

Monday, February 23, 2026
5:45 PM



City Hall
20 East Main Street¹

City Council Agenda

Mark Freeman
Mayor

Rich Adams
Councilmember, District 1

Dorean Taylor
Councilmember, District 2

Francisco Heredia
Councilmember, District 3

Jennifer Duff
Councilmember, District 4

Alicia Goforth
Councilmember, District 5

Scott Somers
Vice Mayor, District 6

DECORUM: The public is encouraged to attend City Council meetings in person or electronically. All persons attending the meeting are asked to observe the rules of politeness, propriety, decorum, and good conduct. Disrupting the meeting may result in being asked to leave or being removed, and you may be prohibited from attending meetings for a period of time.

ACCESSIBILITY: The City 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.

SERVICIOS EN ESPAÑOL: Si necesita asistencia o servicio de interpretación en Español, comuníquese con la Ciudad al menos 48 horas antes de la reunión al (480) 644-2767.

PARTICIPATION: Members of the public at the meeting may address the City Council with comments on a specific agenda item or during "Items from Citizens Present." **To request to speak in person, submit a blue speaker card to the City Clerk prior to the start of the meeting.** When called to speak, please step up to the lectern, speak clearly into the microphone, and begin by stating your name and address for the record. For agenda items, comments should be relevant to the item being discussed. During "Items from Citizens Present," the speaker may address the City Council on more general issues. Councilmembers are normally not permitted to discuss or take legal action on any matters raised by the public that are not specifically on the agenda.

To give everyone an opportunity to speak, comments are generally limited to three minutes unless otherwise determined by the Mayor. If you are with a group, please designate a spokesperson.

CONSENT AGENDA: All items listed on the agenda with an asterisk (*) are on the consent agenda which means they will be considered by the City Council as a group, without any separate discussion of these items, unless a Councilmember or citizen requests the item be removed from the consent agenda to be considered separately. To request removal of an item from the consent agenda, please submit a blue speaker card to the City Clerk prior to the start of the meeting.

NOTICE: Pursuant to A.R.S. § 38-431.02, notice is hereby given that the City Council will hold a meeting open to the public at the date and time above. If the agenda indicates, the City Council may vote to go into executive session which will not be open to the public [A.R.S. § 38-431.03]. Members of the City Council may appear at the meeting in person, telephonically, or electronically. Children are welcome at City Council meetings, but please remember meetings are video recorded; by allowing your child to attend, you consent to your child being recorded [A.R.S. § 1-602(A)(9)].

¹ For Regular City Council meetings held at 20 E. Main Street, the meeting is held in the Upper Council Chambers. The Council may move the meeting from the Upper Council Chambers to the Lower Council Chambers if there are technical issues, to ensure the orderly conduct of business, or if there are safety concerns; subject to technical limitations, the meeting will be televised in the Upper Council Chambers and will remain livestreamed online for the public to continue to attend and listen to the deliberations.

Mayor's Welcome**Roll Call****Invocation by Dr. Pamela Aneesah Nadir at Islamic Social Services Association****Pledge of Allegiance****Awards, Recognitions and Announcements****1 Take action on all consent agenda items.****Items on the Consent Agenda**

*2 [26-0028](#) Approval of minutes of previous meetings as written.

3 Take action on the following liquor license applications:

*3-a [26-0192](#) [Mango Mini Mart](#)

A convenience store is requesting a new Series 10 Beer and Wine Store License for MV4 Enterprise LLC, 760 South Alma School Road - Lauren Kay Merrett, agent. The existing license held by AFG Petroleum LLC will revert to the State. **(District 3)**

*3-b [26-0191](#) [Aldi #195](#)

A grocery store requesting a new Series 10S Beer and Wine Store License with sampling privileges. for Aldi Arizona LLC, 1045 South Gilbert Road Suite 104-109 - Jeffrey Craig Miller, agent. There is no existing license at this location. **(District 4)**

4 Take action on the following off track betting license applications:

*4-a [26-0188](#) [Turf Paradise](#)

New Off-Track Betting License for Turf Paradise to telecast at JJ Madison's located at 430 North Power Road, Skyfall 7 LLC - Gary Alan Hartunian, applicant. **(District 2)**

***4-b 26-0189 Turf Paradise**

New Off-Track Betting License for Turf Paradise to telecast at O'Kelley's Sports Bar & Grill located at 2120 West Guadalupe Road Suite 14-19, Skyfall 7 LLC - Gary Alan Hartunian, applicant (**District 3**)

