



# City of Mesa

Council Chambers  
57 E. First Street

## City Council

### Meeting Agenda - Final

Monday, May 22, 2017

5:45 PM

#### CITIZEN PARTICIPATION

All citizens are permitted and encouraged to speak on agenda items including and preceding "Items from citizens present." If you are interested in speaking on such an agenda item, please fill out a blue card in the back of the room and give it to the City Clerk. When the Council considers the item, you will be called to the podium to provide your comments.

The City of Mesa is committed to making its public meetings accessible to persons with disabilities. For special accommodations, please contact the City Manager's Office at (480) 644-3333 or AzRelay 7-1-1 at least 48 hours in advance of the meeting.

Si necesita asistencia o traducción en español, favor de llamar al menos 48 horas antes de la reunión al 480-644-2767.

#### CONSENT AGENDA

All items listed with an asterisk (\*) will be considered as a group by the City Council and will be enacted with one motion. There will be no separate discussion of these items unless a Councilmember or citizen requests, in which event the item will be removed from the Consent Agenda and considered as a separate item. If a citizen wants an item removed from the consent agenda, a blue card must be completed and given to the City Clerk prior to the Council's vote on the consent agenda.

*Mayor John Giles*

*Vice Mayor David Luna - District 5*

*Councilmember Mark Freeman - District 1*

*Councilmember Jeremy Whittaker - District 2*

*Councilmember Ryan Winkle - District 3*

*Councilmember Chris Glover - District 4*

*Councilmember Kevin Thompson - District 6*

## Mayor's Welcome

## Roll Call

*(Members of the Mesa City Council will attend either in person or by telephone conference call)*

**Invocation by Dr. Clyde Chilton with Shiloh Missionary Baptist Church.**

## Pledge of Allegiance

## Awards, Recognitions and Announcements

**1 Take action on all consent agenda items.**

### Items on the Consent Agenda

**\*2**     [17-0604](#)     Approval of minutes of previous meetings as written.

**3 Take action on the following liquor license applications:**

**\*3-a**     [17-0569](#)     Beijing Noodle House

A restaurant that serves lunch and dinner is requesting a new Series 12 Restaurant License for HYZM Restaurant Inc., 1440 South Country Club Drive, Suite 3 - Tao Mei, agent. There is no existing license at this location. **(District 3)**

**\*3-b**     [17-0570](#)     Manna Korean BBQ

A restaurant that serves lunch and dinner is requesting a new Series 12 Restaurant License for Manna Dobson Inc., 1135 South Dobson Road, Suite 101 - Song Kun Mun, agent. There is no existing license at this location. **(District 3)**

**\*3-c**     [17-0571](#)     Pink Pepper Thai Cuisine

A restaurant that serves lunch and dinner is requesting a new Series 12 Restaurant License for Pink Pepper LLC, 1941 West Guadalupe Road, Suite 105 - Nathan Sisamephone Chanthavong, agent. The existing license held by Tiffany Tavee Inc., will revert to the state. **(District 3)**

**\*3-d**    [17-0572](#)    Planet Sub

A restaurant that serves lunch and dinner is requesting a new Series 12 Restaurant License for Apollo Pack LLC, 1641 South Stapley Drive, Suite 101 - Lynette Ann Oglesby, agent. There is no existing license at this location. **(District 3)**

**\*3-e**    [17-0573](#)    Roberto's At Springdale Village

A restaurant that serves lunch and dinner is requesting a new Series 12 Restaurant License for Allegiant Restaurant LLC, 7255 East Broadway Road - Kevin Arnold Kramber, agent. The existing license held by Springdale Restaurant IL/AL LLC will revert to the state. **(District 5)**

**4**    **Take action on the following contracts:****\*4-a**    [17-0586](#)    One-Year Renewal Contract for the Safety Shoe Program for the Human Resources Department **(Citywide)**

This contract provides a list of qualified vendors for safety shoes/boots for 750 City employees who perform jobs where safety shoes are required. The City provides an allowance for approximately 900 pairs of shoes/boots purchased annually.

The Human Resources Department and Purchasing recommend authorizing the renewal contract with American Safety Shoe Co. Inc.; Boot Barn (a Mesa business); Bound Tree Medical LLC; International Corporate Apparel; J.R.'s Shoes and Boots; LeHigh Outfitters; Red Wing Shoes (a Mesa business); United Fire Equipment; and Universal Police Supply; cumulatively not to exceed \$150,000, based on estimated requirements.

