

MINUTES OF THE REGULAR MEETING
OF THE
TOWN OF GUADALUPE COUNCIL

A public meeting of the Town of Guadalupe Council was held on **THURSDAY, October 11, 2012, AT 7:00 P.M.**, 9241 South Avenida del Yaqui, Guadalupe, Arizona, in the Council Chambers. The following members of council were present:

Mayor A. Yolanda Solarez
Vice Mayor Laura Valencia
Councilmember Gloria Cota
Councilmember Angie Perez
Councilmember Andrew Sanchez
Councilmember Joe Sanchez
Absent:
Councilmember Saturnino Flores

Staff:

Town Manager, Bill Hernandez
Town Attorney, David Ledyard
Town Clerk, Rose Mary Arellano

- A. The meeting was CALLED TO ORDER by Mayor Yolanda Solarez..
- B. ROLL CALL taken and noted above.
- C. INVOCATION by Mayor A. Yolanda Solarez followed by the PLEDGE OF ALLEGIANCE.
- D. APPROVAL OF MINUTES - September 13, 2012

MOVED by Mayor A. Yolanda Solarez to approve the minutes as written.
SECONDED by Vice Mayor Laura Valencia.

MOTION CARRIED. 6 - 0

- E. CALL TO THE PUBLIC. An opportunity is provided to the public to address the Council on items that are not on agenda or included on the consent agenda. Citizens are requested not to exceed a three minute time period for their comments. A total of **5** 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.

- None.

F. DISCUSSION AND POSSIBLE ACTION ITEMS:

- 1. Award of Town Engineer Bid.

Discussion was held regarding the hourly rates which Bill Hernandez stated were in the same neighborhood of that of the former engineering firm, Tri-Core Engineering. The cost will be less with Sunrise Engineering because the executive engineer will not be the individual on the project field. as Vince Gibbons with Tri-Core had. Sunrise Engineering, Inc., only bid submitted.

MOVED by Mayor A. Yolanda Solarez to award town engineering services to Sunrise Engineering, Inc.

SECONDED by Councilmember Joe Sanchez.

MOTION CARRIED 6 - 0

2. Resolution 2012-15 - A Resolution of the Mayor and Town Council of the Town of Guadalupe Maricopa County, Arizona, authorizing the submission of an application for State Housing Funds (which may include federal funding through the HOME Investment Partnership Program or State Housing funds), certifying that said application meets the community's housing and community development needs and the requirements of the State Housing Programs, and authorizing all actions necessary to implement and complete the activities outlined in said application.

Bill Hernandez stated the town was notified that a new round of funding was available to meet the needs of the low-income population benefiting low-income households.

Mayor A. Yolanda Solarez read Resolution 2012-15 by title only.

MOVED by Mayor A. Yolanda Solarez to adopt Resolution 2012-15 authorizing the submission of an application for State Housing Funds.

SECONDED by Councilmember Joe Sanchez.

MOTION CARRIED 6 - 0

3. Housing Rehab Program - Bid approval for Armenta and for Uriarte rehab.

Bill Hernandez stated bids were submitted by two contractors, Tilmann Electric and Brocks Heating & Cooling. It was noted the bids for electrical came as estimated but the bids for HVAC came in much higher than estimated. He said Bock was contacted giving them the opportunity to adjust the bids, but declined. Staff solicited a bid from Chandler Air for HVAC. Staff recommended award the bid for electrical to Tilmann Electric for both the Armenta and the Uriarte home and to reject bid submitted by Ron Brock for HVAC work. Vice Mayor Valencia

asked why was Brock's bid so much higher. Bill Hernandez said he's seen it happen when the bidder is not familiar with the town or type of project.

David Ledyard, town attorney, stated council may award the bid for electrical work to Tilmann but must re-bid the HVAC work.

MOVED by Mayor A. Yolanda Solarez to award the bid for electrical work to Tilmann Electric and reject Ron Brock Heating & Cooling's bid for HVAC work and to also re-advertise for HVAC work for the Armenta and the Uriarte homes.
SECONDED by Vice Mayor Laura Valencia.

MOTION CARRIED 6 - 0

4. Resolution 2012-16 - A Resolution of the Mayor and Council of the Town of Guadalupe, Arizona, directing the Town Clerk to place upon the ballot at the March 12, 2013, election a proposition requesting the approval of the voters of the Town of Guadalupe to solicit bids for the sale of a certain parcel of real property generally described as the southeast corner of the intersection of Guadalupe Road and Avenida del Yaqui. Said parcel contains approximately 103,426 square feet and is sometimes referred to as the "Mercado".

Bill Hernandez reported the mercado was appraised exceeding \$500,000. He said the feasibility study on the development of a grocery projects \$200,000 in sales tax per year. There has been interstate interest but developers are not able to equip or supply proposed grocery stores. The property would have to be split with the north parking lot included in the sale of the Mercado. Upon council's approval by resolution the sale of the property would be placed on the primary election ballot in March, 2013. If the voters approved the sale then request for bids would be advertised. He said council's approval of the resolution does not commit council to sale the Mercado.

Mayor A. Yolanda Solarez read Resolution 2012-16 by title only.

MOVED by A. Yolanda Solarez to adopt Resolution 2012-16 directing the Town Clerk to place upon the ballot at the March 12, 2013, election a proposition requesting the approval of the voters of the Town of Guadalupe to solicit bids for the sale of a certain parcel of real property generally described as the southeast corner of the intersection of Guadalupe Road and Avenida del Yaqui.
SECONDED by Vice Mayor Laura Valencia

MOTION CARRIED. 6 - 0

5. Approval of Check Register for the month of August, 2012.
MOVED by Mayor A. Yolanda Solarez to approve August, 2012, check register.
SECONDED by Vice Mayor Laura Valencia.

MOTION CARRIED. 6 - 0

G. TOWN MANAGER'S REPORT.

Bill Hernandez announced the cemetery clean up event scheduled Saturday, October 20.

H. COMMENTS FROM THE COUNCIL.

- Councilmember Andrew Sanchez said he was happy to be present and thanked the audience for their attendance.
- Councilmember Angie Sanchez thanked the audience for their attendance..
- Councilmember Joe Sanchez - no comment.
- Councilmember Gloria Cota also thanked the audience for their attendance.
- Vice Mayor Laura Valencia thanked the audience for their attendance and also reported the town was granted \$349,000. for streets and sidewalks from CDAC.
- Mayor A. Yolanda Solarez announced a scholarship in the amount of \$2000 will be awarded in memorial of her, Jose Solarez, by Arizona Behavioral Health Corporation. She also said she petitions were received requesting the one-way streets be changed back to two-way traffic. She said staff is looking into the sign-in sheets of those attending the neighborhood meetings when designation of one-way streets was discussed because to her remembrance there were no oppositions. The petition also request trash pick be allowed to pick up on both sides of the street. She said there are liability issues that she and staff are concerned with, Staff and legal council will look into the petitioners request.

I. ADJOURNMENT.

MOVED by Mayor A. Yolanda Solarez to adjourn.
SECONDED by Vice Mayor Laura Valencia

MEETING ADJOURNED.