

**CITY OF BUCKEYE
REGULAR COUNCIL MEETING
FEBRUARY 3, 2015
MINUTES**

City Council Chambers
530 E. Monroe Ave.
Buckeye, AZ 85326
6:00 p.m.

1. Call to Order/Invocation/ Pledge of Allegiance/Roll Call

Mayor Meck called the meeting to order at 6:00 p.m. Pastor Jeffrey Kran of Chosen People Ministries led the invocation.

Members Present: Councilmember Garza (via telephone), Councilmember Strauss, Councilmember Hess, Councilmember McAchran (via telephone), Councilmember Heustis, Vice Mayor Orsborn, and Mayor Meck.

Members Absent: None.

Departments Present: City Manager Stephen Cleveland, Assistant City Manager Roger Klingler, City Attorney Scott Ruby, Deputy City Clerk Summer Stewart, Assistant to Council Carol Conley, Fire Chief Bob Costello, Police Chief Larry Hall, Assistant Police Chief Robert Sanders, Finance Director Larry Price, Community Services Director Cheryl Sedig, Public Works Director Scott Lowe, Development Services Director George Flores, City Engineer Scott Zipprich, Human Resources Director Nancy Love, Water Resources Director Dave Nigh, Information Technology Director Greg Platacz, Construction and Contracting Manager Chris Williams, Government Relations Manager George Diaz, and Planning Manager Terri Hogan.

2A. Comments from the Public – None.

2B. Awards/Presentations/Proclamations – None.

3. Minutes

A motion was made by Vice Mayor Orsborn and seconded by Councilmember Strauss to approve the minutes of the January 6, 2015 Council Workshop and Regular Council Meeting. Motion passed unanimously.

4. Expenditures

A motion was made by Vice Mayor Orsborn and seconded by Councilmember Strauss to ratify the payment of the accounts payable expenditures made. Copies of invoices are available at City Hall. Motion passed unanimously.

CONSENT AGENDA ITEMS

Approval of items on the Consent Agenda - All items with an (*) are considered to be routine matters. A motion was made by Vice Mayor Orsborn and seconded by Councilmember Heustis to approve Consent Items *5A., *5B., *5C., *5D, and *5E. Motion passed unanimously.

***5. New Business**

- *5A. Resolution No. 07-15 Authorizing the Designation of Fire Chief Robert Costello as the City of Buckeye's Authorized Agent for Purposes of Requesting Federal and State Emergency Management Funds
Staff Liaison: Robert "Bob" Costello, Fire Chief
District No. All**

Council adopted Resolution No.07-15 designating Fire Chief Bob Costello as the City of Buckeye's authorized agent for purposes of requesting Federal and State emergency management funds.

- *5B. Resolution No. 08-15 Approving the Intergovernmental Agreement with Flood Control District of Maricopa County Relating to the Outfall Design of the Watson Drainage System; Authorizing the Mayor or City Manager to Execute and Deliver Said Agreement
Staff Liaison: Scott Zipprich, City Engineer
District No. 1, 2, 3**

Council adopted Resolution No.08-15 approving Intergovernmental Agreement with the Flood Control District of Maricopa County relating to the Outfall Design of Watson Drainage System; authorizing the Mayor or City Manager to execute and deliver said agreement.

- *5C. Special Event Liquor License Application for Buckeye Air Fair Events to be Held on February 20, 2015 and February 21, 2015 at the Buckeye Municipal Airport
Staff Liaison: Lucinda Aja, City Clerk
District No. 1**

Council approved the Special Event Liquor License Application for Buckeye Air Fair events to be held on February 20, 2015 and February 21, 2015 at the Buckeye Municipal Airport. Request by John H. Broadbent on behalf of the Buckeye Rotary Club.

- *5D. Special Event Liquor License Application for the Grand Opening Event of the Victory Community of Buckeye to be Held on February 21, 2015 at the Victory Big Patio
Staff Liaison: Lucinda Aja, City Clerk
District No. 6**

Council approved the Special Event Liquor License Application for the Grand Opening Event of the Victory Community of Buckeye for the Victory Opening event to be held February 21, 2015 at the Victory Big Patio. Requested by Bernadette R. Mills, Verrado ARC LLC on behalf of the West Valley Arts Council.

- *5E. Resolution No. 10-15 Repealing the Adopt a Road Sign Fee Established by Resolution No. 74-09; Providing for Repeal of Conflicting Resolutions; Providing for an Effective Date
Staff Liaison: Scott Lowe, Public Works Director
District No. All**

Council adopted Resolution No. 10-15 repealing the Adopt a Road Sign Fee established by Resolution No. 74-09; providing for repeal of conflicting resolutions; providing for an effective date.

