



City of Mesa
Notice of Meeting Agenda - Final
City Council

Monday, March 6, 2023
5:45 PM

Council Chambers
57 East 1st Street

DECORUM: The public is encouraged to attend City Council meetings in person, telephonically, or electronically. All persons attending the City Council meeting are asked to observe the rules of politeness, propriety, decorum, and good conduct. Anyone disrupting the meeting will be asked to leave or will be removed and may not be allowed to return.

PARTICIPATION: Members of the public at the meeting may address the City Council by providing comments on a specific agenda item or during "Items from Citizens Present." **To request to speak, submit a blue speaker card to the City Clerk prior to the start of a 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. 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.

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.

If you would like handouts distributed to the City Council, please give them to the City Clerk at the time you submit your blue speaker card. Eleven copies of each document is requested.

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.

ACCESSIBILITY: 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.

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.

For more information regarding City Council meetings, including agendas, approved minutes and ways to participate electronically, please visit <https://www.mesaaz.gov/government/city-council-meetings>.

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 indicated in the agenda, pursuant to A.R.S. § 38-431.03, the City Council may vote to go into executive session which will not be open to the public. 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).

Mayor John Giles
Vice Mayor Francisco Heredia - District 3
Councilmember Mark Freeman - District 1
Councilmember Julie Spilsbury - District 2
Councilmember Jennifer Duff - District 4
Councilmember Alicia Goforth - District 5
Councilmember Scott Somers - District 6

Mayor's Welcome

Roll Call

Invocation by Pastor Jose Luis Amaya with Iglesia de Cristo Elim Betel Church.

Pledge of Allegiance

Awards, Recognitions and Announcements

1 Take action on all consent agenda items.

Items on the Consent Agenda

*2-a [23-0190](#) Approval of minutes of previous meetings as written.

3 Take action on the following liquor license applications:

*3-a [23-0265](#) Vero Chicago Pizza West Mesa

A restaurant that serves lunch and dinner is requesting a new Series 12 Restaurant License for Vero Chicago Pizza West Mesa, 2057 South Alma School Road Suite 3 - 4; Joseph Anthony Scarnato, agent. There is no existing license at this location. **(District 3)**

4 Take action on the following contracts:

*4-a [23-0283](#) Central Mesa Reuse Pipeline - Construction Manager at Risk (CMAR), Guaranteed Maximum Price (GMP) No. 1 **(Districts 1 and 2)**

GMP No. 1 includes the early procurement of 36-inch diameter concrete cylinder pipe and associated materials for the new pipeline. The City of Mesa desires to utilize reclaimed water produced at the Northwest Water Reclamation Plant as part of a water exchange agreement with the Gila River Indian Community (GRIC). Construction of a 10.5-mile reclaimed water pipeline will allow the City to meet the requirements of this agreement to convey this water to the GRIC.

Staff recommends awarding a construction services contract to the CMAR, Garney Companies, Inc. in the amount of \$12,475,000 (GMP No. 1), and authorizing a change order allowance in the amount of \$623,750 (5%), for a total amount of \$13,098,750. This project is funded by the Water Utility Systems Revenue Obligations.

- *4-b** [23-0258](#) Use of a Cooperative Contract for an Initial Term of 15-Months and Two Years of Renewal Options for Front-Load Refuse and Roll-Off Containers for the Solid Waste, and Water Resources Departments **(Citywide)**

This contract will provide front-load refuse and roll-off containers on an as-needed basis to service residential and commercial customers. Additionally, Water Resources will utilize this contract to replace roll-off containers used at the Water Reclamation and Water Treatment Plants.

The Solid Waste, Water Resources Departments and Purchasing recommend authorizing the purchase using the Sourcewell (State of Minnesota) cooperative contract with Box Gang Manufacturing LLC and Wastequip Manufacturing Company LLC, initial term at \$435,000 and Years 2 and 3 at \$360,000 annually, with an annual increase allowance of up to 5% or the adjusted Consumer Price Index.

- *4-c** [23-0273](#) Three-Year Term Contract with Two Years of Renewal Options for Residential Refuse and Recycling Containers for the Solid Waste Department **(Citywide)**

This contract will supply 35-gallon, 65-gallon, and 95-gallon plastic refuse and recycling containers for residential and commercial use on an as-needed basis. Mesa is the lead agency with 12 other municipalities on this cooperative contract done by reverse auction.

The Solid Waste Department and Purchasing recommend awarding the contract to the lowest, responsive, and responsible bidders; Duramax Holdings, LLC dba Otto Environmental Systems; Schaefer Plastics North America, LLC; Rehrig Pacific Company; and Tank Holding Corp. dba Snyder Refuse; at \$1,640,000 annually for Mesa, based on estimated usage, with an annual increase allowance of up to 5% or the adjusted Producer Price Index.

- *4-d** [23-0266](#) Purchase of Five Pumper Trucks (Replacements) for the Mesa Fire and Medical Department **(Citywide)**

The Department is requesting to purchase five 2026 E-One pumpers as part of the current replacement schedule. These units will be used to provide emergency services to the citizens of Mesa.

An evaluation committee recommends awarding the contract to the highest-scored and lowest-priced proposal from H&E Equipment Services, Inc./E-One for \$5,150,441.88, based on estimated requirements. This purchase is funded by 2018 Public Safety Bonds.

***4-e** **[23-0268](#)** Dollar Limit Increase to the Term Contract for Bio-Solids Removal and Reuse/Disposal Services for the Water Resources Department **(Citywide)**

This three-year contract expired on 1/31/2023. The increase is needed to pay for the final invoices for November, December, and January.

