



CITY OF SURPRISE
Regular City Council Meeting Agenda
16000 N. Civic Center Plaza
Surprise, AZ 85374

Tuesday, November 17, 2015 @ 6:00 PM
COUNCIL CHAMBERS

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A. Call To Order

B. Roll Call

C. Pledge of Allegiance

D. PROCLAMATION AND COMMUNITY ACKNOWLEDGEMENTS

E. City Manager Report:

District Internal [Surprise Students/Teachers for Education - Legacy Traditional School](#)

None
Paul
Bernardo,
Youth
Services
Administrator

F. City Attorney Report:

G. City Clerk Report:

H. Call To The Public:

INSTRUCTIONS: In order to address the City Council, you will need to fill out a Call to the Public Form available at the front counter, and then turn it in to the City Clerk before the meeting begins.

[Download the Call to the Public form](#) (PDF download requires [Adobe Acrobat Reader](#))

[Fill out the Call to the Public form online](#) If submitting form electronically, please submit to City Clerk at least one hour before the meeting start time.

The Call to the Public form is also available at the front counter.

Note: A.R.S. 38-431.01(H) - During this time members of the public may address City Council on any item not on the agenda. At the conclusion of the open call, City Council may respond to criticism, may ask staff to review the matter or may ask that the matter be put on a future agenda. No discussion or action shall take place on any item raised.

Approval of items on the Consent Agenda – all items with an asterisk (*) are considered to be routine matters and will be enacted by one motion and one roll call vote to the City Council. There will be no separate discussion on these items unless a Councilmember requests, in which event the item will be removed from the consent agenda and considered in its normal sequence on the agenda.

I. Regular City Council Meeting Agenda:

Consent Agenda:

- | | | | |
|----|-------------------|--|--|
| 1. | District Citywide | <u>Consideration and action accepting the Urban Area Security Initiative (UASI) Grant awarded to the Surprise Police Department by the State of Arizona, Department of Homeland Security, and amending the 2016 budget to reflect the actual grant amount; Resolution # 2015-99.</u> | None
Randy Rody,
Commander |
| 2. | District 5 | <u>Consideration and action on a liquor license request by Ptolemeos Korvessis for Mikes Kitchen located at 17221 N. Litchfield Road, #50, Surprise, AZ. 85374 for a Series 12 (New License/LLC).</u> | None
Sherry Ann Aguilar, City Clerk |
| 3. | District 2 | <u>Consideration and action for an Agent Change request by Donald Christopher Lewis for Coco's Restaurant located at 15955 W. Clearview Blvd., Surprise, AZ. 85374 (Existing license # 12078439).</u> | None
Sherry Ann Aguilar, City Clerk |
| 4. | District Citywide | <u>Consideration and action authorizing the Mayor and City Council to adopt the 2015 Maricopa County Multi Jurisdictional Hazard Mitigation Plan; Resolution # 2015-105.</u> | None
Michael Boule,
Public Works
Department |
| 5. | District Citywide | <u>Consideration and action on the minutes of Special City Council Meeting of October 27, 2015; the Regular City Council Work Session and Regular City Council Meeting of November 3, 2015.</u> | None
Sherry Ann Aguilar,
City Clerk |
| 6. | District Citywide | <u>Consideration and action amending the fiscal year 2016 budget by reallocating appropriations of \$25,000 from the Veramonte Park project to the Surprise Farms Community Park; Resolution # 2015-114.</u> | None
Mark A. Coronado,
Community and
Recreation
Services
Director |

Regular Agenda Item - Public Hearing:

- | | | | |
|----|------------|--|---|
| 7. | District 4 | <u>Presentation and discussion regarding proposed Zone Change from CR to IP-PUD, CR to CR-PUD, and from IP to CR-PUD for Dysart Subdivision located at the southwest corner of Bell Road and Dysart Road; Ordinance # 2015-16.</u> | None
Robert Kuhfuss,
Community
Development |
|----|------------|--|---|

Regular Agenda Item - Non-Public Hearing:

- | | | | |
|----|-------------------|---|---|
| 8. | District 4 | <u>Consideration and action regarding proposed Final Plat for Dysart Subdivision located at the southwest corner of Bell Road and Dysart Road.</u> | None
Robert Kuhfuss,
Community
Development |
| 9. | District Internal | <u>Consideration and action approving a letter of support for Maricopa County Human Services Division Head Start Zero-Five Program's funding proposal to continue Early Head Start and Head</u> | None
Nicole Lance, |

	<u>Start services in Maricopa County with a location in Surprise.</u>	Deputy City Manager
10. District Citywide	<u>Presentation and discussion regarding the FY2016 Budget Status Report through September 2015.</u>	No Action Lindsey Duncan, Finance Director
11. District Citywide	<u>Consideration and action authorizing new and revised user fees and a comprehensive citywide user fee schedule; Resolution # 2015-108.</u>	None Lindsey Duncan, Finance Director
12. District Citywide	<u>Consideration and action authorizing the City Manager to execute an Intergovernmental Agreement with the Maricopa Water District (MWD) for use of MWD's Groundwater Savings Facility (GSF) to store Surprise's Central Arizona Project (CAP) water; Resolution # 2015-106.</u>	None Terry Lowe, Water Resource Management Department Director
13. District Internal	<u>Discussion and possible direction regarding City Council Team Commitments presented to the Mayor and City Council by City Manager, Bob Wingenroth.</u>	None CM Winters and CM Tande
14. District Citywide	<u>Consideration and action amending the fiscal year 2016 budget by reallocating appropriations of \$68,900 from General Fund Contingency (one-time) to Traffic Engineering Transit to fund an increase in weekday cap level for Dial-a-Ride service; Resolution 2015-115.</u>	None David Kohlbeck, Public Works

J. Other Business and Future Agenda Items:

K. Mayor/Council Reports:

L. Executive Session:

For information Purposes; Upon a public majority vote of a quorum of the City Council, the Council may hold an executive session, which will not be open to the public, but for only the following purposes:

- discussion or consideration of personnel matters (A.R.S. §38-431.03 (A)(1));
- discussion or consideration of records exempt by law from public inspection (A.R.S. §38-401.03 (A)(2));
- discussion or consultation for legal advice with the city's attorneys (A.R.S. §38-431.03 (A)(3));
- discussion or consultation with the city's attorneys regarding the city's position regarding contracts that are the subject of negotiations, in pending or contemplated litigation, or in settlement discussions conducted in order to avoid or resolve litigation (A.R.S. §38-431.03 (a)(4));
- discussion or consultation with designated representatives of the city in order to consider its position and instruct its representatives regarding negotiations with employee organizations (A.R.S. §38-431.03

(A)(5)); or

- discussion, consultation or consideration for international and interstate negotiations or for negotiations by a city or town, or its designated representatives, with members of a tribal council, or its designated representatives, of an Indian reservation located within or adjacent to the city or town. A.R.S. §38-401.03 (A)(6)).

- discussing or consulting with designated representatives of the city in order to consider its position and instruct its representatives regarding negotiations for the purchase, sale or lease of real property (A.R.S. §38-431.03 (A)(7)).

Confidentiality Requirements Pursuant to A.R.S. §38-431.03(C)(D): Any person receiving executive session information pursuant to A.R.S. §38-431.02 shall not disclose that information except to the Attorney General or County Attorney by agreement of the City Council, or as otherwise ordered by a court of competent jurisdiction.

The council may vote to hold an executive session for the purpose of obtaining legal advice from the Board's attorney on any matter listed on the agenda pursuant to A.R.S. § 38-431.03(A)(3).

M. Adjournment:

SHERRY ANN AGUILAR, CITY CLERK, MMC

POSTED: November 13, 2015 at 8:45 AM

SPECIAL NOTE: PERSONS WITH SPECIAL ACCESSIBILITY NEEDS, INCLUDING LARGE PRINT MATERIALS OR INTERPRETER, SHOULD CONTACT THE CITY CLERK'S OFFICE @ 623.222.1200 OR TTY 623.222.1002, BY NO LATER THAN 24 HOURS IN ADVANCE OF THE REGULAR SCHEDULED MEETING TIME.



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

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Council Meeting Date:	November 17, 2015	Contact Person:	Paul Bernardo, Youth Services Administrator
Submitting Department:		District:	Internal
Staff Recommendations:	None		

Consent	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Surprise Students/Teachers for Education - Legacy Traditional School

Motion:

N/A

Background:

Objective Analysis:

Policy Compliant:

Financial Impact:

Budget Impact:

FTE Impact:

ATTACHMENTS:

[Click to download](#)

No Attachments Available



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	Randy Rody, Commander
Submitting Department:	Police	District:	Citywide
Staff Recommendations:	None		

Consent	x	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action accepting the Urban Area Security Initiative (UASI) Grant awarded to the Surprise Police Department by the State of Arizona, Department of Homeland Security, and amending the 2016 budget to reflect the actual grant amount; Resolution # 2015-99.

Motion:

I hereby move to approve Resolution # 2015-99

Background:

The funding for the purchase of equipment, and travel and training associated with this grant is from the U.S. Department of Homeland Security. The Police Department was awarded \$21,200 for travel and training and \$28,800 for equipment. Travel and training funds will allow for 4 officers to attend the National Tactical Officers Association (NTOA) Annual Training Conference and for an NTOA Advanced SWAT Operator course hosted by the Surprise Police Department. The equipment will be used to assist the Department's tactical team in dealing with various situations it may encounter and includes SCBA maintenance and repair, night vision systems and mounting kits, vehicle mounting kit, and microphones.

Objective Analysis:

This grant allows the Department to pay for tactical training for 4 officers and to supplement the equipment available to the tactical team. The training and equipment greatly improves the team. There are no known negative outcomes to either the training or the equipment this grant could provide.

Policy Compliant:

This is consistent with the City and Council policy and practice of supplementing the general fund budget through use of grant funds when reasonable to do so.

Financial Impact:

The grant award is for \$28,800.00 for operating equipment and \$21,200.00 for travel and training for a one-time total of \$50,000.00. There are no matching requirements for this grant. Any ongoing

maintenance costs associated with the equipment will be absorbed by the department's current operating budget.

Budget Impact:

The original anticipated and budgeted amount for this grant was \$54,000.00, which included \$32,000.00 for operating equipment and \$22,000.00 for travel and training. With the approval of Resolution # 2015-99, a budget amendment will be completed to reduce both the expenditure and revenue budget by \$4,000 to match the grant award.

FTE Impact:

This item does not have an impact on current staff levels.

ATTACHMENTS:

Click to download

- ☐ [Police UASI - CBRNE Sustainment Grant](#)
 - ☐ [Resolution 2015-99](#)
-



State of Arizona

Department of Homeland Security



Governor Douglas A. Ducey

Director Gilbert M. Orrantia

September 11, 2015

Chief Terry Young
Surprise Police Department
14250 W. Statler Plz., Ste. 103
Surprise, AZ 85374-7481

Subject: FFY 2015 Homeland Security Grant Program Award
Subrecipient Agreement Number: **150822-01**
Project Title: **CBRNE Sustainment, FFY15, Surprise PD**

Dear Chief Terry Young:

The application that your agency submitted to the Arizona Department of Homeland Security (AZDOHS) for consideration under the Homeland Security Grant Program has been awarded. The project titled "**CBRNE Sustainment, FFY15, Surprise PD**" has been fully funded under the URBAN AREA SECURITY INITIATIVE for **\$50,000**. The grant performance period is **October 1, 2015 through September 30, 2016**. This grant program is part of the U.S. Department of Homeland Security Grant Program and specifically is awarded under CFDA #97.067 (Catalog of Federal Domestic Assistance).

To initiate the award process, the following action items must be completed, signed and returned to AZDOHS:

1. Project Administration Page (enclosed).
2. Environmental and Historic Preservation (EHP) required documentation, if applicable (see enclosed EHP Designation Letter).
3. Two Subrecipient Agreements - go to www.azdohs.gov under Grants and download two original Subrecipient Agreements.
4. NIMS Compliance Certification - go to www.azdohs.gov under Grants and download one original certification.

Hard copies of the Subrecipient Agreement and NIMS Compliance Certification will **not** be mailed to you. These items must be completed and on file at AZDOHS in order for your agency to be eligible for reimbursement. **If all documentation listed in numbers 1, 2 (if applicable), 3 and 4 above is not signed and received by AZDOHS on or before January 31, 2016, this award is rescinded and the funds will be reallocated.**

Additional grant requirements:

- Reimbursements are limited to approved quantities and funding thresholds.
- If your project requires an Environmental and Historic Preservation (EHP) review; this must be completed, submitted and **approved** by FEMA/AZDOHS prior to any expenditure of funds.
- All radio equipment purchased with Homeland Security funds should be P25 capable, comply with SAFECOM Guidance, and the Land Mobile Radio Minimum Equipment Standards as approved by the Statewide Interoperability Executive Committee (SIEC), and be programmed in accordance with the Arizona State Interoperable Priority Programming Guide.
- Subrecipients are subject to the AZDOHS Site Monitoring Program.
- Quarterly programmatic reports must be submitted on the most recent form/template available on the AZDOHS website.
- Consultants/Trainers/Training Providers costs must be within the prevailing rates; must be obtained under consistent treatment with the procurement policies of the subrecipient and 2 CFR 200; and shall not exceed the maximum of \$450 per day per consultant/trainer/training provider unless prior written approval is granted

by the AZDOHS.

- Terrorism Liaison Officer (TLO) Chemical, Biological, Radiological, Nuclear and Explosive (CBRNE) Response Vehicles purchased with Department of Homeland Security Grant Program funding must be assigned to and used by certified TLOs working with the Arizona Counter Terrorism Information Center (ACTIC).
 - Persons receiving TLO vehicles shall be available to respond to incidents and events on a "call out" basis and shall be available for regional and statewide deployment for TLO operations and training.
 - TLO equipment and/or services purchased or maintained with Department of Homeland Security Grant Program funding will be assigned to and used by certified TLOs working with the ACTIC TLO Program. This equipment may include: radios, computers, cell phones, cellular and satellite service fees, open source data services, cameras, GPS devices and any other equipment needed to complete the TLO mission.
- All reimbursements for personnel costs must be in compliance with AZDOHS Time and Effort Reporting requirements available on the AZDOHS website.
- Subrecipients are either required to submit an electronic copy of their annual A133 Audit or a statement stating that they were not required to complete an audit to AZDOHS each year to audits@azdohs.gov. The AZDOHS reserves the right to withhold reimbursement payments or future subrecipient agreements until the A133 Audit or statement has been received and, if applicable, an approved action plan for compliance has been completed.
- The FFY 2015 federal award date as indicated in the U.S. DHS award package is 8/10/2015 with a total amount of funding of \$21,768,000. The Federal Award Identification Number is EMW-2015-SS-00084-S01.
- AZDOHS reserves the right to request additional documentation at any time.

If you should have any questions, please do not hesitate to contact your Strategic Planner.

Congratulations on your Homeland Security Grant Program award.

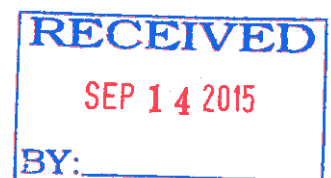
Sincerely,



Gilbert M. Orrantia
Director

Cc: Lieutenant Bert Anzini

Attachments: Project Administration Page, Application Summary Page, Budget Narrative page(s), EHP Designation Letter



This form is to be signed and returned.

Grant #: **150822-01** Subrecipient: **Surprise Police Department**

Project Title: **CBRNE Sustainment, FFY15, Surprise PD**

Grant Program: **URBAN AREA SECURITY INITIATIVE**

1. Unit of Government: **Surprise Police Department**
Point of Contact: **Lieutenant Bert Anzini**

Subrecipient Address:

Street: **14250 W. Statler Plz., Ste. 103**

City/State/Zip: **Surprise, AZ 85374-7481**

Head of Agency: **Chief Terry Young**

Authorized individual has delegated authority to make application on behalf of the agency.

Phone#: **623-222-4020**

E-mail Address: **terry.young@surpriseaz.gov**

2. Organization Type: **Local Government / Municipality**
3. Region or Entity: **Phoenix UASI**
4. Initiative Title: **Strengthen CBRNE Detection, Response & Decontamination Capabilities-**
5. Total Dollar Amount Requested: **\$50,000** Total Dollar Amount Awarded: **\$50,000**

APPROVAL PROCESS

The signatures below verify the submission/approval process. All parties signify that all aspects of this project are allowable, reasonable and justifiable in accordance with published federal grant guidelines and the Subrecipient Agreement. The signatures indicate the subrecipient agrees to the additional grant requirements outlined in the award letter. The signatures confirm the acceptance that the funding amounts and quantities are limited to the amounts and quantities approved and awarded on the Application Summary and Budget Narrative page(s) (Equipment, Training, Exercise, Planning, Organization, M&A, if applicable) as provided in the award letter attachments.

Subrecipient Project Point of Contact

Lieutenant Bert Anzini

Print Name

Signature

Date

AZDOHS Staff

Print Name

Signature

Date

This form is to be signed and returned.



STATE OF ARIZONA

Department of Homeland Security

2015 STATE HOMELAND SECURITY GRANT PROGRAM PROJECT DETAIL

Surprise Police Department

150822-01

Training - Budget Detail Worksheet

FEMA Approved Training Class and Course Number and Title and/or Training Event:

National Tactical Officers Association Annual Training Conference, Fall 2016

Enter a Brief Course Description. MUST include: 1) Proposed Location, 2) Training Provider, 3) Provider Address, 4) Provider Point of Contact, Number and Web

1) Location Not Yet Identified/Determined 2) National Tactical Officers Association 3) PO Box 797, Doylestown, PA 18901 4) Rob Cartner, 800-279-9127, <http://ntoa.org> 5) Four participants

How does the requested training support FEMA mission scope to prepare personnel to prevent, protect, respond to and recover from all critical hazards?

The annual conference provides training in areas which directly support the FEMA mission scope to prepare personnel to prevent, protect, respond to and recover from all critical hazards. Classes include but are not limited to crisis negotiations, SWAT command and supervision, response planning for critical incidents, hostage rescue, response to active shooter and tactical emergency medicine.

How does the requested training build additional capabilities that support the UASI or SHSGP Strategy?

Interdiction and Disruption, Training, 1. CBRNE detection; This event will provide training for new and existing personnel in subjects where sufficient training opportunities are not currently available. The training will also provide the most contemporaneous information. The team experiences training gaps as a result of turnover, attrition and other staffing situations. This event provides train-the-trainer courses which will increase the knowledge base of SME's and enhance their ability to provide training to new and existing personnel.

Mission Area: Respond

Training Level: Performance

If requesting supplies, you must provide a list of all consumable supplies requested.

(Not applicable)

# of Deliverables	Backfill Overtime		Workshops / Conf		Contrtrts / Consults		Supplies		Travel		Other		Total	
	Requested	Awarded	Requested	Awarded	Requested	Awarded	Requested	Awarded	Requested	Awarded	Requested	Awarded	Requested	Awarded
4	\$0	\$0.00	\$500	\$500.00	\$0	\$0.00	\$0	\$0.00	\$1,300	\$1,300.00	\$0	\$0.00		
<i>Subtotals:</i>	\$0	\$0.00	\$2,000	\$2,000.00	\$0	\$0.00	\$0	\$0.00	\$5,200	\$5,200.00	\$0	\$0.00	\$7,200	\$7,200.00



STATE OF ARIZONA

Department of Homeland Security

2015 STATE HOMELAND SECURITY GRANT PROGRAM PROJECT DETAIL

Surprise Police Department

150822-01

Training - Budget Detail Worksheet

FEMA Approved Training Class and Course Number and Title and/or Training Event:

National Tactical Officers Association Advanced SWAT Operator

Enter a Brief Course Description. MUST include: 1) Proposed Location, 2) Training Provider, 3) Provider Address, 4) Provider Point of Contact, Number and Web

1) Hosted locally by Surprise PD, 2) National Tactical Officers Association, 3) PO Box 797, Doylestown, PA 18901, 3) PO Box 797, Doylestown, PA 18901, 4) Rob Cartner, 800-279-9127, <http://ntoa.org> 5) Seventeen participants, attending 1 delivery of the conference.

How does the requested training support FEMA mission scope to prepare personnel to prevent, protect, respond to and recover from all critical hazards?

This NTOA course would provide all Surprise SWAT team members with enhanced knowledge of the application of tactics utilized during response to CBRNE incidents. Additionally, team members would be taught concepts and recommended techniques for operational deployment, planning, and teamwork as it relates to the major operational capabilities of SWAT. It will substantially augment our proficiency and effectiveness in both training and operations.

How does the requested training build additional capabilities that support the UASI or SHSGP Strategy?

This project and the funding requested will be used to address SPR gaps in Interdiction and Disruption under Training, 1. CBRNE detection. The training obtained under this project will enhance the team's safe, efficient and effective utilization of existing and newly obtained equipment, maximize its effectiveness and benefit to the region and further its efforts to support the region as a Type I SWAT Team. The team currently experiences training gaps due to turnover, attrition and other staffing issues.

Mission Area: Respond

Training Level: Performance

If requesting supplies, you must provide a list of all consumable supplies requested.

(Not applicable)

# of Deliverables	Backfill Overtime		Workshops / Conf		Contrtrs / Consults		Supplies		Travel		Other		Total	
	Requested	Awarded	Requested	Awarded	Requested	Awarded	Requested	Awarded	Requested	Awarded	Requested	Awarded	Requested	Awarded
1	\$0	\$0.00	\$14,000	\$14,000.00	\$0	\$0.00	\$0	\$0.00	\$0	\$0.00	\$0	\$0.00		
<i>Subtotals:</i>	\$0	\$0.00	\$14,000	\$14,000.00	\$0	\$0.00	\$0	\$0.00	\$0	\$0.00	\$0	\$0.00	\$14,000	\$14,000.00
Training Totals:	\$0	\$0.00	\$16,000	\$16,000.00	\$0	\$0.00	\$0	\$0.00	\$5,200	\$5,200.00	\$0	\$0.00	\$21,200	\$21,200.00



STATE OF ARIZONA

Department of Homeland Security

2015 STATE HOMELAND SECURITY GRANT PROGRAM

PROJECT DETAIL

Surprise Police Department

150822-01

Equipment - Budget Narrative

Budget Description: List each item from your budget worksheet pages in the same order in which they are listed on the proceeding page. For Equipment, each Allowable Equipment Category (PPE, Interoperable Communications, Detection, etc.) must be listed. Under the federal guidelines "Equipment" has been defined as any single item that has a value of more than 5,000 and a life expectancy greater than a year. However, for this budget narrative please be sure to include any and all items that can be found on the AEL. Please be sure to provide a brief description of each item and how each item will be utilized. Equipment cost estimates must be listed. For each item of equipment, list the Authorized Equipment List (AEL) Item Number. The most current AEL can be found on line at the Responder Knowledge Base at the following website: www.rkb.us. If "Other Authorized Equipment" was annotated, specify the equipment here. All equipment associated with this grant must be listed on this page only. If you have any questions or concerns regarding the AEL, please feel free to contact Michael Stidham at mstidham@azdohs.gov.

Brief Description and Utilization:	Multi-purpose night vision systems provide personnel with increased safety and detections ability in low-light environments, applicable inside structures or when searching open areas. The mounting systems for the night vision are necessary for night vision systems to be retrofit to helmets for wear by personnel. The vehicle mounting kit includes a harness of wires and receiving mounts that permits an acoustic hailing device to be powered by and mounted to an armored rescue vehicle. Push-to-talk microphones interface with radios that are already owned and in use. The microphones are an accessory to the radio that allows personnel to listen and transmit audio through an extension that keeps hands free and makes activating the radio convenient. SCBA - miscellaneous parts used to perform maintenance on SCBA equipment.
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AEL #	Item Description	Quantity	Cost	Total Cost	AZDOHS Approved	Approved Quantity	Approved Cost
01AR-01-SCBC	SCBA repair/maintenance kit	1	\$2,000.00	\$2,000.00	Jake Kelly	1	\$2,000.00
03OE-02-TILA	Multi-purpose night vision system	7	\$3,000.00	\$21,000.00	Jake Kelly	7	\$21,000.00
03OE-02-TILA	Mounting system for night vision equipment	7	\$100.00	\$700.00	Jake Kelly	7	\$700.00
03OE-03-MEGA	Vehicle mounting kit for acoustic hailing device and installation	1	\$4,600.00	\$4,600.00	Jake Kelly	1	\$4,600.00
06CP-03-PRAC	Push-to-talk microphone	2	\$250.00	\$500.00	Jake Kelly	2	\$500.00

Totals For Surprise Police Department Contract Number 150822-01	<i>Requested</i>	\$28,800.00	<i>Approved</i>	\$28,800.00
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STATE OF ARIZONA
Department of Homeland Security
2015 STATE HOMELAND SECURITY GRANT PROGRAM
PROJECT DETAIL

Surprise Police Department

150822-01

Application Summary

Award Funded As Follows:

	<i>Requested Amounts</i>	<i>Recommended Amounts</i>	<i>Awarded Amounts</i>
<i>Equipment</i>	\$28,800.00	\$28,800.00	\$28,800.00
<i>Training</i>	\$21,200.00	\$21,200.00	\$21,200.00
<i>Exercise</i>	\$0.00	\$0.00	\$0.00
<i>Planning</i>	\$0.00	\$0.00	\$0.00
<i>M & A</i>	\$0.00	\$0.00	\$0.00
<i>Organization</i>	\$0.00	\$0.00	\$0.00
<i>Award Totals</i>	\$50,000.00	\$50,000.00	\$50,000.00



Governor Douglas A. Ducey

State of Arizona Department of Homeland Security



Director Gilbert M. Orrantia

FFY 2015

Dear Stakeholder:

The project that your agency submitted to the Arizona Department of Homeland Security (AZDOHS) for consideration under the Homeland Security Grant Program has been awarded.

Please be advised, all projects require an Environmental and Historic Preservation review. Your project has been reviewed and it has been determined to have no potential impact to environmental or historic concerns. No further EHP review is required unless you modify the project and it is approved by AZDOHS. If you need further clarification please contact Michael Stidham at (602) 542-7041 or mstidham@azdohs.gov with AZDOHS for further information regarding the EHP specific requirements for your award.

As stated in the subrecipient agreement:

The subrecipient shall comply with Federal EHP regulations, laws and Executive Orders as applicable. Subrecipients proposing projects that have the potential to impact the environment, including but not limited to construction of communication towers, modification or renovation of existing buildings, structures and facilities, or new construction including replacement of facilities, must participate in the DHS/FEMA EHP review process. The EHP review process involves the submission of a detailed project description that explains the goals and objectives of the proposed project along with supporting documentation so that DHS/FEMA may determine whether the proposed project has the potential to impact environmental resources and/or historic properties. In some cases, DHS/FEMA is also required to consult with other regulatory agencies and the public in order to complete the review process. The EHP review process must be completed before funds are released to carry out the proposed project. DHS/FEMA will not fund projects that are initiated without the required EHP review.

Additionally, all recipients are required to comply with DHS/FEMA EHP Policy Guidance. This EHP Policy Guidance can be found in FP 108-023-1, Environmental Planning and Historic Preservation Policy Guidance, and FP 108.24.4, Environmental Planning and Historical Preservation Policy.

RESOLUTION # 2015-99

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA, AMENDING THE FISCAL YEAR 2016 BUDGET BY REALLOCATING APPROPRIATIONS OF \$4,000 WITHIN THE GRANTS AND CONTINGENCY FUND FOR THE PURPOSES OF ADJUSTING BUDGET AUTHORITY RELATED TO AN ARIZONA DEPARTMENT OF HOMELAND SECURITY GRANT.

WHEREAS, the State of Arizona, Department of Homeland Security has awarded the City of Surprise Police Department a Chemical, Biological, Radiological, Nuclear, and Explosives (CBRNE) sustainment grant in the amount of \$50,000 in support of the FY2015 Urban Area Security Initiative (UASI) grant program;

WHEREAS, this grant award was estimated at \$54,000 and included as a part of the FY2016 budget;

WHEREAS, it is necessary to decrease the budget for this grant by \$4,000 to allow the city to have current and updated budgetary amounts;

WHEREAS, the FY2016 budget was adopted by Council Resolution #2015-53 on June 2, 2015;

WHEREAS, this action will necessitate a budget amendment; and

WHEREAS, City of Surprise Administrative Policies requires the approval of the Mayor and Council for budget amendments of this nature.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Surprise, Arizona, as follows.

Section 1. The City is hereby authorized to accept a grant in the amount of \$50,000 from the State of Arizona, Department of Homeland Security as part of the CBRNE sustainment grant program in support of the FY2015 Urban Area Security Initiative (UASI) grant program.

Section 2. That Bob Wingenroth, City Manager, or his designees, are authorized to conduct all negotiations and to execute and submit all documents and other necessary or desirable instruments in connection with said application and grant award.

Section 3. That the statements and schedules attached as *Exhibit A* and incorporated by reference are adopted, amending the budget of the City of Surprise, Arizona for the fiscal year July 1, 2015 through June 30, 2016.

APPROVED AND ADOPTED this ____ day of _____, 2015.

Sharon R. Wolcott, Mayor

Attest:

Approved as to form:

Sherry Aguilar, City Clerk

Robert Wingo, Interim City Attorney

RESOLUTION # 2015-99
Exhibit A

The FY2016 Annual Budget is amended by reallocating appropriations among lawfully available appropriations to ensure the continued operations of the City of Surprise in the payment of necessary expenditures. These allocations do not represent an actual transfer of funds, but only a transfer of spending authority. Additionally, these reallocations do not increase or decrease the total budget.

Grants and Contingency Fund, FY15 Police UASI Grant	Current Appropriation	Increase (Decrease)	Amended Appropriation
Operating Equipment, Tools, and Parts < \$10,000	\$32,000	(\$3,200)	\$28,800
Travel and Training	22,000	(800)	21,200
Contingency	7,730,700	4,000	7,734,700
	<u>\$7,784,700</u>	<u>\$0</u>	<u>\$7,784,700</u>
 Federal Grant Revenue	 \$54,000	 (\$4,000)	 \$50,000
Other Grant Revenue	8,192,400	4,000	8,196,400
	<u>\$8,246,400</u>	<u>\$0</u>	<u>\$8,246,400</u>

The fund changes are as follows:

- The amendment transfers \$4,000 back to Grants Fund contingency to adjust for the UASI CBRNE grant being awarded at less than originally budgeted and adjusts the budget for operating equipment and travel and training to align with the revised grant award, without exceeding the approved total annual budget for FY2016.



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date: November 17, 2015 Contact Person: Sherry Ann Aguilar, City Clerk
Submitting Department: District: 5
Staff Recommendations: None

Consent	x	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action on a liquor license request by Ptolemeos Korvessis for Mikes Kitchen located at 17221 N. Litchfield Road, #50, Surprise, AZ. 85374 for a Series 12 (New License/LLC).

Motion:

I move to approve a liquor license request for Mikes Kitchen located at 17221 N. Litchfield Road, #50, Surprise, AZ. 85374 for a Series 12 (New License/LLC).

Background:

This request is of a routine nature and all departmental reports reflect no issue with this request.

Objective Analysis:

This business is scheduled to open December 2015 and will occupy a building that has been vacant for sometime located to the south of Wal-Mart complex, bringing business to the area.

Policy Compliant:

This action is of a routine nature and follows all City and State guidelines pertaining to Liquor license application and public hearing processes.

Financial Impact:

N/A

Budget Impact:

N/A

FTE Impact:

N/A

ATTACHMENTS:

Click to download

☐ [DEPARTMENTAL REPORTS](#)



Surprise Fire-Medical Department
14250 W. Statler Plaza Ste. 101
Surprise, AZ 85374-7479
Phone: 623-222-5000
Fax: 623-222-5001



August 13, 2015

To: Sherry Ann Aguilar
From: James Whitehead, Fire Inspector
Subject: Liquor License Application
Applicant: Mikes Kitchen
17221 N Litchfield Rd #50
Surprise, Arizona 85374

On August 13, 2015, I conducted a fire inspection for a liquor license at the above referenced location to ensure compliance with the applicable fire codes within the tenant space and building. Several fire code violations were found and need to be corrected as per the attached notice of violations. Those items included:

1. The fire suppression system in the kitchen needs to be modified, inspected and tested for the new kitchen equipment. (City of Surprise permit required)
2. The kitchen hood system needs to be cleaned.
3. All exit lights need to be repaired to work properly.
4. Emergency lighting needs to be installed or repaired as necessary throughout the restaurant.
5. Fire extinguishers need to be properly installed.
6. Fire extinguishers need to be inspected, tested and properly tagged.
7. Install sign over front doors (This door to remain unlocked when building is occupied)
8. The fire alarm system needs to be inspected tested and properly tagged.

This tenant space has several fire code violations that will need to be corrected prior to the establishment opening. An addition permit is required for a new fire suppression system & hood over the new cooking equipment. Mr. Korvessis is still working on the tenant space and it will require another fire inspection to check for code compliance before he can open.

I advised Mr. Korvessis that he would need to submit plans for the approval for the hood and fire suppression system as well as the new kitchen layout before any work starts. I told him this could take several days for plan review and approval and that he should get the permit process started ASAP.

If you have any questions feel free to contact me.

James Whitehead, Fire Inspector
Fire Prevention Division
Surprise Fire-Medical Department



City of Surprise
Fire Medical Department

August 13, 2015

Mikes Kitchen
17221 N LITCHFIELD RD, 50
Surprise, AZ 85374

An inspection of your facility on Aug 13, 2015 revealed the violations listed below.

ORDER TO COMPLY: Since these conditions are contrary to law, you must correct them upon receipt of this notice. An inspection to determine compliance with this Notice will be conducted on Sep 3, 2015.

If you fail to comply with this notice before the reinspection date listed, you may be liable for the penalties provided for by law for such violations.

Violations

MISC1 Miscellaneous Violation

Note Need permit for ansul system in upgrade of system.



1006.1 Illumination required.

Note Add emergency lighting throughout the building.

MISC Miscellaneous Violation

Note Sign over front door.
This door to remain unlocked when building is occupied

906.2 General requirements.

Note Extinguishers need to be serviced and tagged tagged



906.1 Where required.

Note Extinguishers need to be installed throughout restaurant.

1011.3 Illumination.

Note Repair all exit signs to light properly



MISC2 Miscellaneous Violation

Note Hood System needs to be cleaned.



901.6.1 Standards.

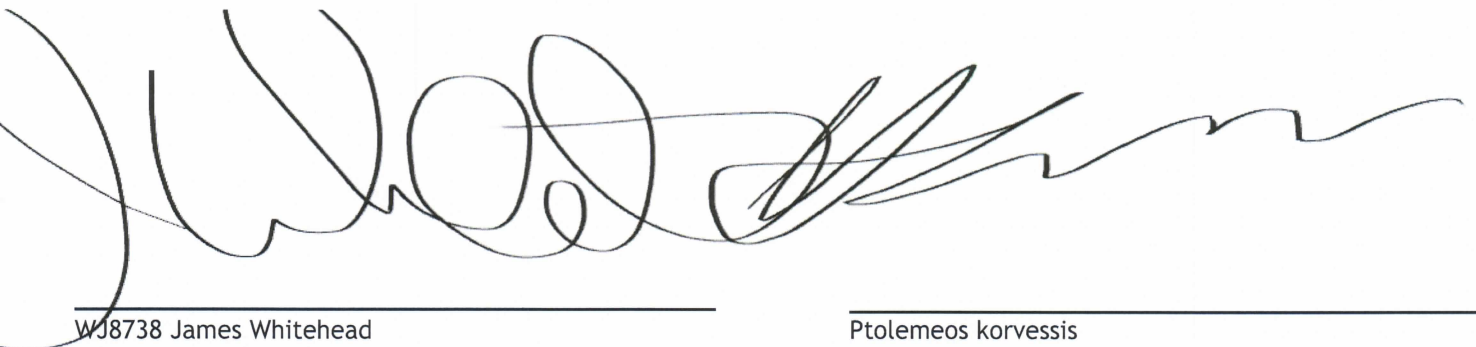
Note Fire alarm panel no test tag.



1004.3 Posting of occupant load.

Note Post occupancy load

"Always There, Always Ready"

A large, stylized handwritten signature in black ink, spanning across the top of the page. The signature is fluid and cursive, with several loops and a long, sweeping tail that extends towards the right.

WJ8738 James Whitehead
Inspector

Ptolemeos korvessis



MEMO

Date: 08/19/2015

To: Sherry Aguilar, City Clerk
Linda Stevens, Deputy City Clerk
From: Stacie McQuarrie, Accounting Support Specialist
RE: Liquor License Application – Mike's Kitchen

Business License Status:

License #1019477, current and valid for 2015 (start date listed as 10/01/2015).

S U R P R I S E P O L I C E D E P A R T M E N T
L I Q U O R L I C E N S E A P P L I C A T I O N R E V I E W

REFERENCE:

DATE: August 17th, 2015

LICENSE NUMBER- 1207A335
Series #12 – New License/LLC

APPLICANT:

MIKES KITCHEN

17221 N. Litchfield Road, #50
Surprise, Arizona 85374

FINDINGS:

- 1) ***Evidence concerning the nature of the proposed business, its potential market and its likely customers.***

Mikes Kitchen is a newly developed restaurant. The surrounding area consists of residential and commercial buildings. There are several other businesses in the area that also serve alcohol in accordance with a series #12 licence. There is no evidence to support a substantial impact on the area.

- 2) ***Effect of vehicular traffic in close proximity.***

There is no anticipated impact on vehicle traffic in close proximity to this location.

- 3) ***The history for the past five years of liquor violations and reported criminal activity at the proposed premises provided that the applicant has received a detailed report of such activity at least 20 days before the hearing.***

There are no liquor violations reported at this location over the past five years.

- 4) ***Comparison of hours of operation of the proposed premises to the existing businesses in close proximity.***

The hours of operation are relatively consistent with the existing businesses in close proximity.

- 5) ***Appropriateness of series license requested.***

The series 12 license is appropriate.

Submitted by Sergeant Tim Klarkowski #2137



COMMUNITY DEVELOPMENT DEPARTMENT

Date: May 05, 2015
To: Sherry Aguilar, City Clerk
From: Eric Fitzer, Community Development Director
By: James Stewart, Zoning Specialist
Re: Liquor License Application for:

**Mikes Kitchen
Series #12(1207A335) – New License / LLC
17221 N. Litchfield Rd. #50
Surprise, Arizona 85374**

The number and series of licenses in close proximity to the subject site are:

1. Wal-Mart Supercenter #2777 (Series 9) – 13770 W. Bell Rd.
2. Applebee's (Series 12) – 13756 W. Bell Rd.
3. Uncle Bear's (Series 12) – 13752 W. Bell Rd.
4. Caramba Fresh Mexican Food (Series 12) – 17239 N. Litchfield Rd.
5. Streets of New York #23 (Series 12) – 13736 W. Bell Rd.
6. Tom Yum (Series 12) – 13736 W. Bell Rd. #2
7. Rubio's Restaurant #102 (Series 12) – 13736 W. Bell Rd. #2
8. China Buffet #17119 (Series 12) – 17119 N. Litchfield Rd. #20
9. Mike's Greek and Italian Cuisine (Series 12) – 17191 N. Litchfield Rd.
10. Buffalo Wild Wings Grill & Bar (Series 12) – 13882 W. Bell Rd.
11. Olive Garden #1627 (Series 12) – 13379 W. Grand Ave.
12. Red Lobster #6288 (Series 12) – 13709 W. Bell Rd.
13. Target #1335 (Series 10) – 13731 W. Bell Rd.
14. Sprouts Farmers Market # 12 (Series 10) – 13759 W. Bell Rd.
15. Chili's Grill & Bar #1153 (Series 12) – 13765 W. Bell Rd.
16. Cobblestone Auto Spa & Market (Series 10) – 13811 W. Bell Rd.
17. Hayashi (Series 12) – 13823 W. Bell Rd.
18. Irish Wolfhound Restaurant (Series 6) – 16811 N. Litchfield Rd. #102-104
19. Rio Mirage Cafe (Series 12) – 13863 W. Bell Rd.
20. Chipotle Mexican Grill #0898 (Series 12) – 13869 W. Bell Rd. #107
21. Red Robin (Series 12) – 14015 W. Bell Rd.
22. Carrabba's Italian Grill (Series 12) – 14043 W. Bell Rd.
23. Frank-N-Steins (Series 12) – 14071 W. Bell Rd.
24. Saigon Kitchen (Series 12) – 14071 W. Bell Rd.
25. Long Horn Steakhouse (Series 12) – 14127 W. Bell Rd.
26. Pei Wei Asian Diner (Series 12) – 14155 W. Bell Rd. #113
27. Diamond Shamrock #1641 (Series 10) – 13908 W. Bell Rd.
28. New York Pizza Dept. (Series 12) – 13980 W. Bell Rd.

The immediate area is composed of commercial establishments. The property is zoned PAD C-2 which is consistent with the proposed use.

Residential population will most likely remain static. Commercial growth will likely remain static.

If managed properly, the effects of granting this liquor license on surrounding residences will be minimal. This license will have little to no affect on parking in the area. Staff believes that granting this liquor license will not directly impact the surrounding business and residential areas in a negative way.

MIKE'S KITCHEN ZONING MAP

UNINCORPORATED
MARICOPA COUNTY

CC, C-2

RL-5, R1-5

RL-5, R1-5

PAD
KINGSWOOD PARK/
SUN VILLAGE

SITE

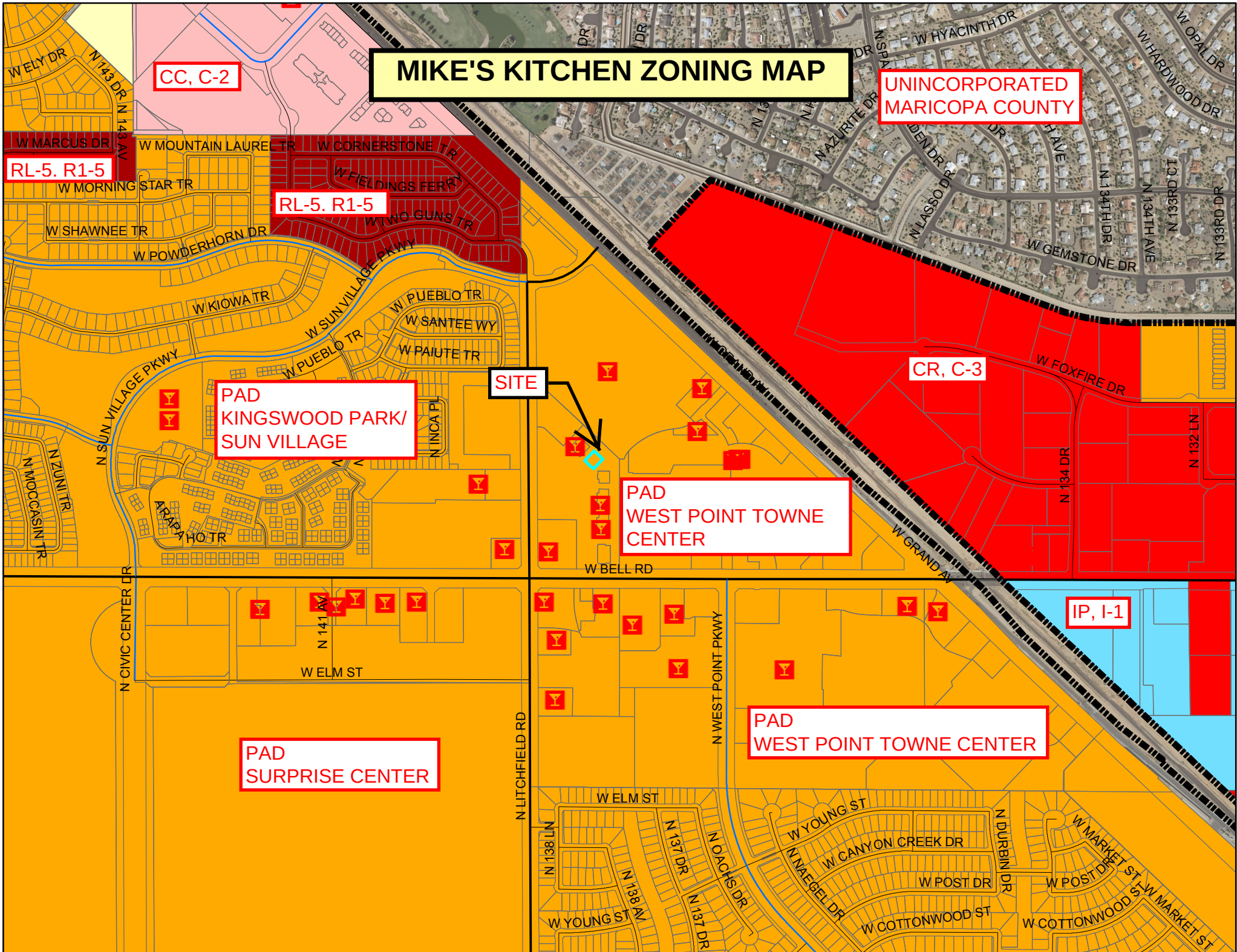
PAD
WEST POINT TOWNE
CENTER

CR, C-3

IP, I-1

PAD
SURPRISE CENTER

PAD
WEST POINT TOWNE CENTER





CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date: November 17, 2015 Contact Person: Sherry Ann Aguilar, City Clerk
Submitting Department: District: 2
Staff Recommendations: None

Consent	x	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action for an Agent Change request by Donald Christopher Lewis for Coco's Restaurant located at 15955 W. Clearview Blvd., Surprise, AZ. 85374 (Existing license # 12078439).

Motion:

I move to approve an Agent Change request by Donald Christopher Lewis for Coco's Restaurant located at 15955 W. Clearview Blvd., Surprise, AZ. 85374 (Existing license # 12078439).

Background:

This request is of a routine nature and there are no objections from City staff relating to this request. Departmental reports are available in the City Clerk's Office for review.

Objective Analysis:

Policy Compliant:

This request meets all requirements mandated by Arizona State Law under the Arizona State Liquor License and Review Board.

Financial Impact:

N/A

Budget Impact:

FTE Impact:

ATTACHMENTS:

Click to download

☐ [Coco's Reports](#)

☐ [PD's Report](#)



City Clerk's Office
Sherry Ann Aguilar, City Clerk
16000 N. Civic Center Plaza
Surprise, AZ 85374
Ph: 623-222-1200
Fax: 623-222-1001

October 9, 2015

Donald Lewis
For Coco's Restaurant
120 Chula Vista
Hollywood Park, TX 78232

Agent Change for existing license # 12078439

Dear Mr. Lewis:

Please be advised that we are in receipt of your requests for an Agent Change for Coco's Bakery & Restaurant 15955 W. Clearview Blvd., Surprise, AZ. 85374.

The notice for this application has been posted on the property and will need to remain posted until the public hearing has taken place.

You are hereby notified that your presence is being requested by the City of Surprise Mayor and Common Council to attend a public hearing at our regular scheduled Council Meeting to be held on:

Tuesday, November 17, 2015 – 6:00 p.m.
Surprise City Hall - Council Chambers
16000 N. Civic Center Plaza

Upon receipt of this correspondence, please acknowledge receipt by email to clerk@surpriseaz.gov and advise who will be representing you at this meeting. Your cooperation is greatly appreciated.

If you have any questions, please call 623-222-1220.

Sincerely,

City Clerk, MMC

PUBLIC NOTICE

Notice is hereby given that the Surprise City Council will conduct a public hearings on **Tuesday, November 17, 2015 – 6:00 p.m.**, for a Agent Change of existing license #12078439 requested by Donald Christopher Lewis **for Coco's Bakery & Restaurant**, located at 15955 W. Clearview Blvd., Surprise, AZ. 85374. The public hearing will be held in the City Council Chambers – 16000 N. Civic Center Plaza, Surprise, Arizona. Members of the public are invited to attend.



City Clerk's Office

Date: October 9, 2015

To: James Stewart/Lloyd Abrams, City Planner
Police Department, Timothy Klarkowski - PD
James Whitehead/Chief White - Fire
Stacie McQuarrie, Business License Technician

From: Sherry Ann Aguilar - City Clerk, MMC 

Re: **Liquor License Application:**

Coco's Bakery & Restaurant
Agent Change - Existing License 12078439
15955 W. Clearview Blvd., Surprise, Arizona 85374

The above referenced application has been submitted for consideration by the Surprise City Council at their **Regular Council Meeting** scheduled for:

Tuesday, November 17, 2015 – 6:00 p.m.

