City of Phoenix

Minutes

Meeting Location:
City Council Chambers
200 W. Jefferson St.
Phoenix, Arizona 85003

186742

City Council Formal Meeting

Wednesday, September 3, 2025 **2:30 PM** **phoenix.gov**

CALL TO ORDER AND ROLL CALL

The Phoenix City Council convened in formal session on Wednesday, September 3, 2025 at 2:36 p.m. in the Council Chambers.

Present: 9 - Councilwoman Betty Guardado, Councilwoman Anna Hernandez, Councilwoman Kesha Hodge Washington, Councilwoman Laura Pastor, Councilman Kevin Robinson, Councilwoman Debra Stark, Councilman Jim Waring, Vice Mayor Ann O'Brien and Mayor Kate Gallego

Councilwomen Guardado and Hernandez attended the meeting virtually. Councilwoman Hernandez left the meeting during discussion on items 58 and 59. Councilwoman Stark left the meeting after the vote on Item 60.

Mayor Gallego acknowledged the presence of Mario Barajas and Elsie Duarte, Spanish interpreters. In Spanish, Mr. Barajas announced their availability to the audience.

An affidavit was presented to the Council by the City Clerk stating that copies of the titles of Ordinances G-7408 through G-7416, S-52234 through S-52255, and Resolution 22329 were available to the public in the office of the City Clerk at least 24 hours prior to this Council meeting and, therefore, may be read by title or agenda item only pursuant to the City Code.

References to attachments in these minutes relate to documents that were attached to the agenda.

City Attorney Julie Kriegh stated members of the public may speak for up to two minutes on agenda items and gave direction on appropriate decorum when

providing comments.

BOARDS AND COMMISSIONS

1 Mayor and Council Appointments to Boards and Commissions

Summary

This item transmits recommendations from the Mayor and Council for appointment or reappointment to City Boards and Commissions.

The following individuals were recommended for appointment/reappointment by Mayor Gallego and Councilmembers:

Central City Village Planning Committee

Appoint Elaine Becherer, filling a vacancy on the committee for a term to expire September 3, 2027, as recommended by Mayor Gallego.

Citizens Transportation Commission

Reappoint Sanjay Paul, serving his second term for a term to expire June 30, 2028, as recommended by Mayor Gallego.

Deer Valley Village Planning Committee

Appoint Leon Thomas, filling a vacancy on the committee for a term to expire September 3, 2027, as recommended by Councilwoman Stark.

Military Veterans Commission

Appoint Elizabeth Powers, filling a vacancy on the commission for a term to expire September 3, 2028, as recommended by Mayor Gallego.

A motion was made by Vice Mayor O'Brien, seconded by Councilwoman Stark, that this item be approved. The motion carried by the following voice vote:

Yes:	9 -	Councilwoman Guardado, Councilwoman Hernandez, Councilwoman Hodge Washington, Councilwoman Pastor, Councilman Robinson, Councilwoman Stark, Councilman Waring, Vice Mayor O'Brien and Mayor Gallego
No:	0	

Mayor Gallego administered the oath of office to the following appointees:

Sanjay Paul - Citizens Transportation Commission; and
Elizabeth Powers - Military Veterans Commission

Mayor Gallego invited the appointees to approach the dais so Council could extend their appreciation.

LIQUOR LICENSES, BINGO, AND OFF-TRACK BETTING LICENSE APPLICATIONS

Mayor Gallego requested a motion on liquor license items. A motion was made, as appears below.

A motion was made by Vice Mayor O'Brien, seconded by Councilwoman Stark, that items 2-19 be recommended for approval. The motion carried by the following voice vote:

Yes: 9 - Councilwoman Guardado, Councilwoman Hernandez, Councilwoman Hodge Washington, Councilwoman Pastor, Councilman Robinson, Councilwoman Stark, Councilman Waring, Vice Mayor O'Brien and Mayor Gallego

No: 0

2 Liquor License - Odin's Hall Meadery - District 1

Request for a liquor license. Arizona State License Application 353678.

Summary

Applicant
Mathew Howard, Agent

License Type
Series 1 - In-State Producer

Location
519 W. Lone Cactus Drive, Ste. 301
Zoning Classification: A-1
Council District: 1

This request is for a new liquor license for a wine and mead in-state producer. This location was not previously licensed for liquor sales and

does not have an interim permit. This business has plans to open in October 2025.

The 60-day limit for processing this application is September 14, 2025.

Pursuant to A.R.S. 4-203, consideration my be given only to the applicant's personal qualifications.

Other Active Liquor License Interest in Arizona
This applicant does not hold an interest in any other active liquor license in the State of Arizona.

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant's Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"I am of strong and good character including, coaching my Son's little league teams to build qualities in youth that last into adulthood, I am not an alcohol abuser and as such I have a clear standard with regard to responsible alcohol use and how to responsibly serve others. I am respected and ethical business owner in the Arizona community. I have thirty years of management and business ownership experience that will serve me in the leadership of my company. I adhere to and highly value the compliance and laws given to us in order to serve our clients with integrity."

Staff Recommendation
Staff recommends approval of this application.

Responsible Department
This item is submitted by Deputy City Manager Alan Stephenson and the

City Clerk Department.

This item was recommended for approval.

3 Liquor License - AC Element Hotel Phoenix North Norterra - District 1

Request for a liquor license. Arizona State License Application 349894.

Summary

Applicant
Lani Baker, Agent

License Type
Series 11 - Hotel

Location
25100 N. 22nd Lane
Zoning Classification: PUD
Council District: 1

This request is for a new liquor license for a hotel. This location was not previously licensed for liquor sales and does not have an interim permit. This business is currently under construction with plans to open in October 2025.

The 60-day limit for processing this application is September 8, 2025.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than 180 days.

Other Active Liquor License Interest in Arizona
The ownership of this business has an interest in other active liquor license(s) in the State of Arizona. This information is listed below and includes liquor license violations on file with the AZ Department of Liquor Licenses and Control and, for locations within the boundaries of Phoenix, the number of aggregate calls for police service within the last 12 months for the address listed.

Home2 By Hilton Phoenix Midtown + Tru By Hilton Phoenix Midtown (Series 7)
3150 N. Central Avenue, Phoenix
Calls for police service: 17
Liquor license violations: None

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant's Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"I am a controlling person on AZ liquor license 07070028609 for Home2 by Hilton Phoenix Midtown + Tru by Hilton Phoenix Midtown, 3150 North Central Avenue, Phoenix, which has operated without incident."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
"Guests of the hotel appreciate the ability to have a glass of wine or other spirit with friends and other guests when staying at AC Element Hotel. The requested Series 11 / Hotel liquor license will meet the needs of guests and ensure they are conveniently and substantially served on property."

Staff Recommendation
Staff recommends approval of this application noting the applicant must resolve any pending City of Phoenix building and zoning requirements, and be in compliance with the City of Phoenix Code and Ordinances.

Attachments
Attachment A - AC Element Hotel Phoenix North Norterra - Data
Attachment B - AC Element Hotel Phoenix North Norterra - Map

This item was recommended for approval.

4 Liquor License - The Grove Artisan Cafe and Bakery - District 2

Request for a liquor license. Arizona State License Application 353992.

Summary

Applicant
Jeffrey Miller, Agent

License Type
Series 12 - Restaurant

Location
5415 E. High Street, Ste.103
Zoning Classification: C-2 DRSP
Council District: 2

This request is for a new liquor license for a restaurant. This location was previously licensed for liquor sales and may currently operate with an interim permit.

The 60-day limit for processing this application is September 15, 2025.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the

application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than 180 days.

Other Active Liquor License Interest in Arizona
This applicant does not hold an interest in any other active liquor license in the State of Arizona.

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant's Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"We train all of our employees in responsible liquor service. We also conduct regular audits to ensure they comply."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
"The Grove Artisan Cafe and Bakery is a locally owned and operated coffee shop dedicated to serving exceptional coffee, artisan breads, fresh pastries, and handcrafted sandwiches. We pride ourselves on offering a warm, welcoming space where neighbors can gather, connect, and enjoy quality food and drink made with care."

Staff Recommendation
Staff recommends approval of this application.

Attachments
Attachment A - The Grove Artisan Cafe and Bakery - Data

Attachment B - The Grove Artisan Cafe and Bakery - Map

This item was recommended for approval.

5 Liquor License - Calitacos - District 3

Request for a liquor license. Arizona State License Application 352641.

Summary

Applicant
Andrea Lewkowitz, Agent

License Type
Series 12 - Restaurant

Location
245 E. Bell Road, Ste. A-2
Zoning Classification: C-2
Council District: 3

This request is for a new liquor license for a restaurant. This location was not previously licensed for liquor sales and does not have an interim permit.

The 60-day limit for processing this application is September 9, 2025.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than 180 days.

Other Active Liquor License Interest in Arizona
This applicant does not hold an interest in any other active liquor license

in the State of Arizona.

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant's Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"Applicant is committed to upholding the highest standards for business and maintaining compliance with applicable laws. Managers and staff will be trained in the techniques of legal and responsible alcohol sales and service."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
"Calitacos is a neighborhood restaurant featuring a variety of street tacos, burritos, tortas, and desserts in a family-friendly environment. Applicant would like to continue to offer guests 21 and over the opportunity to enjoy alcoholic beverages as an incident to the meals they enjoy."

Staff Recommendation
Staff recommends approval of this application.

Attachments
Attachment A - Calitacos - Data
Attachment B - Calitacos - Map

This item was recommended for approval.

6 Liquor License - Special Event - Cancer Support Community Arizona (October 4, 2025) - District 4

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant
Kayla Vucinich

Location
360 E. Palm Lane
Council District: 4

Function
Dinner

Date(s) - Time(s) / Expected Attendance
October 4, 2025 - 6 p.m. to 9 p.m. / 300 attendees

Staff Recommendation
Staff recommends approval of this application.

This item was recommended for approval.

7 Liquor License - Special Event - Cancer Support Community Arizona (November 1, 2025) - District 4

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant
Kayla Vucinich

Location
360 E. Palm Lane
Council District: 4

Function
Dinner and Dance

Date(s) - Time(s) / Expected Attendance
November 1, 2025 - 6 p.m. to 10 p.m. / 350 attendees

Staff Recommendation

Staff recommends approval of this application.

This item was recommended for approval.

8 Liquor License - Special Event - Teamsters Local 104 - District 4

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant
Dawn Schumann

Location
1202 W. Encanto Boulevard
Council District: 4

Function
Picnic

Date(s) - Time(s) / Expected Attendance
November 15, 2025 - 11 a.m. to 5 p.m. / 2,500 attendees

Staff Recommendation
Staff recommends approval of this application.

This item was recommended for approval.

9 Liquor License - Special Event - SS. Simon & Jude Cathedral Phoenix - District 5

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant
Erica Pulliam

Location
6351 N. 27th Avenue
Council District: 5

Function
Fall Festival

Date(s) - Time(s) / Expected Attendance
October 26, 2025 - Noon to 7 p.m. / 500 attendees

Staff Recommendation
Staff recommends approval of this application.

This item was recommended for approval.

10 Liquor License - Special Event - Madison District Educational Foundation, Inc. - District 6

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant
Margaret Dodd

Location
5601 N. 16th Street
Council District: 6

Function
Music and Food

Date(s) - Time(s) / Expected Attendance
September 20, 2025 - 6 p.m. to 11:30 p.m. / 500 attendees

Staff Recommendation
Staff recommends approval of this application.

This item was recommended for approval.

11 Liquor License - Headliners Sports Grill - District 6

Request for a liquor license. Arizona State License Application 352174.

Summary

Applicant

Amy Nations, Agent

License Type
Series 12 - Restaurant

Location
4142 E. Chandler Boulevard, Ste. 105
Zoning Classification: C-2 PCD
Council District: 6

This request is for a new liquor license for a restaurant. This location was previously licensed for liquor sales and may currently operate with an interim permit.

The 60-day limit for processing this application is September 6, 2025.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than 180 days.

Other Active Liquor License Interest in Arizona
This applicant does not hold an interest in any other active liquor license in the State of Arizona.

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant's Statement
The applicant submitted the following statement in support of this

application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
“New owner is an experienced business operator that has other successful businesses. The owner has attended basic and management liquor training. The employees will attend liquor training to ensure compliance with liquor laws.”

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
“This location has been a neighborhood favorite for many years. It has had a liquor license for many years as well. We would like to continue to offer the same great food, drinks, entertainment, and great people our neighbors have come to expect.”

Staff Recommendation
Staff recommends approval of this application noting the applicant must resolve any pending City of Phoenix building and zoning requirements, and be in compliance with the City of Phoenix Code and Ordinances.

Attachments
Attachment A - Headliners Sports Grill - Data
Attachment B - Headliners Sports Grill - Map

This item was recommended for approval.

12 Liquor License - Smidge Beverage Co. - District 7

Request for a liquor license. Arizona State License Application 349900.

Summary

Applicant
Adam O'Connor, Agent

License Type
Series 4 - Wholesaler

Location

1755 S. 75th Avenue, Ste. 125
Zoning Classification: A-1
Council District: 7

This request is for a new liquor license for a wholesaler. This location was not previously licensed for liquor sales and does not have an interim permit.

