

Marana Unified School District

Redington Elementary School District

Catalina Foothills Unified School District

Flowing Wells Unified School District

Tanque Verde Unified School District

Tucson Unified School District

Sunnyside Unified School District

Vail Unified School District

Altar Valley Elementary School District

Sahuarita Unified School District

Empire Elementary School District

Continental Elementary School District

Ajo

Rasmussen Rd

Cedar St

Ajo Well No 1 Rd

Rocalla Av

Ajo Unified School District

0 0.5 Mile

Arivaca Area

Sahuarita Unified School District

Universal Ranch Rd

Mesquite Rd

Arivaca Sasabe Rd

Arivaca Rd

Arivaca Ranch Rd

Ruby Rd

0 1 Mile

Central Pima County

TOHONO O'ODHAM NATION

Indian Oasis-Baboquivari Unified School District

Sells

Altar Valley E.S.D.

San Fernando E.S.D.

0 20 Miles

Childcare Provider

Type

- Center
- School District
- Home

School District

N

0 2 4 8 Miles

PIMA COUNTY
INFORMATION TECHNOLOGY
GEOGRAPHIC INFORMATION SYSTEMS

April 21, 2021

CMO1353

Attachment 4

County Administrator Budget Book – Supplemental Reports

Department: Finance Non-Departmental

Pima Early Education Program

Type of Request: New Program

	FY 2021/2022 Amount
General Fund	
Personnel Services	$ 140,568
Total GF Expenditures	$10,000,000
General Fund Support	$10,000,000

Goals and Objectives
Goals: To increase the number of 3-5 year-old children from low-income families attending high quality preschools in Pima County, and to increase the number of high quality preschools in Pima County.

Objectives/Guiding Principles:

1. Increase high-quality preschool capacity while addressing existing need, by allocating scholarships to preschool providers that can add new classes for eligible children, increasing the number of high quality providers, and allocating scholarships to providers that can serve more eligible children in existing classes.
2. Distribute scholarships efficiently and effectively through existing programs and partners.
3. Do not supplant existing public assistance for preschool and utilize local funding as a "last dollar in" approach.
4. Coordinate with existing agencies that provide public assistance for high-quality preschool.
5. Establish scholarship rates that cover the full cost of providing high-quality preschool.
6. Ensure that participating preschool providers are geographically dispersed with priority given to preschools serving lower income/high need neighborhoods, tribal and rural areas.
7. Connect eligible families to high-quality preschools and financial assistance.
8. Collaborate with partners to connect participating families with other community resources.
9. Maximize multi-year partner contributions to make the program more sustainable.
10. Advocate with partners for a long-term state-wide funding solution.
11. Remain flexible as providers and families recover and rebuild from the pandemic.
12. Review, reevaluate, revise, and report regularly with input from stakeholders.

Description
The Pima Early Education Program (PEEP) will fund scholarships to wholly or partly cover the costs incurred by parents who wish to enroll their 3 to 5 year-old child not yet eligible for Kindergarten in a high-quality early childhood program. Eligible children will come from families whose income is at or under 200% of the federal poverty level. These scholarships would be payable only to high-quality early childhood education programs, as defined by the Arizona Department of Economic Security, and operated by public school districts, child care centers and home-based licensed/certified family childcare providers.

Research shows that children, particularly economically disadvantaged children and children of color, who attend high quality preschool are better prepared for kindergarten and are less likely to need expensive special education services, and with continued supportive education these benefits may

result in positive longer-term outcomes for those children, their parents, employers and taxpayers. In Pima County, only 46% of 3rd graders are minimally proficient at reading – a key educational indicator, preschool enrollment is low, enrollment in quality preschool is even lower, half of all preschool-age children are from low-income families, a majority of preschool-age children from low-income families are children of color, and public funding for high quality preschool is insufficient.

Personnel

1 FTE Program Manager - Unclassified
1 FTE Program Coordinator - Unclassified.

Supplies and Services

High quality preschool providers will provide free or substantially subsidized preschool opportunities for an estimated 1,245 eligible children, pursuant to the goals and objectives of PEEP. Up to 1,040 of these will be newly subsidized seats, which would address almost 20 percent of the PEEPs targeted population. This will be funded by Pima County through (1) IGA's with school districts and Pima Community College who are interested in adding new high quality preschool classes with a capacity of approximately 480 children at no cost to eligible families; (2) an IGA with First Things First, a State agency, who has proposed to allocate up to 560 additional scholarships to quality preschool providers for eligible families; and (3) a contract with Child-Parent Centers, this region's Head Start provider, who has proposed to extend traditional half-day Head Start preschool programs to full-day for approximately 205 children. Pima County's Community and Workforce Development Department, under the guidance of a multi-departmental Pima County oversight team, will manage these agreements, track key benchmarks, and issue a Request for Proposals for a qualified contractor to develop a 3-year plan for PEEP and administer the Program in future years.

Capital

N/A

Revenue

Pima County General Fund and other non-county funding contributions.

Impact if not funded

Preschool can cost families annually more than college tuition. High quality preschools can cost even more. Without this funding, many low-income families and families of color will still struggle to afford preschool; parents who want to work may stay out of the workforce to care for children until they are of Kindergarten age; children will be less prepared for Kindergarten and more reliant on special education services; children, parents, employers and taxpayers will be less likely to receive the short and long-term benefits that have been shown to result from such high quality early educational experiences.

Mandates

N/A

Board of Supervisors Memorandum

May 18, 2021

Intergovernmental Agreements for Pima Early Education Program

Background

On May 4, 2021, the Board approved the recommended Year 1 plan for the Pima Early Education Program and directed staff to plan for a multi-year program. On the Board's May 18, 2021 agenda, under Community and Workforce Development, are nine intergovernmental agreements (IGA) with school districts, First Things First, the City of Tucson and the Town of Marana. It is anticipated that there will be another four IGAs and one contract on the Board's June 22 agenda.

School District Agreements

The school district IGAs require the school districts to operate the new classes for the 10 month school year according to the high quality standards defined by their school's accreditation, or the accreditation for which they will be applying; to market the classes to eligible families; to confirm child and family eligibility; to request that families with incomes eligible for DES child care subsidies apply for the subsidy and take it if awarded; make a good faith effort to fill vacancies within 30 days; offer free meals and snacks to all children in the classes; attend quarterly coordination meetings with the County and other school districts; and not reduce the number of infant/toddler age classes if they offer that type of care.

