

Valerie Molina
Mayor

Ricardo Vital
Vice Mayor

Mary Bravo
Councilmember

Elvira Osuna
Councilmember

Joe Sánchez
Councilmember

Anita Cota Soto
Councilmember

Agendas/Minutes:
www.guadalupeaz.org

Town Council Chambers
9241 S. Avenida del Yaqui
Guadalupe, AZ 85283
Phone: (480) 730-3080
Fax: (480)-505-5368

LEGAL ACTION SUMMARY

*****DUE TO TOWN HALL CONSTRUCTION, SEATING CAPACITY IS LIMITED TO NO MORE THAN 10 ATTENDEES*****

*****MEETING STREAMED LIVE ON TOWN OF GUADALUPE FACEBOOK PAGE*****

NOTICE OF REGULAR MEETING OF THE GUADALUPE TOWN COUNCIL

THURSDAY, OCTOBER 13, 2022

6:00 P.M.

GUADALUPE TOWN HALL
9241 SOUTH AVENIDA DEL YAQUI, MUSEUM ROOM
GUADALUPE, ARIZONA

Pursuant to A.R.S. 38-431.02, notice is hereby given to the members of the Guadalupe Town Council and to the public that the Guadalupe Town Council will hold a meeting, open to the public, on Thursday, October 13, 2022, at 6:00 P.M., at Guadalupe Town Hall, 9241 South Avenida del Yaqui, Museum Room, Guadalupe, Arizona.

AGENDA

- A. CALL TO ORDER
- B. ROLL CALL
- C. INVOCATION/PLEDGE OF ALLEGIANCE
- D. APPROVAL OF MINUTES

- 1. Approval of the September 22, 2022, Town Council Regular Meeting Minutes.

APPROVED

E. CALL TO THE PUBLIC: An opportunity is provided to the public to address the Council on items that are not on the agenda or included on the consent agenda. A total of 3 minutes will be provided for the Call to the Audience agenda item unless the Council requests an exception to this limit. Please note that those wishing to comment on agenda items posted for action will be provided the opportunity at the time the item is heard.

F. MAYOR and COUNCIL PRESENTATIONS:

- 1. Domestic Violence Awareness Month Proclamation
- 2. Arizona Cities and Towns Week Proclamation

G. DISCUSSION AND POSSIBLE ACTION ITEMS:

1. **PUBLIC HEARING – MARICOPA COUNTY COMMUNITY BLOCK GRANT PROGRAM – WASTEWATER SYSTEM REHABILITATION PROJECT (RESOLUTION NO. R2022.25): MARICOPA COUNTY COMMUNITY BLOCK GRANT PROGRAM INTERGOVERNMENTAL AGREEMENT – WASTEWATER SYSTEM REHABILITATION PROJECT (RESOLUTION NO. R2022.25):** Hold a public hearing to obtain public input regarding authorizing the Mayor, or designee, to enter into an intergovernmental agreement (C2022-42) with Maricopa County administered by its Human Services Department. The purpose of the IGA is to authorize staff to submit a Community Block



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Grant funding request for the Wastewater System Rehabilitation Project (Project) that includes the open cut repair of 2 segments totaling 12 linear feet, 14 segments of cured in place pipe lining totaling 4,699 linear feet, epoxy coat 5 manholes; and, engineering design/construction document preparation, construction bid process oversight, construction management, quality control and inspection services. The Project would be funded by Maricopa the County Community Block Grant Program (CDBG) for fiscal year 2022-23. The requested grant funding amount totals \$550,275. If adopted and approved, the Project would begin October 14, 2022, and conclude on October 31, 2023. Council may provide direction to the Town Manager / Clerk. *(related to G2)*

