

SCOTTSDALE CITY COUNCIL
REGULAR MEETING MINUTES
TUESDAY, JUNE 21 2016



CITY HALL KIVA
3939 N. DRINKWATER BOULEVARD
SCOTTSDALE, AZ 85251

CALL TO ORDER

Mayor W.J. "Jim" Lane called to order a Regular Meeting of the Scottsdale City Council at 5:05 P.M. on Tuesday, June 21 2016, in the City Hall Kiva.

ROLL CALL

Present: Mayor W.J. "Jim" Lane; Vice Mayor Kathleen S. Littlefield; and Councilmembers Suzanne Klapp, Virginia Korte, Linda Milhaven, Guy Phillips, and David N. Smith

Also Present: Acting City Manager Brian Biesemeyer, City Attorney Bruce Washburn, City Treasurer Jeff Nichols, City Auditor Sharron Walker, and City Clerk Carolyn Jagger

PLEDGE OF ALLEGIANCE – Daughters of the American Revolution, Grand Canyon Chapter

INVOCATION – Pastor David Joynt, Valley Presbyterian Church

MAYOR'S REPORT – None

PRESENTATIONS

- **Scottsdale Cultural Council Quarterly Update**
Presenter(s): Neale Perl, President and CEO

Scottsdale Cultural Council President and CEO Neale Perl gave a PowerPoint presentation (attached) on Scottsdale Cultural Council activities.

PUBLIC COMMENT – Michael Fernandez commented on fixed-rail transit.

NOTE: MINUTES OF CITY COUNCIL MEETINGS AND WORK STUDY SESSIONS ARE PREPARED IN ACCORDANCE WITH THE PROVISIONS OF ARIZONA REVISED STATUTES. THESE MINUTES ARE INTENDED TO BE AN ACCURATE REFLECTION OF ACTION TAKEN AND DIRECTION GIVEN BY THE CITY COUNCIL AND ARE NOT VERBATIM TRANSCRIPTS. DIGITAL RECORDINGS AND CLOSED CAPTION TRANSCRIPTS OF SCOTTSDALE CITY COUNCIL MEETINGS ARE AVAILABLE ONLINE AND ARE ON FILE IN THE CITY CLERK'S OFFICE.

ADDED ITEMS

A1. Added Items

The supporting materials for Item No. 35 will be added to the agenda less than ten days prior to the meeting and will require a separate vote to remain on the agenda.

Request: Vote to accept the agenda as presented or to continue the added item(s) to the July 5, 2016 Council meeting.

MOTION AND VOTE – ADDED ITEMS

Councilmember Korte made a motion to accept the agenda as presented. Councilwoman Milhaven seconded the motion, which carried 7/0.

CONSENT AGENDA

1. Black Carl Distribution Co. Liquor License (44-LL-2016)

Request: Consider forwarding a recommendation of approval to the Arizona Department of Liquor Licenses and Control for a Series 4 (wholesale) State liquor license for a new location and owner.

Location: 7735 E. Gelding, Suite A

Staff Contact(s): Tim Curtis, Current Planning Director, 480-312-4210, tcurtis@scottsdaleaz.gov

2. Porkopolis BBQ Liquor License (45-LL-2016)

Request: Consider forwarding a recommendation of approval to the Arizona Department of Liquor Licenses and Control for a Series 12 (restaurant) State liquor license for an existing location with a new owner.

Location: 10392 N. Scottsdale Road, Suite 107

Staff Contact(s): Tim Curtis, Current Planning Director, 480-312-4210, tcurtis@scottsdaleaz.gov

3. Gwin Wine & Beer Conditional Use Permit (3-UP-2016)

Request: Find that the conditional use permit criteria have been met and adopt **Resolution No. 10486** approving a Conditional Use Permit for a bar in a 1,280± square-foot suite with Central Business (C-2) zoning.

Location: 7342 E. Shea Boulevard, Suite 109

Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

4. T-Mobile PH30920 Conditional Use Permit (4-UP-2016)

Request: Find that the conditional use permit criteria have been met and adopt **Resolution No. 10487** approving a Conditional Use Permit for a new Type 4, Alternative Concealment Wireless Communication Facility in the design of a 45-foot-tall church steeple on a 2.76± acre property with Single-Family Residential (R1-7) zoning.

Location: 4425 N. Granite Reef Road

Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

5. Reata Ranch Guest Ranch Abandonment (11-AB-2014)

Request: Adopt **Resolution No. 10293** authorizing the abandonment of the southern 25 feet of the 100-foot-wide E. Rio Verde Roadway Easement from N. 128th Street to N. 132nd Street; the eastern 5 feet of the 25-foot-wide right-of-way on the east side on N. 132nd Street from E. Rio Verde Drive to E. Pinnacle Vista Drive; the western 15 feet of the 35-foot-wide right-of-way on the west side of N. 132nd Street for 450± feet south of E. Rio Verde Drive; the west 5 feet of the 25-foot-wide right-of-way on the west side of N. 132nd Street for 770± feet south of E. Rio Verde Drive; the west 5 feet of the 30-foot-wide N. 136th Street right-of-way for 280± feet south of E. Rio Verde Drive, adjacent to the Reata Ranch Guest Ranch, with Resort/Townhouse Residential, Environmentally Sensitive Lands (R-4R ESL) zoning.
Location: South side of E. Rio Verde Drive between N. 128th Street and N. 136th Street
Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

6. Reata Ranch Guest Ranch Final Plat (2-PP-2014)

Item 6 was moved to the Regular Agenda (Page 7).

7. Cavalliere Flat Lot 79 Replat (16-PP-2014#2)

Request: Approve the replat of Lot 79 in the Cavalliere Flat Subdivision to create Tract H adjacent to Lot 79 to accommodate an existing structure.
Location: 11085 E. Pinnacle Vista Drive
Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

8. Aire on McDowell Final Plat (8-PP-2015)

Request: Approve a final plat for an 81-lot residential subdivision with Multi-Family Residential District (R-5) zoning.
Location: 6850-6880 E. McDowell Road
Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

9. Enterprise Rezoning (23-ZN-2015)

Request: Adopt **Ordinance No. 4266** approving a zoning district map amendment from Industrial Park (I-1) zoning to Highway Commercial (C-3) zoning on a 1± acre site.
Location: 16275 N. Greenway-Hayden Loop
Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

10. Special Event Ordinance Text Amendment (6-TA-2015)

Request: Adopt **Ordinance No. 4265** approving an amendment to the City of Scottsdale Zoning Ordinance No. 455 for the purpose of repealing the following sections of the Scottsdale Revised Code (as regulations have been recently updated by the adoption of Special Events Ordinance No. 4242):

1. Section 3.100 only pertaining to Definitions of Art Shows, Carnivals, Festival, Grand Opening, Haunted House, Home Exhibition, Pumpkin and Christmas Tree Sales, Sidewalk Sales, Special Vehicle Sales, and Special Event.

2. Section 7.200.H.7. only pertaining to Special Event Section 7.900.
3. Sections 7.900 through 7.999 (Special Events).
4. Section 9.102.H.1. only pertaining to Special Event Section 7.900.
5. Section 9.103.I (Special Events Parking).
6. Table 9.103.A. only pertaining to Special Event Section 7.900.

Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

11. On-Call Water Resources Engineering Services Contract Modifications for Capital Improvement Projects

Request: Adopt **Resolution No. 10441** authorizing the following on-call water resources engineering services contract modifications for one-year contract extensions and to change the annual contract term amount to \$1,000,000 for the design of various water resources projects:

1. Contract No. 2014-075-COS-A2 with Carollo Engineers, Inc.
2. Contract No. 2014-076-COS-A1 with GHD, Inc.
3. Contract No. 2014-077-COS-A1 with Water Works Engineers

Staff Contact(s): Daniel Worth, Public Works Director, 480-312-5555, dworth@scottsdaleaz.gov

12. Shea Tunnel Access Shared Use Pathway Project Construction Bid Award

Request: Adopt **Resolution No. 10467** authorizing Construction Bid Award No. 16PB020 to SBD, Inc., the lowest responsive bidder, in the amount of \$1,641,027.15 for the construction of the Shea Tunnel Access Shared Use Pathway Project.

Staff Contact(s): Daniel Worth, Public Works Director, 480-312-5555, dworth@scottsdaleaz.gov

Mayor Lane opened public testimony.

Lily Artounian, Scottsdale resident, expressed concern about safety.

Mayor Lane closed public testimony.

13. Acquisition of Property for Fire Station 603

Item 13 was moved to the Regular Agenda (Page 8).

14. Library Assistance Program

Request: Adopt **Resolution No. 10481** accepting new library materials valued at \$338,890 from the Maricopa County Library District's Library Assistance Program for FY 2016/17, as stipulated in Contract Nos. 2013-129-COS and 2013-129-COS-A1.

Staff Contact(s): William Murphy, Community Services Director, 480-312-7954, bmurphy@scottsdaleaz.gov

15. Fiscal Year 2016/17 Scottsdale Cares Allocations

Request: Adopt **Resolution No. 10470** approving the recommendations of the Human Services Commission for allocation of FY 2016/17 funding for human services programs in the amount of \$100,000; authorizing the Mayor to execute contracts, effective July 1, 2016, for services to be funded through this program that exceed the formal bid limit (\$25,000); and authorizing the Community Services Director, or designee, to execute those contracts that do not exceed the formal bid limit.

Staff Contact(s): William Murphy, Community Services Director, 480-312-7954, bmurphy@scottsdaleaz.gov

- 16. Fiscal Year 2016/17 Human Services General Fund Program Allocations**
Request: Adopt **Resolution No. 10471** approving the recommendations of the Human Services Commission and allocating \$200,000 of FY 2016/17 General Funds for human services programs; authorizing the Mayor to execute contracts, effective July 1, 2016, for services to be funded through this program that exceed the formal bid limit of \$25,000; and authorizing the Community Services Director, or designee, to execute those contracts that do not exceed the formal bid limit.
Staff Contact(s): William Murphy, Community Services Director, 480-312-7954, bmurphy@scottsdaleaz.gov
- 17. Salt River Pima Maricopa Indian Community Grant Funds**
Request: Adopt **Resolution No. 10473** approving the Salt River Pima Maricopa Indian Community tribal gaming grant funds allocations for FY 2016/17 in the amount of \$259,552 to non-profit agencies to fund social services programs; authorizing the Mayor to execute contracts, effective July 1, 2016, with agencies for services to be funded through this program that exceed the formal bid limit of \$25,000; and authorizing the Community Services Director, or designee, to execute those contracts that do not exceed the formal bid limit.
Staff Contact(s): William Murphy, Community Services Director, 480-312-7954, bmurphy@scottsdaleaz.gov
- 18. Fiscal Year 2016/17 Scottsdale Cultural Council Financial Participation Agreement**
Request: Adopt **Resolution No. 10452** authorizing Agreement No. 2016-065-COS, an annual financial participation agreement with the Scottsdale Cultural Council, in the amount of \$4,513,288 to be allocated for activities consistent with Management Services Agreement No. 2008-048-COS.
Staff Contact(s): Karen Churchard, Tourism and Events Director, 480-312-2890, kchurchard@scottsdaleaz.gov
- 19. Regional Economic Development Marketing Services Contract**
Request: Adopt **Resolution No. 10421** authorizing Contract No. 2016-052-COS with the Greater Phoenix Economic Council in the amount of \$101,660 for regional economic development marketing services.
Staff Contact(s): Danielle Casey, Economic Development Director, 480-312-7601, dcasey@scottsdaleaz.gov
- 20. Independent Medical Examinations Professional Services Contracts**
Request: Adopt **Resolution No. 10483** authorizing the following one-year contract extensions for independent medical examination services:
1. Contract No. 2012-043-COS with Medical Consultants Network, LLC
 2. Contract No. 2012-044-COS with Country-Wide Independent Exams, LLC/Columbia Medical Consultants
 3. Contract No. 2012-045-COS with MES Solutions
 4. Contract No. 2012-046-COS with Alliance Evaluation Services, LLC
 5. Contract No. 2012-047-COS with Exam Works, Inc.
- Staff Contact(s):** Donna Brown, Human Resources Director, 480-312-2615, dbrown@scottsdaleaz.gov