**\*4-b**    [17-0582](#)    One-Year Renewal Contract for Heavy-Duty Automotive Body Repair Services for the Fleet Services Department **(Citywide)**

The awarded vendors are pre-qualified to provide all labor, tools, materials, garage facility and insurance to perform body and related mechanical repair work for the City's fleet of approximately 300 heavy-duty trucks.

The Fleet Services Department and Purchasing recommend authorizing the renewal contract with Rush Truck Center - Phoenix; Vanguard Truck Center; Freightliner of Arizona; and MAACO Collision Repair (a Mesa business); cumulatively not to exceed \$150,000, based on estimated requirements.

- \*4-c**     **17-0581**     Term Contract for Network Equipment for the Mesa Public Libraries as requested by the Library Services Department **(Citywide)**

Cisco Ethernet switches, Ruckus wireless access points and uninterrupted power supply (UPS) equipment are used to support wired and wireless network connectivity at all City of Mesa library locations. The existing wired network connectivity is at the end of life and out of product and maintenance support.

The Library Services Department and Purchasing recommend authorizing the contract with the lowest, responsive and responsible bidders, Sentinel Technologies, Inc., at \$256,464.42; and ManCom Inc., at \$17,845.50. This purchase is 80% (\$219,447.94) funded by the E-Rate Program and 20% (\$54,861.98) funded by the Information Technology Department operating budget.

- \*4-d**     **17-0585**     One-Year Renewal Contract for Roll-Off Refuse Containers for the Environmental Management and Sustainability Department **(Citywide)**

This contract provides roll-off containers used to service residential and commercial customers requesting refuse service to keep up with Mesa's customer demand. The department plans to purchase approximately 18 roll-off containers as needed during this second-year renewal contract.

The Environmental Management and Sustainability Department and Purchasing recommend authorizing the renewal with Wastebuilt Southwest LLC, at \$85,000, based on estimated requirements.

- \*4-e**     **17-0593**     Purchase of Additional and Upgraded Wireless Network Analysis and Security Tools for the Information Technology Department **(Citywide)**

The City has a growing investment in Wi-Fi infrastructure, providing it to many municipal facilities as well as providing public Wi-Fi. This purchase will allow the City to monitor wireless traffic between access points and the exterior switches leading into the internal network. This is the first of three phases to implement sensors in locations where they do not exist and replace aging sensors that are limited in what frequency bands they can monitor or what rogue services they can detect.

The Information Technology Department and Purchasing recommend authorizing the purchase from the lowest, responsive and responsible bidder, PacketLogix Inc., at \$87,618.23.

**\*4-f**     **17-0592**     Three-Year Term Contract for Asbestos and Lead-Based Paint Abatement Services for the Environmental Management and Sustainability Department **(Citywide)**

This contract will provide pre-qualified contractors for the abatement of hazardous materials primarily containing asbestos and lead-based paint in both emergency and planned responses at City facilities or with City projects on an as-needed basis. The services ensure the City's projects are completed in a safe manner that adheres to regulations.

The Environmental Management and Sustainability Department and Purchasing recommend awarding the contract to the highest-scored respondents: Builders Enviro Services, Inc.; Comprehensive Risk Services, LLC; East Valley Disaster Services, Inc. (a Mesa business); Kary Environmental Services, Inc. (a Mesa business); Sagebrush Restoration, LLC; Southwest Hazard Control; and Spray Systems of Arizona, Inc., dba Spray Systems Environmental; cumulatively not to exceed \$150,000 annually, based on estimated requirements. This annual contract is funded by the Environmental Compliance Fee and Capital Improvement Program - CIP Funds.

**\*4-g**     **17-0595**     Purchase of Four Replacement Forensic Computers for the Police Department **(Citywide)**

The Police Department's Computer Forensics Unit is comprised of detectives who conduct forensic analysis of computers and phones for evidentiary purposes. These investigations vary in type from homicide to sexual exploitation of minors. To achieve results as quickly as possible, specialized forensic computers that can withstand a tremendous workload are required. The Police Department purchased four forensic workstations for \$21,165.00 in March of 2017, and is requesting the purchase of four more workstations to replace three forensic computers that were manufactured between 2009 and 2011, which are well past the 5-year lifecycle replacement; and to replace a fourth forensic computer that is rapidly approaching the 5-year recommended replacement.

The Police Department and Purchasing recommend authorizing the purchase using the Arizona Department of Public Safety cooperative contract with Technology Partners, Inc., at \$20,956.44.

**\*4-h**     **17-0584**     Three-Year Term Contract for Heavy Duty Ballistic Body Armor for the Police Department (SWAT) **(Citywide)**

SWAT Team members require specialty body armor systems that provide coverage protection from small weapons fire and the ability to carry extra equipment for these situations. The SWAT Team will be replacing ten sets that have exceeded their warranted service life of five years. This contract will also be used to purchase additional vests as necessary.

