

MINUTES
Regular Council Meeting
San Luis City Council
San Luis Council Chambers
1090 E. Union Street
September 11, 2019
7:00 p.m.

1. CALL TO ORDER/ROLL CALL: Mayor Gerardo Sanchez called the Regular City Council meeting to order at approximately 7:08 p.m.

PRESENT: Mayor Gerardo Sanchez
Vice Mayor Maria Cecilia Cruz
Council Member Mario Buchanan Jr.
Council Member Africa Luna-Carrasco
Council Member Jose Ponce
Council Member Matias Rosales
Council Member Gloria Torres

OTHERS PRESENT: Tadeo A. De La Hoya, City Manager
Sonia Cornelio, City Clerk
Kay Marion Macuil, City Attorney
Angel Ramirez, Fire Chief
Derek Duenas, IT Manager
Edgar Carbajal, Acting HR Manager
Enrique Lopez, Fire Captain
Eulogio Vera, Director of Public Works
Francia Alonso, PIO/Assistant to Council
Jorge Mungaray, Senior IT Technician
Jorge Perez, Billing & Collections Manager
Marco Santana, Police Lieutenant
Monica Castro, Director of Finance
Ric Bauermann, Fire Inspector
Christian Cuevas, Simultaneous Interpreter
Diane Umpress, Amberly's Place Executive Director
Nieves Riedel, Developer
Nydia Mendenhall, Resident
Olivia Jenkins, Resident

2. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Mayor Gerardo Sanchez.

3. INVOCATION

No invocation was performed, in lieu, there was a moment of silence in remembrance of 9/11.

4. CONSENT AGENDA

4. A. MINUTES OF

Regular Council meeting held August 28, 2019

4. B. DISBURSEMENTS FROM AUGUST 17, 2019 THROUGH AUGUST 31, 2019

Total Disbursements \$673,935.41

(Six Hundred Seventy-Three Thousand, Nine Hundred Thirty-Five Dollars and Forty-One Cents)

4.C. Discussion and possible action on any and all matters regarding approval to purchase computers and Microsoft Office licenses to replace outdated computer systems. **(Derek Dueñas, Information Technology Manager)**

4.D. Discussion and possible action on any and all matters regarding the purchase of a new ambulance. **(Angel Ramirez, Fire Chief)**

4.E. Discussion and possible action on any and all matters regarding authorization to purchase two (2) evidence drying cabinets for the San Luis Police department using Fiscal Year 2020 Capital Project Budgeted funds. **(Richard Jessup, Chief of Police)**

4.F. Discussion and possible action on any and all matters regarding authorization to purchase new tasers with associated warranty and replacement cartridges using Fiscal Year 2020 Capital Project Budgeted funds. **(Richard Jessup, Chief of Police)**

4.G. Discussion and possible action on any and all matters regarding Resolution No. 2090. A resolution of the Mayor and City Council of the City of San Luis, Arizona, creating a Street Lighting Improvement District and declaring its intention to purchase electricity, and maintain poles, luminaries, and underground conduit, together with a charge for the use of lighting facilities, for lighting public streets within the area described as Santa Cecilia No. 3 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

4.H. Discussion and possible action on any and all matters regarding Resolution No. 2091. A resolution of the Mayor and City Council of the City of San Luis, Arizona, declaring its intention to provide the Enhanced Municipal Services of operating and maintaining certain retention basins within the area described as Santa Cecilia No. 3 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

4.I. Discussion and possible action on any and all matters regarding Resolution No. 2092. A resolution of the Mayor and City Council of the City of San Luis, Arizona declaring its intention of operating, maintaining and repairing certain landscape improvements included within, near and adjacent to the retention and detention basins and parking and parkways and related facilities together with appurtenant structures within the area described as Santa Cecilia No. 3 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

4.J. Discussion and possible action on any and all matters regarding Resolution No. 2093. A resolution of the Mayor and City Council of the City of San Luis, Arizona, authorizing and directing the city engineer to order the purchase of electricity and to order the maintenance of poles, luminaries and underground conduit incident to the installation of street lights for lighting public streets within the area described as Santa Cecilia No. 3 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

4.K. Discussion and possible action on any and all matters regarding Resolution No. 2094. A resolution of the Mayor and City Council of the City of San Luis Arizona, authorizing and directing the city engineer to order the operation and maintenance of certain retention basins for the area described as Santa Cecilia No. 3 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