HELD A PUBLIC HEARING

2. MARICOPA COUNTY COMMUNITY BLOCK GRANT PROGRAM INTERGOVERNMENTAL AGREEMENT – WASTEWATER SYSTEM REHABILITATION PROJECT (RESOLUTION NO. R2022.25): MARICOPA COUNTY COMMUNITY BLOCK GRANT PROGRAM INTERGOVERNMENTAL AGREEMENT – WASTEWATER SYSTEM REHABILITATION PROJECT (RESOLUTION NO. R2022.25): Council will consider and may take action to adopt a resolution authorizing the Mayor, or designee, to enter into an intergovernmental agreement (C2022-42) with Maricopa County administered by its Human Services Department. The purpose of the IGA is to authorize staff to submit a Community Block Grant funding request for the Wastewater System Rehabilitation Project (Project) that includes the open cut repair of 2 segments totaling 12 linear feet, 14 segments of cured in place pipe lining totaling 4,699 linear feet, epoxy coat 5 manholes; and, engineering design/construction document preparation, construction bid process oversight, construction management, quality control and inspection services. The Project would be funded by Maricopa the County Community Block Grant Program (CDBG) for fiscal year 2022-23. The requested grant funding amount totals \$550,275. If adopted and approved, the Project would begin October 14, 2022, and conclude on October 31, 2023. Council may provide direction to the Town Manager / Clerk. *(related to G1)*

ADOPTED

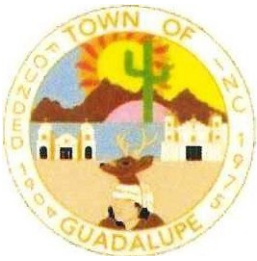
3. REQUEST TO CONTINUE TO OCTOBER 27, 2022: PUBLIC HEARING – REZONING REQUEST FOR 9018 SOUTH AVENIDA DEL YAQUI (RZ2022-05): Hold a public hearing for a rezoning request of the property located at 9018 South Avenida del Yaqui from C-1 Neighborhood Commercial to C-2 General Commercial, which aligns current property uses with allowable land uses, per the Guadalupe Town Code, Section 154.067(C) (3 & 4) for the C-2 zoning designation and a conditional use permit. The existing use of the property is for auto repair, paint shop, and auto mechanic work. The Applicant is Ramon Guzman, property owner. Maricopa County Assessor Parcel #APN 301-12-108B. Council may provide direction to the Town Manager / Clerk. *(related to G4)*

CONTINUED TO THE OCTOBER 27, 2022 REGULAR COUNCIL MEETING

4. REQUEST TO CONTINUE TO OCTOBER 27, 2022: REZONING REQUEST – 9018 SOUTH AVENIDA DEL YAQUI (RZ2022-05): Council will consider and may take action to approve or deny a rezoning request for 9018 South Avenida del Yaqui from C-1 Neighborhood Commercial to C-2 General Commercial, which aligns current property uses with the allowable land uses, per the Guadalupe Town Code, Section 154.067(C)(3 & 4) for the C-2 zoning designation and a conditional use permit. The existing use of the property is for auto repair, paint shop, and auto mechanic work. The Applicant is Ramon Guzman, property owner. Maricopa County Assessor Parcel #APN 301-12-108B. Council may provide direction to the Town Manager / Clerk. *(related to G3)*

CONTINUED TO THE OCTOBER 27, 2022 REGULAR COUNCIL MEETING

5. REQUEST TO CONTINUE TO OCTOBER 27, 2022: PUBLIC HEARING – CONDITIONAL USE PERMIT REQUEST FOR 9018 SOUTH AVENIDA DEL YAQUI (CU2022-03): Hold a public hearing for a Conditional Use Permit request for the property located at 9018 South Avenida del Yaqui to



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conduct auto mechanic work and auto painting, pending a request to rezone the property to C-2 General Commercial. The property is currently zoned C-1 Neighborhood Commercial (agenda items G3 & G4). The existing use of the property is for auto repair, paint shop, and auto mechanic work. The Applicant is Ramon Guzman, property owner. Maricopa County Assessor Parcel #APN 301-12-108B. Council may provide direction to the Town Manager / Clerk. *(related to G6)*

CONTINUED TO THE OCTOBER 27, 2022 REGULAR COUNCIL MEETING

6. REQUEST TO CONTINUE TO OCTOBER 27, 2022: CONDITIONAL USE PERMIT REQUEST FOR 9018 SOUTH AVENIDA DEL YAQUI (CU2022-03): Council will consider and may take action to approve or deny a Conditional Use Permit request for the property located at 9018 South Avenida del Yaqui to conduct auto mechanic work and auto painting, pending a request to rezone the property to C-2 General Commercial (agenda items G3 & G4). The property is currently zoned C-1 Neighborhood Commercial. The existing use of the property is for auto repair, paint shop, and auto mechanic work. The Applicant is Ramon Guzman, property owner. Maricopa County Assessor Parcel #APN 301-12-108B. Council may provide direction to the Town Manager / Clerk. *(related to G5)*