The County will pay Districts a monthly per-class reimbursement rate, less any other financial assistance received by the District that month for children in the class (i.e. DES child care subsidy, Quality First scholarship, private pay, etc.). This rate equates to $6,600 per child per 10-month program, and when added to the District's in-kind contribution estimated at $1,750, is intended to cover the full cost of operating the class. Therefore, Districts are not permitted to charge eligible families any fees, with the exception of fees for before or after school care. Note that the IGAs cover two years of service. Prior to the end of the first year, the County and the Districts will discuss the ability to add additional new classes, which will require amendments to the IGAs. Several school districts have mentioned the intent to add additional new classes in Year 2. More information on the cost of providing high quality preschool will be available later this year, which could inform rate changes in Year 2 if the Board wishes to consider those.

As part of the invoicing, Districts will submit data on number of eligible children enrolled, number funded by other financial assistance, race and ethnicity of children, and number of dual language learners. This will assist staff in developing regular reports to the Board, evaluating the program, and planning for future years.

School District IGAs for May 18, 2021 BOS Agenda

School District	Preschool Locations	# of New Classes	Max # of New Students*	Total Not to Exceed Amount	Not to Exceed FY22	Not to Exceed FY23**	School District In-kind Contribution
Flowing Wells	Emily Meschter ELC	1	20	$ 264,000	$ 132,000	$ 132,000	$ 35,000
Amphitheater	Amphi HS, Hollaway, Walker	3	60	$ 792,000	$ 396,000	$ 396,000	$ 105,000
Sahuarita	Sahuarita ELC	1	20	$ 264,000	$ 132,000	$ 132,000	$ 35,000
Tucson	Kellond, Shumaker, Warren, Cavett, Ford, Borton, Robins, Vesey	8	160	$ 2,112,000	$ 1,056,000	$ 1,056,000	$ 280,000
Baboquivari	Indian Oasis Primary	1	20	$ 264,000	$ 132,000	$ 132,000	$ 35,000
Sunnyside	Ocotillo ELC	2	40	$ 528,000	$ 264,000	$ 264,000	$ 70,000
Total		16	320	$ 4,224,000	$ 2,112,000	$ 2,112,000	$ 560,000

*Assumes a max of 20 children per class. As enrollment proceeds, schools will determine ages of children in classes. Classes with 3-year olds are limited to 18 and will reduce County funding.

**County and school districts will determine whether to add more classes and children prior to FY23.

First Things First Agreement

Under the IGA with First Things First (FTF), the County will pay FTF $3,811,600 for one year to administer an estimated 560 scholarships to approximately 180 preschool providers across Pima County. This includes school districts, centers and home-based providers that are already part of FTFs Quality First program. FTF currently administers approximately 380 Quality First scholarships across Pima County and will use FTFs existing Quality First scholarship system and infrastructure to administer these additional County funded scholarships.

Attachment 1 and 2 include a list and map of these preschool providers and their Quality First star ratings. During the week of June 1st, the County will receive a list showing the number of scholarships that will initially be allocated (offered) to each preschool provider. The number of scholarships initially allocated will be based on a preschool providers' star rating and licensed capacity, with larger and higher rated providers generally offered more scholarships. Allocation will also be based on whether the provider is a school district/center, or home-based provider.

FTF contracts with United Way Valley of the Sun (VSUW) for the majority of the tasks related to administering their scholarship program. VSUW will process an addendum to each preschool providers' agreement stating that they may not reduce toddler/infant care as a

result of receiving these Pima County scholarships for preschool age children. VSUW will monitor usage of the scholarships, provide that data to FTF, and FTF will direct VSUW to reallocate unused scholarships at least twice during the year. FTF will provide monthly reports to the County, per preschool provider, with the number of scholarships initially allocated, the number currently allocated, and the number filled with enrolled children, as well as the amount of County funds paid out for that month. Similar data will also be reported to the County for FTFs Quality First scholarships as part of system wide monitoring.

Approximately 30 of the preschool providers that will be offered Pima County scholarships as part of this IGA, are 2 star providers. Typically, 2 star providers not considered high quality and not provided scholarships. However, due to the pandemic and the critical need for family and provider financial assistance due to the pandemic, FTF recommended we include 2 star providers for this initial year agreement. The United Way of Tucson and Southern Arizona will be providing assistance and resources to some 2 star providers during this first year with the goal of improving quality and thereby expanding capacity of the high quality preschool system for future years.

The IGA states that FTF will reimburse preschool providers that receive Pima County scholarships at the same rates reimbursed for Quality First scholarships. For school districts and centers, the rates are $6,000 for 2 star providers and $7,300 for 3-5 star providers, for 12 month programs. For home-based providers, the reimbursement rates are $4,875 for 2 star homes and $6,200 for 3-5 star homes, for 12 month programs. The cost of quality study that FTF is undertaking currently, will inform future rates.

FTF typically charges a 4 percent administrative fee for agreements like this, but is waiving the fee this year.

Revenue Agreements with City of Tucson and Town of Marana

The City of Tucson will contribute $1 million to PEEP in Year 1, specifically towards new high quality preschool classes to be operated by Sunnyside, Amphitheater and Tucson Unified School Districts, for an estimated 150 children. The Town of Marana will contribute $132,000 for a new high quality preschool class for 18-20 children at Estes Elementary, which is part of the Marana Unified School District. Any remaining funds from the Marana agreement will be allocated to preschool scholarships at high quality preschools within or near the Town of Marana. The County will provide the City and Town with quarterly and end of year reports.

June 22, 2021 Meeting Agreements

It is anticipated that the following agreements will be ready for Board consideration at the June 22, 2021 meeting: Marana and Altar Valley Unified School Districts, Pima Community College, Child-Parent Centers (Head-Start), and Town of Oro Valley.

Outreach

During the Board's May 4, 2021, there were questions about outreach, past and future. Attachment 3 documents the extensive outreach that occurred between the Board's initial direction to budget funding for this program on February 16, 2021, and the May 4 meeting. Prior to this, the Preschool Promise advocates conducted broad outreach over several years as they refined their proposals. Next, in preparation for Year 1 implementation, the County, along with our many partners, will develop and implement an outreach plan to include, but not limited to, informing families about who to contact to find high quality preschool and financial assistance, as well as the benefits of choosing a high quality preschool education for their children.

Recommendation

It is recommended that the Board approve these nine intergovernmental agreements for the Pima Early Education Program, totaling $5,923,600 in expenditures for Fiscal Year 2022, $2,112,000 in expenditures for Fiscal Year 2023, and $1,132,000 in revenues for Fiscal Year 2022.