REPORT DUE DATE TO CITY CLERK

A copy of the application is attached for your review and comments. Please provide a written statement regarding this application by no later than **Monday, October 19, 2015 - Noon**, as the questions apply to your respective departments to the City Clerk.

COMMUNITY DEVELOPMENT DIRECTOR (Please respond to the following questions):

- 1) The number and series of licenses in close proximity of establishment.
- 2) The residential and commercial population of the community and its likelihood of increasing, decreasing or remaining static.
- 3) The residential and commercial population in close proximity.

Liquor License Application: Coco's Bakery & Restaurant - Page 2

- 4) The effect or impact of the proposed premises on businesses or residential neighborhood whose activities might be affected by granting the license.
- 5) Review to ensure that parking space requirements meet City Code.
- 6) If the applicant has not applied for rezoning or has applied for rezoning but the requested zoning is not appropriate for a business as detailed in the application, the "**Denial**" can be given by the Zoning Division, and the reasons such denial are detailed on the Review Form.

POLICE DEPARTMENT (Please respond to the following questions):

- 1) Evidence concerning the nature of the proposed business, its potential market and its likely customers.
- 2) Effect of vehicular traffic in close proximity.
- 3) The history for the past five (5) years of liquor violations and reported criminal activity at the proposed premises provided that the applicant has received a detailed report(s) of such activity at least 20 days before the hearing by the board.
- 4) Comparison of hours of operation of the proposed premises to the existing businesses in close proximity.
- 5) Appropriateness of series license requested.

FIRE MARSHALL (Please respond to the following questions in written form):

- 1) Review property to ensure building or plot plan is in compliance with applicable fire codes.

TAX AND LICENSE DIVISION (Please respond to the following questions in written form):

- 1) Review to ensure that applicant has current business license, or has been contacted by Tax and Licensing regarding the need for a business license or is in the process of applying for a business license (whichever is applicable).

Please contact me if you have any questions – 222-1220.



City Clerk, MMC



No Violation Notice

City of Surprise Fire Medical Department
Fire Prevention Division
14250 W. Statler Plaza #101
Surprise AZ 85374
Phone: 623.222.5100

**COCOS RESTAURANT #803
15955 W CLEARVIEW BL
SURPRISE, AZ 85374**

An inspection of your facility on **10/13/2015** revealed no violations to the City of Surprise Fire Code.
Thank you for your cooperation.

x A handwritten signature in black ink, appearing to read 'James Whitehead', written over a horizontal line.

Whitehead, James
Inspector



MEMO

Date: 10/20/2015

To: Sherry Aguilar, City Clerk
Linda Stevens, Deputy City Clerk
From: Stacie McQuarrie, Accounting Support Specialist

RE: Liquor License Application – Coco's Restaurant, Inc. dba Coco's Restaurant #803

Business License Status:

License #1012571, current and valid for 2015.



COMMUNITY DEVELOPMENT DEPARTMENT

Date: November 12, 2015
To: Sherry Aguilar, City Clerk
From: Eric Fitzer, Community Development Director
By: Sergio Angulo, Planner I
Re: Liquor License Application for:

**Coco's Bakery & Restaurant
Series #12 – Agent Change
15955 W. Clearview Blvd.
Surprise, Arizona 85374**

The number and series of licenses in close proximity to the subject site are:

1. CVS (Series 9) – 19505 N. Sunrise Blvd.

The immediate area is composed of commercial businesses. The property is zoned PAD Sun City Grand which is consistent with the proposed use.

Commercial and residential growth are expected to remain static.

If managed properly, the effects of granting this liquor license on surrounding residences will be minimal. This license will have little to no affect on parking in the area. Staff believes that granting this liquor license will not directly impact the surrounding business and residential areas in a negative way.

+



S U R P R I S E P O L I C E D E P A R T M E N T
L I Q U O R L I C E N S E A P P L I C A T I O N R E V I E W

REFERENCE:

DATE: October 12th, 2015

LICENSE NUMBER- 12078439
Series #12 – Agent Change

APPLICANT:

Coco's Bakery & Restaurant

15955 W. Clearview Blvd.
Surprise, Arizona 85374

FINDINGS:

- 1) ***Evidence concerning the nature of the proposed business, its potential market and its likely customers.***

Coco's Bakery & Restaurant is a restaurant. The surrounding area consists of residential and commercial buildings. There are other businesses in the area that also serve alcohol in accordance with a series #12 licence. There is no evidence to support a substantial impact on the area.

- 2) ***Effect of vehicular traffic in close proximity.***

There is no anticipated impact on vehicle traffic in close proximity to this location.

- 3) ***The history for the past five years of liquor violations and reported criminal activity at the proposed premises provided that the applicant has received a detailed report of such activity at least 20 days before the hearing.***

There are no liquor violations reported at this location over the past five years.

- 4) ***Comparison of hours of operation of the proposed premises to the existing businesses in close proximity.***

The hours of operation are relatively consistent with the existing businesses in close proximity.

- 5) ***Appropriateness of series license requested.***

The series 12 license is appropriate.

Submitted by Sergeant Tim Klarkowski #2137



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	Michael Boule, Public Works Department
Submitting Department:	Public Works	District:	Citywide
Staff Recommendations:	None		

Consent	x	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action authorizing the Mayor and City Council to adopt the 2015 Maricopa County Multi Jurisdictional Hazard Mitigation Plan; Resolution # 2015-105.

Motion:

I move to approve Resolution # 2015-105.

Background:

Federal law requires all local, county, and tribal governments to develop a hazard mitigation plan for their respective communities in order to be eligible to receive certain federal non-emergency mitigation funds including Hazard Mitigation Grant Program (HMGP) and Pre-Disaster Mitigation Program (PDM).

The Hazard Plan has been prepared in compliance with Section 322 of the Robert T. Stafford Disaster Relief and Emergency Assistance Act (Stafford Act or the Act), 42 U.S. C. 5165, enacted under Sec. 104 the Disaster Mitigation Act of 2000, (DMA 2000) Public Law 106-390 of October 30, 2000, as implemented at Title 44 CFR 201.6 and 201.7 dated October, 2007. The Plan includes risk assessments for multiple natural hazards, a public outreach effort at two phases of the planning process, and development of a mitigation strategy that incorporates measures intended to eliminate or reduce the effects of future disasters throughout the County. The development of the various 2015 Plan elements was accomplished through a joint and cooperative venture by members of the Maricopa County Multi-Jurisdiction Project Team, with Maricopa County Department of Emergency Management serving as the lead agency and primary point of contact for the planning. City Council initially adopted this plan in 2000 and an update was authorized in 2009.

http://www.maricopa.gov/Emerg_Mgt/PDF/Maricopa%20County%20MJMHMP%202015_Final%20Draft_v1_2015-07-14.pdf

Objective Analysis:

The approval of this resolution will keep the City of Surprise compliant with Federal requirements and maintain our eligibility for disaster related Federal funding.

Policy Compliant:

City and Council policy support emergency preparation and hazard mitigation and adopting this plan not only ensures the City remains in compliance with Federal law, but also furthers the City's own goals.

Financial Impact:

By adopting the 2015 Maricopa County Multi Jurisdictional Hazard Mitigation Plan, the City would be eligible to receive certain federal non-emergency mitigation funds including Hazard Mitigation Grant Program (HMGP) and Pre-Disaster Mitigation Program (PDM).

The Hazard Mitigation Plan was funded by Maricopa County, the city had no funding participation in the update of the Hazard Mitigation Plan.

Budget Impact:

The Hazard Mitigation Plan was funded by Maricopa County, the city had no funding participation in the update of the Hazard Mitigation Plan.

FTE Impact:

There is no FTE impact associated with this item.

ATTACHMENTS:

Click to download

- ☐ [Presentation](#)
 - ☐ [Jurisdictional Summary](#)
 - ☐ [Resolution 2015-105](#)
-

Hazard Mitigation Update - Facts



- Funded by Maricopa County via Fed. grant
- First plan published in 2000, updated in 2009
- Legislation requiring all local, county, and tribal governments to develop a hazard mitigation plan in order to be eligible to receive certain federal non-emergency mitigation funding.
- One document incorporating all cities, tribes, & county.
- Purpose of the document and program
 - Reduction of loss of life property, human suffering, economic disruption and disaster costs.
 - Hazard mitigation planning at a local level
- Two opportunities for public input
- Living document that will be updated every 5 years



JURISDICTIONAL SUMMARY

FOR THE

CITY OF SURPRISE

MARICOPA COUNTY
MULTI-JURISDICTIONAL
HAZARD MITIGATION PLAN
2015

CITY OF SURPRISE JURISDICTIONAL SUMMARY

Across the United States, natural and human-caused disasters have led to increasing levels of death, injury, property damage, and interruption of business and government services. The toll on families and individuals can be immense and damaged businesses cannot contribute to the economy. The time, money and effort to respond to and recover from these emergencies or disasters divert public resources and attention from other important programs and problems. With 54 federal or state declarations and a total of 524 other recorded events, the 28 jurisdictions contained within Maricopa County, Arizona and participating in this planning effort recognize the consequences of disasters and the need to reduce the impacts of natural and human-caused hazards. The County and jurisdictions also know that with careful selection, mitigation actions in the form of projects and programs can become long-term, cost effective means for reducing the impact of natural and human-caused hazards.

The elected and appointed officials of Maricopa County and the 27 other participating jurisdictions demonstrated their commitment to hazard mitigation in 2009-2010 by preparing the first update of the Maricopa County Multi-Jurisdictional Hazard Mitigation Plan (2009 Plan). The 2009 Plan covered all 28 participating jurisdictions and was approved by FEMA on April 30, 2010. In order to remain compliant with the congressional regulations, the county and jurisdictions must perform full plan update and obtain FEMA approval.

In response, the Maricopa County Department of Emergency Management (MCDEM) secured a federal planning grant and hired JE Fuller/ Hydrology & Geomorphology, Inc. to assist the County and participating jurisdictions with the update process. MCDEM reconvened a multi-jurisdictional planning team (MJPT) comprised of veteran and first-time representatives from each participating jurisdiction, and other various county, state, and federal departments and organizations such as the National Weather Service and Arizona Public Service. The MJPT met monthly beginning in November 2014 and finishing in April 2015. Subsequent “catch up” meetings were conducted through June 2015 to assist several communities with finalizing assignments and the first draft of the updated 2015 Plan was issued in July 2015. The meetings and MJPT worked in a collaborative effort to review, evaluate, and update the 2009 Plan keeping the single, consolidated multi-jurisdictional plan format and approach. The accompanying 2009 Tribal Annexes for each of the two participating Indian Tribes, were eliminated and the pertinent data from each annex was updated and incorporated into the main body of the 2015 Plan. The 2015 Plan will continue to guide the County, tribes and participating local jurisdictions toward greater disaster resistance in full harmony with the character and needs of the community and region.

The Plan has been prepared in compliance with Section 322 of the Robert T. Stafford Disaster Relief and Emergency Assistance Act (Stafford Act or the Act), 42 U.S. C. 5165, enacted under Sec. 104 the Disaster Mitigation Act of 2000, (DMA 2000) Public Law 106-390 of October 30, 2000, as implemented at Title 44 CFR 201.6 and 201.7 dated October, 2007. The Plan includes risk assessments for multiple natural hazards, a public outreach effort at two phases of the planning process, and development of a mitigation strategy that incorporates measures intended to eliminate or reduce the effects of future disasters throughout the County. The development of the various 2015 Plan elements was accomplished through a joint and cooperative venture by members of the Maricopa County MJPT, with MCDEM serving as the lead agency and primary point of contact for the planning effort.

The overall purpose of DMA 2000 was to establish a national program for pre-disaster mitigation, streamline administration of disaster relief at both the federal and state levels, and control federal costs of disaster assistance. Congress envisioned that implementation of these new requirements would result in the following key benefits:

- Reduction of loss of life and property, human suffering, economic disruption, and disaster costs.
- Prioritization of hazard mitigation planning at the local level, with an increased emphasis placed on planning and public involvement, assessing risks, implementing loss reduction measures, and ensuring that critical services/facilities survive a disaster.
- Establishment of economic incentives, awareness and education via federal support to state, tribal, and local governments that will result in forming community-based partnerships, implementing effective hazard mitigation measures, leveraging additional non-Federal resources, and establishing commitments to long-term hazard mitigation efforts.

CITY OF SURPRISE JURISDICTIONAL SUMMARY

In general, the DMA 2000 legislation requires all local, county, and tribal governments to develop a hazard mitigation plan for their respective communities in order to be eligible to receive certain federal non-emergency mitigation funds including Hazard Mitigation Grant Program (HMGP) and Pre-Disaster Mitigation Program (PDM). FEMA's Flood Mitigation Assistance Program (FMA) planning requirements are also satisfied by this plan as long as flooding is addressed.

In satisfying the regulatory requirements of DMA 2000, the primary purpose of this plan is to identify natural hazards that impact Surprise, assess the vulnerability and risk posed by those hazards to community-wide human and structural assets, develop strategies for mitigation of those identified hazards, present future maintenance procedures for the plan, and document the planning process. The Plan is divided into the following eight primary sections:

- Section 1 – Local Plan Adoption and FEMA Approval
- Section 2 – Introduction
- Section 3 – Planning Process
- Section 4 – Community Description
- Section 5 – Risk Assessment
- Section 6 – Mitigation Strategy
- Section 7 – Plan Maintenance Procedures
- Section 8 – Plan Tools

The planning process used to review and update the 2009 Plan included the organization and use of two planning team levels. The first was a Multi-Jurisdictional Planning Team (MJPT) that was comprised of one or more representatives from each participating jurisdiction. The second was the Local Planning Team (LPT) that was comprised of various staff and officials from the specific jurisdiction.

The role of the MJPT was to work with the planning consultant to perform the coordination, research, and planning element activities required to update the 2009 Plan. Attendance by each participating jurisdiction was required for every MJPT meeting as the meetings were structured to progress through the plan update process in a methodical, stepwise manner. Steps and procedures for updating the 2009 Plans were presented and discussed at each MJPT meeting, and homework assignments were normally given. Each meeting built on information discussed and homework assigned at the previous meeting. The MJPT representatives also had the responsibility of liaison to the LPT, and were tasked with the following:

- Conveying information and homework received at the MJPT meetings to the LPT
- Ensuring that all requested homework was completed fully and returned on a timely basis.
- Arranging for review and official adoption of the Plan.

The function and role of the LPT was to:

- Provide support and data
- Assist the MJPT representative in completing each homework assignment
- Make planning decisions regarding plan update components
- Review the Plan draft documents

The MJPT met five times from September 2014 to January 2015, with LPT meetings convened in between as needed to complete the homework and review/update tasks assigned.

The following are the contact details for the Plan primary point of contact for the City of Surprise:

Brenden Espie
Battalion Chief
Fire and Medical Department
14250 W. Statler Plaza, Ste. 101
Surprise, AZ 85374
Work: 623.222.5027
Email: brenden.espie@surpriseaz.com

CITY OF SURPRISE JURISDICTIONAL SUMMARY

For information purposes, the following summarizes contact details for the Plan primary point of contact for Maricopa County:

Andrew Brady
Emergency Services Planner
Maricopa County Department of Emergency Management
5636 E. McDowell Rd.
Phoenix, AZ 85008
Work: 602.273.1411
Fax: 602.275.1638
Email: andrewbrady@mail.maricopa.gov

The following table summarizes the LPT for Surprise and roles of each person. The promulgation authorities are listed at the end of the table.

Name	Department / Division / Branch	Title	Planning Team Role / Description of Duties
Brenden Espie	Fire / Emergency Management	Battalion Chief	Local Team Facilitator
Chris Boyd	Community Development	Building Official	Community Development Representative
Michael Boule	Public Works	Project Manager	Plan Projects
Lloyd Abrams	IT / GIS	GIS Manager	GIS Support
PROMULGATION AUTHORITY			
Sharon Wolcott	City Council	Mayor	Plan Promulgation
John Williams	City Council	Vice Mayor	Plan Promulgation
Roland F. Winters Jr.	City Council	Council Member	Plan Promulgation
Jim Biundo	City Council	Council Member	Plan Promulgation
Rachel Villanueva	City Council	Council Member	Plan Promulgation
Skip Hall	City Council	Council Member	Plan Promulgation
Todd Tande	City Council	Council Member	Plan Promulgation

One of the key elements to the hazard mitigation planning process is the risk assessment. In performing a risk assessment, a community determines “what” can occur, “when” (how often) it is likely to occur, and “how bad” the effects could be. According to DMA 2000, the primary components of a risk assessment that answer the above questions are generally categorized into the following measures:

- ☒ **Identify Hazards**
- ☒ **Profile Hazard Events**
- ☒ **Assess Vulnerability to Hazards**

The risk assessment for Surprise utilized information developed by the LPT and Countywide hazard profile data. The vulnerability analysis results reported in the Plan reflect vulnerability at the community level as well as on a County-wide basis.

Following the lead of the State of Arizona, only natural hazards were considered for this update. The list of hazards in the 2009 Plan and the State Plan 2013¹ were reviewed and compared in an initial screening that used a systematic process that considered relevance, historical significance and experience, and catastrophic potential. The result was a list of hazards that are most relevant to Maricopa County. The Surprise LPT further reviewed the list to reflect only those hazards that have the most impact on Surprise. The following table

¹ State of Arizona, Division of Emergency Management, 2013, *State of Arizona Multi-Hazard Mitigation Plan*.

CITY OF SURPRISE JURISDICTIONAL SUMMARY

summarizes the Countywide list of hazards. The hazards selected for mitigation by Surprise are shown in bold type.

Natural Hazard List for the Plan and Surprise	
• Dam Inundation • Drought • Extreme Heat • Fissure • Flooding/Flash Flooding	• Levee Failure • Severe Wind • Subsidence • Wildfire

Profiles were developed for each of the hazards by researching and mapping historical hazard events, obtaining other hazard mapping, analysis, and studies. In addition, Arizona used the Calculated Priority Risk Index (CPRI) for estimating.² Hazard profile maps for Dam Inundation (Emergency Spillway and Dam Failure), Fissure, Flooding/Flash Flooding, Levee Failure, Subsidence, and Wildfire were developed. Maps specific to Surprise are provided following the text of this summary.

A vulnerability analysis was performed to assess and evaluate the City's population and critical facility exposure risk to the identified hazards. The risk was tabulated in terms of exposure loss estimates and human population exposure. Critical facilities were individually identified by the MJPT and LPT and supplemental residential facility information was obtained from FEMA's HAZUS program. It is estimated that there are at least \$444.6 million dollars³ worth of critical and non-critical facilities within Surprise. Replacement value for residential buildings within Surprise are estimated to total over \$14.8 billion. The 2014 City population estimate is 123,797. The following table summarizes the general results of the vulnerability analysis for each of the top hazards in the City.

Hazard	Exposure Estimates ^a		
	Critical Facilities	Residential	Population ^b
Dam Failure (High Hazard)	\$0	\$0	0
Drought	(None estimated)		117,441
Extreme Heat	(None estimated)		117,441
Fissure (High Hazard)	\$0	\$42.9 million	423
Flooding (High Hazard)	\$48 million	\$98.6 million	1,375
Levee Failure (High Hazard)	\$0	\$0	0
Severe Wind	(None estimated)		117,441
Subsidence	\$389.8 million	\$11.8 billion	105,102
Wildfire (High Hazard)	\$0	\$28.0 million	315
^a – These numbers represent estimates of exposure that may result assuming all delineated hazard areas are impacted at the same time. Actual event losses may not impact the entire area during a single event.			
^b – These numbers represent the total human population potentially exposed to the hazard.			

² The CPRI is explained in detail in the Section 5.2.3 of the main Plan

³ This estimate is likely to be inexact as there were many assets that the community was unable to obtain detailed replacement estimates for the Plan development schedule.

CITY OF SURPRISE JURISDICTIONAL SUMMARY

The MJPT and Surprise LPT developed a strategy for mitigating the hazard risks identified within the City. The mitigation strategy provides the “*what, when, and how*” of actions that will reduce or possibly remove the City’s exposure to hazard risks, and is generally categorized into the following components:

- ☒ **Goals and Objectives**
- ☒ **Capability Assessment**
- ☒ **Mitigation Actions/Projects**
- ☒ **Implementation Strategy**

The MJPT reviewed and discussed the 2009 Plan goals and objectives and compared them to the 2013 State Plan. The result of the discussions resulted in establishing one goal and four clear objectives as follows:

- **GOAL:** Reduce or eliminate the risk to people and property from natural hazards.
 - ◆ **Objective 1:** Reduce or eliminate risks that threaten life and property in the incorporated, unincorporated, and Tribal jurisdictions within Maricopa County.
 - ◆ **Objective 2:** Reduce risk to critical facilities and infrastructure from natural hazards.
 - ◆ **Objective 3:** Promote hazard mitigation throughout the incorporated, unincorporated, and Tribal jurisdictions within Maricopa County.
 - ◆ **Objective 4:** Increase public awareness of hazards and risks that threaten the incorporated, unincorporated, and Tribal jurisdictions within Maricopa County.

This goal and four objectives will be used by all participating jurisdictions in the Plan.

The Surprise LPT reviewed and updated the community’s capability assessment regarding legal, regulatory, technical/staff, and financial resources. The following tables summarize the results:

Legal and regulatory capabilities for Surprise		
Regulatory Tools for Hazard Mitigation	Description	Responsible Department/Agency
CODES	• International Series of Codes: • 2012 Building, Plumbing, Electrical • 2012 Fire	• Community Development • Fire
ORDINANCES	• COS Municipal Codes: Surprise Unified Development Code, Chapter 122 • COS Municipal Codes: Buildings and Regulations, Chapter 105 • COS Municipal Codes: Storm Water Management, Chapter 117 • Emergency Management and Emergency Services, Chapter 18	• Community Development • City Administration • Public Works • Police • Fire Medical • Water Resources
REGULATIONS	• Addressing Regulations • Drainage Regulations • Dust Control Regulations • Subdivision Regulations	• Community Development • Public Works • City Administration

CITY OF SURPRISE JURISDICTIONAL SUMMARY

Legal and regulatory capabilities for Surprise		
Regulatory Tools for Hazard Mitigation	Description	Responsible Department/Agency
PLANS, MANUALS, and/or GUIDELINES	• General Plan 2030 • Area Land Use Plan • Surprise Unified Development Code • Area Drainage Master Plan • Engineering Development Standards • Maricopa Association of Governments Standards • 2015 Hazard Mitigation Plan Update • 2015 Emergency Operations Plan	• Community Development • Public Works • Fire Medical
STUDIES	• Flood Insurance Studies • Floodplain Delineation Studies • Area Drainage Master Studies • Transportation Studies • Integrated Water Master Plan	• Community Development • Public Works

Technical staff and personnel capabilities for Surprise		
Staff/Personnel Resources	☒	Department/Agency - Position
Planner(s) or engineer(s) with knowledge of land development and land management practices	☒	Planning and Development – Planners, Long Range Planners, Planning Manager Public Works – Development Engineering Manager; Plan Reviewers
Engineer(s) or professional(s) trained in construction practices related to buildings and/or infrastructure	☒	Public Works – Development Review Engineer, Traffic Engineer, Capital Program Manager Community Development- Building Official
Planner(s) or engineer(s) with an understanding of natural and/or human-caused hazards	☒	Planning and Development – Planners Public Works - Engineers
Floodplain Manager	☒	Flood Control District of Maricopa County is Floodplain Administrator City Engineer – Certified Floodplain Managers on staff
Surveyors	☒	Public Works – Registered Land Surveyor
Staff with education or expertise to assess the community's vulnerability to hazards	☒	Planning and Development - Planners Public Works – Staff Police Dept – Staff Fire Dept - Staff
Personnel skilled in GIS and/or HAZUS	☒	GIS – GIS Staff Public Works Survey Staff
Scientists familiar with the hazards of the community		None
Emergency manager	☒	Fire Chief - Coordinator

CITY OF SURPRISE JURISDICTIONAL SUMMARY

Technical staff and personnel capabilities for Surprise		
Staff/Personnel Resources	☒	Department/Agency - Position
Grant writer(s)	☒	Parks – Staff Police – Staff Public Works – Staff Fire Dept – Staff Grants Administrator- Sr. Staff
Others		

Fiscal capabilities for Surprise		
Financial Resources	Accessible or Eligible to Use (Yes, No, Don't Know)	Comments
Community Development Block Grants	Yes	A Five-year Consolidated Plan is prepared with the public adoption of an Annual Action Plan.
Capital Improvements Project funding	Yes	City General Fund CIP, Regional Transportation Plan; HURF funding; Grand Funding
Authority to levy taxes for specific purposes	Yes	City council
Fees for water, sewer, gas, or electric service	Yes	Solid Waste, Water, Sewer
Impact fees for homebuyers or new developments/homes	Yes	Impact fees for the costs associated with the development of applicable infrastructure.
Incur debt through general obligation bonds	Yes	Through bond elections regulated by the state
Incur debt through special tax bonds	Yes	Through elections initiated by the city or developers. Subject to review and approval by council.
Other	Yes	FEMA, NRCS, State Land, etc.

Using the vulnerability analysis, capability assessment, and goals and objectives, the Surprise LPT then developed an updated list of mitigation actions/projects with an implementation strategy clearly defined. Each action/project was evaluated and prioritized based on: 1) Direct Impact on Life and/or Property; 2) Long-Term Solution; and 3) Benefit vs. Cost. The table on the following page summarizes the updated mitigation action/project list for Surprise.

CITY OF SURPRISE JURISDICTIONAL SUMMARY

Mitigation actions and projects and implementation strategy for Surprise									
Mitigation Action/Project					Implementation Strategy				
ID No.	Description	Hazard(s) Mitigated	Community Assets Mitigated (Ex/New)	Estimated Cost	Priority Ranking	Planning Mechanism(s) for Implementation	Anticipated Completion Date	Primary Agency / Job Title Responsible for Implementation	Funding Source(s)
1	Reduce the impact of flooding in Section 10 (Martin Acres) area of City of Surprise. Construct a new conveyance channel from south of U.S. 60 to provide drainage away from Martin Acres.	Flood	Both	\$850,000	High	5-yr CIP	September 2015	Public Works/ City Engineer	General Capital
2	Reduce the risk of fires to communities within wildland-interface zones by participating in the development of a community wildfire protection plan.	Wildfire	Both	\$150,000	Medium	Fire Master Plan & 5-yr CIP	July 2016	Fire Department/ Administrative Chief	General Capital
3	Develop program and coordinate actions with FCDMC to access, mitigate, upgrade and redesign flood facilities.	Flood	Both	Staff Time plus \$100,000	High	N/A	Annually	Public Works/ City Engineer	General Capital
4	Develop program that identifies bridge and culvert construction in flood susceptible areas	Flood	Both	\$250,000	Medium	5-yr CIP	July 2017	Public Works/ City Engineer	General Capital
5	Research and identify available funding sources for pre-disaster hazard mitigation actions and projects.	All Hazards	Both	Staff Time	Medium	Council Strategic Plan	Ongoing	Public Works/ City Engineer Fire Department	General Capital
6	Original Town Site Overall Drainage Master Plan	Flood	Both	\$250,000	High	5-yr CIP	TBD	Public Works/ City Engineer	General Capital
7	Participate in occasional table top exercises to identify potential mitigation measures for increasing response effectiveness, such as evacuation route marking and permanent protection measures for intended shelters.	Dam Inundation	Both	Staff Time	Low	Fire Master Plan	Annually/ Ongoing	Fire Department/ Administrative Chief	General Capital
8	Ensure that City Staff, residences, businesses and visitors have access to the McMicken Dam Emergency Action Plan. This plan was prepared in December 2013 by the Flood Control District of Maricopa County. This plan is available on the City's website.	Dam Inundation	Both	Staff Time	Medium	Fire Master Plan	Annually/ Ongoing	Fire Department/ Administrative Chief & City Engineer	General Capital

CITY OF SURPRISE JURISDICTIONAL SUMMARY

Mitigation actions and projects and implementation strategy for Surprise									
Mitigation Action/Project					Implementation Strategy				
ID No.	Description	Hazard(s) Mitigated	Community Assets Mitigated (Ex/New)	Estimated Cost	Priority Ranking	Planning Mechanism(s) for Implementation	Anticipated Completion Date	Primary Agency / Job Title Responsible for Implementation	Funding Source(s)
9	Participate in the McMicken Dam Rehabilitation study and construction.	Dam Inundation	Both	Staff Time	Medium	General Plan	2020	Public Works/City Engineer	Flood Control
10	Public education of water conservation best practices through newsletter, flyers, social media and website notices.	Drought	Both	\$25,000	High	Integrated Water Master Plan; Drought Plan	Ongoing	Water Resource Management/Dir ector	Water Enterprise
11	Develop a local Drought Management Plan to define various levels of conservation requirement that are based on drought severity triggers and integrate with the City of Surprise Integrated Water Master Plan identifies numerous action plans in the event that we have drought conditions.	Drought	Both	\$50,000	High	COS Integrated Water Master Plan; Drought Plan	Ongoing	Water Resource Management/Dir ector	Water Enterprise
12	Perform a public campaign at the onset of the extreme heat season to help educate the general public on ways to remain safe during periods of extreme heat.	Extreme Heat	Both	Staff Time	Low	Fire Master Plan	Ongoing/ Annually	Fire Department/ Administrative Chief	General Capital
13	Identify, stock, and communicate locations within the community that can serve as cooling stations during times of extreme heat.	Extreme Heat	Both	\$15,000	Med.	5-year CIP	Ongoing/ Annually	Fire Department/ Administrative Chief	General Capital
14	Review and update stormwater management plan that will analyze and identify problem flooding areas and propose long-term mitigation alternatives designed to reduce or eliminate the flood problems.	Flood	Both	\$50,000	Med.	Stormwater Management Plan	Ongoing/ Annually	Water Resource Management/Dir ector	Water Enterprise
15	Work with Flood Control District of Maricopa County to review, update, and/or augment flood control ordinances to provide a greater level of protection than the minimum required by the NFIP.	Flood	Both	Staff Time	Low	Engineering Development Standards	Ongoing/ Annually	Public Works/City Engineer	General Capital
16	Enforce City ordinances governing the improvements within a floodplain.	Flood	New	Staff Time	High	Engineering Development Standards & Muni. Code	Ongoing	Public Works/City Engineer & Building Official	General Capital

CITY OF SURPRISE JURISDICTIONAL SUMMARY

Mitigation actions and projects and implementation strategy for Surprise									
Mitigation Action/Project					Implementation Strategy				
ID No.	Description	Hazard(s) Mitigated	Community Assets Mitigated (Ex/New)	Estimated Cost	Priority Ranking	Planning Mechanism(s) for Implementation	Anticipated Completion Date	Primary Agency / Job Title Responsible for Implementation	Funding Source(s)
17	Review existing City owned buildings, evaluate any substandard construction issues and implement repair and upgrade plan to mitigate future wind damage.	Severe Wind	Existing	Staff Time	Low	City Facility Standards and Guidelines	Ongoing	Public Works/City Engineer	General Capital
18	Encourage homeowners to use tie-down straps and/or anchors to secure ancillary buildings and metal awnings or porches to mitigate the potential for flying debris during severe wind events.	Severe Wind	Both	Staff Time	Low	International Building Codes	Ongoing	Community Development/	General Capital
19	The City of Surprise will continue to inventory and monitor all of the known fissures within the current and future city boundary. These fissures will be surveyed on a regular basis to monitor for change. Areas with active fissures have been identified in the General Plan as regional, natural, open space areas for passive recreation.	Fissure	Both	Staff Time	Low	COS General Plan; Benchmark Study	Ongoing	Public Works/City Engineer & Land Surveyor	General Capital
20	Cooperate with the Flood Control District of Maricopa County in the monitoring of fissures and subsidence impacting McMicken Dam and coordinate in any required updates to the McMicken Dam Emergency Action plan, wherein the earth fissures and subsidence concerns are discussed in great detail.	Dam Inundation; Fissure; Subsidence	Both	Staff Time	Low	McMicken Dam Emergency Action Plan	Ongoing	Public Works/City Engineer & Land Surveyor	General Capital
21	The City of Surprise will continue to monitor subsistence with the placement of benchmarks at all of the City owned well sites. Subsidence due to groundwater pumping will continue to be monitored on an annual basis.	Subsidence	Both	Staff Time	Low	Geodetic Survey Control Map/ Database	Ongoing	Public Works/City Engineer & Land Surveyor	General Capital
22	Facilitate appropriate wildfire fuel reduction through prioritization of hazardous fuel management areas (FMA) to assist land managers and fire departments in focusing future efforts towards the areas of highest concern from both an ecological and fuel management perspective.	Wildfire	Both	\$25,000	Med.	Fire Master Plan	Annually	Fire Department/ Administrative Chief	General Capital

CITY OF SURPRISE JURISDICTIONAL SUMMARY

Mitigation actions and projects and implementation strategy for Surprise									
Mitigation Action/Project					Implementation Strategy				
ID No.	Description	Hazard(s) Mitigated	Community Assets Mitigated (Ex/New)	Estimated Cost	Priority Ranking	Planning Mechanism(s) for Implementation	Anticipated Completion Date	Primary Agency / Job Title Responsible for Implementation	Funding Source(s)
23	Promote wildfire awareness and education in the community through the use of website, social media, and printed materials. Awareness combined with education helps to reduce the risk of accidental human ignitions.	Wildfire	Both	Staff Time	Med.	Fire Master Plan	Annually	Fire Department/ Administrative Chief	General Capital
24	Enhance the capabilities of the fire departments by providing a foundation for pre-attack planning. Rapidly and easily accessing individual home pre-plans and district infrastructure adds efficiency and safety to fire department response and prescribed fire planning.	Wildfire	New	Staff Time	Med.	Fire Master Plan	Annually	Fire Department/ Administrative Chief	General Capital

CITY OF SURPRISE JURISDICTIONAL SUMMARY

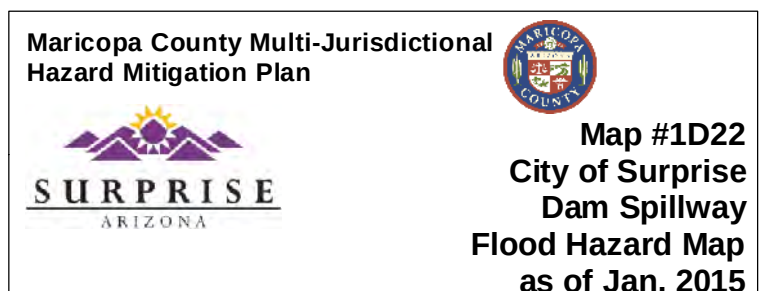
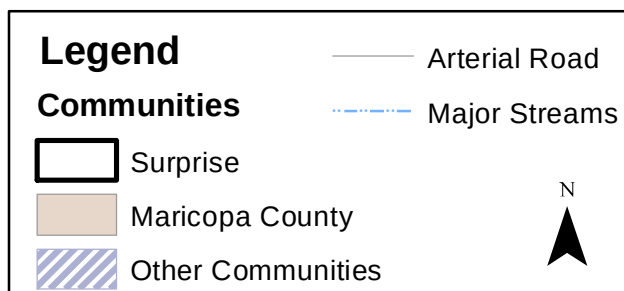
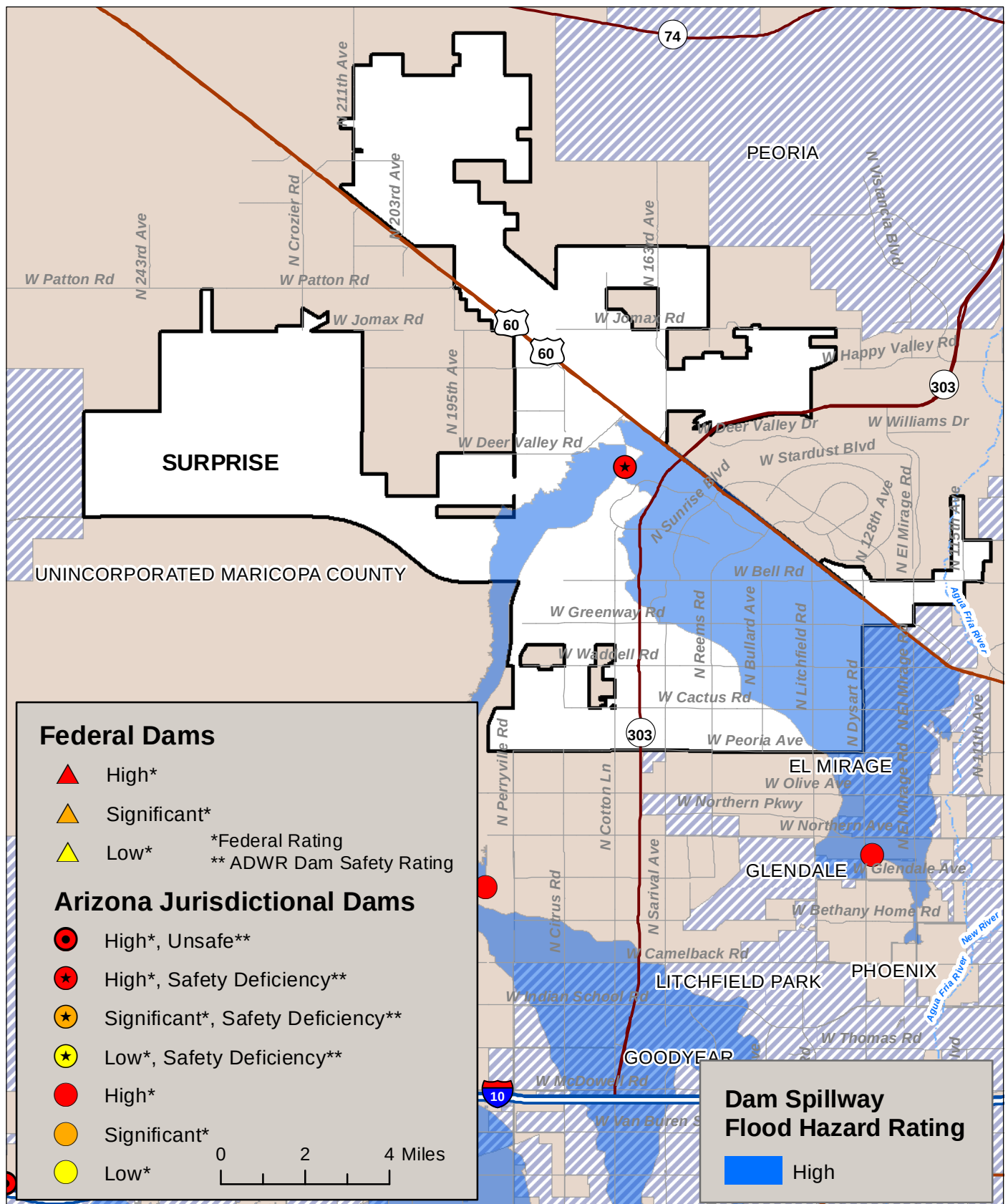
As a final step in the planning process, plan maintenance procedures were developed by the MJPT to establish guidelines for maintaining, reviewing, and updating the Plan over the next five (5) years. The MJPT reviewed the current DMA 2000 rules and October 2011 FEMA guidance document and discussed a strategy for performing the required monitoring and evaluation of the Plan over the next 5-year cycle. The MJPT has established the following monitoring and evaluation procedures:

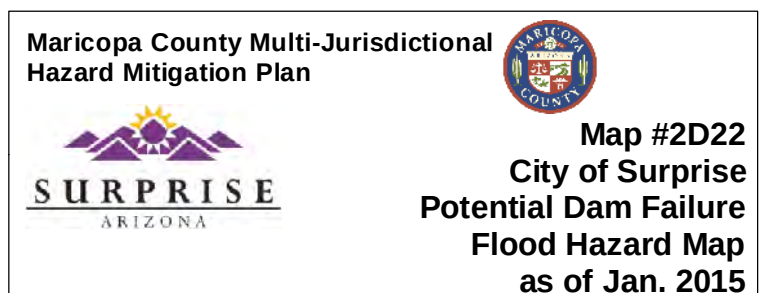
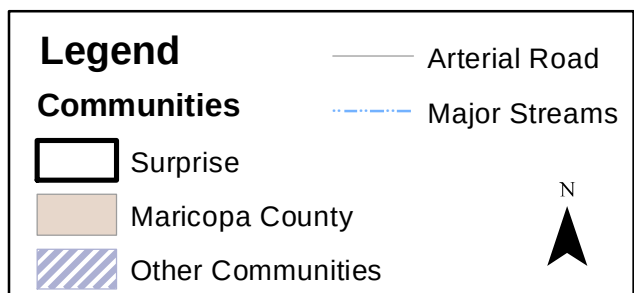
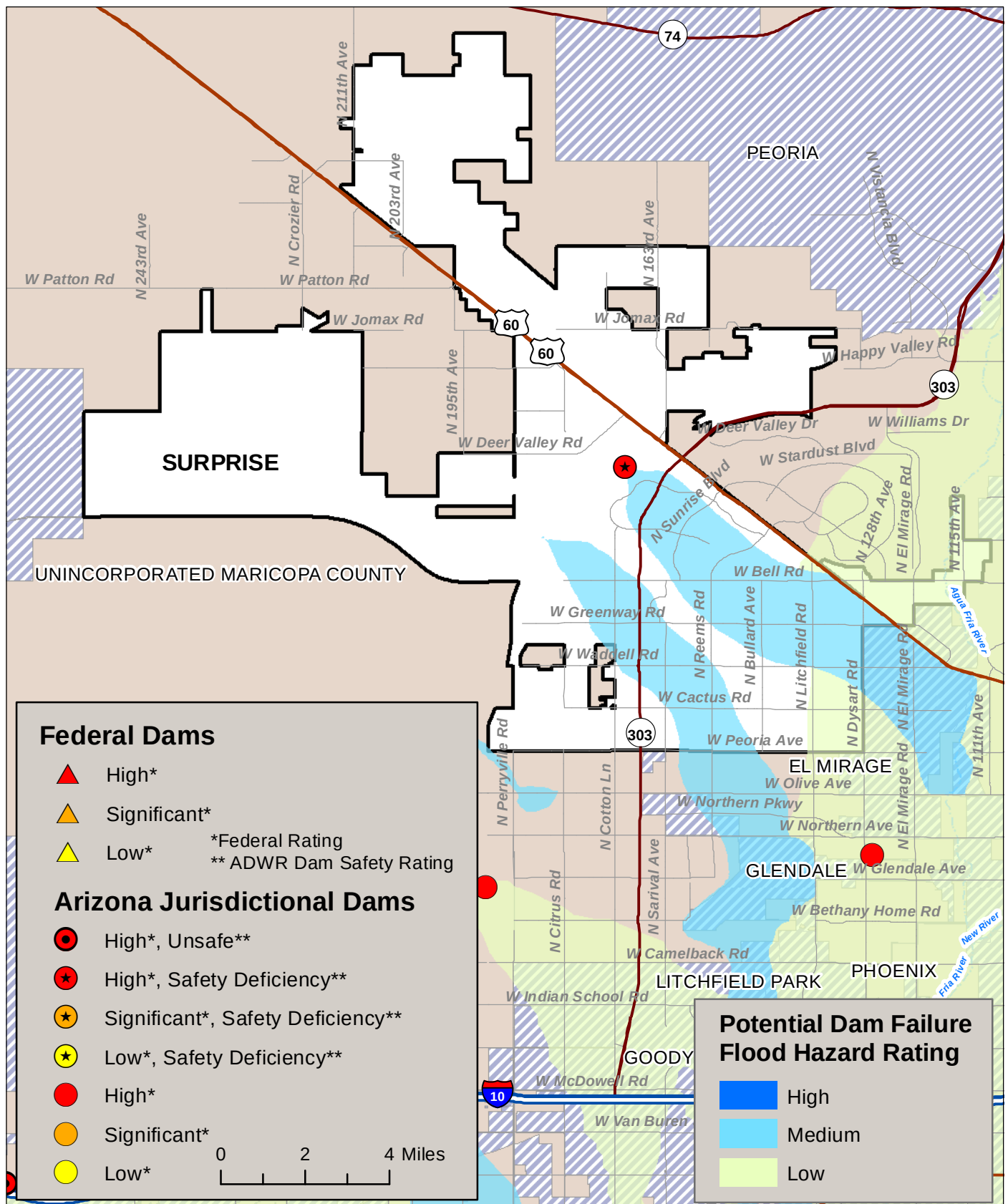
- **Schedule** – The Plan shall be reviewed on at least an annual basis. MCDEM will take the lead to send out an email request to each jurisdiction via the MJPT on or around the month of May.
- **Review Content** – Within the email request distributed by MCDEM, each of the jurisdictions will be requested to provide responses to the following questions:
 - **Hazard Identification:** *Have the risks and hazards changed?*
 - **Goals and Objectives:** *Are the goals and objectives still able to address current and expected conditions?*
 - **Mitigation Projects and Actions:** *For each mitigation action/project summarized in Section 6.3.2:*
 - *Has there been activity on the project – Yes or No?*
 - *If Yes, briefly describe what has been done and the current status of the action/project.*
- **Documentation** – Each jurisdiction will review and evaluate the Plan as it relates to their community and document responses to the above questions in the form of an email. MCDEM will archive email responses in a digital format and store with the Plan for incorporation during the next Plan update. Any hard copies will be included in Appendix E.

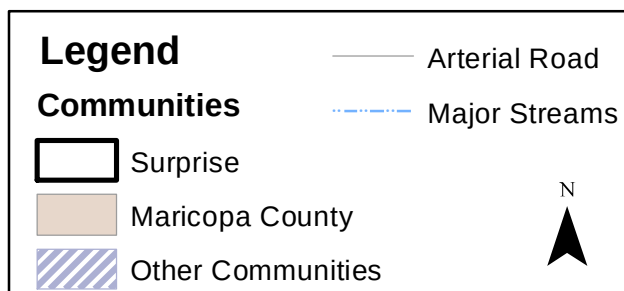
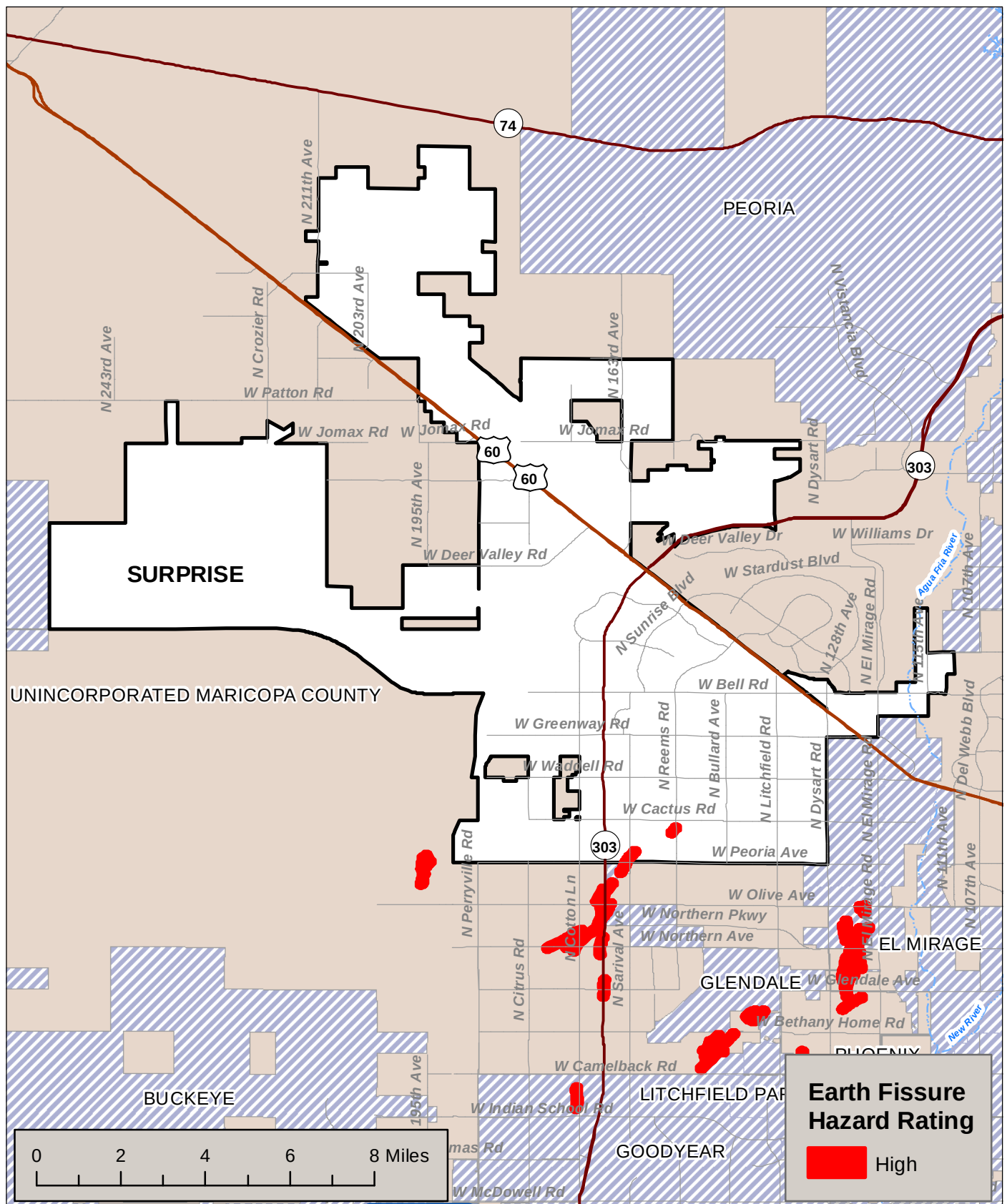
A formal presentation of the review material will be presented to a jurisdiction's council or board only if a major update to the Plan is proposed prior to the next five year update.