- 21. Scottsdale Convention and Visitors Bureau Marketing Plan**
Request: Adopt **Resolution No. 10460** approving the FY 2016/17 Marketing Guide, Performance Standards, and Contract Budget under Destination Marketing Services Agreement No.
2012-053-COS with Scottsdale Convention and Visitors Bureau.
Staff Contact(s): Karen Churchard, Tourism and Events Director, 480-312-2890,
kchurchard@scottsdaleaz.gov
- 22. Groundwater Extraction and Treatment System Area 7 Access and License Agreement**
Request: Adopt **Resolution No. 10482** authorizing Agreement No. 1998-006-COS-A2 with SMI Holding, LLC, as the successor-in-interest to Siemens Microelectronics, Inc., and Motorola Solutions, Inc., for a Groundwater Extraction and Treatment System.
Staff Contact(s): David Petty, Acting Water Resources Director, 480-312-5661,
dpetty@scottsdaleaz.gov
- 23. Parcel Acquisition for Construction of Sewer Lift Station No. 48**
Request: Adopt **Resolution No. 10478** authorizing the acquisition of an 11,877± square-foot parcel of land for the construction of Sewer Lift Station No. 48.
Location: South of the southwest corner of Rio Verde Drive and 136th Street
Staff Contact(s): David Petty, Acting Water Resources Director, 480-312-5661,
dpetty@scottsdaleaz.gov
- 24. Sale of 91st Avenue Reclamation Plant Biogas**
Item 24 was removed from the agenda at the request of staff.
- 25. Pima Road: Pinnacle Peak Road to Happy Valley Road Project Agreement**
Request: Adopt **Resolution No. 10453** authorizing Agreement No. 2016-066-COS with Maricopa Association of Governments for project administration and reimbursement of eligible costs incurred by the City for the Pima Road: Pinnacle Peak Road to Happy Valley Road Project.
Staff Contact(s): Paul Basha, Transportation Director, 480-312-7651,
pbasha@scottsdaleaz.gov
- 26. Phoenix Transit Service Intergovernmental Agreement**
Request: Adopt **Resolution No. 10502** authorizing Agreement No. 2014-054-COS-A4 with the City of Phoenix for the provision of fixed route transit service to decrease the cost from \$1,878,356 to \$1,816,019 in FY 2016/17.
Staff Contact(s): Paul Basha, Transportation Director, 480-312-7651,
pbasha@scottsdaleaz.gov
- 27. Federal Transit Administration Grant Intergovernmental Agreement**
Request: Adopt **Resolution No. 10497** authorizing Agreement No. 2015-009-COS-A2 with the City of Phoenix to reverse the pass through of Federal Transit Administration AZ-90-X131 grant funds directly to Scottsdale, in the amount of \$200,000, and assign the funds to Valley Metro for use on behalf of the City of Scottsdale to assist in the operating costs for Routes 17 and 29.
Staff Contact(s): Paul Basha, Transportation Director, 480-312-7651,
pbasha@scottsdaleaz.gov

28. Installation of City Information Technology Infrastructure License and Services Agreement

Request: Adopt **Resolution No. 10476** authorizing Agreement No. 2016-082-COS with IO Capital Princess, LLC, for backup storage of the City's electronic data for a monthly license fee of \$16,500.

Staff Contact(s): Brad Hartig, Chief Information Officer, 480-312-7615, bhartig@scottsdaleaz.gov

29. 2016 Edward Byrne Memorial Justice Assistance Grant

Request: Adopt **Resolution No. 10493** to authorize:

1. The Police Department to apply for and accept allocated grant funding from the 2016 Edward Byrne Memorial Assistance Grant (JAG) in the amount of \$29,933 to partially fund a full-time property and evidence technician previously approved with the 2014 and 2015 JAG grant acceptance for the purpose of expeditiously disposing property eligible for destruction/disposal.
2. A budget transfer in the amount of \$29,933 from the FY 2016/17 Future Grants Budget and/or Grant Contingency Budget to the grant center established to record the related grant activity.

Staff Contact(s): Alan Rodbell, Chief of Police, 480-312-1900, arodbell@scottsdale.gov

30. Purchase of Property-Casualty Insurance for the Period of July 1, 2016, to July 1, 2017

Request: Adopt **Resolution No. 10477** authorizing and directing the purchase of property-casualty insurance, including general liability, law enforcement liability, vehicle liability, public officials errors and omissions, property, workers' compensation, and airport liability and hangarkeepers' legal liability insurance for FY 2016/17.

Staff Contact(s): Katherine Callaway, Risk Management Director, 480-312-7841, kcallaway@scottsdaleaz.gov

31. Legal Services Contract for Acquisition of Property

Item 31 was moved to the Regular Agenda (Page 8).

MOTION AND VOTE – CONSENT AGENDA

Councilmember Korte made a motion to approve Consent Agenda Items 1 through 31, absent Item 24, which had been removed by staff, and Items 6, 13, and 31, which were moved to the Regular Agenda. Councilwoman Klapp seconded the motion, which carried 7/0.

REGULAR AGENDA

6. Reata Ranch Guest Ranch Final Plat (2-PP-2014)

Requests:

1. Approve the final plat for a new 326-lot residential/resort subdivision, with Resort/Townhouse Residential District, Environmentally Sensitive Lands (R-4R ESL) zoning, on a 220± acre site.

2. Adopt **Resolution No. 10484** authorizing Development Agreement No. 2016-083-COS with C-A Rio Verde Investors, LLC; C-A Desert Estates Investors, LLC; and C-A TNT Investors, LLC, to establish and clarify the terms and conditions of the property as a resort development with at least 110 resort units as stipulated in Ordinance No. 3996 (Case No. 15-ZN-2011).

Location: South side of E Rio Verde Drive between N. 128th Street and N. 136th Street
Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

Planner Doris McClay gave a PowerPoint presentation (attached) on the proposed Reata Ranch Guest Ranch final plat.

MOTION AND VOTE – ITEM 6

Councilwoman Milhaven made a motion to: (1) Approve the final plat for a new 326-lot residential/resort subdivision, with Resort/Townhouse Residential District, Environmentally Sensitive Lands zoning, on an approximately 220-acre site on the south side of East Rio Verde Drive between North 128th Street and North 136th Street; and (2) adopt Resolution No. 10484 authorizing Development Agreement No. 2016-083-COS. Councilwoman Klapp seconded the motion, which carried 7/0.

(Note: Items 13 and 31 were considered together.)

13. Acquisition of Property for Fire Station 603

Request: Adopt **Resolution 10475** authorizing the acquisition of 1.5± acres of vacant land for the construction of Fire Station 603, as well as the purchase of the adjacent ownership interest on Indian Bend Road.

Location: Indian Bend Road, just west of 84th Street

Staff Contact(s): Daniel Worth, Public Works Director, 480-312-5555, dworth@scottsdaleaz.gov

Public Works Director Dan Worth gave a PowerPoint presentation (attached) on the proposal to acquire property for the relocation of Fire Station 603.

Mayor Lane opened public testimony.

The following spoke in opposition to the proposed acquisition of property:

- Robert Hing, Scottsdale resident
- Jean Constantine, Investment Property Associates
- Cylee Gutting, Organized Residents Against Needs Government Overreach

Mayor Lane closed public testimony.

31. Legal Services Contract for Acquisition of Property

Request: Adopt **Resolution No. 10494** authorizing Contract No. 2016-090-COS with Gust Rosenfeld, PLC, in an amount not to exceed \$50,000 to provide legal representation to the City in the acquisition of property for the construction of a fire station.

Staff Contact(s): Bruce Washburn, City Attorney, 480-312-2405, bwashburn@scottsdaleaz.gov

MOTION AND VOTE – ITEMS 13 AND 31

Councilman Smith made a motion to: (1) Adopt Resolution No. 10475 authorizing the acquisition of 1.5 acres of vacant land for the construction of Fire Station 603, as well as the purchase of the adjacent ownership interest on Indian Bend Road; and (2) adopt Resolution No. 10494 authorizing Contract No. 2016-090-COS with Gust Rosenfeld, PLC, in an amount not to exceed \$50,000 to provide legal representation to the City in the acquisition of property for the construction of a fire station. Councilwoman Milhaven seconded the motion, which carried 7/0.

32. One Scottsdale Rezoning (20-ZN-2002#3)

Request: Adopt **Resolution No. 10408** authorizing Development Agreement No. 2002-142-COS-A2 with RKCCLL Investments, LLC; BDCCLL Investments, LLC; CCFCLL Investments, LLC; SMCCLL Investments, LLC; and One Scottsdale Investors, LLC; and accepting the amended related documents.

Location: 19701 N. Scottsdale Road and 20001 N. Scottsdale Road

Presenter(s): Keith Niederer, Sr. Planner

Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

Senior Planner Keith Niederer and Applicant Representative Karen Taylor gave PowerPoint presentations (attached) on the amended development agreement for One Scottsdale.

Mayor Lane opened public testimony.

Valerie Pochron, Henkel Consumer Goods, Inc., expressed concern about traffic.

Mayor Lane closed public testimony.

MOTION AND VOTE – ITEM 32

Councilman Smith made a motion to: (1) Adopt Resolution No. 10408 authorizing Development Agreement No. 2002-142-COS-A2 with RKCCLL Investments, LLC; BDCCLL Investments, LLC; CCFCLL Investments, LLC; SMCCLL Investments, LLC; and One Scottsdale Investors, LLC; and (2) accept the amended related documents. Councilwoman Klapp seconded the motion, which carried 5/2, with Mayor Lane and Vice Mayor Littlefield dissenting.

33. Fiscal Year 2016/17 Property Tax Levies

Request: Adopt **Ordinance No. 4258** assessing the FY 2016/17 primary and secondary property tax levies.

Presenter(s): Lee Guillory, Finance Director

Staff Contact(s): Jeff Nichols, City Treasurer, 480-312-2364, jenichols@scottsdaleaz.gov

Finance Director Lee Guillory gave a PowerPoint presentation (attached) on the proposed Fiscal Year 2016/17 property tax levies.

MOTION AND VOTE – ITEM 33

Councilwoman Milhaven made a motion to adopt Ordinance No. 4258 assessing the Fiscal Year 2016/17 primary and secondary property tax levies. Councilwoman Klapp seconded the motion, which carried 7/0.

34. Fiscal Year 2016/17 Streetlight Property Tax Levy

Request: Adopt **Ordinance No. 4259** assessing the FY 2016/17 streetlight district property tax levy by district in accordance with Arizona Revised Statutes and the City Charter.

Presenter(s): Lee Guillory, Finance Director

Staff Contact(s): Jeff Nichols, City Treasurer, 480-312-2364,
jenichols@scottsdaleaz.gov

Finance Director Lee Guillory gave a PowerPoint presentation (attached) on the proposed Fiscal Year 2016/17 Streetlight District property tax levy.

MOTION AND VOTE – ITEM 34

Councilmember Korte made a motion to adopt Ordinance No. 4259 assessing the Fiscal Year 2016/17 streetlight district property tax levy by district. Councilwoman Klapp seconded the motion, which carried 7/0.

35. WaterView Mixed Use Development Rezoning (19-ZN-2015)

Requests:

1. Adopt **Ordinance No. 4261** approving a zoning district map amendment from Downtown Office/Residential, Type 2, Planned Block Development, Downtown Overlay (D/OR-2 PBD DO) zoning to Downtown/Downtown Multiple Use-Type 2, Planned Block Development, Downtown Overlay (D/DMU-2 PBD DO) zoning, including approval of a Development Plan with specific Property Development Standards, on a 7.68± acre site.
2. Adopt **Resolution No. 10450** declaring the document entitled "WaterView Mixed Use Development Plan" to be a public record.
3. Adopt **Resolution No. 10451** authorizing Development Agreement No. 2016-064-COS with Scottsdale Canal Holdings, LLC.

Location: Northwest and northeast corners of E. Camelback Road and N. 73rd Street

Presenter(s): Brad Carr, Sr. Planner

Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

Senior Planner Brad Carr and Applicant Representative John Berry gave PowerPoint presentations (attached) on the proposed WaterView mixed use development rezoning requests.

Mayor Lane opened public testimony.