Sincerely,

C.H. Huckelberry
County Administrator

CHH/nf – May 12, 2021

Attachments

c: The Honorable Dustin Williams, Pima School Superintendent
Jan Lesher, Chief Deputy County Administrator
Francisco García, MD, MPH, Deputy County Administrator & Chief Medical Officer Health and Community Services
Dan Sullivan, Director, Community & Workforce Development
Amber Mathewson, Director, Pima County Library District
Terry Cullen, MD, MS, Public Health Director, Pima County Health Department
Nicole Fyffe, Executive Assistant, County Administrator's Office

ATTACHMENT 1

Preschool Providers Eligible for Pima Early Education Scholarships Administered by First Things First (as of May 11, 2021)

OrganizationName	SiteName	ProviderType	PhysicalAddress	PhysicalCity	PhysicalZip	StarRating
Academy Adventures, Incorporated	Adventure School 2	Center	5801 East Pima Street	Tucson	85712	3
Ajo Unified School District	A.U.S.D. #15 - Ajo Elementary	School District	111 North Well Road	Ajo	85321	5
Alma A Perez	Castle Kids Daycare	Home	2912 S 5th Ave	Tucson	85713	3
Alma Acuna	Little Munchkins Child Care	Home	2213 East Calle Sierra Del Manantial	Tucson	85706-5051	4
Alphabest Education	Alphabest @ Walker Elementary	Center	1750 West Roller Coaster Rd	Tucson	85704	4
Alphabest Education	Alphabest @ Copper Creek Elementary	Center	11620 North Copper Spring Trail	Tucson	85737-9469	4
Altar Valley Elementary School District #51	A.V.S.D. #51- Robles Elementary Preschool	School District	10105 South Sasabe Road	Tucson	85736	3
Amanda Youngo	Bennitos Child Care	Home	1318 E. Nevada Dr.	Tucson	85706	3
Ana Luisa Arvizu	Christina's Childcare	Home	351 South Essex Lane	Tucson	85711	4
Angeles Child Care L.L.C.	Angeles Child Care L.L.C.	Home	3680 W TETAKUSIM RD	TUCSON	85746-2569	3
Arivaca Action Center INC.	Arivaca Action Center	Center	15925 West Universal Ranch Road	Arivaca	85601	4
Baban and Clemons LLC	The Children's Center	Center	4831 East 22nd Street	Tucson	85711-4903	2
Baboquivari Unified School District #40	Indian Oasis Pre-School	School District	111 Main Street	Sells	85634	4
Belen C. Molina	Belen's Child Care II	Home	1802 East 31st Street	Tucson	85713	3
Bertha & Jack Floriant	Casita Feliz	Home	5202 South Pine Way	Tucson	85706	3
Bright Star Learning Center, LLC	Bright Star Preschool	Center	1750 East Prince Road	Tucson	85719	4
Cadence Education, Inc.	Pusch Ridge Preschool	Center	10361 North Oracle Road	Oro Valley	85737	4
Candy Cane Preschool Inc.	Kids World Preschool	Center	321 East Yavapai Road	Tucson	85705	3
Carolina Loreto	Carolina Loreto	Home	1104 East Garden Loop	Tucson	85706	4
Casita Feliz Daycare, LLC	Kidzco Early Learning Center/Stone	Center	1609 North Stone Avenue	Tucson	85705	3
Catalina Foothills School District #16	C.F.S.D. #16 - Catalina Foothills Valley View Early Lear	School District	3435 East Sunrise Drive	Tucson	85718	4
Catalina United Methodist Church of Tucson	Catalina United Methodist Day School	Center	2700 East Speedway Blvd	Tucson	85716-3821	3
Catholic Community Services of Southern Arizona	Pio Decimo Center	Center	848 South 7th Avenue	Tucson	85701-2627	5
Children's Endeavors Corporation	Outer Limits School	Center	3472 East Ft Lowell	Tucson	85716	5
Childtime Childcare, Incorporated	Childtime Learning Centers	Center	1120 South Harrison Road	Tucson	85748	4
Childtime Childcare, Incorporated	Childtime Childcare #1413	Center	7090 North Thornydale	Tucson	85741	2
Childtime Childcare, Incorporated	Childtime Children's Center #1	Center	5675 East River	Tucson	85750	2
Christ Lutheran Vail Church	Christ Lutheran Vail Church Early Care and Education	Center	14600 East Colossal Cave Road	Vail	85641-6173	4
Continental School District No. 39	C.S.D. #39- Continental School District #39	School District	1991 Whitehouse Canyon Road	Green Valley	85614	3
Corral Enterprises, LLC	First Impressions Preschool/Daycare Center	Center	655 South Craycroft Road	Tucson	85711-7107	3
Cozy Casa Day Care, LLC	Cozy Casa Day Care	Center	4535 North Jay Avenue	Tucson	85705-2123	4
Creative Kids Preschool, Inc.	Creative Kids Preschool	Center	1310 West Ina Road	Tucson	85704	4
D & J Educational Business, Inc.	Small World Preschool	Center	8720 East Speedway Blvd.	Tucson	85710	5
D & J Educational Business, Inc.	Desert Skies	Center	7730 North Oracle Road	Tucson	85704	5
D&J Educational Business, Inc.	Kids Village Pre-School And Child Care	Center	1321 North 6th Avenue	Tucson	85705	4
D&J Educational Business, Inc.	Small World Preschool	Center	3637 East 3rd Street	Tucson	85716	4
D&J Educational Business, Incorporated	Creative Beginnings	Center	2690 North 1st Avenue	Tucson	85705	4
Daisy Education Corporation	Daisy Early Learning Academy	Center	2325 West Sunset Road	Tucson	85741	3
De Colores Daycare, LLC	De Colores Learning Center & Childcare	Center	7370 South Sorrel Lane	Tucson	85746-9032	3
Deborah Nickell	KidsVille	Center	4055 North 1st Avenue	Tucson	85719	3
Donna Guillen	Donna's Child Care	Home	702 West Coventry Drive	Tucson	85756	3
Elsa L. Minjarez	Elsa's Group Home	Home	5129 South Cassia Way	Tucson	85706	4