The evaluation committee recommends awarding the contract to the highest-scored proposal from Tyr Tactical, LLC, at \$80,000 annually, based on estimated requirements. The initial purchase (\$36,248.20) is grant funded by Arizona Department of Homeland Security.

**\*4-i**     **17-0589**     Ratification of the Emergency Purchase of a 911 Back-up Recording System as requested by the Mesa Fire and Medical Department **(Citywide)**

This system will provide a redundant 911 recording system. The system is necessary because the City is required to record all dispatch communications. The current system must occasionally go off-line. This redundant system will ensure dispatch communications are recorded without interruption. The purchase was expedited to comply with regulations.

Mesa Fire and Medical, and Purchasing recommend ratifying the emergency purchase with Gosserco Inc. (a Mesa business), at \$54,793.08. This purchase is funded by authorized 2013 Public Safety bonds.

**\*4-j**     **17-0580**     One-Year Renewal Contract for Advanced Traffic Controllers and Software for the Transportation Department **(Citywide)**

This contract provides Linux-based Advanced Traffic Controllers and controller firmware that runs on the controllers. This equipment has advanced light rail transit features absent in other software options and has been deployed at signalized-intersections in the light rail corridor and will likely expand to other signalized locations throughout the City.

The Transportation Department and Purchasing recommend authorizing the renewal with Clark Electric Sales, Inc., dba Clark Transportation Solutions; and Advanced Traffic Solutions, LLC, dba Fourth Dimension Traffic; cumulatively not to exceed \$120,000, based on estimated requirements.

- \*4-k**     [17-0579](#)     Purchase of Five Light-Duty Cab and Chassis Vehicles - Two Replacements for the Transportation Department and Two Replacements and One Addition for the Environmental Management and Sustainability Department  
**(Citywide)**

Three of the vehicles that are being replaced have met established criteria and will be either traded, auctioned, sold, or deployed for special uses as part of the ongoing vehicle replacement program. One vehicle that is being replaced for Transportation was involved in a theft and an accident resulting in a total loss. Environmental Management and Sustainability's addition to the fleet of barrel delivery and appliance pickup trucks will allow current service levels to be maintained, keep up with the increased demand and growth and maintain a proper spare ratio.

The Fleet Services, Transportation, and Environmental Management and Sustainability Departments, and Purchasing recommend authorizing purchase from the contract with Berge Ford (a Mesa business), at \$117,423.22; and awarding the contract to the lowest, responsive and responsible bidder, Midway Chevrolet, at \$215,902.53.; for the total purchase of \$333,325.75. Transportation's purchase is funded by the Local Street Sales Tax Fund and Environmental Management and Sustainability's purchase is funded by the Capital - Enterprise Fund.

- \*4-l**     [17-0587](#)     Two-Year Term Contract for Sludge Screen Machine Rental for the Water Resources Department **(Citywide)**

This contract will provide the long-term rental of a Sludge Strain Press Unit at the Greenfield Water Reclamation Plant. The pilot use of the technology has far exceeded the expectations of the plant staff in reducing/stopping current hair and ragging issues. Staff will continue to use the technology and will integrate it into the solids process on a semi-permanent scale, with full implementation at the Phase III expansion, which is in approximately 24 months.

The Water Resources Department and Purchasing recommend awarding the contract to the lowest, responsive and responsible bidder, Huber Technology, Inc., at \$134,956.80 for a 24-month term. This contract is 58% (\$78,274.94) funded by the Towns of Gilbert and Queen Creek and 42% (\$56,681.86) funded by Mesa.

**\*4-m**    [17-0594](#)    Purchase of One Replacement Pickup Truck for the Energy Resources Department (**Citywide**)

The vehicle that is being replaced has met established criteria and will be either traded, auctioned, sold, or deployed for special uses as part of the ongoing City of Mesa vehicle replacement program.

The Fleet Services and Energy Resources Departments, and Purchasing recommend authorizing the purchase from the contract with Berge Ford (a Mesa business), at \$36,974.74. This purchase is funded by the Utility Replacement Extension and Renewal Fund.

**\*4-n**    [17-0555](#)    Job Order Master Contract for Water and Wastewater Construction Services (**Citywide**)

This contract is for the selection of two Job Order Master Contracts for water and wastewater construction services to include minor construction improvements related to water and wastewater plants, systems and related infrastructure improvements throughout the City.