The 60-day limit for processing this application is September 5, 2025.

Pursuant to A.R.S. 4-203, consideration should be given only to the applicant's personal qualifications.

Other Active Liquor License Interest in Arizona
The ownership of this business has an interest in other active liquor license(s) in the State of Arizona. This information is listed below and includes: information about any liquor license violations on file with the AZ Department of Liquor Licenses and Control and, for locations within the boundaries of Phoenix, the number of aggregate calls for police service within the last 12 months for the address listed.

Smidge Beverage Co. (Series 4)
2440 W. Lincoln Street, Ste. 160 A-B, Phoenix
Calls for police service: 3
Liquor license violations: None

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant’s Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
“Applicant is committed to upholding the highest standards for alcohol

sales and service and is committed to uphold all laws and regulations."

Staff Recommendation
Staff recommends approval of this application.

Responsible Department
This item is submitted by Deputy City Manager Alan Stephenson and the City Clerk Department.

This item was recommended for approval.

13 Liquor License - Circle K Store #3384 - District 7

Request for a liquor license. Arizona State License Application 352493.

Summary

Applicant
Maria Burgess, Agent

License Type
Series 9 - Liquor Store

Location
9106 W. Lower Buckeye Road
Zoning Classification: C-2
Council District: 7

This request is for an ownership and location transfer of a liquor license for a liquor store. This location was not previously licensed for liquor sales and does not have an interim permit. This business is currently being remodeled with plans to open in April 2026.

The 60-day limit for processing this application is September 15, 2025.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the

application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than 180 days.

Other Active Liquor License Interest in Arizona
This information is not provided due to the multiple ownership interests held by the applicant in the State of Arizona.

Public Opinion
One letter protesting the issuance of this license has been received and is on file in the Office of the City Clerk. The letter is from a local resident. The resident does not support the issuance of the license because they feel that it will bring increased traffic, noise and light pollution, and crime to the area. Additionally, it is near a school and the resident is concerned about unknown consequences that could negatively impact the neighborhood.

Applicant's Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"Circle K requires all store personnel to attend an in-house training program. This training is designed to provide a safe and positive customer service environment. As part of the Circle K training program, we provide an Alcohol Training Program that meets the requirements of the Arizona Department of Liquor License Control. Employees must pass a test on Techniques of Alcohol Management that becomes part their employee file. Store Managers are required to attend additional in-house training and obtain certification from the Arizona Department of Liquor License Control. This certification requires submission of fingerprints and includes background investigation."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because: “It is Circle K's objective to provide a product, accessible in a convenient manner that meets the need of the surrounding community. Circle K's success depends on us being able to provide products that are in demand.”

Staff Recommendation
Staff gave careful consideration to the protest letter received, however after reviewing the application in its entirety staff is recommending approval of this application, noting the applicant must resolve any pending City of Phoenix building and zoning requirements, and be in compliance with the City of Phoenix Code and Ordinances.

Attachment A - Circle K Store #3384 - Data
Attachment B - Circle K Store #3384 - Map

Responsible Department
This item is submitted by Deputy City Manager Alan Stephenson and the City Clerk Department.

This item was recommended for approval.

14 Liquor License - Golden Oak Barbecue & Taproom - District 7

Request for a liquor license. Arizona State License Application 350585.

Summary

Applicant
David Valencia, Agent

License Type
Series 12 - Restaurant

Location
1326 N. Central Avenue, Ste. 101
Zoning Classification: DTC - Downtown Gateway
Council District: 7

This request is for a new liquor license for a restaurant. This location was previously licensed for liquor sales and does not have an interim permit.

The 60-day limit for processing this application is September 8, 2025.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than 180 days.

Other Active Liquor License Interest in Arizona
The ownership of this business has an interest in other active liquor license(s) in the State of Arizona. This information is listed below and includes liquor license violations on file with the AZ Department of Liquor Licenses and Control and, for locations within the boundaries of Phoenix, the number of aggregate calls for police service within the last 12 months for the address listed.

Oro Brewing Company (Series 7)
210 W. Main Street, Mesa
Calls for police service: N/A - not in Phoenix
Liquor license violations: None

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant's Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
“I currently hold a liquor license at my other business in Downtown Mesa. We, as ownership have about 20 years of hospitality experience operating establishments.”

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
“Our barbecue & taproom concept will enhance the dining experience to the downtown phoenix area.”

Staff Recommendation
Staff recommends approval of this application noting the applicant must resolve any pending City of Phoenix building and zoning requirements, and be in compliance with the City of Phoenix Code and Ordinances.

Attachments
Attachment A - Golden Oak Barbecue & Taproom - Data
Attachment B - Golden Oak Barbecue & Taproom - Map

This item was recommended for approval.

15 Liquor License - Soluna Eats - District 7

Request for a liquor license. Arizona State License Application 351016.

Summary

Applicant
Ashante Roberson, Agent

License Type
Series 12 - Restaurant

Location
1325 Grand Avenue, Ste. 6
Zoning Classification: C-2
Council District: 7

This request is for a new liquor license for a restaurant. This location was

not previously licensed for liquor sales and does not have an interim permit. This location requires a Use Permit to allow outdoor dining and outdoor alcohol consumption.

The 60-day limit for processing this application is September 12, 2025.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than 180 days.

Other Active Liquor License Interest in Arizona
This applicant does not hold an interest in any other active liquor license in the State of Arizona.

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant's Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"I posses the capability, reliability and qualification to hold a liquor license due to my strong background in food and beverage operations, consistent adherence to health and safety regulations and a proven track

record as a responsible business owner. My business, Soluna Eats is committed to upholding high operational standards while creating a culturally rich an inclusive dining experience for the community."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because: "The issuance of a liquor license will allow us to offer responsibly curated wine, beer and culturally inspired cocktails that enhances our guests' dining experience. This will aid in attracting more patrons to the area supporting surrounding businesses and contributing to the local economy. It also supports the growing demand for culturally authentic and responsibly operated dining establishments. Our establishment will serve as a welcoming and safe environment that celebrates diversity, wellness and the spirit of Phoenix."

Staff Recommendation
Staff recommends approval of this application noting the applicant must resolve any pending City of Phoenix building and zoning requirements, and be in compliance with the City of Phoenix Code and Ordinances.

Attachments
Attachment A - Soluna Eats - Data
Attachment B - Soluna Eats - Map

Responsible Department
This item is submitted by Deputy City Manager Alan Stephenson and the City Clerk Department.

This item was recommended for approval.

16 Liquor License - Special Event - Latino Pride Alliance - District 8

Request for a Series 15 - Special Event liquor license for the temporary sale of all liquors.

Summary

Applicant
Steve Gallardo

Location

113 N. 6th Street
Council District: 8

Function
Festival

Date(s) - Time(s) / Expected Attendance
October 4, 2025 - 4 p.m. to Midnight / 1,500 attendees

Staff Recommendation
Staff recommends approval of this application.

This item was recommended for approval.

17 Liquor License - Hilton Garden Inn Phoenix Airport North - District 8

Request for a liquor license. Arizona State License Application 351436.

Summary

Applicant
Andrea Lewkowitz, Agent

License Type
Series 11 - Hotel

Location
3838 E. Van Buren Street
Zoning Classification: C-3 H-R TOD-2
Council District: 8

This request is for a new liquor license for a hotel. This location was previously licensed for liquor sales and may currently operate with an interim permit.

The 60-day limit for processing this application is September 12, 2025.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the

community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than 180 days.

Other Active Liquor License Interest in Arizona
This information is not provided due to the multiple ownership interests held by the applicant in the State of Arizona.

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant's Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"Applicant is committed to upholding the highest standards to maintain compliance with applicable laws."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
"Applicant will manage Hilton Garden Inn Phoenix Airport North, which is a popular hotel amongst business and personal travelers in the heart of downtown Phoenix. Applicant would like to continue to offer alcoholic beverages to its guests 21 and over."

Staff Recommendation
Staff recommends approval of this application.

Attachments

Attachment A - Hilton Garden Inn Phoenix Airport North - Data
Attachment B - Hilton Garden Inn Phoenix Airport North - Map

This item was recommended for approval.

18 Liquor License - Hilton Garden Inn Phoenix Airport North Market - District 8

Request for a liquor license. Arizona State License Application 351418.

Summary

Applicant
Andrea Lewkowitz, Agent

License Type
Series 10 - Beer and Wine Store

Location
3838 E. Van Buren Street
Zoning Classification: C-3 H-R TOD-2
Council District: 8

This request is for a new liquor license for a convenience store located within a hotel. This location was previously licensed for liquor sales and may currently operate with an interim permit.

The 60-day limit for processing this application is September 13, 2025.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than 180 days.

Other Active Liquor License Interest in Arizona
This information is not provided due to the multiple ownership interests held by the applicant in the State of Arizona.

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant's Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"Applicant is committed to upholding the highest standards to maintain compliance with applicable laws. Managers and staff will be trained in the techniques of legal and responsible alcohol sales and service."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
"Applicant will manage the Hilton Garden Inn Phoenix Airport North Market, which offers food, beverage, souvenir and personal items for its hotel guests to purchase. Applicant would like to continue to offer beer and wine to customers 21 and over for purchase in its hotel market."

Staff Recommendation
Staff recommends approval of this application.

Attachments
Attachment A - Hilton Garden Inn Phoenix Airport North Market - Data
Attachment B - Hilton Garden Inn Phoenix Airport North Market - Map

This item was recommended for approval.

19 Liquor License - Prime Now/Amazon Fresh - District 8

Request for a liquor license. Arizona State License Application 353920.

Summary

Applicant
Andrea Lewkowitz, Agent

License Type
Series 9 - Liquor Store

Location
500 S. 48th Street
Zoning Classification: A-1
Council District: 8

This request is for a new liquor license for a liquor store. This location is currently licensed for liquor sales with a Series 9 - Liquor Store, liquor license and does not have an interim permit.

The 60-day limit for processing this application is September 13, 2025.

Pursuant to A.R.S. 4-203, a spirituous liquor license shall be issued only after satisfactory showing of the capability, qualifications and reliability of the applicant and that the public convenience and the best interest of the community will be substantially served by the issuance. If an application is filed for the issuance of a license for a location, that on the date the application is filed has a valid license of the same series issued at that location, there shall be a rebuttable presumption that the public convenience and best interest of the community at that location was established at the time the location was previously licensed. The presumption shall not apply once the licensed location has not been in use for more than 180 days.

Other Active Liquor License Interest in Arizona
The ownership of this business has an interest in other active liquor license(s) in the State of Arizona. This information is listed below and includes liquor license violations on file with the AZ Department of Liquor Licenses and Control and, for locations within the boundaries of Phoenix, the number of aggregate calls for police service within the last 12 months for the address listed.

Prime Now/Amazon Fresh (Series 9)
500 S. 48th Street, Phoenix
Calls for police service: 16
Liquor license violations: None

Public Opinion
No protest or support letters were received within the 20-day public comment period.

Applicant's Statement
The applicant submitted the following statement in support of this application. Spelling, grammar and punctuation in the statement are shown exactly as written by the applicant on the City Questionnaire.

I have the capability, reliability and qualifications to hold a liquor license because:
"Applicant is committed to upholding the highest standards to maintain compliance with applicable laws. Managers and staff will be trained in the techniques of legal and rsponsible alcohol sales."

The public convenience requires and the best interest of the community will be substantially served by the issuance of the liquor license because:
"Applicant currently operates with a series 9 liquor license at this location; only one license will be active at a time. Applicant will continue to meet the needs of the community with responsible sales and delivery of alcohol to customers 21 and over."

Staff Recommendation
Staff recommends approval of this application.

Attachments
Attachment A - Prime Now/Amazon Fresh - Data
Attachment B - Prime Now/Amazon Fresh - Map

This item was recommended for approval.

ORDINANCES, RESOLUTIONS, AND NEW BUSINESS

Mayor Gallego requested a motion on the remaining agenda items. A motion was made, as appears below.

Note: One electronic comment was submitted indicating a neutral position on Item 41.

A motion was made by Vice Mayor O'Brien, seconded by Councilwoman Stark, that items 20-60 be approved or adopted, except items 31, 38, 43 and 57-60; noting Item 56 is continued to the September 17, 2025 City Council Formal Meeting. The motion carried by the following vote:

Yes: 9 - Councilwoman Guardado, Councilwoman Hernandez, Councilwoman Hodge Washington, Councilwoman Pastor, Councilman Robinson, Councilwoman Stark, Councilman Waring, Vice Mayor O'Brien and Mayor Gallego

No: 0

Items 20-26, Ordinance S-52255 was a request to authorize the City Controller to disburse funds, up to amounts indicated for the purpose of paying vendors, contractors, claimants and others, and providing additional payment authority under certain existing city contracts. This section also requested continuing payment authority, up to amounts indicated below, for the following contracts, contract extensions and/or bids awarded. As indicated below, some items below require payment pursuant to Phoenix City Code Section 42-13.