Erik Hite Foundation Inc	Erik Hite Foundation Child Care Center	Center	9420 East Golf Links Road, Pmb 265	Tucson	85730	3
Eva Gallego	Ladybug House Childcare	Home	1546 W Beantree Lane	Tucson	85713-4633	3
Evangelical Covenant Church of Tucson, Arizona	Sonshine Preschool and Childcare	Center	551 North Camino Seco	Tucson	85710	4
First Baptist Church of Catalina	Catalina Christian Learning Center	Center	3505 East Wilds Road	Tucson	85739	3
Flowing Wells School District	F.W.U.S.D.#8 - Emily Meschter Early Learing Center	School District	4605 North La Cholla	Tucson	85705-4851	5
Gladis Ynzunza Bojorquez	Lamonei	Home	2682 West Roadrunner Rd	Tucson	85746	3
Gloria De Los Rios	De Los Rios Childcare	Home	8665 E. Stearn Lake Drive	Tucson	85730	5
Green Valley Baptist Church, Inc.	Shepherd's Fold Preschool & Daycare	Center	1111 North La Canada Drive	Green Valley	85614	4
Griffin Foundation, Inc	Griffin Foundation, Inc Dba Kids with a Smile	Center	1844 South Alvernon Way	Tucson	85711-5607	2
Herencia Guadalupana Lab Schools	Herencia Guadalupana Lab Schools II	Center	6740 South Santa Clara Avenue	Tucson	85706	4
Iracel Castellon	Iracel Castellon	Home	2931 N. Sparkman Blvd	Tucson	85716	2
Jardin De Ninos Childcare, Inc.	Jardin De Ninos Childcare, Inc.	Center	1001 North Wilmot Road	Tucson	85711	4
Jessica Marmion	Marmion Child Care	Home	7017 South 6th Avenue	Tucson	85756-7503	4
JP Paye Enterprises, Inc	Kids First Preschool & Childcare	Center	5316 East Pima Street	Tucson	85712	4
Kadiri Corporation	Kiddie Korner Preschool	Center	242 West Lester	Tucson	85705	2
Kidsco One, LLC	KidzCo Early Learning Center/ Golf Links	Center	7845 East Golf Links Road	Tucson	85730	4
KinderCare Education LLC	KinderCare Learning Center	Center	8425 East Old Spanish Trail	Tucson	85710	3
KinderCare Education LLC	KinderCare Learning Center	Center	7277 North Old Father	Tucson	85741	3
KinderCare Education, LLC	KinderCare Learning Center	Center	10455 North La Canada Drive	Oro Valley	85737	4
KinderCare Learning Centers, L.L.C.	KinderCare Learning Center #491	Center	8277 East Golflinks Road	Tucson	85730	3
Kinderet Childcare LLC	Kinderet Childcare	Home	5833 East 19th Street	Tucson	85711-5126	5
La Petite Academy, Inc.	La Petite Academy	Center	1935 East Fort Lowell Road	Tucson	85719	3
La Petite Academy, Inc.	La Petite Academy	Center	6570 South Midvale Park	Tucson	85746-6030	3
La Petite Academy, Incorporated	La Petite Academy	Center	8885 East Golf Links	Tucson	85730	3
La Petite Academy, Incorporated	La Petite Academy	Center	8940 East Tanque Verde Road	Tucson	85749	3
La Petite Academy, Incorporated	La Petite Academy	Center	7930 North Thornydale Road	Tucson	85741	2
La Petite Academy, Incorporated	La Petite Academy	Center	1155 North Sarnoff Drive	Tucson	85715	2
La Posada at Park Centre, Inc.	Los Ninos Del Valle Preschool & Child Care Center	Center	780 S Park Centre Ave	Green Valley	85614	4
Learning Bee Preschool & Day Care Center, Inc.	Learning Bee Preschool & Day Care Center	Center	3975 E 22nd Street	Tucson	85711	2
Learn-N-Grow Child Care Inc.	Learn-N-Grow Child Care Center	Center	5235 East Pima Street	Tucson	85712-3629	2
Leticia Machado	Cri-Cri Child Care	Home	4701 East Andrew Street	Tucson	85711	3
Leticia Tapia	Leticia Child Care	Home	881 West Virginia St	Tucson	85706-3131	2
Little Castle Childcare & Preschool , LLC	Little Castle Childcare and Preschool	Center	6042 South Euclid Avenue	Tucson	85706	2
Little Castle Childcare & Preschool II, Llc	Little Castle Childcare & Preschool	Center	6425 South Pacheco Avenue	Tucson	85706-7601	2
Little Castle I I I, L.L.C	Little Castle Childcare & Preschool	Center	1802 East Irvington Road	TUCSON	85714-1754	3
Little Friends Learning Center, LLC	Little Friends Learning Center	Center	2846 West Drexel Road Suite 100	Tucson	85746-3824	2
Little Ranch School, LLC	Little Ranch School	Center	1125 East Glenn St	Tucson	85719	3
Little Wildcats Learning Center LLC	Kids Forever Prince Center	Center	216 East Prince Road	Tucson	85705	3
Ma Del Refugio De Pinon Lopez	Ma Del Refugio De Pinon Lopez	Home	1732 W Haywood Pl	Tucson	85746-3205	2
Manuna L.L.C	Kids Palace Preschool-Daycare	Center	5522 East Grant Road	Tucson	85712-2242	2
Marana Unified School District #6	M.U.S.D.#6 - Rattlesnake Ridge L.E.A.P./ Preschool	School District	8500 Continental Reserve Loop	Tucson	85743	4
Marana Unified School District #6	M.U.S.D.#6 - Coyote Trail L.E.A.P./ Preschool	School District	8000 North Silverbell Road	Tucson	85743	4
Marana Unified School District #6	M.U.S.D.#6 - Quail Run L.E.A.P./ Preschool	School District	4600 West Cortaro Farms Road	Tucson	85742	3
Marana Unified School District #6	M.U.S.D #6 - Early Childhood And Resource Center Pr	School District	7651 North Oldfather Road	Tucson	85741	3
Marana Unified School District #6	M.U.S.D. #6- Roadrunner L.E.A.P./ Preschool	School District	16651 West Calle Carmela	Marana	85653	2