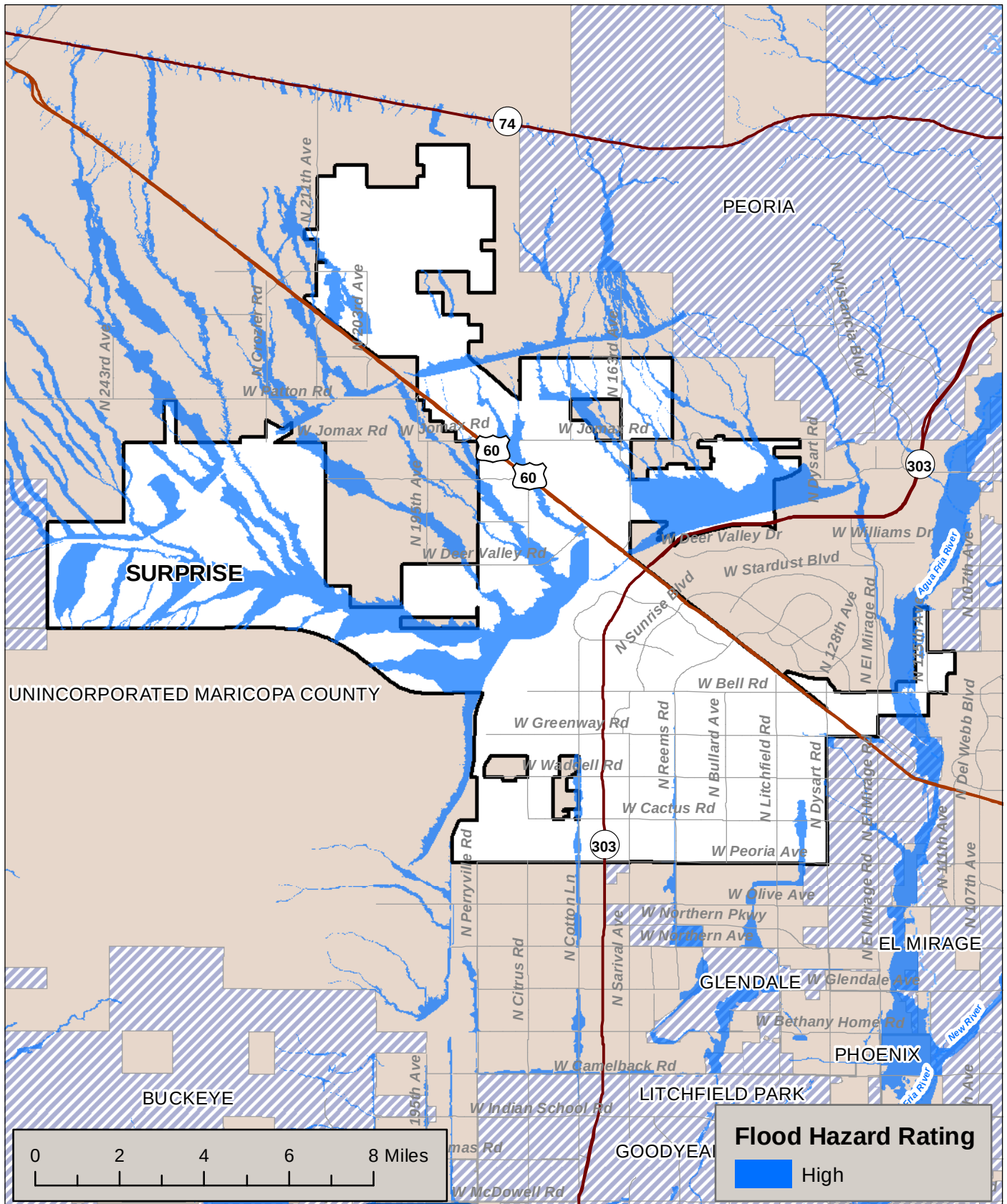
At the five year update, the following actions will be taken:

- ✓ One year prior to the plan expiration date, the MJPT will re-convene to review and assess the materials accumulated in Appendix E of the Plan.
- ✓ The MJPT will update and/or revise the appropriate or affected portions of the plan and produce a revised plan document.
- ✓ The revised plan document will be presented before the respective councils and boards for an official concurrence/adoption of the changes.
- ✓ The revised plan will be submitted to ADEM and FEMA for review, comment and approval.









Legend

— Arterial Road

— Major Streams

Communities

Surprise

Maricopa County

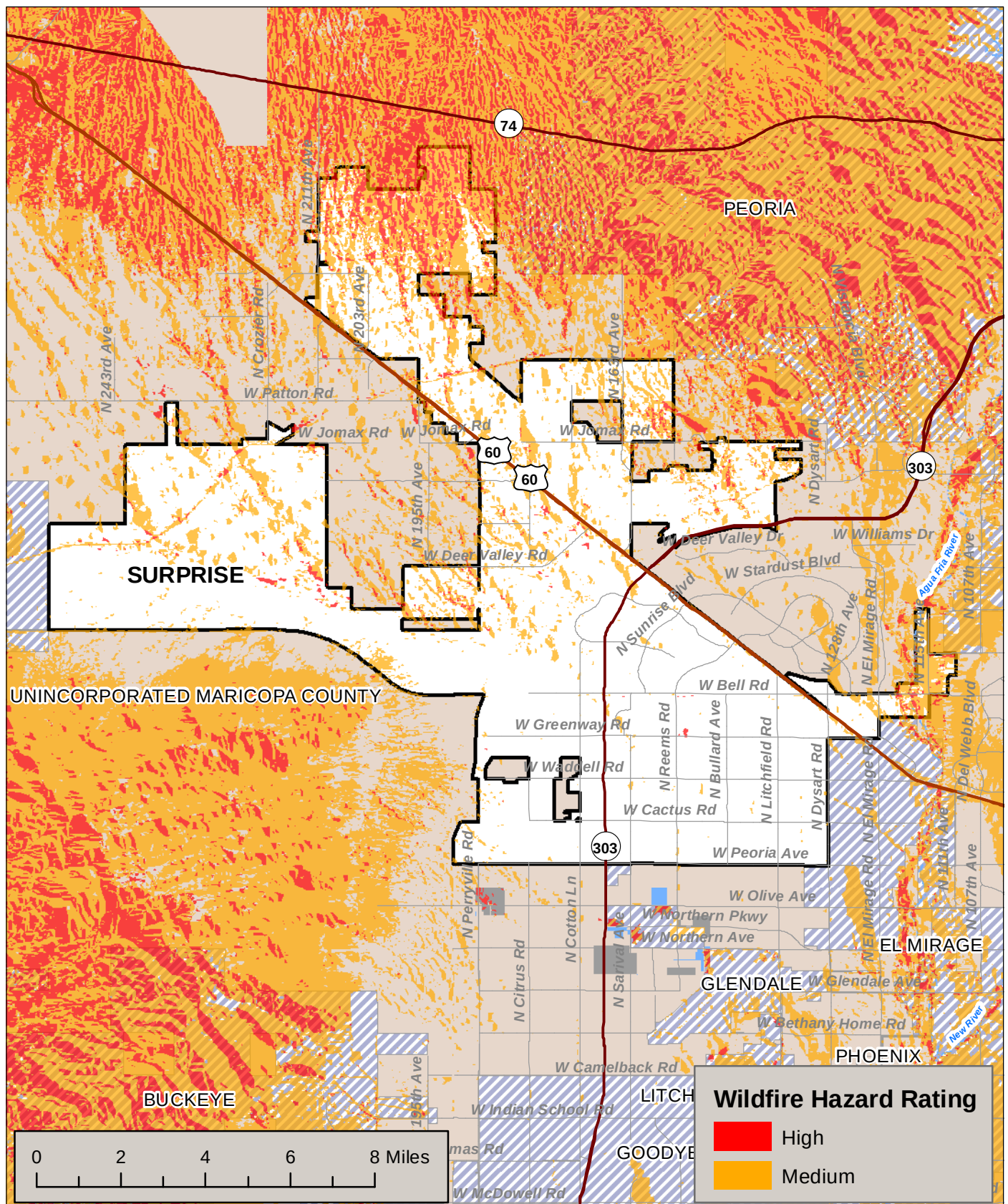
Other Communities

N

Maricopa County Multi-Jurisdictional Hazard Mitigation Plan

SURPRISE
ARIZONA

Map #4D22
City of Surprise
Flood Hazard Map
as of Jan. 2015



Legend

— Arterial Road

--- Major Streams

Communities

- Surprise
- Maricopa County
- Other Communities

N

Maricopa County Multi-Jurisdictional
Hazard Mitigation Plan



Map #7D22
City of Surprise
Wildfire Hazard Map
as of Jan. 2015

RESOLUTION # 2015-105

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA ADOPTING THE 2015 MARICOPA COUNTY MULTI-JURISDICTIONAL MULTI-HAZARD MITIGATION PLAN.

WHEREAS, the City of Surprise has historically experienced damage from natural hazards such as flooding, wildfire, drought, severe winds, and others on many occasions in the past century, resulting in loss of property and/or life, economic hardship, and threats to public health and safety;

WHEREAS, the 2015 Maricopa County Multi-Jurisdictional Multi-Hazard Mitigation Plan (the Plan) has been developed after more than one year of review, research and update work by the City of Surprise in association and cooperation with the Maricopa County Multi-Jurisdictional Planning Team for the reduction of hazard risk to the community;

WHEREAS, the Plan specifically addresses natural hazard vulnerabilities, mitigation strategies and plan maintenance procedures for City of Surprise;

WHEREAS, the Plan is an update and replacement for the previous hazard mitigation plan for City of Surprise; and

WHEREAS, the Plan recommends several hazard mitigation actions/projects that will provide mitigation for specific natural hazards in the City of Surprise, with the effect of protecting people and property from loss associated with those hazards.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Surprise, Arizona, as follows:

Section 1. All previously adopted hazard mitigation plans for the City of Surprise are repealed.

Section 2. The Plan is adopted as an official plan of City of Surprise.

Section 3. The plan shall be implemented, monitored and maintained by the officials and staff designated in the Plan for a period five (5) years.

[SIGNATURES TO FOLLOW ON THE NEXT PAGE]

APPROVED AND ADOPTED this ____ day of _____, 2015.

Sharon R. Wolcott, Mayor

Attest:

Approved as to form:

Sherry Aguilar, City Clerk

Robert Wingo, Interim City Attorney



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	Sherry Ann Aguilar, City Clerk
Submitting Department:		District:	Citywide
Staff Recommendations:	None		

Consent	x	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action on the minutes of Special City Council Meeting of October 27, 2015; the Regular City Council Work Session and Regular City Council Meeting of November 3, 2015.

Motion:

I move to approve the meeting minutes.

Background:

Objective Analysis:

Policy Compliant:

Financial Impact:

Budget Impact:

FTE Impact:

ATTACHMENTS:

Click to download

- ☐ [Oct 27, 2015 Special Meeting](#)
- ☐ [Reg WKS](#)
- ☐ [REG MTG](#)

CITY OF SURPRISE
Special City Council Meeting Minutes
16000 North Civic Center Plaza
Surprise, AZ 85374

Tuesday, October 27, 2015 @ 05:30 PM

Call to Order

Roll Call

Mayor Wolcott called the **Special City Council Meeting** to order at 05:30 PM at Surprise City Hall Council Chamber, 16000 North Civic Center Plaza Surprise, Arizona 85374, on **Tuesday, October 27, 2015**. Also in attendance with Mayor Wolcott were Vice Mayor Williams, Council Member Winters, Council Member Biundo, Council Member Villanueva, Council Member Hall, and Council Member Tande.

Staff Present: City Manager, Bob Wingenroth, and City Clerk, Sherry Ann Aguilar.

Pledge of Allegiance

Call to the Public

Matt Nisbet - Here to challenge Councilmembers for a program Smart Memory Research Program, a veteran's program. Free program for Veteran's @ Communiversity.

Regular Agenda Item - Non-Public Hearing

1 – Consideration and action on Resolution #2015-109 appointing an Interim City Attorney - APPROVED APPOINTMENT OF ROBERT WINGO

Council Member Hall made the motion to recess the Special City Council Meeting and enter into executive session at 5:34 PM. Vice Mayor Williams seconded the motion. Seven yes votes. Motion carried.

Special City Council Meeting Minutes – October 27, 2015 – Page 2

Executive Session

Consideration and action to enter an Executive Session to discuss personnel matters pertaining to appointment of an Interim City Attorney pursuant to A.R.S. 38-431.03 (A)(1).

Mayor Wolcott reconvened the Special City Council Meeting at 5:49 PM.

Council Member Biundo made the motion to approve Resolution 2015-109 with the following amendment: Section 1. Robert Wingo is hereby appointed upon vacancy as Interim City Attorney. Section 2. This Resolution will automatically rescind upon either 1) action by council rescinding said resolution or 2) the effective date of an ordinance granting the City Manager authority to hire a City Attorney. The City Manager will thereafter appoint an Interim City Attorney until a permanent City Attorney is hired with the remaining sections re-numbered accordingly. Vice Mayor Williams seconded the motion. Seven yes votes. Motion carried.

2 – Discussion and direction to staff pertaining to the retention of outside counsel to address the legal implications of the resignation of the City Attorney - APPROVED

Council Member Villanueva made the motion to recess the Special Council Meeting and enter into executive session at 5:53 p.m. Council Member Hall seconded the motion. Seven yes votes. Motion carried.

Executive Session

Consideration and action to enter an Executive Session to discuss personnel matters pertaining to the resignation of the City Attorney, Misty Leslie, pursuant to A.R.S. 38-431.03 (A)(1).

Mayor Wolcott reconvened the Special City Council Meeting at 6:10 PM.

Council Member Hall made the motion to direct the City Attorney to retain outside counsel to advise the City Council regarding the general release of the outgoing City Attorney. Council Member Villanueva seconded the motion. Seven yes votes. Motion carried.

Adjournment

Council Member Tande made the motion to adjourn the Special City Council Meeting at 6:11 PM. Council Member Winters seconded the motion. Seven yes votes. Motion carried.

Special City Council Meeting Minutes – October 27, 2015 – Page 3

Sharon R. Wolcott, Mayor

ATTEST:

Sherry Ann Aguilar, City Clerk

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 Special City Council Meeting of **Tuesday, October 27, 2015**.

Sherry Ann Aguilar, City Clerk

CITY OF SURPRISE
Regular City Council Work Session Minutes
16000 North Civic Center Plaza
Surprise, AZ 85374

Tuesday, November 3, 2015 @ 04:00 PM

Call to Order

Roll Call

Mayor Wolcott called the **Regular City Council Work Session** to order at 04:00 PM at Surprise City Hall Council Chamber, 16000 North Civic Center Plaza Surprise, Arizona 85374, on **Tuesday, November 3, 2015**. Also in attendance with Mayor Wolcott were Vice Mayor Williams, Council Member Winters, Council Member Biundo, Council Member Villanueva, Council Member Hall, and Council Member Tande.

Staff Present: City Manager, Bob Wingenroth, Interim City Attorney, Robert Wingo, and City Clerk, Sherry Ann Aguilar.

Pledge of Allegiance

Call to the Public

Regular Agenda Item - Public Hearing

Regular Agenda Item - Non-Public Hearing

1 – Presentation and discussion pertaining to the new Surprise Regional Chamber of Commerce membership agreement and accompanying facility use license proposed to the City of Surprise - NO ACTION

Economic Development Director, Jeanine Jerkovic gave a powerpoint presentation regarding the Chamber of Commerce Membership Agreement.

A list of City Contributions were discussed.

Council Member Winters remarked on a typing error identified under City membership on slide 2.

Regular City Council Work Session Minutes – November 3, 2015 – Page 2

Council Member Hall asked what is being done for large business recruitment.

Raoul Sada commented that they are planning luncheons, higher level speakers and educational training programs specifically for that market.

Council Member Hall commented on membership and inquired about car dealerships and stated that they are a big part of our sales tax and that they need to be involved in the Chamber.

Mr. Sada commented that they are starting some dialogue there.

Council Member Hall inquired about getting El Mirage more involved in the Chamber.

Council Member Hall commented that we need a sign at City Hall at the old City store stating that merchandise can be purchased at the Chamber.

Ms. Jerkovic will check into that.

Council Member Hall inquired about space for the Chamber seminar/training.

Ms. Jerkovic commented that the old Council Chambers in Building "D" will be utilized.

Mayor Wolcott commented on the merchandise issue and asked if we are keeping the merchandise fresh.

Mr. Sada commented that this is an area for improvement moving forward.

Council Member Biundo thanked the leadership of the Chamber and commented that they have done amazing things in a short timeframe.

2 – Presentation and discussion pertaining to changes to Surprise City Code Chapter 54, specifically the parking of trucks and recreational vehicles upon the roadway - NO ACTION

Harold Brady, Legal Advisor gave a powerpoint presentation relating to code changes for Chapter 54.

Mayor Wolcott clarified to Mr. Brady that no one is living in these vehicles when on the roadway in subdivisions.

Discussion regarding damage to the roadway, specifically jack supports.

Regular City Council Work Session Minutes – November 3, 2015 – Page 3

Council Member Biundo commented that this strikes me as such a good example of a great model of research that has been done to strengthen our city code as needed. He thanked staff that was involved in the overall discussion.

Council Member Hall commented that a resident that has an RV in a cul-de-sac may have a problem with limits in the new code, he may end up in the neighbors parking area.

Mr. Brady commented that this person may not be able to park there due to restrictions.

3 – Presentation and discussion on new/revised user fees and a comprehensive citywide fee schedule - NO ACTION

Finance Director, Lindsey Duncan and Budget Manager, Jared Askelson reviewed a powerpoint presentation regarding new/revised user fees.

Mayor Wolcott commented that she would like to see a policy come forward to make sure the fee structures and schedules are reviewed every 2 years at a minimum so that we keep up with this process.

Passport fees
Fire-Medical - Lockboxes
Records Fees
Fire Inspection fees
Fire Suppression Fees
Police - Off duty officer fees
Next steps

Council Member Tande commented on the following: recommendations for fee name, list legal authority to charge the fee such as ARS citations, etc. and note when the last update or change was made.

Council Member Hall asked staff to look at the following: introduction to orchestra (resident v. non-resident); wrestling (resident v. non-resident) and the Techcelerator tiers 1-7.

Ms. Jerkovic will get back to Council Member Hall regarding the tiers.

Council Member Villanueva commented she is concerned about the businesses during building of the overpass.

Regular City Council Work Session Minutes – November 3, 2015 – Page 4

Mr. Wingenroth explained that we have a comprehensive plan in place and that exceptions can be made for that geographic area.

Mayor Wolcott commented on having critical core services to compare to for the future.

4 – Discussion regarding the proposed Neighborhood Grant Pilot Program for FY16 - NO ACTION

Vice Mayor Williams opened the discussion for the proposed Neighborhood Grant Pilot Program FY2016.

VM Williams explained the program and the intent of what the funds could be used for to enhance various neighborhoods.

Council Member Villanueva asked if this pertains to Districts.

Vice Mayor Williams commented it is citywide.

Council Member Biundo stated that this is a great concept. He commented on committee size.

Council Member Hall asked for information from Beaverton, Colorado to see what they have done.

Mayor Wolcott stated that she can see where this would work great beyond the voting element and that it's good to leave open and flexible.

Council Member Hall stated that these could be commercial based as well and that we should leave this door open.

Executive Session

Adjournment

Council Member Hall made the motion to adjourn the Regular City Council Work Session of November 3, 2015 at 5:08 PM. Council Member Villanueva seconded the motion. Seven yes votes. Motion carried.

Regular City Council Work Session Minutes – November 3, 2015 – Page 5

Sharon R. Wolcott, Mayor

ATTEST:

Sherry Ann Aguilar, City Clerk

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 Regular City Council Work Session of **Tuesday, November 3, 2015.**

Sherry Ann Aguilar, City Clerk

CITY OF SURPRISE
Regular City Council Meeting Minutes
16000 North Civic Center Plaza
Surprise, AZ 85374

Tuesday, November 3, 2015 @ 06:00 PM

Call to Order

Roll Call

Mayor Wolcott called the **Regular City Council Meeting** to order at 06:00 PM at Surprise City Hall Council Chamber, 16000 North Civic Center Plaza Surprise, Arizona 85374, on **Tuesday, November 3, 2015**. Also in attendance with Mayor Wolcott were Vice Mayor Williams, Council Member Biundo, Council Member Winters, Council Member Villanueva, Council Member Tande, and Council Member Hall.

Staff Present: City Manager, Bob Wingenroth, Interim City Attorney, Robert Wingo, and City Clerk, Sherry Ann Aguilar.

Pledge of Allegiance

Proclamation and Community Acknowledgements

Mayor will introduce the two new Youth Council Members: Riley Pollard, Youth Vice Mayor & Jada Henderson

City Manager Report

Surprise Students/Teachers for Education - Parkview Elementary

City Attorney Report

City Clerk Report

City Clerk Aguilar reminded everyone that the polls were open until 7:00 PM and to call the City Clerk's Office to find polling locations.

Consent Agenda

1 – Consideration and action declaring the City's intention to create the Desert Oasis Parcel L10 Sanverno Street Lighting Improvement District pursuant to A.R.S. 48-616; Resolution # 2015-85 - APPROVED

2 – Consideration and action on the proposed 2016 Regular Work Session and Regular Council Meeting calendar - APPROVED

3 – Consideration and action on the minutes of October 14, 2015 Special City Council Meeting and October 20, 2015 Regular City Council Work Session and Regular City Council Meeting - APPROVED

Council Member Hall made the motion to approve the consent agenda. Council Member Villanueva seconded the motion. Seven yes votes. Motion carried.

Call to the Public

Pam Hilinski: spoke in regards to the City Attorney topic.

Regular Agenda Item - Public Hearing

4 – Consideration and action regarding the "Preliminary Plat for Sanverno", a 93-lot, 13-tract residential subdivision in Desert Oasis, generally located on the northwest corner of 171st Avenue and Bajada Road - APPROVED

City Planner Robert Kuhfuss reported on items 4 and 6 jointly and explained that they require two separate votes.

No public comments were made.

Council Member Hall: is that a wash going through that development, where the common areas are?

Mr. Kuhfuss: no, there is no wash.

Council Member Hall asked for clarification regarding 5/8.

Council Member Winters: was at an HOA meeting for Desert Oasis they are concerned with one entrance/exit. He asked for an update on Jomax.

Regular City Council Meeting Minutes – November 3, 2015 – Page 3

Mayor Wolcott inquired about the Jomax extension.

Community Development Director, Eric Fitzer explained that they (Happy Valley and Jomax) will eventually connect into the Peoria area. He explained the Litchfield connection to the tip.

Council Member Winters made the motion to approve the Preliminary Plat for Sanverno. Council Member Tande seconded the motion. Seven yes votes. Motion carried.

5 – Consideration and action regarding proposed Zone Change from CR to IP-PUD, CR to CR-PUD, and from IP to CR-PUD for Dysart Subdivision located at the southwest corner of Bell Road and Dysart Road; Ordinance # 2015-16 - CONTINUED TO NOVEMBER 17, 2015 REGULAR CITY COUNCIL MEETING

City Planner, Robert Kuhfuss reported on items 5 and 7 jointly.

Council Member Hall inquired about landscaping and monument sign.

Mayor Wolcott: is the distribution center occupied?

Mr. Kuhfuss: yes.

Council Member Tande: access to APS property?

Mr. Kuhfuss: yes.

Council Member Hall: rental cars behind fence.

Vice Mayor Williams: referred to ADOT Letter; elevation change; landing further west near park and ride.

Mayor Wolcott: inquired about environmental studies. She doesn't want stacks to be visible.

Council Member Winters: concerned about location; referred to hospital that is in the area.

Council Member Villanueva: questioned access

Regular City Council Meeting Minutes – November 3, 2015 – Page 4

Council Member Tande: Zoning questions; general plan; not happy about use for this area.

Council Member Biundo: significant issue with this type of business on this corner. He requested more renderings of high view.

Mayor Wolcott: masking of stacks.

Council Member Biundo made the motion to continue (item #5) Ordinance 2015-16 to November 17, 2015 Regular City Council Meeting. Council Member Winters seconded the motion. Seven yes votes. Motion carried.

Regular Agenda Item - Non-Public Hearing

6 – Consideration and action regarding the "Final Plat Sanverno at Desert Oasis", a 93-lot, 13-tract residential subdivision in Desert Oasis, generally located on the northwest corner of 171st Avenue and Bajada Road - APPROVED

Council Member Hall made the motion to approve the Final Plat Sanverno at Desert Oasis. Council Member Villanueva seconded the motion. Seven yes votes. Motion carried.

7 – Consideration and action approving the final plat entitled "Final Plat for Dysart Subdivision" for property generally located at the southwest corner of Bell Road and Dysart Road - CONTINUED TO NOVEMBER 17, 2015 REGULAR CITY COUNCIL MEETING.

Council Member Biundo made the motion to continue (item #7) to the November 17, 2015 Regular City Council Meeting. Council Member Villanueva seconded the motion. Seven yes votes. Motion carried.

8 – Consideration and action amending Surprise City Code Chapter 10 regarding Animals, vicious animals, and definitions; Ordinance # 2015-05 - APPROVED

Legal Advisor, Harold Brady reported on Ordinance 2015-05, he introduced our Senior Animal Control Officer, Michael Wilster.

Council Member Villanueva: How are you going to educate the communities?

Mr. Brady: will be working with PIO's, educational period and will transition in 90 days.

Council Member Tande: please reach out to the HOA's and management companies as well.

Regular City Council Meeting Minutes – November 3, 2015 – Page 5

Council Member Winters made the motion to approve Ordinance 2015-05. Vice Mayor Williams seconded the motion. Seven yes votes. Motion carried.

9 – Consideration and action amending Chapter 3 of the Surprise Municipal Code pertaining to the jurisdiction, powers and duties of the Personnel Appeals Board and clarifying the applicability of the whistleblower protections; Ordinance # 2015-20 - APPROVED

Human Resources Director, Mark Schott reported on Ordinance 2015-20.

Council Member Biundo: page 1 item c (timely).

Mr. Schott: that time is specified in the handbook.

Council Member Biundo: page 2-bottom of page ("and" between some words and "or" between others)?

Mr. Schott gave an example.

Council Member Biundo: page 4. Can the employee be identified after the investigation is complete?

Mr. Schott explained the process.

Council Member Villanueva: is there a reprimand if there is a false allegation?

Mr. Schott: It must be made in good faith.

Council Member Biundo: pages 1 and 3 of Chapter 3 - adjustment of the list of appointed officials. Page 14 - City Management Rights, item 11.

Council Member Hall: When do we get the report?

Mr. Schott: at the end of every calendar year.

Council Member Villanueva made the motion to approve Ordinance 2015-20. Vice Mayor Williams seconded the motion. Seven yes votes. Motion carried.

10 – Consideration and action recognizing of the 1936 Ramola Plat; Resolution 2015-94 - APPROVED

Assistant City Manager, Rick Buss gave a brief history of the project and reported on items 10 and 11 jointly.

Regular City Council Meeting Minutes – November 3, 2015 – Page 6

Vice Mayor Williams made the motion to approve Resolution 2015-94. Council Member Hall seconded the motion. Seven yes votes.

11 – Consideration and action to annex 1.06 Acres along the Cactus Road alignment between 171st Avenue and Cotton Lane; Ordinance 2015-17 - APPROVED

Vice Mayor Williams inquired about the timeline.

Mr. Buss explained the process and the timeline.

Vice Mayor Williams made the motion to approve Ordinance 2015-17. Council Member Villanueva seconded the motion. Seven yes votes. Motion carried.

12 – Consideration and action regarding aesthetics improvements for the Bell/Grand interchange project - APPROVED MOVING FORWARD WITH THE ADOT CONCEPT.

Deputy City Manager, Nicole Lance reported on the project.

Council Member Tande: LED lighting.

Council Member Villanueva: signs for businesses

Susan DeJong: wants more arches; plain panels and bridge under public art master plan.

Mayor Wolcott: requested more blank space; not so many turtles and to "soften" the agave. She inquired about the paint color.

Council Member Biundo made the motion to approve moving forward with the ADOT concept. Council Member Winters seconded the motion. Sevens yes votes. Motion carried.

13 – Consideration and action pertaining to the general release agreement with former City Attorney Misty Leslie - APPROVED TO NOT TAKE ACTION

Mayor and Council entered into executive session for item #13.

Council Member Hall made the motion to not take an action. Council Member Winters seconded the motion. Seven yes votes. Motion carried.

Regular City Council Meeting Minutes – November 3, 2015 – Page 7

14 – Consideration and action on Ordinance 2015-24; an ordinance of the Mayor and Council of the City of Surprise, Arizona, approving amendments to Chapters 2 and 3 of the Surprise Municipal Code relating to reporting authority for the City Attorney - APPROVED

Council Member Biundo: has a couple of concerns with ordinance; referred to an email from Bill Simms.

Council Member Tande: the intent of Section 2-100

Mayor Wolcott: it is the will of the majority of you to implement this realignment of authority under the prevue of a contract employee who we deeply respect and further that it is only a matter of how this initiative is implemented. This in-spite of advice of Legal Counsel that implementation will be difficult to reconcile with State Law. This in-spite of the spirited arguments from the public that the code amendment does not meet their expectations of the selected bodies duty and responsibility to hold all action of the city accountable to the people we serve. Seeing that it is indeed the will of the majority of you to move forward with this amendment I will simply state the following. As long as I am Mayor I will continue to consult with the City Manager and the City Attorney on matters. In furtherance of our mutual objective of building and sustaining the city we want and not the city we get by default. I will continue to press our City Manager to encourage his departments to take guidance from this Council speaking as one voice on behalf of the people we serve. I will do everything in my power to ensure that all of us carry out our duties with peace of mind knowing that every task, every initiative, every request is legally before us. I cannot endorse this action in any form, but I commit to working with you to heal the divide that has diminished our unity these last months and therefore our effectiveness as a body. Because I believe that Surprise is teed up and ready for great things and so do our residents. They are counting on us to transmit this city not only not less but greater and more beautiful than it was transmitted to us and that should be our solemn commitment.

Public Comments:

Leo Mankiewicz statement for the record

Council Member Biundo made the motion to approve Ordinance 2015-24. Council Member Hall seconded the motion. Four yes votes, three no votes (Wolcott, Tande and Williams). Motion carried.

Other Business and Future Agenda Items

Council Member Winters: Dial-A-Ride and second signer is Vice Mayor Williams.

Leo Mankiewicz

13956 W. Maui Lane
Surprise, AZ 85379

November 3, 2015

To: Mayor and City Council
City of Surprise
16000 N Civic Center Plaza
Surprise, AZ 85374

Re: November 3, 2015 Regular City Council Meeting
Agenda Item No 14 – Ordinance 2015-24

I find, when reading the proposed text of the ordinance, that every time I see the words “City Manager,” I see Bob Wingenroth’s face in my mind. I propose that Council members voting in favor of this dangerous ordinance to put someone else’s face in that frame. In stark contrast to Mr. Wingenroth, think of the *most undesirable* person that might find themselves in that position. A year from now, there may be some very different faces on this City Council. The exodus of fine City staff may continue, and to what end?

Who truly benefits by these changes? The first group to benefit is obviously all the other valley cities who compete for developer and federal dollars to grow their communities. They will be the first to point to Surprise and snicker at its divisive City Council who almost cancelled a \$55 million ADOT project at the last minute, who dismantled their City Attorney’s office. Why would you want to go there? The next group is obviously developers who just can’t get their way with the current setup. Lobbyists in Congress do this all the time. The FDA’s budget for enforcement is a fraction of its budget for approving new drugs. If you don’t like pushback from the citizenry, you can always cripple the regulator. I think that’s what’s going on here. What happens next will be most telling. Now that developers have eliminated impact fees, they will probably resist any challenge to the fictional 100-year water supply guarantee. Hey, let’s make it a thousand. Why not? Changes to the General Plan that impose wildlife corridors and green zones? Let’s get rid of that – or we’ll sue the City. Where does your proposed City Attorney stand on that? The last group that benefits from this are undeclared candidates for Mayor in 2016, creating straw issues, just for the sake of having an issue.

The change in reporting authority contemplated here is a profound one, one that is obviously lost on the Council members voting in favor of this measure, as exemplified by their inability to grasp the basic legal conflicts set forth publicly by attorney McGuire at the October 20th meeting. The discussion on risk management seemed to fly over the heads of the proponents as “legal mumbo-jumbo” that seemed to slam on the brakes on this effort.

Burying the City Attorney in the city staff, having had no experience with this structure, is not just dangerous but demoralizing to any self-aware, active and courageous attorney who might have been thinking of taking this position. You’ll get a clerk, not an advocate. Legal opinions, to the extent they are even sought out anymore, will be watered-down. You didn’t like the first one you got from Mr. McGuire, an *expert* on municipal law, so you voted to spend a ton more money getting one you liked. This is the new pattern. I was even under the impression that it was unethical for council members to unilaterally reach out and procure such predetermined opinions. I thought the council had to act as a unit, and take expert legal advice as it was offered.

The main theme here is one of erosion: Erosion of organization discipline, but especially the erosion of power, the good kind, that is used to protect the citizens of Surprise from bad deals that only come to fruition, or spoilage, in the far future when all of the proponents of this ordinance will be long gone. Please reconsider and vote NO on Ordinance 2015-24.



Regular City Council Meeting Minutes – November 3, 2015 – Page 9

Mayor and Council Reports

Mayor and Council attended and/or reported on the following:

Council Member Hall: Veterans event at Communiversity; WWII, Korean and Vietnam veterans; pre-onset dementia and wants to get information out to all veterans.

Council Member Villanueva: OTS float honoring Veterans

Council Member Winters: Rio Salado event

Council Member Biundo: Rio Salado; Theatre Works luncheon and Arts Commission.

Vice Mayor Williams: Congrats to Royals and American's Mighty Warriors Fitness.

Mayor Wolcott: Congrats to Royals!

Executive Session

Council Member Hall made the motion to recess into executive session at 8:12 PM. Vice Mayor Williams seconded the motion. Seven yes votes. Mayor Wolcott reconvened at 8:41 PM.

15 - Consideration and action to enter Executive Session to discuss Appointed Officials Review for City Manager & City Clerk pursuant to A.R.S. 38-431.03 (A)(1).

Council Member Hall made the motion to recess into executive session at 9:04 PM. Council Member Tande seconded the motion. Seven yes votes. Mayor Wolcott reconvened at 9:49 PM.

16 - Discussion and consultation with outside counsel to receive legal advice pertaining to the general release agreement with former City Attorney, Misty Leslie, pursuant to A.R.S. 38-431.03(A)(3).

Adjournment

Council Member Hall made the motion to adjourn the Regular City Council Meeting of November 3, 2015 at 9:49 PM. Vice Mayor Williams seconded the motion. Seven yes votes. Motion carried.

Regular City Council Meeting Minutes – November 3, 2015 – Page 10

Sharon R. Wolcott, Mayor

ATTEST:

Sherry Ann Aguilar, City Clerk

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 Regular City Council Meeting of **Tuesday, November 3, 2015.**

Sherry Ann Aguilar, City Clerk



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	Mark A. Coronado, Community and Recreation Services Director
Submitting Department:	CRS	District:	Citywide
Staff Recommendations:	None		

Consent	x	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action amending the fiscal year 2016 budget by reallocating appropriations of \$25,000 from the Veramonte Park project to the Surprise Farms Community Park; Resolution # 2015-114.

Motion:

I move to approve Resolution # 2015-114.

Background:

The Park Projects have been a multi-year public process. The Surprise Farms project includes new amenities such as; Restrooms w/ drinking fountain, Splash Pad, Parking Lot 45 spaces (3 ADA, 2 Playground areas; ages 3-5 and 5-12, (2) Ramadas with picnic tables, Lighted Basketball Courts, Park Landscaping & Park Benches, Trash Receptacles, Dog Park (3 separate areas, fencing, drinking fountain and trash receptacles/doggie bag stations). Additional scope has been added to the Surprise Farms Community Park incurring additional expenses above the budgeted amount. The Community and Recreation Services department wishes to use savings from the Veramonte Park Project to cover these additional expenses.

Objective Analysis:

Additional scope has been added to the Surprise Farms Community Park incurring additional expenses above the budgeted amount. Completing this project is necessary and savings is available from Veramonte Park contingency to complete the project.

Policy Compliant:

This action is consistent with City and Council Policy.

Financial Impact:

This action will result in the additional expenditure of \$25,000 to complete the Surprise Farms Community Park project.

Budget Impact:

The total project budget for Surprise Farms Community Park was included as a part of the FY2016 budget in the amount of \$1,686,300. This amount was increased by the Mayor and Council to \$1,816,300 on October 20, 2015. This action will reallocate \$25,000 in savings from the Veramonte Park project to Surprise Farms Community Park. The total project budget for Surprise Farms Community Park will be \$1,841,300 and Veramonte Park will be \$923,800

FTE Impact:

This action does not have an impact on full time staff.

ATTACHMENTS:

Click to download

☐ [Resolution 2015-114](#)

RESOLUTION #2015-114

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA, AMENDING THE FISCAL YEAR 2016 BUDGET BY REALLOCATING APPROPRIATIONS OF \$25,000 FROM THE VERAMONTE PARK CAPITAL IMPROVEMENT PROJECT #21418 TO THE SURPRISE FARMS PARK CAPITAL IMPROVEMENT PROJECT #21417 FOR ADDITIONAL PROJECT EXPENSES.

WHEREAS, Council approved the project in the amount \$1,816,300 for the construction of Surprise Farms Community Park;

WHEREAS, additional scope has been added to the Surprise Farms Community Park incurring additional expenses above the budgeted amount;

WHEREAS, savings have been identified in the Veramonte Park project;

WHEREAS, the CRS Department will utilize savings in the Veramonte Park project for the additional expenses for the Surprise Farms Park project;

WHEREAS, the FY2016 budget was adopted by Council Resolution #2015-53 on June 2, 2015;

WHEREAS, this action will necessitate a budget amendment; and

WHEREAS, City of Surprise Administrative Policies requires the approval of the Mayor and Council for budget amendments of this nature.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Surprise, Arizona, as follows:

Section 1. That the statements and schedules attached as *Exhibit A* and incorporated by reference are adopted, amending the budget of the City of Surprise, Arizona for the fiscal year July 1, 2015 through June 30, 2016.

[SIGNATURES TO FOLLOW ON NEXT PAGE]

APPROVED AND ADOPTED this ____ day of _____, 2015.

Sharon R. Wolcott, Mayor

Attest:

Approved as to form:

Sherry Aguilar, City Clerk

Robert Wingo, Interim City Attorney

RESOLUTION #2015-114
Exhibit A

The FY2016 Annual Budget is amended by reallocating appropriations among lawfully available appropriations to ensure the continued operations of the City of Surprise in the payment of necessary expenditures. These allocations do not represent an actual transfer of funds, but only a transfer of spending authority. Additionally, these reallocations do not increase or decrease the total budget.

Fund/Project	Current Appropriation	Increase (Decrease)	Amended Appropriation
Surprise Farms Park #21417	\$1,321,300	\$25,000	\$1,346,300
Veramonte Park #21418	\$754,800	(25,000)	\$729,800
	<u>\$2,076,100</u>	<u>\$0</u>	<u>\$2,076,100</u>

The fund changes are as follows:

- The amendment utilizes funding in the Veramonte Park capital fund #21418 and reallocates appropriation to the Surprise Farms Community Park capital fund #21417 project in the amount of \$25,000 for the completion of the Surprise Farms Community Park without exceeding the approved total annual budget for FY2016.
- The total project funding will be revised to be:

Fund	Amount
Parks and Recreation Development Fee Fund	1,711,300
Donations Fund	130,000
Total	1,841,300



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	Robert Kuhfuss, Community Development
Submitting Department:	CD	District:	4
Staff Recommendations:	None		

Consent	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action regarding proposed Final Plat for Dysart Subdivision located at the southwest corner of Bell Road and Dysart Road.

Motion:

I move to approve the proposed Final Plat for Dysart Subdivision as presented.

Background:

The owner's agent met with staff to discuss the possibility of rezoning the property to accommodate a proposed automotive body repair facility in addition to future commercial uses as yet to be determined. These meetings were followed by a formal submittal to change the zoning of the property, in addition to a Master Site Plan and Final Plat. The approval of the proposed Final Plat anticipates the prior approval of the related Zone Change. This matter was continued from the October 20, 2015 City Council Regular Session to November 3, 2015 and again to November 17, 2015.

Objective Analysis:

The proposed Final Plat will allow the creation of one industrially zoned lot and two commercially zoned lots. Together with related Zone Change and Master Site Plan, the Final Plat will provide the mechanism needed to allow the owner to bring this otherwise vacant property to market, while providing for reciprocal cross-access, which will in turn allow it to be developed in a manner that is consistent with the goals and policies of the General Plan.

Policy Compliant:

The proposed Final Plat advances the goals and policies of the Surprise General Plan and the City Council's Strategic Plan.

Financial Impact:

Any anticipated expenses were included as a part of the FY2016 budget in the General Fund and Community Development Department. No amendment to the FY2016 budget is necessary.

Budget Impact:

Any anticipated expenses were included as a part of the FY2016 budget in the General Fund and Community Development Department. No amendment to the FY2016 budget is necessary.

FTE Impact:

Proposed changes will not necessitate any changes to the number of FTEs.

ATTACHMENTS:

Click to download

- ☐ [PZ00 - FS15-155 - Dysart Subdivision - Caliber Collision - Staff Report](#)
 - ☐ [01 - FS15-155 - Dysart Subdivision - Caliber Collision - Final Plat - Vicinity Map](#)
 - ☐ [02 - FS15-155 - Dysart Subdivision - Caliber Collision - Final Plat - Case Map](#)
 - ☐ [03 - FS15-155 - Dysart Subdivision - Caliber Collision - Final Plat](#)
 - ☐ [04 - FS15-155 - Dysart Subdivision - Caliber Collision - Final Plat - ADOT Comments](#)
 - ☐ [05 - FS15-155 - Dysart Subdivision - Caliber Collision - Final Plat - MWD Comments](#)
 - ☐ [06 - FS15-155 - Dysart Subdivision - Caliber Collision - Final Plat - LUKE AFB Comments](#)
 - ☐ [07 - FS15-155 - Dysart Subdivision - Caliber Collision - Final Plat - Presentation](#)
-

FINAL PLAT

REPORT TO THE CITY COUNCIL

Case:	FS15-155
Project Name:	Dysart Subdivision Final Plat
Council District:	4
Meeting Date:	November 17, 2015 (Continued from November 3, 2015)
Planner:	Robert H. Kuhfuss, AICP
Owner:	Farhad and Kathryn Shokoohl
Applicant:	Len Swartz, PE, of Ollson Associates, on behalf of Cross Development and Farhad and Kathryn Shokoohl
Request:	Final Plat in the IP-PUD and CR-PUD zoning districts
Site Location:	Southwest corner of Bell Road and Dysart Road
Site Size:	8.30 acres (approx.)
Density:	N/A
General Plan Conformance:	The proposal is consistent with the Surprise General Plan 2035
Support/Opposition:	One (1) individual expressed concerns over the related rezone during the October 6, 2015 City Council Regular Work Session. A second individual expressed opposition at the October 20, 2015 City Council Regular Session.
Findings:	- The proposed Final Plat demonstrates compliance with the proposed zoning. - The reviewing agencies have indicated no objections to the request.
Actions:	Should the Council wish to approve the related Zone Change the Council may also wish to approve the related Final Plat as presented.