The Water Resources Department and Purchasing recommend increasing the dollar limit with Denali Water Solutions, LLC by \$190,000, from \$480,000 to \$670,000.

***4-f** **[23-0272](#)** One-Year Term Contract with Four Years of Renewal Options for Pipe Repair Clamps for the Materials and Supply Warehouse (for the Water Resources Department) **(Citywide)**

This contract will provide water and sewer system pipe repair clamps per specifications or approved products listed in the solicitation. The Materials and Supply Warehouse places orders and maintains stock inventory as needed.

The Business Services and Water Resources Departments, and Purchasing recommend awarding the contract to the lowest, responsive, and responsible bidders, Arizona Waterworks Supply, Fortiline Inc. and Fullerform Systems, Inc. at \$110,000 annually, with an annual increase allowance of up to 5% or the adjusted Producer Price Index.

***4-g** **[23-0270](#)** Use of a Cooperative Contract for a 32-Month Term Contract with a Two-Year Renewal Option for Equipment Rental and Related Services for the Energy Resources Department **(Citywide)**

This contract will provide long-term and short-term rentals of heavy duty trucks and equipment. Energy Resources utilizes heavy duty trucks and equipment for daily operations when City equipment is down or inoperable and when spare vehicles are in-use.

The Energy Resources Department and Purchasing recommend authorizing the purchase using the OMNIA (State of North Carolina) cooperative contract with Herc Rentals, Inc. at \$300,000 annually, based on estimated requirements, with an annual increase allowance of up to 5%, or the adjusted Consumer Price Index.

- *4-h** [23-0271](#) Purchase of Services for Transformer Maintenance for Lewis West Substation for the Energy Resources Department (Sole Source) **(Citywide)**

Annual oil analysis of the Lewis West Substation transformer indicates a high level of breakdown of the transformer's load tap changer (LTC) compartment's oil. Due to the age of the LTC and the number of operations, the manufacturer recommends that the LTC be drained of oil, inspected and serviced, and the oil replaced. This purchase will provide complete transformer and LTC servicing at the substation.

The Energy Resources Department and Purchasing recommend awarding the contract to the qualified vendor, Reinhauser Manufacturing, Inc. for \$67,000, based on estimated requirements.

- *4-i** [23-0274](#) Two-Year Term Contract for Video Display/Scoreboard Components and Event Services for Hohokam Park and Fitch Practice Fields for the Parks, Recreation and Community Facilities Department (Sole Source) **(Citywide)**

Hohokam Stadium and Fitch Practice Fields use configurable video displays and control equipment to enhance customer experience during baseball games and events. The scoreboards are proprietary and cannot be maintained by City staff.

The Parks, Recreation and Community Facilities Department and Purchasing recommend awarding the contract to the sole source vendor, Daktronics, Inc., Year 1 at \$36,300 and Year 2 at \$38,000, based on estimated usage.

5 Take action on the following resolutions:

- *5-a** [23-0151](#) Accepting the American Rescue Plan (ARP) Act of 2021 funding under the HOME Investment Partnership Program - ARP (HOME ARP) in the amount of \$5,605,694, approving the HOME ARP Allocation Plan (Plan) and submitting the Plan to the U.S. Department of Housing and Urban Development (HUD) for the use of HOME ARP funds, and authorizing the City Manager to administer eligible activities. **(Citywide)**

- *5-b** [23-0254](#) Approving and authorizing the City Manager to enter into an Advance Construction Authorization Agreement with Maricopa Association of Governments and the Arizona Department of Transportation for the Elliot Road: East Maricopa Floodway to Ellsworth Road Arterial Improvement Project to secure the reimbursement process under the Arterial Life Cycle Program and request additional federal funding. **(District 6)**

6 Introduction of the following ordinance and setting March 20, 2023 as the date of the public hearing on these ordinance:

- *6-a** [23-0263](#) ZON22-01270 "Copa Health" (**District 4**) Within the 600 block of West Jerome Avenue (north side). Located west of Country Club Road and north of Baseline Road (2± acres). Rezone from Light Industrial with a Bonus Intensity Zone overlay (LI-BIZ) to General Commercial with a Bonus Intensity Zone overlay and Council Use Permit (GC-BIZ-CUP) and Site Plan Review. This request will allow for a social service facility. John Moore, Copa Health, applicant; Accel Properties LLC, owner.

Staff Recommendation: Approval with conditions

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

7 Discuss, receive public comment, and take action on the following ordinances:

- *7-a** [23-0207](#) ZON22-01024 "Lemon Lane" (**District 2**) Within the 3700 to 3800 blocks of East McLellan Road (south side). Located south of McLellan Road and east of Val Vista Drive (10± acres). Rezone from Single Residence-35 with a Planned Area Development overlay (RS-35 PAD) to Single Residence-35 with a new Planned Area Development overlay (RS-35 PAD). This request will allow for a seven-lot single-residence development with increased maximum fence height and private roads. Jared Cox, applicant; Forever 7 LLC, owner.

Staff Recommendation: Approval with conditions

P&Z Board Recommendation: Approval with conditions (Vote: 5-0)

8 Take action on the following subdivision plats:

- *8-a** [23-0257](#) SUB22-01231 "Tech Center @ Ellsworth" (**District 6**) Within the 7200 to 7400 blocks of South Ellsworth Road (east side). Located south of Pecos Road on the east side of Ellsworth Road. (10.6± acres). NEC E&G, LLC, Developer; James A. Loftis, 3 Engineering, Surveyor.

Items not on the Consent Agenda

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

10 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.