20 EMS Technology Solutions, LLC

For $85,460 in payment authority for a new contract, entered on or about October 1, 2025, for a term of five years, for the Operative IQ Narcotics Tracking Module software as well as barcode printers, mobile device optical scanner, supply of labels and training for the Fire Department. The Operative IQ Narcotics Tracking Module and equipment will enhance the Fire Department's security measures surrounding controlled medications, improve detailed record-keeping of inventory levels and avoid member discrepancies to ensure compliance with state and federal regulations.

This item was adopted.

21 Maricopa Association of Governments

For $235,368 in payment authority for Fiscal Year 2025-26, Maricopa Association of Governments (MAG) membership dues and assessments for the Office of Government Relations, Public Works, Water Services, Human Services, and Homelessness Solutions departments. MAG is a Council of Governments and Metropolitan Planning Organization that provides regional planning and policy decisions in areas of transportation, air quality, and human services for the Metropolitan Phoenix area and the neighboring urbanized areas in Pinal County, containing the Town of Florence and City of Maricopa.

This item was adopted.

22 National League of Cities

For $51,410 in payment authority for Fiscal Year 2025-26 annual membership dues for the City of Phoenix. The National League of Cities (NLC) is an organization focused on strengthening local government. NLC provides training, educational programs and conferences. City officials have access to information and publications on federal regulations, solutions to problems, and future challenges. The City benefits from the NLC's efforts to ensure that local governments have influence in the White House, United States Congress, and other federal agencies.

This item was adopted.

23 Parks and Recreation Event-Related Services, Activities and Games

For $60,000 in payment authority to rent and secure event-related services, activities and games for various community events, beginning September 1, 2025, through December 31, 2025, hosted by the Parks and Recreation Department. These services support seasonal public events across multiple City parks and facilities, which include, but are not limited to; the rental of rides, games, and bounce houses, face painting, staging, live entertainment, and other various related services. These events are designed to provide safe, family-friendly recreation opportunities that promote community engagement and cultural enrichment for residents of all ages.

This item was adopted.

24 Settlement of Claim(s) Arizmendi Andrade v. City of Phoenix

To make an additional payment of up to $7,300 in settlement of claim(s) in *Arizmendi Andrade v. City of Phoenix*, 23-0584-001, GL, PD, for the Finance Department pursuant to Phoenix City Code Chapter 42. This is a settlement of a water main break claim involving the Water Services Department that occurred on January 5, 2024.

This item was adopted.

25 Settlement of Claim(s) Hamilton v. City of Phoenix

To make payment of up to $40,000 in settlement of claim(s) in *Hamilton v. City of Phoenix,* 22-1237-004, AU, BI, for the Finance Department pursuant to Phoenix City Code Chapter 42. This is a settlement of an automobile accident claim involving the Police Department that occurred on May 12, 2023.

This item was adopted.

26 Settlement of Claim(s) Siqueiros v. City of Phoenix

To make payment of up to $150,000 in settlement of claim(s) in *Siqueiros v. City of Phoenix*, CV2023-054369, 22-1225-00, AU, BI, for the Finance Department pursuant to Phoenix City Code Chapter 42. This is a settlement of an auto accident claim involving the Police Department that occurred on November 30, 2022.

This item was adopted.

27 Proposed Rancho Grande Annexation - Authorization to File - District 7

Request to authorize the City Manager, or the City Manager's designee, to file with the Maricopa County Recorder's Office a blank petition for a proposed annexation. This annexation was requested by M. Brennan Ray with the Ray Law Firm for the purpose of receiving City of Phoenix services. The proposed annexation conforms to current City policies and complies with Arizona Revised Statutes Section 9-471 regarding annexation.

Summary

Signatures on the proposed annexation petition shall not be obtained for a waiting period of 30 days after filing the blank petition with the Maricopa County Recorder. Additionally, a Public Hearing will be scheduled within this 30-day waiting period, permitting the City Council to gather

community input regarding the annexation proposal. Formal adoption of this proposed annexation will be considered at a later date.

Location
The proposed annexation area includes Parcels 104-83-014, 104-83-015, 104-83-016, and 104-83-017, located in the vicinity of 67th Avenue and Baseline Road (**Attachment A**). The annexation area is approximately 18.75 acres (0.0293 square miles) and the population estimate is 8.1 individuals.
Council District: 7

This item was approved.

28 Acceptance of an Easement for Drainage Purposes (Ordinance S-52243) - District 3

Request for the City Council to accept an easement for drainage purposes; further ordering the ordinance recorded. Legal descriptions are recorded via separate recording instrument.

Summary
Accepting the property interests below will meet the Planning and Development Department's Single Instrument Dedication Process requirement prior to releasing any permits to applicants.

Easement
MCR: 20250404952
Applicant and Grantor: New Promise Christian Fellowship; its successor and assigns
Date: July 15, 2025
Purpose: Drainage
Location: 12851 N. 19th Avenue
APN: 159-03-006A
File: FN 250047
Council District: 3

This item was adopted.

29 Acceptance and Dedication of Easements for Public Utility

Purposes (Ordinance S-52244) - Districts 7 & 8

Request for the City Council to accept and dedicate easements for public utility purposes; further ordering the ordinance recorded. Legal descriptions are recorded via separate recording instrument.

Summary

Accepting the property interests below will meet the Planning and Development Department's Single Instrument Dedication Process requirement prior to releasing any permits to applicants.

Easement (a)
MCR: 20250404957
Applicant and Grantor: 42nd Street Creta, LLC; its successor and assigns
Date: July 15, 2025
Purpose: Public Utility
Location: 521 W. Tamarisk Street
APN: 113-29-043C
File: 240067
Council District: 7

Easement (b)
MCR: 20250414157
Applicant and Grantor: Armando Martinez; its successor and assigns
Date: July 18, 2025
Purpose: Public Utility
Location: 821 E. Apollo Road
APN: 114-25-038B
File: 250053
Council District: 8

This item was adopted.

30 Authorization to License City-owned Real Property Near the 83rd and Southern Avenues Alignments for a Climate Station to the Arizona Department of Forestry and Fire Management (Ordinance S-52238) - Out of City

Request to authorize the City Manager, or his designee, to enter into a 10-year License Agreement with the Arizona Department of Forestry and

Fire Management (DFFM) to utilize a portion of unimproved City-owned land located in Tolleson, Arizona, near the intersection of 83rd and Southern avenues (if extended) for a Remote Automated Weather Station.

Summary

The DFFM will utilize approximately 100 square feet of City-owned vacant land located near the northeast corner of 83rd and Southern avenues in Tolleson, AZ. DFFM intends to install, operate and maintain a Remote Automated Weather Station (the Station). The Station, and other similar sites, will assist DFFM in producing predictive service integral to wildland fire management and risk assessment.

DFFM shall submit all plans for new equipment installation, upgrades, and fence installation for approval to the Wastewater Engineering and Construction Management team prior to seeking required permits.

The term of the license is 10 years beginning September 1, 2025, with two five-year options to extend. Due to the regulatory nature of the use and its public purpose, payment for the license is waived. DFFM will be responsible for all utility services and all costs related to operation and maintenance of the Station. Licensee will provide insurance and indemnification acceptable to the City's Risk Management Division and Law Department.

The license may be cancelled pursuant to Arizona Revised Statutes 38-511, or either party may cancel upon 60 days prior written notice. The license may contain other terms and conditions deemed necessary by the City.

Contract Term

The term of the License Agreement is 10 years, beginning September 1, 2025, with two five-year options to extend.

Location

North of the northeast corner of 83rd and Southern avenues if each were extended, Tolleson, AZ.
District: Out of City

This item was adopted.

32 Buy-Up Voluntary Vision Plan - RFP HR 20-108 - Amendment (Ordinance S-52235) - Citywide

Request to authorize the City Manager, or his designee, to execute an amendment to Contract 152983 with Metropolitan Life Insurance Company dba MetLife to extend contract term. Further request to authorize the City Controller to disburse all funds related to this item. No additional funds are needed; request to continue using Ordinance S-46807.

Summary

This contract will provide optional vision insurance that employees may elect. The premiums are fully paid by the employee through payroll deduction. It may be desired by employees who do not enroll in the medical plans that include vision coverage, or it can be used as a supplemental benefit by employees enrolled in the medical plans.

Contract Term

Upon approval, the contract will be extended through December 31, 2026.

Financial Impact

The aggregate value of the contract will not exceed $15,000,000, and no additional funds are needed.

Concurrence/Previous Council Action

The City Council previously reviewed this request:
Buy-Up Voluntary Vision Plan - Contract 152983 (Ordinance S-46807) June 24, 2020.

This item was adopted.

33 Worker's Compensation Bill Review Services Contract - RFP 24-0436 - Request for Award (Ordinance S-52237) - Citywide

Request to authorize the City Manager, or his designee, to enter into a contract with Corvel Healthcare Corporation to provide Worker's Compensation Bill Review Services for the Human Resources Department. Further request to authorize the City Controller to disburse all funds related to this item. The total value of the contract will not

exceed $9,000,000.

Summary
This contract will provide Worker's Compensation Bill Review Services, which will include review and re-pricing of medical bills and payments for City employees who have sustained an injury arising out of or in the course of performing their job duties while employed with the City. The City's Human Resources Department Safety Division is responsible for managing a full range of workforce services to include oversight of the Worker's Compensation program. The Worker's Compensation section has an overall mission to support care of industrial injury benefits under the Worker's Compensation program for City employees.

This item has been reviewed and approved by the Information Technology Services Department.

Procurement Information
A Request for Proposal procurement was processed in accordance with City of Phoenix Administrative Regulation 3.10.

Six vendors submitted proposals deemed responsive and responsible. An evaluation committee of City staff evaluated those offers based on the following criteria with a maximum possible point total of 1,000:

Qualifications, Experience and References (0-300 points)
Method of Approach (0-375 points)
Pricing (0-325 points)

After reaching consensus, the evaluation committee recommends award to the following vendor:

Corvel Healthcare Corporation

Contract Term
The contract will begin on or about January 1, 2026, for a five-year term with no options to extend.

Financial Impact

The aggregate contract value will not exceed $9,000,000. Funding is available in the Worker's Compensation Trust Fund.

This item was adopted.

34 Electronic Monitoring Products & Services (Home Detention Program) Contract - COOP 26-0080 Request for Award (Ordinance S-52234) - Citywide

Request to authorize the City Manager, or his designee, to enter into a contract with Sentinel Offender Services, LLC to provide Electronic Monitoring Products & Services for the Law Department. A cooperative contract was established by the State of Arizona under contract CTR073944. There is no financial impact to the City's General Fund.

Summary

This contract is used by the Law Department's Home Detention Program to provide electronic monitoring as permitted by Arizona law and City code. This program is an ongoing, existing program that was authorized by the Phoenix City Council in 2004 (P.C.C. § 2-100) as an alternative to jail for many misdemeanor, first offenses, and first and second DUI offenses. Since its inception, this program has monitored over 16,000 offenders. The beneficial impact of this program allows the City to avoid incurred costs that is otherwise required when offenders are housed in a jail/detention facility.

Procurement Information

In accordance with Administrative Regulation 3.10, standard competition was waived as a result of an approved Determination Memo based on the following reason: Special Circumstances Alternative Competition. The City has a contract (156439) via a cooperative agreement. The Department is requesting to move from the current contract as the underlying master agreement is expired and enter into a new agreement under contract CTR073944 to avoid interruption of services.

Contract Term

The contract will begin on or about September 3, 2025, and will continue through December 13, 2026, with four one-year options to extend.

Financial Impact

There is no financial impact to the City's General Fund and all financial responsibility is directly between the offender and Sentinel Services, LLC.

This item was adopted.

35 Salt River Pima-Maricopa Indian Community Gaming Grant (Ordinance S-52246) - Citywide

Request to authorize the City Manager, or his designee, to apply for and accept up to $477,000 in new funding from the Salt River Pima-Maricopa Indian Community under the 2026 funding cycle. Further request authorization for the City Treasurer to accept and the City Controller to disburse funds as directed by the Salt River Pima-Maricopa Indian Community in connection with these grants.

Summary

The Salt River Pima-Maricopa Indian Community 12 Percent Gaming grant application process is by invitation only. The tribe will select and identify which municipalities and local non-profits to invite to apply for funding consideration. An invitation to apply is not a guarantee that the application will be selected for funding by the tribe. Salt River Pima-Maricopa Indian Community does not consider multi-year capital campaign projects.

If awarded, the funds would be applied, as directed by Salt River Pima-Maricopa Indian Community, towards the following:

<u>City Application</u>

Office of Arts and Culture, S'edav Va'aki (formerly Pueblo Grande) Museum: $242,000 for the continuation and renovation of the main gallery exhibit. The Museum is committed to providing the best visitor experience possible, which includes updated and relevant information about the pre-contact inhabitants of the Salt River Valley, their descendants currently residing in the Salt River Pima Maricopa Indian Community and the Gila River Indian Community, and connections to the history and development of Phoenix. Over the last three years, with previous grant funding, the Museum has renovated both main galleries and with stakeholder and Tribal consultation, have created a new

interpretive vision and exhibit plan. Funding will provide the opportunity to create interactive exhibit elements, reproduction artifacts (in place of those objects that Tribal partners have requested to no longer be exhibited), videos, text panels with graphic elements, including original artwork where necessary, custom object mounts, to ensure the safety of certain artifacts, and gallery hardware, video screen, section dividers, tables/counters for interactive elements and benches.

