



CITY OF SURPRISE
Regular City Council Work Session
16000 N. Civic Center Plaza
Surprise, AZ 85374
Tuesday, May 16, 2023 @ 4:00 PM
COUNCIL CHAMBERS

A. Call To Order

Mayor Hall called the City Council Work Session of Tuesday May 16th, 2023 to order at 4:00 p.m., located at Surprise City Hall, 16000 N. Civic Center Plaza, Surprise, AZ 85374.

B. Roll Call

In attendance with Mayor Hall were Vice-Mayor Chris Judd, Councilmembers Nick Haney, Alyson Cline, Patrick Duffy, Ken Remley and Jack Hastings.

C. Pledge of Allegiance

Mayor Hall led the Pledge of Allegiance.

D. Proclamation and Community Acknowledgements

E. City Manager Report

F. City Clerk Report

G. Call To The Public

H. Regular City Council Work Session Agenda

1. CONSENT AGENDA:

2. REGULAR AGENDA ITEM - PUBLIC HEARING:

3. REGULAR AGENDA ITEM - NON-PUBLIC HEARING:

1. Presentation and discussion pertaining to the need to expand cellular service.

City Manager Bob Wigenroth came to talk about this item. He talked about the background regarding the issues of cell phone service and the City's responsibilities in relation to it. He went over a map of the city that detailed tower sites. He talked about the growth of the city and how they City has kept up with Cell tower permits. He compared permanent towers versus rapid deployment towers for service. He talked about city property as potential sites. He introduced Michael Folton and Alex Logman from T-Mobile.

Michael talked about tower site locations and how towers work. He gave a brief history of the company and its infrastructure. He talked about typical phone usage by consumers and how data demand typically determines tower placement. Bob asked Michael to talk about how service is impacted the further inside a building.

Councilmember Hastings asked if we have ever denied any cell tower permits and what the traffic has been for them lately? Bob said that the city hasn't denied any, and gave some history of previous cell towers. Michael said the average lead time is about 3 years. Bob said that was another reason to consider city properties and that we should support co-location of a site. Michael talked about the effectiveness of tower heights. He went on to present how towers work and talked about finding willing landlords. Bob asked about the window of a site and said that the

city has a lot of relationships through economic development and offered to help them construct future towers. Michael stressed how willing they were to build.

Councilmember Remley asked about the towers and about a company called American Tower that specializes in making them. Michael said they usually contact other companies to make the towers. Remley then talked about how the companies lease from the tower owner who in turn lease the property. Councilmember Remley then asked about the mobile tower and if they could be used to evaluate how good service is in a tower based on performance? Michael said they used to do that but they collect mobile data now to avoid doing that. Councilmember Remley said that with 5G they can mount them more advantageously and if it does anything for the coverage? Michael said they are referred to as small cells and talked about them in detail. Councilmember Remley asked about the utility set up with electricity and if there has been an impact from the F-35s and if there's an impact from electricity relocation. Michael said that there is an impact from commercial power and that FCC has regulations with the government. Councilmember Remley said he was on board for 100 foot tower locations.

Councilmember Haney talked about misinformation on this topic and the misconception about the city being against cell towers. He asked if we could evaluate the current permit process and how we could be good partners? He asked if there was a way we could have an open line of communication with the companies in the future?

Councilmember Duffy asked about push back from landlords and the reason for not wanting a tower? Michael said that the bigger developers say it's not worth the effort of including a tower, he talked about how HOA's don't like them. Mayor Hall said that Prasada was very blank as well. Duffy asked about including sites at fire stations in the future? Michael said it's not an easy process, he then talked about wanting a return on investment.

Councilmember Haney asked if they were looking at the northern part of surprise? Michael asked about looking at City property. Councilmember Remeley said we have 1500 homes that are approved and how it will create a demand.

Councilmember Cline talked about dead zones and senior populations and how they learned to use their cell phones. She talked about concerns about not being able to make vital calls.