40 **PROJECT DESCRIPTION:**

41
42 Len Swartz, PE, of Ollson Associates, on behalf of Cross Development and Farhad and Kathryn
43 Shokoohl, seeks approval of three separate but related requests:
44

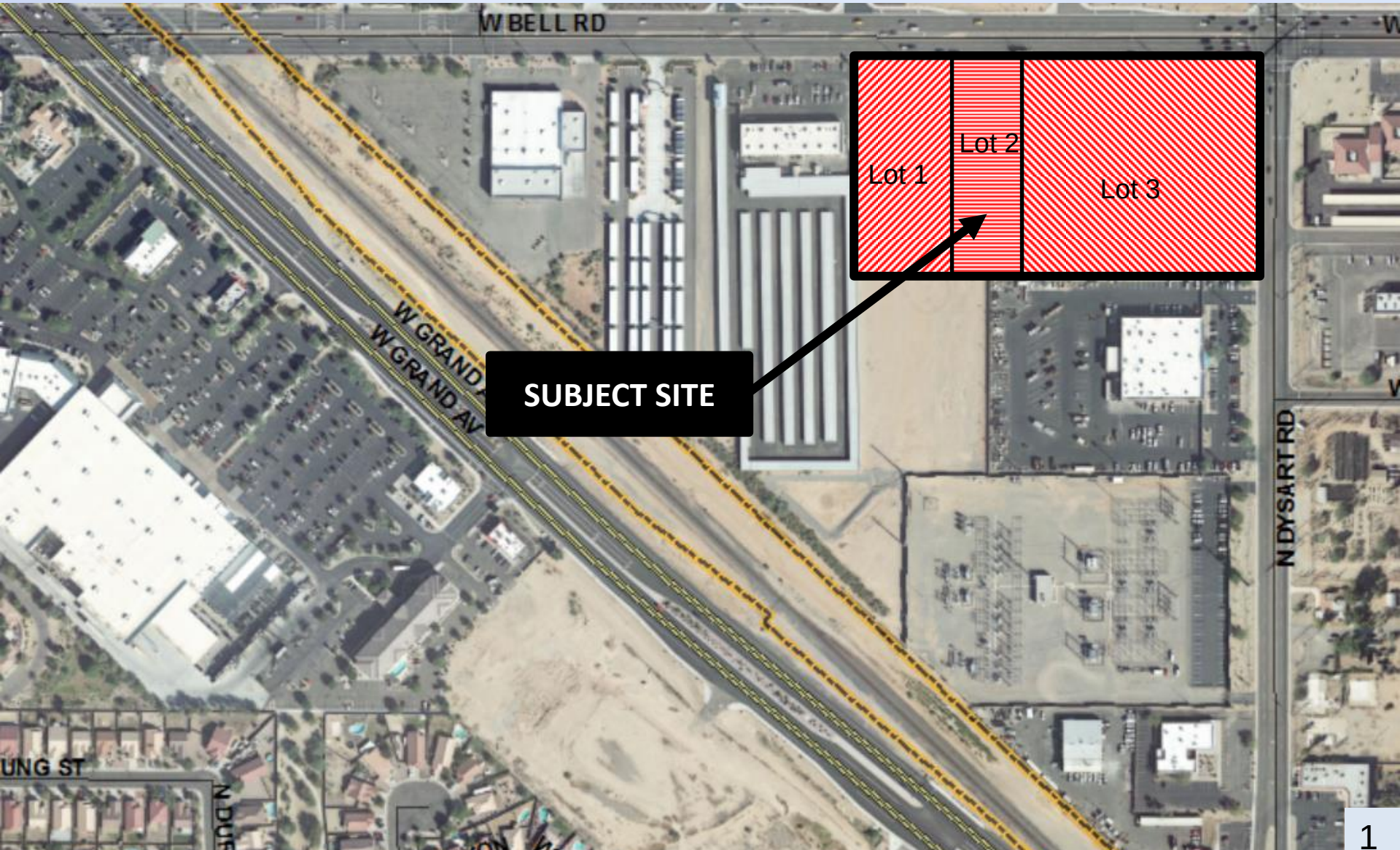
- 45 • A Zone Change from CR to IP-PUD, from CR to CR-PUD, and from IP to CR-PUD (discussed
46 under separate cover);
 - 47 • A Major Site Plan in these newly established districts (approved by the Planning and Zoning
48 Commission on October 1, 2015);
 - 49 • A three-lot Final Plat (the subject request).
- 50

51 The Zone Change and Major Site Plan were heard by the Planning and Zoning Commission on
52 October 1, 2015. The Commission recommended approval of the Zone Change to the City Council
53 and approved the Major Site Plan contingent upon the City Council's subsequent approval of the
54 Zone Change, and a requirement to "box-in" two exposed parapets. The Zone Change was
55 originally scheduled for the October 6, 2015 City Council meeting, but was continued at that
56 meeting to October 20, 2015. The Zone Change is discussed under separate cover; however,
57 assuming the Council is comfortable with approving the Zone Change, the Council may choose to
58 approve the subject Final Plat.
59

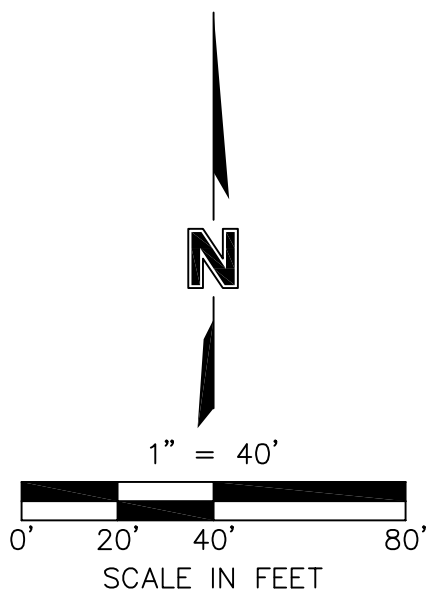
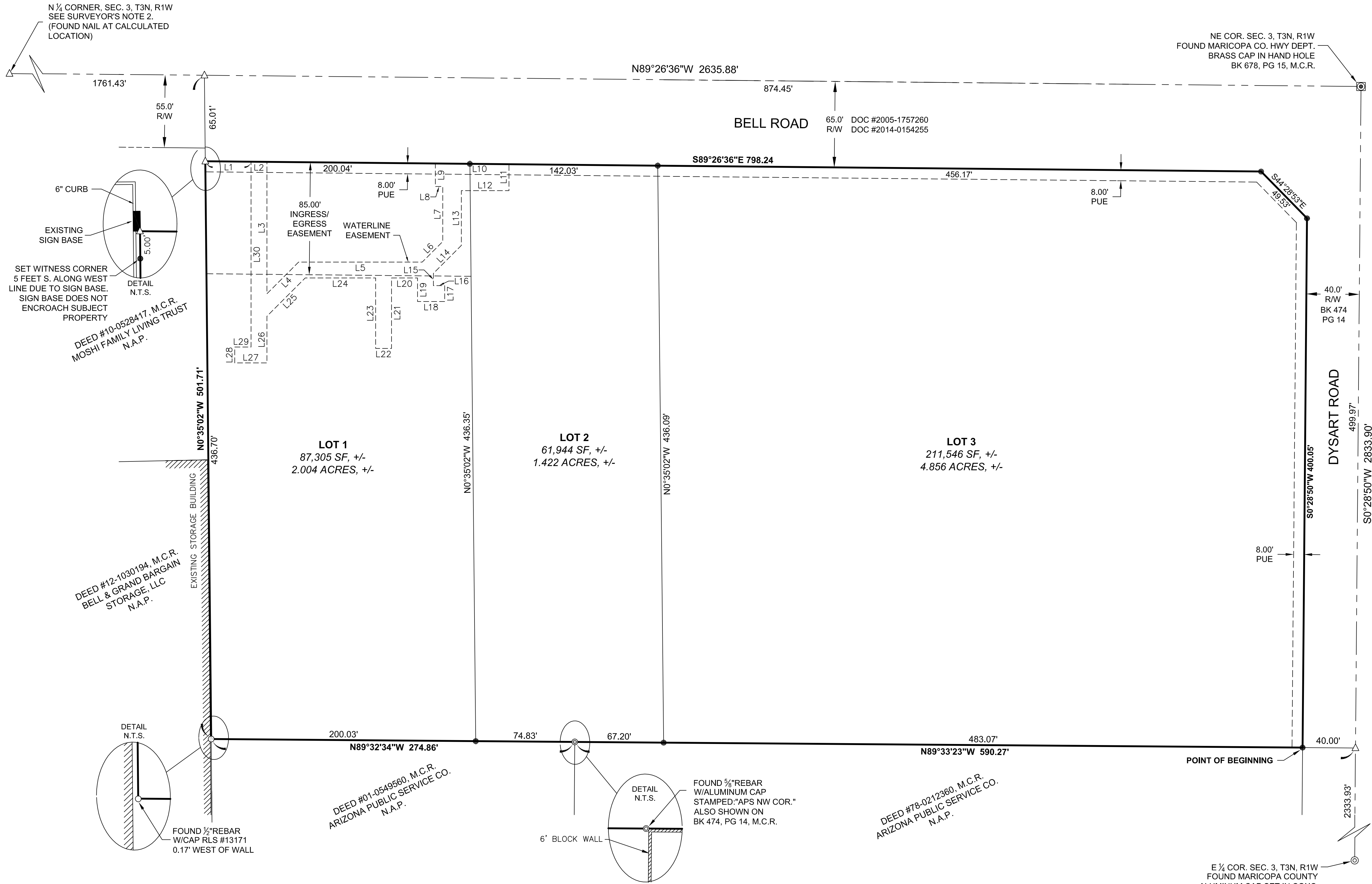
60 The layout of the proposed subdivision is shown below, with the actual Final Plat included in the
61 attachments. Essentially, Caliber Collision will acquire Lot 1, while Lots 2 and 3 will remain
62 undeveloped until such time as buyers are found. The entire plat will provide for reciprocal cross-
63 access. The common boundary between Lots 1 and 2 will be coincident with the zone boundary
64 between the IP-PUD and CR-PUD zoning districts.

[illegible]

Final Plat Case Map



FINAL PLAT FOR DYSART SUBDIVISION
A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF
THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA



- LEGEND**
- = SET REBAR W/CAP 49097
 - = FOUND CORNER AS NOTED
 - △ = CALCULATED CORNER, NOTHING SET
 - ⊙ = REBAR W/ ALUMINUM CAP
 - ⊙ = ALUMINUM CAP FLUSH
 - ⊙ = BRASS CAP FLUSH
 - ⊙ = BRASS CAP IN HAND HOLE
 - = SUBJECT PROPERTY BOUNDARY
 - = CALCULATED LINES OR TIES
 - = SECTION LINE
 - = RIGHT-OF-WAY (R/W)
 - = EASEMENT LINE
- MCR = MARICOPA COUNTY RECORDS
R/W = PUBLIC RIGHT-OF-WAY
PUE = PUBLIC UTILITIES EASEMENT
NAP = NOT A PART OF THIS SURVEY

**WATERLINE EASEMENT
LINE TABLE**

LINE #	DIRECTION	LENGTH
L1	S89°26'36"E	34.62'
L2	S89°26'36"E	12.00'
L3	S0°00'04"W	99.68'
L4	N45°00'04"E	33.81'
L5	S89°59'56"E	93.46'
L6	N45°00'04"E	21.93'
L7	N0°00'04"E	41.63'
L8	N89°59'56"W	5.54'
L9	N0°00'04"E	17.40'
L10	S89°26'36"E	55.60'
L11	S0°00'13"W	20.00'
L12	N89°59'47"W	35.96'
L13	S0°02'57"W	41.40'
L14	S45°00'04"W	29.82'
L15	S0°00'04"W	9.29'
L16	S89°59'56"E	8.49'
L17	S0°00'04"W	12.00'
L18	N89°59'56"W	20.49'
L19	N0°00'04"E	17.77'
L20	N89°59'56"W	19.66'
L21	S0°00'04"W	53.22'
L22	N89°59'57"W	12.00'
L23	N0°00'01"E	53.22'
L24	N89°59'56"W	53.32'
L25	S45°00'04"W	40.84'
L26	S0°00'04"W	35.27'
L27	N89°59'56"W	24.39'
L28	N0°00'04"E	12.00'
L29	S89°59'56"E	12.39'
L30	N0°00'04"E	140.04'

BASIS OF BEARING

N89°26'36"W ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN; ORIGINALLY MEASURED AS S89°54'55"W USING GLOBAL NAVIGATION SATELLITE SYSTEMS AND ROTATED 0°38'29".

SURVEYOR'S NOTES:

- ALL DISTANCES REPORTED ON THIS SURVEY ARE TO THE MONUMENTS FOUND OR SET UNLESS OTHERWISE NOTED.
- A SEARCH FOR THE NORTH ¼ CORNER OF SECTION 3, T3N, R1W, RESULTED IN FINDING THE LOCATION (CALCULATED USING GDACS BK 678, PG 15, M.C.R.) PAVED OVER WITH ASPHALT; A NAIL WAS FOUND DRIVEN INTO THE ASPHALT PAVEMENT AT THE CALCULATED POSTION, THE NORTHEAST CORNER OF SAID SECTION 3 WAS FOUND CONSISTENT WITH SAID GDACS PLAT. THE EAST QUARTER CORNER OF SAID SECTION 3 WAS FOUND CONSISTENT WITH GDACS PLAT BK 688, PG 41, M.C.R. BASED ON THE CONSISTENT FINDINGS OF THE NORTHEAST CORNER & EAST ¼ CORNER, THE NORTH ¼ CORNER IS HELD AT THE CALCULATED LOCATION PER GDACS PLAT BK 678, PG 15, M.C.R.

PARENT PARCEL & LOTS

PARENT PARCEL = 360,795 SQ.FT. +/-, OR 8.282 ACRES +/-

LOT 1 = 87,305 SQ.FT. +/-, OR 2.004 ACRES +/-
LOT 2 = 61,944 SQ.FT. +/-, OR 1.422 ACRES +/-
LOT 3 = 211,546 SQ.FT. +/-, OR 4.856 ACRES +/-

MOLSSON ASSOCIATES

7260 N 15TH STREET SUITE 210
Phoenix, AZ 85020
TEL 602.748.1000 www.molssonassociates.com

FINAL PLAT FOR DYSART SUBDIVISION

A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH,
RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN,
MARICOPA COUNTY, ARIZONA

2015

SURPRISE, ARIZONA

drawn by: _____ RRRH
checked by: _____ GT
approved by: _____ RRRH
QA/QC by: _____ RRRH
project no.: 014-3199
drawing no.: ALTA
date: 06.12.2015

**SHEET
2 OF 2**

From: Bob Patoni
Sent: Wednesday, April 22, 2015 10:41 AM
To: 'Deborah.Perry@surprizeaz.gov'; 'lswartz@olssonassociates.com'
Cc: Vanessa Nunez
Subject: FW: FS15-155 Caliber Collision, Bell Rd East of Grand Ave

RE: FS15-155
Caliber Collision
Bell Road, East of Grand Avenue

Attention: Deborah Perry and Len Swartz

Thank you for your notice of rezoning and final plat application for the above-referenced proposed development.

ADOT is neutral regarding the proposed rezoning of the parcels cited in your rezoning package. However, the above-described project is in very close proximity to ADOT's planned US60 Bell Road Traffic Interchange, a grade-separated improvement that will have Bell Road elevated via a bridge over Grand Avenue. The Traffic Interchange is in design stage and is planned for construction in late 2015. We would recommend that the principals to your project familiarize themselves with the aspects of the US60 Bell Road Traffic Interchange project. For further information, please contact me at the below contact information.

Bob Patoni
Right of Way Project Coordinator

205 S. 17th Ave. MD: 612E
Phoenix, AZ 85007
602-712-6126
WWW.AZDOT.GOV



Deborah,

Thank you for providing the submittal for Caliber Collision (FS15-155).

Maricopa Water District (MWD) has reviewed this submittal and determined this lies outside the current boundaries of MWD.

Thank again,

Debbie Trasancos

Property & Contracts Specialist

Maricopa Water District

14825 W. Grand Ave.

Surprise, AZ 85374

623/546-8266

fax 623/584-2536

debbiet@mwdaz.com



**DEPARTMENT OF THE AIR FORCE
AIR EDUCATION AND TRAINING COMMAND**

27 April 2015

Mr. James R. Mitchell
Director, Community Initiatives Team
56th Fighter Wing
14185 West Falcon Street
Luke AFB AZ 85309-1629

Ms. Deborah Perry
City of Surprise Planning Department
16000 North Civic Center Plaza
Surprise AZ 85374

Re: FS15-155; Caliber Collison

Dear Ms. Perry

Thank you for the opportunity to comment on the Rezone, Final Plat, & Site Plan application for Caliber Collison located on 9.9 acres at the SWC of Bell and Dysart Roads in Surprise AZ. The project is comprised of new construction for a 14,000 square foot building which will house office, mechanic shop, parts sales, detailing and painting booth. The request is also to rezone 200 feet of parcel 501-16-001V from C-3 (Regional Commercial) to I-1 (Light Industrial) and to rezone parcel 501-16-001K from I-1 to C-3. The site is located approximately 1.7 miles outside the 1988 JLUS 65 Ldn, "high noise or accident potential zone" as identified by A.R.S. § 28-8461 and is within the "territory in the vicinity of a military airport" also defined by A.R.S. § 28-8461.

As described, this request will not negatively impact the flying operations at Luke AFB. Since the site is located within the "territory in the vicinity of a military airport," it will be subjected to noise from approximately 165 over flights a day, with some as low as 1,500 feet above ground level. We recommend you review the sound attenuation requirements found in A.R.S. § 28-8482. In addition, a strong notification program on the part of the applicant is essential to inform the tenant about Luke AFB operations. We also recommend a review of the Luke AFB web site at <http://www.luke.af.mil>, Community Interests and Community Initiatives links, for further information.

If there are any questions, please contact my Community Planner, Ms. Barbara Plante, at (623) 856-9981.

Sincerely

A handwritten signature in dark ink, appearing to read "J. R. Mitchell", is written over the word "Sincerely". Below the signature, the word "For" is written in a smaller, cursive script.

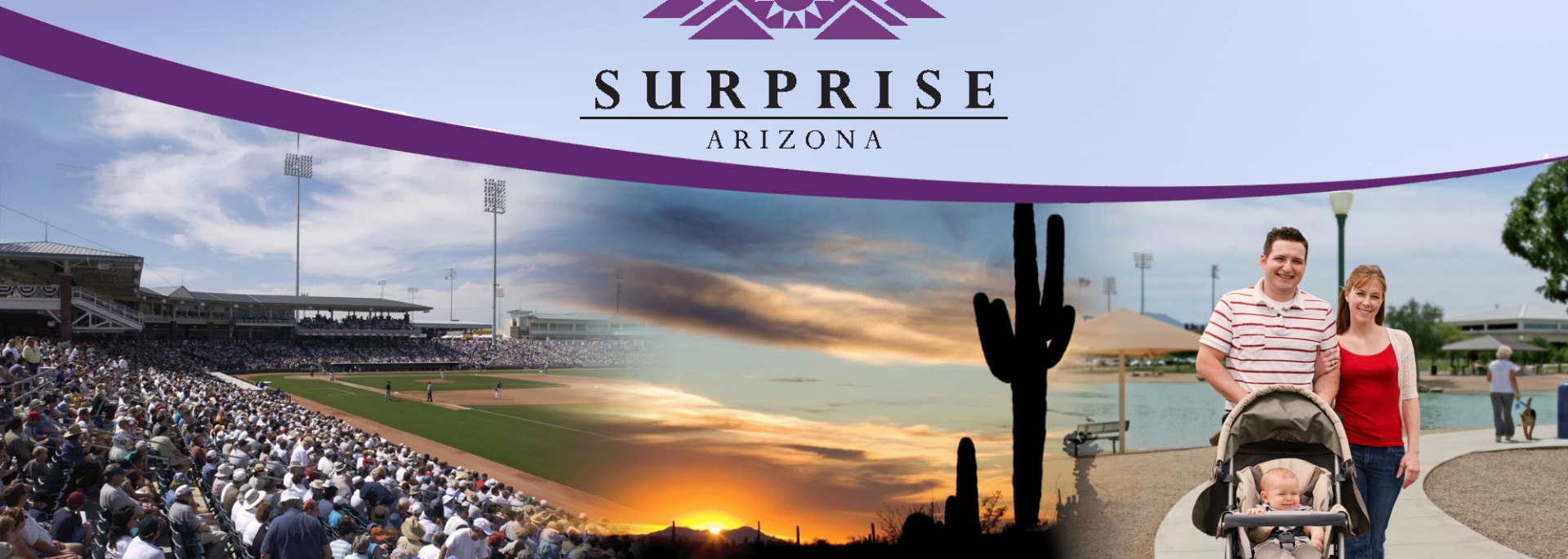
JAMES R. MITCHELL

cc:

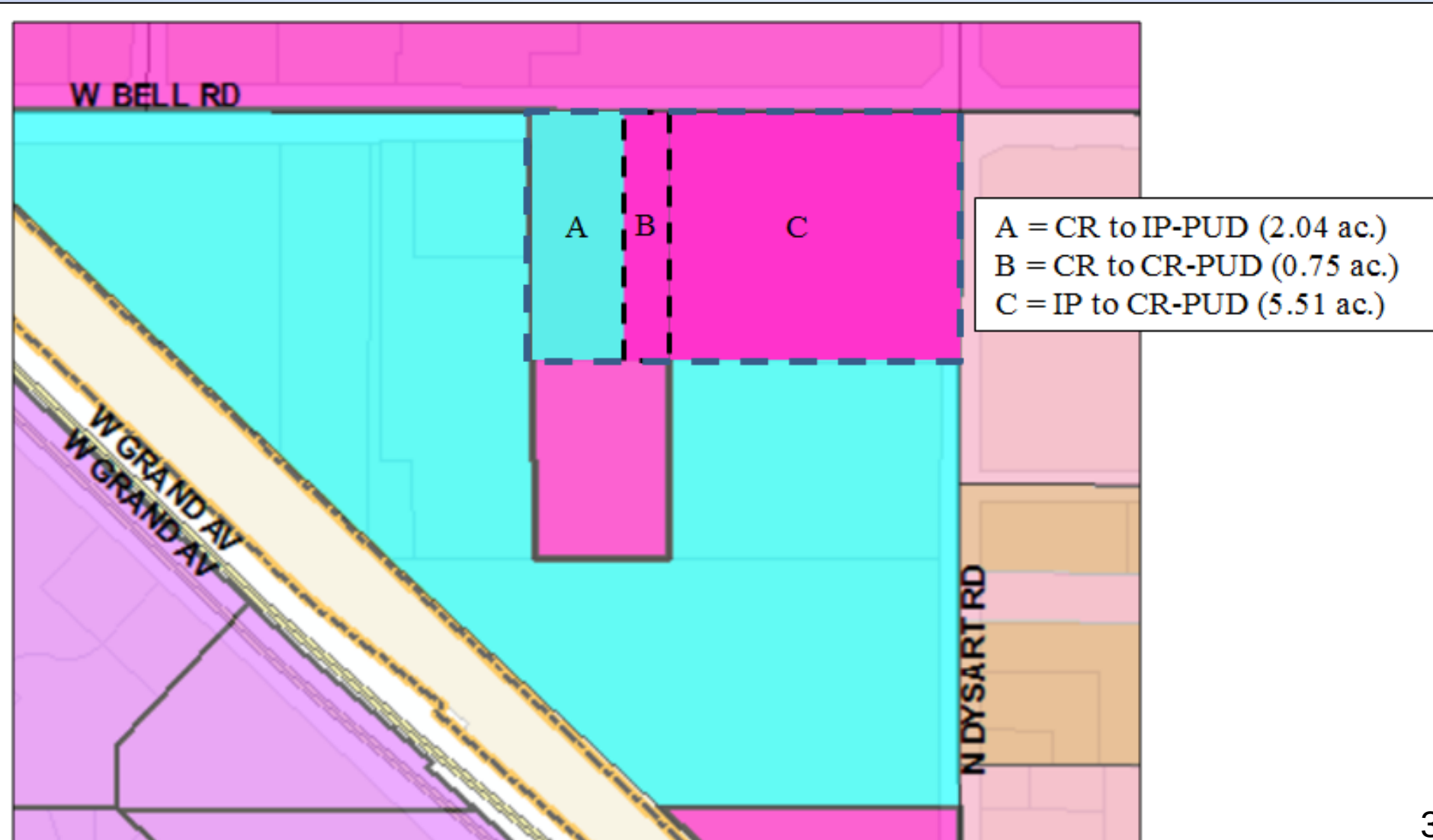
Colonel Jeremy T. Sloane, Vice Commander, 56th Fighter Wing
Ms. Cindy L. Calderon, GS-13, General and Environmental Law Attorney, 56th Fighter Wing

FS15-155 Dysart Subdivision Zone Change and Final Plat City Council Regular Session

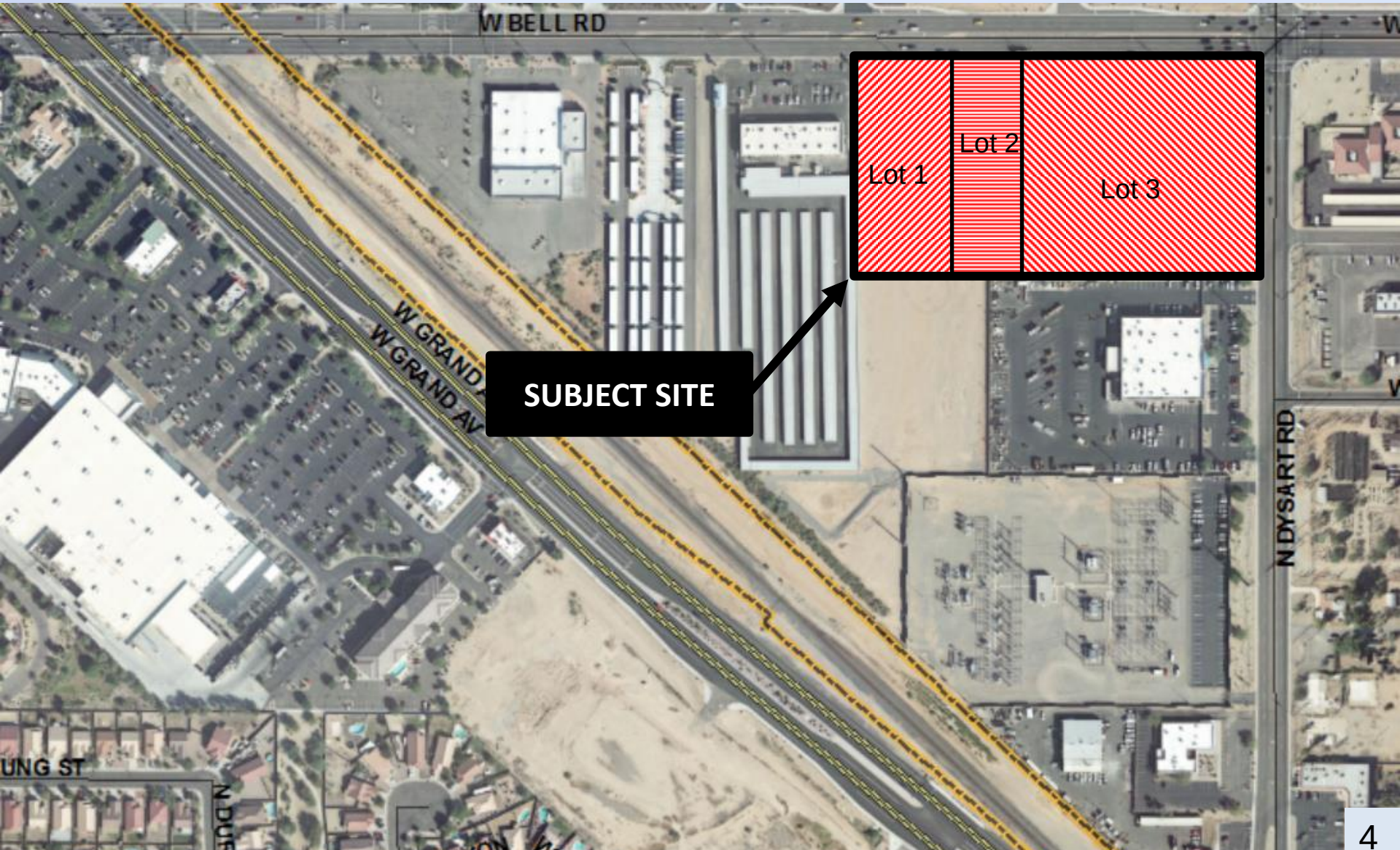
November 17, 2015



Zoning Case Map

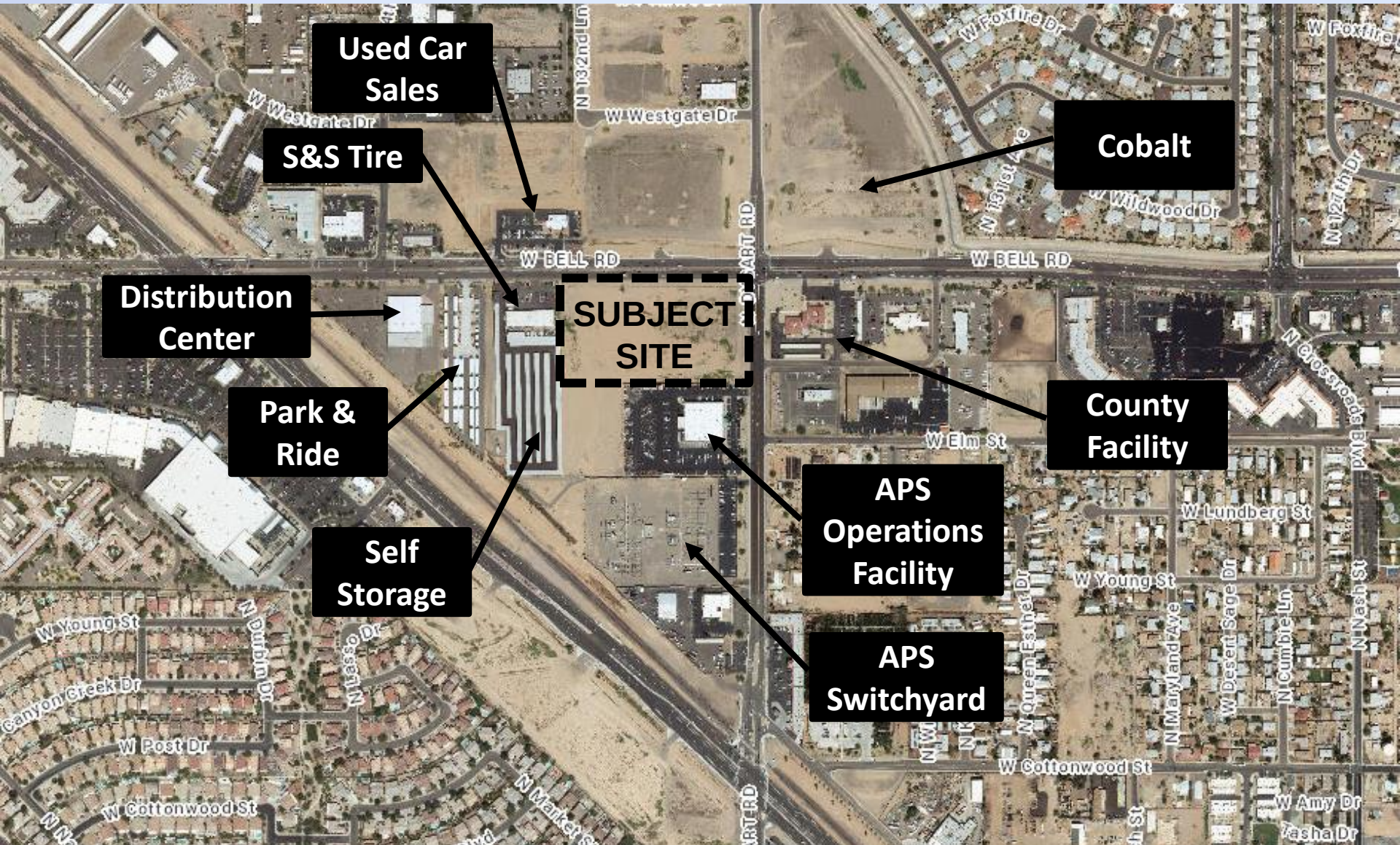


Final Plat Case Map



FS15-155 Dysart Subdivision

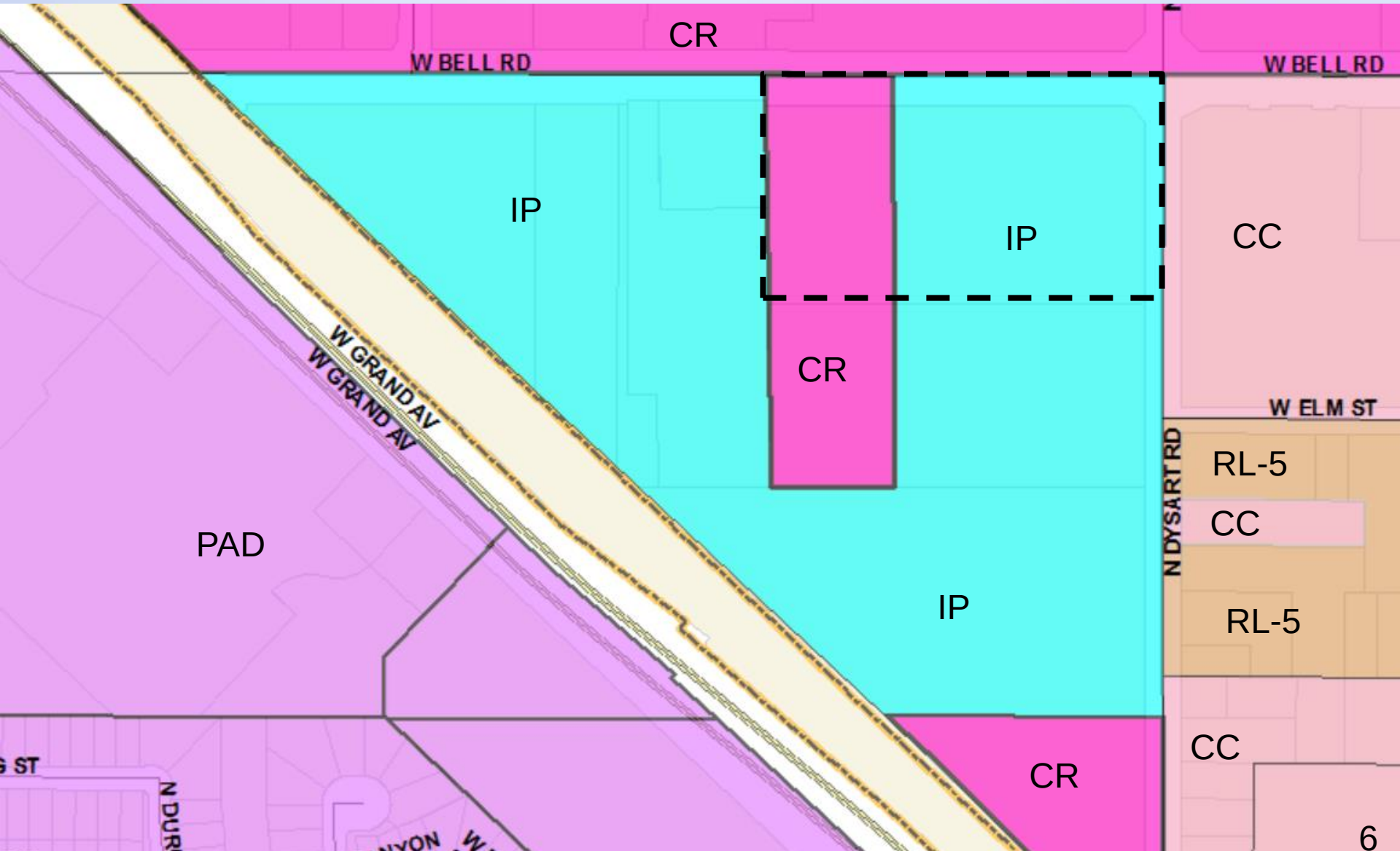
Context Map



FS15-155 Dysart Subdivision

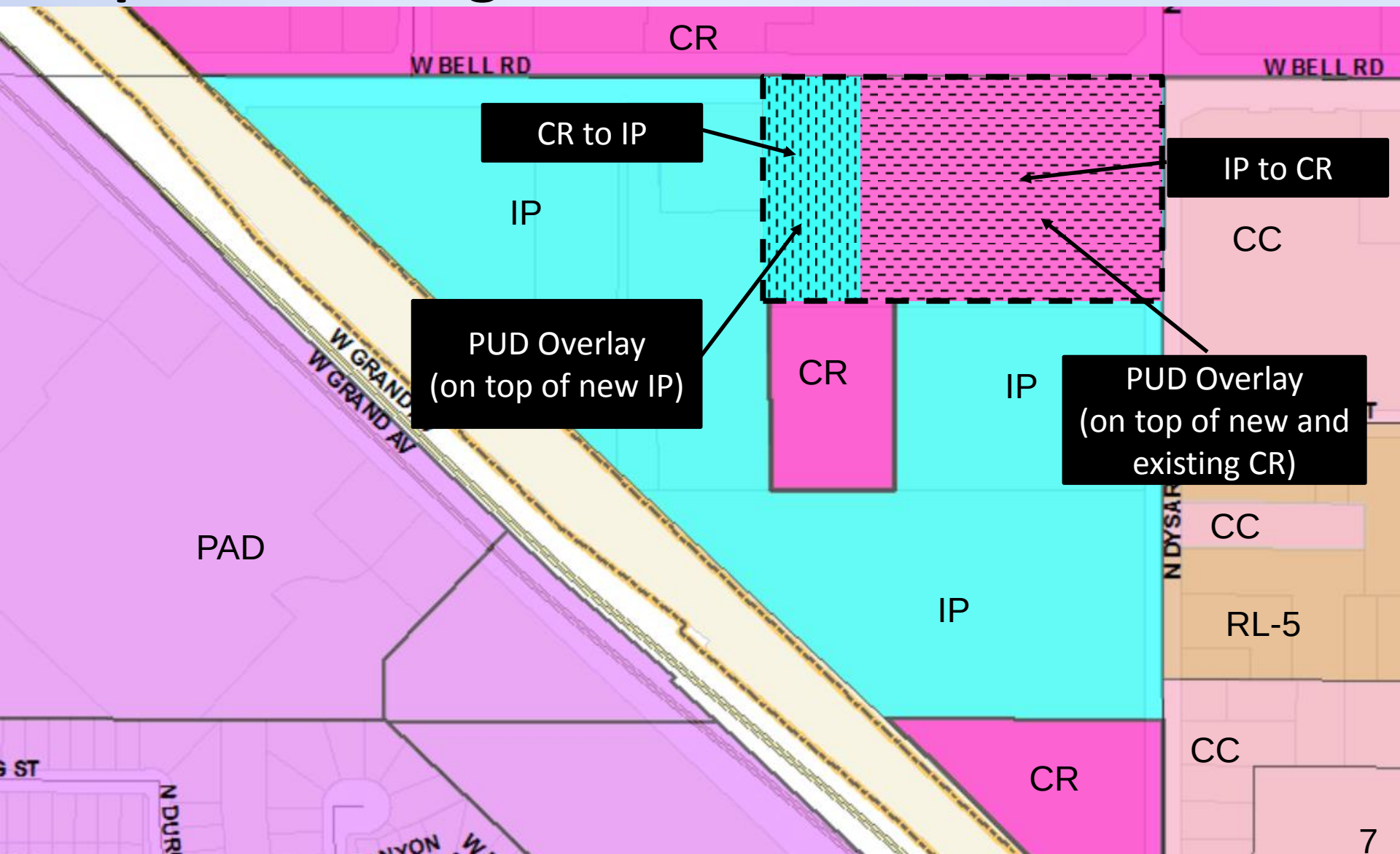


Current Zoning

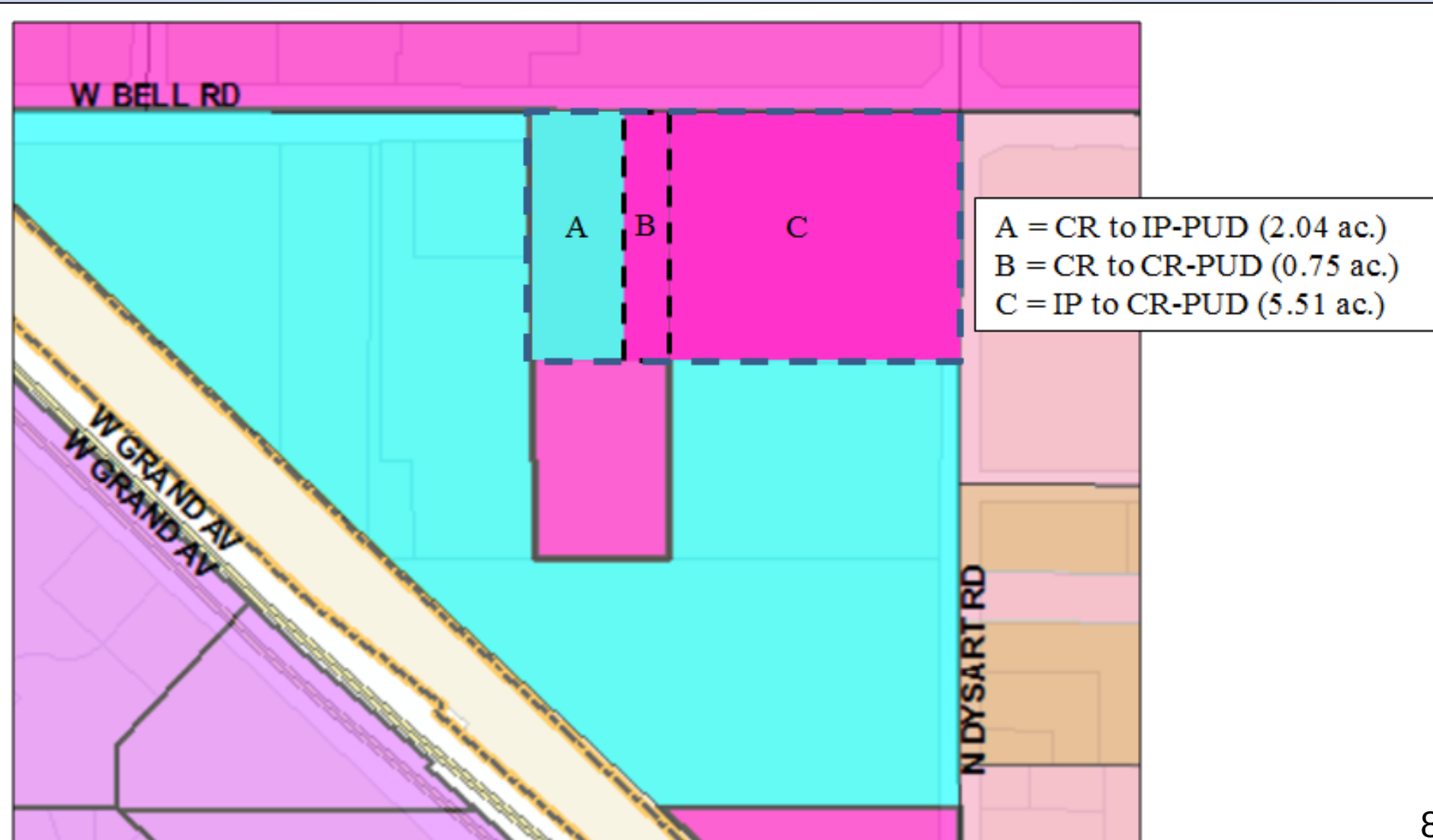


FS15-155 Dysart Subdivision

Proposed Zoning

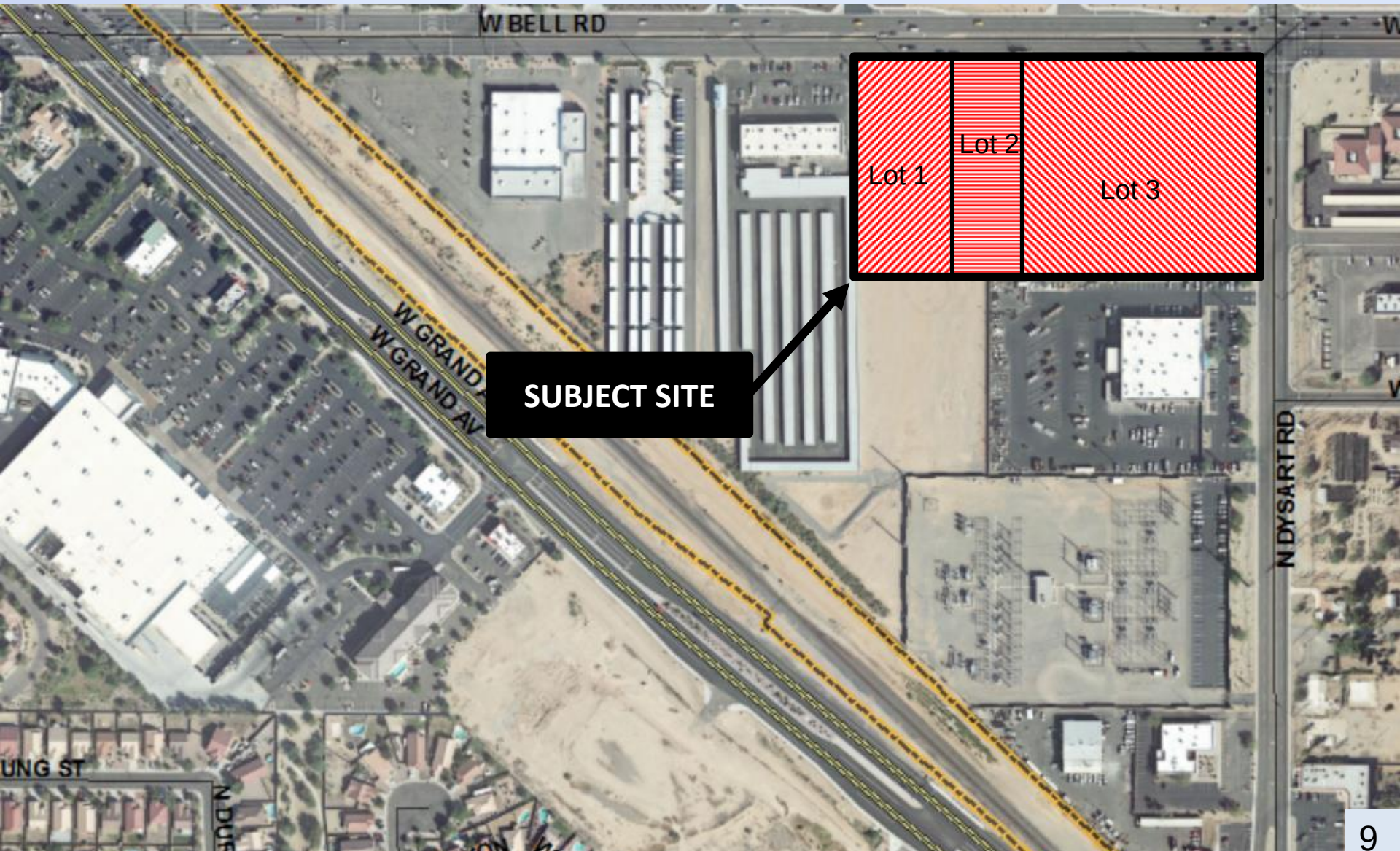


Zoning Case Map



FS15-155 Dysart Subdivision

Master Site Plan (approved by P&Z on 10/01/15)



IP-PUDCK-PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE F815-16)						
Shaded cells indicate development standards that is less restrictive than the base zoning district.						
Development Standard	All other IP-PUD		CR to CR-PUD		CR to CR-PUD	
	Base Zoning	SUDC Reference	Base Zoning	Overlay	SUDC Reference	Overlay
Interior Side Setback	15'	122-360(c)(2)	24'	15'	122-360(c)(2)	15'
Landscaping	45'	122-360(d)(1)	45'	45'	122-360(d)(1)	45'
Maximum (Area)	1.375 of CFA ¹	180 SF of CFA ¹	122-133(b)		122-133(b)	
Sign Area	0.5 SF per 1 linear foot of elevation	0.5 SF per 1 linear foot of elevation	122(a)(3)(B)	1 linear foot of elevation	122(a)(3)(B)	1 linear foot of elevation

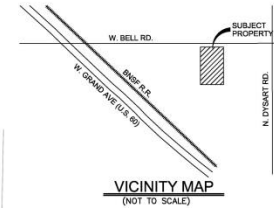
Footnotes:

1. Adjacent to Commercial or Industrial zoning district.

2. Includes driveway access from street and architectural encroachment allowed.

3. Limited driveway encroachment from the street to accommodate shared access allowed per site plan.

4. Based on Automotive Repair and Service use. 1' other than automotive Repair and Service. City of Surprise.



OWNER/DEVELOPER
CROSS DEVELOPMENT, LLC
5317 INVERRARY DRIVE
PLANO, TEXAS
PHONE: (502) 748-1000
CONTACT: KEVIN MCKIBBEN

ENGINEER
OLSSON ASSOCIATES
7250 NORTH 16TH STREET, SUITE 210
PHOENIX, ARIZONA 85020
PHONE: (602) 746-1000
FAX: (602) 746-1001
CONTACT: LEN SWARTZ

ARCHITECT
CROSS ARCHITECTS
1255 W. 15TH STREET
SUITE #125
PLANO, TEXAS 75075
PHONE: (972) 396-6844
CONTACT: SHAWN OFFUTT

WOLSSON
ASSOCIATES



LESSON ASSOCIATES ASSUME
RESPONSIBILITY FOR
EXISTING UTILITY LOCATIONS
(HORIZONTAL OR VERTICAL) T

THE CONTRACTOR TO FIELD VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.