The following commented on the WaterView Mixed Use Development rezoning requests:

- Bill Crawford, Scottsdale resident – spoke in support
- Bert te Velde, Scottsdale resident – asked to have traffic concerns taken into consideration
- Sonnie Kirtley, Coalition of Greater Scottsdale – spoke in support
- Tom Prombo, Scottsdale resident – expressed support for the primary plan, which includes a hotel

Mayor Lane closed public testimony.

MOTION – ITEM 35

Councilwoman Klapp made a motion to: (1) Adopt Ordinance No. 4261 approving a zoning district map amendment from Downtown Office/Residential, Type 2, Planned Block Development, Downtown Overlay (D/OR-2PBD DO) zoning to Downtown/Downtown Multiple Use-Type 2 Planned Block Development, Downtown Overlay (D/DMU-2PBD DO) zoning, including approval of a development plan; (2) adopt Resolution No. 10450 declaring the “WaterView Mixed Use Development Plan” as a public record; and (3) adopt Resolution No. 10451 authorizing Development Agreement No. 2016-064-COS. Councilmember Korte seconded the motion.

ALTERNATE MOTION AND VOTE – ITEM 35

Councilman Phillips made an alternate motion that Option A, the hotel, be the plan of choice, and that Option B, the multi-family, would have to come back to Council for approval. Councilman Smith seconded the motion, which failed 3/4, with Mayor Lane and Councilmembers Klapp, Korte, and Milhaven dissenting.

VOTE ON ORIGINAL MOTION – ITEM 35

The Council vote on the motion to: (1) Adopt Ordinance No. 4261 approving a zoning district map amendment from Downtown Office/Residential, Type 2, Planned Block Development, Downtown Overlay (D/OR-2PBD DO) zoning to Downtown/Downtown Multiple Use-Type 2 Planned Block Development, Downtown Overlay (D/DMU-2PBD DO) zoning, including approval of a development plan; (2) adopt Resolution No. 10450 declaring the “WaterView Mixed Use Development Plan” as a public record; and (3) adopt Resolution No. 10451 authorizing Development Agreement No. 2016-064-COS, carried 5/2, with Councilmembers Phillips and Smith dissenting.

PUBLIC COMMENT – None

CITIZEN PETITIONS

36. Receipt of Citizen Petitions

Request: Accept and acknowledge receipt of citizen petitions. Any member of the Council may make a motion, to be voted on by the Council, to: (1) Direct the City Manager to agendize the petition for further discussion; (2) direct the City Manager to investigate the matter and prepare a written response to the Council, with a copy to the petitioner; or (3) take no action.

Staff Contact(s): Carolyn Jagger, City Clerk, 480-312-2411, cjagger@scottsdaleaz.gov

No citizen petitions were received.

MAYOR AND COUNCIL ITEMS

MOTION AND VOTE – MAYOR AND COUNCIL ITEMS

Vice Mayor Littlefield made a motion to direct staff to agendize, for future presentation, discussion, and possible direction, the proposed first edition of the Special Events User’s Guide prior to its release. Councilwoman Klapp seconded the motion, which carried 7/0.

ADJOURNMENT

The Regular City Council Meeting adjourned at 7:52 P.M.

SUBMITTED BY:



Carolyn Jagger
City Clerk

Officially approved by the City Council on

July 5, 2016

CERTIFICATE

I hereby certify that the foregoing Minutes are a true and correct copy of the Minutes of the Regular Meeting of the City Council of Scottsdale, Arizona held on the 21st day of June 2016.

I further certify that the meeting was duly called and held, and that a quorum was present.

DATED this 5th day of July 2016.



Carolyn Jagger, City Clerk

Item 6

Reata Ranch Guest Ranch Final Plat and Development Agreement

2-PP-2014

City Council

June 21, 2016

Coordinator: Doris McClay

Reata Ranch Guest Ranch



CONTEXT AERIAL

2-PP-2014

Reata Ranch Guest Ranch



DETAIL AERIAL

2-PP-2014

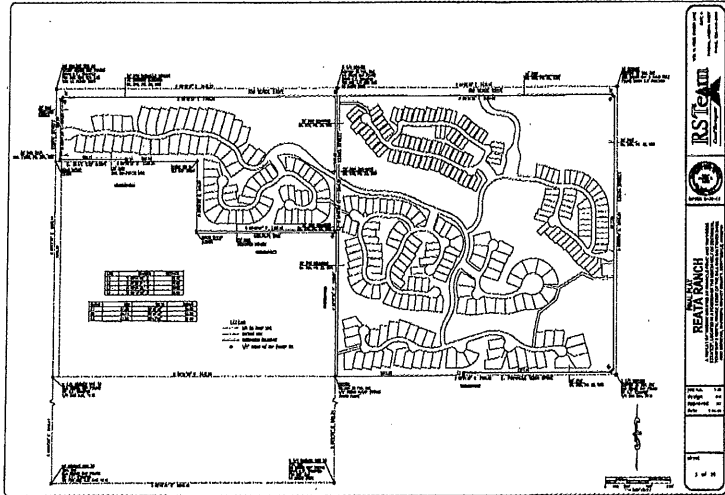
Reata Ranch Guest Ranch



ZONING AERIAL

2-PP-2014

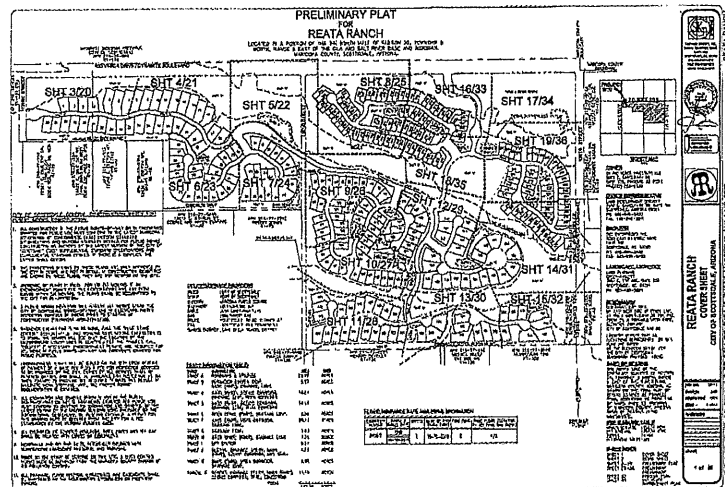
Reata Ranch Guest Ranch



Final Plat

2-PP-2014

Reata Ranch Guest Ranch

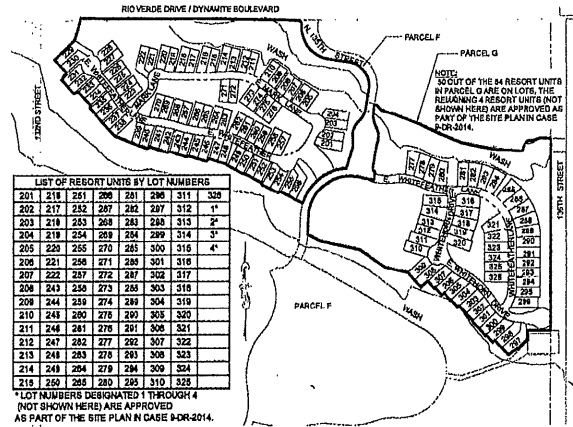


PRELIMINARY PLAT

2-PP-2014

Reata Ranch Guest Ranch

Exhibit "D"



LIST OF RESORT UNITS BY LOT NUMBERS									
201	218	251	286	281	295	311	328		
202	217	252	287	282	297	312	1"		
203	219	253	288	283	288	313	2"		
204	218	254	289	284	289	314	3"		
205	220	255	270	285	300	315	4"		
206	221	256	271	286	301	316			
207	222	257	272	287	302	317			
208	243	258	273	288	303	318			
209	244	259	274	289	304	319			
210	245	260	275	290	305	320			
211	246	261	276	291	306	321			
212	247	262	277	292	307	322			
213	248	263	278	293	308	323			
214	249	264	279	294	309	324			
215	250	265	280	295	310	325			

*LOT NUMBERS DESIGNATED 1 THROUGH 4 (NOT SHOWN HERE) ARE APPROVED AS PART OF THE SITE PLAN IN CASE #DR-2014.

Development Agreement – Resort Units

2-PP-2014

Item 13

**Acquisition of Site for
Fire Station 603**

*City Council
June 21, 2016*

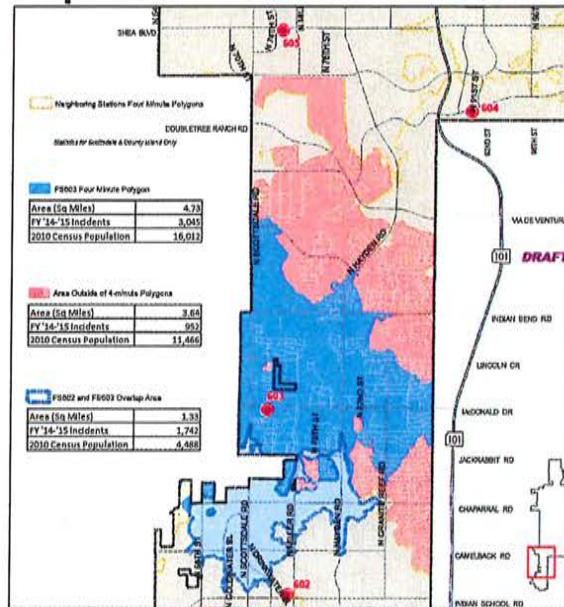
Proposed Action

Adopt Resolution 10475 authorizing the acquisition of 1.5 acres of vacant land on Indian Bend Road just west of 84th Street for construction of Fire Station 603, as well as purchase of the adjacent ownership interest in Indian Bend Road

Current Site



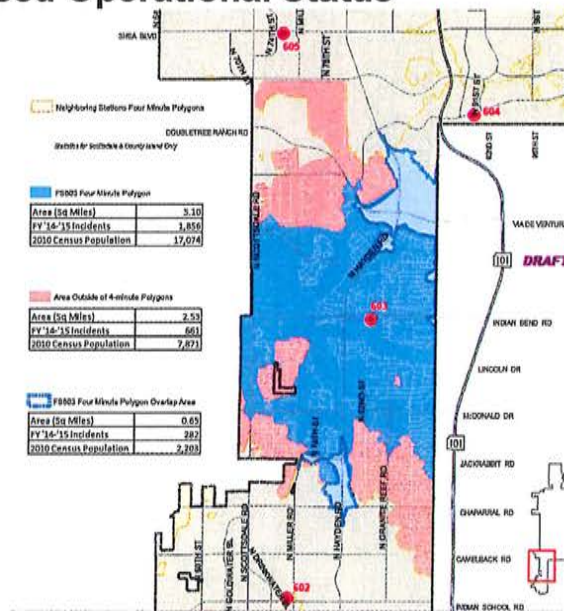
Current Operational Status



Proposed Site



Proposed Operational Status



Chronology

- Jun 2015: Standards of coverage analysis
- Dec 2015: Phone contact with owner
- Jan 2016: City appraisal
- Feb 2016: Offer letter to owner
- Mar-May 2016: Alternative site analysis

Alternatives



Criteria

- Operational need; response time
 - Proximity to center of coverage area
 - Access to arterial roadways
- Cost
 - Appraised or estimated value
 - Potential relocation cost
 - Demolition
- Land use
 - Minimize negative impact on residential land uses

Conclusion

Vacant land on Indian Bend is best location for relocation of FS 603

Current:

Area Outside of 4-minute Polygons	
Area (Sq Miles)	3.64
FY '14-'15 Incidents	952
2010 Census Population	11,466

Proposed:

Area Outside of 4-minute Polygons	
Area (Sq Miles)	2.53
FY '14-'15 Incidents	661
2010 Census Population	7,871

30% reduction in area and 31% reduction in population outside of 4 minute response

**Questions and
discussion**

Item 32

One Scottsdale

20-ZN-2002#3

City Council

June 21, 2016

Coordinator: Keith Niederer

One Scottsdale



CONTEXT DETAIL

20-ZN-2002#3

One Scottsdale

June 7 City Council Meeting

Amended the original 2002 zoning entitlements with modifications.