Non-Profit Applications

Arizona Humane Society: $85,000 for the Pet Resource Center and Emergency Medical Technicians, which are two of their most essential, people-centered programs. These departments directly strengthen public safety and social service outcomes by supporting vulnerable Maricopa County residents facing financial hardship, housing instability, or other crises that impact their ability to care for a pet. Funding will sustain these critical services, ensuring continued access to humane, community-based interventions that align with the community's priorities.

Native American Connections (NAC): $150,000 for permanent supportive housing operations for five housing sites with a total of 335 residential units and a management and direct care staff of 35. Permanent supportive housing sites serve chronically homeless, disabled, minimal income residents and offer intensive case management, with low case load ratios, and wraparound services. These five housing sites grew out of NAC's work as a non-profit Urban Indian Organization striving to maintain a continuum of culturally competent services for Native American clients and residents.

The gaming compact entered into by the State of Arizona and various tribes calls for 12 percent of gaming revenue to be contributed to cities, towns, and counties for government services that benefit the public, including public safety, mitigation of impacts of gaming, and promotion of commerce and economic development. The Salt River Pima-Maricopa Indian Community will notify the City, by resolution of the Tribal Council, if it desires to convey to the City or nonprofit a portion of its annual 12 percent local revenue-sharing contribution.

Financial Impact

There is no budgetary impact to the City and no general-purpose funds are required. Entities that receive gaming grants are responsible for the management of those funds.

This item was adopted.

36 Transfer of Retirement Funds to Arizona State Retirement System (Ordinance S-52239) - Citywide

Request to authorize the City Manager, or his designee, to transfer retirement funds for Morgan Mucha in the amount of $12,228.23 to the Arizona State Retirement System. Further request to authorize the City Controller to disburse the funds.

Summary

Pursuant to Arizona Revised Statutes, Sections 38-730 and 38-322, retirement service credits for former members of the City of Phoenix Employees' Retirement System (COPERS) may be transferred to the Arizona State Retirement System upon approval by the City Council. The following former City of Phoenix employee has requested transfer of the balance of her credited service:

Mucha, Morgan: $12,228.23

Concurrence/Previous Council Action

This item was approved by the COPERS Board at the August 7, 2025 meeting.

This item was adopted.

37 Transfer of Retirement Funds to Arizona State Retirement System (Ordinance S-52240) - Citywide

Request to authorize the City Manager, or his designee, to transfer retirement funds for Elizabeth Thompson in the amount of $48,719.95 to the Arizona State Retirement System. Further request to authorize the City Controller to disburse the funds.

Summary

Pursuant to Arizona Revised Statutes, Sections 38-730 and 38-322, retirement service credits for former members of the City of Phoenix

Employees' Retirement System (COPERS) may be transferred to the Arizona State Retirement System upon approval by the City Council. The following former City of Phoenix employee has requested transfer of the balance of her credited service:

Thompson, Elizabeth: $48,719.95

Concurrence/Previous Council Action
This item was approved by the COPERS Board at the August 7, 2025 meeting.

This item was adopted.

39 Amend Ordinance S-52177 for Senior Bridge Project (Ordinance S-52253) - District 8 & Citywide

Request authorization for the City Manager or the City Manager's designee to amend Ordinance S-52177 to increase funding in an amount not to exceed $750,000 to support the Senior Bridge Affordable Housing Project. Further request the City Controller to disburse all funds related to this item for the life of the contract.

Summary
The City of Phoenix is contributing $750,000 in American Rescue Plan Act (ARPA) interest funds to bridge a financial gap in the Senior Bridge Affordable Housing Project. This funding is in addition to previously authorized funding which includes $6 million via an Intergovernmental Agreement (IGA) with Maricopa County and $3,015,746 via a funding agreement with the Phoenix Community Development and Investment Corporation (PCDIC), for a total grant value of up to $9,765,746.

Contract Term
The term of the Contract will remain as stated in the July 2, 2025, Council action.

Financial Impact
Funding in the amount not to exceed $750,000 will be provided through the City’s allocation of ARPA interest funds. There is no impact to the General Fund.

Concurrence/Previous Council Action

The Council previously reviewed and approved the following:

On December 18, 2024, the City Council approved the Intergovernmental Agreement (IGA) with Maricopa County and related projects with Ordinance S-51553, including the award of up to $6 million in funding from the IGA for the Senior Bridge to Steel & Spark, LLC with Ordinance S-51553.

On March 26, 2025, the City Council authorized changes to the Senior Bridge Project scope and substitution of Senior Bridge, LLC as developer with Ordinance S-51736.

On July 2, 2025, the City Council authorized additional changes to Senior Bridge Project scope and term, and entry into a funding agreement with PCDIC with Ordinance S-52177 for the Senior Bridge project.

Location

Senior Bridge, 2853 E. Van Buren Street
Council Districts: 8 and Citywide

This item was adopted.

40 Bibliotheca, LLC - Library Equipment Maintenance and Support Contract - RFA 25-0688 Request for Award (Ordinance S-52252) - Citywide

Request to authorize the City Manager, or his designee, to enter into a contract with Bibliotheca, LLC, to provide equipment, maintenance and repair services for the Library Department. Further request to authorize the City Controller to disburse all funds related to this item. The total value of the contract will not exceed $3,000,000.

Summary

This contract will provide the library branches with security products, services and annual maintenance of the existing equipment. The library branches utilize self-check kiosks and building occupancy management such as radio frequency identification (RFID) tags, pads and security gates. Bibliotheca security products allow the library to maintain accurate inventory, manage the check-in/out of all library materials and provide theft-deterrent capabilities. Ongoing maintenance and support are critical

to ensure system functionality, timely software upgrades and replacement of outdated equipment. Without this contract, libraries may experience disruptions in core services such as automated check-in and sorting of books and materials, potentially resulting in longer wait times, increased manual processing and higher risk of materials being lost or unavailable to the public. This agreement will help ensure uninterrupted library operation and continued access to efficient, user-friendly services for the community.

This item has been reviewed and approved by the Information Technology Services Department.

Procurement Information

In accordance with Administrative Regulation 3.10, standard competition was waived as a result of an approved Determination Memo based on the following reason: Special Circumstances Without Competition. Bibliotheca's proprietary hardware and software support essential functions such as inventory management, check-in/out processes, and theft deterrence. Only Bibliotheca can maintain this equipment due to its proprietary nature. Switching providers would necessitate replacing all RFID-based equipment and retraining staff on a new system, which would be highly disruptive and costly.

Contract Term

The contract will begin on or about October 1, 2025, for a five-year term with a one-year option to extend.

Financial Impact

The aggregate contract value will not exceed $3,000,000 for the aggregate term. Funding is available in the Library Department's operating budget.

This item was adopted.

41 Playgrounds, Splash Pads, and Outdoor Fitness and Related Equipment - Contract - COOP 26-0039 Request for Award (Ordinance S-52241) - Citywide

Request to authorize the City Manager, or his designee, to enter into a

contract with Dave Bang Associates, Inc. to provide playgrounds, splash pads, and outdoor fitness and related equipment, as well as repair of such equipment, for citywide departments. Further request to authorize the City Controller to disburse all funds related to this item. The total value of the contracts will not exceed $1,500,000.

Summary

This contract will provide playgrounds, splash pads, outdoor fitness, and related equipment to enhance and support the quality of recreational programs and services for Phoenix residents. The contract will also provide repair of such equipment, which is nearing the end of its lifecycle. This contract is for citywide use and will be primarily used by the Aviation, Human Services, and the Parks and Recreation Departments. The Parks and Recreation Department is anticipated to be the largest user of this contract.

Procurement Information

In accordance with Administrative Regulation 3.10, standard competition was waived as a result of an approved Determination Memo based on the following reason: Special Circumstances Alternative Competition. The City is a member of Mohave Educational Services Cooperative (MESC) and this contract was awarded through a competitive process, consistent with the City's processes, as set forth in Phoenix City Code Chapter 43. Utilization of this agreement allows the City to benefit from MESC government pricing and volume discounts.

Contract Term

The contract will begin on or about February 22, 2026, for a four-year term with a one-year option to extend.

Financial Impact

The total contract value will not exceed $1,500,000 for the aggregate term. Funding is available in the various departments' operating budgets.

This item was adopted.

42 Tillage and Turf Installation Services Contract - PKS-IFB-26-0042 - Request for Award (Ordinance S-52248) - Citywide

Request to authorize the City Manager, or his designee, to enter into contracts with Andrus Properties Inc. and Turf Equipment Source to provide tillage and turf installation services for the Parks and Recreation Department. Further request to authorize the City Controller to disburse all funds related to this item. The total value of the contracts will not exceed $2,000,000.

Summary

These contracts will provide tillage and turf installation services for the Parks and Recreation Department for parks and fields throughout the City. These services will include both scheduled turf installation projects and as-needed soil preparation and turf replacement at outdoor recreational facilities. The contracts are essential to ensuring that turf covered areas remain safe, healthy, and adequately maintained for public use.

Procurement Information

An Invitation for Bid was processed in accordance with City of Phoenix Administrative Regulation 3.10.

Three vendors submitted bids deemed to be responsive to posted specifications and responsible to provide the required goods and services. Following an evaluation based on price, the procurement officer recommends award to the following vendors:

Selected Bidders

Andrus Properties Inc.

Turf Equipment Source

Contract Term

The contracts will begin on or about October 1, 2025, for a five-year term with no options to extend.

Financial Impact

The aggregate contracts' value will not exceed $2,000,000.

Funding is available in the Parks and Recreation Department's budget.

This item was adopted.

44 Participation at Consumer Electronics Show (CES 2026) (Ordinance S-52254) - Citywide

Request to authorize City Manager, or the City Manager's designee, to authorize participation at the 2026 Consumer Electronics Show (CES 2026) in Las Vegas, from January 6 through 9, 2026. Further request authorization for the City Treasurer to accept funds from participating booth sponsors to offset costs associated with CES 2026 convention expenses, and for the City Controller to disburse funds associated with this request. The total value of CES 2026 convention efforts will not exceed $75,000.

Summary

Phoenix first attended CES in 2025 with a delegation of more than 20 members, including multiple start-ups, established businesses, higher education, and regional and state partners. These companies received tremendous exposure, including media attention and secured contacts that have helped them establish funding sources and new customers. As a U.S. city participant, Phoenix was part of the Global Village, further establishing the City as a technology-forward community that competes on an international stage. Significant interest and success from last year's participation has led Phoenix to pursue attending this global event frequented by over 142,000 attendees last year.

During last year's event, staff attended more than 250 meetings with U.S. and international companies, many of which are considering expanding or relocating in the United States. Staff was also able to make connections for existing Phoenix businesses who are looking for partnership, funding, or collaboration opportunities. Further, staff presented in several forums that showcased Phoenix as a thriving technology and entrepreneurial hub to attract companies and skilled workers. The event provides staff the opportunity to attract new business, secure investments, and promote the City's innovative ecosystem. This trade show also provides a location to meet with startups, investors, and Fortune 500 companies in one location, connecting with decision makers who will determine the next expansion or relocation site for business.

Phoenix’s continued presence at CES 2026 will help to further strengthen

the City’s reputation as a technology-forward community, while supporting local businesses in showcasing their products and capabilities. This participation directly aligns with Phoenix's efforts to attract and expand technology companies, demonstrating why the City is the premier destination for world-class business. This investment will assist the Community and Economic Development Department (CEDD) to continue to generate qualified prospects to create a pipeline of businesses considering expansions and/or relocations to Phoenix through a multi-faceted marketing approach targeted at high-wage, high-tech companies.

CES 2026 is focused on AI, Digital Health, Vehicle Technology, and Advanced Air Mobility, aligning with Phoenix attraction efforts.

Financial Impact

Funding to participate in CES 2026 will not exceed $75,000. Funding is available in the Community and Economic Development Department's operating budget.

This item was adopted.

45 Lease with M3 Partners, LLC - PCC16-01 - Amendment (Ordinance S-52242) - Districts 7 & 8

Request to authorize the City Manager, or his designee, to execute amendment to Contract 152835 with M3 Partners, LLC (M3) to extend the contract term and continued use of Ordinance S-41926. Further request to authorize the City Treasurer to accept, and the City Controller to disburse, all funds related to this item. The contract is estimated to produce $353,705.68 in revenue to the City over the 10-year aggregate term.

Summary

This lease is for two UPS Stores that provide necessary services for downtown Phoenix businesses and Phoenix Convention Center Department (PCCD) clients and attendees. M3 (Tenant) currently leases approximately 879 square feet of retail space in the PCCD North Building and 1,627 square feet of retail plus storage space in the West Building. These UPS stores are an essential resource for PCCD clients, offering 125 mailboxes and a wide range of business and guest services. Having an on-site UPS store ensures that event organizers, exhibitors, attendees

have immediate access to shipping, receiving, printing, and other logistical services that directly support PCCD operations and enhance the customer experience. Additionally, it provides logistical services, support, and amenities to other downtown businesses and residents. Over the life of the current contract, the store has expanded its amenities to meet evolving client needs, including copier rental services, mobility scooter rentals, Health Insurance Portability and Accountability Act-compliant shredding, luggage check service, and pay-per-use computer rentals. The UPS Store consistently receives positive feedback from PCCD clients and the downtown community.