Marana Unified School District #6	M.U.S.D.#6 Picture Rocks L.E.A.P./ Preschool	School District	5875 North Sanders Road	Tucson	85743	2
Maria Elena Zazueta	Mariita's Child Care	Home	526 West Calle Garcia	Tucson	85706	3
Maria Esther De La Cruz	Grand Star Child Care	Home	5860 South Hillerman Drive	Tucson	85746-3343	4
Maria Gallardo	Tiny Stars Childcare	Home	9101 E. Calle Cascada	Tucson	85715-5712	3
Maria Isabel Mendoza	Tiny Toone Adventures Child Care	Home	225 West Illinois Street	Tucson	85714	3
Maria Loreto	Loreto Child Care	Home	75 North Grande Avenue	Tucson	85745	2
Maria T Garcia	Tere's Child Care	Home	1730 E Alaska St.	Tucson	85706	5
Maya & Brothers LLC	Growing Steps Childcare & Learning Center	Center	132 East Prince Road	Tucson	85705-3636	3
Nancy Ortiz	Care Time L L C	Home	5070 West Warbler Street	Tucson	85742-9313	2
New Discoveries Preschool, LLC	New Discoveries Preschool	Center	1109 West Prince Road #141	Tucson	85705	3
New Life Church of God, Inc.	New Life Day Care	Center	330 West Nebraska Street	Tucson	85706	2
Nosotros, Inc.	Nosotros - El Rio Day Care Center	Center	1390 West Speedway	Tucson	85745	2
Old Spanish Trail Day School, LLC	Old Spanish Trail School #71401	Center	9395 East Old Spanish Trail	Tucson	85710-6627	5
Oldford LLC	Kids First Preschool and Childcare Center	Center	8185 East 22nd Street	Tucson	85710	3
Olga Cervantes	Olga Cervantes	Home	224 North Westmoreland Avenue	Tucson	85745	5
Olga Garcia	Garcia's Child Care	Home	5600 South Country Club Road #168	Tucson	85706-4956	3
Olga Rodriguez	Mi Refugio Child Care	Home	2852 East Paseo la Tierra Buena	Tucson	85706-1781	3
Open Arms Preschool & Kindergarten LLC	Open Arms Preschool & Kindergarten LLC	Center	9095 North Bald Eagle Avenue	Tucson	85742-9517	4
Open Arms Preschool and Kindergarten, L.L.C	Poet's Square Day School	Center	31 East Limberlost	Tucson	85705	4
Open Arms Preschool And Kindergarten, L.L.C.	Love This Day School	Center	4517 East 29th Street	Tucson	85711	5
Open Arms Preschool and Kindergarten, L.L.C.	Miramonte Day School	Center	2837 East 22nd Street	Tucson	85713	3
Open Arms Preschool and Kindergarten, LLC	El Presidio Day School	Center	430 North Main Street	Tucson	85711	3
Our Mother of Sorrows Roman Catholic Parish Tucs	Our Mother of Sorrows Extend Daycare	Center	1800 South Kolb Road	Tucson	85710-8413	3
Patricia Kucko	Tricia's Learning Center	Center	1520 West Camino Antigua	Sahuarita	85629	3
Pima County JTED District #11	Little Lions Preschool	School District	3901 West Linda Vista Road	Tucson	85742-9566	3
Rosa D. Teran	Rosa D Teran	Home	125 West Lee Street	Tucson	85705	3
Rosa S. Hernandez	Rosy's Child Care	Home	2053 East Minorka Street	Tucson	85706	3
Sahuarita Unified School District #30	S.U.S.D. #30- Sopori Elementary School	School District	5000 West Arivaca Road	Amado	85645	5
Saint Joseph Roman Catholic Parish - Tucson	St. Joseph Catholic School Pre-K and ESD Programs	Center	215 South Craycroft Road	Tucson	85711-3821	3
Scottish Rite Charitable Foundation, Inc.	Scottish Rite U of A Wings on Words	Center	202 East Speedway Blvd.	Tucson	85705-7427	5
Silvia M Zepeda	Silvia's Childcare	Home	2362 East Aleppo Place	Tucson	85706-1608	3
Sonia Sosa	Kinderland Childcare	Home	5977 S. Avenue Selva Del Ocote	Tucson	85706	3
Southern Arizona Preschool Foundation	Desert Spring Children's Center	Center	740 East Speedway Boulevard	Tucson	85719-4436	5
St. Alban's Episcopal Church of Tucson, Inc.	St. Alban's Preschool & Kindergarten	Center	3738 North Old Sabino Canyon	Tucson	85750	3
St. James United Methodist Church	Happy Trails School	Center	3255 North Campbell Avenue	Tucson	85719	5
Sunnyside Unified School District #12	S.U.S.D. #12- Sunnyside Infant Center	School District	1725 East Bilby Road	Tucson	85706	4
Sunnyside Unified School District, #12	S.U.S.D#12 Ocotillo Preschool	School District	5702 South Campbell Ave	Tucson	85706-4413	3
Terry Midkiff	123 Just For Me	Home	2706 S Enchanted Hills Dr	Tucson	85713	4
The Apple Tree Learning Centers, LLC	The Apple Tree Learning Centers	Center	1010 East Broadway Blvd	Tucson	85719-5829	2
The Blake Foundation	Children's Achievement Center	Center	330 North Commerce Park Loop	Tucson	85745	5
The Sandbox, Inc.	The Sandbox 2	Center	2701 North Swan Road	Tucson	85712	5
The Sandbox, Inc.	The Clubhouse	Center	2719 North Swan Road	Tucson	85712-2038	5
Tohono O'odham Nation	Pisinemo Head Start/ Child Care	Center	Federal Indian Route 21 @ Pisinemo Vi	Sells	85634	3
Tohono O'odham Nation	Sells Head Start/ Child Care	Center	300 Main Street	Sells	85634	2
Tohono O'odham Nation	Santa Rosa Head Start/ Child Care	Center	Federal Indian Route 15 @ Santa Rosa	Sells	85634	2