- Reduce additional number of residential units from 1,366 to 900, along with the corresponding Scottsdale Road street improvement requirement.
- 20% of the density shall be offered as for-sale, and a condo plat is required for all residential development.
- Reduce building heights from 90 feet to 60 feet along Scottsdale Rd frontage.
- Development style exhibits added.

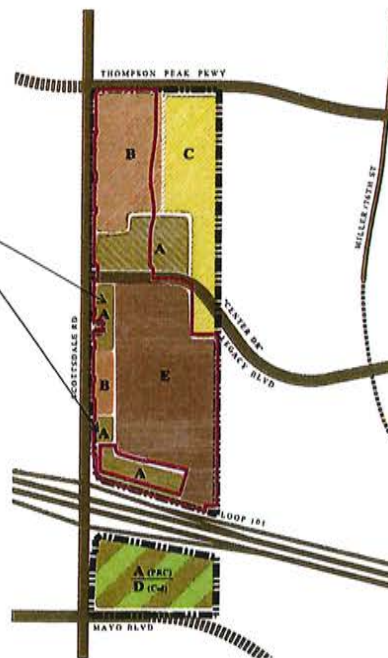
20-ZN-2002#3

One Scottsdale

- Reduce building height from 90 feet to 60 feet for portions of site

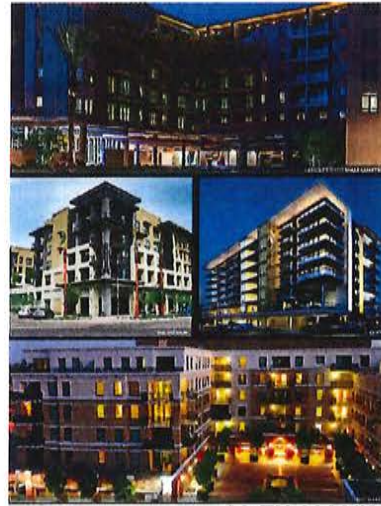
A 60' MAXIMUM HEIGHT	D 45' MAXIMUM HEIGHT
B 45' MAXIMUM HEIGHT	E 90' MAXIMUM HEIGHT
C 36' MAXIMUM HEIGHT	

**BUILDING HEIGHT
EXHIBIT**



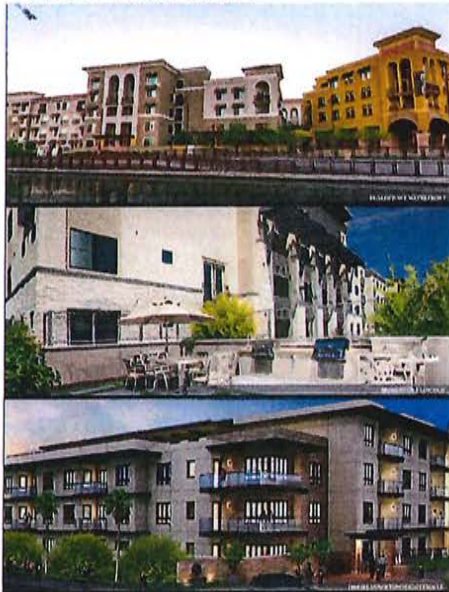
20-ZN-2002#3

One Scottsdale



20-ZN-2002#3

One Scottsdale



20-ZN-2002#3

One Scottsdale

Request: Adopt Resolution Number 10408, authorizing Development Agreement 2002-142-COS-A2, and accept amended related documents.

20-ZN-2002#3

One Scottsdale

20-ZN-2002#3

APPLICANT'S PRESENTATION




ONE SCOTTSDALE™


Amendment to the PCD-PRC Zoning District
Case # 20-ZN-2002 #3

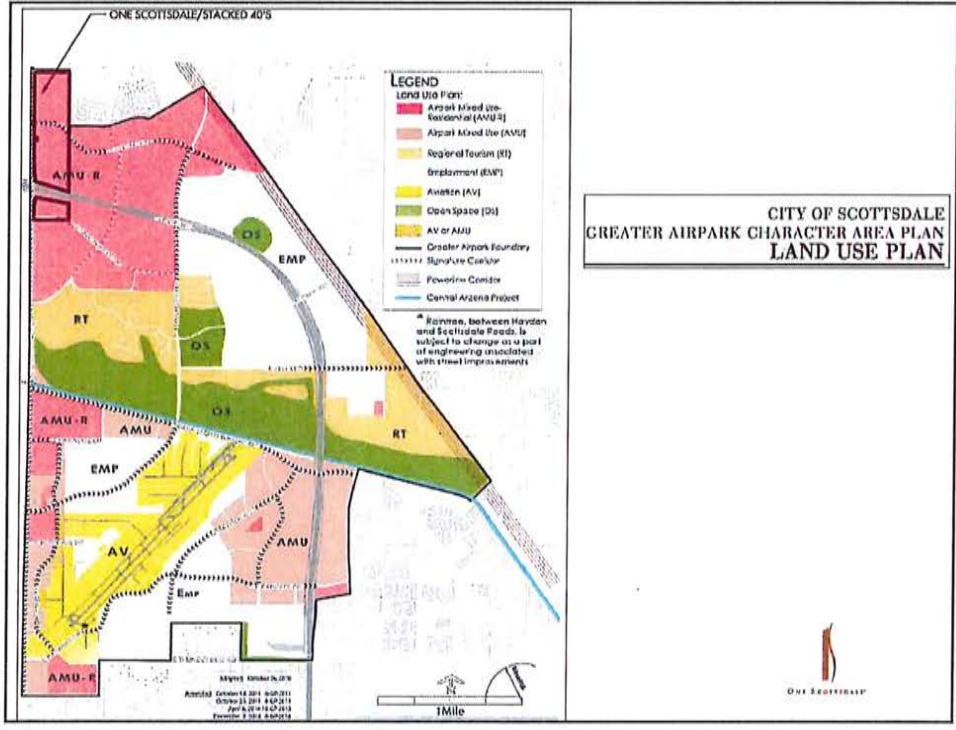
Scottsdale City Council
June 7, 2016

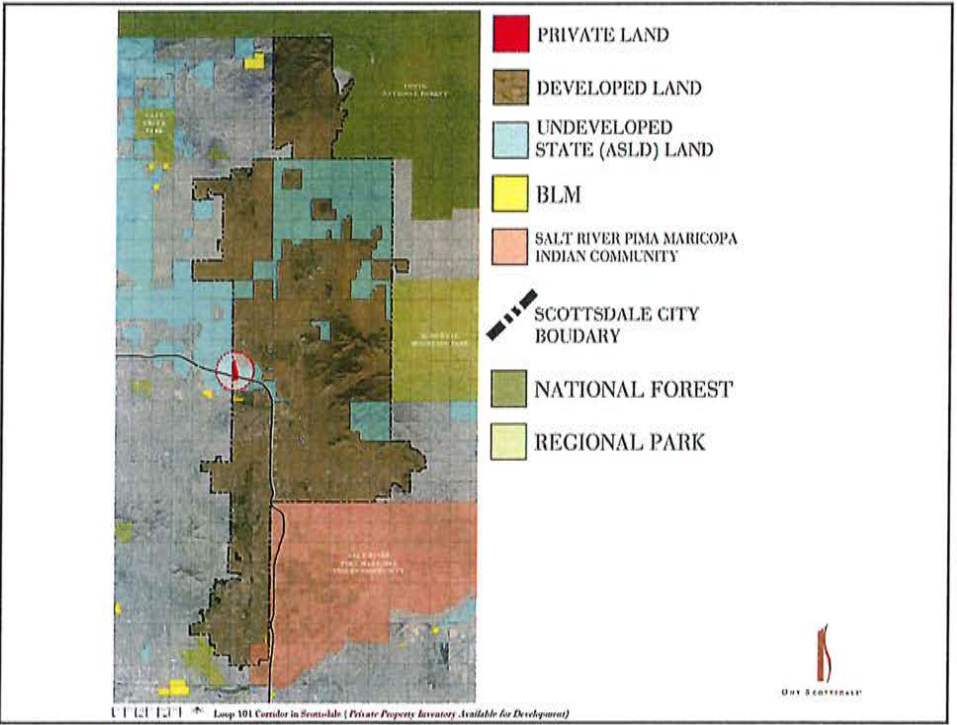
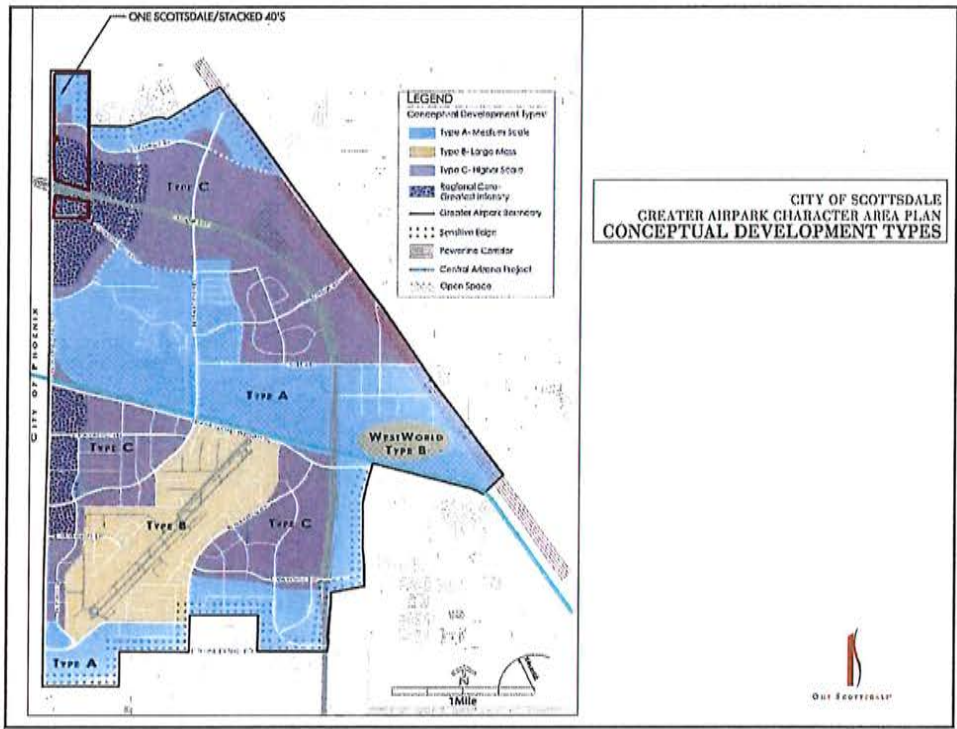
ONE SCOTTSDALE DMB