4.L. Discussion and possible action on any and all matters regarding Resolution No. 2095. A resolution of the Mayor and City Council of the City of San Luis, Arizona, authorizing and ordering the operation, maintenance and repair of certain landscape improvements included within, near and adjacent to the retention and detention basins and parkings and parkways and related facilities together with appurtenant structures for the area described as Santa Cecilia No. 3 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

4.M. Discussion and possible action on any and all matters regarding Resolution No. 2096. A resolution of the Mayor and City Council of the City of San Luis, Arizona, creating a Street Lighting Improvement District and declaring its intention to purchase electricity, and maintain poles, luminaries, and underground conduit, together with a charge for the use of lighting facilities, for lighting public streets within the area described as Belleza Del Desierto Phase 1 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

4.N. Discussion and possible action on any and all matters regarding Resolution No. 2097. A resolution of the Mayor and City Council of the City of San Luis, Arizona, declaring its intention to provide the Enhanced Municipal Services of operating and maintaining certain retention basins within the area described as Belleza Del Desierto Phase 1 Subdivision, San Luis, Arizona. (Jose A. Guzman, Director of Planning & Zoning)

4.O. Discussion and possible action on any and all matters regarding Resolution No. 2098. A resolution of the Mayor and City Council of the City of San Luis, Arizona declaring its intention of operating, maintaining and repairing certain landscape improvements included within, near and adjacent to the retention and detention basins and parking and parkways and related facilities together with appurtenant structures within the area described as Belleza Del Desierto Phase 1 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

4.P. Discussion and possible action on any and all matters regarding Resolution No. 2099. A resolution of the Mayor and City Council of the City of San Luis, Arizona, authorizing and directing the city engineer to order the purchase of electricity and to order the maintenance of poles, luminaries and underground conduit incident to the installation of street lights for lighting public streets within the area described as Belleza Del Desierto Phase 1 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

4.Q. Discussion and possible action on any and all matters regarding Resolution No. 2100. A resolution of the Mayor and City Council of the City of San Luis Arizona, authorizing and directing the city engineer to order the operation and maintenance of certain retention basins for the area described as Belleza Del Desierto Phase 1 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

4.R. Discussion and possible action on any and all matters regarding Resolution No. 2101. A resolution of the Mayor and City Council of the City of San Luis, Arizona, authorizing and ordering the operation, maintenance and repair of certain landscape improvements included within, near and adjacent to the retention and detention basins and parkings and parkways and related facilities together with appurtenant structures for the area described as Belleza Del Desierto Phase 1 Subdivision, San Luis, Arizona. **(Jose A. Guzman, Director of Planning & Zoning)**

Council Member Gloria Torres mentioned that last week at the work session, only the first four (4) items were discussed and asked why the other 12 items appear on the consent agenda. She believes items should be discussed before they are approved.

Mayor Gerardo Sanchez stated that the 12 items were not discussed in a work session.

Ms. Kay Macuil, City Attorney, explained that there was a plan to have one agenda item last week to explain that these resolutions would appear on the agenda. These are resolutions that the City Council has seen before in other subdivisions, they are resolutions to create improvement districts and the orders to implement them, therefore, the thought was that City Council has seen these before and it is routine, and routine items can go on the agenda. It does not allow the developer do construction, it is just to create the improvement districts; lighting, retention basins, parkways are the three (3).

There is no community facilities district for this development because that is already in a community facilities district; the East San Luis Community Facilities District.

Council Member Matias Rosales asked if it was just the creation of the districts and the approval of the development agreement for the subdivision.

Mayor Gerardo Sanchez clarified that there is a trend of passing items on the consent agenda, but City Council has always discussed the items before approving them and very few items have been approved this way. He wants to make sure the items are discussed even though they are routine items. He asked what stops staff from putting items on the agenda to be discussed. He recommended having a Special Council meeting at a later date to discuss and approve the items.

Council Member Gloria Torres asked if City Council can approve the four (4) items discussed at the work session last week and remove the other 12 items from the consent agenda for a future council meeting.

Council Member Matias Rosales asked if these districts are affected in regards to a timeline. Ms. Macuil responded no, they can be passed at any time.

MOTION: Council Member Jose Ponce/Council Member Gloria Torres to accept and approve items 4A-4F and remove the remaining items which will be discussed in a Special Council meeting next week. Motion passed unanimously.