6. Continued / Tabled Items – None.

7. Public Hearings / Non-Consent - New Business

7A. Public Hearing and Action Ordinance No. 02-15 Amending the Zoning Map on Approximately 32.75 Acres, Generally Located at the Southeast Corner of Miller Road and Interstate 10, From General Commerce (GC) to General Commerce with a Planned Area Development (GC-PAD) Overlay Staff Liaison: Sean Banda, Planner District No. 3

Mayor Meck opened the public hearing at 6:04 p.m. to hear citizen input regarding Ordinance No. 02-15 amending the Zoning Map of the City of Buckeye, with stipulations (a-n) on approximately 32.75 acres generally located on the southeast corner of Miller Road and Interstate 10, from General Commerce (GC) to General Commerce with a Planned Area Development (GC-PAD) Overlay. Mr. Banda presented an overview of the request by the applicant to amend the zoning map of the City. A vicinity map was displayed. PAD provisions are established to create enhancements and flexibility. A conceptual site land use plan was presented and discussed. The area will be broken down into 4 sites; commercial retail and food service, hotel and lodging, automotive and transportation, and multi-family residential and mixed-use. Prohibited uses were addressed. Staff recommends approval with stipulations a-n provided as attachments to this item. Mr. Banda clarified the site is not a master site plan, but an overlay of uses with uniform landscape design and signage plans. Specific site planning has not been addressed with regard to these parcels. General discussion was held regarding the applicant's request for signage and staff recommended amendments to sign number and square footage. A sign matrix describing four types of signs, the quantity of signs requested and recommended, proposed height and size, and recommended height and size was provided. The applicant has requested a sign height of 80 feet and an area of 700 square feet; staff recommends a height of 72 feet and an area of 500 square feet. The Buckeye Development Code allows for a maximum height of 65 feet and area of 250 square feet. The staff recommended compromise is due to enhanced architectural embellishments. Mr. Boik discussed signage requirements and presented information related to the elevation between the site and nearby overpass as well as distance to residential property. Mr. Banda provided further clarification with regard to signage, staff recommendations, and procedures for future conflicts. Mr. Paul Bleier (Bleier Industries), sign consultant, discussed extensive conversations held with staff regarding the applicant's proposal for signage. Mr. Bleier presented depictions of signage at different heights and stated the success of a project of this sort depends on signage. The requested height of 80 feet is due to the setback and power lines at the site; applicant would like Council to consider the requested square footage of 750 feet. Councilmember Heustis discussed concerns related to making exceptions to the recently adopted Development Code. Councilmember McAchrn stated the applicant's request is reasonable and in the interest of creating successful businesses. Vice Mayor Orsborn expressed concerns with deviating from code provisions for signage intended to be long-term. Mr. Boik discussed the purpose of code amendments with regard to signage and stated recent amendments took into consideration community and resident expectations. The code sets a baseline standard; the comprehensive sign plan was retained in the code so that exceptions may be made to signage that generally add quality to the community. The code is still valid and applicable, but the City has the ability to deviate from the code and allow for alternatives. Staff has recommended a compromise for this item due to the high quality and design of the sign. Councilmember Strauss stated he agreed with staff and their recommendations. Mayor Meck discussed his concern with deviating from intention of provisions set forth in the code. Mr. Bleier thanked Mayor and Council for their consideration and time and provided statements related to comprehensive sign planning and allowing for flexibility to amend signage provisions. There being no further public comment, Mayor Meck closed the public hearing at 7:14 p.m. A motion was made by Councilmember Heustis and seconded by Vice Mayor Orsborn to adopt Ordinance No. 02-15 amending the Zoning Map of the City of Buckeye, with stipulations (a-n), from the General Commerce (GC) Zoning District to General Commerce Zoning District with a Planned Area Development (GC-PAD) Overlay on approximately

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32.75 acres generally located at the southeast corner of Miller Road and Interstate 10. Request by Michael Edwards of the Davis Experience on behalf of PT Corporation. Motion passed unanimously.

8. City Manager's Report and Government Relations

See attached City Manager's Report.

9. Comments from the Mayor and Council

Councilmember Garza: no comment.

Councilmember Strauss: discussed the outpouring of support and donations for homeless veterans and youth.

Councilmember Hess: stated she had a great time participating in recent City events.

Councilmember McAchran: no comment.

Councilmember Heustis: stated Planners provided an excellent presentation related to sign provisions; thanked Mr. Waters for volunteer work with All Faith Community Services.

Vice Mayor Orsborn: discussed successful Buckeye Days event recently held; encouraged staff and residents to communicate with State Representatives to express effects of legislature on the City.

Mayor Meck: thanked Mr. Waters for volunteer work with All Faith Community Services.

10. Adjournment

A motion was made by Vice Mayor Orsborn and seconded by Councilmember Hess to adjourn the meeting at 7:44 p.m. Motion passed unanimously.

Jackie A. Meck, Mayor

ATTEST:

Lucinda J. Aja, City Clerk

I hereby certify that the foregoing minutes are a true and correct copy of the Regular Council Meeting held on the 3rd day of February, 2015. I further certify that a quorum was present.

Lucinda J. Aja, City Clerk