Vice-Mayor Judd said this was a common concern in the City. He asked what kind of footprint do the towers require? Michael said it depends on the tower. Vice-Mayor Judd asked if they share carriers? Michael said they'll do roaming agreements. Vice-Mayor Judd asked about capacity issues? Michael said a full site could handle about 3000 customers but how the quality divides. City Manager Bob Wigenroth said they would like to return with potential code changes with regards to cell phone towers. Vice-Mayor Judd said that there are a number of well sites that will never be wells and could potentially help. Councilmember Haney asked about what we can control to help improve the situation. Michael said that the setback requirement sometimes prevents them from even approaching certain locations.

2. Presentation and discussion pertaining to the City of Surprise current and ongoing sustainability efforts.

Assistant Director Tiffany Copp, along with Trever Fleetham gave a presentation about the City's sustainability efforts. She went on to give background about the topic. She talked about the environment, the economy, and society and how they impact sustainability. Trever talked about General Plan Highlights and how they relate to the previously mentioned pillars.

Mayor Hall talked about how the City has an impact that can be long-lasting.

Councilmember Cline talked about how far the City has come along, specifically with an EV charging station. She talked about future possibilities and how our codes will impact future development.

3. Presentation and discussion pertaining to an overview and update of the Prasada Planned Area Development and its associated developments.

Senior Planner Trevor Fleetham came to discuss this item and give an update about the area. He went over a map detailing the area and the master plan. Lloyd Abrams continued by detailing different developments on the maps.

Mayor Hall asked about a part of the map. Trevor said that Fulton clarified the developments going in.

Councilmember Remley asked about the road going straight through to the entertainment area at Fulton homes? Trevor said that sweetwater will continue. Lloyd talked about what Fulton had agreed to develop. Councilmember Remley said the PUV2 could take awhile to develop? Lloyd said that it could.

Councilmember Duffy said that a lot of people don't think about how big Prasada is.

Councilmember Remley said that the future has a lot of cars and if Sweetwater could go all the way across it would alleviate future traffic.

4. Presentation and discussion pertaining to an update on the City's water resources.

Water Resources Director Michael Boule came to talk about this item. He introduced Vineetha Kartha from the Central Arizona Project. He gave a recap of the last fiscal year. Vineetha Kartha talked about Lake Lead and Lake Powell and how Arizona relates to that water storage. She went over snowpack and how that impacts water reserves. She gave a history of the existing drought and what the current outlook is like. Michael Boule talked about the different alternatives and what the CAP will do to pursue favorable terms. Vineetha said the CAP would pursue the best alternative for the state. Michael talked about how important this topic is for the City. He talked about how the City water usage has grown. He went over the City's water reserves and water conservation efforts. He talked about having a water resource roundtable should cut backs happen. Michael gave an outline of what lays ahead.

Mayor Hall asked who would be invited to a roundtable. Michael said all the heavy users, and other interested parties.

Councilmember Cline said that the City offers turf removal assistance. She said half the City deals with Epcor and asked if the City is working with them for turf reduction and leak measuring efforts? She then asked about a multistate plan? Vineetha gave an update about Basin States Agreement plan. Councilmember Cline talked about water usage.

Councilmember Remley said that he liked the roundtable structure. He said that the parties that would benefit most would be the providers themselves. He asked how many providers, Michael said there was about 12. Remeley said they should be key players. He asked what the city would do with the money for not using the water in the lake? Michael said they would likely buy water rights. Remeley said we already pump more than we use, and we should use it for water rights.

- I. Other Business and Future Agenda Items
- J. City Council Reports
- K. Executive Session
1. Executive Disclaimer - Part 1
- L. Adjournment

Motion: To Adjourn
Initiated By: Aly Cline
Seconded By: Jack Hastings

Yes: Aly Cline, Jack Hastings, Ken Remley, Patrick Duffy, Skip Hall, Chris Judd, Nick Haney
No: None
Abstain: None

Vote Result: Passed
Meeting adjourned at 4:47 PM

Skip Hall, Mayor

ATTEST:

Sherry Ann Aguilar, City Clerk, MMC

CERTIFICATION:

I, Sherry Ann Aguilar, City Clerk for the City of Surprise, Maricopa County, Arizona, do hereby verify that these are the true and correct minutes of the City Council Work Session of **Tuesday, May 16, 2023.**

Sherry Ann Aguilar, City Clerk, MMC