The vote was as follows:

Mayor Gerardo Sanchez	Aye
Vice Mayor Maria Cecilia Cruz	Aye
Council Member Mario Buchanan Jr.	Aye
Council Member Africa Luna-Carrasco	Aye
Council Member Jose Ponce	Aye
Council Member Matias Rosales	Aye
Council Member Gloria Torres	Aye

5. DISCUSSION AND POSSIBLE ACTION ITEM:

5. A. Discussion and possible action on any and all matters regarding Subdivision Case No. 2019-0271F. A request by Vega and Vega Engineering, PLC, on behalf of Sam Group Investment Company Limited Partnership, property owner, for the final plat approval for Belleza Del Desierto Phase 1 Subdivision. The property is located at the southeast corner of County 24th Street and 20th Avenue. (Jose A. Guzman, Director of Planning and Zoning)

A. Staff presentation

Ms. Kay Macuil, City Attorney, stated that shortly before the meeting tonight, an issue came up with the developer and staff would like to iron that out and since the consent agenda is going to be moved to a date next week... Tuesday does not work for the developer and Wednesday does not work for City Council as there will be a general plan meeting.

Mayor Gerardo Sanchez stated that the item will be continued to Tuesday, September 17 at 6:30 p.m.

Mr. Eddie Loo, Developer, addressed the Mayor and City Council, however his comments are inaudible since he did not want to get close to the microphone when asked.

Ms. Macuil transmitted for the record what Mr. Loo stated, which he would like staff to meet with him before the meeting on Tuesday and she added that they will arrange for that to happen.

B. Action on Subdivision Case No. 2019-0271F

MOTION: Mayor Gerardo Sanchez/Council Member Matias Rosales to continue the item to a special meeting to be held Tuesday, September 17 at 6:30 p.m. Motion passed unanimously.

The vote was as follows:

Mayor Gerardo Sanchez	Aye
Vice Mayor Maria Cecilia Cruz	Aye
Council Member Mario Buchanan Jr.	Aye
Council Member Africa Luna-Carrasco	Aye
Council Member Jose Ponce	Aye
Council Member Matias Rosales	Aye
Council Member Gloria Torres	Aye

7. SUMMARY OF CURRENT EVENTS

Vice Mayor Maria Cecilia Cruz reported that on Friday, October 18 at 8:00 a.m., the 8th Annual Walk against domestic violence will take place at the first roundabout located on Urtuzuastegui Street and Main Street. There will be another event; 5K/3K Neon Run/Walk on October 26 and all proceeds will go to the safe house. She added that she attended the ground breaking ceremony for the Cocopah convenience store located at Hwy 95.

Mayor Gerardo Sanchez reported that 11 of the congressional district of Arizona have pledged their 100% support for the 100% funding for the improvements needed for the Port of Entry I. He thanked City Council and staff for attending the meeting for him and with him.

They have dedicated a lot time to the Arizona Delegation with Republicans and Democrats because both parties have to work together for this to be successful. Both senators have written support letters for this project as well. He also added that he has been meeting with the local postal office since he is concerned about the change of the zip code. He is concerned that the census now looks at the physical address and since the process is different, they will no longer knock on doors but will mail a letter. They will not look at the postal office (PO) boxes because a physical address must be used and based on the new zip code, 30,000 individuals will no longer live in the City of San Luis. This needs to get clarified very quickly and the person responsible for changing the zip code cannot be found. A complaint has been filed with the congressional delegation regarding this matter. The postal office claim they mailed letters notifying residents of the change, however he never got one, neither other residents he has spoken to. He has requested an explanation of the benefits in having the Gadsden zip code and added that local postal office employees are frustrated with the change as they did not make it, it came from above. San Luis is the second biggest community with PO boxes in the nation and yet the United States Postal Office never bothered to have forums for the community to inform them about the change. He will file a formal complaint with the United States Postal Office and will copy congress. Home delivery will be emphasized as it is greatly needed.

Council Member Gloria Torres reported that she will be attending the meeting for WACOG, she currently serves in three (3) different WACOG boards and will inquire if Council Member Jose Ponce can serve on one of the boards and if he will have to be appointed by the City Council.

Council Member Africa Luna-Carrasco thanked and honored the City of San Luis Law Enforcement Officers and Firefighters on this tragic day in history and for all they do for the city.

Mayor Gerardo Sanchez thanked all City of San Luis first responders for their hard work and dedication.