Staff recommends awarding the contracts to Garney Construction, Inc., and PCL Construction, Inc., for a period of one full year, with the option to extend the contract for two additional one-year periods, based on successful contractor performance and City concurrence. These two master contracts allow for the issuance of multiple individual job orders with an upper maximum limit of \$1,000,000 per job order. The total contract value per year will not exceed \$10,000,000 per contract.

**5**        **Take action on the following resolutions:**

**\*5-a**    [17-0509](#)    Z17-011 (**District 6**) The 5400 block of South Power Road (east side). Located south of Ray Road, on the east side of Power Road (2.43 ± acres). Site Plan Review. This request will allow for the development of a medical marijuana facility. Dixon Oates, Vending Logistics, LLC, applicant; Dwight and Jori Udall, owner.

Staff Recommendation: Approval with conditions

P&Z Board Recommendation: Approval with conditions (Vote: 7-0)

**\*5-b**    [17-0616](#)    Approving and authorizing the City Manager to enter into a Memorandum of Understanding with 3W Management, LLC, for a mixed-use development of approximately 2.75 acres of City-owned property located at the southwest corner of Main Street and Pomeroy. (**District 4**)



- \*5-c**     [17-0559](#)     Approving and authorizing the City Manager to enter into an Agreement with the Hickey Family Foundation to accept \$140,000 for overtime, equipment and training for the Police Department to combat domestic minor sex trafficking, and to comply with the requirements set forth in the award notice. **(Citywide)**
- \*5-d**     [17-0530](#)     Supporting the submittal of a grant application by Child Crisis Arizona to the Tohono O’odham Nation in the amount of \$15,000 for their Arizona Kinship Services Program and authorizing the City Manager to accept and administer subsequent awarded funds as a pass-through grant. **(Citywide)**
- \*5-e**     [17-0531](#)     Supporting the submittal of a grant application by Mesa Arts Center to the Tohono O’odham Nation in the amount of \$25,000 for their Creative Aging: Arts Engagement for Adults with Dementia and their Care Partners program and authorizing the City Manager to accept and administer subsequent awarded funds. **(Citywide)**
- \*5-f**     [17-0532](#)     Supporting the submittal of a grant application by East Valley Adult Resources to the Tohono O’odham Nation in the amount of \$15,000 for their Meals on Wheels program and authorizing the City Manager to accept and administer subsequent awarded funds as a pass-through grant. **(Citywide)**
- \*5-g**     [17-0533](#)     Supporting the submittal of a grant application by Gene Lewis Boxing Club to the Tohono O’odham Nation in the amount of \$12,500 for their “Every Child a Champion” after-school program and authorizing the City Manager to accept and administer subsequent awarded funds as a pass-through grant. **(Citywide)**
- \*5-h**     [17-0597](#)     Modifying fees and charges for the Arts and Culture Department. **(Citywide)**
- \*5-i**     [17-0598](#)     Modifying fees and charges for the Business Services Department. **(Citywide)**
- \*5-j**     [17-0599](#)     Modifying fees and charges for the Development Services Department. **(Citywide)**
- \*5-k**     [17-0600](#)     Modifying fees and charges for the Engineering Department. **(Citywide)**
- \*5-l**     [17-0601](#)     Modifying fees and charges for the Mesa Municipal Court. **(Citywide)**
- \*5-m**     [17-0602](#)     Modifying fees and charges for the Transportation Department. **(Citywide)**

**6 Introduction of the following ordinance and setting June 5, 2017 as the date of the public hearing on this ordinance:**

- \*6-a**     [17-0517](#)     Z17-013 **(District 6)** The 6800 to 9200 blocks of East Pecos Road (north and south sides). Located east of Power Road and west of Ellsworth Road on the north and south sides. The southern boundary is defined by the current city limit line, which runs along the rail road alignment from Power Road to Sossaman Road, then follows Germann Road to the Hawes Road alignment then north to Pecos Road and east to Ellsworth Road. The northern boundary follows the quarter section that is adjacent to the north right of way line of Pecos Road from Power Road to Sossaman Road, then north to the southern boundary of Phoenix-Mesa Gateway Airport east to Ellsworth Road (1,030± acres). Rezoning from LC, LI, AG, PS and GI to EO to create the Pecos Road Employment Opportunity Zone. This request will establish zoning to guide future development of employment and industrial uses. JD Beatty, City of Mesa, applicant; City of Mesa, owner.