***4-c 26-0190 Turf Paradise**

New Off-Track Betting License for Turf Paradise, to telecast at R.T. O'Sullivan's located at 6646 East Superstition Springs Boulevard, Skyfall 7 LLC - Gary Alan Hartunian, applicant (**District 6**)

5 Take action on the following contracts:***5-a 26-0177 One-Year Term Contract with Four One-Year Renewal Options for Industrial Building, Plumbing, Electrical and HVAC Materials for the Materials and Supply Warehouse (for Citywide Departments) (**Citywide**)**

This contract will establish a list of qualified, pre-approved contractors, who will respond to requests for quotes for industrial building, plumbing, electrical, and HVAC materials. Supplies will include but not be limited to gaskets, tees, bolts, washers, ball valves, fittings, connectors, conduit, brackets, latches, welding supplies, couplings, padlocks, and tools such as hammers, pliers and shovels.

Business Services and Procurement Services recommend awarding the contract to the lowest, responsive, and responsible bidders, Best Plumbing Specialties, Inc., Border States Industries, Inc. dba Border States - Border States Electric - Advance Electrical Supply, Copper State Bolt & Nut Co., Elliott Electric Supply (a Mesa business), Ferguson Enterprises, LLC dba Ferguson Waterworks, K&K Heating and Air, Rexel USA, Sid Tool Co., Inc. dba MSC Industrial Supply Co. Inc., Tri-Pacific Supply, Inc. and Wesco, Inc. dba Anixter, Inc., at a combined total amount not to exceed \$1,800,000, based on estimated requirements.

5-b 26-0178*Three-Year Term Contract with Two-Year Renewal Options for Window Cleaning and Power-Washing Services for the Facilities Management Department (**Citywide**)**

This contract will provide window cleaning and power-washing services at 62 City facilities. Services include all labor, equipment, and materials necessary to perform window washing and power-washing services. The Contractor shall clean inside windows, outside windows, panes, frames, and attached/supported hardware as outlined as well as cleaning the entrance doors as specified for a particular building. The frequency is specified in the contract set by building and use.

A committee representing Facilities Management and Procurement Services evaluated responses and recommend awarding the contract to the highest scored proposal from Imperial Window Cleaning, in an amount not to exceed \$157,320 annually, with an annual increase allowance of up to 5% or the adjusted Consumer Price Index.

5-c 26-0180*Use of a Cooperative Contract for the Purchase of 165 Panasonic Toughbook Computers (Replacements) for the Department of Innovation and Technology (**Citywide**)**

Computer devices are typically replaced on a 5-year cycle (Cycle Replacement Program). This contract will be used to purchase Panasonic Toughbook computers for the Mesa Fire and Medical Department and Mesa Police Department as part of their scheduled cycle replacement. These devices are specifically engineered for rugged field conditions - capable of withstanding vehicle mounting, vibration, heat, and occasional drops - making them more reliable than standard laptops in public safety and field environments. Staff was able to find these devices at approximately \$400 less per unit than the price available through the previous contract, resulting in savings of approximately \$66,000.

The Department of Innovation and Technology and Procurement Services recommend authorizing the purchase using the State of Arizona cooperative contract with Mobile Concepts Technology, in an amount not to exceed \$737,700, based on estimated requirements.

5-d 26-0182*One-Time Dollar Limit Increase to the Term Contract for Stadium Lighting, Lighting Control Systems Equipment for the Parks, Recreation and Community Facilities Department (**Citywide**)**

This contract provides for the purchase and installation of stadium lighting and lighting control systems equipment from Musco Sports Lighting, LLC. This one-time dollar limit increase is needed to cover the necessary upgrades to the Baseball facilities at Hohokam Stadium and Fitch Park. The lighting at these facilities has reached the end of its useful life, relies on outdated fixtures and bulbs that do not illuminate the playing fields as effectively as current technology, and no longer meets the requirements for Major League Baseball and NCAA Baseball. All light fixtures from the older hood-style units will be replaced with newer LED fixtures in addition to installation of new lighting control systems to operate and program the lights.

The Parks, Recreation and Community Facilities Department and Procurement Services recommend increasing the dollar limit with Musco Sports Lighting, LLC by \$884,050, from \$2,500,000 to \$3,384,050, through 10/15/2026.