Contract Term

Upon approval, the lease will be extended from September 1, 2025, through August 31, 2030, for a five-year term with one, five-year option to extend.

Financial Impact

The Tenant will pay approximately $353,705.68 in revenue to the City, over the aggregate 10-year extension.

Concurrence/Previous Council Action

The City Council previously reviewed this request:

Authorization to enter into contract with The UPS Store for retail lease at Phoenix Convention Center Department Contract 152835 (Ordinance S-41926) on July 1, 2015.

Location

Phoenix Convention Center, 100 N. 3rd Street

Council Districts: 7 and 8

This item was adopted.

46 Request Authorization to Use Preserve Land at Ludden Mountain Located along Happy Valley Road and West of 55th Avenue (Ordinance S-52247) - District 1

Request City Council authorization for the use of preserve land at Ludden Mountain, as legally described in **Attachment A**, to accommodate improvements associated with the Happy Valley Road project between 67th and 35th avenues. These improvements will support essential

drainage, trail, and landscaping infrastructure to enhance public access.

Summary

The Street Transportation Department, in coordination with the Parks and Recreation Department, is advancing a federally funded improvement project along Happy Valley Road within a City-owned parcel known as Ludden Mountain, located along Happy Valley Road and west of 55th Avenue. The project includes drainage improvements, a multi-use trail, retention basins, landscaping, and a driveway for a potential future trailhead that will partially encroach on designated preserve property as shown in **Attachment B**. Efforts have been made to minimize the impact to the Ludden Mountain Preserve including inventory and salvage of existing trees and native plants, and hydroseeding with native plant seed. City Council authorization is required to permit this use in accordance with City Charter provisions and preserve land management protocols.

Financial Impact

This action has no financial impact to the City of Phoenix.

Concurrence/Previous Council Action

On June 2, 2021, City Council passed Ordinance S-47648 for Happy Valley Road: 67th to 35th avenues Improvements - Engineering Services - ST85100437.

On October 27, 2021, City Council passed Ordinance S-48019 for Project Agreement with Maricopa Association of Governments to Accept and Disburse Regional Transportation Funds.

On May 11, 2022, City Council passed Ordinance S-48555 for Acquisition of Real Property for Roadway Improvements Along West Happy Valley Road from 35th to 67th avenues.

On July 3, 2023, City Council passed Ordinance S-50067 for Authorization to Accept and Disburse Legislative Appropriations Transportation Funding for Roadway Improvements on Happy Valley Road, 67th to 35th avenues.

On March 5, 2025, City Council passed Ordinance S-51687 for Authorization to Accept and Disburse Funds for Happy Valley Road: 67th to 35th avenues Roadway Improvements - Design Build Services - ST85100437.

Location
North side of Happy Valley Road between 62nd and 55th avenues.
Council District 1

This item was adopted.

47 North Valley Parkway and Sonoran Wash Bridge - Engineering Services - ST85110174 (Ordinance S-52249) - District 2

Request to authorize the City Manager, or his designee, to enter into an agreement with Kimley-Horn and Associates, Inc. to provide Engineering Services that include design and possible construction administration and inspection for the North Valley Parkway and Sonoran Wash Bridge project. Further request to authorize execution of amendments to the agreement as necessary within the Council-approved expenditure authority as provided below, and for the City Controller to disburse all funds related to this item. The total fee for services will not exceed $2,325,331.74.

Additionally, request to authorize the City Manager, or his designee, to take all action as may be necessary or appropriate and to execute all design and construction agreements, licenses, permits, and requests for utility services related to the development, design and construction of the project. Such utility services include, but are not limited to: electrical, water, sewer, natural gas, telecommunication, cable television, railroads, and other modes of transportation. Further request the City Council to grant an exception to Phoenix City Code 42-20 to authorize inclusion in the documents pertaining to this transaction of indemnification and assumption of liability provisions that otherwise should be prohibited by Phoenix City Code 42-18. This authorization excludes any transaction involving an interest in real property.

Summary
The purpose of this project is to provide Engineering services for the North Valley Parkway and Sonoran Wash Bridge project. Services will include final design, and possible construction administration and inspection. This project is located across the Sonoran Wash that aligns with North Valley Parkway between Dixileta Drive and Rancho Tierra Drive.

Kimley-Horn and Associates, Inc.'s services include, but are not limited to:
Design and prepare project plans and specifications
Conducting geotechnical engineering and investigations of project site
Investigate and design utilities and infrastructure for project development
Coordinate tasks with various stakeholders including the City Environmental and Right-of-Way teams
Provide cost estimates
Coordinate with Construction Manager at Risk in developing design documents
Review of and recommendations regarding cost models/Guaranteed Maximum Price proposals
Assist in value engineering process
Participate in City coordinated public information and community outreach as required
Construction Administration and Inspection

Procurement Information
The selection was made using a qualifications-based selection process set forth in Section 34-603 of the Arizona Revised Statutes (A.R.S.). In accordance with A.R.S. Section 34-603(H), the City may not publicly release information on proposals received or the scoring results until an agreement is awarded. Three firms submitted proposals and are listed below**.**

Selected Firm
Rank 1: Kimley-Horn and Associates, Inc.

Additional Proposers
Rank 2: T.Y. Lin International, Inc.
Rank 3: GHD Inc.

Contract Term
The term of the agreement is five years from the issuance of the Notice to Proceed. Work scope identified and incorporated into the agreement prior to the end of the term may be agreed to by the parties, and work may extend past the termination of the agreement. No additional changes

may be executed after the end of the term.

Financial Impact
The agreement value for Kimley-Horn and Associates, Inc. will not exceed $2,325,331.74, including all subconsultant and reimbursable costs.

Funding is available in the Street Transportation Department's Capital Improvement Program. The Budget and Research Department will separately review and approve funding availability prior to execution of any amendments. Payments may be made up to agreement limits for all rendered agreement services, which may extend past the agreement termination.

Location
North Valley Parkway between Dixileta Drive and Rancho Tierra Drive, and the Sonoran Wash.
Council District: 2

This item was adopted.

48 **AMR Equipment, Software Support, Upgrades, and Maintenance - RFA-2425-WMD-686 - Request for Award (Ordinance S-52236) - Citywide**

Request to authorize the City Manager, or the City Manager's designee, to enter into a contract with Itron, Inc. to provide automatic meter reading equipment, software support, upgrades, and maintenance for the Water Services Department. Further request to authorize the City Controller to disburse all funds related to this item. The total value of the contract will not exceed $73.5 million.

Summary
The City uses Itron meter reading devices on all metered accounts in the Water Distribution System. This contract will provide necessary equipment and service to support the Itron meter reading devices, which includes the following: automatic meter reading (AMR) equipment, components, Temetra meter reading software and upgrades, as well as contractual and warranty support services for Field Collection System.

This item has been reviewed and approved by the Information Technology Services Department.

Procurement Information

In accordance with Administrative Regulation 3.10, standard competition was waived as a result of an approved Special Circumstances Without Competition Determination Memo based on the following reason: the AMR water meters installed within the City of Phoenix are equipped with hardware and software proprietary to Itron, Inc., making them incompatible with AMR equipment from other manufacturers. Itron, Inc. is the single source provider for this proprietary equipment and software. Further request the City Council to grant an exception to Phoenix City Code 42-18 to authorize inclusion in the documents pertaining to this transaction of indemnification and liability waiver provisions that would otherwise be prohibited.

Contract Term

The contract will begin on or about July 1, 2025, for a seven-year term with two one-year options to extend.

Financial Impact

The aggregate contract value will not exceed $73.5 million for the seven-year plus two one-year-options aggregate term.

Funding is available in the Water Services Department's Operating and Capital Improvement Program budgets.

This item was adopted.

49 Amend City Code - Ordinance Adoption - Rezoning Application Z-154-24-2 - Northwest Corner of 22nd Street and Quail Avenue (Ordinance G-7412) - District 2

Request to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-154-24-2, and rezone the site from S-1 DVAO (Ranch or Farm Residence, Deer Valley Airport Overlay District) to CP/GCP DVAO (Commerce Park District, General Commerce Park Option, Deer Valley Airport Overlay District) to allow a warehouse.

Summary
Current Zoning: S-1 DVAO
Proposed Zoning: CP/GCP DVAO
Acreage: 2.53
Proposal: Warehouse

Owner: Mako's LLC c/o Jesus Fernando Maldonado
Applicant/Representative: Randy Marks, Rezio LLC

Staff Recommendation: Approval, subject to stipulations.
VPC Action: The Paradise Valley Village Planning Committee heard this item on July 7, 2025, and recommended approval, per staff recommendation, by a vote of 10-0.
PC Action: The Planning Commission heard this item on August 7, 2025, and recommended approval, per the Paradise Valley Village Planning Committee recommendation, by a vote of 7-0.

Location
Northwest corner of 22nd Street and Quail Avenue
Council District: 2
Parcel Address: 21220 N. 22nd Street

This item was adopted.

50 Amend City Code - Ordinance Adoption - Rezoning Application Z-146-24-4 - Northeast Corner Black Canyon Highway and Indianola Avenue (Ordinance G-7409) - District 4

Request to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-146-24-4, and rezone the site from R-4A (Multifamily Residence - General), R-5 (Multifamily Residence District - Restricted Commercial), C-3 (General Commercial), and P-1 (Passenger Automobile Parking, Limited) to C-O/G-O (Commercial Office District, General Office Option) to allow an office.

Summary
Current Zoning: R-4A (0.06-acres), R-5 (0.61-acres), C-3 (0.68-acres), and P-1 (1.06 acres)
Proposed Zoning: C-O/G-O

Acreage: 2.41 acres
Proposal: Office

Owner: Rosemead Properties, Inc.
Applicant/Representative: William Gasque, Civil Design Solutions, L.L.C.

Staff Recommendation: Approval, subject to stipulations.
VPC Action: The Alhambra Village Planning Committee was scheduled to hear this item on July 22, 2025 for recommendation; however, there was no quorum.
PC Action: The Planning Commission heard this case on August 7, 2025, and recommended approval, per the staff recommendation, by a vote of 7 to 0.

Location
Northeast corner of Black Canyon Highway and Indianola Avenue.
Council District: 4
Parcel Address: 3805, 3829, and 3839 N. Black Canyon Highway; and 2434 W. Indianola Avenue

Responsible Department
This item is submitted by Deputy City Manager Alan Stephenson and the Planning and Development Department.

This item was adopted.

51 Amend City Code - Ordinance Adoption - Rezoning Application Z-167-24-4 - Approximately 95 Feet East of the Northeast Corner of 2nd Avenue and Osborn Road (Ordinance G-7411) - District 4

Request to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-167-24-4, and rezone the site from C-1 TOD-1 (Neighborhood Retail, Interim Transit-Oriented Zoning Overlay District One) to C-2 TOD-1 (Intermediate Commercial, Interim Transit-Oriented Zoning Overlay District One) to allow a bar/restaurant.

Summary
Current Zoning: C-1 TOD-1

Proposed Zoning: C-2 TOD-1
Acreage: 0.57-acres
Proposal: Bar/Restaurant

Owner: 130 W Osborn Rd LLC
Applicant/Representative: Lauren Proper Potter, Huellmantel & Affiliates

Staff Recommendation: Approval, subject to stipulations.
VPC Action: The Encanto Village Planning Committee heard this case on July 7, 2025, and recommended approval, per the staff recommendation, by a vote of 10-0.
PC Action: The Planning Commission heard this case on August 7, 2025, and recommended approval, per the Encanto Village Planning Committee recommendation, by a vote of 7-0.

Location
Approximately 95 feet east of the northeast corner of 2nd Avenue and Osborn Road
Council District: 4
Parcel Address: 120 and 124 W. Osborn Road

This item was adopted.

52 Amend City Code - Ordinance Adoption - Rezoning Application Z-25-25-4 - Approximately 670 Feet East of the Northeast Corner of 12th Street and Campbell Avenue (Ordinance G-7410) - District 4

Request to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-25-25-4 and rezone the site from R1-6 (Single-Family Residence District) and R-3 (Multifamily Residence District) to R-3 (Multifamily Residence District) to allow multifamily residential.

Summary
Current Zoning: R1-6 (0.64-acres) and R-3 (0.64-acres)
Proposed Zoning: R-3
Acreage: 1.28
Proposal: Multifamily residential

Owner: David Aller, Wayne Properties, LLC
Applicant: David Ross, Ross Design Group, LLC

Representative: Timothy Brown, Architect, Ross Design Group, LLC

Staff Recommendation: Approval, subject to stipulations.
VPC Action: The Camelback East Village Planning Committee heard this item on June 3, 2025, and recommended a continuance, by a vote of 17-0.
VPC Action: The Camelback East Village Planning Committee heard this item on July 1, 2025, and recommended approval, per the staff recommendation, by a vote of 13-0.
PC Action: The Planning Commission heard this item on August 7, 2025, and recommended approval, per the Camelback East Village Planning Committee recommendation, by a vote of 7-0.