--	--	--	--	--	--	--	--	--

DNIS DESCRIPTION
3
3

REVISION	CITY COMMENT	CITY COMMENT

[illegible][illegible]

ION
RT ROAD

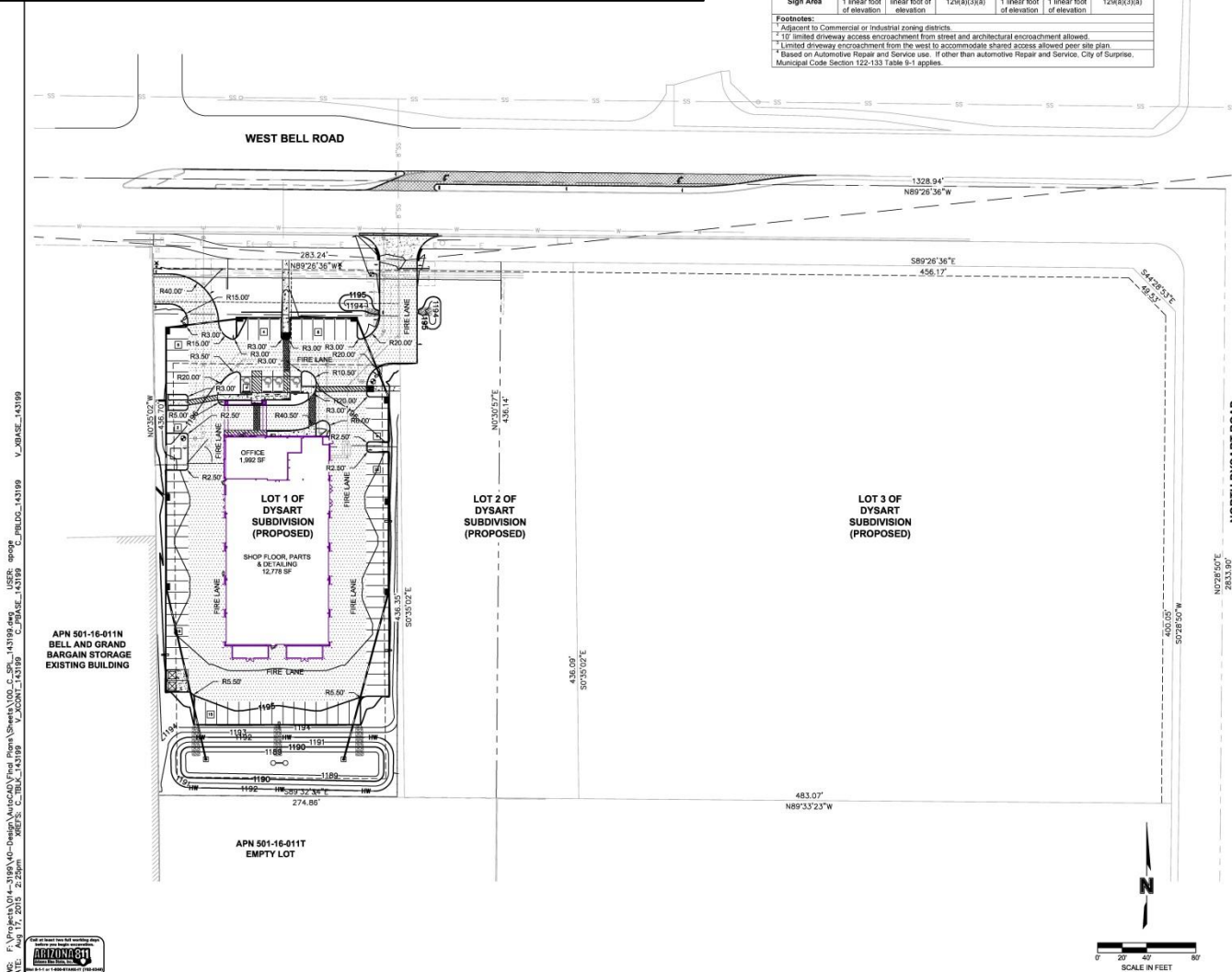
OUR COLLISION AND DYSASTHESIA

CALIBRE

BEI

Designed by:	SS
Checked by:	EW
Reviewed by:	LS
QC by:	PV
Project no.:	014-3109
Drawing no.:	100 C SPL 143109A

SHE
C10



LEGEND:

	HEAVY DUTY PAVEMENT (ONSITE)
	LIGHT DUTY PAVEMENT
	HEAVY DUTY PAVEMENT (BELL ROAD)
	FIRE HYDRANT
	WATER VALVE
	CATCH BASIN
	SEWER MANHOLE
	CLEANOUT
	BUBBLER
	DRYWELL
	SITE LIGHTING
	STREET LIGHT
	FIRE LANE SIGN
	ACCESSIBLE PARKING
	TRASH ENCLOSURE
	WATERMAIN
	STORM DRAIN
	SANITARY SEWER

APN: 501-16-001V AND 501-16-011K			
	GROSS	R/W	NET
LOT 1	74,302 SF	13,003 SF	67,305 SF
	1,706 AC	0.296 AC	2,004 AC
LOT 2	52,712 SF	9,232 SF	61,944 SF
	1,210 AC	0.212 AC	1,422 AC
LOT 3	158,968 SF	52,578 SF	211,546 SF
	3,663 AC	1.193 AC	4,856 AC
TOTAL	433,608 SF	74,813 SF	360,796 SF
	10.00 AC	1.703 AC	8.297 AC

REQUIRED LANDSCAPE:	
LOT 1	15% OF PARKING AREA = 6372.44 SF
LOT 2	15% OF PARKING AREA = TBD AT TIME OF SITE PLAN AMENDMENT
LOT 3	15% OF PARKING AREA = TBD AT TIME OF SITE PLAN AMENDMENT

1000

THIS PLAN IS NOT FOR CONSTRUCTION

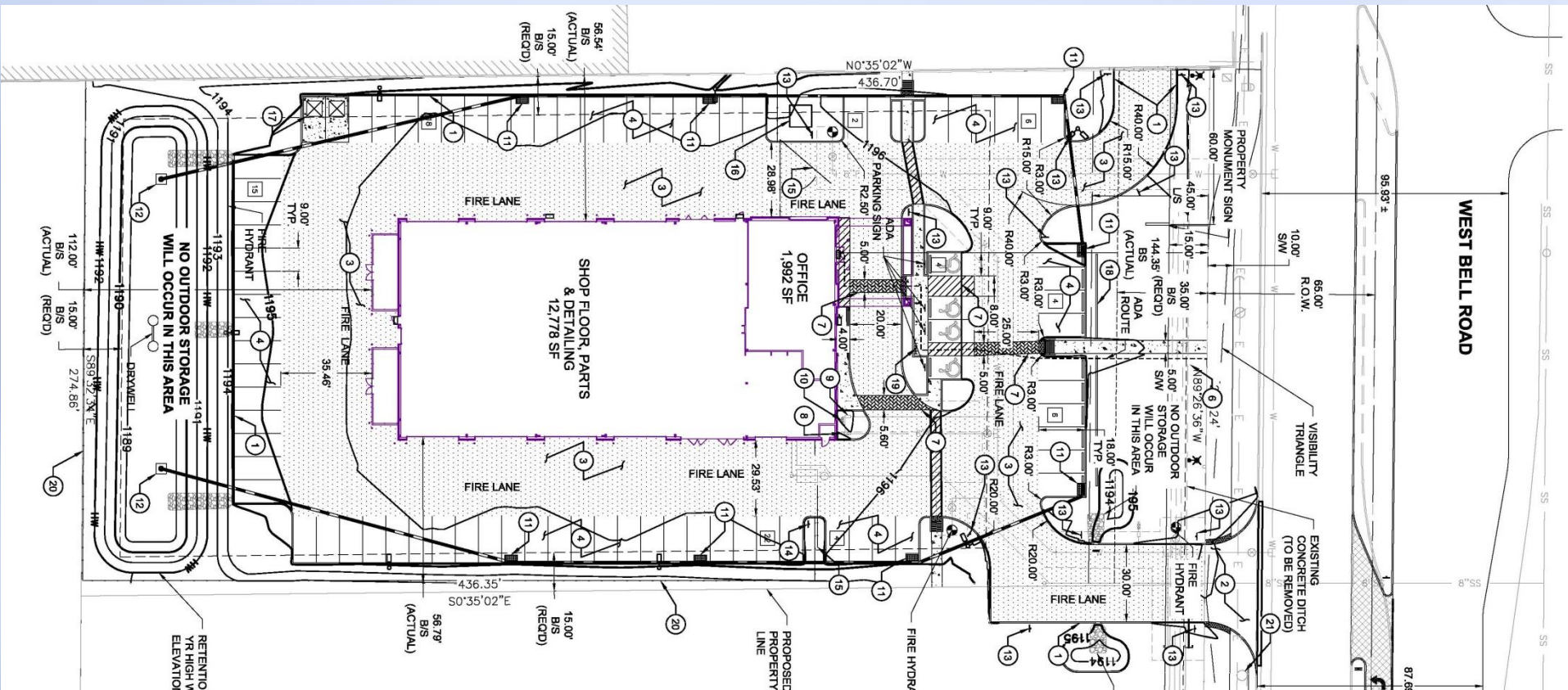
THIS PLAN IS NOT FOR CONSTRUCTION

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 DATE: Aug 17, 2015 2:23pm XREFS: C:\TBLK_143199 V_XCONT_143199 C_PBASE_143199 C_PBLDG_143199 V_XBASE_143199



FS15-155 Dysart Subdivision

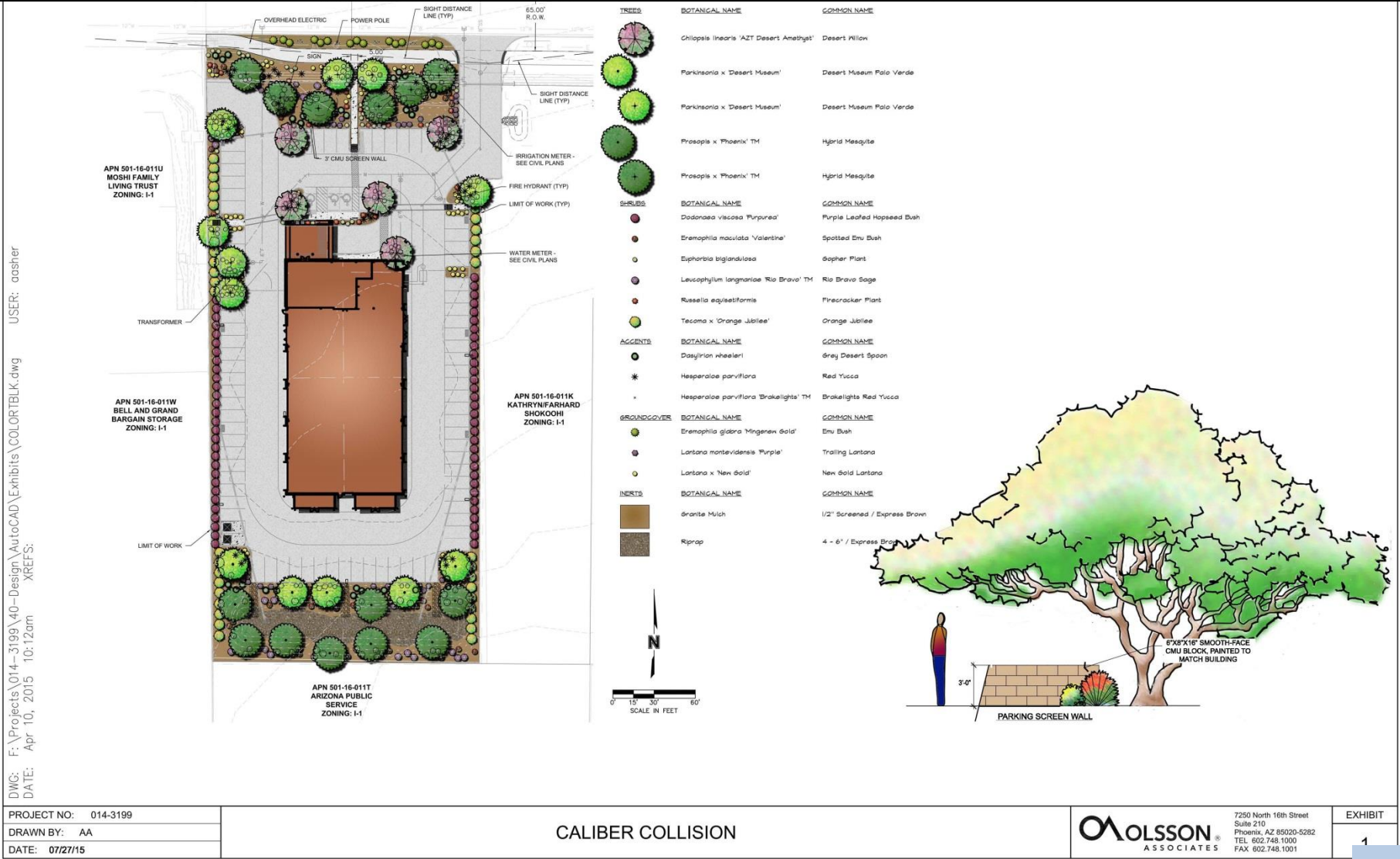
Master Site Plan (approved by P&Z on 10/01/15)



FS15-155 Dysart Subdivision



Landscape Plan (approved by P&Z on 10/01/15)



FS15-155 Dysart Subdivision

Proposed Development Standards

IP PUD/CR PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155)
 Shaded cells indicate development standard that is less restrictive than the base zoning district.
 All other provisions of the IP and CR zoning districts apply.

Development Standard	IP – IP PUD			CR – CR PUD		
	Base Zoning	PUD Overlay	SUDC Reference	Base Zoning	PUD Overlay	SUDC Reference
Interior Side Setback	15'	15'	122-36(c)(2)b, Table 5-11	24'	15' ¹	122-36(c)(2)c, Table 5-12
Landscape Setback (Arterial)	45' ³	45' ^{2,3}	122- 136(b)(18)(h)	45' ³	45' ²	122- 136(b)(18)(h)
Maximum Parking Allowed	1:375 SF of GFA ⁵	1:180 SF of GFA ⁴	122-133(e)	As specified in Table 9-1	As specified in Table 9-1	122-133(e)
Secondary Wall Sign Area	0.5 SF per 1 linear foot of elevation	0.6 SF per 1 linear foot of elevation	113-129(a)(3)(a)	0.5 SF per 1 linear foot of elevation	0.5 SF per 1 linear foot of elevation	113-129(a)(3)(a)

Footnotes:

¹ Adjacent to Commercial or Industrial zoning districts.

² 10' limited driveway access encroachment from street and architectural encroachment allowed per 122-136(b)(18)(h), Table 10-4.

³ Limited driveway encroachment from the west to accommodate shared access allowed per site plan.

⁴ Based on Automotive Repair and Service use. If other than Automotive Repair and Service, Table 9-1 applies.

Deviation to Landscape Setback



Proposed Development Standards

IP PUD/CR PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155)
 Shaded cells indicate development standard that is less restrictive than the base zoning district.
 All other provisions of the IP and CR zoning districts apply.

Development Standard	IP – IP PUD			CR – CR PUD		
	Base Zoning	PUD Overlay	SUDC Reference	Base Zoning	PUD Overlay	SUDC Reference
Interior Side Setback	15'	15'	122-36(c)(2)b, Table 5-11	24'	15' ¹	122-36(c)(2)c, Table 5-12
Landscape Setback (Arterial)	45' ³	45' ^{2,3}	122- 136(b)(18)(h)	45' ³	45' ²	122- 136(b)(18)(h)
Maximum Parking Allowed	1:375 SF of GFA ⁵	1:180 SF of GFA ⁴	122-133(e)	As specified in Table 9-1	As specified in Table 9-1	122-133(e)
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Footnotes:

¹ Adjacent to Commercial or Industrial zoning districts.

² 10' limited driveway access encroachment from street and architectural encroachment allowed per 122-136(b)(18)(h), Table 10-4.

³ Limited driveway encroachment from the west to accommodate shared access allowed per site plan.

⁴ Based on Automotive Repair and Service use. If other than Automotive Repair and Service, Table 9-1 applies.

Deviation to Parking Standard

LOT 1 PARKING TABLE:

MINIMUM SPACES REQUIRED:
14,770 SF GROSS FLOOR AREA X 1:500 = 30 (BASED
ON AUTO REPAIR AND SERVICE USE)

MAXIMUM SPACES REQUIRED:
14,770 SF GROSS FLOOR AREA X 1:180 = 82 (BASED
ON AMENDED DEVELOPMENT STANDARD)

SPACES PROVIDED:
78 STANDARD + 4 ACCESSIBLE = 82 TOTAL

4 BICYCLE SPACES PROVIDED

Required Parking per SUDC:

Minimum = 1 space per 500 SF GFA = $14,770 \text{ SF} / 500 = 30$ spaces

Maximum = 1 space per 375 SF GFA = $14,770 \text{ SF} / 375 = 40$ spaces

Proposed Maximum:

Maximum = 1 space per 180 SF GFA = $14,770 \text{ SF} / 180 = 82$ spaces *

* Caveat that approved maximum ratio only applies if use remains automotive repair and service. Otherwise, Table 9-1 of SUDC applies.

Proposed Development Standards

IP PUD/CR PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155)
 Shaded cells indicate development standard that is less restrictive than the base zoning district.
 All other provisions of the IP and CR zoning districts apply.

Development Standard	IP – IP PUD			CR – CR PUD		
	Base Zoning	PUD Overlay	SUDC Reference	Base Zoning	PUD Overlay	SUDC Reference
Interior Side Setback	15'	15'	122-36(c)(2)b, Table 5-11	24'	15' ¹	122-36(c)(2)c, Table 5-12
Landscape Setback (Arterial)	45' ³	45' ^{2,3}	122- 136(b)(18)(h)	45' ³	45' ²	122- 136(b)(18)(h)
Maximum Parking Allowed	1:375 SF of GFA ⁵	1:180 SF of GFA ⁴	122-133(e)	As specified in Table 9-1	As specified in Table 9-1	122-133(e)
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Footnotes:

¹ Adjacent to Commercial or Industrial zoning districts.

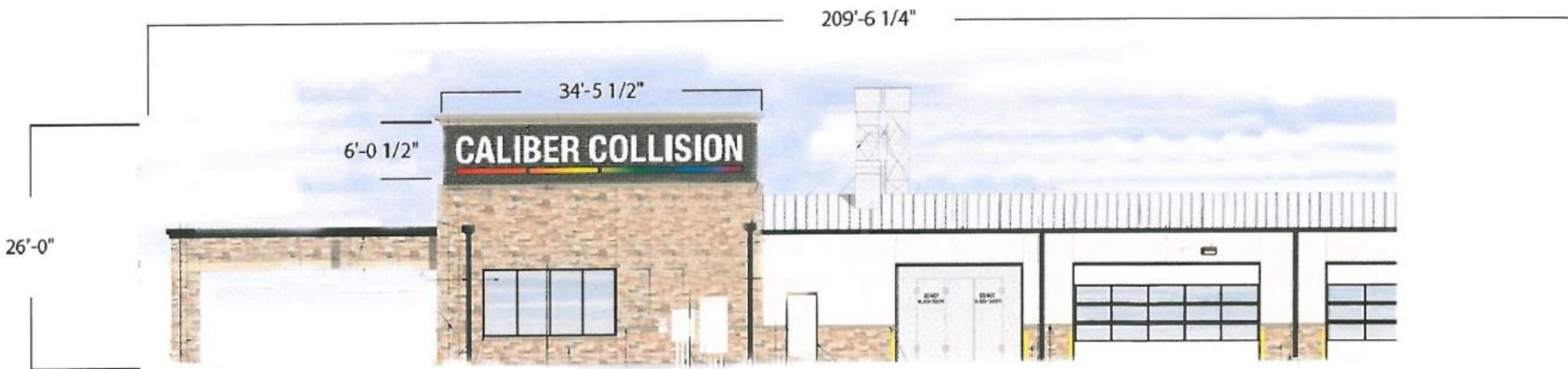
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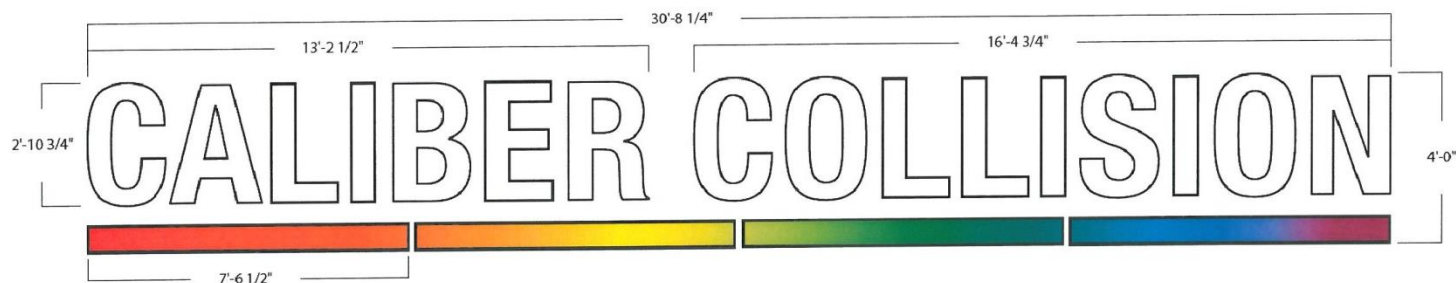
⁴ Based on Automotive Repair and Service use. If other than Automotive Repair and Service, Table 9-1 applies.

FS15-155 Dysart Subdivision

Proposed Signage (West)



B CHANNEL LETTERS
1 9/16" = 26'-0"



B CHANNEL LETTERS
3/8" = 1'-0"

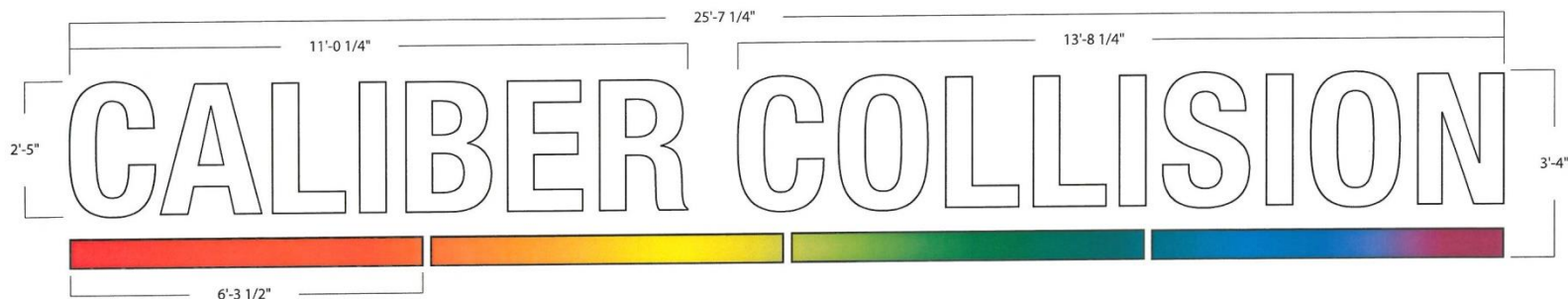
104.76 SF Allowed if at 0.5 SF / LF
125.71 SF allowed if at 0.6 SF/LF
122.45 SF Proposed

FS15-155 Dysart Subdivision

Proposed Signage (North)



A CHANNEL LETTERS
3/32" = 1'-0"

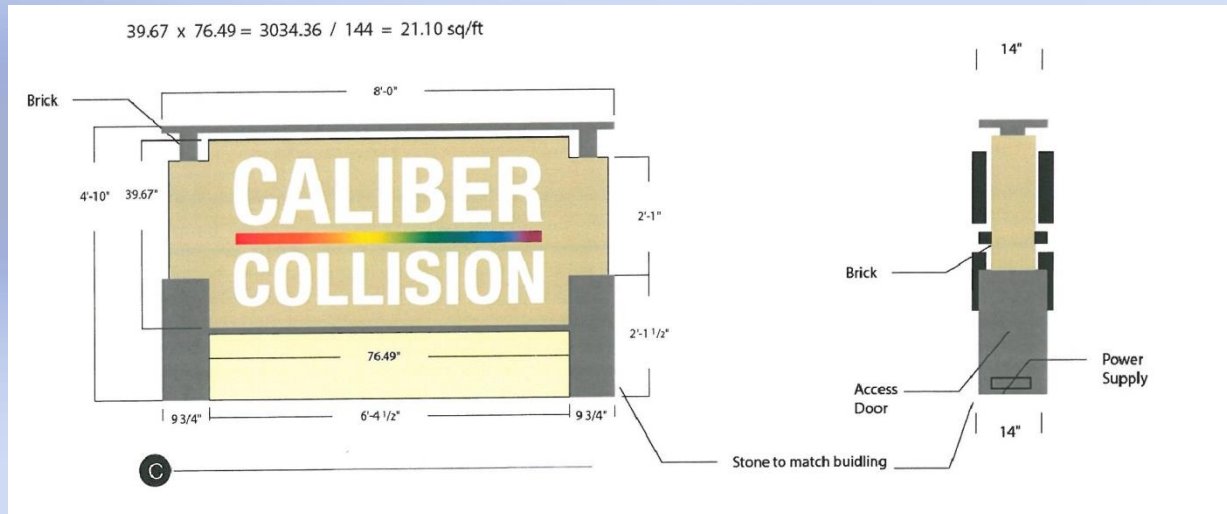


A CHANNEL LETTERS
1/2" = 1'-0"

86.75 SF Allowed
85.35 SF Proposed

FS15-155 Dysart Subdivision

Proposed Signage (Monument)



Proposed Development Standards

IP PUD/CR PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155)
 Shaded cells indicate development standard that is less restrictive than the base zoning district.
 All other provisions of the IP and CR zoning districts apply.

Development Standard	IP – IP PUD			CR – CR PUD		
	Base Zoning	PUD Overlay	SUDC Reference	Base Zoning	PUD Overlay	SUDC Reference
Interior Side Setback	15'	15'	122-36(c)(2)b, Table 5-11	24'	15' ¹	122-36(c)(2)c, Table 5-12
Landscape Setback (Arterial)	45' ³	45' ^{2,3}	122- 136(b)(18)(h)	45' ³	45' ²	122- 136(b)(18)(h)
Maximum Parking Allowed	1:375 SF of GFA ⁵	1:180 SF of GFA ⁴	122-133(e)	As specified in Table 9-1	As specified in Table 9-1	122-133(e)
Secondary Wall Sign Area	0.5 SF per 1 linear foot of elevation	0.6 SF per 1 linear foot of elevation	113-129(a)(3)(a)	0.5 SF per 1 linear foot of elevation	0.5 SF per 1 linear foot of elevation	113-129(a)(3)(a)

Footnotes:

¹ Adjacent to Commercial or Industrial zoning districts.

² 10' limited driveway access encroachment from street and architectural encroachment allowed per 122-136(b)(18)(h), Table 10-4.

³ Limited driveway encroachment from the west to accommodate shared access allowed per site plan.

⁴ Based on Automotive Repair and Service use. If other than Automotive Repair and Service, Table 9-1 applies.

FS15-155 Dysart Subdivision

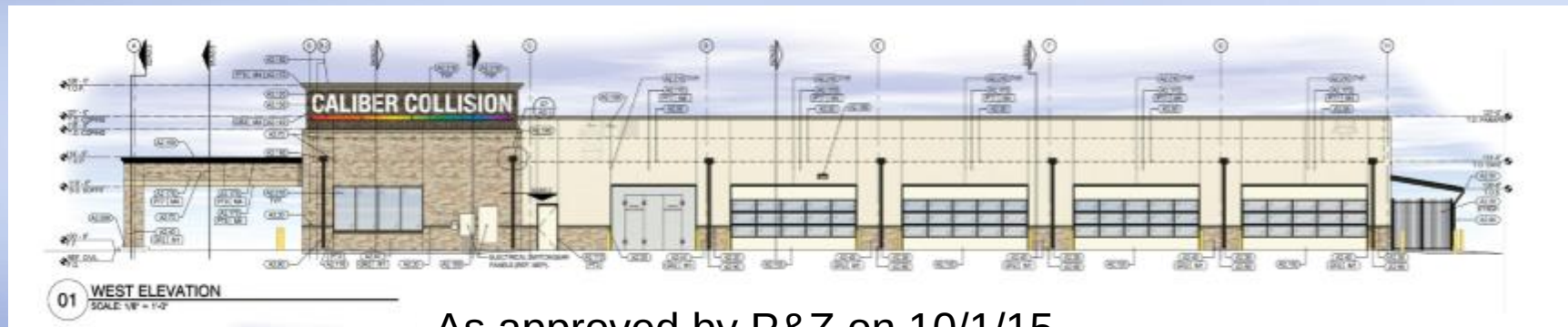
Rendering



Elevations - West



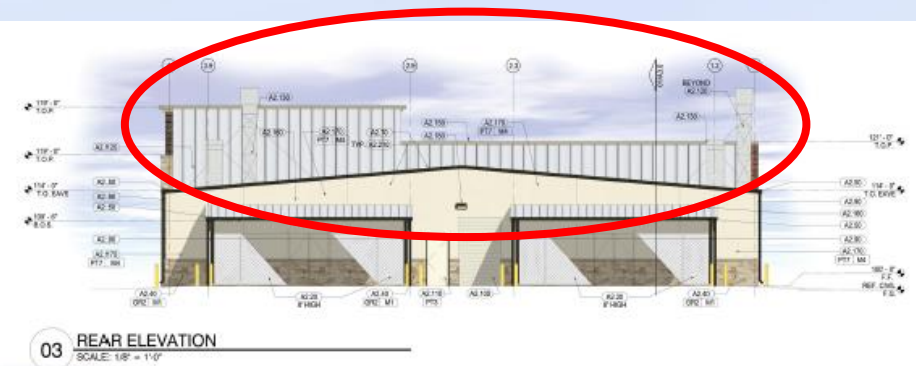
As Originally Proposed



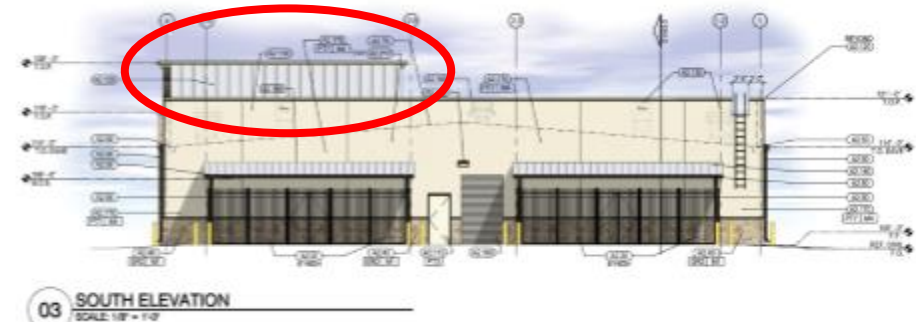
As approved by P&Z on 10/1/15

FS15-155 Dysart Subdivision

Elevations – North and South



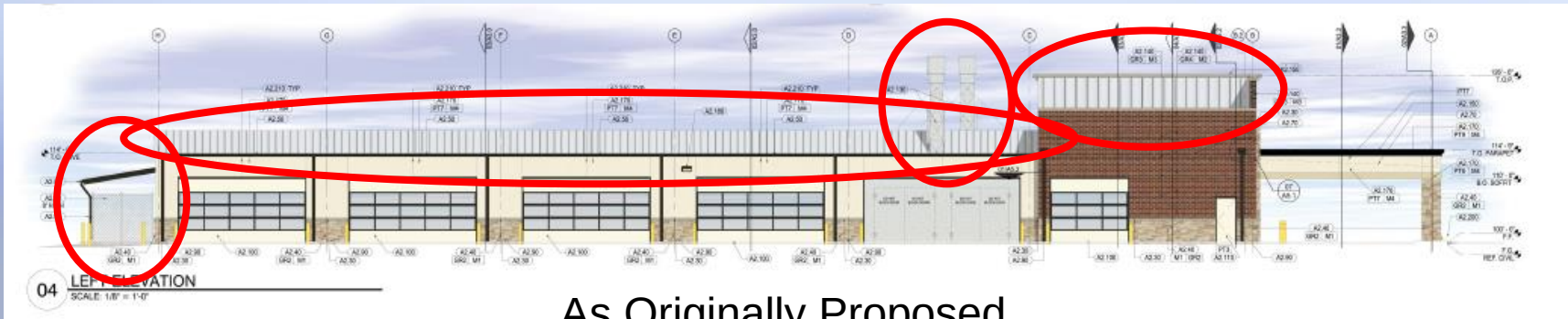
As Originally Proposed



As approved by P&Z on 10/1/15*

* Includes stipulation requiring the boxing in of the exposed parapet

Elevations - East



As Originally Proposed



As approved by P&Z on 10/1/15*

* Includes stipulation requiring the boxing in of the exposed parapet

FS15-155 Dysart Subdivision



FINAL PLAT FOR DYARSART SUBDIVISION

A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA

DEDICATION

STATE OF ARIZONA }
COUNTY OF MARICOPA }

KNOW ALL MEN BY THESE PRESENTS:

THAT FARHAD K. SHOKOHI AND KATHRYN A. SHOKOHI N.A.P., (TOWNERS), HAS SUBDIVIDED UNDER THE NAME "DYARSART SUBDIVISION", A SUBDIVISION LOCATED IN A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH AND RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA AS SHOWN AND PLATTED HEREON AND DOES HEREBY PUBLISH THIS PLAT AS AND FOR THE PLAT OF "DYARSART SUBDIVISION" AND DECLARES THAT THIS PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF EACH LOT, TRACT, STREET, AND EASEMENT CONSTITUTING SAME, AND THAT EACH LOT, TRACT, STREET, AND EASEMENT SHALL BE KNOWN BY THE NUMBER, LETTER AND/OR NAME GIVEN TO EACH RESPECTIVELY AS SHOWN ON THIS PLAT.

OWNER HEREBY GRANTS TO THE CITY OF SURPRISE A CROSS ACCESS EASEMENT ACROSS THE ENTIRE PLAT FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS FOR EMERGENCY AND TRASH COLLECTION VEHICLES.

OWNER HEREBY GRANTS TO THE PUBLIC A NON-EXCLUSIVE EASEMENT OVER, UPON AND ACROSS THE AREAS DESIGNATED AS PUBLIC UTILITY EASEMENTS AS SHOWN ON THE PLAT FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, MAINTAINING, REPAIRING, REPLACING AND UTILIZING PUBLIC UTILITIES.

OWNER HEREBY GRANTS TO EPOR WATER ARIZONA INC. AND ITS SUCCESSORS AND ASSIGNS (COLLECTIVELY, "GRANTEE") A PERPETUAL WATERLINE EASEMENT AS DESCRIBED IN THE PLAT, TO CONSTRUCT, OPERATE, AND MAINTAIN WATER LINES AND APPURTENANT FACILITIES COLLECTIVELY, "FACILITIES" UPON, ACROSS, OVER AND UNDER THE SURFACE OF THE EASEMENT, TOGETHER WITH THE RIGHT TO OPERATE, REPAIR, REPLACE, MAINTAIN, AND REMOVE THE FACILITIES FROM THE PREMISES; TO ADD OR TO ALTER THE FACILITIES; AND TO PROVIDE GRANTEE WITH REASONABLE INGRESS AND EGRESS TO THE FACILITIES. GRANTEE WILL HAVE UNRESTRICTED ACCESS TO THE EASEMENT FOR THE ACTIVITIES DESCRIBED ABOVE AND FORMAL NOTIFICATION OR APPROVAL BY ANY ASSOCIATION PRIOR TO ACCESSING THE EASEMENT WILL NOT BE REQUIRED. GRANTEE SHALL NOT ERECT OR CONSTRUCT OR PERMIT TO BE ERECTED OR CONSTRUCTED ANY BUILDING, STRUCTURE OR SIMILAR IMPROVEMENT WITHIN THE LIMITS OF THE EASEMENT GRANTED HEREIN. GRANTEE SHALL NOT, NOR PERMIT, THE GRADE OVER GRANTEE'S FACILITIES TO BE SUBSTANTIALLY ALTERED WITHOUT, IN EACH INSTANCE, THE PRIOR WRITTEN CONSENT OF GRANTEE. AND GRANTEE AGREES THAT NO OTHER PIPES OR CONDUITS SHALL BE PLACED WITHIN THE PREMISES SUBJECT TO THE EASEMENT GRANTED HEREIN, EXCEPT PIPES CROSSING GRANTEE'S FACILITIES AT RIGHT ANGLES, IN WHICH CASE, A MINIMUM VERTICAL DISTANCE OF TWO (2) FEET (AS MEASURED FROM THE CLOSEST POINTS ON THE OUTSIDE EDGES) SHALL BE MAINTAINED BETWEEN GRANTEE'S FACILITIES AND SUCH OTHER PIPES OR CONDUITS. UNLESS GRANTEE EXPRESSLY CONSENTS IN WRITING OTHERWISE, ANY AND ALL SEWER PIPES CROSSING THE EASEMENT GRANTED HEREIN SHALL BE Laid BELOW GRANTEE'S FACILITIES. HOWEVER, GRANTEE SHALL HAVE THE RIGHT TO CONSTRUCT AND ERECT FENCES, TO INSTALL LANDSCAPING, PARKING FACILITIES AND DRIVEWAYS, AND TO ESTABLISH OTHER USES THAT ARE NOT INCONSISTENT WITH USES WITHIN THE LIMITS OF SAID EASEMENT IN A MANNER THAT WILL NOT UNREASONABLY INTERFERE WITH GRANTEE'S ACCESS TO THE FACILITIES.

OWNER HEREBY GRANTS TO THE ULTIMATE OWNER OF LOT 1 CREATED BY THIS PLAT, A CROSS ACCESS EASEMENT OVER, UPON AND ACROSS THE ENTIRE PLAT FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS TO EACH PARCEL, CREATED BY THIS PLAT.

OWNER HEREBY GRANTS TO THE ULTIMATE OWNER OF EACH PARCEL, CREATED BY THIS PLAT, A CROSS ACCESS EASEMENT OVER, UPON AND ACROSS THE NORTH 85 FEET OF LOT 1 FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS TO EACH PARCEL, CREATED BY THIS PLAT.

OWNER HEREBY GRANTS TO THE MOSH FAMILY LIVING TRUST, AND ITS SUCCESSORS AND ASSIGNS, A CROSS ACCESS EASEMENT OVER, UPON AND ACROSS THE NORTH 85 FEET OF LOT 1 FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS TO AND FROM ITS WEST ADJOINING PROPERTY DESCRIBED IN THE DEED RECORDED IN DOCUMENT NO. 2010-0528417 OF OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA.

OWNER HEREBY GRANTS TO THE UNITED STATES OF AMERICA DEPARTMENT OF THE AIR FORCE ("USAF") AN AVIGATION EASEMENT OVER AND ACROSS THIS PLAT AND EVERY LOT AND PARCEL, THEREOF, WHICH EASEMENT SHALL INCLUDE, BUT NOT BE LIMITED TO, THE RIGHT OF FLIGHT OF AIRCRAFT OVER THIS PLAT, TOGETHER WITH ITS ATTENDANT NOISE, VIBRATIONS, FUMES, DUST, FUEL, AND LUBRICANT PARTICLES, AND ALL OTHER EFFECTS THAT MAY BE CAUSED BY THE OPERATION OF AIRCRAFT LANDING AT, OR TAKING OFF FROM, OR OPERATING AT OR ON LUKE AIR FORCE BASE AND AUXILIARY FIELD.

OWNER DOES HEREBY (1) RELEASE AND DISCHARGE THE CITY OF SURPRISE, AND (2) INDEMNIFY, DEFEND, AND HOLD HARMLESS THE CITY OF SURPRISE, OF AND FROM ANY LIABILITY FOR ANY AND ALL CLAIMS FOR DAMAGES OF ANY KIND TO PERSONS OR PROPERTY THAT MAY ARISE AT ANY TIME IN THE FUTURE OVER, OR IN CONNECTION WITH THE AREAS LOCATED WITHIN THE NEWLY DEDICATED RIGHT-OF-WAY AS DEPICTED ON THIS FINAL PLAT UNTIL SUCH TIME THE RIGHT-OF-WAY IS IMPROVED TO CITY STANDARDS AND THOSE IMPROVEMENTS ARE APPROVED AND ACCEPTED BY THE CITY COUNCIL. THE MAINTENANCE OF THE AREA WITHIN ANY NEWLY DEDICATED RIGHT-OF-WAY AS SHOWN ON THIS PLAT SHALL BE THE RESPONSIBILITY OF THE ADJACENT OWNERS OR SUBSEQUENT ADJACENT OWNERS WITH THE BOUNDARY OF SAID PLAT UNTIL SUCH TIME THAT THE AREA WITHIN THE RIGHT-OF-WAY IS IMPROVED TO CITY STANDARD AND ACCEPTED BY THE CITY OF SURPRISE.

BY: FARHAD K. SHOKOHI AND KATHRYN A. SHOKOHI N.A.P.

BY: DATE:

NAME: TITLE:

ACKNOWLEDGEMENT

STATE OF ARIZONA }
COUNTY OF MARICOPA }

ON THIS DAY OF 20, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED WHO ACKNOWLEDGED HIMSELF/HERSELF TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE INSTRUMENT WITHIN, AND WHO EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS WHEREOF, I HERETO UNTO SET MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC DATE

MY COMMISSION EXPIRES: 20

APPROVALS

DATA ON THIS PLAT REVIEWED AND APPROVED THIS DAY OF 20, BY THE CITY ENGINEER OF SURPRISE, ARIZONA.

CITY ENGINEER

APPROVED BY THE CITY COUNCIL OF THE CITY OF SURPRISE, ARIZONA, THIS DAY OF 20.

MAYOR

ATTEST:

CITY CLERK

DATE

PUBLIC NOTICE

THE LOTS NOTICED ON THIS PLAT ARE LOCATED WITHIN THE VICINITY OF LUKE AIR FORCE BASE AND MAY BE SUBJECT TO OVERFLIGHTS BY JET AIRCRAFT. ALL STRUCTURES WITHIN THIS PLAT SHALL BE CONSTRUCTED IN COMPLIANCE WITH THE SOUND ATTENUATION STANDARDS ADOPTED BY THE CITY OF SURPRISE. A MAP DEPICTING THE MOST CURRENT ADOPTED MAG NOISE CONTOURS IN RELATION TO THIS PLAT SHALL BE DISPLAYED IN ALL SALES OFFICES. ADDITIONAL INFORMATION MAY BE OBTAINED BY CONTACTING THE CITY OF SURPRISE COMMUNITY DEVELOPMENT DEPARTMENT.

RELEASE OF LIABILITY

FARHAD K. SHOKOHI AND KATHRYN A. SHOKOHI ("OWNERS") DO HEREBY (1) RELEASE AND DISCHARGE THE USAF AND THE CITY OF SURPRISE, AND (2) INDEMNIFY, DEFEND, AND HOLD HARMLESS THE CITY OF SURPRISE, OF AND FROM ANY LIABILITY FOR ANY AND ALL CLAIMS FOR DAMAGES OF ANY KIND TO PERSONS OR PROPERTY THAT MAY ARISE AT ANY TIME IN THE FUTURE OVER, OR IN CONNECTION WITH THE AREAS LOCATED WITHIN THE NEWLY DEDICATED RIGHT-OF-WAY AS DEPICTED ON THIS FINAL PLAT UNTIL SUCH TIME THE RIGHT-OF-WAY IS IMPROVED TO CITY STANDARDS AND THOSE IMPROVEMENTS ARE APPROVED AND ACCEPTED BY THE CITY COUNCIL. THE MAINTENANCE OF THE AREA WITHIN ANY NEWLY DEDICATED RIGHT-OF-WAY AS SHOWN ON THIS PLAT SHALL BE THE RESPONSIBILITY OF THE ADJACENT OWNERS OR SUBSEQUENT ADJACENT OWNERS WITH THE BOUNDARY OF SAID PLAT UNTIL SUCH TIME THAT THE AREA WITHIN THE RIGHT-OF-WAY IS IMPROVED TO CITY STANDARD AND ACCEPTED BY THE CITY OF SURPRISE.

AND ALL OTHER EFFECTS THAT MAY BE CAUSED BY THE OPERATION OF AIRCRAFT LANDING AT, OR TAKING OFF FROM, OR OPERATING AT OR ON LUKE AIR FORCE BASE. THIS INSTRUMENT SHALL RUN WITH THE LAND AND BE BINDING UPON OWNER AND ITS HEIRS, ASSIGNS, AND SUCCESSORS IN INTEREST TO THIS PLAT OR ANY PARCEL, OR LOT THEREOF. THIS INSTRUMENT DOES NOT RELEASE THE USAF FROM LIABILITY FOR DAMAGE OR INJURY TO PERSON OR PROPERTY CAUSED BY FALLING AIRCRAFT OR FALLING PHYSICAL OBJECTS FROM AIRCRAFT, EXCEPT AS STATED HEREIN WITH RESPECT TO NOISE, FUMES, DUST, FUEL, AND LUBRICANT PARTICLES.

OWNER HEREBY FURTHER AGREES TO INDEMNIFY, DEFEND, AND HOLD HARMLESS THE CITY OF SURPRISE FROM ANY AND ALL CLAIMS FOR DAMAGES OF ANY KIND TO PERSONS OR PROPERTY THAT MAY ARISE IN CONNECTION WITH THE USE OF THE SIDEWALKS LOCATED WITHIN THE RIGHT-OF-WAY.

LEGAL DESCRIPTION

(PARCEL PARCELS)

THAT PART OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

COMMENCING AT A MCDOT BRASS CAP IN HAND HOLE AT THE NORTHEAST CORNER OF SAID SECTION 3, FROM WHICH A MARICOPA COUNTY ALUMINUM CAP SET IN CONCRETE AT THE EAST QUARTER CORNER OF SAID SECTION 3, BEARS S89°28'50"W, A DISTANCE OF 2833.90 FEET;

THENCE S89°28'50"W, ALONG THE EAST LINE OF SECTION 3, A DISTANCE OF 499.07 FEET;

THENCE DEPARTING FROM SAID EAST LINE, N89°32'22"W, A DISTANCE OF 40.00 FEET TO THE WESTERLY RIGHT-OF-WAY OF DYARSART ROAD, AS SHOWN IN BOOK 474 OF MAPS, PAGE 14, MARICOPA COUNTY RECORDS, BEING THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PART;

THENCE N89°32'22"W, ALONG THE NORTHERLY LINE OF THE PROPERTY DESCRIBED IN DEED #78-0212360, MARICOPA COUNTY RECORDS, A DISTANCE OF 550.27 FEET TO THE NORTHWEST CORNER OF SAID PROPERTY DESCRIBED IN DEED #78-0212360;

THENCE N89°32'44"W, ALONG THE NORTHERLY LINE OF THE PROPERTY DESCRIBED IN DEED #01-0546960, MARICOPA COUNTY RECORDS, A DISTANCE OF 274.86 FEET TO THE NORTHWEST CORNER OF SAID PROPERTY DESCRIBED IN DEED #01-0546960;

THENCE S89°30'52"W, ALONG THE WEST LINE OF THE PROPERTY DESCRIBED IN DEED #98-0059073, MARICOPA COUNTY RECORDS, A DISTANCE OF 436.70 FEET TO THE SOUTHERLY RIGHT-OF-WAY OF BELL ROAD AS DESCRIBED IN DEED #14-0154255, MARICOPA COUNTY RECORDS;

THENCE S89°28'38"E, ALONG SAID SOUTHERLY RIGHT-OF-WAY, A DISTANCE OF 798.34 FEET;

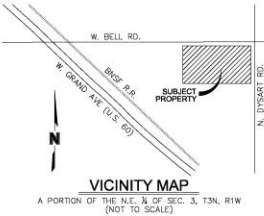
THENCE S44°28'53"E, A DISTANCE OF 49.53 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY OF SAID DYARSART ROAD;

THENCE S89°28'50"W, ALONG SAID WESTERLY RIGHT-OF-WAY OF DYARSART ROAD, A DISTANCE OF 400.05 FEET TO THE POINT OF BEGINNING.

CONTAINING 1.282 ACRES MORE OR LESS.

DEVELOPER

CROSS DEVELOPMENT, LLC
5317 INVERARY DRIVE
PLANO, TEXAS
CONTACT: KEVIN MCKIBBEN (972) 398-6644



PLAT NOTES

- 1. PURSUANT TO A.R.S. § 42-11102, THE CITY OF SURPRISE, A POLITICAL SUBDIVISION OF THE STATE OF ARIZONA, IS EXEMPT FROM ALL TAXES AND ASSESSMENTS BASED ON ASSESSED VALUE EXCEPT FOR SPECIAL DISTRICTS #47451 AND #4715, WHEN APPLICABLE.
- 2. IN ACCORDANCE WITH A.R.S. § 9-461.07, THE CITY OF SURPRISE HAS DETERMINED THAT ALL DEDICATIONS OCCURRING WITH THIS PLAT ARE IN CONFORMANCE WITH THE SURPRISE GENERAL PLAN.
- 3. MAINTENANCE OF DRAINAGE FACILITIES SHALL BE THE RESPONSIBILITY OF THE PRESENT OWNERS AND/OR OWNERS ASSOCIATION.
- 4. MAINTENANCE OF LANDSCAPING WITHIN THE ADJACENT PUBLIC RIGHT-OF-WAY, INCLUDING LANDSCAPED AREAS BETWEEN THE CURB AND THE DETACHED SIDEWALK, SHALL BE THE RESPONSIBILITY OF THE ADJACENT PROPERTY OWNER OR THE PROPERTY ASSOCIATION FORMED BY THE ADJACENT PROPERTY.
- 5. LANDSCAPE MAINTENANCE WITHIN THE MEDIANS WITHIN THE PUBLIC RIGHT-OF-WAY WITH ANY ARTERIAL OR PARKWAY STREET CLASSIFICATION SHALL BE RESPONSIBILITY OF THE CITY OF SURPRISE AFTER ACCEPTANCE.
- 6. THE PROPERTY OWNERS OR ANY SUBSEQUENT OWNERS SHALL NOT PROCEED WITH ANY ONSITE GRADING OR EXCAVATION WITHOUT FIRST OBTAINING A PERMIT FROM THE CITY OF SURPRISE.