5-e 26-0187*One-Time Dollar Limit Increase to the Term Contract for Video Display/Scoreboard Maintenance and Repairs for the Parks, Recreation and Community Facilities Department (**Citywide**)**

This contract is for the service, maintenance, and repair of the Daktronics electronic scoreboards at Hohokam Stadium and Sloan Park that are used for Major League Baseball programs with the Athletics and Chicago Cubs. This one-time dollar limit increase is needed to cover the necessary upgrades to the Scoreboard at Hohokam Stadium and installation of a ribbon board. The scoreboard at this facility has reached the end of its useful life and does not support upgraded technology that allows for more dynamic programming. Upgrades will include the video scoreboard and installation of a ribbon board on the main structure facing the grass seating area, to provide better in-game experience and viewing angle for outfield seats. The 2013 Facility Use Agreement between the City and the Athletics requires the City to maintain and upgrade the scoreboard at defined intervals.

The Parks, Recreation and Community Facilities Department and Procurement Services recommend increasing the dollar limit with Daktronics Inc. by \$1,737,250 from \$1,500,000 to \$3,237,250, through 5/25/2026.

*5-f [26-0194](#) Use of a Cooperative Contract for the Purchase of One Paint Striping Truck (Addition) for the Fleet Services and Transportation Departments (**Citywide**)

The Transportation Department requires an additional paint striping truck to meet the increasing workload demands and ensure operational continuity. Having a second unit provides the necessary spare ratio, allowing work to continue uninterrupted when one truck is undergoing maintenance. The paint striping truck is a specialized vehicle designed to apply consistent, durable lane markings on City streets, pathways, and parking areas.

The Fleet Services and Transportation Departments and Procurement Services recommend authorizing the purchase using the Sourcewell cooperative contract with MB Companies, Inc., in an amount not to exceed \$293,942, based on estimated requirements.

6 Take action on the following resolution declaring “Administrative Review Amendments – Replaced Sections and Chapters,” “Administrative Review – Expirations and Extensions,” and “Administrative Review – Development Standard Modifications” to be a public record and available to the public, and introducing the following ordinance and setting March 9, 2026, as the date of the public hearing:

*6-a [26-00500](#) A resolution declaring the documents filed with the City Clerk titled “Administrative Review Amendments - Replaced Sections and Chapters,” “Administrative Review - Expirations and Extensions,” and “Administrative Review - Development Standard Modifications” to be a public record and providing for the availability of the documents for public use and inspection with the City Clerk. (**Citywide**) Resolution No. 12463

***6-b 26-0055** An ordinance proposing amendments to Chapters 1, 2, 3, 4, 5, 6, 7, 8, 11, 12, 14, 20, 21, 22, 30, 31, 32, 33, 34, 35, 42, 46, 56, 63, 66, 67, 69, 70, 71, 72, 73, 76, 80, 81, 86, and 87 of Title 11 of the Mesa City Code pertaining to administrative review in compliance with A.R.S. § 9-500.49. The amendments replace, amend, and update procedures for submission, review, approval, modification, expiration, and enforcement for land use applications associated with administrative approval, along with corresponding revisions needed to align related provisions for consistency. The amendments replace, amend, and update development standards citywide to incorporate technical updates and objective standards in compliance with A.R.S. § 9-500.49. The amendments also include related changes in terminology and definitions, modifications to rules of measurement, and updates to alternative compliance. **(Citywide)** Ordinance No. 5996

Staff Recommendation: Adoption

P&Z Recommendation: Adoption with Conditions (Vote: 6-0)

The Planning and Zoning Board recommended adoption of the proposed Mesa Zoning Ordinance (MZO) Administrative Review text amendments with the condition that staff clarify the meaning of "Change of Use" as it pertains to Section 11-69-5 and related sections. The ordinance being introduced reflects modifications made by staff in response to the Board's recommendations as well as input and various comments from stakeholders within the development community.

Items not on the Consent Agenda

7 26-0003 **Items from citizens present.**
(Maximum of three speakers for three minutes per speaker.)

8 Adjournment.¹

¹ Prior to adjournment, at this Council meeting, the City Council may vote to go into executive session for legal advice on any item listed on this agenda pursuant to A.R.S. §38-431.03(A)(3); this notice is given pursuant to A.R.S. §38-431.02 to the members of the City Council and the public.