Location
Approximately 670 feet east of the northeast corner of 12th Street and Campbell Avenue
Council District: 4
Parcel Address: 1306 E. Campbell Avenue

This item was adopted.

53 Amend City Code - Ordinance Adoption - Rezoning Application Z-35-25-7 - Approximately 554 Feet South of the Southeast Corner of 69th Avenue and Van Buren Street (Ordinance G-7413) - District 7

Request to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-35-25-7, and rezone the site from RE-43 (One-Family Residence) to A-1 (Light Industrial District) to allow truck and semi-trailer parking, and rental parking.

Summary
Current Zoning: RE-43
Proposed Zoning: A-1
Acreage: 2.13 acres
Proposed Use: Truck and semi-trailer parking and rental parking

Owner: Encino Pallets, LLC c/o Lauro Navarro
Applicant/Representative: Shaine Alleman, Tiffany & Bosco, P.A.

Staff Recommendation: Approval, subject to stipulations.
VPC Action: The Estrella Village Planning Committee heard this item on July 15, 2025, and recommended approval, per the staff recommendation, by a vote of 4-0.
PC Action: The Planning Commission heard this item on August 7, 2025, and recommended approval, per the Estrella Village Planning Committee recommendation with direction, by a vote of 7-0.

Location
Approximately 554 feet south of the southeast corner of 69th Avenue and Van Buren Street
Council District: 7
Parcel Address: 115 and 129 N. 69th Avenue

This item was adopted.

54 Modification of Stipulation Request for Ratification of Planning Commission Action - PHO-1-25--Z-232-85-4(7) - Southeast Corner of 26th Avenue and Polk Street - District 7

Request to authorize the City Manager, or the City Manager's designee, to approve the Planning Commission's recommendation without further hearing by the City Council on matters heard by the Planning Hearing Officer on May 21, 2025 and the Planning Commission on August 7, 2025. This ratification requires formal action only.

Summary
Application: PHO-1-25--Z-232-85-4(7)
Existing Zoning: C-2 and C-3
Acreage: 2.99

Owner: JC Hurts Properties, LLC/VMAP Properties, LLC
Applicant/Representative/Appellant: David Hughes, EPS Group, Inc.

Proposal: Request to delete Stipulation 1 regarding site access from Van Buren Street.

VPC Action: The Estrella Village Planning Committee heard the item on May 20, 2025 and recommended approval, by a vote of 4-0.
PHO Action: The Planning Hearing Officer heard the item on May 21,

2025 and recommended approval with a modification.
PC Action: The Planning Commission heard the item on August 7, 2025 and recommended approval, per the Estrella Village Planning Committee recommendation, with a modification, by a vote of 7-0-1.

Location
Southeast corner of 26th Avenue and Polk Street
Council District: 7
Parcel Address: 441 N. 26th Avenue

This item was approved.

55 Amend City Code - Ordinance Adoption - Application PHO-1-25--Z-14-16-8 - Northeast Corner of 59th Avenue and Baseline Road (Ordinance G-7408) - District 8

Request to authorize the City Manager, or the City Manager's designee, to approve the Planning Commission's recommendation without further hearing by the City Council on matters heard by the Planning Hearing Officer on May 21, 2025, and the Planning Commission on August 7, 2025.

Summary
Application: PHO-1-25--Z-14-16-8
Existing Zoning: C-1
Acreage: 3.94

Owner: Walter Brown Jr., 59th & Baseline Holdings LLC
Applicant: Erik Baker, Chick-fil-A, Inc.
Representative: David Openshaw, 4G Development & Consulting, Inc.
Appellant: Jon S. Kimoto, on behalf of Laveen Citizens for Responsible Development (LCRD)

Proposal: Request to modify Stipulation One regarding general conformance with the site plan and elevations date stamped June 21, 2016.

VPC Action: The Laveen Village Planning Committee heard this item on May 12, 2025 and recommended approval, by a vote of 10-3.

PHO Action: The Planning Hearing Officer recommended heard this item on May 21, 2025 and recommended approval with a modification and additional stipulations.
PC Action: The Planning Commission heard this item on August 7, 2025 and recommended approval, per the PHO recommendation, with an additional stipulation, by a vote of 8-0.

Location
Northeast corner of 59th Avenue and Baseline Road
Council District: 8
Parcel Address: 7575 S. 59th Avenue; and 5850 and 5880 W. Baseline roads

This item was adopted.

56 ***REQUEST TO CONTINUE (SEE ATTACHED MEMO)* Public Hearing - Abandonment Appeal of Hearing Officer Decision - ABND 250004 - 817 W. Madison Street - District 7**

Abandonment: 250004 (**Attachment A**)
Project: 05-205
Abandonment Applicant: Greenman Law/Jordan Greenman
Date of Abandonment Hearing Officer's Decision: May 15, 2025
Appellant: Greenman Law/Jordan Greenman

Summary
Rationale: Appellant is the original Applicant for abandonment, and is appealing the Hearing Officer's DENIAL of the request to abandon the east 20 feet of the 45-foot right-of-way lying westerly of lot 19, APN 112-05-016A. The Appellant's narrative, the hearing summary, and the original staff report have been attached (**Attachments B and C**) for consideration by City Council.

Location
Generally located at 817 W. Madison Street
Council District: 7

This item was continued to the September 17, 2025 City Council Formal Meeting.

31 Mediator Pool Contracts - RFQu 24-0393 Request for Award (Ordinance S-52251) - Citywide

Request to authorize the City Manager, or his designee, to enter into contracts with Avril Hogan Coaching and Mediation, LLC and Marlee Raible to provide professional mediation services for the Office of Accountability and Transparency (OAT). Further request to authorize the City Controller to disburse all funds related to this item. The total value of the contracts will not exceed $300,000.

Summary

The mission of the Office of Accountability and Transparency (OAT) is to review Phoenix Police Department administrative investigations, commendations and complaints about the Phoenix Police Department. These contracts will provide the City with professional mediators to be utilized by OAT to conduct impartial mediation and assist in the mediation process of complaints received by OAT and eligible for OAT's voluntary mediation program. The contractors will provide services including the following: facilitating conversations, using mediation techniques between complainants and members of the Phoenix Police Department, collecting post-mediation evaluations, and participating in training specific to mediating complaints involving police and civilians.

Procurement Information

A Request for Qualifications procurement was processed in accordance with Administrative Regulation 3.10 to establish a Qualified Vendor List (QVL).

Six offerors submitted qualifications and all were deemed to be responsive and responsible. An evaluation committee of City staff evaluated those offers based on the following minimum qualifications:
Qualifications - 0 - 350 points
Experience - 0 - 350 points
Capability - 0 - 300 points

After reaching consensus, the evaluation committee recommended award to the following offerors:
Avril Hogan Coaching and Mediation, LLC, 750 points
Marlee Raible, 750 points

Contract Term

The contracts will begin on or about September 15, 2025, for a five-year term with no options to extend.

Financial Impact
The aggregate value of the contracts will not exceed $300,000. Funding is available in the Office of Accountability and Transparency's operating budget.

Discussion
Vice Mayor O'Brien made a motion to adopt Item 31.

Councilwoman Stark seconded the motion.

Councilwoman Hernandez commented her understanding of the Office of Accountability and Transparency (OAT) was built around demands from community organizations, family members and others based on police misconduct.

OAT Director Shannon Johanni replied that was her understanding that it was a City response to the community.

Councilwoman Hernandez questioned how mediation would result in more accountability in the Police Department in regards to changing behavior among police officers so misconduct could be reduced.

Ms. Johanni responded the intention of the mediation program was to serve for one-to-one accountability for individual police officers to sit with community members to facilitate a conversation. She gave a hypothetical on how this program would work, and that it would allow an explanation for actions committed.

Councilwoman Hernandez inquired if OAT currently had a staff member that served in that mediator role between the department and the community,

Ms. Johanni answered OAT had a Director of Mediation, and noted it was one employee. She explained if the section was fully-staffed there would be 15 employees, and added one employee would not be able to sustain

the demand among thousands of police officers.

Councilwoman Hernandez questioned how many cases the OAT Mediation section handled in the past year.

Ms. Johanni replied there were five department level mediations, and talked about how these types of mediations can address systemic issues. She discussed how police officers were going through a mediation program through the Police Department and added once the section is running fully, OAT would not be able to tell what the exact demand will be. She commented there were other jurisdictions that had similar programs that were successful.

Councilwoman Hernandez asked for confirmation this would be a new program that would be up and running if approved with the goal being a higher demand for one-on-one mediation cases between a complainant and a police officer.

Ms. Johanni responded that was correct.

Councilwoman Hernandez inquired about other jurisdictions with similar programs and where those programs are funded through.

Ms. Johanni answered she did not have that information at the time, and would need to research the major jurisdictions with these programs. She explained under the OAT ordinance, mediation was a mandate and that was why this program would be under the OAT budget.

Councilwoman Hernandez requested clarification the OAT ordinance adopted last year had a mandate to have a mediation program built into the department.

Ms. Johanni replied the mandate was in both versions of the ordinance, and explained the ordinance adopted in May 2021 had language of assist in mediation while the ordinance adopted in May 2024 was amended to say conduct mediation.

Councilwoman Hernandez questioned if this program was still something

the community wanted to see in the office.

Ms. Johanni discussed working on the details of this program so once the program was active for the community to discuss the availability of the program it could then be implemented. She talked about the appropriateness of the program depending on each incident, and advocated for successful outcomes from the program. She discussed other jurisdictions having success with similar programs for the community.

Councilwoman Hernandez inquired if there was a timeline for when the mediation program would need to be active.

Ms. Johanni answered there was no specific time dictated for this mandate, and talked about the steps she had made since joining OAT to get this program running. She discussed the amount of time needed working with multiple departments and added OAT was very close to implementing this program.

Councilwoman Hernandez thanked Ms. Johanni for her responses, and talked about her concerns for voting in favor of this item. She commented there needed to be more data in terms of how success would be measured, and requested more time to work with OAT to determine those measures. She requested before implementing this program that more information would be provided to Council in regards to community demand, and inquired about more uses for these funds to assist community members. She commented she would not feel comfortable moving forward with this contract if those demands were not implemented.

Councilwoman Hernandez made a substitute motion that prior to approving this contract with Avril Hogan Coaching and Mediation Council require OAT to come back and provide data on communication on this particular mediation program. She added OAT should demonstrate how the expenditure aligns with their mission to ensure accountability for police violence as well as explore alternative uses of the funds that would go directly to support harmed community members. She also wanted to assess

the feasibility of shifting the financial responsibility for any mediation services to the Phoenix Police Department's current budget instead of keeping it under OAT.

The substitute motion did not receive a second.

Deputy City Manager Ginger Spencer thanked Councilwoman Hernandez for her comments, and added OAT would take those comments into consideration. She noted the mediation program was mandated in the OAT ordinance in both forms, and added this contract would supplement the services of the office to continue to grow the mediation program. She stated the funds for this program would come from the OAT budget and would only be used if the City needed to go outside and use an external mediator. She requested Council approve this item today, and mentioned the mediations that had happened so far have resulted in positive responses from those involved in the process.

Councilwoman Hernandez thanked Ms. Spencer for that information, and said she would be working with her on the mediation process to ensure proper success.

Mayor Gallego stated it was a Council priority at the time to have this mediation program, and mentioned the equivalent OAT Director in Denver shared how their mediation program had been helpful. She discussed an example of an instance when this program was used, and that it allowed for a full understanding of the instance and allowed both sides to learn from each other.

Councilwoman Hodge Washington asked for confirmation that mediation was codified in City Code and how many mediations has the City had per year.

Ms. Johanni confirmed there were five department-level mediations done over the past year, and noted individual officer mediations could not occur until the operations order was in place. She mentioned OAT was still working on the framework in place.

Councilwoman Hodge Washington questioned if OAT was still working on

the framework or the framework already in place.

Ms. Johanni replied OAT was still working on the framework in place and talked about working with the Police Department on how to collect information and other parameters.

Councilwoman Hodge Washington inquired about one employee currently handling mediations, and asked if the volume of mediations might stress the need for outside vendors to assist the City in future mediations.

Ms. Johanni responded that was correct.

Councilwoman Hodge Washington questioned how long it would take to get the additional information requested by councilmembers.

Ms. Johanni responded that information could be provided within a week.

Councilwoman Hernandez clarified she was not opposed to a mediation program, and stressed she wanted the program to be the least emotional impact to the community member.

Ms. Johanni stated that was the focus of OAT, and added the mediators would receive robust training similar to the Civilian Review Board. She talked about future training schedules for the mediators and discussed the parameters of how the one-on-one mediations would work.

Councilwoman Hodge Washington mentioned mediations in the legal world were voluntary based, and said both sides would need to voluntary meet in that capacity. She asked if that would be similar to the OAT mediation program.

Ms. Johanni replied yes, it would be voluntary and confidential.

Councilwoman Hodge Washington talked about how discussions during these meetings would not be used in future proceedings and there would be some level of protection.

Ms. Johanni responded yes, there was State statute that covered and assured the discussions would be protected by confidentiality.

Mayor Gallego mentioned Councilman Robinson had been working with professional mediators on an important mediation program as well, and thanked him for his leadership on this.