FLOOD ZONE CLASSIFICATION

THIS PROPERTY IS LOCATED WITHIN AN AREA HAVING A FLOOD ZONE DESIGNATION "ZONE X" BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) ON FLOOD INSURANCE RATE MAP (FIRM) NO. 04013C1242L, WITH AN IDENTIFICATION DATE OF OCTOBER 16, 2013, FOR COMMUNITY NO. 040053, MARICOPA COUNTY, STATE OF ARIZONA, WHICH IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PROPERTY IS SITUATED.

REFERENCE DOCUMENTS:

- 1. DOC#88-0209073, M.C.R.
- 2. DOC#14-0372800, M.C.R.
- 3. DOC#78-0212360, M.C.R.
- 4. DOC#01-0546960, M.C.R.
- 5. DOC#12-1030194, M.C.R.
- 6. DOC#10-0326417, M.C.R.
- 7. DEED #15-0007185, M.C.R.
- 8. DEED #15-0007185, M.C.R.
- 9. RECORD OF SURVEY, BOOK 474 OF MAPS, PAGE 14, RECORDS OF MARICOPA COUNTY, ARIZONA.
- 10. GDACS SECTION 3, T3N, R1W, BOOK 688, PAGE 41, RECORDS OF MARICOPA COUNTY, ARIZONA.
- 11. GDACS SECTION 34, T4N, R1W, BOOK 678, PAGE 15, RECORDS OF MARICOPA COUNTY, ARIZONA.
- 12. FINAL PLAT, BOOK 1038 OF MAPS, PAGE 42, RECORDS OF MARICOPA COUNTY, ARIZONA.

CERTIFICATION

THIS IS TO CERTIFY THAT THE SURVEY AND SUBDIVISION OF THE PREMISES DESCRIBED AND PLATTED HEREON WAS MADE UNDER MY DIRECTION DURING THE MONTH OF APRIL 2015, THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN, THAT THE MONUMENTS SHOWN ACTUALLY EXIST OR WERE SET AS SHOWN, THAT THEIR POSITIONS ARE CORRECTLY SHOWN, AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THIS SURVEY TO BE RETRACED. FOR AND ON BEHALF OF OLSSON ASSOCIATES, INC.

R. REECE HENRY, RLS #49097

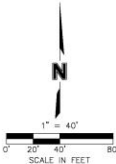
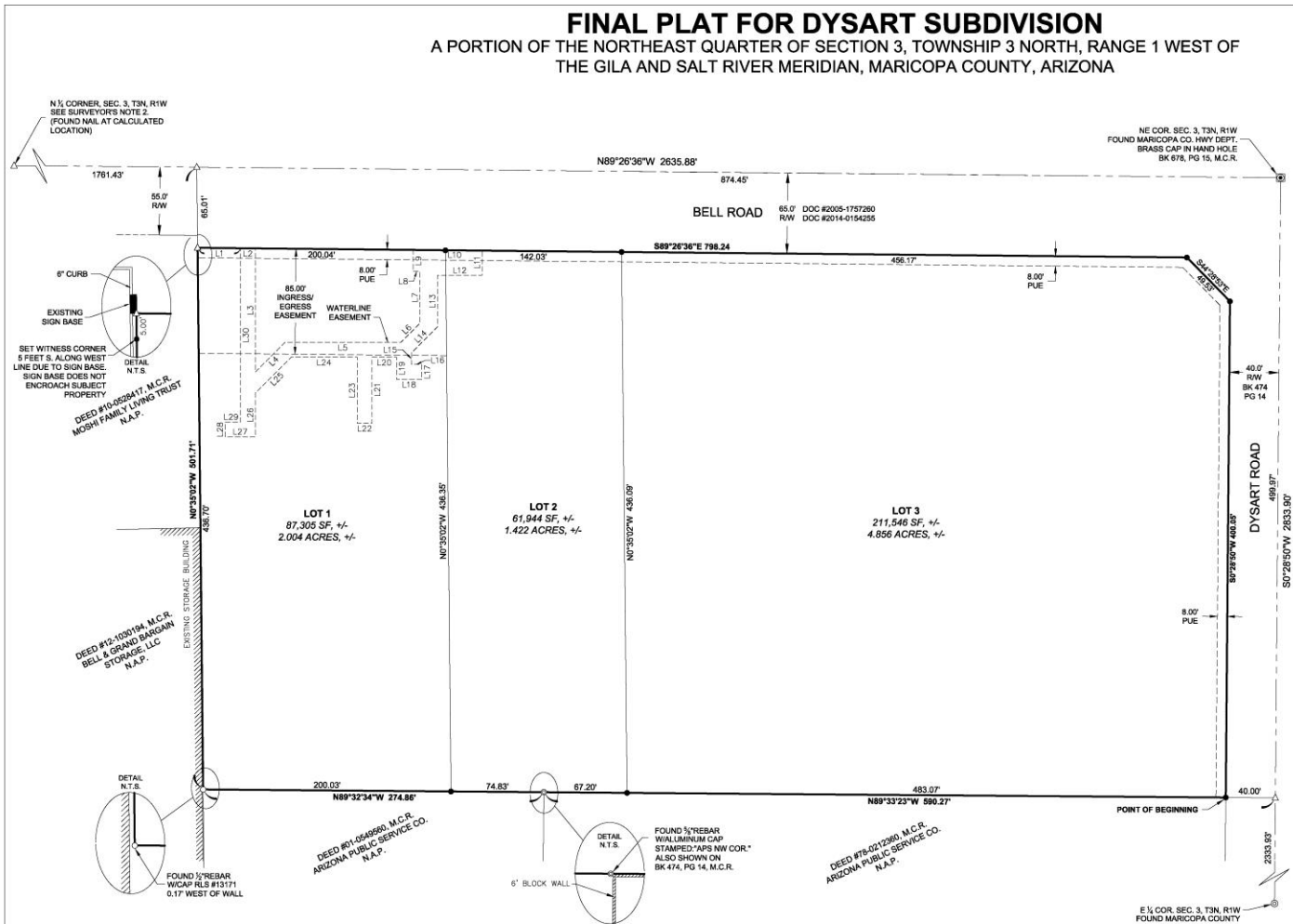


OLSSON ASSOCIATES logo and contact information. Includes address: 7200 N. WILLOW STREET SUITE 210, PHOENIX, AZ 85042, TEL: 602.744.1000, WWW.OLSSONASSOCIATES.COM. Also includes a table for REVISIONS and a table for FINAL PLAT FOR DYARSART SUBDIVISION.

FS15-155 Dysart Subdivision



FINAL PLAT FOR DYSART SUBDIVISION A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA



- LEGEND**
- = SET REBAR W/ CAP 49097
 - = FOUND CORNER AS NOTED
 - △ = CALCULATED CORNER, NOTHING SET
 - ⊙ = REBAR W/ ALUMINUM CAP
 - ⊕ = ALUMINUM CAP FLUSH
 - ⊗ = BRASS CAP FLUSH
 - ⊠ = BRASS CAP IN HAND HOLE
 - ⊡ = SUBJECT PROPERTY BOUNDARY
 - = CALCULATED LINES OR TIES
 - - - = SECTION LINE
 - · - · - = RIGHT-OF-WAY (RW)
 - · - · - = EASEMENT LINE
- MCR = MARICOPA COUNTY RECORDS
RW = PUBLIC RIGHT-OF-WAY
PUE = PUBLIC UTILITIES EASEMENT
NAP = NOT A PART OF THIS SURVEY

WATERLINE EASEMENT LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S89°28'36"E	34.62'
L2	S89°28'36"E	12.00'
L3	S0°00'04"W	99.68'
L4	N45°00'04"E	33.81'
L5	S89°59'56"E	93.46'
L6	N45°00'04"E	21.93'
L7	N0°00'04"E	41.63'
L8	N89°59'56"W	5.54'
L9	N0°00'04"E	12.40'
L10	S89°28'36"E	55.60'
L11	S0°00'13"W	20.00'
L12	N89°59'47"W	35.96'
L13	S0°02'57"W	41.40'
L14	S45°00'04"W	29.82'
L15	S0°00'04"W	9.29'
L16	S89°59'56"E	8.49'
L17	S0°00'04"W	12.00'
L18	N89°59'56"W	20.49'
L19	N0°00'04"E	17.77'
L20	N89°59'56"W	19.66'
L21	S0°00'04"W	53.22'
L22	N89°59'57"W	12.00'
L23	N0°00'01"E	53.22'
L24	N89°59'56"W	53.32'
L25	S45°00'04"W	40.84'
L26	S0°00'04"W	35.27'
L27	N89°59'56"W	24.39'
L28	N0°00'04"E	12.00'
L29	S89°59'56"E	12.39'
L30	N0°00'04"E	140.04'

BASIS OF BEARING
N89°28'36"W ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, ORIGINALLY MEASURED AS S89°54'55"W USING GLOBAL NAVIGATION SATELLITE SYSTEMS AND ROTATED 0°38'29".

- SURVEYOR'S NOTES:**
- ALL DISTANCES REPORTED ON THIS SURVEY ARE TO THE MONUMENTS FOUND OR SET UNLESS OTHERWISE NOTED.
 - A SEARCH FOR THE NORTH 1/4 CORNER OF SECTION 3, T3N, R1W, RESULTED IN FINDING THE LOCATION (CALCULATED USING GDACS BK 678, PG 15, M.C.R.) PAVED OVER WITH ASPHALT. A NAIL WAS FOUND DRIVEN INTO THE ASPHALT PAVEMENT AT THE CALCULATED POSITION. THE NORTHEAST CORNER OF SAID SECTION 3 WAS FOUND CONSISTENT WITH SAID GDACS PLAT. THE EAST QUARTER CORNER OF SAID SECTION 3 WAS FOUND CONSISTENT WITH GDACS PLAT BK 688, PG 41, M.C.R. BASED ON THE CONSISTENT FINDINGS OF THE NORTHEAST CORNER & EAST 1/4 CORNER, THE NORTH 1/4 CORNER IS HELD AT THE CALCULATED LOCATION PER GDACS PLAT BK 678, PG 15, M.C.R.

PARENT PARCEL & LOTS
PARENT PARCEL = 360,795 SQ. FT. +/-, OR 8.282 ACRES +/-
LOT 1 = 87,305 SQ. FT. +/-, OR 2.004 ACRES +/-
LOT 2 = 61,944 SQ. FT. +/-, OR 1.422 ACRES +/-
LOT 3 = 211,546 SQ. FT. +/-, OR 4.856 ACRES +/-

2025 N 15TH STREET SUITE 210
TOLSON, AZ 85355
TEL: 480.246.1000
WWW.MOLSSONASSOCIATES.COM

FINAL PLAT FOR DYSART SUBDIVISION

A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA

drawn by: [signature]
checked by: [signature]
approved by: [signature]
project no.: 214-2199
drawing no.: 15-155
date: 08.13.2015

REVISIONS

REV.	DATE	DESCRIPTION
1	08/13/2015	FINAL PLAT

2015

SURPRISE, ARIZONA

Citizen Outreach

- Outreach meeting on July 21, 2015
- One phone inquiry
- Two items of opposition

Commission Recommendation:

- Zone Change:
 - ✓ **Approve** subject to stipulations “a” through “d”

Questions or Comments?





CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	Nicole Lance, Deputy City Manager
Submitting Department:	City Mgr	District:	Internal
Staff Recommendations:	None		

Consent	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action approving a letter of support for Maricopa County Human Services Division Head Start Zero-Five Program's funding proposal to continue Early Head Start and Head Start services in Maricopa County with a location in Surprise.

Motion:

I Move to approve a letter of support for Maricopa County Human Services Division Head Start Zero-Five Program's funding proposal to continue Early Head Start and Head Start services in Maricopa County with a location in Surprise.

Background:

Head Start/Early Head Start is a comprehensive early childhood development program designed to provide education, health and social services to low income children, ages 0-5 and their families. Maricopa County Head Start emphasizes pre-reading, language, math and other cognitive skills, while continuing to promote children's health, social and emotional competence as part of school readiness. Services to children are provided by qualified and well-trained teachers in a classroom setting with a low student-teacher ratio. The low ratio allows the program to make a significant and meaningful impact on the educational and social development of the children that are served.

The mission of the Maricopa County Head Start Zero-Five Program is:

"We commit to provide high quality child development and family support services to children and families that enhance each child's cognitive, physical, emotional, and social well-being through a family-centered and nurturing environment."

Eligibility requirements for program participants are as follows:

- Must live in Maricopa County, outside of the City of Phoenix
- Head Start—must be 3 years of age by August 31
- Early Head Start—must be prenatal to 36 months

- Family income must be at or below the federal poverty level, based on family size (families with incomes up to 250 percent of the federal poverty level may be enrolled if there are no income eligible children waiting to be served)
- Children in Foster care or Families experiencing Homelessness, and/or Receiving Federal Financial assistance are also considered eligible

The approval of the Intergovernmental Agreement with Maricopa County for the Community Action Program (CAP) office demonstrated Surprise's commitment to meet the needs of our community in a fiscally pragmatic and responsible way. As such, the City was subsequently approached by Maricopa County Human Services Division for consideration of a partnership for opening Early Head Start and Head Start operations in Surprise. This Council item is solely for approval of a letter of support to allow Maricopa County Human Services Division to apply for the funding needed to complete necessary business and site renovations and subsequently begin operations. Approval of this letter does not in any way guarantee the future opening of Early Head Start/Head Start in partnership with the City of Surprise.

In completion of due diligence upon reviewing the partnership request, Staff reviewed available buildings in the City to identify options for potential location of these operations. There are two buildings located adjacent to the Senior Center that are not currently being utilized for programming. There is a large metal building and a smaller building that used to function as a snack bar. Photos of these buildings are attached to this report.

Maricopa County Human Services conducted a site visit to view the buildings and determine if it would be feasible to operate Early Head Start and Head Start out of this area. It was determined that both buildings provide adequate operational space. It is important to note that potential location of these programs in these buildings will not adversely impact Senior Center operations or reduce available Senior Center programming in any way. Furthermore, the co-location of service for children ages 0-5 with the adjacent Senior Center operation provides a multitude of opportunities for intergenerational programming, thus furthering stated Council goals of increasing age-friendly programming. Additionally, if the Maricopa County Human Services Division proposal is successful, funding will be provided for "make-ready" needs to get the building and adjacent areas ready for operation, including tenant and some site improvements.

The intent of a future agreement would be to provide the use of the facilities and collaborate with Maricopa County Human Services to open and operate Early Head Start and Head Start services onsite at the buildings adjacent to the Senior Center. The City would allow use of the facilities so the County could convert and transform them into operations centers, providing services to populations in need. Final details of the partnership will be negotiated at a later date with the intent to provide the services at no or minimal cost to the City. Upon approval of the sending of this letter of support, Maricopa County Human Services will be able to upload their proposal for funding. Once they are notified they have been awarded funding, we will begin negotiations for the final agreement, which will likely occur towards the end of Fiscal Year 2016. Any agreed-upon improvements to the site and the facilities will occur during Fiscal Year 2017 along with identification of families and approval of participants in the program. It is anticipated that the operation will be fully up and running in Fiscal Year 2018. Council will have the final authority to review and approve any agreement relative to finances or service provision for these services in partnership with Maricopa County.

This item for consideration and possible action is only to approve the provision of a letter of support to allow Maricopa County Human Services to proceed with their application for funding. As such, this is a good opportunity for Surprise to extend support in partnership with the County, acknowledging that final details of any agreement for Early Head Start/Head Start will be negotiated at a later date.

The future opportunity to open Early Head Start/Head Start services adjacent to the Senior Center provides an excellent opportunity not only to implement service provision for unmet needs in the City, but it opens a gateway to expand intergenerational, age-friendly programming. According to Census data, approximately 1,379 of the 11,490 children that resided in the City of Surprise in 2013 were poor. Furthermore, 963 lived with a grandparent, and 1,315 received WIC services (a program to ensure proper nutrition for poor Women, Infants and Children). A partnership with Maricopa County Head Start will help us ensure the neediest of children are offered equity in a quality, educational experience where family and community are equally engaged.

Additionally, this partnership would allow an external partner to provide funding to rehabilitate city-owned facilities (which will continue to remain City of Surprise assets) which are not currently being utilized. This will expand the use of municipal assets while also meeting a service need in the community and supporting expansion of programming that has been identified as desirable by the City Council as well as staff.

Policy Compliant:

Approval to send this letter of support is compliant with Council direction relative to enhancing service provision through fiscally responsible partnerships. Although this item is simply to approve the letter of support for Maricopa County's funding application to the Federal Office of Head Start, any future considerations for this initiative will follow all applicable policies, procedures and direction accordingly.

Financial Impact:

There is no financial impact from sending this letter of support. Final financial impact of any future agreement with Maricopa County Head Start for provision of services will be identified and brought back to Council for consideration and action at that time, with the intent to provide building and site improvements at the cost of the County and provide operations at low-to-no cost to the City.

Budget Impact:

There is no budget impact at this time from sending this letter of support.

FTE Impact:

There is no anticipated direct FTE impact associated with sending this letter of support.

ATTACHMENTS:

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- ☐ [Photo of metal building](#)
 - ☐ [Photo of snack bar building](#)
 - ☐ [Draft Letter of Support](#)
-





SURPRISE
ARIZONA

NEIGHBORHOOD & FAMILY SERVICES
*Proudly Investing in & Connecting
Our People.*



Office of the City Manager

16000 N. Civic Center Plaza
Surprise, AZ 85374-7470

Ph: 623-222-1030

Fax: 623-222-1301

November 3, 2015

Office of Head Start
OHS Operations Center
1250 Maryland Avenue, SW
Washington, DC 20024

To Whom It May Concern:

On behalf of the City of Surprise, I am pleased to submit the following letter of support for Maricopa County Human Services Division Head Start Zero-Five Program's proposal for funding to continue to provide Early Head Start and Head Start services in Maricopa County.

For over 50 years, as the Grantee of Head Start funds, Maricopa County has taken great responsibility and shown tremendous stewardship in thoughtfully implementing community driven strategies that have cemented partnerships in communities where most of our vulnerable children and families reside. Having a shared vision of establishing long lasting and meaningful partnerships that support and foster positive changes in people's lives, the City of Surprise looks forward to working with Maricopa County Head Start in transforming dedicated facility space into a Birth to Five Center. The designated space, located adjacent to our City of Surprise Senior Center will provide a perfect opportunity to create a multi-generational campus where Senior and young children's lives will be enriched via the many opportunities they will have to interface.

The City of Surprise is a growing rural community in western Maricopa County. Census data informs us that approximately 1,379 of the 11,490 children that resided in the City of Surprise in 2013 were poor. Furthermore, 963 lived with a grandparent, 1,315 received WIC services, 74 were in foster care and 65 were involved with Child Protective Services. We estimate that only 25% of our 3 – 4 year olds are enrolled in a nursery or a preschool. We are committed to our partnership with Maricopa County Head Start in ensuring the neediest of children are offered equity in a quality, educational experience where family and community are equally engaged. This partnership makes great community and economic sense.

I may be reached at 623-222-1030 or by email at nicole.lance@surpriseaz.gov to answer any questions you may have.

Sincerely,

Nicole Lance
Deputy City Manager, Government and Community Partnerships



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	Lindsey Duncan, Finance Director
Submitting Department:	Finance Dept	District:	Citywide
Staff Recommendations:	No Action		

Consent	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Presentation and discussion regarding the FY2016 Budget Status Report through September 2015.

Motion:

Discussion only, there is no action.

Background:

After the completion of the first quarter, the actual financial performance is compared to the financial plan laid out in the City's budget on a monthly basis. This presentation covers the financial activity in the General Fund for the first quarter of fiscal year (FY) 2016.

Objective Analysis:

The comparison of the actual financial activity to the plan laid out in the budget helps the City to determine the current financial position. This will allow for better short and long term financial planning as the current fiscal year is underway and the planning for the next budget begins.

Policy Compliant:

This item is compliant with City and Council Policy.

Financial Impact:

The attached presentation provides an update of the year to date revenue and expenditures for the general fund through September 2015.

Budget Impact:

This item does not amend the current fiscal year budget. There will be discussion of the city's financial performance compared to budget for FY2016. This will help to bring in to focus the funds available for future budget actions.

FTE Impact:

This item does not change the full time equivalent position count.

ATTACHMENTS:

Click to download

☐ [FY2016 Financial Status Update - September](#)

FY2016 September Financial Status Update

November 17, 2015



FY2016 General Fund Resources



Category	Budget Thru Sept	Actuals* Thru Sept	Variance	
			Favorable/(Unfavorable) \$	%
Local Sales Tax	\$ 3.1	\$ 3.3	\$ 0.2	7.3%
State Shared	5.1	5.2	0.1	0.9%
Charges for Services/Other	1.9	2.4	0.5	27.4%
Property Tax	0.0	0.0	0.0	-33.1%
Franchise Fees	0.2	0.2	0.0	-6.4%
Transfers In	1.0	1.0	0.0	3.1%
Total	\$ 11.3	\$ 12.1	\$ 0.8	7.0%

Amounts in millions

*September City of Surprise franchise fees are estimates

Sources - Local Sales Tax



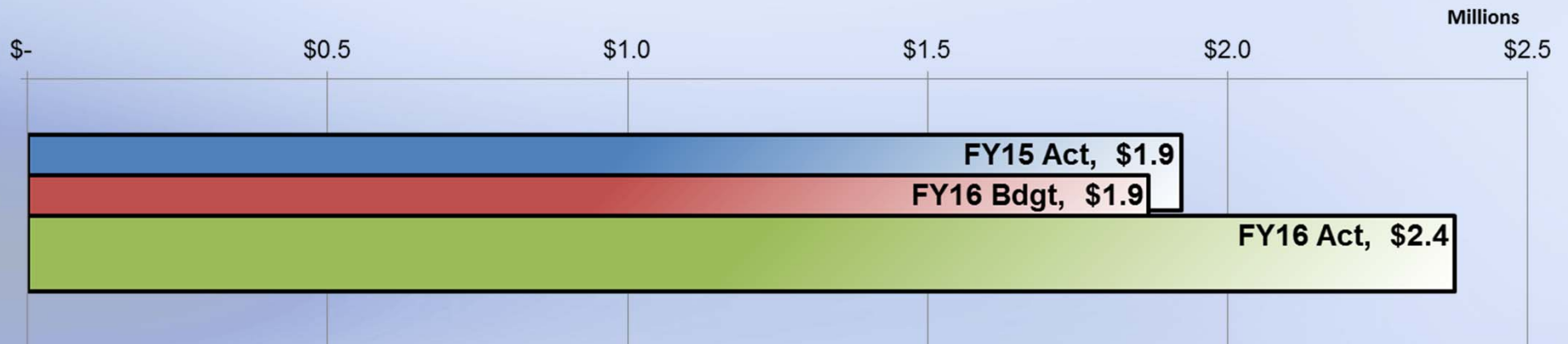
- Actuals exceed budget by \$0.2M
 - One month of collections
 - Construction sales tax up 57% over budget
 - All other sources up 3.5% over budget
 - Consistent with FY2015

Sources - State Shared



- Actuals exceed budget by \$0.1M
 - State Shared Sales Tax is slightly better than expected
 - Vehicle License Tax is slightly better than expected

Sources - Charges for Services/Other



- Actuals exceed budget by \$0.5M
 - Timing of payments causing the variance

Sources - Transfers In



- Actuals slightly exceed budget
 - Change in indirect cost allocation
 - In Lieu Property Tax not anticipated until October.

FY2016 GF Budget Amendments



Category	Adopted Budget	Budget Amendments	Amended Budget
Personnel	\$ 67.0	\$ 0.1	\$ 67.1
Supplies	4.6	0.1	4.7
Services	23.1	(0.1)	23.0
Capital	3.7	(2.8)	0.9
Contingency	2.9	(0.1)	2.8
Transfers Out	6.9	4.9	11.8
Total	\$ 108.2	\$ 2.1	\$ 110.3

Amounts in millions

FY2016 General Fund Uses



Category	Budget Thru Sept	Actuals Thru Sept	Variance	
			Favorable/(Unfavorable) \$	%
Personnel	\$ 14.0	\$ 13.9	\$ 0.1	0.3%
Supplies	0.9	0.7	0.2	18.4%
Services	3.7	2.8	0.9	25.0%
Capital	0.0	0.0	0.0	5.0%
Contingency	0.0	0.0	0.0	-
Transfers Out	2.9	0.0	2.9	100.0%
Total	\$ 21.5	\$ 17.4	\$ 4.1	18.9%

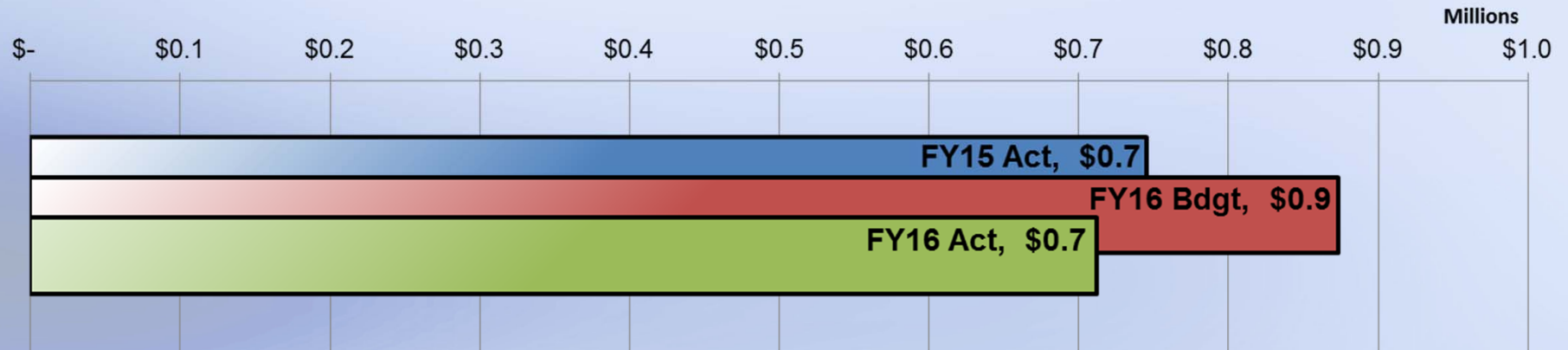
Amounts in millions

Uses - Personnel



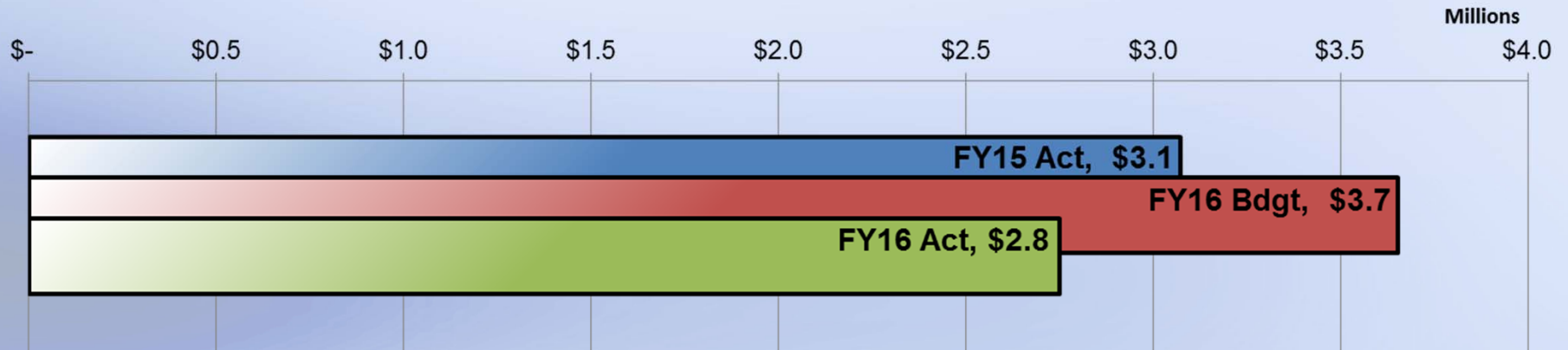
- Actuals are under budget by \$0.1M
- Adjustments for public safety overtime

Uses - Supplies



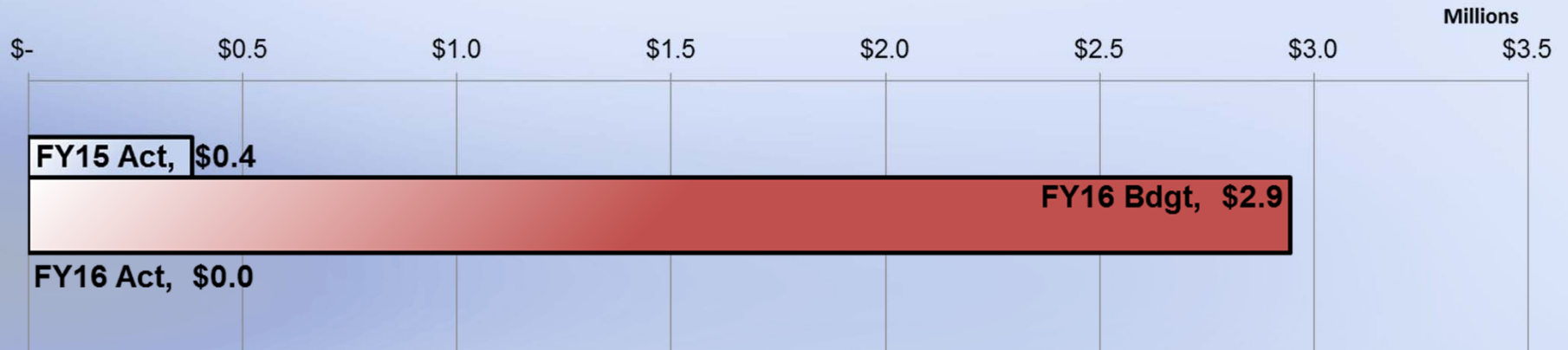
- Actuals are under budget by \$0.2M
- Timing of payments causing variance

Uses - Services



- Actuals are under budget by \$0.9M
- Timing of payments causing variance

Uses - Transfers Out



- Actuals are under budget by \$2.9M
 - Transfers out have not yet been posted

Questions or Comments?





CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	Lindsey Duncan, Finance Director
Submitting Department:	Finance Dept	District:	Citywide
Staff Recommendations:	None		

Consent	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action authorizing new and revised user fees and a comprehensive citywide user fee schedule; Resolution # 2015-108.

Motion:

I move to approve Resolution # 2015-108.

Background:

The current FY2016 budget is supported in part by direct charges for services provided by the city. These charges for services fall into three broad groups including utility rates, development impact fees, and user fees. The revision of utility rates and development impact fees is highly regulated by state law. Though less regulated, user fees do have state mandated posting requirements. Additionally, the Comprehensive Financial Management Policies call for a periodic examination of user fees to determine an acceptable rate of cost recovery.

In order to ensure compliance with state mandates and to facilitate a more consistent user fee policy process, a consolidated user fee schedule has been assembled for review and potential adoption by the Mayor and Council. This consolidated schedule will be the basis for all future user fee modifications.

Three departments have identified new fees or revisions to existing fees. The departments are the City Clerk's Office, the Surprise Police Department, and the Surprise Fire and Medical Department.

The City Clerk's Office is in the process of obtaining approval to become an acceptance facility on behalf of the U.S. Department of State to provide passport services to our residents. The U.S. Department of State allows set fees to be charge for the recovery of costs. The new passport fees associated with this service are included as a part of the consolidated fee schedule.

The Surprise Police Department (SPD) conducted a recovery rate analysis of the fees currently charged for off-duty officer administration and off-duty patrol vehicle usage. The analysis concluded that the off-duty officer administration fee should be increased and the off-duty patrol vehicle usage fee should be decreased. The revision to the existing off-duty officer fees is included in the consolidated fee schedule.

The Surprise Fire-Medical Department (SFMD) is in the process of entering into a contract to provide fire-response services at the Ford Motor Company proving grounds. In order to recover the costs associated with the fire-response services, new user fees for fire suppression need to be established. SFMD also seeks to establish new user fees for fire inspections associated with adult and child care facilities, fireworks vendors, and pyrotechnic displays as well as record request fees that are in line with current fees charged by SPD. Also included is the revision of the Knox Box device and installation fee to align with current costs.

Attached is the consolidated fee schedule that includes the new or revised fees along with a separate attachment that highlights only those new or revised fees.

The following changes have been made since the work session that occurred on November 3, 2015:

The term Knox Box has been replaced with lock box in the Fire-Medical fees. The resident Introduction to Orchestra fee has been changed from \$100 to \$80 and the non-resident from \$90 to \$100 in the Community and Recreation Services Special Interest Classes. The non-resident Wrestling Youth fee has been changed from \$150 to \$20.

Objective Analysis:

The establishment and/or revision of user fees allows the city to recover all or a portion of the costs associated with providing those services. In the absence of user fees, these services either would not be provided, or would be provided with funding received from taxes, state shared revenues, or some other source. This, in turn, would lead to the reduction of other services currently supported by those sources.

Policy Compliant:

This action is compliant with City and Council policy. It supports the Comprehensive Financial Management Policies, specifically:

8. A diversified revenue system will be developed to protect City services.

14. All user fees (excluding water, wastewater, and solid waste) will be examined periodically to determine the direct and indirect cost of service recovery rate. The acceptable recovery rate and any associated changes to user fees and charges will be approved by the City Council.

Financial Impact:

User fees make up approximately \$9.3 million or 9.6% of the General Fund revenue budgeted for FY2016. They are included in the Charges for Services/Other category on monthly financial reports. The fee revisions contemplated would increase revenues by approximately \$74,500.

Budget Impact:

Anticipated operational costs associated with this item are included in the FY2016 budget. If there is a higher than expected level of activity in the programs, the expenditure budget may need to be amended. This potential increase to the expenditure budget would be offset by higher revenues.

FTE Impact:

There is no FTE impact at this time.

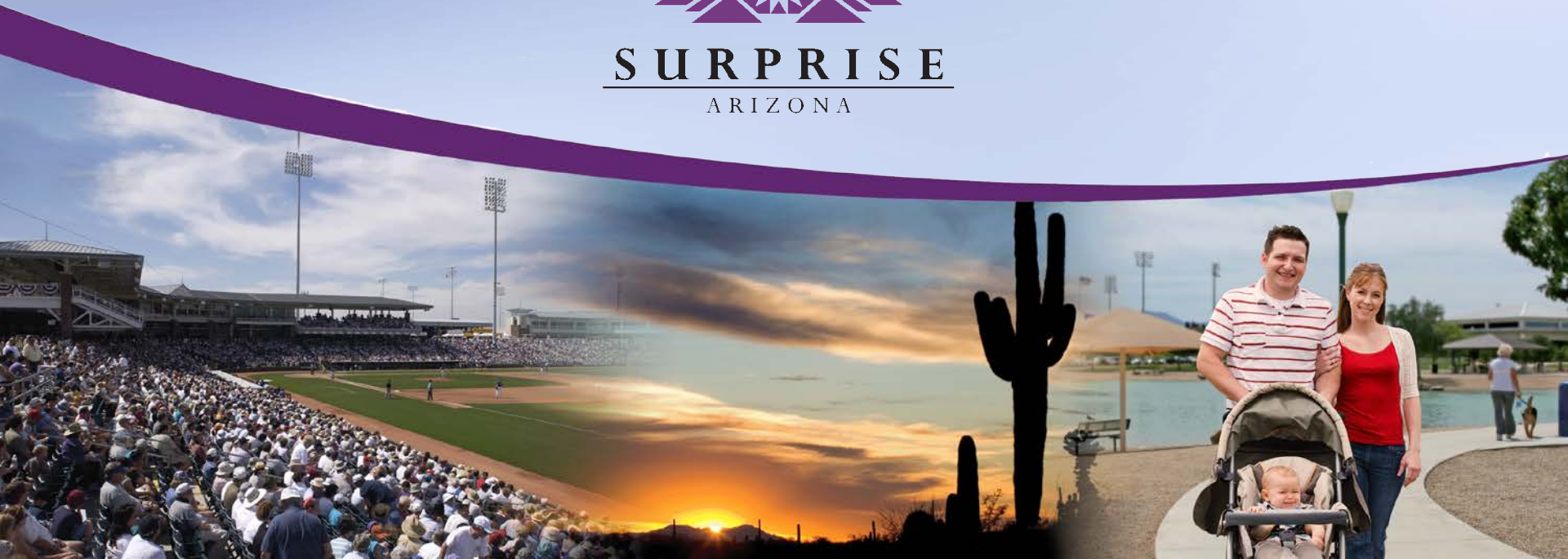
ATTACHMENTS:

Click to download

- ☐ [User Fee Presentation](#)
 - ☐ [Resolution 2015-108](#)
-

User Fee Discussion

November 7, 2015



User Fee Goals



- Standardize user fee process
 - Identify and compile user fees into one citywide schedule
 - Ensure fee adoption requirements are met
- Adopt new and revised fees
- Post and maintain citywide fee schedule on city website

Fee Categories



- User Fees
 - Recover all or part of various program costs
 - Make up \$9.3 million of the total \$96.9 million of General Fund sources in FY2016
- Tied to Comprehensive Financial Management Policies
 - Help provide a diversified revenue system
 - Examined periodically

New/Revised Fees



- City Clerk
 - New—Passport Fees
 - Offering passport and picture services
 - Fees set per federal guidelines
- Will generate \$35,000 for every 1,000 passports with picture issued

New/Revised Fees



- Fire-Medical
 - Revised—Lock Box
 - Align with current costs
- New—Records Fees
 - Mirror the fees currently charged by Police
- New—Fire Inspection
 - Adult and Child Care Facilities
 - Pyrotechnic Displays
 - 90 Day Firework Vendor-Tent

New/Revised Fees



- Fire-Medical (Cont.)
 - New—Fire Suppression Fees
 - Allows charging for services to entities outside of the city
 - No current customers
- Estimated to generate \$36,000 annually

New/Revised Fees



- Police
 - Revised—Off Duty Officer Fees
 - Administration
 - Vehicles
 - Align with current costs
- Expected to generate an additional \$3,500 annually

Revision from Work Session



- Fire-Medical
 - Knox Box title changed to Lock Box
- Community and Recreation Services
 - Introduction to Orchestra
 - Resident \$100 to \$80
 - Non-Resident \$90 to \$100
 - Wrestling Youth
 - Non-Resident \$150 to \$20

Questions or Comments?



RESOLUTION # 2015-108

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA, ESTABLISHING NEW FEES FOR PASSPORT SERVICES, FIRE INSPECTIONS, AND FIRE SUPPRESSION; REVISING FEES FOR LOCK BOX INSTALLATION, FIRE RECORD REQUESTS, OFF-DUTY POLICE OFFICER ADMINISTRATION, AND OFF-DUTY PATROL VEHICLE USAGE; AND ADOPTING A CITYWIDE USER FEE SCHEDULE.

WHEREAS, it is necessary that the City of Surprise establish certain new fees and revise other fees for providing services related to passport services, fire inspections, fire suppression, lock box installation, fire record requests, off-duty officer administration, and off-duty patrol vehicle usage;

WHEREAS, the establishment or revision of the fees related to providing these services allow the affected departments to recover increased operational costs;

WHEREAS, the city has statutory authority to assess these fees and charges and notice has been provided consistent with state law;

WHEREAS, per the City of Surprise Comprehensive Financial Management Policies adopted by Council Resolution #2015-53 on June 2, 2015, user fees and charges will be examined periodically; and

WHEREAS, the City of Surprise also wishes to compile and adopt a comprehensive citywide fee schedule.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Surprise, Arizona, as follows.

Section 1. The new and revised fees and charges are authorized as identified in *Exhibit A* and shall become effective November 17, 2015.

Section 2. The comprehensive citywide fee schedule is authorized and established as identified in *Exhibit B* with an effective date of November 17, 2015.

[SIGNATURES ON NEXT PAGE]

APPROVED AND ADOPTED this ____ day of _____, 2015.

Sharon R. Wolcott, Mayor

Attest:

Approved as to form:

Sherry Aguilar, City Clerk

Robert Wingo, Interim City Attorney

RESOLUTION # 2015-107
Exhibit A

<u>Department</u>	<u>Category</u>	<u>Sub-Category</u>	<u>Current Amount</u>	<u>Proposed Amount</u>
City Clerk	Passport	Execution	N/A	\$25.00 Per Card/Book
City Clerk	Passport	Photo Service	N/A	\$10.00 Per Photo
Fire-Medical	Fire Suppression	Engine Company	N/A	\$427.00 Per Hour
Fire-Medical	Fire Suppression	Ladder Company	N/A	\$514.00 Per Hour
Fire-Medical	Fire Suppression	Ladder Tender	N/A	\$427.00 Per Hour
Fire-Medical	Fire Suppression	Command Vehicle	N/A	\$244.00 Per Hour
Fire-Medical	Fire Suppression	Brush Truck	N/A	\$228.00 Per Hour
Fire-Medical	Fire Suppression	Support Truck	N/A	\$228.00 Per Hour
Fire-Medical	Fire Suppression	Water Tender	N/A	\$184.00 Per Hour
Fire-Medical	Fire Suppression	Staff Vehicle	N/A	\$148.00 Per Hour
Fire-Medical	License Inspection	Adult Day Care Facility	N/A	\$100.00 Per Inspection
Fire-Medical	License Inspection	Child Day Care Facility	N/A	\$100.00 Per Inspection
Fire-Medical	Permit Inspection	Pyrotechnics Display	N/A	\$300.00 Per Inspection
Fire-Medical	Permit Inspection	90 day Firework Vendor- Store	N/A	\$150.00 Per Inspection
Fire-Medical	Permit Inspection	90 day Firework Vendor- Tent	N/A	\$350.00 Per Inspection
Fire-Medical	Lock Box	Device and Installation	\$50.00 Per Box	\$65.00 Per Box
Fire-Medical	Records Request	Compact Disc	\$10.00 Per Disc	\$20.00 Per Disc
Fire-Medical	Records Request	Less than 10 pages	\$0.50 per page	\$5.00 Per Request
Fire-Medical	Records Request	10 to 19 pages	\$0.50 per page	\$10.00 Per Request
Fire-Medical	Records Request	20 - 29 pages	\$0.50 per page	\$15.00 Per Request
Fire-Medical	Records Request	30 - 49 pages	\$0.50 per page	\$25.00 Per Request
Fire-Medical	Records Request	50 - 100 pages	\$0.50 per page	\$35.00 Per Request
Police	Off-Duty Officer Service	Administration Fee	\$1.00 Employee/Per Hour	\$4.00 Per Employee/Per Hour
Police	Off-Duty Officer Service	Patrol Vehicle Usage	\$7.00 Hour/Per Vehicle	\$3.00 Per Hour/Per Vehicle

RESOLUTION # 2015-108
Exhibit B

<u>Fee</u>	<u>Amount</u>	<u>Unit of Measure</u>
CITY CLERK		
<u>Passports</u>		
Execution	\$ 25.00	Per Card or Book
Photo Service	\$ 10.00	Per Photo
CITY COURT		
Arrest Warrant Processing	\$ 200.00	Per Warrant
Compliance Monitoring	\$ 100.00	Per Case
Deferred Prosecution	\$ 200.00	Per Case
Diversion Program	\$ 300.00	Per Case
Domestic Violence Shelter (Assessed to cases with charges associated with domestic violence.)	\$ 50.00	Per Case
Driver's License Suspension	\$ 50.00	Per Case
Drug Lab (Assessed to cases with drug charges.)	\$ 15.00	Per Charge
Fare Delinquency (Assessed to cases sent to collection.)	\$ 35.00	Per Case
Fare Special Collection (Applied to balance of case.)	19% of total amount due	Per Case
Indigent Administrative Assessment (Determined by the Judge based on financial affidavit.)	\$ 25.00	Per Charge
Jail Housing	\$ 78.94	Per Day
Jail Incarceration	\$ 251.53	Per Case
Judicial Collection Enhancement Fund (\$7 City & \$13 State)	\$ 20.00	Per Case
Jury Cancellation	\$ 500.00	Per Case
Municipal Court Enhancement	\$ 16.40	Per Case
Probation Program	\$ 100.00	Per Case
Public Defender (Determined by the Judge based on financial affidavit)	\$ 150.00	Per Case
COMMUNITY & RECREATION SERVICES		
<u>Special Interest Classes</u>		
<i>Art Classes</i>		
Resident	\$ 125.00	Per Person/Per Course
Non-Resident	\$ 135.00	Per Person/Per Course
<i>Aikido/Karate/Tae Kwon Do - Intermediate/Football Skills/T-Ball Skills/Soccer Intro/Basketball IntroZumba Fitness</i>		
Resident	\$ 35.00	Per Person/Per Course
Non-Resident	\$ 55.00	Per Person/Per Course

<i>Ballet Tap Dance Combo II/Gymnastics Beginning & Intermediate/Hip Hop Cheer/Preschool Tumbling/Parent Tot Tumbling/Parent Tot Ballet & Jazz/We Can Dance Two</i>			
Resident	\$	50.00	Per Person/Per Course
Non-Resident	\$	70.00	Per Person/Per Course
<i>Brazilian Jiu-Jitsu/Korean Swordsmanship/Little Dragons Martial Arts/Tigers Martial Arts</i>			
Resident	\$	110.00	Per Person/Per Course
Non-Resident	\$	115.00	Per Person/Per Course
<i>Cheerleading Beginning & Intermediate/Guitar/Tiny Tot Dance (Ballet/Tap/Hip Hop)</i>			
Resident	\$	100.00	Per Person/Per Course
Non-Resident	\$	120.00	Per Person/Per Course
<i>Childcare & Babysitting</i>			
Resident	\$	60.00	Per Person/Per Course
Non-Resident	\$	80.00	Per Person/Per Course
<i>Cheer And Hip Hop/Dance Combo</i>			
Resident	\$	50.00	Per Person/Per Course
Non-Resident	\$	65.00	Per Person/Per Course
<i>Gymnastics Advanced</i>			
Resident	\$	65.00	Per Person/Per Course
Non-Resident	\$	75.00	Per Person/Per Course
<i>Golf</i>			
Resident	\$	70.00	Per Person/Per Course
Non-Resident	\$	90.00	Per Person/Per Course
<i>Golf Camp</i>			
Resident	\$	85.00	Per Person/Per Course
Non-Resident	\$	95.00	Per Person/Per Course
<i>Hip Hop Dance Troupe/Yoga</i>			
Resident	\$	50.00	Per Person/Per Course
Non-Resident	\$	60.00	Per Person/Per Course
<i>Fitness Boot Camp</i>			
Resident	\$	30.00	Per Person/Per Course
Non-Resident	\$	65.00	Per Person/Per Course
<i>Kids In The Kitchen</i>			
Resident	\$	35.00	Per Person/Per Course
Non-Resident	\$	45.00	Per Person/Per Course
<i>Intro To Orchestra</i>			
Resident	\$	80.00	Per Person/Per Course
Non-Resident	\$	100.00	Per Person/Per Course

Little Learners/Music & Movement

Resident	\$	25.00	Per Person/Per Course
Non-Resident	\$	45.00	Per Person/Per Course

Martial Arts Summer Camp

Resident		\$250-350	Per Person/Per Course
Non-Resident		\$260-\$360	Per Person/Per Course

Musical Theatre

Resident	\$	150.00	Per Person/Per Course
Non-Resident	\$	160.00	Per Person/Per Course

Piloxing

Resident	\$	30.00	Per Person/Per Course
Non-Resident	\$	50.00	Per Person/Per Course

Paint, Paste And Pour

Resident	\$	25.00	Per Person/Per Course
Non-Resident	\$	55.00	Per Person/Per Course

Tae Kwon Do - Beginning

Resident	\$	40.00	Per Person/Per Course
Non-Resident	\$	50.00	Per Person/Per Course

Track N Field & Cross Country

Resident	\$	20.00	Per Person/Per Course
Non-Resident	\$	30.00	Per Person/Per Course

Tumbling

Resident	\$	40.00	Per Person/Per Course
Non-Resident	\$	60.00	Per Person/Per Course

Wrestling Youth

Resident	\$	10.00	Per Person/Per Course
Non-Resident	\$	20.00	Per Person/Per Course

Youth Horsmanship Camp Youth

Resident	\$	200.00	Per Person/Per Course
Non-Resident	\$	210.00	Per Person/Per Course

Youth Camps

Resident		\$70-\$200	Per Person/Per Course
Non-Resident		\$90-210	Per Person/Per Course

Future/Unknown Classes

(Classes added throughout the year and price determined based on requirement to recover 100% direct costs.)