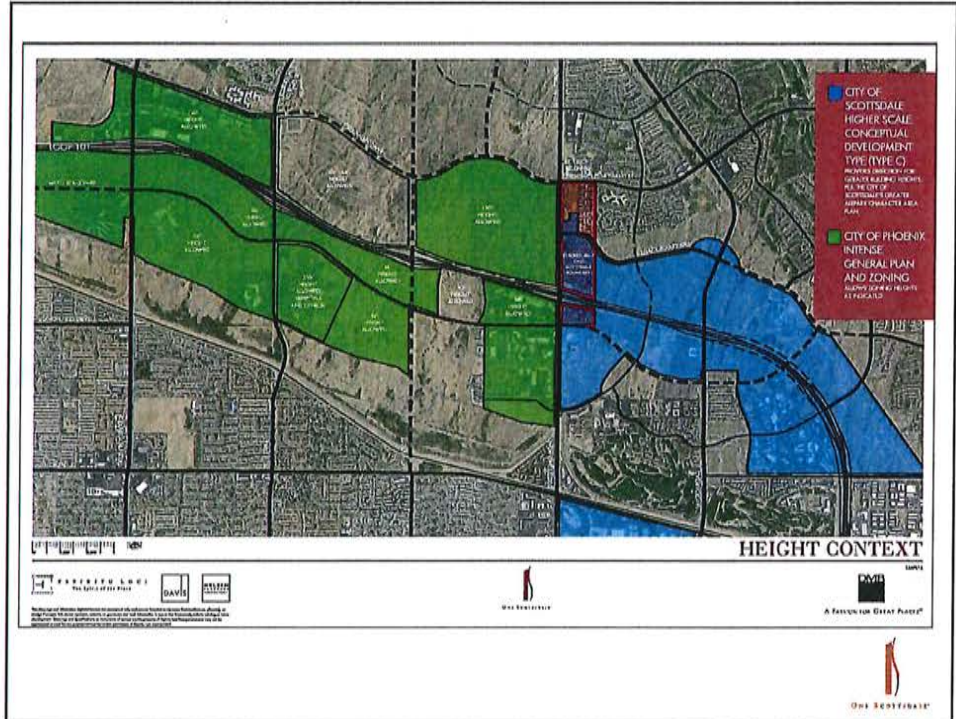
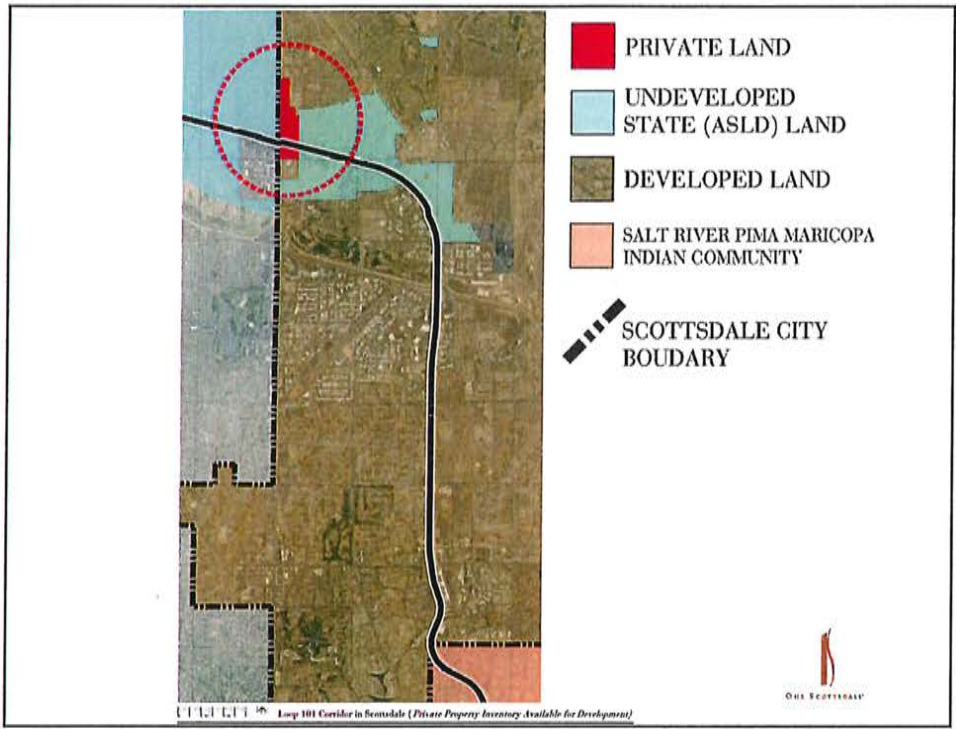


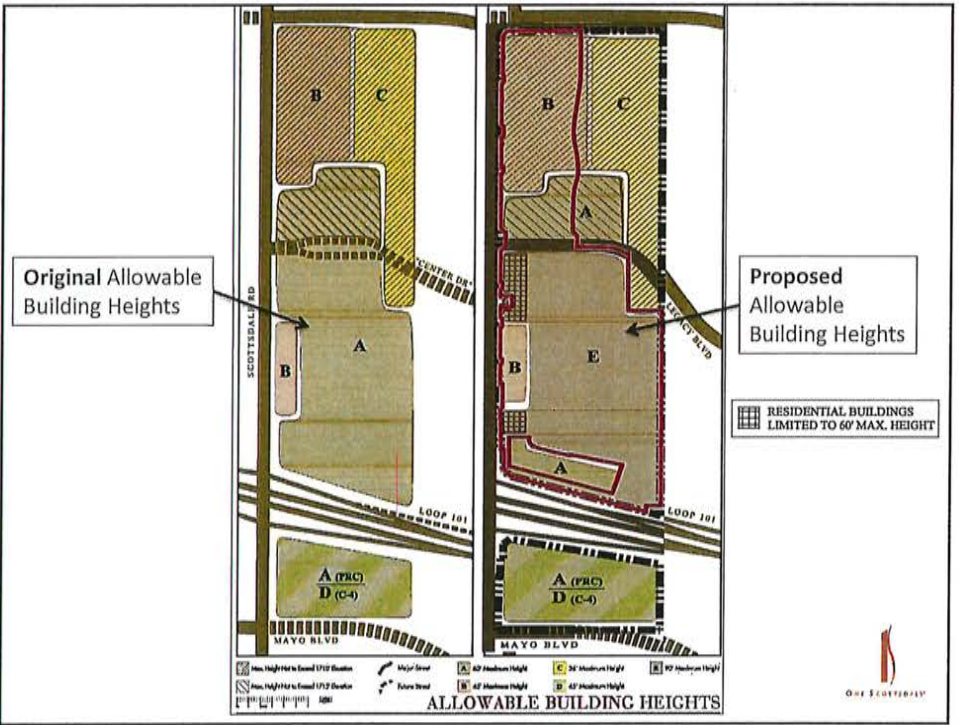
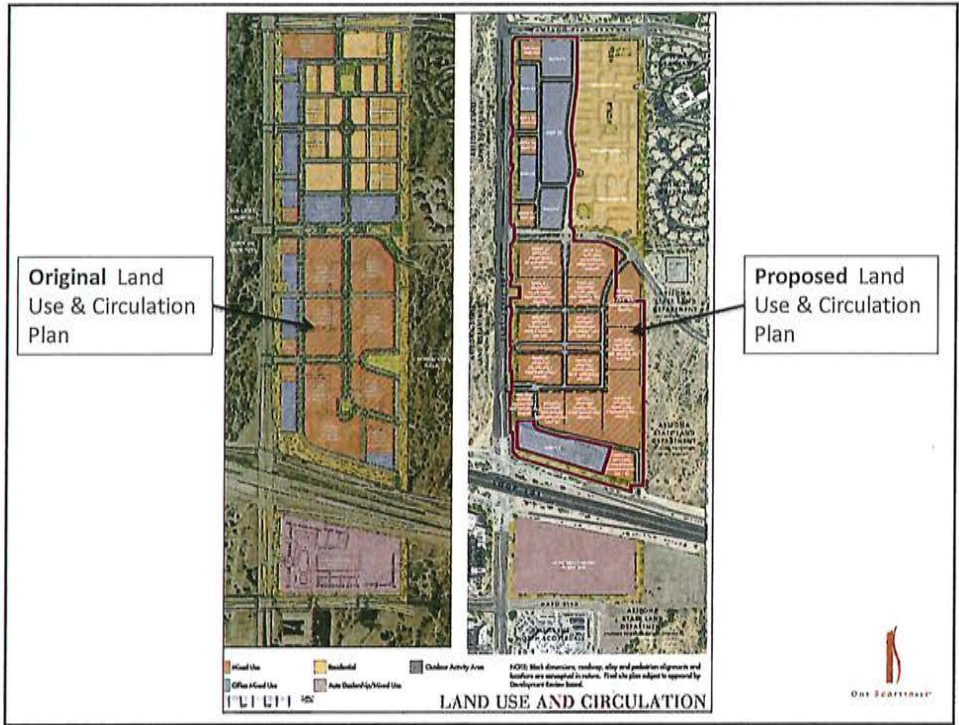
- Partnership with Marley-Corrigan Family and Macerich
- 120 acres in North Scottsdale
- Currently entitled for 1,100 residential units
- Currently entitled for 1.8 million-square-feet of commercial space, including 400 hotel rooms
- Jefferson at One Scottsdale & Jefferson on Legacy 750 luxury multi-family units (710 built)
- Dial/Henkel North American headquarters
- Located at the corner of 101 freeway and Scottsdale Road; close proximity to Scottsdale Airpark











One Scottsdale Timeline

- **2002** – One Scottsdale (Stacked 40's) zoning case approved
- **2010** – General Plan updated with the adoption of the Greater Airport Character Area Plan (GACAP)
 - One Scottsdale designated as Airport Mixed Use – Residential (AMU-R) and Regional Core – Greatest Intensity
- **2013** – Zoning Ordinance updated to implement goals and policies of GACAP with Planned Airport Core Development (PCP)
 - PCP can only be used within GACAP area and allows building heights of 134 feet
- **2014** – Zoning Ordinance updated to increase building height allowances within the Planned Regional Center (PRC) zoning district to 90 feet



Zoning Amendment Process

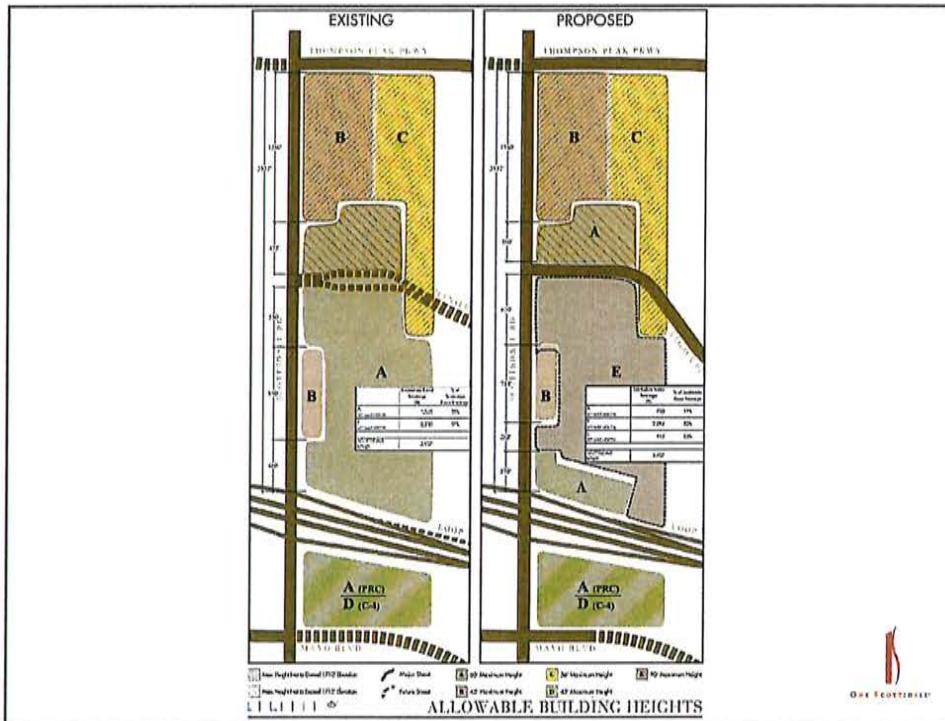
- First Open House – (Prior to case submittal) Handful of attendees; most in favor
- Constant communication with COG's – Dr. Kirtley
- Only non-support letters (5 +/- emails) were sent to the City around the first of the year because of an article in the AZ Republic promoting large scale development. Since then no new opposition.
- Daily support emails and letters arriving at the City
- Agree with City staff stipulations
- Planning Commission – Unanimous approval on their consent agenda
- Continuous communication with City Council
- Support from corporate leaders in community
- Communicated to all surrounding property owners
- Request conforms to City's Greater Airport Character Area Plan and current height allowances in the PRC zoning district