8. CALL TO THE PUBLIC

Ms. Olivia Jenkins, 3766 Jet Street, San Luis, AZ, on behalf of Riedel Construction, asked on the consent agenda items, if they were taken off the consent agenda for a future meeting and that it is because the districts being recommended are not good. If staff prepares the districts and if this is normal for any development.

Mayor Gerardo Sanchez replied that the items were never discussed and need clarification, if the Council Members have questions they have a right to question and those items will be discussed on September 17, 2019.

Ms. Elizabeth Carpenter expressed some concerns she has and added that their project has been delayed for almost two (2) months because there has not been enough staff to do what needs to be done and are not being notified to inform them of what the city wants them to agree to in a timely fashion. Neither Kay nor Eulogio had enough help and when the Director of Planning & Zoning was out on FMLA, it stopped and because there was no one to fill in the space it cost them a two (2) month delay, that is a lot of money. The city does not even have an HR person, so none of these positions can be filled; it is critical. If they were to bring a project to the City of San Luis, after the city promising them they will fast track it, it would not get done and lose them. It is difficult to talk to companies that entertain to come to this community when the city would not fast track it. This is something the City Council should address, personnel is needed to do the job and help the directors. She is not confident in the city's ability to do business.

Council Member Gloria Torres apologized for the delay and stated that the items on the consent agenda had not been seen before, this was the first time the City Council knew about them.

Ms. Carpenter expressed that she was not talking just about tonight, but they were supposed to be on the agenda of July 24th and have their subdivision approved. They were told that if the plans were submitted on July 10th that they would be on the agenda for July 24. This is after it has been through the Planning & Zoning Commission and when she was informed that they were not on the agenda for July 24th, that is when she began to find out that the Director of Planning & Zoning was out on medical leave. There was somebody that was going to take his place but he was already doing another job. The city is fortunate that developers have been able to deal with it but they should not deal with it and they cannot bring manufacturing and projects to this town if she knows that this is the way the process is going to be.

Ms. Nieves Riedel, 1649 N. 9th Avenue, San Luis, AZ, stated she supports Ms. Carpenter, city staff needs help and her consolation is that she is not the only one adding that she has never complained. However, more and more people are noticing the way the city is being ran and it does not look good for no one, the city needs to run more efficiently. She also stated that she understands Council Member Torres that if an item is not presented before the City Council, it should not be approved.

Ms. Diane Umphress, Amberly's Place, thanked the City of San Luis because at the League of Cities and Towns she was asked if she would give a presentation before two of the judges on domestic violence and how it impacts the community. It was amazing as the sessions were full, there were 31 individual present; she is thankful for the City Manager and Vice Mayor. She mentioned at the presentation how supportive the City of San Luis, its Mayor and City Council have been. The City of San Luis is setting a land mark and hopefully other communities in Arizona will do what this city is doing. In November, Amberly's Place will celebrate its 20th Anniversary and cordially invited the Mayor and City Council to attend this celebration. She provided a brief summary of the key note speaker of Mr. Ed Smart father of Ms. Elizabeth Smart. This celebration will take place November 2 at 6:00 p.m. at the Quarter Master.

9. ADJOURNMENT

MOTION: Council Member Mario Buchanan Jr./Council Member Africa Luna-Carrasco to adjourn the Regular Council meeting at approximately 7:45 p.m. Motion passed unanimously.

The vote was as follows:

Mayor Gerardo Sanchez	Aye
Vice Mayor Maria Cecilia Cruz	Aye
Council Member Mario Buchanan Jr.	Aye
Council Member Africa Luna-Carrasco	Aye
Council Member Jose Ponce	Aye
Council Member Matias Rosales	Aye
Council Member Gloria Torres	Aye

APPROVED:

Gerardo Sanchez, Mayor

ATTEST:

Sonia Cornelio, City Clerk

CERTIFICATION

I HEREBY CERTIFY THAT THE FOREGOING MINUTES ARE A TRUE AND CORRECT COPY OF THE MINUTES OF THE REGULAR CITY COUNCIL MEETING FO THE CITY COUNCIL, SAN LUIS, ARIZONA HELD ON SEPTEMBER 11, 2019. I FURTHER CERTIFY THAT THE MEETING WAS DULLY CALLED AND HELD AND THAT A QUORUM WAS PRESENT.

Sonia Cornelio, City Clerk