\$30-\$300 Varies

Summer Recreation

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Summer Camp Registration

Resident	\$	30.00	Per Person/Per Course
Non-Resident	\$	50.00	Per Person/Per Course

Summer Camp - 1 Day

Resident	\$	35.00	Per Person/Per Day
Non-Resident	\$	45.00	Per Person/Per Day

Summer Camp- 3 Day

Resident	\$	85.00	Per Person/Per Week
Non-Resident	\$	105.00	Per Person/Per Week

Summer Camp- 5 Day

Resident	\$	110.00	Per Person/Per Week
Non-Resident	\$	130.00	Per Person/Per Week

Aquatics

Lessons

Swim Lessons Adaptive/Preschool/Levels 1 - 5/Parent Tot/Diving

Resident	\$	25.00	Per Person/Per Course
Non-Resident	\$	45.00	Per Person/Per Course

CPR / First Aid

Resident	\$	35.00	Per Person/Per Course
Non-Resident	\$	55.00	Per Person/Per Course

Guard Start/Junior Lifeguard

Resident	\$	40.00	Per Person/Per Course
Non-Resident	\$	60.00	Per Person/Per Course

Lifeguard Cert

Resident	\$	100.00	Per Person/Per Course
Non-Resident	\$	120.00	Per Person/Per Course

Water Safety Instruction

Resident	\$	120.00	Per Person/Per Course
Non-Resident	\$	140.00	Per Person/Per Course

Private Swim lessons

Resident	\$	40.00	Per Person/Per Course
Non-Resident	\$	50.00	Per Person/Per Course

Special Interest Classes

Aqua Aerobics

Resident	\$	35.00	Per Person/Per Course
Non-Resident	\$	55.00	Per Person/Per Course

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Intro to Kids Water Sports/Wet & Wild Kids

Resident	\$	30.00	Per Person/Per Course
Non-Resident	\$	50.00	Per Person/Per Course

Fitness Swimming/Aqua Fitness for Kids

Resident	\$	25.00	Per Person/Per Course
Non-Resident	\$	45.00	Per Person/Per Course

Special Programs/Events

Itty Bitty Beach Party

Resident	\$	5.00	Per Person/Per Event
Non-Resident	\$	10.00	Per Person/Per Event

Teen Splash/Dive in Movies

Resident	\$	5.00	Per Person/Per Event
Non-Resident	\$	8.00	Per Person/Per Event

4th of July- Residents Only

April Pool's Day	\$	6.00	Per Person/Per Event
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	\$	-	Per Person/Per Event
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Open Swim & Lap Swim

Youth- Resident	\$	1.00	Per Person/Per Day
Adult- Resident	\$	2.00	Per Person/Per Day
Youth/Adult- Non-Resident	\$	5.00	Per Person/Per Day

Passes (Residents Only)

Adult Individual	\$	40.00	Per Season
Family (Up to 5)	\$	80.00	Per Season
Family add on additional child	\$	10.00	Per Season
Youth Individual	\$	20.00	Per Season

Swim Teams

Competitive Swim Team (Fee varies per level)

Resident	\$80-\$120	Per Person/Per Month
Non-Resident	\$80-\$120	Per Person/Per Month

Recreational Dive/Swim Team

Resident	\$	80.00	Per Person/Per Course
Non-Resident	\$	100.00	Per Person/Per Course

Recreational Swim School

Resident	\$	45.00	Per Person/Per Course
Non-Resident	\$	65.00	Per Person/Per Course

Teen Programs

Battle Of The Bands	\$	7.00	Per Person/Per Admission
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Teen Talent Show	\$	5.00	Per Person/Per Admission
Teen Tournaments	\$	30.00	Per Team/Per Tournament
Special Programs			
<i>Dances/Themed Parties</i>			
Individual- Resident	\$	10.00	Per Person/Per Event
Individual- Non-Resident	\$	15.00	Per Person/Per Event
Family- Resident	\$	12.00	Per Person/Per Family
Family- Non-Resident	\$	20.00	Per Person/Per Family
Family Fishing Clinic March- Non Resident	\$	5.00	Per Person/ Per Clinic
<u>Tot Time</u>			
<i>Countryside /SMRC</i>			
Resident	\$	50.00	Per Person/Per Week
Non-Resident	\$	70.00	Per Person/Per Week
<i>Registration Fee</i>			
Resident	\$	30.00	Per Family/Per Session
Non-Resident	\$	50.00	Per Family/Per Session
<u>Sierra Montana Recreation Center</u>			
Teen Youth Dances	\$5-\$10		Per Person/Per Event
Tournaments- Pool/Ping Pong/Video Games	\$5-\$10		Per Person/Per Event
Haunted House	\$3-\$5		Per Person/Per Admission
Teen Field Trips	Varies		Per Person/Per Event
<u>Youth Sports</u>			
<i>Tee Ball/Baseball/Softball/Soccer/Basketball/Kickball/Volleyball/Flag Football/Volleyball</i>			
Resident	\$	50.00	Per Person/Per League
Non-Resident/Late Resident	\$	70.00	Per Person/Per League
Late Non-Resident	\$	90.00	Per Person/Per League
<i>Fall & Spring Baseball 50/70 Div./Fall Competitive Baseball</i>			
Resident	\$	65.00	Per Person/Per League
Non-Resident/Late Resident	\$	85.00	Per Person/Per League
<i>Babe Ruth Baseball</i>			
Resident	\$	80.00	Per Person/Per League
Non-Resident/Late Resident	\$	100.00	Per Person/Per League
Team	\$	2,000.00	Per Team/Per League
<u>Competitive Sports</u>			

Basketball/Volleyball/Soccer	\$	1,200.00	Per Team/Per League
Girls Fastpitch	\$	500.00	Per Team/Per League
Baseball	\$	650.00	Per Team/Per League
<u>Sports Camps</u>			
<i>Basketball/Volleyball/Baseball/Softball/Soccer</i>			
Resident	\$	50.00	Per Person/Per Session
Non-Resident/Late Resident	\$	70.00	Per Person/Per Session
<u>Adult Sports</u>			
Flag Football	\$	300.00	Per Person/Per League
Coed Softball/Men's Softball/Basketball	\$	400.00	Per Person/Per League
Sand Coed Volleyball	\$	110.00	Per Person/Per League
Coed Kickball	\$	150.00	Per Person/Per League
Coed Volleyball	\$	175.00	Per Person/Per League
Adult Baseball	\$	900.00	Per Person/Per League
<u>Adaptive Recreation</u>			
<i>Buddy Baseball</i>			
Resident	\$	25.00	Per Person/Per League
Non-Resident/ Late Resident	\$	35.00	Per Person/Per League
<i>Buddy Basketball/Buddy Soccer/Buddy Tennis</i>			
Resident/Late Resident	\$	25.00	Per Person/Per League
Non-Resident	\$	35.00	Per Person/Per League
<i>SIC Cooking</i>			
Resident/Late Resident	\$	40.00	Per Person/Per Course
Non-Resident	\$	50.00	Per Person/Per Course
<i>SIC Fitness/SIC Arts</i>			
Resident/Late Resident	\$	35.00	Per Person/Per Course
Non-Resident	\$	45.00	Per Person/Per Course
<i>SIC Summer Camp</i>			
Resident/Late Resident	\$	50.00	Per Person/Per Course
Non-Resident	\$	60.00	Per Person/Per Course
<i>SIC Friday Nights</i>			
Resident/Late Resident	\$	25.00	Per Person/Per Event
Non-Resident	\$	35.00	Per Person/Per Event
<i>SIC Father Daughter Dance</i>			
Resident/Late Resident	\$	10.00	Per Person/Per Event
Non-Resident	\$	15.00	Per Person/Per Event

<i>SIC Swim1 Spring</i>		
Resident/Late Resident	\$ 25.00	Per Person/Per Course
Non-Resident	\$ 45.00	Per Person/Per Course
SIC Hip Hop	\$ 35.00	Per Person/Per Course
SIC Social Dances	\$ 4.00	Per Person/Per Event
<i>Swim Party</i>		
Resident	\$ 5.00	Per Person/Per Event
Non-Resident/Late Resident	\$ 6.00	Per Person/Per Event
<i>Fall Fest Dance</i>		
Resident	\$ 5.00	Per Person/Per Event
Non-Resident/Late Resident	\$ 6.00	Per Person/Per Event
<i>SO Bocce/SO Track/SO Swim/SO Basketball</i>		
Resident/Late Resident	\$ 10.00	Per Person/Per Session
Non-Resident	\$ 20.00	Per Person/Per Session
<u>Tennis</u>		
<i>Ball Machine Rental</i>		
Resident	\$ 7.00	Per Machine/Per 1/2 Hour
Non-Resident	\$ 9.00	Per Machine/Per 1/2 Hour
Resident	\$ 11.00	Per Machine/Per 1 Hour
Non-Resident	\$ 13.00	Per Machine/Per 1 Hour
<i>Adult Quickstart/Adult Quickstart 2/Matchmakers/Drills And Skills/Monday Night Tennis League/Intermediate Instructional Play</i>		
Resident	\$ 55.00	Per Person/Per Course
Non-Resident	\$ 75.00	Per Person/Per Course
<i>Mommy & Me</i>		
Resident	\$ 44.00	Per Person/Per Course
Non-Resident	\$ 64.00	Per Person/Per Course
<i>10 And Under-Orange</i>		
Resident	\$50/\$95/\$140	Per Person/Per Course
Non-Resident	\$70/\$115/\$160	Per Person/Per Course
<i>10 And Under-Red</i>		
Resident	\$50/\$95/\$140	Per Person/Per Course
Non-Resident	\$70/\$115/\$160	Per Person/Per Course
<i>10 And Under-Green</i>		
Resident	\$50/\$95	Per Person/Per Course
Non-Resident	\$70/\$115	Per Person/Per Course

<i>6 And Under</i>			
Resident	\$44/\$80		Per Person/Per Course
Non-Resident	\$64/\$100		Per Person/Per Course
<i>Futures</i>			
Resident	\$75/\$115		Per Person/Per Course
Non-Resident	\$95/\$135		Per Person/Per Course
<i>Surprise Jr. Excellence</i>			
Resident	\$	115.00	Per Person/Per Course
Non-Resident	\$	135.00	Per Person/Per Course
<i>Challengers</i>			
Resident	\$75/\$115		Per Person/Per Session
Non-Resident	\$95/\$135		Per Person/Per Session
<i>Tennis Play Evening/Racquet Ball/Drop In Tennis</i>			
Resident	\$	3.00	Per Person/Per Day
Non-Resident	\$	4.00	Per Person/Per Day
<i>Tennis Play & Court Fee/Drop-in Paddleball/Drop-in Raquetball</i>			
Resident	\$	2.00	Per Person/Per Day
Non-Resident	\$	3.00	Per Person/Per Day
<i>Drop In Fee-Jr. Excellence</i>			
Resident	\$	15.00	Per Person/Per Course
Non-Resident	\$	20.00	Per Person/Per Course
<i>Drop In Fee-Futures/Challengers</i>			
Resident	\$	20.00	Per Person/Per Session
Non-Resident	\$	25.00	Per Person/Per Session
<i>Drills And Skills</i>			
Resident	\$	55.00	Per Person/Per Session
Non-Resident	\$	75.00	Per Person/Per Session
<i>Surprise Tennis University</i>			
Resident	\$	99.00	Per Person/Per Course
Non-Resident	\$	119.00	Per Person/Per Course
<i>Intermediate Instructional Play</i>			
Resident	\$	69.00	Per Person/Per Course
Non-Resident	\$	89.00	Per Person/Per Course
Drop In Fee-Drills And Skills	\$	20.00	Per Person/Per Course
Play Day/Junior Drop-In/Basket Of Tennis Balls	\$	2.00	Per Person/Per Day
Slicers Teen Drop-In	\$	5.00	Per Person/Per Day
Supertenniscize/Dynamic Tennis	\$	15.00	Per Person/Per Course
Tenniscize	\$	10.00	Per Person/Per Course

6 Month Tennis Pass

Adult	\$	180.00	Per Person/Per Session
Junior	\$	120.00	Per Person/Per Session
Senior	\$	150.00	
Senior Couple	\$	180.00	Per Couple/Per Session
Family of 2	\$	240.00	Per Family/Per Session
Family of 3 - 4	\$	300.00	Per Family/Per Session

6 Month Racquet Ball Pass

Adult	\$	210.00	Per Person/Per Session
Junior	\$	150.00	Per Person/Per Session
Senior	\$	180.00	Per Person/Per Session
Senior Couple	\$	220.00	Per Couple/Per Session
Family of 2	\$	270.00	Per Family/Per Session
Full Family	\$	330.00	Per Family/Per Session

Pickleball Leagues

Resident	\$	20.00	Per Person/Per League
Non-Resident	\$	30.00	Per Person/Per League

Pickleball Classes

Resident	\$	30.00	Per Person/Per Course
Non-Resident	\$	35.00	Per Person/Per Course

Events And Promotions (Fees vary depending on event)

Food Vendor Fee	\$50-\$200	Per Vendor/Per Event
Business Vendors	\$500-\$1,000	Per Vendor/Per Event
Arts And Crafts Booth	\$60-\$80	Per Vendor/Per Event
Car Show Entry	\$20-\$30	Per Entry/Per Event
Event Activity Tickets	\$1-\$5	Per Ticket

Surprise Recreation Campus

Category* I (No charges apply)

Surprise Stadium

Category* II (A) (B)	\$	700.00	Per Day
Category* III	\$	1,300.00	Per Day

Concourse Only/Field Only

Category* II (A) (B)	\$	300.00	Per Day
Category* III	\$	500.00	Per Day

Berm Only

Category* II (A) (B)	\$	50.00	Per Day
Category* III	\$	150.00	Per Day

Party Deck w/ Club Seats

Category* II (A) (B)	\$	100.00	Per Side/Per Day
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Category* III	\$	200.00	Per Side/Per Day
<i>Suites (3 hr. min.)</i>			
Category* II (A) (B)	\$	50.00	Per Hour/Per Suite
Category* III	\$	75.00	Per Hour/Per Suite
<i>Writing Press (3 hr. min.)</i>			
Category* II (A) (B)	\$	25.00	Per Hour
Category* III	\$	50.00	Per Hour
<i>Visitor's Clubhouse</i>			
Category* II (A) (B)	\$	60.00	Per Day
Category* III	\$	80.00	Per Day
<i>North Paved Parking Lot</i>			
Category* II (A) (B)	\$	600.00	Per Day
Category* III	\$	1,000.00	Per Day
<i>8 Acres Turf Area w/o Lights</i>			
Category* II (A) (B)	\$	500.00	Per Day
Category* III	\$	900.00	Per Day
8-Acre Turf Area Lights	\$	40.00	Per Hour
<i>Practice Field</i>			
Category* II (A) (B)	\$	45.00	Per Game Or Per 3 Hr. Block
Category* III	\$	150.00	Per Game Or Per 3 Hr. Block
<i>Electric Access</i>			
Category* II (A) (B)	\$	100.00	Per Day/Per 200 Amps
Category* III	\$	200.00	Per Day/Per 200 Amps
Hitting Tunnels/Shooting Gallery Mounds	\$	100.00	Per Set/Per Day
Practice Field Concession Stand	\$	50.00	Per Stand/Per Day
Practice Field Lights	\$	80.00	Per Hour
Stadium Lights	\$	135.00	Per Hour
Team Clubhouse	\$	350.00	Per Day
Sound System/Baseball Scoreboard (2 hr. min. Includes staff to operate)	\$	40.00	Per Hour
Stadium Video Board (2 hr. min. includes staff to operate.)	\$	50.00	Per Hour
<i>Stadium Field Prep</i>			
Category* II (A) (B)	\$	15.00	Per Hour
Category* III	\$	25.00	Per Hour
Cleaning /Janitorial- See Cleaning Fees			
Field Drying Agents	\$	15.00	Per Hour

Staffing- See Municipal Pool Private Rental Staff Fees

Municipal Pools Private Rental

Category* I (No charges apply)

Surprise Aquatic Center/Hollyhock Community Pool

Category* II (A) (B)	\$	100.00	Per Day
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Category* III- See Aquatic Private Rental Fees

Staff (Requirements based on specific event, projected attendance & required number of personnel for safety.)

Category* II (A) (B)	\$	20.00	Per Hour
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Category* III- Included in Rental Fee

Utilities (Gas/Electric/Water)	\$	20.00	Per Hour
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Excessive Utilities	\$	500.00	Per Day
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(To restart heat/utilities when closed for winter/season)

Aquatic Private Rental Fees (2 Hr. Min.)- Category* III

Deposit	\$	100.00	Per Day
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Surprise Aquatic Center

≤100	\$	230.00	Per Hour
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101-150	\$	260.00	Per Hour
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151-200	\$	280.00	Per Hour
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201-250	\$	300.00	Per Hour
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251-400	\$	400.00	Per Hour
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Hollyhock Community Pool

≤100	\$	180.00	Per Hour
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101-150	\$	210.00	Per Hour
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151-200	\$	230.00	Per Hour
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Municipal Pools Birthday Party

(Residents only)

Surprise Aquatic Center

≤15	\$	150.00	Every 3 Hours
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16-20	\$	175.00	Every 3 Hours
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21-25	\$	200.00	Every 3 Hours
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26-30	\$	225.00	Every 3 Hours
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Hollyhock Community Pool

≤15	\$	30.00	Every 2 Hours
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16-20	\$	35.00	Every 2 Hours
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21-25	\$	40.00	Every 2 Hours
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5+/-	\$	5.00	Per Group
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Recreation Centers, Tennis Complex, Dreamcatcher Park, Sport Fields, Regional Library

Category* I (No charges apply)

Dreamcatcher Park/Recreation Center Gymnasium/Library Conference Room (2 hr. min.)

Category* II (A) (B)	\$	100.00	Per Hour
Category* III	\$	150.00	Per Hour

Multi-Purpose Room (2 Hr. Min.)

Category* II (A) (B)	\$	75.00	Per Hour
Category* III	\$	100.00	Per Hour

Classroom

Category* II (A) (B)	\$	30.00	Per Hour
Category* III	\$	35.00	Per Hour

Study Room

Category* II (A) (B)	\$	25.00	Per Hour
Category* III	\$	30.00	Per Hour

Sport Field w/o Lights

(Not at the campus i.e. Marley Park, Bicentennial Park, & Gaines Park.)

Category* II (A) (B)	\$	15.00	Per Hour
Category* III	\$	30.00	Per Hour

Sport Field w/ Lights

\$	15.00	Per Hour
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Tennis Courts w/o Lights

Category* II (A)	\$	5.00	Per Hour
Category* II (B)	\$	6.00	Per Hour
Category* III	\$	12.00	Per Hour

Tennis Courts w/ Lights

Category* II (A)	\$	7.00	Per Hour
Category* II (B)	\$	8.00	Per Hour
Category* III	\$	15.00	Per Hour

Tennis Classroom

Category* II (A) (B)	\$	30.00	Per Hour
Category* III	\$	35.00	Per Hour

Tennis Ping Pong Room

Category* II (A) (B)	\$	25.00	Per Hour
Category* III	\$	30.00	Per Hour

Racquetball Courts/Sand Volleyball Courts/Pickleball Courts

Category* II (A) (B) & III	\$	5.00	Per Hour
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Facility Cleaning/Excessive Utilities (weekends/holidays)

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Category* II (A) (B) & III	\$	20.00	Per Hour
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Staff- See Staffing Fees

Accessories

Category* I (No charges apply)

Portable PA System/Water/Ice/Coolers	\$	30.00	Per Item
TV/VCR	\$	15.00	Per Item
Podium/Microphone/Pop Up Tent	\$	10.00	Per Item
Whiteboard/Markers/Easel	\$	3.00	Per Item
Folding Chair	\$	1.00	Per Item

Folding Table

Category* II (A) (B)	\$	3.00	Per Item
Category* III	\$	5.00	Per Item

Ramadas

Category* I (No charges apply)

Ramada Small

Resident	\$	15.00	Every 4 Hours
Non-Resident	\$	30.00	Every 4 Hours

Ramada Large

Resident	\$	25.00	Every 4 Hours
Non-Resident	\$	50.00	Every 4 Hours

Ramada Heritage Park Pavillion (Special event premiums may apply.)

Resident	\$	60.00	Every 4 Hours
Non-Resident	\$	120.00	Every 4 Hours

Group Events (Must use approved vendor list, with insurance on file.)

Category* I (No charges apply)

Amplified Sound - Dj

(Must reserve all ramada's within 50 ft.)

Category* II (A)	\$	50.00	Every 4 Hours
Category* II (B)	\$50-\$100		Every 4 Hours
Category* III	\$100-\$250		Per Location

Amplified Sound - Live Music

(Must reserve all ramada's within 50 ft.)

Category* II (A)	\$	100.00	Every 4 Hours
Category* II (B)	\$100-\$200		Every 4 Hours
Category* III	\$200-\$400		Per Location

Beer Permit (Residents only)	\$	10.00	Per Permit
Admin Fee	\$	250.00	Per Event

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Staff Required- See Staffing Fees

Staffing

(2 Hr. Min. Requirements Based On Specific Event, Attendance, And Required Personnel For Safety.)

Category* I (No charges apply)

Recreation/Campus Staff/Aquatic Staff/Maintenance/Tennis Pro	\$	20.00	Per Hour/Per Staff Member
Janitor/Custodian	\$	15.00	Per Hour/Per Staff Member
Tennis Manager	\$	45.00	Per Hour/Per Staff Member
Tennis Supervisor	\$	40.00	Per Hour/Per Staff Member
Police Officer/Medical EMT	\$	50.00	Per Hour/Per Staff Member

Stadium Cleaning (Fees subject to change)

Sporting Event Pre-Clean

Complete stadium	\$	4,055.00	Per Event
Full Stadium	\$	2,990.00	Per Event
Medium	\$	1,920.00	Per Event
Minor	\$	1,350.00	Per Event

Sporting Event Post Clean

200 or less Patrons	\$	210.00	Per Event
201 - 500 Patrons	\$	310.00	Per Event
501 - 800 Patrons	\$	520.00	Per Event
801 or more Patrons	\$	940.00	Per Event
500 or less Patrons	\$	300.00	Per Event
501 - 3,500 Patrons	\$	1,240.00	Per Event
3,501 - 6,500 Patrons	\$	1,610.00	Per Event
6,501 - 9,500 Patrons	\$	2,075.00	Per Event
9,501 or more Patrons	\$	2,260.00	Per Event

Special Event w/o Stadium Field Post Clean

500 or less Patrons	\$	300.00	Per Event
501 - 3,500 Patrons	\$	1,240.00	Per Event
3,501 - 6,500 Patrons	\$	1,610.00	Per Event
6,501 - 9,500 Patrons	\$	2,075.00	Per Event
9,501 or more Patrons	\$	2,260.00	Per Event

Tennis & Racquet Complex Cleaning Fees

1,500 or less Patrons	\$	300.00	Per Event
1,501 - 2,000 Patrons	\$	400.00	Per Event
2,001 - 2,500 Patrons	\$	500.00	Per Event
2,501 - 3,000 Patrons	\$	600.00	Per Event
3,001 or more Patrons	\$	700.00	Per Event

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Aquatics/Sports Cleaning or Maintenance	\$	20.00	Per Hour
COMMUNITY DEVELOPMENT			
Building Permit And Inspections Annual Facilities Permit	\$	275.00	Per Permit
<i>Building/Fire Permit</i>			
Fee 1 of 2	\$	30.00	Per Permit
Fee 2 of 2	\$	4.11	Per \$1,000 Of Valuation
Building/Fire Permit Renewal	50% Of The Original Permit Fee Paid		Per Permit
Commercial Factory Built Building	\$	4.50	Per Linear Foot/ Per Story Including Systems
Deferred Permit Submittal	\$	165.00	Per Deferral
Designated Slum Property Inspection (2 hr. min. outside normal business hours)	\$	150.00	Per Inspection
Finished Floor Elevation Verification	\$	415.00	Per Verification
Inspection And Re-Inspection	\$	75.00	Per Hour
Manufactured Home	\$	350.00	Per Home
Residential Factory Built Building	\$	450.00	Per Story Including Systems
Rural Road	\$	0.06	Per Square Foot Of Lot
Swimming Pool Signs	\$	4.31	Per Sign
Temporary Banner Permit/Temporary Sales/Construction Trailer Permit (Includes electrical)	\$	55.00	Per Permit
Temporary Power Permit	\$	45.00	Per Permit
Building And Fire Plan Review Building/Fire Plan Review	65% of the Building/Fire Permit Fee		Per Review
Landscape Plan Review	\$	2.67	Per \$1,000 Of Total Cost
Civil Engineering Permit And Inspections Annual Traffic Control Permit Civil Construction Permit	\$	750.00 3% for City Service 1% for Private Service	Per Permit Per Permit
Civil Construction Permit Renewal Or Extension	50% of the original permit fee paid		Per Permit
Inspection And Re-Inspection (2 hr. min. outside normal business hours)	\$	75.00	Per Hour
Water, Wastewater, And Reclaimed Water Facility Permits (Wells, water supply facilities, lift stations, etc.)	3% of Construction Cost		Per Permit

Excavation In Paved Streets Within 2 Years Of Street Construction

5 sq. yds. or less	\$	330.00	Per Square Yard
5 - 100 sq. yds.- Fee 1 of 2	\$	1,650.00	Per Review
5 - 100 sq. yds.- Fee 2 of 2	\$	18.00	Per Square Yard
100 sq. yds. or more- Fee 1 of 2	\$	3,360.00	Per Review
100 sq. yds. or more- Fee 2 of 2	\$	14.00	Per Square Yard

Facility Plan Review 100%	\$	190.00	Per Hour
Facility Plan Review 30%/60%/90%	\$	190.00	Per Sheet

Standard Plan Review

1st and 2nd Review	\$	380.00	Per Sheet
3rd and Subsequent Review	\$	190.00	Per Hour
Utility Plan Review	Per Franchise Agreement		Per Hour

Development Review Fees

404 Documentation/Phase 1 Environmental Assessment/Title Report	\$	180.00	Per Report
Traffic Impact Analysis/Engineering Report	\$	180.00	Per Hour/ Per Report
Fire Flow Test Results	\$	110.00	Per Test
Alta Survey	\$	95.00	Per Sheet
Appeals	\$	250.00	Per Appeal
Annexation	\$	675.00	Per Annexation
Concept Review	\$	300.00	Per Review
Development Grading And Drainage	\$	135.00	Per Sheet
Final Plat	\$	300.00	Per Sheet
Follow Up Concept Review	\$	150.00	Per Review
General Plan Amendment Major	\$	4,045.00	Per Amendment
General Plan Amendment Minor	\$	1,735.00	Per Amendment
Home Product Review	\$	615.00	Per Review
Landscape Design Review	\$	200.00	Per Sheet
Planned Unit Development Overlay	\$	3,540.00	Per Overlay
Preliminary Plat	\$	320.00	Per Plat
Rezone	\$	2,700.00	Per Rezone
Site Plan (Narrative and elevations included.)	\$	975.00	Per Sheet
Temporary Use/Special Event	\$20/\$40/\$60		Per Review
Grand Opening	\$	20.00	Per Event
Minor	\$	40.00	Per Permit
Major	\$	60.00	Per Permit
Text Amendment	\$	1,035.00	Per Amendment
Utility Plan Review	\$	255.00	Per Sheet
Zoning Amendment Major	\$	1,770.00	Per Amendment
Zoning Amendment Minor	\$	885.00	Per Amendment
Water, Wastewater, Or Reclaimed Water Master Plan	\$	180.00	Per Review
100 Block Request	\$	10.00	Per Sign
Address Assignment From Dedicated Access	\$	10.00	Per Address

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(At time of Permit/Development Review)		
Address Assignment On Vacant Property Or From Easement (At time of Permit/Development Review)	\$ 25.00	Per Address
Address Assignment Or Change During Subdivision Process	\$ 5.00	Per Address
Address Change At Time Of Permit	\$ 50.00	Per Address
Project Name Change/Site Plan Extension/Continuance Per Applicant Request	\$ 220.00	Per Request
Development Agreement	\$ 1,275.00	Per Agreement
Development Agreement Amendment	\$ 1,210.00	Per Amendment
Development Master Plan Street Name Request	\$ 500.00	Per Request
Document Handling	\$ 1.00	Per Document
Native Plant Inventory – 1st And 2nd Review	\$ 160.00	Per Sheet
Native Plant Inventory – 3rd And Subsequent Review	\$ 100.00	Per Sheet
Public Meeting Notice/Advertising	\$ 185.22	Per Advertisement
Recordation Fee	Actual Cost to Jurisdiction	Per Recording
General Services		
Administrative Processing	\$ 140.00	Per Permit/Review
Archived Document Retrieval (Copies are additional)	\$ 80.00	Per Request
<i>Asbuilts</i>		
12" x 18"	\$ 2.50	Per Page
24" x 36"	\$ 5.00	Per Page
CD's Containing Documents	\$ 5.00	Per CD
Custom Maps (\$150 min.)	\$ 80.00	Per Hour
<i>Digital Data</i>		
Boundary Shapes	\$ 25.00	Per Shape
Centerlines	\$ 250.00	Per Centerline
Land Use or Zoning	\$ 100.00	Per Request
Parcels	\$ 500.00	Per Parcel
<i>Photocopies</i>		
8.5" x 11" or 8.5" x 14"	\$ 0.50	Per Page
11" x 17"	\$ 1.00	Per Page
<i>Maps</i>		
8.5" x 11"	\$ 2.50	Per Page
11" x 17"	\$ 5.00	Per Map
24" x 36"	\$ 20.00	Per Map
36" x 48" or 40" x 60"	\$ 30.00	Per Map
Verification Of Zoning, Compliance Letter, Or Assisted Living Reservation	\$ 60.00	Per Verification
Miscellaneous		
Use Of Outside Consultant	Actual Cost to Jurisdiction plus Indirect Cost	Per Consultant
Abatement Administrative Fee (\$150 min.)	10% of Actual Cost	Per Abatement

ECONOMIC DEVELOPMENT

TechCelerator

The Economic Development Director has the authority to reduce or waive the program fee based on business evaluation criteria.

Program Fee

Tier 1	\$	0.35	Per Square Foot/Per Month
Tier 2	\$	0.51	Per Square Foot/Per Month
Tier 3	\$	0.68	Per Square Foot/Per Month
Tier 4	\$	0.85	Per Square Foot/Per Month
Tier 5	\$	1.01	Per Square Foot/Per Month
Tier 6	\$	1.18	Per Square Foot/Per Month
Tier 7	\$	1.34	Per Square Foot/Per Month

FINANCE

Business Licensing

All Businesses Not Specifically Identified	\$	80.00	Per License
Auctioneers	\$	25.00	Per License
Banks & Financial Institutions/Barbershops/Beauty Parlors/ Collection Agencies/Exterminators/ Fortune Tellers & Palmists/Freight Carriers/Child Nursery & Day Care/Nursing Homes & Assisted Living Facilities/Publishers & Printers/Radio Stations/Real Estate Firms/Undertakers & Funeral Homes	\$	100.00	Per License
Billiard Halls	\$	20.00	Per Table
Coin-Operated Machines- Amusement/Jukeboxes	\$	20.00	Per Machine
Massage- Establishment/On-site Manager/Mobile Therapist-Establishment	\$	100.00	Per License
Photographers Transient	\$	10.00	Per Day
Professions- Certified Public	\$	100.00	Per License
Accountants/Accountants/Chiropractors/Dentists/Physicians/Optometrists/Veterinarians/Engineers/Surveyors/Stockbrokers/Travel Agents			
Special Events	\$	35.00	Per License
Transportation For Hire- Taxis/Trucks	\$	100.00	Per License
Wholesale Distributors- Gasoline & Petroleum/Delivery Trucks	\$	100.00	Per License

Penalty Fees

Late Application (Failure to apply within 30 days of start of business.)	50% of Total Amount Due	Per Account
Late Payment (Failure to pay by a specified due date.)	25% of Base Rate	Per Account

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Written Notice & Demand (Failure to apply within 30 days of having received a written notice of demand letter from the Finance Department.)	100% of Total Amount Due	Per Account
<i>Pro-Rated Initial Business License</i>		
Start date 1st Quarter (Jan, Feb, & Mar)- Standard Rate \$100	\$ 100.00	Per License
Start date 2nd Quarter (Apr, May, & Jun)- Standard Rate \$100	\$ 75.00	Per License
Start date 3rd Quarter (Jul, Aug, & Sept)- Standard Rate \$100	\$ 50.00	Per License
Start date 4th Quarter (Oct, Nov, & Dec)- Standard Rate \$100	\$ 25.00	Per License
Start date 1st Quarter (Jan, Feb, & Mar)- Standard Rate \$80	\$ 80.00	Per License
Start date 2nd Quarter (Apr, May, & Jun)- Standard Rate \$80	\$ 60.00	Per License
Start date 3rd Quarter (Jul, Aug, & Sept)- Standard Rate \$80	\$ 40.00	Per License
Start date 4th Quarter (Oct, Nov, & Dec)- Standard Rate \$80	\$ 20.00	Per License
Miscellaneous		
Insufficient Funds Fee	\$ 15.00	Per Transaction

FIRE-MEDICAL

Fire Suppression		
Engine Company/Ladder Tender	\$ 427.00	Per Hour
Ladder Company	\$ 514.00	Per Hour
Command Vehicle	\$ 244.00	Per Hour
Brush Truck/Support Truck	\$ 228.00	Per Hour
Water Tender	\$ 184.00	Per Hour
Staff Vehicle	\$ 148.00	Per Hour
Annual Inspections- 1st, 3rd and 5th Inspection		
5,000 sq. ft. or less	\$ 100.00	Per Inspection
5,001 - 9,999 sq. ft.	\$ 150.00	Per Inspection
10,000 sq. ft. or more	\$ 250.00	Per Inspection
License Inspection		
Adult/Child Day Care Facility	\$ 100.00	Per Inspection
Permit Inspection		
Pyrotechnics Display	\$ 300.00	Per Inspection
90 day Firework Vendor- Store	\$ 150.00	Per Inspection
90 day Firework Vendor- Tent	\$ 350.00	Per Inspection
Lock Box		
Maintenance	\$ 40.00	Per Call
Device and Installation	\$ 65.00	Per Box

Records Request			
Compact Disc	\$	20.00	Per Disc
Less than 10 pages	\$	5.00	Per Request
10 to 19 pages	\$	10.00	Per Request
20 - 29 pages	\$	15.00	Per Request
30 - 49 pages	\$	25.00	Per Request
50 - 100 pages	\$	35.00	Per Request
Remote Alarm			
Fee 1 Of 2	\$	100.00	Per Installation
Fee 2 Of 2	\$	150.00	Per Day
Alarm System Non-Compliance	\$	75.00	Per Call
Incident Investigation – Car 3099	\$	75.00	Per Hour
Tactical Premise	\$	75.00	Per Call
Annual Tomar Gate Inspection	\$	50.00	Per Inspection

Ground Ambulance

Modifications to a specific supply rate based on market fluctuations may occur without Council approval only if the modification does not exceed 20%.

1" Flex Wrap	\$	2.35	Each
1" Standard Porus Tape	\$	1.33	Each
1/2" Silk Tape	\$	0.75	Each
10CC Syringe W/Safety Glide	\$	0.64	Each
10ML Ampule Nacl	\$	1.65	Each
12 CC Syringe	\$	0.23	Each
14FR 12" Blue And 10FR 16" Green w/Elbow Tube	\$	27.89	Each
14FR 48" Nasogastric Suction Salem Sump Tube	\$	3.99	Each
14GA- 24GA IV Cath Bd Auto Guard	\$	3.21	Each
1-5 CC Syringe With Luer Lock	\$	0.14	Each
1500# Megamover Disposable	\$	26.49	Each
18FR 48" Nasogastric Suction Salem Sump Tube	\$	3.99	Each
18FR Nasopharyngeal Pvc Airway	\$	3.39	Each
1CC Syringe Bd Eclipse	\$	0.63	Each
1ML Syringe Safety Glide	\$	1.18	Each
2" Standard Porus Tape	\$	2.55	Each
2" X 2" Sponge Gauze	\$	0.14	Each
2" X 4" Band-Aid Large	\$	0.14	Each
20 CC Syringe	\$	0.28	Each
20FR Nasopharyngeal PVC Airway	\$	6.76	Each
3 Way Stopcock W/ 20" Tubing	\$	2.30	Each
3" Adhesive Tape	\$	3.79	Each
3" Kling NS	\$	0.31	Each
30CC Syringe Only W/Luer Lok	\$	0.60	Each

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3CC - 10CC Syringe W/Safety Lok	\$	0.80	Each
3CC Nacl. Inhalation	\$	0.30	Each
3CC Syringe	\$	0.32	Each
3CC Syringe W/Needle	\$	1.20	Each
4 X 4 Non Sterile	\$	0.82	Each
4 X 4 Sterile	\$	0.23	Each
4" Kling NS	\$	0.37	Each
4.5" Kerlix	\$	1.77	Each
5 CC Syringe	\$	0.81	Each
500# Disposable Go Stretcher Sheet	\$	14.49	Each
50CC Syringe W/Luer Lok	\$	0.87	Each
53376# Megamover Plus Trans Disp	\$	24.20	Each
60 CC Syringe	\$	1.36	Each
60 CC Toomey Syringe	\$	2.10	Each
60 Drop IV Admin Set 105"	\$	10.32	Each
70CC Toomey Syringe W/Cath Tip	\$	3.95	Each
8FR 24" Salem Sump Tube	\$	9.49	Each
Abdominal Pad 8"X10"	\$	0.27	Each
Activated Charcoal	\$	36.49	Each
Adenosine 6MG/2ML Vial	\$	4.40	Each
Adlt/Peds Smart Bag w/Mask And Reservoir	\$	22.39	Each
Adult /Peds Filterline, Short Term Intubated	\$	12.60	Each
Adult Nasal Cannula	\$	1.21	Each
Adult Nasal Filterline, For Non-Intubate	\$	12.60	Each
Adult Non-Rebreather Mask	\$	3.30	Each
Adult Venturi Mask	\$	3.49	Each
Adult/Peds Nellcor Disposable Prode Oxisensor	\$	25.79	Each
Albuterol Sulfate 2.5mg/3ml NS	\$	0.78	Each
All In One (Lifepack)	\$	60.12	Each
ALS Emergency Transport Level 1 & 2/ ALS Non-Emergency Transport Level 1/ALS Treat No Transport	\$	898.56	Per Transport
BLS Emergency Transport/BLS Non-Emergency Transport/BLS Treat No Transport	\$	800.41	Per Transport
Ambu Endotracheal Tube Holder	\$	5.25	Each
Ambu Perfit Mini Ace Cervical Collar	\$	12.29	Each
Ambu Res-Cue Suction Canister	\$	13.79	Each
Ambu Res-Cue Suction Pump Kit	\$	58.79	Each
Amiodarone 150 MG/3ML Luerlock Prefilled Syringe	\$	7.29	Each
Ammonia Inhalants	\$	0.28	Each
Angiocath 3" Chest Needle 12GA	\$	24.58	Each
Angiocath 3.25" Chest Needle	\$	17.29	Each
Angiocath 5.25" 14G	\$	28.79	Each
Arm Board 3 X 9	\$	3.79	Each
Arm Board Long 3 X 17.5	\$	5.49	Each
Ashmerman Chest Seal	\$	18.29	Each
Aspirin 80Mg 36/BTL 1/18th	\$	0.42	Each
Atropine 1MG/10ML	\$	9.29	Each
Atropine 8MG/20ML	\$	33.74	Each
Aviva Glucose Strips	\$	1.84	Each
B.I.G. Bone Injection Gun, Adult/Ped	\$	88.99	Each
BAAM Device	\$	14.99	Each

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Baby Bunting Swaddler	\$	4.99	Each
Baird Board Strap	\$	6.71	Each
Band-Aids	\$	0.07	Each
Baxter-Interlink System, Continue-Flo Solutio	\$	8.79	Each
BD Twin Pk, Dual Cannula	\$	0.78	Each
Bed Pan	\$	6.79	Each
Bemis Suction Canister	\$	8.49	Each
Biohoop Emesis Bags	\$	2.01	Each
Bite Stick	\$	0.68	Each
Blanket, Disposable, 50X84 Polyester	\$	33.00	Each
Blue Sensor Electrodes Adult 50MM (10/Pack)	\$	6.79	Each
BP Cuff Disposable Adult 14"X35CM LP 12	\$	4.29	Each
BP Cuff Disposable Adult Philips	\$	7.19	Each
BP Cuff Disposable Ex Lg Adult Philips	\$	9.80	Each
BP Cuff Disposable Infant LP 12	\$	2.51	Each
BP Cuff Disposable Infant Philips	\$	8.40	Each
BP Cuff Disposable Infant/Child Lifepack	\$	7.92	Each
BP Cuff Disposable Large Adult Philips	\$	7.20	Each
BP Cuff Disposable LG Adult	\$	4.49	Each
BP Cuff Disposable Long Adult Lifepack	\$	11.29	Each
BP Cuff Disposable Peds 9"X22.5CM LP 12	\$	2.79	Each
BP Cuff Disposable Peds Philips	\$	6.49	Each
BP Cuff Disposable Sm Adult/Adult Lifepack	\$	10.99	Each
BP Cuff Disposable X-Large Adult LP 12	\$	19.94	Each
Braun Suction Canister	\$	5.04	Each
Bulb Syringe	\$	3.61	Each
Buretrol Tubing	\$	30.49	Each
Burn Sheet	\$	7.79	Each
BVM Adult With Mask	\$	14.49	Each
BVM Infant With Neonate Mask	\$	24.99	Each
BVM Peds/Toddler With Mask	\$	19.49	Each
Capnography Oridion	\$	14.00	Each
Cardboard Splint Large	\$	7.79	Each
Cardboard Splint Medium	\$	5.99	Each
Cardboard Splint Small	\$	5.78	Each
Carpject Holder For Carpuject Syringe	\$	0.15	Each
Castile Soap Towellete	\$	0.04	Each
CAT Tourniquet EMS Black 1"	\$	47.29	Each
CAT Tourniquet EMS Black 1.5"	\$	45.79	Each
CAT Tourniquet EMS Orange	\$	43.79	Each
Caviwipes	\$	0.08	Each
Chux	\$	0.13	Each
Clacium Chloride 10% 10ML	\$	11.51	Each
Clearlink Vial Adapter	\$	4.54	Each
Clip Lock Cannula	\$	1.74	Each
CO2 Peds Easy Cap	\$	15.99	Each
Coban, 1" Blue Wrap	\$	0.97	Each
Coban, Self Adherent Wrap 3" X 5 Yards	\$	2.79	Each
Cold Pack	\$	0.84	Each
Combitube Adult Roll Up Kit 37FR - 41FR	\$	99.29	Each

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CPAP Circuit w/Mask Vent	\$	41.90	Each
CPAP Flow Safe Sm-Lg	\$	65.77	Each
CPAP Mask Boussignac System Sz 3-6	\$	69.50	Each
CPAP Mask Port-02-Vent Lg Adult	\$	13.30	Each
CPAP Mask Port-02-Vent Med Adult	\$	9.28	Each
CPAP Mask Port-02-Vent Sm Adult	\$	10.39	Each
CPAP Max Bitrac ED Mask/Head	\$	63.99	Each
CPAP Ped/Lg Adult	\$	50.29	Each
CPAP Universal Harness	\$	5.03	Each
CPAP, Mask Oxygen System With Peep	\$	86.29	Each
CPAP/Bipap Newport	\$	11.90	Each
CPR Ventilation Timing Light	\$	5.09	Each
Cric Kit With Tools 5.5MM - 6.5MM Kit	\$	72.79	Each
Dead On Scene	\$	800.41	Per Transport
Defibillator Gel	\$	1.99	Each
Defibrillator Electrodes Cardiac Science	\$	44.99	Each
Defibrillator Electrodes/ECG	\$	48.99	Each
Defibrillator Pad Adult Philip	\$	65.00	Each
Defibrillator Pads	\$	10.75	Each
Defibrillator/Pacer Pad Peds	\$	45.00	Each
Delee Suction Trap	\$	6.29	Each
Dextrose 250ML 10% Bag	\$	2.49	Each
Dextrose 25GM/50ML	\$	12.78	Each
Dextrose 500ML 10% Bag	\$	2.79	Each
Diazepam (Valium), 5 MG/ML 2ML Carpuject.	\$	26.96	Each
Diltiazem (Cardizem) 25MG 5 ML Vial	\$	11.02	Each
Diphenhydramine (Benadryl) Vial	\$	2.07	Each
Disaster Bag - Heavy Duty Disp.	\$	33.29	Each
Disaster Bag, Vinyl, Disposable	\$	11.99	Each
Disp Q-CPR Compression Sensor Pads Philips	\$	50.00	Each
Disp. Spo2 Sensor Adult/Peds Philips	\$	11.85	Each
Disp. Spo2 Sensor Infant Philips	\$	29.70	Each
Disposable BP Cuff (Infant-Lg Adult) LP 12	\$	3.59	Each
Disposable Penlight	\$	1.53	Each
Disposable Pillow	\$	4.13	Each
Disposable Pillow Cases	\$	2.26	Each
Disposable S Strap	\$	50.49	Each
Disposable Suction Canister 1200CC	\$	10.29	Each
Disposable Suction Canister 800CC	\$	5.89	Each
Disposal Gowns	\$	2.49	Each
DMS Medical Triage Tag All Risk	\$	1.78	Each
Dopamine HCL 400MG/5ML	\$	2.35	Each
Dopamine HCL Premixed Bag	\$	20.64	Each
Dragon Svn Peds Mask	\$	1.33	Each
Duct Tape	\$	8.49	Each
Ear Plugs	\$	0.38	Each
Easy Cap CO2 Detector	\$	33.49	Each
Econo-Vac Extremity, Arm Splint	\$	28.29	Each
Econo-Vac Extremity, Forearm Lg Splint	\$	15.99	Each
Econo-Vac Extremity, Forearm Med Splint	\$	14.79	Each

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Econo-Vac Extremity, Leg Splint	\$	42.29	Each
Econo-Vac Wrist/Ankle Splint	\$	26.79	Each
Edge System Quick Combo Electrodes	\$	37.00	Each
Edge System Quick Combo Redi-Pak Electrode	\$	42.00	Each
EID Bulb Style Disposable	\$	7.20	Each
EKG Electrodes Philip Adults	\$	7.44	Each
EKG Paper - LP-10 (1/3 Roll)	\$	3.49	Each
EKG Paper - LP-15 (1/3 Roll)	\$	4.69	Each
Ekg Pro Pak Paper 1/3 Rolls	\$	3.29	Each
Elastic Bandage 3X5 Yards	\$	1.89	Each
Elastic Bandage 4X5 Yards	\$	2.05	Each
Elastic Bandage 6X5 Yards	\$	2.99	Each
Electrodes, Quick Combo Pediatric (2 In Set)	\$	21.00	Each
Emergency Highway Blanket	\$	6.29	Each
Emergency Mylar Blanket	\$	2.75	Each
Emesis Basin	\$	1.79	Each
Endolock Endotracheal Tube Holder Peds/Adult	\$	5.29	Each
Endotracheal Introducer Peds 10FR	\$	9.05	Each
Endotracheal Tube (2.5 - 4.5)	\$	4.26	Each
Endotracheal Tube (5.0 - 9.5)	\$	4.29	Each
Endotracheal Tube Adult Introducer	\$	11.17	Each
Endotracheal Tube Endotrol 6MM 7MM 8MM	\$	14.49	Each
Endotracheal Tube Peds Introducer	\$	7.88	Each
Epinephrine (1:10,000) 1MG/10ML	\$	7.38	Each
Epinephrine (1:1000) 1MG/1ML (Ampl)	\$	3.59	Each
Epinephrine (1:1000) 30 ML	\$	18.49	Each
Etomidate 40MG/20CC	\$	29.29	Each
Extension Set Microbore 6"	\$	2.31	Each
EZ I/O Needle Large Adult	\$	115.00	Each
EZ I/O Needle Ped - Adult	\$	110.00	Each
EZ IO Stabilizer	\$	4.99	Each
F.A.S.T. System	\$	169.99	Each
Facial Tissue	\$	0.40	Each
Famotidine 20MG/50CC	\$	6.50	Each
Fan Jet Svn Nebulizer	\$	2.37	Each
Fast Patch Electrodes	\$	22.99	Each
Fentanyl 0.5 MG/1ML Ampule 2ML Vial	\$	2.87	Each
Field Blook Glucose Monitor Kit	\$	1.49	Each
Filter Needle 18 Ga.	\$	0.33	Each
Filterline, CO2 Set Adult/Ped For Philips	\$	12.25	Each
Furosemide (Vial)	\$	8.90	Each
Furosemide 40MG/4ML (PF)	\$	8.90	Each
Glucagon 1MG/1ML	\$	232.71	Each
Grandview Laryng. Blade Disp.	\$	12.49	Each
Greenline Laryng Blades Disp. All Sizes	\$	5.99	Each
Halo Chest Seal	\$	24.86	Each
Hand Held Svn Nebulizer	\$	2.88	Each
Hand Wipes - Vironox	\$	0.29	Each
Head Start Aed Defib w/Connectors For Laredal	\$	30.79	Each
Hi D Stick Big Stick Yankauer	\$	2.70	Each