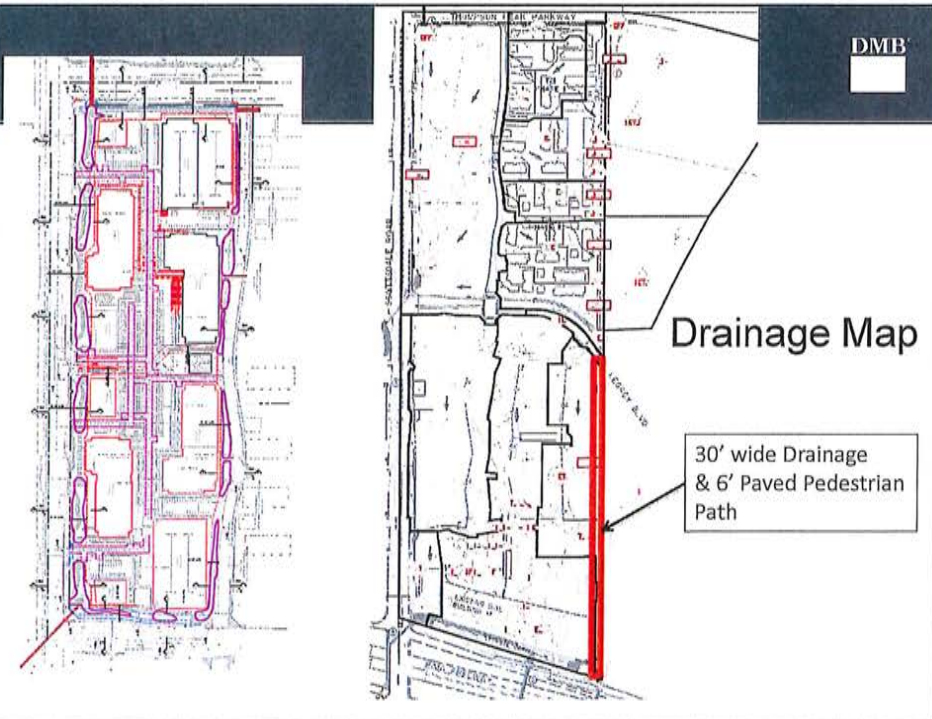
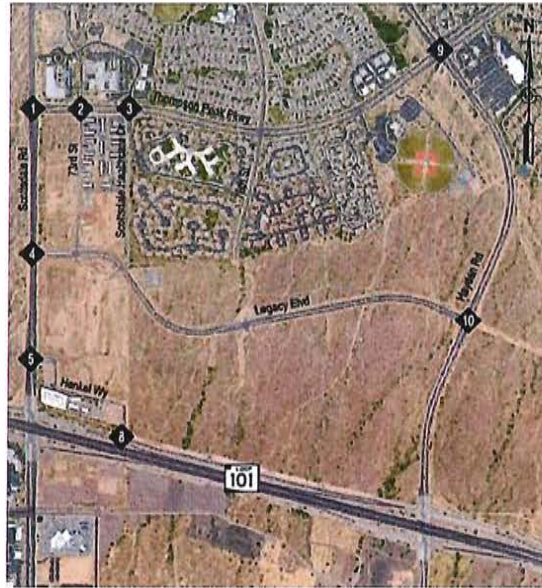


ONE SCOTTSDALE™

Respectfully Request
Approval
20-ZN-2002 #3

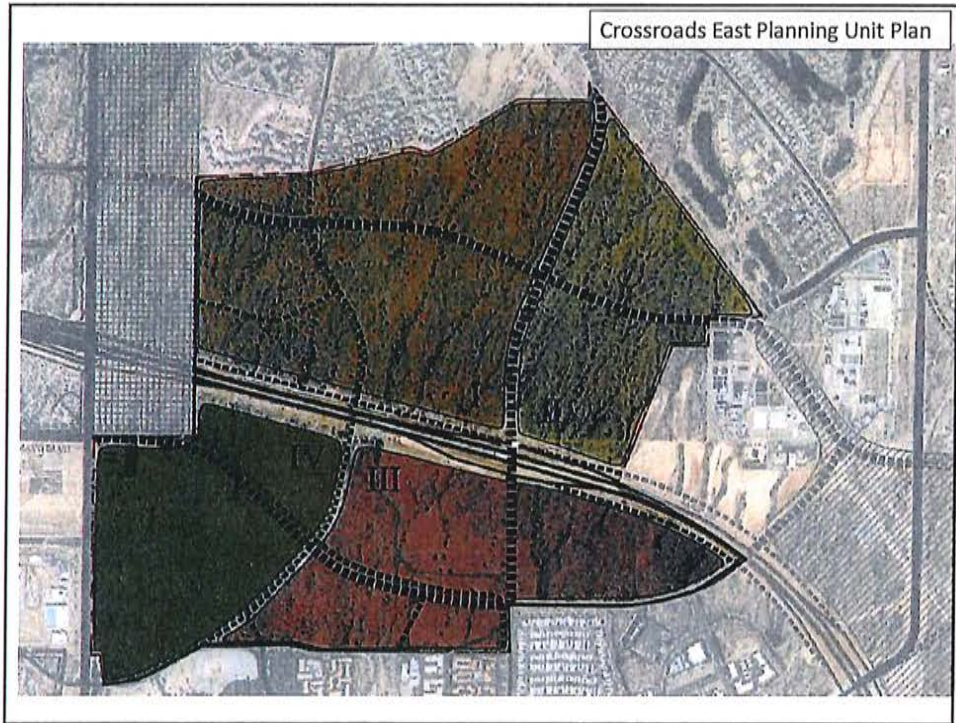
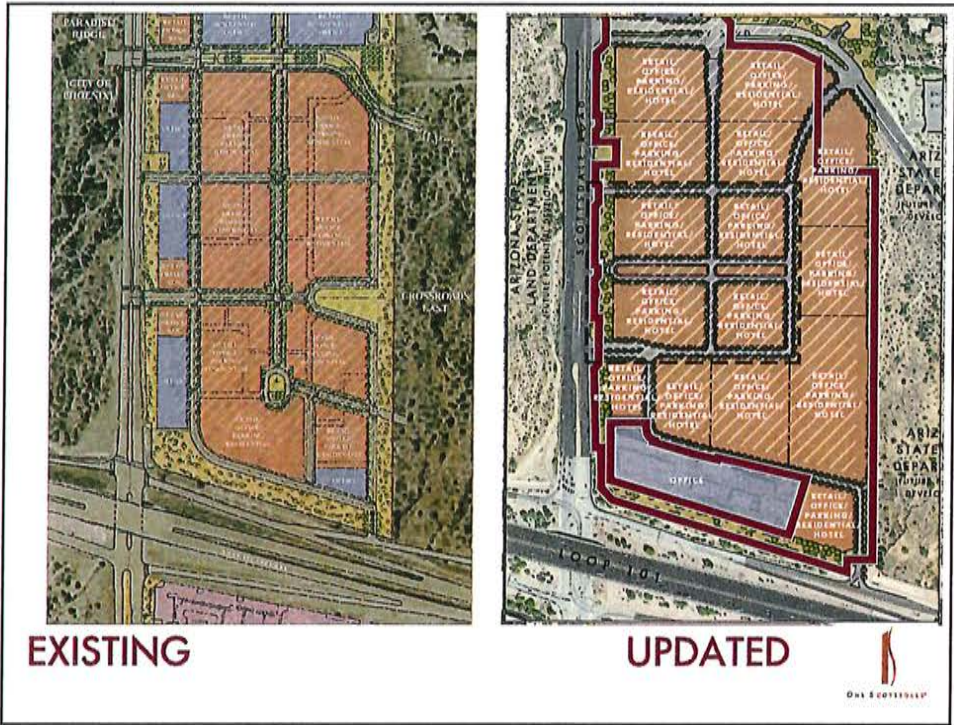


Traffic Intersections Studied



Drainage Map

30' wide Drainage & 6' Paved Pedestrian Path



DRB Site Plan Perspective



PERSPECTIVE VIEW FROM SOUTHWEST



One Scottsdale - Phase I





Item 33

FY 2016/17 Property Tax Rates and Levies



City Council, June 21, 2016

Background

	FY 15/16	FY 16/17
Primary Levy	\$27.323M	\$27.378M
Secondary Levy	\$32.228M	\$33.576M
Total Levy	\$59.551M	\$60.954M
Rate per \$100 of AV:		
Primary Tax Rate	\$.5293	\$.5071
Secondary Tax Rate	\$.6244	\$.6219
Combined Tax Rate	\$1.1537	\$1.1290

Action

Adopt Ordinance No. 4258 assessing the FY16/17 primary and secondary property tax levies

Item 34

FY 2016/17 Streetlight Improvement District (SLID) Property Tax Levies



City Council, June 21, 2016

Background

	FY 15/16	FY 16/17
Beginning Estimated Fund Balance	\$31,944	\$13,827
Plus: Street Light District Levy	578,400	601,736
Less: Estimated Streetlight Energy Costs	<576,951>	<588,270>
Ending Estimated Fund Balance	\$33,393	\$27,294

355 Streetlight Districts, approximately 33,750 properties

Action

Adopt Ordinance No. 4259 assessing the Fiscal Year 2016/17 streetlight property tax levies by district.

Item 35

WaterView Mixed Use Development

19-ZN-2015

City Council
June 21, 2016

Coordinator: Brad Carr, AICP, LEED-AP

WaterView Mixed Use Development



CONTEXT AERIAL

19-ZN-2015

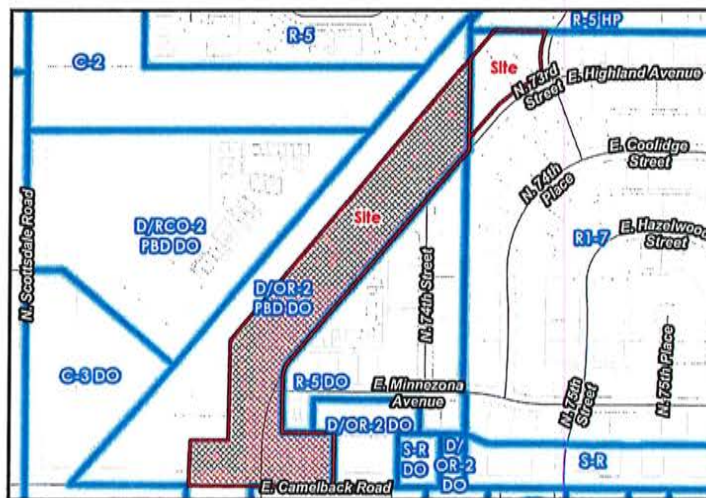
WaterView Mixed Use Development



DETAIL AERIAL

19-ZN-2015

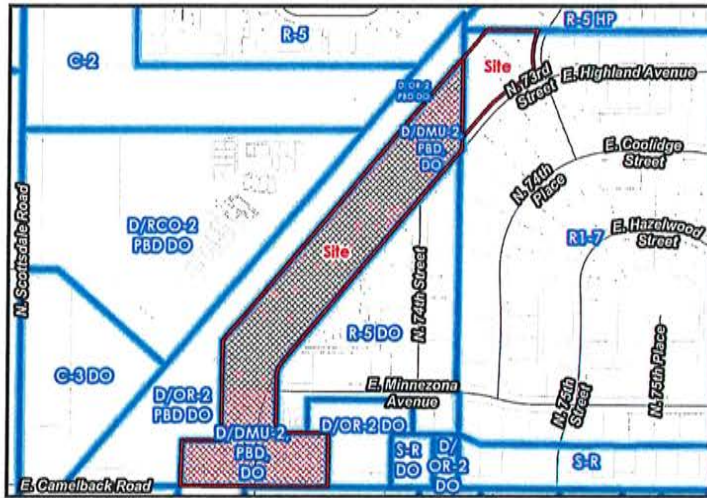
WaterView Mixed Use Development



EXISTING ZONING

19-ZN-2015

WaterView Mixed Use Development



PROPOSED ZONING

19-ZN-2015

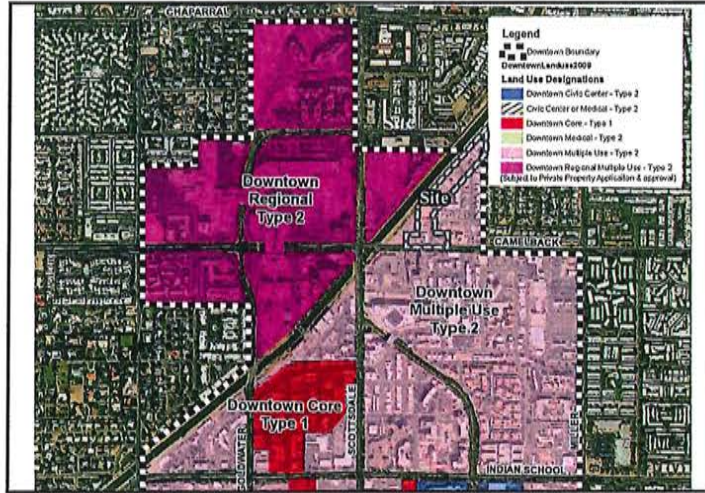
WaterView Mixed Use Development



GENERAL PLAN

19-ZN-2015

WaterView Mixed Use Development



DOWNTOWN PLAN

19-ZN-2015

WaterView Mixed Use Development

- Adopt Ordinance No. 4261 approving a zoning district map amendment from Downtown Office/Residential, Type 2, Planned Block Development, Downtown Overlay (D/OR-2 PBD DO) zoning to Downtown/Downtown Multiple Use—Type 2, Planned Block Development, Downtown Overlay (D/DMU-2 PBD DO) zoning, including approval of a Development Plan with specific Property Development Standards.
- Adopt Resolution No. 10450 declaring the “WaterView Mixed Use Development Plan” as a public record.
- Adopt Resolution No. 10451 authorizing Development Agreement 2016-064-COS.