A motion was made by Vice Mayor O'Brien, seconded by Councilwoman Stark, that this item be adopted. The motion carried by the following vote:

Yes: 7 - Councilwoman Guardado, Councilwoman Hodge Washington, Councilwoman Pastor, Councilman Robinson, Councilwoman Stark, Vice Mayor O'Brien and Mayor Gallego

No: 2 - Councilwoman Hernandez and Councilman Waring

38 Intergovernmental Agreement Amendment with Arizona State University and its Rob and Melani Walton Sustainability Solutions Service for Greenhouse Gas Emissions Inventories (Ordinance S-52250) - Citywide

Request to authorize the City Manager, or his designee, to amend Intergovernmental Agreement No. 156928 with the Arizona State University Rob and Melani Walton Sustainability Solution Service to conduct Greenhouse Gas Emissions Inventories for City operations and community-wide for the year 2024 and to update previous inventories. Further request authorization for the City Controller to disburse all funds related to this item. The aggregate expenditures of this amendment will not exceed $113,000.

Summary

The Office of Environmental Programs (OEP) is proposing to amend an existing Intergovernmental Agreement (IGA) with the Arizona State University Rob and Melani Walton Sustainability Solutions Service (ASU) for consultant services to calculate 2024 Greenhouse Gas (GHG) emissions based on most recent available data. ASU has conducted GHG inventories for City operations and community-wide since 2012. ASU reviews the data provided by the City and measures emission reductions to track the City’s progress on meeting its GHG reduction goals. OEP conducts GHG inventories every two years.

The scope of this IGA is to update the municipal operations and community GHG emissions inventories with calendar year 2024 data. Additionally, the scope has been expanded to update the existing GHG emissions inventories to allow for the City to compare GHG emissions across all previous inventories. By executing this IGA amendment, OEP will have the capability to engage ASU as needed to help calculate Greenhouse Gas (GHG) emissions as part of updating the Climate Action Plan in the fall of 2025.

Contract Term
The term of the IGA is from August 15, 2022 through August 14, 2026. The GHG inventory work included in the amendment will be completed prior to August 14, 2026.

Financial Impact
The aggregate expenditures of this agreement amendment will not exceed $113,000. Funding is available in the Office of Environmental Programs from Air Quality/Climate general funds.

Previous Council Action
The City Council previously approved:
On March 23, 2022, the City Council approved the original Intergovernmental Agreement. (Ordinance S-48402)
On November 1, 2023, the City Council approved an amendment to increase budget and expand the Scope of Work to include the 2022 Greenhouse Gas Emissions Inventories. (Ordinance S-47588)

Discussion
Vice Mayor O'Brien made a motion to adopt Item 38.

Councilwoman Stark seconded the motion.

Leonard Clark spoke in favor, and thanked those who donated to Arizona State University. He talked about climate change being a problem for Phoenix, and asked Council to vote in favor of this item.

Mayor Gallego talked about the importance of Phoenix being a

data-driven city, and said this partnership with Arizona State University would allow the City to make smart decisions.

A motion was made by Vice Mayor O'Brien, seconded by Councilwoman Stark, that this item be adopted. The motion carried by the following vote:

Yes: 9 - Councilwoman Guardado, Councilwoman Hernandez, Councilwoman Hodge Washington, Councilwoman Pastor, Councilman Robinson, Councilwoman Stark, Councilman Waring, Vice Mayor O'Brien and Mayor Gallego

No: 0

43 One-Stop System Memorandum of Understanding and Infrastructure Funding Agreement (Ordinance S-52245) - Citywide

Request to authorize the City Manager, or the City Manager's designee, to enter into a Memorandum of Understanding (MOU) with the ARIZONA@WORK City of Phoenix Workforce System Partners (Partners) on behalf of the Phoenix Business and Workforce Development Board (Board). The MOU includes an Infrastructure Funding Agreement (IFA) that outlines the infrastructure and shared costs between the Partners. The City will receive approximately $784,120 in funds from the Partners annually to be incorporated into the City's Workforce Innovation and Opportunity Act (WIOA) budget. The City will be responsible for expenditures in an amount not to exceed $2,440,000 over the term of the agreements. Further request authorization for the City Treasurer to accept, and for the City Controller to disburse, all funds related to this item. There is no impact to the General Fund.

Summary

The Board is a local workforce development board established under WIOA and is required by the legislation to work with the Chief Elected Official to negotiate and execute an MOU with all Partners to govern the operation of ARIZONA@WORK Job Centers and the One-Stop delivery system in Phoenix. The Board developed the MOU through local discussion and negotiation with the Partners and includes provisions that:

Describe how various services will be coordinated and delivered through the One-Stop delivery system.

Describe the methods for referring individuals between the Partners.
Ensure that the One-Stop delivery system is accessible and inclusive.
Provide a legal and operational framework for the One-Stop system.
Provide a plan for how the Board and Partners will fund shared costs.

The IFA maintains transparency and accountability in use of funds, and includes definitions of the following:

Infrastructure costs: the non-personnel costs necessary for the operation of the ARIZONA@WORK City of Phoenix Job Centers (comprehensive and affiliate), such as technology, pre-employment skills assessments, business services, and referrals to Partners.

Shared costs: the common operating costs and communal services necessary for the operation of the ARIZONA@WORK City of Phoenix One-Stop System, such as the One-Stop Operator, virtual lobby management tool, and Partner co-enrollment activities.

Shared costs are currently paid solely by the City using WIOA funding. Upon execution of the MOU/IFA, shared costs will be a joint responsibility from all the Partners and calculated using the number of full-time employees providing workforce services for the Partners at One-Stop centers.

The Partners that participated in discussions and negotiations to develop the MOU include:

WIOA Title IB Adult, Dislocated Worker, and Youth Programs: City's Human Services Department, Chicanos Por La Causa, Jewish Family and Children's Services, Neighborhood Ministries, and the Valley of the Sun YMCA.

WIOA Title II Adult Education Programs: Arizona Department of Education on behalf of Arizona Center for Youth Resources, Friendly House, Literacy Phoenix, and Rio Salado College.

WIOA Title III Wagner-Peyser Programs: Arizona Department of Economic Security (DES), Employment Services.

WIOA Title IV Vocational Rehabilitation: DES, Rehabilitations Services Administration.

Senior Community Service Employment Program: AARP Foundation.

U.S. Department of Housing and Urban Development: City's Housing Department.

Trade Adjustment Assistances and Jobs for Veterans State Grants:
DES, Employment Services.

Contract Term
If approved, the three-year term of the MOU/IFA will be effective July 1, 2025 through June, 30, 2028.

Financial Impact
Funding received from Partners will reimburse the City's WIOA program. The aggregate value of expenditures to be disbursed through this agreement shall not exceed $2,440,000. Funding is available from the City's allocation of WIOA federal grant funds. There is no impact to the General Fund.

Concurrence/Previous Council Action
This item was approved at the Phoenix Business and Workforce Development Board meeting on May 8, 2025.

Discussion
Vice Mayor O'Brien made a motion to adopt Item 43.

Councilwoman Stark seconded the motion.

Mayor Gallego announced Councilman Waring would not participate in this item due to a potential conflict of interest and said this item would support necessary career and job training services for residents. She thanked economic developers and the Phoenix Business and Workforce Development Board for helping residents and employers find the workforce they need.

A motion was made by Vice Mayor O'Brien, seconded by Councilwoman Stark, that this item be adopted. The motion carried by the following vote:

Yes:	8 -	Councilwoman Guardado, Councilwoman Hernandez, Councilwoman Hodge Washington, Councilwoman Pastor, Councilman Robinson, Councilwoman Stark, Vice Mayor O'Brien and Mayor Gallego
No:	0	
Conflict:	1 -	Councilman Waring

57 Public Hearing and Ordinance Adoption - Rezoning Application Z-100-24-3 - Southeast Corner of 21st Place and Eugie Terrace (Ordinance G-7414) - District 3

Request to hold a public hearing and consider amending the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-100-24-3, and rezone the site from R-3 (Multifamily Residence District) to R-5 (Multifamily Residence District - Restricted Commercial) to allow multifamily residential.

Summary

Current Zoning: R-3
Proposed Zoning: R-5
Acreage: 1.01 acres
Proposal: Multifamily residential

Owner: Amit Netzach, Netzach Investments LLC
Applicant/Representative: Randy Marks, Rezio LLC

Staff Recommendation: Approval, subject to stipulations.
VPC Action: The Paradise Valley Village Planning Committee heard this item on July 7, 2025, and recommended denial with direction, by a vote of 9-1.
PC Action: The Planning Commission heard this item on August 7, 2025, and recommended approval, per the staff recommendation, by a vote of 6-2.
The Planning Commission recommendation was appealed by a community member on August 14, 2025.

Location

Southeast corner of 21st Place and Eugie Terrace
Council District: 3
Parcel Address: 13431 N. 21st Place

Discussion

Mayor Gallego confirmed a staff report was not needed then declared the public hearing open.

Randy Marks spoke in favor, and mentioned this was a proposed rezoning at 13425 North 21st Place to rezone from R-3 to R-5 zoning to allow for a modern multi-family development. He described the proposed development being four stories with one level parking and 24 apartment units, and said the proposed rezoning would allow for the amount of parking spaces needed for this development. He discussed the community outreach he had done over the past six to nine months and said he was available for questions.

Richard Bocardo spoke in opposition, and mentioned he had been living at 13435 North 21st Place for 42 years. He mentioned he had spoke in opposition at the Paradise Valley Village Planning Committee for this rezoning case, and spoke in opposition at the Planning Commission. He talked about submitting his appeal to the Planning Commission ruling, and suggested there were other neighbors in opposition to this because of the height of the development. He gave a brief presentation showing how this development would affect the neighborhood and his property. He talked about his concerns with the need for extra parking, and commented there could be cars parked on the street outside of the property. He expressed his concerns with privacy, and highlighted there would be balconies on the third and fourth floors of the development.

Mayor Gallego declared the public hearing closed.

Councilwoman Stark questioned if the R-3 zoning remained in place, the developer could build a higher building and the zoning would be similar to R-5.

Planning and Development Deputy Director Tricia Gomes replied that was correct, both zoning options would have the ability for four stories and 48 feet.

Councilwoman Stark talked about R1-8 zoning, and said a developer could build a two story building on that.

Ms. Gomes stated that was correct.

Councilwoman Stark commented she appreciated the comments in

opposition, and noted the developer could build the same height on the current zoning. She discussed the need for more housing in Phoenix, and talked about the increase in multi-family and single family residences over the past eight years. She highlighted the need for stipulations to mitigate any negative impacts to surrounding neighborhoods and that new development blends in. She stated the developer addressed those concerns, and discussed how housing has improved for residents in Phoenix.

The hearing was held. A motion was made by Councilwoman Stark, seconded by Vice Mayor O'Brien, that this item be approved per the Planning Commission recommendation with adoption of the related ordinance. The motion carried by the following vote:

Yes:	9 -	Councilwoman Guardado, Councilwoman Hernandez, Councilwoman Hodge Washington, Councilwoman Pastor, Councilman Robinson, Councilwoman Stark, Councilman Waring, Vice Mayor O'Brien and Mayor Gallego
No:	0	

Discussion

Note: Councilwoman Hernandez left the Chambers and the voting body.

Mayor Gallego mentioned items 58 and 59 were related, and there would be one public hearing for both items with separate votes. She noted the applicant and the appellant would be given five minutes each to provide testimony, with additional speakers having two minutes each to provide testimony.

Planning and Development Deputy Director Tricia Gomes gave a brief presentation on the zoning cases, and explained Item 58 was a request to change the General Plan Use Designation and Item 59 was a request to rezone 14.37 acres to allow multi-family residential. She displayed the surrounding zoning to the proposed development, and stated there would be 188 one and two bedroom units on the site. She said there was one point of ingress and egress from Baseline Road, and displayed images of what the proposed development would look like. She mentioned the South Mountain Village Planning Committee heard both items and approved Item 58 per the staff recommendation by a vote of 7-4, and Item 59 was denied as filed and with approval of R-2 zoning with a deleted stipulation and a modified stipulation by a

vote of 6-5. She noted the Planning Commission heard both items and approved Item 58 per the South Mountain Village Planning Committee recommendation by a vote of 8-0, and approved Item 59 per the staff recommendation by a vote of 7-1. She explained the Planning Commission recommendation was appealed by a community member on August 13th due to concerns with the notice requirements, and concluded staff recommended approval of items 58 and 59 per the Planning Commission recommendation.

Councilwoman Hodge Washington requested clarification if the Planning Commission removed the South Mountain Village Planning Committee's recommendation regarding the R-2 designation.

Ms. Gomes clarified that was correct, the Planning Commission approved per the staff recommendation of R-3.

Mayor Gallego clarified there would be five minutes for the appellant, and noted anyone can speak during those five minutes but they would not be allowed to speak for two minutes if they spoke during that time.