Staff Recommendation: Approval with conditions

P&Z Board Recommendation: Approval with conditions (Vote: 7-0)

**7 Take action on the following subdivision plat and resolution relating to the property on the northeast corner of Main Street and Lindsay Road:**

- \*7-a**     [17-0578](#)     "Northeast Corner of Main Street and Lindsay Road" **(District 2)** The 2800 to 2900 blocks of East Main Street (north side). Located on the northeast corner of Main Street and Lindsay Road. 6 LC commercial lots (15 ± acres). Red Mountain Asset Fund I, LLC, owner; David Bohn, Westwood Professional Services, Inc., engineer.
- \*7-b**     [17-0609](#)     Approving and authorizing the City Manager to enter into a Development Agreement with Red Mountain Asset Fund I and the Red Mountain Asset Fund II to facilitate the redevelopment of a retail commercial center located at 2840 East Main Street. **(District 2)**

**8 Take action on the following subdivision plat:**

- \*8-a**     [17-0577](#)     "Mesa Technology Business Park" **(District 6)** The 9600 block of East Elliot Road (north side) and the 3400 to 3600 blocks of South 96th Street (east side). Located east of the northeast corner of Ellsworth and Elliot Roads. 2 LI industrial lots (38.2 ± acres). Sunbelt Land Holdings, L.P., owner; Jerry Heath, Hunter Engineering, surveyor.

**9 Take action on the tentative adoption of the following proposed FY 17/18 budget:**

- \*9-a**     [17-0608](#)     Take action on the tentative adoption of the proposed FY 17/18 budget.

**Items not on the Consent Agenda**

**10 Take action on the following contract:**

- 10-a**     [17-0583](#)     Three-Year Term Contract for Private Jail Services for the Police Department (Citywide)

The Mesa Police Department's Holding Facility is a temporary holding facility and processing center located in the Police headquarters building. Subjects that are arrested and waiting for an initial court appearance before a Mesa City magistrate, are held in the holding facility for no longer than 24 hours. Currently, subjects who have been arrested on misdemeanor and/or felony charges, or have been ordered to remain in-custody by a judge, are transported by Mesa Police Department personnel to the Maricopa County Jail.

Through this contract, the Police Department will establish an agreement with CoreCivic to provide jailing services to include booking, transportation, maintenance and operations of the temporary housing of misdemeanor offenders for the City of Mesa. CoreCivic will provide care and treatment, including the furnishing of subsistence, all necessary medical care and applicable social service programs.

The annual expenditure is estimated to be \$4,000,000. With additional capacity for variances within the number of misdemeanants processed, the Police Department and Purchasing recommend awarding the contract to the highest-scored proposal, CoreCivic, at \$5,000,000 annually.

**11 Conduct a public hearing and take action on the following resolution relating to the annual assessments for the Mesa Town Center Improvement District No 228:**

- 11-a**     [17-0603](#)     Conduct a public hearing.
- 11-b**     [17-0556](#)     A resolution approving the 2017 District Assessments for Mesa Town Center Improvement District No. 228. The proposed final assessments do not include any rate increases. **(District 4)**

**12 Conduct a public hearing and take action on the following ordinances adopting modified City-owned utility terms/rates/fees/charges:**

- 12-a**    [17-0475](#)    Conduct a public hearing on modifications to terms/rates/fees/charges of City-owned utilities: items 12-b through 12-g.
- 12-b**    [17-0468](#)    An ordinance modifying terms/rates/fees/charges for electric utility services. **(Districts 1 and 4)**
- 12-c**    [17-0469](#)    An ordinance modifying terms/rates/fees/charges for natural gas utility services. **(Citywide)**
- 12-d**    [17-0470](#)    An ordinance modifying terms/rates/fees/charges for water utility services. **(Citywide)**
- 12-e**    [17-0471](#)    An ordinance modifying terms/rates/fees/charges for wastewater utility services. **(Citywide)**
- 12-f**    [17-0472](#)    An ordinance modifying terms/rates/fees/charges for solid waste utility services. **(Citywide)**
- 12-g**    [17-0473](#)    An ordinance modifying terms/rates/fees/charges for utility service fees. **(Citywide)**

**13 Conduct a public hearing and take action on the proposed Five-Year Capital Improvement Program for fiscal years ending 2018-2022:**

- 13-a**    [17-0560](#)    Conduct a public hearing.
- 13-b**    [17-0285](#)    A resolution approving a Five-Year Capital Improvement Program for fiscal years ending 2018-2022. **(Citywide)**

**14 Items from citizens present. (Maximum of three speakers for three minutes per speaker).**

**15 Adjournment.**

The Council may vote to hold an executive session for the purposes of obtaining legal advice from the City Attorney (A.R.S. §38-431.03A(3)) or to discuss and instruct the City Attorney regarding the City's position regarding contracts that are the subject of negotiations, in pending or contemplated litigation or in settlement discussions conducted in order to avoid or resolve litigation. (A.R.S. §38-431.03A(4))