Tohono O'odham Nation	Vaya Chin Head Start	Center	P.O. Box 837	Sells	85634	2
Tohono O'odham Nation Child Care Services	San Xavier Head Start/ Child Care	Center	1960 West Wak Lane	Tucson	85639-0346	2
Tohono O'odham Nation Head Start	North Komelik Head Start	Center	Federal Route 15 Milepost 27 (North K	Sells	85634	2
TT #6670, LLC	Children's Learning Adventure Child Care Center	Center	3690 East Hemisphere Loop	Tucson	85706	3
TT# 6669, LLC	Children's Learning Adventure Childcare Center	Center	2190 West River Road	Tucson	85741-3889	3
Tucson Community School, Inc.	Tucson Community School, Inc.	Center	2109 East Hedrick Drive	Tucson	85719-2458	4
Tucson International Schools, Inc	International School of Tucson	Center	1701 East Seneca Street	Tucson	85719-3746	3
Tucson Jewish Community Center	Tucson Jewish Community Center	Center	3800 East River Road	Tucson	85718	2
Tucson Unified School District #1	T.U.S.D. #1- Wright Preschool Program	School District	4311 East Linden	Tucson	85712-3240	5
Tucson Unified School District #1	T.U.S.D. #1- Davidson Preschool Program	School District	3950 East Paradise Falls	Tucson	85712	4
Tucson Unified School District #1	T.U.S.D. #1 - Robison Preschool Program	School District	2745 East 18th Street	Tucson	85716	4
Tucson Unified School District #1	T.U.S.D.#1 - Lynn/ Urquides Preschool Program & Ccn	School District	1573 West Ajo Way	Tucson	85713-5738	4
Tucson Unified School District #1	T.U.S.D. #1 - White After School Program & Preschool	School District	2315 West Canada Street	Tucson	85746-2209	4
Tucson Unified School District #1	T.U.S.D. #1 - Steele Community School & Preschool P	School District	700 S Sarnoff Dr	Tucson	85710-4248	4
Tucson Unified School District #1	T.U.S.D. #1- Maxwell Preschool Program	School District	2802 West Anklam Road	Tucson	85745	3
Tucson Unified School District #1	T.U.S.D. #1- Grijalva Preschool Program & Community	School District	1795 West Drexel Road	Tucson	85746-1315	3
Tucson Unified School District #1	T.U.S.D. #1 - Manzo Preschool Program	School District	855 North Melrose	Tucson	85745	3
Tucson Unified School District #1	T.U.S.D. #1 - Mission View Preschool Program	School District	2600 South 8th Avenue	Tucson	85713	3
Tucson Unified School District #1	T.U.S.D. #1- Wheeler Partners Preschool Program	School District	1818 Avenida Del Sol	Tucson	85710	3
Tucson Unified School District #1	T.U.S.D. #1 - Sewell Elementary	School District	425 N Sahuara Ave	Tucson	85711	3
Tucson Unified School District #1	T.U.S.D. #1- Johnson Preschool Program	School District	6060 South Joseph Avenue	Tucson	85757-9133	3
Tucson Unified School District #1	T.U.S.D. #1- Maldonado Preschool Program	School District	3535 West Messala Way	Tucson	85746-8244	3
Tucson Unified School District #1	T.U.S.D. #1- Warren Elementary School	School District	3505 West Milton Road	Tucson	85746-3621	3
Tucson Unified School District #1	T.U.S.D. #1- Mary Belle McCorkle Pre-K Elementary	School District	4455 South Mission Road	Tucson	85746-4014	3
Tucson Unified School District #1	T.U.S.D.#1 - Van Buskirk Preschool Program	School District	725 East Fair Street	Tucson	85714-1626	3
Tucson Unified School District #1	T.U.S.D.#1 - Pueblo Gardens Preschool Program	School District	2210 East 33rd Street	Tucson	85713-3938	3
Tucson Unified School District #1	T.U.S.D.#1 Tully Preschool Program	School District	1701 West El Rio Drive	Tucson	85745-1909	3
Tucson Unified School District #1	T.U.S.D.#1- Schumaker Infant & Early Learning Center	School District	501 North Maguire Ave	Tucson	85710-2447	3
Tucson Unified School District #1	T.U.S.D.#1 - Brichta Infant & Early Learning Center	School District	2110 West Brichta Drive	Tucson	85745-1868	3
Tucson Unified School District #1	T.U.S.D.#1 - Ochoa Preschool Program	School District	101 West 25th Street	Tucson	85713-1551	3
Tucson Unified School District #1	T.U.S.D.#1 - Erickson Preschool Program	School District	6750 East Stella Road	Tucson	85730	2
Tuty's Day Care and Preschool Corporation	Tuty's Daycare and Preschool	Center	251 West 38th Street	Tucson	85713	3
Vail Unified School District #20	V.U.S.D.#20 - Senita Valley Early Childhood and Schoo	School District	10750 East Bilby Road	Tucson	85747	4
Vail Unified School District #20	V.U.S.D.#20 - Sycamore Early Childhood and School A	School District	16701 South Houghton Road	Vail	85641	4
Vail Unified School District #20	V.U.S.D. #20- Acacia Early Childhood and School Age E	School District	12955 East Colossal Cave	Vail	85641	4
Vail Unified School District #20	V.U.S.D.#20 - Cottonwood Early Childhood and Schoo	School District	9950 Rees Loop	Tucson	85747	4
Vail Unified School District #20	V.U.S.D. #20- Vail Inclusive Enrichment Center	School District	12775 East Mary Ann Cleveland St. B	Vail	85641	4
Vail Unified School District #20	V.U.S.D. #20 - Copper Ridge Enrichment Program	School District	17650 South Canyon Ridge Trail	Vail	85641	4
Vail Unified School District #20	V.U.S.D.#20 - Mesquite Early Childhood and School A	School District	9455 East Rita Road	Tucson	85747	3
Vail Unified School District #20	V.U.S.D.#20 - Desert Willow Early Childhood and Sch	School District	9400 East Esmond Loop	Tucson	85747	3
Vail Unified School District #20	V.U.S.D. #20- Vail Inclusive Preschool at Cienega	School District	12775 East Mary Ann Cleveland Way	Vail	85641	3
Vilma Gastelum	Vilma's Child Care	Home	1306 W Sonora St	Tucson	85745-3140	2
Wawen II Enterprise LLC	Three Points Child Care Center	Center	15530 West Ajo	Tucson	85735	2
WB Collins Early Learning Project	Second Street Children's School	Center	2430 East 2nd Street	Tucson	85719-4929	3
Y.E.S. Tucson L.L.C.	Young Explorers Schools	Center	1201 South Avenida Sirio	Tucson	85710-5225	2

Y.M.C.A. Of Southern Arizona	Y.M.C.A. - Mulcahy City	Center	5085 South Nogales Hwy	Tucson	85706	2
YMCA of Southern Arizona	Holsclaw Family Child Care Center	Center	222 North Church Avenue	Tucson	85701	2
Yolanda Miramon	Yolanda's Childcare	Home	734 West Santa Maria Street	Tucson	85706	3

ATTACHMENT 2

Childcare Providers Eligible for Pima County Scholarships Administered by First Things First

Includes Quality First 2-5 Star providers.

Excludes 17 childcare providers that do not have a public rating or have an incomplete non-public rating.

Childcare Provider

Type

- Center
- School District
- Home

School District

MARANA

ORO VALLEY

TUCSON

TOHONO O'ODHAM NATION

San Xavier District

SAHUARITA

Amphitheater Unified School District

Marana Unified School District

Redington Elementary School District

Catalina Foothills Unified School District

Flowing Wells Unified School District

Tanque Verde Unified School District

Tucson Unified School District

Sunnyside Unified School District

Vail Unified School District

Altar Valley Elementary School District

Sahuarita Unified School District

Empire Elementary School District

Continental Elementary School District

10

19

Ajo

Rasmussen Rd

85

Cedar St

Ajo Well No 1 Rd

Ajo Unified School District

Rocalla Av

85

0 0.5 Mile

Arivaca Area

Sahuarita Unified School District

Universal Ranch Rd

Mesquite Rd

Arivaca Sasabe Rd

Arivaca Rd

Arivaca Ranch Rd

Ruby Rd

0 1 Mile

Central Pima County

TOHONO O'ODHAM NATION

86

Sells

Indian Oasis-Baboquivari Unified School District

Altar Valley E.S.D.

San Fernando E.S.D.

0 20 Miles

N

0 2 4 8 Miles

PIMA COUNTY
INFORMATION TECHNOLOGY
GEOGRAPHIC INFORMATION SYSTEMS

April 21, 2021

CMO1353

ATTACHMENT 3

Pima Early Education Program Outreach since February 16, 2021 Board of Supervisors Meeting

Calls or virtual meetings with every school district in Pima County.