Brittany Conklin spoke in opposition, and mentioned she appealed the zoning approval. She gave a brief presentation on community opposition to the project, and talked about the outreach she did in the community. She suggested most people she spoke to in the community did not know about the project, and those that did were in opposition. She discussed her concerns with traffic and safety in the area, and commented this project would worsen congestion on the roads. She noted her concerns with emergency services for this area, suggesting response times could be delayed. She discussed how there was too much housing and a lack of retail in the area, and added high density rental units did not fit with the rural lifestyle of south Phoenix. She asked Council to deny this rezoning or request a continuance to a future Formal meeting.

Brian Greathouse spoke in favor on behalf of the applicant, and talked about how Taylor Morrison had a brand called Yardly that offered housing between a traditional single family home and a traditional multi-family home development. He gave a presentation displaying land use transitions in the area around the proposed development, and noted this request would be a gated and professionally managed single family for rent community. He commented most buildings will be one story, and highlighted the amenities offered in the

proposed development. He stated this development would provide needed housing and a housing variety in the community, and discussed the neighborhood outreach performed in the area. He asked Council to vote in favor, and mentioned he had information regarding traffic in the area if Council would like to see that.

Councilwoman Hodge Washington asked Mr. Greathouse if he could address the concerns raised by Ms. Conklin.

Mr. Greathouse explained a traffic would be required for certain developments if they meet a threshold. He stated this proposed development barely met the threshold for this, and the Street Transportation Department approved the traffic study. He discussed the traffic experienced in this area would be about 30,000 vehicles per day, and after the development is built there would be an additional 640 vehicles per day in the area. He said the applicant was asked to look at a potential traffic signal at 23rd Avenue and Baseline Road because of the concerns raised on traffic. He explained if this was an expansion of the commercial center instead of this proposed development, that it would generate significantly more traffic than the proposed development.

Councilwoman Hodge Washington asked City Attorney Julie Kriegh if she could explain the State law regarding the time frame for continuances for these rezoning cases.

Ms. Kriegh explained Arizona Revised Statutes 462.11 indicated for extenuating circumstances, the municipality could offer a one-time extension of not more than 30 days and if the applicant asked for an extension they could be offered 30 days for each extension.

Councilwoman Hodge Washington inquired if Mr. Greathouse and the applicant were able to meet with Ms. Conklin were able to meet before this meeting.

Mr. Greathouse responded his team reached out four or five times to Ms. Conklin, and noted she declined the offer because it would be unproductive.

Councilwoman Hodge Washington questioned if Mr. Greathouse would still be willing to meet with Ms. Conklin.

Mr. Greathouse answered they would be willing to meet, and could have this case brought back to Council on September 17th.

Councilwoman Hodge Washington talked about concerns raised about the proposed development, and asked Mr. Greathouse what his plans would be to address those concerns if a continuance is granted.

Mr. Greathouse mentioned his team could represent the traffic data, and invite their traffic engineer who was licensed to study traffic data. He discussed addressing notification concerns, and listed areas where notifications to the community could be improved. He stated he would talk to the community about what to expect with this Yardly development and the amenities that would be provided.

Councilwoman Hodge Washington noted there were a number of individuals who indicated they were in opposition to the project, and asked Mr. Greathouse if he could invite them into the conversations that would be happening. She thanked the applicant, appellant and those who provided comments on this proposed development. **She noted more dialogue was needed, and made a motion to continue items 58 and 59 to the September 17, 2025 City Council Formal Meeting with the goal to allow additional time and conversation with the community before a final decision is made.**

Vice Mayor O'Brien seconded the motion.

Mayor Gallego asked if Sasha Simmons was okay with the continuance and did not want to speak on it.

Ms. Simmons confirmed she was okay with the continuance.

Mayor Gallego closed the public hearing, and thanked both sides for their testimony on these items.

Note: 21 electronic comments were submitted in opposition for items 58 and 59.

The hearing was held. A motion was made by Councilwoman Hodge Washington, seconded by Vice Mayor O'Brien, that items 58-59 be continued to the September 17, 2025 City Council Formal Meeting. The motion carried

by the following voice vote:

Yes:	8 -	Councilwoman Guardado, Councilwoman Hodge Washington, Councilwoman Pastor, Councilman Robinson, Councilwoman Stark, Councilman Waring, Vice Mayor O'Brien and Mayor Gallego
No:	0	
Absent:	1 -	Councilwoman Hernandez

58 Public Hearing and Resolution Adoption - General Plan Amendment GPA-SM-1-25-8 - Approximately 1,130 Feet East of the Northeast Corner of 23rd Avenue and Baseline Road (Resolution 22329) - District 8

Request to hold a public hearing on a General Plan Amendment for the following item to consider adopting the Planning Commission's recommendation and the related resolution if approved. Request to amend the General Plan Land Use Map designation on 14.37 acres from Residential one to two dwelling units per acre, Residential two to three-and-a-half dwelling units per acre, and Residential three-and-a-half to five dwelling units per acre to Residential 10 to 15 dwelling units per acre. This item is a companion case to Z-31-25-8 and must be heard first, followed by Z-31-25-8.

Summary

Application: GPA-SM-1-25-8
Current Designation: Residential one to two dwelling units per acre (5.29 acres), Residential two to three-and-a-half dwelling units per acre (8.90 acres), and Residential three-and-a-half to five dwelling units per acre (0.18 acres)
Proposed Plan Designation: Residential 10 to 15 dwelling units per acre
Acreage: 14.37
Proposal: Minor General Plan Amendment to allow for multifamily residential.

Owner: Mundall Family Revocable Trust c/o Danny Mundall and Georgia Mundall
Applicant/Representaive: Brian Greathouse, Burch & Cracchiolo, P.A.

Staff Recommendation: Approval.
VPC Action: The South Mountain Village Planning Committee heard this item on June 10, 2025, and recommended approval, per the staff recommendation, by a vote of 7-4.
PC Action: The Planning Commission heard this item on August 7, 2025, and recommended approval, per the South Mountain Village Planning Committee recommendation, by a vote of 8-0.
The Planning Commission recommendation was appealed by a community member on August 13, 2025.

Location
Approximately 1,130 feet east of the northeast corner of 23rd Avenue and Baseline Road
Council District: 8
Parcel Address: 2102 and 2150 W. Baseline Road

The hearing was held. This item was continued to the September 17, 2025 City Council Formal Meeting.

59 Public Hearing and Ordinance Adoption - Rezoning Application Z-31-25-8 - Approximately 1,130 Feet East of the Northeast Corner of 23rd Avenue and Baseline Road (Ordinance G-7416) - District 8

Request to hold a public hearing and consider amending the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-31-25-8, and rezone the site from S-1 (Ranch or Farm Residence) to R-3 (Multifamily Residence District) to allow multifamily residential. This is a companion case to GPA-SM-1-25-8 and must be heard following GPA-SM-1-25-8.

Summary
Current Zoning: S-1
Proposed Zoning: R-3
Acreage: 14.37
Proposal: Multifamily residential

Owner: Mundall Family Revocable Trust c/c Danny Mundall and Georgia Mundall
Applicant/Representative: Brian Greathouse, Burch & Cracchiolo, P.A.

Staff Recommendation: Approval, subject to stipulations.
VPC Action: The South Mountain Village Planning Committee heard this item on June 10, 2025, and recommended denial as filed and approval of R-2 with a deleted stipulation and a modified stipulation, by a vote of 6-5.
PC Action: The Planning Commission heard this item on August 7, 2025, and recommended approval, per the staff recommendation, by a vote of 7-1.
The Planning Commission recommendation was appealed by a community member on August 13, 2025.

Location
Approximately 1,130 feet east of the northeast corner of 23rd Avenue and Baseline Road
Council District: 8
Parcel Address: 2102 and 2150 W. Baseline Road

The hearing was held. This item was continued to the September 17, 2025 City Council Formal Meeting.

60 Public Hearing and Ordinance Adoption - Rezoning Application Z-58-25-6 - Southeast Corner of 17th Street and Griswold Road (Ordinance G-7415) - District 6

Request to hold a public hearing and consider amending the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-58-25-6, and rezone the site from R1-6 (Single-Family Residence District) to R-O (Residence Office - Restricted Commercial District) to allow professional office.

Summary
Current Zoning: R1-6
Proposed Zoning: R-O
Acreage: 1.12 acres
Proposal: Professional Office

Owner: Evan Boxwell, Sawyer Grace, LLC
Applicant: Evan Boxwell, Boxwell Homes LLC
Representative: William Allison, Withey Morris Baugh PLC

Staff Recommendation: Approval, subject to stipulations.
VPC Action: The North Mountain Village Planning Committee heard this case on July 16, 2025, and recommended approval, per the staff recommendation, with an additional stipulation and direction, by a vote of 10-3-1.
PC Action: The Planning Commission heard this case on August 7, 2025, and recommended approval, per the staff memo dated August 1, 2025 with an additional stipulation, by a vote of 7-0-1.
The Planning Commission recommendation was appealed by a community member on August 11, 2025.

Location
Southeast corner of 17th Street and Griswold Road
Council District: 6
Parcel Address: 1705 E. Griswold Road

Discussion
Mayor Gallego declared the public hearing open, and noted each side would have 10 minutes to address the Council.

William Allison spoke in favor on behalf of the applicant, and gave a brief presentation on the application. He displayed an overview of the property and surrounding area, and discussed how zoning in the area was mixed throughout. He provided renderings for landscaping on the property, and mentioned the rezoning would change the property to a low-scale office zoning district with the intention to be a transition from commercial uses to single-family residential. He noted the only use that would be different than already zoned would be for office use, and provided a rendering of the proposed development that would be 15 feet in height. He highlighted changes to the development plan as a result of neighborhood concerns, and stated this development would be appropriate and would be an asset to the community.

Jim Feldhan spoke in opposition, and mentioned he lived about 300 feet from the proposed development. He discussed the difficulties he had communicating with the applicant and their attorney, and noted Phoenix needed more residential property. He displayed the plat for the proposed development, and took issue with ingress and egress to the property. He

asked for more transparency from the applicant, and requested Council send this zoning request back to the Planning Commission and Paradise Valley Village Planning Committee. He advocated for putting a stop light at 17th Street, and requested a continuance of this rezoning request.

Joanne Itow spoke in opposition, and noted she lived near the proposed development. She commented this rezoning request was premature and requested a continuance of this item. She displayed a map detailing the zoning in the surrounding neighborhood, and suggested the future proposed development adjacent to this proposed development should be voted on together at a future time.

Mayor Gallego declared the public hearing closed.

Councilman Robinson asked Mr. Allison for clarification on the parcel south of the proposed development if that had anything to do with this item.

Mr. Allison responded no, there was no relationship between the two parcels.

Councilman Robinson questioned if both parcels would share the same parking lot.

Mr. Allison replied the only thing shared between the two parcels would be the access point, and added there would be no sharing of the parking lot.

Councilman Robinson inquired if this zoning case was approved or denied, would that have any affect on the neighboring property.

Ms. Gomes answered no, the other zoning case would be handled separately.

The hearing was held. A motion was made by Councilman Robinson, seconded by Vice Mayor O'Brien, that this item be approved per the Planning Commission recommendation with adoption of the related ordinance. The motion carried by the following vote:

Yes:	8 -	Councilwoman Guardado, Councilwoman Hodge Washington, Councilwoman Pastor, Councilman Robinson, Councilwoman Stark, Councilman Waring, Vice Mayor O'Brien and Mayor Gallego
No:	0	
Absent:	1 -	Councilwoman Hernandez

REPORTS FROM CITY MANAGER, COMMITTEES OR CITY OFFICIALS

None.

000 CITIZEN COMMENTS

Note: Councilwoman Stark left the Chambers and the voting body.

City Attorney Julie Kriegh stated during Citizen Comment, members of the public may address the City Council for up to three minutes on issues of interest or concern to them. She advised the Arizona Open Meeting Law permits the City Council to listen to the comment, but prohibits council members from discussing or acting on the matters presented.

Mayor Gallego noted there were two individuals registered to speak at the previous Formal meeting who did not get the opportunity to speak during Citizen Comments, and noted those two individuals would get preference to speak first.

Juni Brafford commented they wanted to speak on Item 81 from the previous Formal meeting, and advocated for more help in addressing human trafficking as a survivor.

Jon Forsythe presented a citizen's petition on Council meeting decorum.

Raynesha Bonds said she worked for LSG Sky Chef at Sky Harbor Airport and was a member of Unite Here Local 11. She talked about proposed layoffs at her employer, and advocated for a worker retention policy at the City for airport contractors.

Mahmoud Hassan stated he worked for LSG Sky Chef at Sky Harbor Airport and discussed proposed layoffs at his employer. He asked the City to do something to prevent these proposed layoffs.

Ursule Mayunga mentioned she worked at LSG Sky Chef at Sky Harbor Airport and noted she was a member of Unite Here Local 11. She said there were layoffs proposed at her employer, and requested protection from the City to keep her job.

Leonard Clark commented he stood in solidarity with the workers who previously spoke, and advocated for safety standards being enforced when heat is an issue in Phoenix.

ADJOURN

There being no further business to come before the Council, Mayor Gallego declared the meeting adjourned at 4:20 p.m.

MAYOR

ATTEST:

CITY CLERK

TS

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the formal session of the City Council of the City of Phoenix held on the 3rd day of September, 2025. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 25th day of March, 2026.

CITY CLERK