REQUEST

19-ZN-2015

WaterView Mixed Use Development

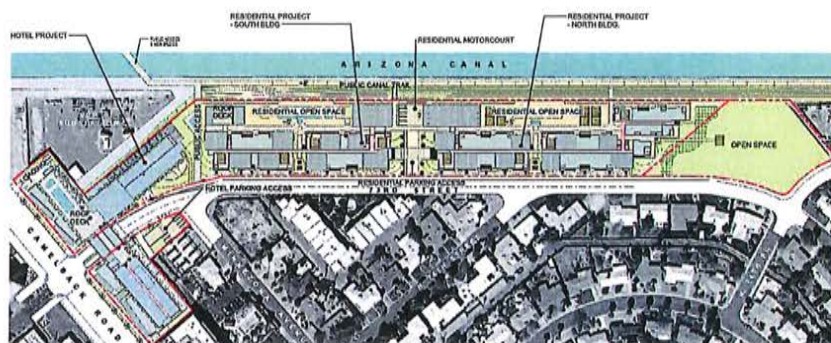
- Two Alternatives
- Alternative A – Residential and Hotel project
- Alternative B – Residential only project
- Commercial space along Camelback Road in both Alternatives
- Increase in building height for hotel portion (Alternative A) to 90 feet utilizing bonus provisions of PBD Overlay
- Increase in maximum dwelling units for residential-only project (Alternative B) utilizing bonus provisions of PBD Overlay
- Development Review Board recommended approval of DP
- Planning Commission recommend approval of rezoning and DP

Development Plan Alternative	Hotel Rooms	Commercial Space	Residential Units
A	269	30,753 sf	240 maximum
B	0	19,612 sf	416 maximum

DEVELOPMENT PLAN

19-ZN-2015

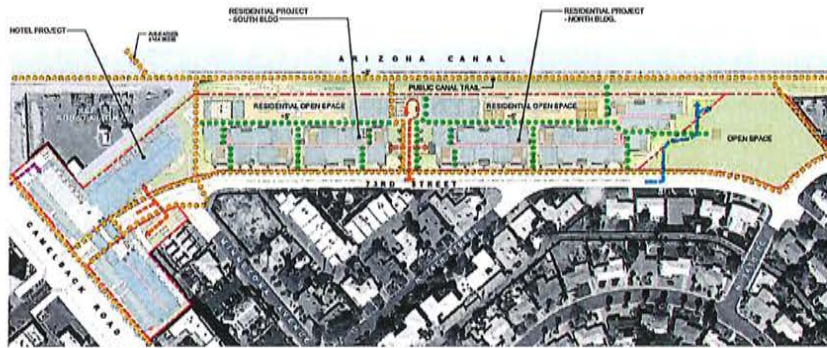
WaterView Mixed Use Development



SITE PLAN

19-ZN-2015

WaterView Mixed Use Development



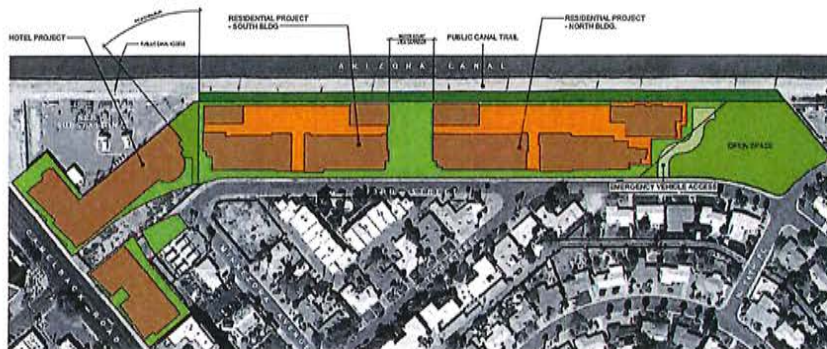
CIRCULATION LEGEND

- ○ ○ ○ PEDESTRIAN PUBLIC
- ○ ○ ○ PEDESTRIAN PRIVATE
- ■ ■ ■ VEHICULAR
- ■ ■ ■ SERVICE
- ■ ■ ■ EMERGENCY VEHICLE ACCESS

PEDESTRIAN & VEHICULAR CIRCULATION PLAN

19-ZN-2015

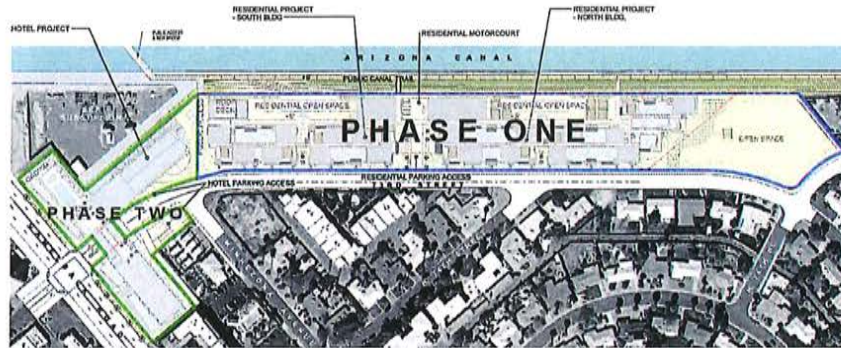
WaterView Mixed Use Development



OPEN SPACE PLAN

19-ZN-2015

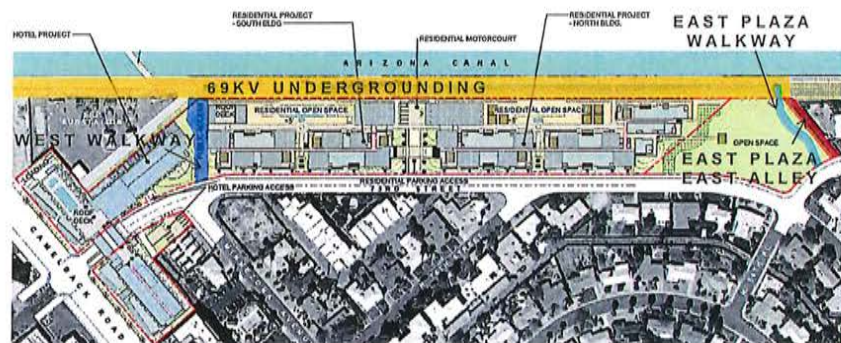
WaterView Mixed Use Development



PHASING PLAN

19-ZN-2015

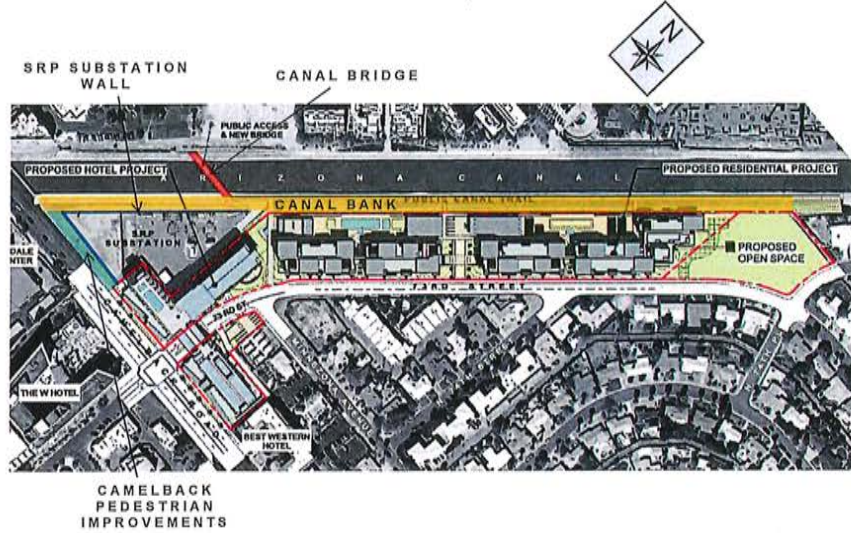
WaterView Mixed Use Development



PUBLIC IMPROVEMENTS – EXCLUDING ART

19-ZN-2015

WaterView Mixed Use Development



PUBLIC IMPROVEMENTS – ART

19-ZN-2015

WaterView Mixed Use Development



BUILDING ELEVATIONS - RESIDENTIAL

19-ZN-2015

WaterView Mixed Use Development



BUILDING ELEVATIONS - RESIDENTIAL

19-ZN-2015

WaterView Mixed Use Development



BUILDING ELEVATIONS - HOTEL

19-ZN-2015

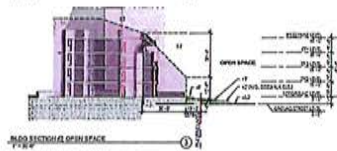
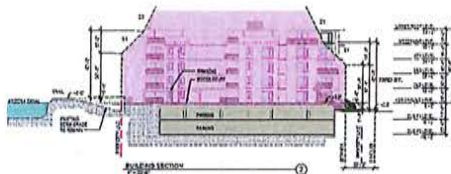
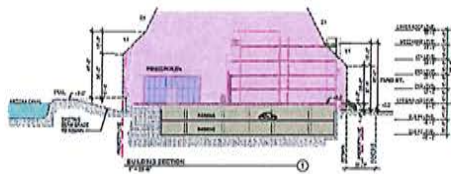
WaterView Mixed Use Development



PERSPECTIVES VIEWS – RESIDENTIAL FROM 73RD ST.