Weekly meetings with Preschool Promise, who were the initial advocates and include representatives from private and public sector, preschool providers, parents, agencies, etc.

Twice a month meetings with AZ Department of Economic Security

Several meetings with First Things First, one specifically to learn about their experience with preschool expansion in partnership with the Pascua Yaqui tribe and TUSD

United Way Valley of the Sun – who administers the First Things First contracts

Two or more meetings with Child-Parent Centers (regional Head Start provider)

Pima Community College.

First Focus on Kids group hosted by United Way, once a month.

Pima County Health Department most recently surveyed 73 preschool/child care providers and included questions related to this new program in their survey.

Meetings with all the cities and towns.

Meeting with those coordinating a similar effort in Flagstaff.

Meeting with those coordinating a similar effort in Tempe.

Meeting with those that operate San Antonio's Pre-K program.

Cradle to Career Council hosted by United Way

Meeting with Program evaluation team with the UA

Networking group for high quality preschool/child care providers.

Parent Advisory Group facilitated by Make Way for Books

Calls with staff at several child care programs to get feedback on immediate needs, enrollment, and input on initial Framework

Meetings with other programs that serve vulnerable populations, such as Emerge, ICS Single Mom Scholars, and Women's Employment Initiative hosted by Pima County Community and Workforce Development, etc.

Presentation to Arizona Grantmakers Forum Southern Arizona Network Education Affinity Group.

Council-Regular Meeting **A2**

Meeting Date: 06/01/2021

To: Mayor and Council

From: Yiannis Kalaitzidis, Finance Director

Date: June 1, 2021

Strategic Plan Focus Area:
Community

Strategic Plan Focus Area Additional Info:
PRINCIPLE STATEMENT 1: We will maintain a safe and well-managed community.

Subject: Resolution No. 2021-078: Relating to Administration; adopting the Town of Marana Public Safety Personnel Retirement System (PSPRS) Pension Funding Policy for FY 2021-2022 (Yiannis Kalaitzidis)

Discussion:

Arizona Revised Statutes (A.R.S.) §38-863.01 requires that all jurisdictions that participate in the Public Safety Personnel Retirement System (PSPRS) must annually adopt and post on the governing body's website a PSPRS pension funding policy for employees who were hired before July 1, 2017 (Tier 1 & 2). It excludes the health premium subsidy/benefit and employees hired on or after July 1, 2017 (Tier 3) funds.

The attached document is the annual update of the Town's PSPRS Funding Policy, compiled using the League of Arizona Cities and Towns model policy along with feedback received from Council during the first adoption of the policy on May 7, 2019. There are no significant changes from the prior year policy.

The League's draft policy allows each jurisdiction to develop different options on how to maintain an appropriate funding ratio for the pension plan or, at its simplest form, allows the Town to do nothing more than memorialize our current obligations and practices. Our obligations have always stemmed from the actuarial reports prepared annually for the pension plan.

The policy includes the following elements as required by state statute:

- Formally accepts the employee's share of the assets and liabilities under the system based on the system's actuarial valuation report.

The policy also includes funding objectives that address:

- How to maintain stability of the Town's contributions to the pension plan
- How and when the Town's funding requirement will be met
- Defines the Town's funded ratio target under the system and the timeline for reaching the targeted funded ratio.

All amounts, the ratio and the funded ratio target and timeline for reaching the targeted funded ratio were obtained from the most recent actuarial report prepared for the pension plan as issued in December 2020.

The policy will be posted on the Town's website upon approval in a public meeting.

Staff Recommendation:

Staff recommends adoption of Resolution No. 2021-078 adopting a pension funding policy for the PSPRS.

Suggested Motion:

I move to adopt Resolution No. 2021-078, adopting the Town of Marana Public Safety Personnel Retirement System (PSPRS) Pension Funding Policy for FY 2021-2022.

Attachments

Resolution 2021-078

Exhibit A: PSPRS Funding Policy FY2022

PSPRS Funding policy update presentation

MARANA RESOLUTION NO. 2021-078

RELATING TO ADMINISTRATION; ADOPTING THE TOWN OF MARANA PUBLIC SAFETY PERSONNEL RETIREMENT SYSTEM (PSPRS) PENSION FUNDING POLICY FOR FY 2021-2022

WHEREAS A.R.S. § 38-863.01 requires each governing body of an employer with employees in the Public Safety Personnel Retirement System (PSPRS) to annually adopt a pension funding policy for the system for employees who were hired before July 1, 2017; and

WHEREAS the Town has developed a pension funding policy with funding objectives as required by the statute; and

WHEREAS the Town Council finds that it is in the best interests of the community to adopt the PSPRS funding policy.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE TOWN OF MARANA, ARIZONA, AS FOLLOWS:

SECTION 1. The Town of Marana Public Safety Personnel Retirement System (PSPRS) Pension Funding Policy for FY 2021-2022 attached to and incorporated in this resolution as Exhibit A is hereby adopted.

SECTION 2. The Town's Manager and staff are hereby directed and authorized to undertake all other and further tasks required or beneficial to carry out the terms, obligations, and objectives of the PSPRS funding policy.

PASSED AND ADOPTED BY THE MAYOR AND COUNCIL OF THE TOWN OF MARANA, Arizona, this 1st day of June, 2021.

_____
Mayor Ed Honea

ATTEST:

_____
Cherry L. Lawson, Town Clerk

APPROVED AS TO FORM:

_____
Jane Fairall, Town Attorney

Town of Marana
Public Safety Personnel Retirement System
Pension Funding Policy

The intent of this policy is to clearly communicate the Council's pension funding objectives and its commitment to our employees and the sound financial management of the Town and to comply with new statutory requirements of Laws 2018, Chapter 112.

The Town's police employees who are regularly assigned hazardous duty participate in the Public Safety Personnel Retirement System (PSPRS).

Public Safety Personnel Retirement System (PSPRS)

PSPRS is administered as an agent multiple-employer pension plan. An agent multiple-employer plan has two main functions: 1) to comingle assets of all plans under its administration, thus achieving economy of scale for more cost efficient investments, and invest those assets for the benefit of all members under its administration and 2) serve as the statewide uniform administrator for the distribution of benefits.

Under an agent multiple-employer plan each agency participating in the plan has an individual trust fund reflecting that agencies' assets and liabilities. Under this plan all contributions are deposited to and distributions are made from that fund's assets, each fund has its own funded ratio and contribution rate, and each fund has a unique annual actuarial valuation. The Town of Marana has one trust fund for police employees.

Council formally accepts the assets, liabilities, and current funding ratio of the Town's PSPRS trust funds from the June 30, 2020 actuarial valuation, which are detailed below.