CONTINUED TO THE OCTOBER 27, 2022 REGULAR COUNCIL MEETING

7. PUBLIC HEARING – REZONING REQUEST FOR 9241, 9201, 9225, AND 9233 SOUTH AVENIDA DEL YAQUI (RZ2022-06): Hold a public hearing for a rezoning request of the properties located at the following addresses (one parcel): 9241, 9201, 9225, and 9233 South Avenida del Yaqui from R1-9 Residential to Commercial to C-2 General Commercial, which aligns with the allowable land uses, per the Guadalupe Town Code, Section 154.067(C)(3 & 4) for the C-2 General Commercial zoning designation. The existing and proposed use of the property includes Town Hall, retail, restaurant, public library, sports field complex, community and youth services, special event venue, shared parking, and community college. The Applicant is the Town of Guadalupe. Maricopa County Assessor Parcel #APN 301-44-022N. Council may provide direction to the Town Manager / Clerk. *(related to G8)*

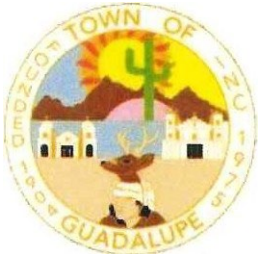
HELD A PUBLIC HEARING

8. REZONING REQUEST FOR 9241, 9201, 9225, AND 9233 SOUTH AVENIDA DEL YAQUI (RZ2022-06): Council will consider and may take action to approve or deny a rezoning request of the properties located at the following addresses (one parcel): 9241, 9201, 9225, and 9233 South Avenida del Yaqui from R1-9 Residential to Commercial to C-2 General Commercial, which aligns with the allowable land uses, per the Guadalupe Town Code, Section 154.067(C)(3 & 4) for the C-2 General Commercial zoning designation. The existing and proposed use of the property includes Town Hall, retail, restaurant, public library, sports field complex, community and youth services, special event venue, shared parking, and community college. The Applicant is the Town of Guadalupe. Maricopa County Assessor Parcel #APN 301-44-022N. Council may provide direction to the Town Manager / Clerk. *(related to G7)*

APPROVED

9. FIRE PUBLIC SAFETY PERSONNEL RETIREMENT SYSTEM BOARD REAPPOINTMENTS: Council will consider and may take action to reappoint three members to the Guadalupe Fire Public Safety Personnel Retirement System Board pursuant to A.R.S. § 38-847. The terms of office expiration date for these positions is October 31, 2022. The proposed reappointments are Mary Uriarte, citizen representative, George Fleming, Fire Department elected representative, and Jeff Kulaga, Mayor's designee and Chair, to four-year terms, expiring October 31, 2026. Council may provide direction to the Town Manager / Clerk. *No material for this agenda item.*

APPOINTED MARY URIARTE, CITIZEN REPRESENTATIVE, GEORGE FLEMING, FIRE DEPARTMENT REPRESENTATIVE, AND JEFF KULAGA, MAYOR'S DESIGNEE TO THE FIRE



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PUBLIC SAFETY PERSONNEL RETIREMENT SYSTEM BOARD

10. APPROVAL OF CONTRACT – TOWN HALL ROOF CONSTRUCTION: Council will consider and may act to award a contract (C2022-43) to JBS Roofing in the amount of \$172,776, for the repair and replacement of the Town Hall / Library roof. Council may award the bid to the low bidder and issue a Notice to Proceed to the contractor receiving the award of bid. Funding for the project is available from the adopted FY2023 General Fund Capital Outlay budget \$145,000 and the Pascua Yaqui Tribe: American Rescue Plan Act (ARPA) Coronavirus State and Local Fiscal Recovery Funds (CSLFRF) \$27,776. If approved, the approved contractor will receive a Notice to Proceed. This replacement project is anticipated to be completed by January 31, 2023. Council may provide direction to the Town Manager / Clerk.

APPROVED

H. TOWN MANAGER/CLERK'S COMMENTS

I. COUNCILMEMBERS' COMMENTS

J. ADJOURNMENT