19-ZN-2015

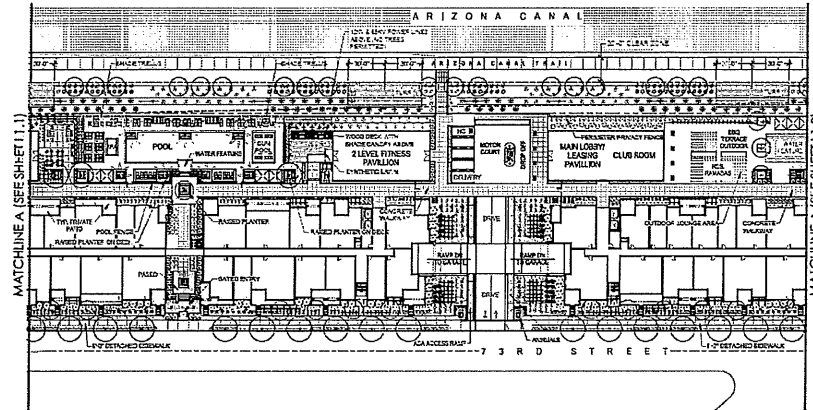
WaterView Mixed Use Development



STEPBACK EXHIBITS – RESIDENTIAL

19-ZN-2015

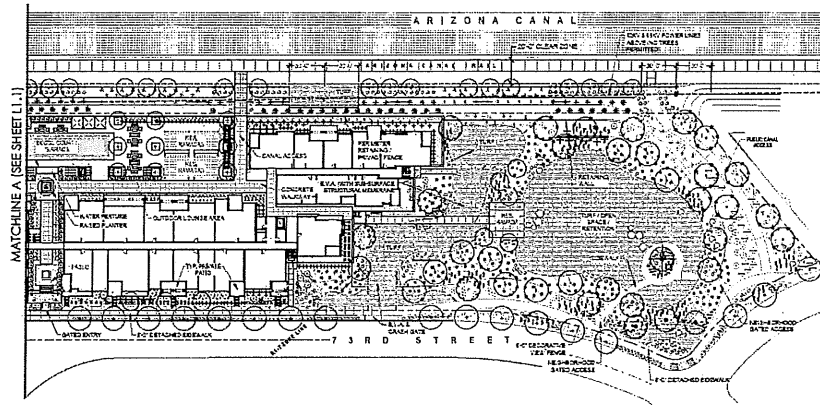
WaterView Mixed Use Development



LANDSCAPE PLAN

19-ZN-2015

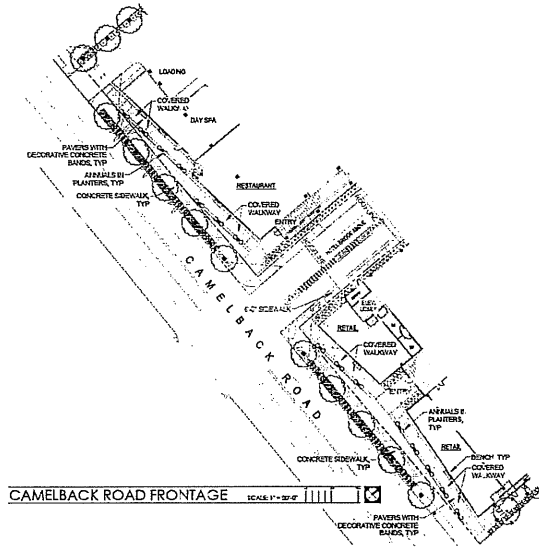
WaterView Mixed Use Development



LANDSCAPE PLAN

19-ZN-2015

WaterView Mixed Use Development



LANDSCAPE PLAN

19-ZN-2015

WaterView Mixed Use Development

Development Standard	Zoning Ordinance Requirement (Zoning Ordinance Sec. 6.1308. & 5.3006.)	Proposed Property Development Standard
<i>Building Height Maximum</i>	66 feet maximum (including rooftop appurtenances)	90 feet maximum – including rooftop appurtenances (Alternative A – hotel only, achieved through bonus)
<i>Density Maximum per acre of gross lot area</i>	50 dwelling units per gross acre	54.2 dwelling units per gross acre (Alternative B – achieved through bonus)
<i>Minimum Setback for Buildings Adjacent to Public Streets, except alleys</i>	40 feet (East Camelback Road) 20 feet (73 rd Street)	23 feet (East Camelback Road) 0 feet (73 rd Street – Hotel) 20 feet (73 rd Street –residential)
<i>Prevailing Setbacks for Buildings Adjacent to a Public Street (except alleys)</i>	Between 45 and 60 Feet (East Camelback Road) Between 25 and 35 Feet (All other public street)	Between 23 and 52 Feet (East Camelback Road) Between 20 and 40 Feet (All other public streets)
<i>Stepbacks</i>	1:1 at 30 feet above setback to 45 feet, then 2:1 thereafter on all public street frontages	Stepback does not apply to hotel buildings along Camelback Road, 73 rd Street and alley and the residential buildings along 73 rd Street
<i>Exceptions to building location, setback, prevailing setback and stepback standards</i>	5 foot exception for cornices, eaves, parapets and fireplaces 7 foot exception for canopies and other covers over sidewalks, balconies and terraces	10 foot exception for cornices, eaves, parapets and fireplaces 10 foot exception for canopies and other covers over sidewalks, balconies and terraces

PROPERTY DEVELOPMENT STANDARDS - AMENDMENTS

19-ZN-2015

WaterView Mixed Use Development

- Existing Use: Vacant land
- Proposed Use: Hotel & multi-family residential development (Alt. A)
Multi-family residential development (Alt. B)
- Parcel Size: 7.68 gross acres / 6.14 net acres
- Gross Floor Area Ratio Allowed: 1.4
- Gross Floor Area Ratio Proposed: Not to exceed 1.4
- Building Height Allowed: 66 feet, including rooftop appurtenances
- Building Height Proposed: 90 feet, including rooftop appurtenances (Alt. A)
66 feet, including rooftop appurtenances (Alt. B)
- Parking Required: 772 spaces (Alternative A)
685 spaces (Alternative B)
- Parking Provided: 841 spaces (Alternative A)
798 spaces (Alternative B)
- Dwelling Units Allowed: 383 units
- Dwelling Units Proposed: 240 units (Alternative A)
416 units (Alternative B) (achieved through bonus)
- Density Allowed: 50 dwelling units per gross acre
- Density Proposed: 39.1 dwelling units per gross acre (Alternative A)
54.2 dwelling units per gross acre (Alternative B)

DEVELOPMENT INFORMATION

19-ZN-2015

WaterView Mixed Use Development

19-ZN-2015

City Council
June 21, 2016

Coordinator: Brad Carr, AICP, LEED-AP

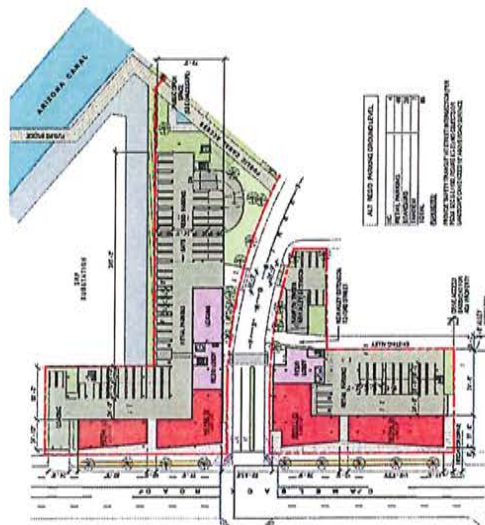
WaterView Mixed Use Development



ENLARGED FLOOR PLAN – HOTEL

19-ZN-2015

WaterView Mixed Use Development



ENLARGED FLOOR PLAN – RESIDENTIAL

19-ZN-2015

PRESENTATION



Scottsdale Cultural Council

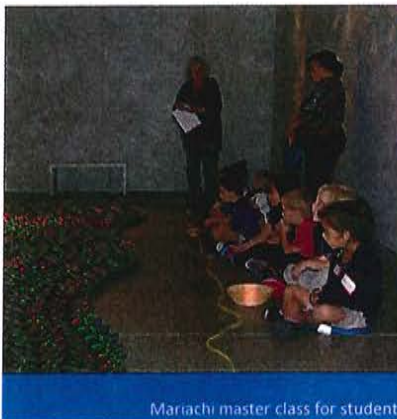


Summer 2016 Update


Neale Perl
President and CEO

Community volunteers at
A Celebration of the Arts for Children with Disabilities

Youth
education
program at
SMoCA



School field trips at SMoCA

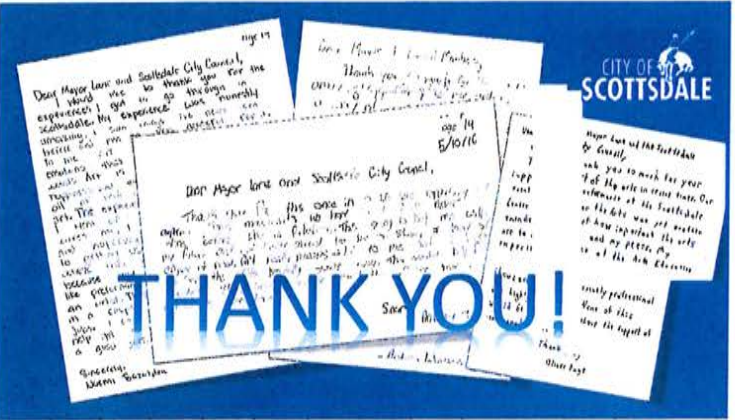
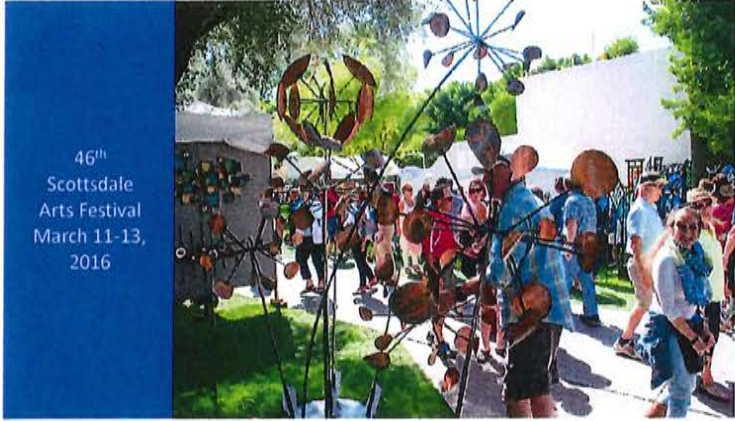


Mariachi master class for students

Free tickets
for veterans, students, and teachers
sponsored by Tiffany & Bosco, P.A.,
and Great American Title Agency, Inc.



Scottsdale Performs
Arts
VEY YIX THANK YOU
Bosco and Perl

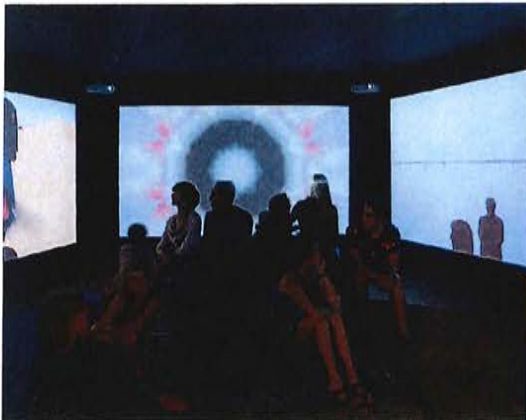
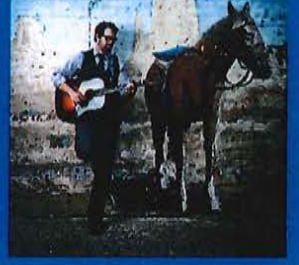


2016/17 Season at
Scottsdale Center for the
Performing Arts



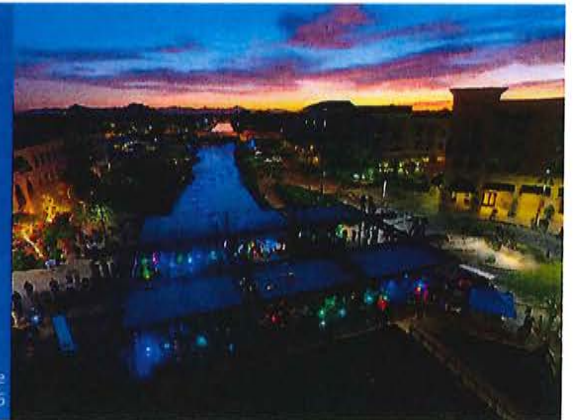
Scottsdale Public Art summer exhibition
at The Gallery @ The Library, Civic Center

Live & Local Fridays summer
concert series at Scottsdale
Center for the Performing Arts



Video installation by
Arizona-based artist
Sama Alshaibi
at SMOCA

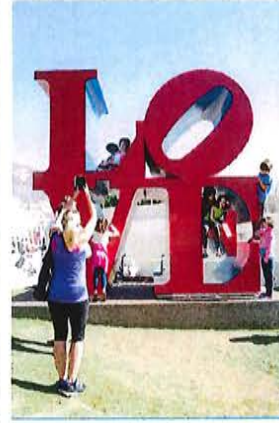
Canal Convergence
February 25-28, 2016



Scottsdale Public Art Matching City Funds			
Amount	Source	Number	Total
\$25	Gift	2	\$50
\$25	Gift	1	\$25
\$50	Gift	2	\$100
\$100	Gift	1	\$100
\$100	Gift	1	\$100
\$125	Gift	1	\$125
\$150	Gift	2	\$300
\$200	Gift	2	\$400
\$250	Gift	2	\$500
\$500	Gift	1	\$500
\$1,000	Gift	2	\$2,000
\$1,500	Gift	1	\$1,500
\$2,500	Gift	1	\$2,500
\$5,000	Gift	2	\$10,000
\$10,000	Gift	1	\$10,000
\$15,000	Gift	1	\$15,000
\$20,000	Gift	1	\$20,000
\$5,000	Grant	1	\$5,000
			\$101,941



Canal Convergence
February 25-28, 2016



Thank you!

Summer 2016 Update

Neale Perl
President and CEO

Scottsdale Cultural Council