Trust Fund	Assets	Accrued Liability	Unfunded Actuarial Accrued Liability	Funded Ratio
Marana Police – Tier 1 & Tier 2 Pension	$ 25,424,621	$ 43,354,440	$ 17,929,819	58.6%

PSPRS Funding Goal

Pensions that are less than fully funded place the cost of service provided in earlier periods (amortization of UAAL) on the current taxpayers. Fully funded pension plans are the best way to achieve taxpayer and member intergenerational equity. Most funds in PSPRS are significantly underfunded and falling well short of the goal of intergenerational equity.

The Council's PSPRS funding ratio goal is 100% (fully funded) by June 30, 2036. Council established this goal for the following reasons:

- The PSPRS trust funds represent only the Town of Marana's liability.
- A fully funded pension is the best way to achieve taxpayer and member intergenerational equity.

Council has taken the following actions to achieve this goal:

- Maintain ARC payment from operating revenues – Council is committed to maintaining the full ARC payment (normal cost and UAAL amortization) from operating funds. The estimated combined ARC for FY2022 is $2,062,585 and will be able to be paid from operating funds without diminishing Town services.
- Authorize the Town Manager to propose additional measures as part of the annual budget process based on projected financial conditions and Town operational needs. Such measures may include the following:
    - Pre-payment of the estimated combined ARC amount at the beginning of each fiscal year, as permitted by the pension plan.
    - Additional payments above the ARC.

Based on these actions the Council plans to achieve its goal of 100% funding by June 30, 2036, in accordance with the amortization timeline set forth by the PSPRS June 30, 2020 Actuarial Valuation.

Definitions

Several terms are used throughout this policy:

Unfunded Actuarial Accrued Liability (UAAL) – Is the difference between trust assets and the estimated future cost of pensions earned by employees. This UAAL results from actual results (interest earnings, member mortality, disability rates, etc.) being different from the assumptions used in previous actuarial valuations.

Annual Required Contribution (ARC) – Is the annual amount required to pay into the pension funds, as determined through annual actuarial valuations. It is comprised of two primary components: normal pension cost – which is the estimated cost of pension benefits earned by employees in the current year; and, amortization of UAAL – which is the cost needed to cover the unfunded portion of pensions earned by employees in previous years. The UAAL is collected over a period of time referred to as the amortization period. The ARC is a percentage of the current payroll.

Funded Ratio – Is a ratio of fund assets to actuarial accrued liability. The higher the ratio the better funded the pension is with 100% being fully funded.

Intergenerational equity – Ensures that no generation is burdened by substantially more or less pension costs than past or future generations.

MARANA AZ

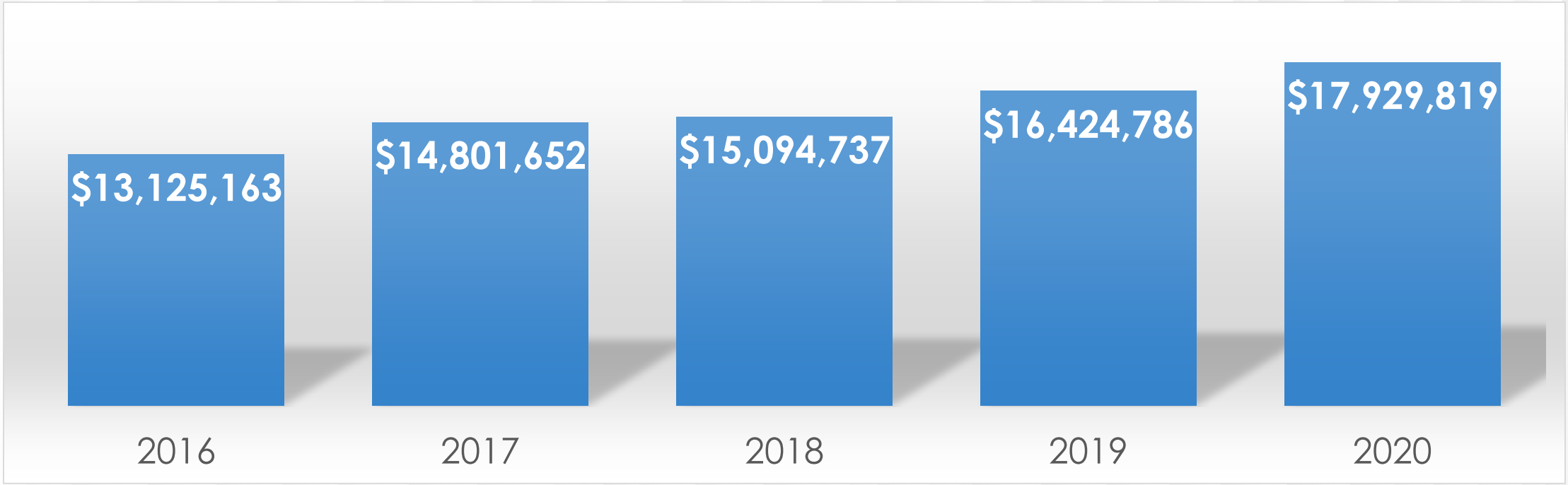
PUBLIC SAFETY PERSONNEL RETIREMENT SYSTEM (PSPRS) FUNDING POLICY UPDATE

Yiannis Kalaitzidis

6/1/2021

NET UNFUNDED LIABILITY

Trust Fund – FY 2020	Assets	Accrued Liability	Unfunded Actuarial Accrued Liability	Funded Ratio
Tier 1 & Tier 2 Pension	$ 25,424,621	$ 43,354,440	$ 17,929,819	58.6%



FY 2022 EMPLOYER CONTRIBUTION RATES*

	FY 2020	FY 2022	FY 2022 Cost (Estimated)
Normal Cost	13.79%	13.07%	$734,350
Amortization of Unfunded Liabilities	**21.45%**	**23.64%**	**$1,328,235**
Total Contribution	35.24%	36.71%	$2,062,585
Rate Change		*1.47%*	

FUNDING OBJECTIVES

Maintain Stability

- Contribute 100% of ARC

Define Funded Target Ratio

- Actuarial report funded target ratio is at 100%

How and when funding requirement will be met

- Determined based on Funded ratio determination
- Determined on decision to contribute additional funding over ARC
- Determined based on accuracy of actuarial report assumptions

STAFF RECOMMENDATION

- Accept actuarial report's funded target ratio and date (100% by 2036)
- Always contribute 100% of ARC from operating revenues
- Authorize Town Manager to propose additional measures as part of the annual budget process based on projected financial conditions and Town operational needs
  - ❖Prepayment of annual employer PSPRS contributions
  - ❖Additional payment above the ARC

DISCUSSION