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HMS W/Filter	\$	1.49	Each
Hoover Head Immobilizer	\$	7.79	Each
Hot Pack	\$	0.76	Each
Humidifier	\$	5.00	Each
Hydrogen Peroxide	\$	7.99	Each
Impact Liners	\$	0.59	Each
Impact Vac Pak Cartridge	\$	9.56	Each
Infant Heating Pad, Post Warmer	\$	50.79	Each
Infant Non-Rebreather Mask	\$	8.29	Each
Infant Oxisensor Pulse Oximetry Probe	\$	32.79	Each
Infant/Child Reduced Energy Electrodes	\$	110.00	Each
Infusion Admin Set, Nitro Set	\$	23.79	Each
Insta Glucose Tube	\$	6.29	Each
Intraosseous Needle	\$	24.29	Each
Intraosseous Needle 15GA Jamshedi	\$	24.49	Each
Ipratropium Bromide 0.02% 2.5ML Unit Dose	\$	0.48	Each
Irrigation Saline/Sterile Water 1000CC	\$	3.99	Each
Irrigation Sterile Water 500CC	\$	4.99	Each
Irrigation Saline 500CC	\$	6.43	Each
IV Admin Set Blood Pump	\$	9.01	Each
IV Admin Set, Blood	\$	9.09	Each
IV Bag Pressure Infuser 1000ML	\$	19.18	Each
IV Butterfly Infusion Set 19GA - 25GA	\$	1.29	Each
IV Cath, Introcan 14GA to 24 GA	\$	3.90	Each
IV Catheter (14G - 22G or 24G)	\$	3.95	Each
IV Catheter 19Ga-25Ga (Butterfly)	\$	1.29	Each
IV Solution - D5W (250CC/500CC)	\$	2.49	Each
IV Solution - D5W (50CC)	\$	5.99	Each
IV Solution LR 1000	\$	6.29	Each
IV Solution NS 100	\$	4.29	Each
IV Solution NS 1000	\$	4.39	Each
IV Solution NS 250	\$	3.99	Each
IV Solution NS 50/500	\$	2.99	Each
IV Start Include 8" Ext Set, Tagederm	\$	4.13	Each
IV Start Kit	\$	1.79	Each
IV Start Kit W/Tegaderm Tape	\$	2.98	Each
IV Start Pack w/Ext Set And Prefilled Syringe	\$	6.64	Each
IV Tubing Set (10GTT)	\$	2.99	Each
IV Tubing Set (60GTT)	\$	3.08	Each
IVAC Minimed 2 Y Pump Tubing	\$	9.90	Each
IVAC Minimed Half Set Tubing	\$	8.26	Each
King Airway LTS	\$	46.79	Each
King Visio Dispo Blade Sz 3 Stndrd Or Chnld	\$	30.49	Each
Ladder Splint	\$	7.79	Each
Lancet	\$	0.18	Each
Lancet Safety Purple	\$	0.31	Each
Laryng Mac Lt Disposable Blades 2-4	\$	7.09	Each
Laryng Miller Lt Disposable Blades 0-3	\$	7.19	Each
Lens Delivery Set For Morgan Flo	\$	9.99	Each
Lg Biohazard Bag	\$	0.46	Each

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Lidocaine 2% 100MG/5ML	\$	4.70	Each
Lidocaine IV 2GM/500ML	\$	10.79	Each
Lifepack Capno Mask (ETCO2) w/Adpt Adult/Peds	\$	18.50	Each
Lifepack Ecg Electrode Ea.	\$	0.90	Each
Lifepack ECG Stat Pad Peds	\$	50.67	Each
Lifepack Multi Function Ped/Adl	\$	25.55	Each
Lifepack Oral/Nasal CO2 Cannula Adult/Peds	\$	14.00	Each
Lifepack Transducer Deltan IV Disposable	\$	37.50	Each
Lifepack, CRT Stat Padz	\$	70.00	Each
LMA Fastrach 6-8 Endotracheal Tube	\$	68.33	Each
LMA Supreme	\$	48.99	Each
LMA-Unique Size 3-5	\$	120.56	Each
Lorazepam 2MG/1ML Vial	\$	16.30	Each
LTV 1200 6500 Series Mask All Sz	\$	36.00	Each
LTV 1200 Vent Circuit Peds/Adult	\$	23.58	Each
LTV 1200, Ped/Adlt w/o Peep	\$	18.90	Each
Luer Adapter	\$	0.23	Each
MAD 140 w/3ML Syringe & Vial Adp	\$	4.29	Each
Magnesium Sulfate 1GM/2ML	\$	4.63	Each
Male Adapter Plug Needle Free, Luer	\$	0.90	Each
Mask 10CC Nebulizer BVM Adapter Kit	\$	4.79	Each
Mask, N95 Flat Fold Three Panel	\$	1.59	Each
Meconium Aspirator, ET Tube Connection	\$	6.29	Each
Med Biohazard Bag-Scene	\$	0.15	Each
Methylprednisolone 125MG/2ML	\$	8.51	Each
Microflex Freeform EC Nitrile Gloves =1Pr	\$	0.29	Each
Microflex Safegrip Gloves =1Pr	\$	0.46	Each
Microflex Syntron Gloves =1Pr	\$	0.41	Each
Microshield Disposable Mask	\$	8.79	Each
Midazolam (Versed) 5MG/5ML	\$	11.27	Each
Mileage	\$	18.63	Per Load Mile
Mileage Multi-Patient	\$	9.32	Per Load Mile
Moldex N95 Respirator All Sizes	\$	1.36	Each
Morgan Medi Flo Lens	\$	38.29	Each
Morphine Sulfate 10MG/1ML Carpuject	\$	4.30	Each
MS22883 Svn Nebulizer	\$	1.15	Each
M-Series 80Mm Lifepack Paper 1/3Rolls	\$	1.71	Each
M-Series Airway Adapter Lifepack & Neonate/Peds Lifepack	\$	11.85	Each
M-Series Airway Adapter w/Mouth Piece Adult/P	\$	10.50	Each
M-Series Lncs Lifepack Disp Adult/Ped Sensor	\$	30.00	Each
Mucosal Atomization Device Adult	\$	6.89	Each
Mucosal Atomization Device Peds	\$	8.76	Each
Multi Function Pads Philips Adult	\$	29.00	Each
Multi Function Pads Philips Peds	\$	31.00	Each
Nail Polish Remover	\$	0.09	Each
Najo Head Wedge Immobilizer	\$	7.29	Each
Naloxone (Narcan,) 2MG 2ML Luer Jet Syringe	\$	37.30	Each
Nasogastric Sump Tube 14FR	\$	5.09	Each
Nasopharyngeal Airway (12-18FR)	\$	19.29	Each
Nasopharyngeal Airway (20-36FR)	\$	4.69	Each

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RFLS #4797 & 4848

11/15-UN5482Fr6

Nebulizer - Svn	\$	9.29	Each
Nebulizer T Up-Draft,	\$	2.64	Each
Needle 18Ga - 26Ga	\$	0.33	Each
Needle 3 Way Stopcock	\$	1.93	Each
Needle, 19Ga -22Ga Sureguard	\$	0.33	Each
Needle, 25GA Monoject Hypodermic w/Poly Hub	\$	3.79	Each
Needle, 25Ga Safety Glide	\$	0.50	Each
Needless Extension Set	\$	5.79	Each
Needless IV Injection Site Heparin Lock 3/4 L	\$	3.95	Each
Neopro Gloves Sm-XXLG	\$	0.32	Each
New Born Head Cap	\$	1.46	Each
Nitroglycerin (Nitrostat)	\$	29.79	Each
Nitroglycerin Subling. Spray 0.4MG/Metered Dose	\$	1.64	Each
Nonin Airway Adp Tube	\$	8.67	Each
Nonin, Adult Pulse Oximetry Finger Probe	\$	17.91	Each
Nonin, Infant Toe Flex Form	\$	20.79	Each
Nonin, Ped Pulse Oximetry Finger Probe	\$	17.91	Each
OB Kit	\$	11.98	Each
Oropharyngeal Airway (4-11)	\$	1.32	Each
Oval Eye Pads	\$	0.24	Each
Oxygen Supply Tubing	\$	0.98	Each
Oxygen Use	\$	35.00	Each
Oxytocin 10Units/1ML (Vial)	\$	2.29	Each
Pacer Pads LP 10	\$	4.33	Each
Padded Board Splint 15"	\$	4.62	Each
Padded Board Splint 36"	\$	9.99	Each
Padded Board Splint 54"	\$	12.99	Each
Patient Circuit w/Peep Adult	\$	23.58	Each
Patient Id Wrist Band For Mother/Newborn	\$	1.35	Each
Patient Restr. 5',2-Pc Disposable	\$	11.69	Each
Peds Endotracheal Tube 3.0MM-5.0MM Microcuff	\$	5.03	Each
Peds Nasal Cannula	\$	1.46	Each
Peds Nasal Filterline, For Non-Intubate	\$	11.20	Each
Peds Nellcor Finger Prode Oxisensor	\$	20.29	Each
Peds Non-Rebreather Mask	\$	2.49	Each
Peds, Blue Sensor Electrodes 30MM (10/Pack)	\$	6.29	Each
Peep Valve	\$	8.79	Each
Pelvic Binder Yellow	\$	22.70	Each
Personal Protection Kit	\$	6.79	Each
Petroleum Gauze	\$	1.32	Each
Phenylephrine 0.5% 15ML	\$	8.87	Each
Philips Smart Capoline Adult	\$	13.63	Each
Philips Smart Capoline Peds	\$	15.89	Each
Pneusplint Disp Air Spling	\$	61.81	Each
Pocket Mask	\$	8.79	Each
Precision Glucose Strip	\$	2.19	Each
Prep Razor	\$	0.85	Each
Protective Shoe Covers	\$	0.57	Each
Protective Sleeves 1Pr	\$	0.87	Each
Pulse Oximetry Probe Adult/Peds	\$	21.29	Each

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RFLS #4797 & 4848
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Pump Tubing 1/2 Est MTP #1100	\$	8.76	Each
Pump Turing Low Sorb Needless IVAC	\$	22.60	Each
Quick Clot Combat Gauze 3X4 Yards	\$	56.29	Each
Racemic Epinephrine 2.25% Solution	\$	55.86	Each
Resp-Reg/Small Hepa N-95	\$	1.63	Each
Res-Q Vac Disp. Suction Canister Set	\$	23.79	Each
Revel Circuits w/90 Degree Ped-Adult	\$	15.00	Each
Safety Fluid Mask	\$	2.99	Each
Safety Glasses	\$	3.30	Each
Saf-T-Pro Lancet	\$	0.40	Each
Salem Sump 8, 10, 12, 14, 16, 18 FR NG Tube	\$	4.13	Each
Sam Pelvic Sling	\$	102.00	Each
Sam Splint	\$	12.15	Each
Scalpel	\$	1.89	Each
Select 3 Tubing	\$	8.79	Each
Sharps Container 1Qt	\$	6.99	Each
Sharps Container 2GL	\$	4.90	Each
Sharps Container 4.7	\$	13.99	Each
Sharps Container 6.9	\$	14.29	Each
Sharps Shuttle	\$	2.99	Each
Silver Swaddler	\$	5.05	Each
Simple Mask Med Con.	\$	2.99	Each
Single Use Blades For Clippers	\$	7.29	Each
Single Use Ventilator Circuit Disposable	\$	8.79	Each
Sm Biohazard Bag	\$	0.33	Each
Smart Bag Peep Adapter	\$	9.59	Each
Sodium Bicarbonate 50MEQ/50ML	\$	5.79	Each
Sodium Chloride, 10ML Ansyr Syringe	\$	0.46	Each
Soft Restraints	\$	6.79	Each
Spider Backboard Strap (Disposable)	\$	44.53	Each
Spill Kit	\$	5.79	Each
Spit Sock Hood	\$	4.96	Each
SSCORT Cannister w/Suction Tubing	\$	23.49	Each
Sta-Blok Head Immobilizer	\$	8.79	Each
Stat 20 IV 20 Drop Set	\$	6.29	Each
Stat Pack With Blanket	\$	45.00	Each
Sterile Burn Face Dressing	\$	48.80	Each
Stifneck Cervical Collar	\$	12.29	Each
Stomach Nasogastric 5FR	\$	4.25	Each
Stylette 2.0 - 10.0MM	\$	7.79	Each
Succinylcholine 200MG/10CC	\$	21.86	Each
Suction Bag (Rico)	\$	0.41	Each
Suction Catheter (5 Fr)	\$	0.82	Each
Suction Catheter (6 - 18 Fr)	\$	1.21	Each
Suction Tubing	\$	1.79	Each
Super Suction System	\$	17.99	Each
Supraglottic Airway Kits Sz 2-5 King Airways	\$	48.99	Each
Supreno Nitrile Gloves =1Pr	\$	0.30	Each
Sure-Seal Color Codes Mask (Neo-Adult)	\$	3.71	Each
Surgilube Packet	\$	0.15	Each

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Syringe 3CC - 10CC W/Syringe Cannula	\$	0.54	Each
Syringe Only, 60CC Terumo	\$	0.70	Each
Syringe Saline 12CC 10ML Sterile 6X30	\$	0.47	Each
Sz #5-11 Hudson Colored Opa	\$	2.14	Each
Sz 0 Oral Airway 40mm - 110mm	\$	0.77	Each
Sz 12 Berman Oral Airway 120MM 12/Pk	\$	2.76	Each
Sz 6 Oral Airway 60mm	\$	1.32	Each
Sz 7 Oral Airway 70mm	\$	1.33	Each
Tape 1" Plastic	\$	0.87	Each
Tape 1" Silk	\$	0.99	Each
Tape 1/2" Silk	\$	0.62	Each
Tape 2" Silk	\$	1.88	Each
Tape 3" Silk	\$	3.49	Each
TB Syringe/Needle	\$	0.63	Each
Thermal Paper - Philips 1/3RL	\$	5.49	Each
Thermometer Probe Cover	\$	0.05	Each
Thiamine Hcl 100MG/1CC	\$	26.49	Each
Trach Collar Mask	\$	8.09	Each
Trauma Dressing 30X11	\$	5.09	Each
Trauma Dressing 5X9	\$	0.26	Each
Triage Tags -AZ Only	\$	1.90	Each
Triangular Bandage	\$	0.37	Each
Tympanic Style Thermometer Cover	\$	1.64	Each
Umbilical Clamp	\$	1.79	Each
Umbilical Scissors	\$	7.29	Each
Updraft Neb-U Mask, Adult Or Ped	\$	2.22	Each
Urgent Qr Powder	\$	2.32	Each
Urinal	\$	6.99	Each
Utility/Wash Basin	\$	5.19	Each
Vanishpoint Syringe 1CC - 5CC	\$	1.13	Each
Vasopressin 40 Units	\$	8.19	Each
Veni-Gard	\$	0.98	Each
Ventilator Disposable Care Circuit	\$	16.79	Each
Ventilator Disposable Circuit w/o Peep Valve	\$	21.79	Each
Ventilator Disposable Circuit, Para Pak	\$	34.79	Each
Verapamil 5MG/2ML	\$	9.16	Each
Vial Access Cannula	\$	0.54	Each
V-Vac Suction Cartridge	\$	32.79	Each
V-Vac Suction Unit Kit	\$	116.00	Each
Wait Time	\$	50.00	Per 1/4 Mile
Wait Time Per 1/4 Hour	\$	49.02	Each
Water Jel 8" X 18"	\$	14.79	Each
Water Jel Face Mask	\$	17.79	Each
Xlg Biohazard Bag	\$	0.72	Each
Zofran 4Mg/2CC	\$	2.59	Each
Zofran Oral 4MB	\$	13.79	Each

HUMAN SERVICE & COMMUNITY VITALITY

Senior Center Rentals

Resolution #2015-108

RFLS #4797 & 4848

11/15-UN5482Fr6

Category* I (No charges apply)

Classroom

Category* II (A) (B)	\$	30.00	Per Hour
Category* III	\$	35.00	Per Hour

Study Room

Category* II (A) (B)	\$	25.00	Per Hour
Category* III	\$	30.00	Per Hour

Senior Center Dining Hall

Category* II (A) (B)	\$	60.00	Per Hour
Category* III	\$	100.00	Per Hour

Senior Center Multi-Purpose Room

Category* II (A) (B)	\$	50.00	Per Hour
Category* III	\$	75.00	Per Hour

Senior Center 1/2 Multi-Purpose Room

Category* II (A) (B)	\$	35.00	Per Hour
Category* III	\$	50.00	Per Hour

Senior Center Classroom D

Category* II (A) (B)	\$	30.00	Per Hour
Category* III	\$	50.00	Per Hour

Kitchen

Category* II (A) (B)	\$	30.00	Per Hour
Category* III	\$	40.00	Per Hour

Senior Center Staff	\$	20.00	Per Hour
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Senior Programs

Computer Classes

Resident	\$	50.00	Per Person/Per Session
Non-Resident	\$	60.00	Per Person/Per Session

Fitness Center

Resident	\$	30.00	Per Person/Per Month
Non-Resident	\$	35.00	Per Person/Per Month

Holiday Party

Resident	\$	12.00	Per Person/Per Party
Non-Resident	\$	20.00	Per Person/Per Party

One Stroke Painting

Resident	\$	60.00	Per Person/Per Session
Non-Resident	\$	72.00	Per Person/Per Session

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Swap Meet Space Rental

Resident	\$	35.00	Per Space/Per Day
Non-Resident	\$	40.00	Per Space/Per Day

Spanish

Resident	\$	25.00	Per Person/Per Session
Non-Resident	\$	30.00	Per Person/Per Session

Senior Center Annual Membership

Resident	\$	12.00	Per Person/Per Year
Non-Resident	\$	15.00	Per Person/Per Year

Crafts	\$1.00 - \$5.00	Per Person/Per Session
Line Dancing	\$ 12.00	Per Person/Per Session
Lunch Donation	\$ 3.50	Per Meal
Senior Idol Tickets	\$ 6.00	Per Ticket

POLICE

Off-Duty Officer Service

Police Officer (Traffic control/Security)	\$	40.00	Per Hour
Supervisor (Required for 3 officers or more)	\$	45.00	Per Hour
Administration Fee	\$	4.00	Per Employee/Per Hour
Patrol Vehicle Usage	\$	3.00	Per Hour/Per Vehicle
Late-Request Fee (Less than 48 hr. Notice)	\$	5.00	Per Employee

Reports

Less Than 10 Pages	\$	5.00	
10 - 19 Pages	\$	10.00	
20 - 29 Pages	\$	15.00	
30 - 49 Pages	\$	25.00	
50 - 100 Pages	\$	35.00	
Per Page Over 100 Pages	\$	0.15	

Photos

12 Or Less	\$	20.00	
Each Additional Print	\$	1.00	Per Print

Fingerprint Cards

2 Or Less	\$	15.00	
Per Card Over 2	\$	5.00	Per Card

Letter Of Clearance

Recording 911/Phone/Video- VHS/Cassette/Macro-Cassette/CD	\$	10.00	Per Letter
Tow Fee 28-3511	\$	20.00	Per Recording
Transaction- Pawnshop/Secondhand Dealer	\$	150.00	Per Tow
	\$	3.00	Per Transaction

PUBLIC WORKS

Resolution #2015-108

RFLS #4797 & 4848

11/15-UN5482Fr6

Dial A Ride			
In City	\$	1.00	Per Ride
Outside City	\$	1.25	Per Ride
Sanitation Hauler's License			
Application	\$	500.00	Per Application
License	\$	1,000.00	Per Vehicle
Water Meter Installation			
3/4"	\$	275.00	Per Permit
1"	\$	310.00	Per Permit
1.5"	\$	565.00	Per Permit
2"	\$	750.00	Per Permit
3" Hydrant	\$	95.00	Per Permit
3"	\$	2,005.00	Per Permit
4"	\$	2,480.00	Per Permit
6"	\$	3,910.00	Per Permit
8"	\$	5,635.00	Per Permit
2" Electromagnetic Meter or Compound	\$	2,255.00	Per Permit
3" Electromagnetic Meter or Compound	\$	3,020.00	Per Permit
4" Electromagnetic Meter or Compound	\$	3,700.00	Per Permit
6" Electromagnetic Meter or Compound	\$	5,460.00	Per Permit
8" Electromagnetic Meter or Compound	\$	7,585.00	Per Permit
5/8" Displacement	\$	255.00	Per Permit
1.5" Turbine	\$	1,125.00	Per Permit
2" Turbine	\$	1,385.00	Per Permit

*

Category I: City of Surprise | Official City Sponsored Event or Program | Texas Rangers, Kansas City Royals or Volunteer Org. per Lease Agreement.

Rental Fee- No, Direct Expenses- No

Category II (A): Bona Fide Non-Profit Group, Non-Profit Corporation, or Non-Profit Organization.

Rental Fee- Yes, Direct Expenses- Yes

Category II (B): Surprise Youth Non-Profit Sports Organizations with 90% Residency Requirements | Dysart Unified School Dist. IGA.

Rental Fee- No, Direct Expenses- Yes

Category III: Individual Companies or Organizations Staging Commercial Entertainments, Shows, Concerts, Consumer Events or Trade Shows.

Rental Fee- Yes, Direct Expenses - Yes



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	Terry Lowe, Water Resource Management Department Director
Submitting Department:	Water Resource	District:	Citywide
Staff Recommendations:	None		

Consent	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action authorizing the City Manager to execute an Intergovernmental Agreement with the Maricopa Water District (MWD) for use of MWD's Groundwater Savings Facility (GSF) to store Surprise's Central Arizona Project (CAP) water; Resolution # 2015-106.

Motion:

I move to approve Resolution # 2015-106.

Background:

MWD established their GSF in 2004 as a means to utilize surface water in their service area offsetting the need to pump groundwater. Because MWD's service area encompasses a large portion of Surprise's Special Planning Area 1 (SPA1); the City can utilize this GSF as a means to place its CAP water allocation within Surprises Area of Hydraulic Impact (AHI). This ability to recharge the groundwater supply with physical water, ensures that Surprise will have water for drinking water purposes.

Objective Analysis:

Pro: By recharging its CAP allocation within the AHI, Surprise is assuring that it is placing as much physical water available to Surprise in the ground where it will be most beneficial to Surprise in the future.

Con: Surprise will not have the ability to recharge the aquifer within Surprise with as much physical water that is at its disposal.

Policy Compliant:

This IGA is consistent with the recently adopted Water Management Policies.

Financial Impact:

By entering into this agreement with MWD, the City would avoid annual CAP underground storage charges of approximately \$10/AF for 2016. In addition to the expected savings from annual CAP storage

charges, MWD will pay for surface waters delivered to their service area to offset their groundwater usage. The actual amount of savings and revenue generated is dependent on the amount of power MWD saves by not having to pump groundwater.

Budget Impact:

The FY16 budget includes a total of \$1.7 million for delivery of the City's CAP water allotment that is used for groundwater recharge.

FTE Impact:

This item does not change the full time equivalent count.

ATTACHMENTS:

Click to download

- ☐ [IGA Between MWD and City of Surprise](#)
 - ☐ [Res 2015-106 MWD GSF Agreement](#)
 - ☐ [IGA Between MWD and City of Surprise Presentation](#)
-

**INTERGOVERNMENTAL AGREEMENT BETWEEN THE CITY OF SURPRISE
ARIZONA AND THE MARICOPA COUNTY MUNICIPAL WATER CONSERVATION
DISTRICT NUMBER ONE FOR GROUNDWATER STORAGE**

1. PARTIES

1.1. The Parties to this Groundwater Savings Facility Storage Agreement (“Agreement”) are MARICOPA COUNTY MUNICIPAL WATER CONSERVATION DISTRICT NUMBER ONE (“MWD”) and CITY OF SURPRISE (“CITY”). MWD and CITY are referred to in this Agreement as the “Parties” and each is referred to as a “Party.”

1.2. MWD is a political subdivision of the State of Arizona formed pursuant to A.R.S. §48-2901 et seq. and is authorized to enter into this Agreement pursuant to A.R.S. §§ 48-2901 and 48-2978.

1.3. CITY is a municipal corporation that holds one or more subcontracts for Central Arizona Project (“CAP”) water pursuant to a three party agreement between the United States Bureau of Reclamation, the Central Arizona Water Conservation District (“CAWCD”) and CITY. CITY is eligible to store CAP water underground pursuant to Arizona’s Underground Water Storage, Savings and Replenishment statutes, A.R.S. §45-801.01 et seq.

1.4. Each Party will act in its individual capacity and not as an agent, employee, partner, joint venture, or associate of the other. An employee or agent of one party may not be deemed or construed to be the employee or agent of the other for any purpose whatsoever.

2. MWD’s GROUNDWATER SAVINGS FACILITY; STORED WATER

2.1. MWD operates a groundwater savings facility (the “MWD GSF”) pursuant to Permit No. 72-558246.005 (the “GSF Permit” or “MWD GSF Permit”) issued by the Arizona Department of Water Resources (“ADWR”).

2.2. MWD’s GSF Permit authorizes MWD to accept CAP water into MWD’s GSF in lieu of pumping groundwater on a gallon-for-gallon substitute basis.

2.3. CITY has applied for a water storage permit with ADWR to store CAP water at MWD’s GSF (the “CITY Water Storage Permit”). If approved by ADWR, the CITY will be entitled to store CAP water at MWD’s GSF. All such CAP water ordered by CITY for delivery to MWD’s GSF is referred to in this Agreement as “CITY CAP Water.” The CITY may be able to recover stored CITY CAP water on an annual basis pursuant to recovery well permits approved by ADWR.

2.4. Upon the approval of the CITY Water Storage Permit, MWD will store CITY Cap Water at MWD’s GSF consistent with this Agreement, the CITY Water Storage Permit and MWD’s GSF Permit.

3. TERM

3.1. This Agreement will be effective when fully executed by both Parties.

3.2. This Agreement will have a term of 20 years from the effective date unless otherwise terminated as set forth herein.

4. CITY CAP WATER; DELIVERY & USE

4.1. The delivery and use of CITY CAP Water is conditioned on the following:

A. CITY is responsible for obtaining and keeping the CITY Water Storage Permit in effect throughout the term of this Agreement, and for paying all expenses and administrative requirements, including filing annual reports with ADWR, associated with obtaining and maintaining the CITY Water Storage Permit.

B. MWD is responsible for the GSF Permit. MWD will provide 30 day notice to CITY if, during the term of this Agreement: (i) MWD receives notice from ADWR that ADWR intends to amend the GSF Permit; or (ii) MWD elects to submit an application for amendment of the GSF Permit. If the GSF Permit for the MWD GSF is suspended, cancelled, or expires for any reason, MWD will immediately notify CITY. CITY may, at its sole discretion, reduce or discontinue delivery of CITY CAP Water to MWD's GSF as a result of amendment, suspension, cancellation, or expiration of the MWD GSF Permit.

C. Upon receiving CITY CAP Water into the MWD GSF, MWD may deliver the CITY CAP Water only within the MWD GSF and only on a gallon-for-gallon substitute basis directly in lieu of groundwater that MWD otherwise would have pumped within the Phoenix Active Management Area. MWD is responsible for all expenses and administrative requirements associated with maintaining and operating the GSF Permit, including filing annual reports with ADWR and paying groundwater withdrawal fees to ADWR pursuant to A.R.S. §45-873.01. MWD's delivery of CITY CAP Water within the MWD GSF must at all times comply with the Plan of Operation of the GSF Permit required by A.R.S. §45-812.01, and all other aspects of Arizona law.

D. CITY hereby authorizes MWD to receive CITY CAP Water directly from CAWCD, consistent with this Agreement. The amounts, times, and rates of delivery of CITY CAP Water to MWD during any month will be determined by MWD and CAWCD, but in no event may the amount delivered exceed the CITY CAP Water Order.

4.2. CITY CAP Water furnished to MWD pursuant to this Agreement will be delivered to MWD at such delivery point(s) as have been approved by MWD and CAWCD.

4.3. All water delivered to MWD from the CAP system will be measured with equipment furnished, operated, and maintained by CAWCD. Upon the request of MWD or CITY, the Parties will request that the accuracy of such measurements be investigated by CAWCD, and any errors that are mutually determined to have occurred will be corrected. If the parties cannot agree on any required adjustment, however, CAWCD's determination will control.

4.4. CITY will not be responsible for the control, carriage, handling, use, disposal, or distribution of water beyond MWD's CAP delivery point.

4.5. CITY will not be responsible for any action taken by CAWCD or MWD regarding the construction, operation, or maintenance of connection facilities between the CAWCD and MWD systems.

4.6. The Parties understand and agree that deliveries of CAP water scheduled under this Agreement may be subject to temporary interruption due to investigation, inspection, construction, testing, maintenance, repair, or replacement of the CAP water delivery facilities or the MWD water delivery facilities. Further, the Parties agree that deliveries of CITY CAP Water scheduled under this Agreement may be subject to temporary interruption by CAWCD due to insufficient water supplies or insufficient delivery capacity needed to deliver water through the CAP system.

5. SCHEDULING DELIVERIES

5.1. On or before September 1 of each year, CITY will notify MWD in writing of the amount of CITY CAP Water that CITY desires to store in the MWD GSF during the following January 1 through December 31 ("Calendar Year").

5.2. On or before September 15 of each year, MWD will notify CITY in writing of the amount of CITY CAP Water that MWD agrees, in its sole discretion, to receive and use in lieu of groundwater pumping on a gallon-for-gallon substitute basis during the following Calendar Year (the "Authorized Amount").

5.3. On or before September 30 of each year, CITY will submit an order to CAWCD for CAP water (the "CITY CAP Water Order") in an amount equal to the Authorized Amount.

5.4. MWD will determine a proposed monthly schedule of its use of CITY CAP Water for the following Calendar Year. MWD will provide CITY with a copy of the proposed schedule on or before September 20th of each year. CITY will submit the proposed delivery schedule to CAWCD along with the CITY CAP Water Order. The Parties agree that the proposed delivery schedule is an estimate of how MWD may receive the CITY CAP Water during the Calendar Year and that the schedule may be subject to change based on CAWCD's final delivery schedule.

5.5. During the Calendar Year, MWD may request changes or reductions in the CITY CAP Water Order, and CITY will make reasonable efforts to accommodate such requests. Any change in the CITY CAP Water Order is subject to approval by

CAWCD. MWD must reimburse CITY within 30 calendar days of receiving an invoice from the CITY for any charges by CAWCD resulting from changes to the CITY CAP Water Order made at the request of MWD.

5.6. The Parties may agree to use a multi-year delivery schedule. Such schedule must be in writing, signed by both parties, and otherwise comply with this Section 5. Any multi-year delivery schedule will have the same force, effect, and conditions as a single Calendar Year schedule under this Agreement.

6. REDUCTION OR DISCONTINUATION OF DELIVERIES

CITY may reduce or discontinue deliveries of CITY CAP Water to MWD by notifying MWD in writing no less than 15 calendar days prior to such reduction or discontinuance if:

6.1. ADWR notifies CITY that ADWR will not allow CITY to recover water stored in the MWD GSF, as contemplated by this Agreement, or

6.2. CAWCD notifies the CITY that the amount of CITY CAP Water made available to CITY has been or will be reduced.

7. MWD's CONTRIBUTION TO COST OF CITY WATER

7.1. MWD will pay \$16.00 for each acre-foot of CITY CAP Water delivered to MWD pursuant to this Agreement ("MWD's Contribution"). MWD's Contribution will be remitted, as set forth in this Section 7, by the 20th day of each month following the month during which CITY CAP Water is delivered to MWD GSF.

7.2. CITY may, at its sole discretion; direct payment of MWD's Contribution to a CITY Consultant, provided that such direction is in writing and signed by the City Manager and Water Resource Management Director.

7.3. Either Party may request a change in MWD's Contribution for subsequent Calendar Years by giving written notice to the other Party no later than June 1. In such event, the Parties will meet and confer in good faith to reach agreement on the amount of MWD's Contribution for the subsequent Calendar Year. If the Parties are unable to reach agreement by August 1, CITY may choose not to schedule deliveries of CITY CAP Water for delivery to the MWD GSF for the subsequent Calendar Year.

7.4. MWD will provide CITY with a copy of MWD's monthly "CAP Water Use Accounting Report" and a transmittal letter documenting the calculation of the monthly MWD Contribution.

7.5. If MWD fails or refuses to pay the CITY for the monthly MWD Contribution, CITY may, after providing MWD fifteen day written notice, suspend delivery of CITY CAP Water to MWD until the payment has been received as provided herein above.

8. NO ALLOCATION OF WATER

8.1. Nothing in this Agreement will be construed as an allocation of water to MWD, nor will this Agreement entitle MWD to any water other than any CITY CAP Water ordered pursuant to this Agreement.

8.2. Until a specific quantity of water is agreed upon by the Parties for a particular year pursuant to Section 5 of this Agreement, nothing in this Agreement will be construed as requiring CITY to provide CITY CAP Water to MWD in any year, and nothing in this Agreement will be construed as requiring MWD to accept deliveries of CITY CAP Water in any year.

9. WATER QUALITY

Neither Party guarantees the quality of water delivered, received, or used pursuant to this Agreement. Each Party waives its right to make a claim against the other Party for any effect on the quality of surface or underground water as a result of this Agreement, unless such effect on water quality is the result of such other Party's negligent or wrongful action or inaction.

10. RECOVERY, SALE, OR TRANSFER OF STORED WATER AND CREDITS

CITY will have the right to recover, sell, or transfer any CITY CAP Water stored at the MWD GSF pursuant to this Agreement; provided, however, MWD and CITY acknowledge that the recovery of water stored underground in the MWD GSF is beyond the scope of this Agreement, and recovery of such water will be the sole responsibility of CITY.

11. TERMINATION OF AGREEMENT

11.1. This Agreement may be terminated by either party, with or without cause, for any reason upon 15 day written notice. Termination by MWD will be treated as a request to reduce deliveries as set forth in Section 5 of this Agreement.

11.2. This Agreement is subject to termination in accordance with the provisions of A.R.S. § 38-511.

11.3. A Party's right to collect any monies owed under this Agreement will survive the termination of this Agreement.

12. APPLICABLE LAW; VENUE

In carrying out this Agreement, MWD and CITY will comply with all applicable laws and regulations of the State of Arizona, and will obtain and maintain all required permits or licenses from appropriate federal, state, and local authorities. This Agreement is governed by the laws of the State of Arizona and suit pertaining to this Agreement may be brought only in the Maricopa County Arizona Superior Court.

13. BOOKS AND RECORDS

MWD will maintain records pertaining to the administration of the terms of this Agreement, including records of MWD's water supply and water use data for the immediately preceding two calendar years. Copies of such records will be furnished to CITY upon request.

14. AUTHORIZED REPRESENTATIVES; NOTICES

The individuals named below are authorized to act as the designated representative for the respective Parties and will serve as a primary contact person for such Party. Any notice, demand, or request authorized or required by this Agreement will be in writing and will be deemed to have been duly given if: (i) mailed, via certified United States Mail, return receipt requested, postage prepaid; (ii) personally delivered to the Parties at the address set forth below; or (iii) sent via national overnight delivery service. The date a notice will be deemed to have been given, received, and become effective will be: (a) three days following the date of deposit in the mail, if the notice is sent by certified United States Mail, return receipt requested, and postage prepaid; or (b) the date on which the notice is delivered or refused, if notice is given by personal delivery or delivery by a national overnight delivery service. No notice will be deemed effective unless sent in one of the manners described above. The designation of the addressee or the address may be changed by notice given in the same manner as provided for in this Section.

If to CITY:

City Manager
CITY OF SURPRISE
16000 N. Civic Center Plaza
Surprise, AZ 85374

With a Copy to:

City Attorney
CITY OF SURPRISE
16000 N. Civic Center Plaza
Surprise, AZ 85374

If to MWD:

General Manager
Maricopa County Municipal Water Conservation District Number One
P. O. Box 900
Waddell, Arizona 85355

15. ASSIGNMENT

The provisions of this Agreement will apply to and bind the successors and assigns of the Parties hereto, but no assignment or transfer of this Agreement or any interest in it will be valid unless and until approved in writing by both Parties, and approved by the governing body of each Party. Any assignment or transfer of this Agreement by a Party in breach of this Section will be null and void and of no legal force or effect.

16. MUTUAL DEFENSE AND COOPERATION

The Parties will exercise good faith efforts to defend this Agreement from and against any challenge made by third parties, and each Party will do so at its individual expense.

17. UNCONTROLLABLE FORCES

Neither Party will be considered to be in default in the performance of any of its obligations under this Agreement (other than obligations of the Parties to make payments pursuant to this Agreement) when the failure of such performance is the result of uncontrollable forces. The term "uncontrollable forces" will mean any cause beyond the control of the Party unable to perform an obligation under this Agreement, including, but not limited to, failure of or threat of failure of facilities, flood, earthquake, storm, fire, lightning, drought, and other natural catastrophes, epidemic, war, riot, civil disturbance or disobedience, strike, labor dispute, labor or material shortage, sabotage, government priorities, restraint by a court order or a public authority, or any action or non-action by, or failure to obtain the necessary authorizations or approvals from, any governmental agency or authority, which by exercise of due diligence the affected Party could not reasonably have been expected to avoid and which by exercise of due diligence it is unable to overcome.

18. ENTIRE AGREEMENT; MODIFICATIONS

This Agreement embodies the entire agreement of the Parties with regard to the subject matter addressed herein. There are no promises, terms, conditions, or obligations between the Parties relating to this subject matter other than those contained in this Agreement. This Agreement will supersede all previous communications, representations, or agreements, either verbal or written, between the Parties relating to the subject matter herein. There will be no modification of this Agreement except in a writing executed by both Parties, approved by each parties respective governing bodies.

19. CONFLICT OF INTEREST

The provisions of A.R.S. §38-511 are incorporated in this Agreement to the extent of their applicability to contracts of the nature of this Agreement under the laws of the State of Arizona.

20. COUNTERPART EXECUTION

This Agreement may be signed in counterparts, each of which will be an original and all of which will constitute one and the same instrument. All signatures need not be on the same counterpart.

21. AUTHORIZATIONS

The Parties to this Agreement represent that the individuals signing this Agreement in the spaces provided below have been appropriately authorized to enter into this

Agreement on behalf of the Party for which they sign and that no further action or approvals are necessary before execution of this Agreement.

22. NO LIABILITY

Notwithstanding any other provision of this Agreement, MWD will not be liable to CITY if the CITY CAP Water delivered to MWD hereunder fails to result in annual storage and recovery credits or long-term storage credits that CITY can recover if such failure is the result of: (i) a change in ADWR's interpretation of Arizona law, regulations, or the terms of the MWD GSF Permit that ADWR makes MWD aware of after MWD takes delivery of CITY CAP Water; or, (ii) the result of the actions, over which MWD has no control, of one of MWD's customers.

23. NO THIRD PARTY BENEFICIARIES

This Agreement is solely for the benefit of the Parties, and does not create nor may it be construed to create rights of third party. No third party may enforce the terms and conditions of this Agreement.

24. AMENDMENT

This Agreement may be modified only by a written amendment signed by persons duly authorized to enter into agreements on behalf of the City and MWD. Any such amendment must be approved by the governing body of the respective Parties.

25. IMMIGRATION LAW COMPLIANCE

The Parties warrant that each complies with all Federal Immigration laws and regulations that relate to its employees and complies with A.R.S. §23-214(A). Contractor acknowledges that pursuant to A.R.S. §41-4401, a breach of this warranty is a material breach of this Agreement subject to penalties up to and including termination of this Agreement, and that the City retains the legal right to inspect the papers of any employee who works on the Agreement to ensure compliance with this warranty.

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement as of the date indicated below.

CITY OF SURPRISE

Maricopa County MUNICIPAL WATER
CONSERVATION DISTRICT NUMBER
ONE

By: _____
Bob Wingenroth
City Manager

By: _____
Glen Vortherms
General Manager

Date: _____

Date: _____

APPROVAL AS TO FORM

I have read this Agreement and have determined such Agreement is in proper form and is entered into within the powers of and authority granted under the laws of the State of Arizona.

Attorney for the City

Attorney for MWD

Date: _____

Date: _____

RESOLUTION # 2015-106

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA, ENTERING INTO A GROUNDWATER SAVINGS FACILITY AGREEMENT WITH THE MARICOPA COUNTY MUNICIPAL WATER CONSERVATION DISTRICT NUMBER ONE.

WHEREAS, pursuant to Arizona Revised Statutes §11-951, the City of Surprise has the authority to enter into an agreement with other governmental agencies;

WHEREAS, the City is eligible to store CAP water underground pursuant to Arizona's Underground Water Storage, Savings and Replenishment statutes, A.R.S. §45-801.01 *et seq.*; and

WHEREAS, the city wishes to enter into this agreement in order to accept and store CAP water at the MWD facility.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Surprise, Arizona, as follows.

Section 1. That it is deemed in the best interest of the City of Surprise that a Groundwater Savings Facility Agreement with the Maricopa County Municipal Water Conservation District No. 1 be entered into, which agreement is attached as *Exhibit A*.

Section 2. That the City Manager is hereby authorized to execute and deliver this agreement on behalf of the City of Surprise.

APPROVED AND ADOPTED this ____ day of _____, 2015.

Sharon R. Wolcott, Mayor

Attest:

Approved as to form:

Sherry Aguilar, City Clerk

Misty Leslie, City Attorney

IGA between MWD and COS for use of MWD's GSF to store COS's CAP Water

Regular Council Meeting

November 17, 2015

Water Resource Management



SURPRISE
ARIZONA



**Intergovernmental Agreement (IGA)
between the Maricopa Water District
(MWD) and the City of Surprise (COS)
for use of MWD'S Groundwater
Savings Facility (GSF) to store COS's
Central Arizona Project (CAP) Water**



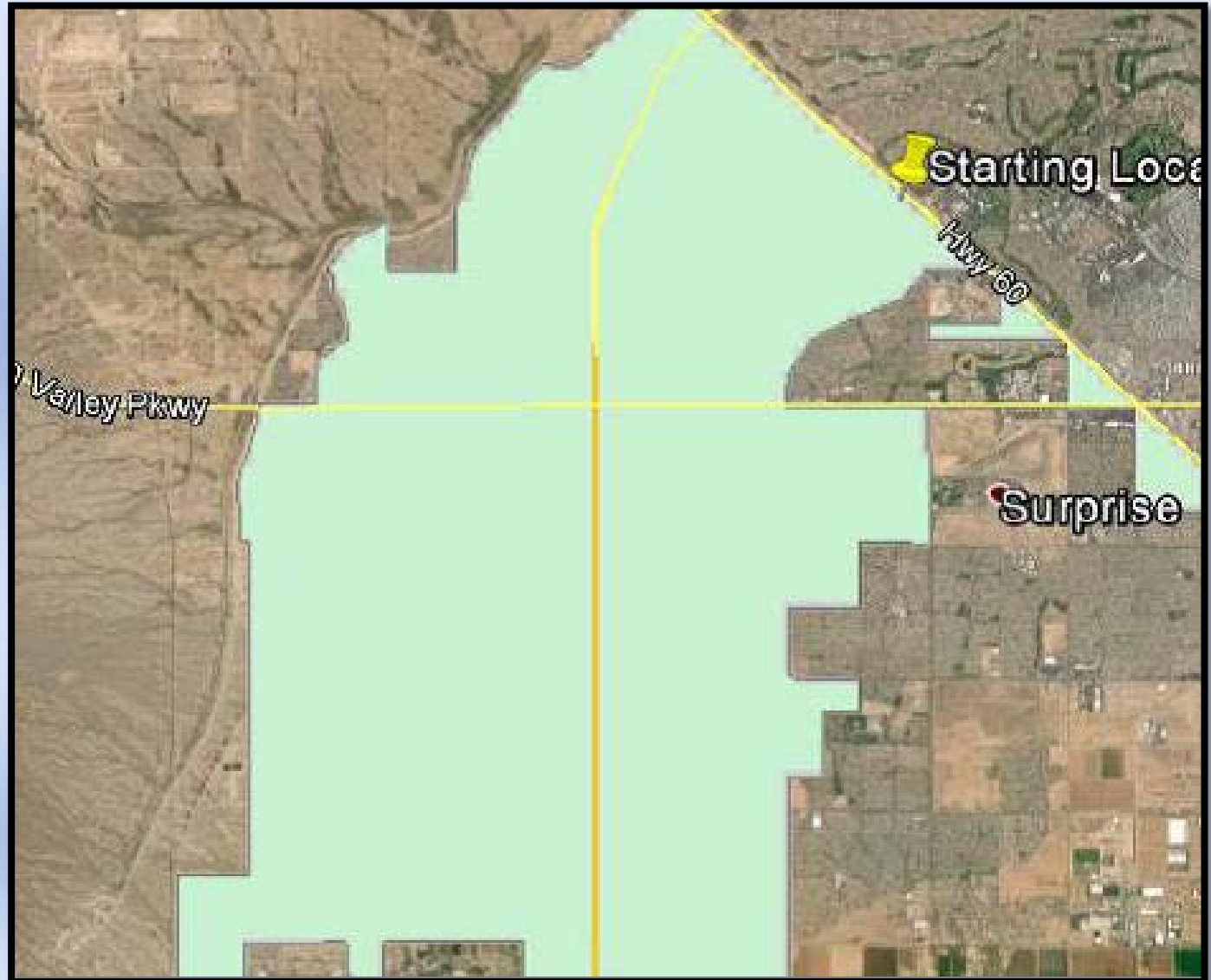
- **WHAT IS A GSF?**
 - ❑ An ADWR permitted area established to reduce groundwater withdrawals by authorizing the use of other waters within the service area.

- **WHAT IS MWD's GSF**
 - ❑ Covers nearly all of MWD's Irrigation Service Area:
 - o I-10 to US60
 - o White Tanks to Sarival Rd (and a few points east)
 - o Includes a large portion of Surprise Special Planning Area 1 (SPA 1)

Groundwater Savings Facility



MWD'S GSF
WITHIN
SURPRISE



Groundwater Savings Facility



ADVANTAGES FOR SURPRISE

- ☐ Reduces Groundwater Pumping
- ☐ Recharges CAP water in Surprise's Area of Hydrologic Impact (AHI)
- ☐ Long Term Storage Credits continue to accrue
- ☐ Reduction in recharge costs to CAP
- ☐ No additional costs to the City to recharge in GSF

DISADVANTAGES

- ☐ Amount of water delivered annually to the GSF varies based on projected demand

NEXT STEPS



- ❖ SUBMIT A WATER STORAGE PERMIT APPLICATION TO ADWR
- ❖ SUBMIT ANNUAL WATER ORDER TO CAP
- ❖ NOTICE TO MWD TO SCHEDULE WATER



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	CM Winters and CM Tande
Submitting Department:		District:	Internal
Staff Recommendations:	None		

Consent	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Discussion and possible direction regarding City Council Team Commitments presented to the Mayor and City Council by City Manager, Bob Wingenroth.

Motion:

I move to approve _____.

Background:

The attached document was presented to the City Council by City Manager Wingenroth.

Objective Analysis:

Policy Compliant:

Financial Impact:

Budget Impact:

FTE Impact:

ATTACHMENTS:

Click to download

☐ [City Council Team Commitments](#)



City Council Team Commitments

1. Support the direction of Council as a whole

Although each Council member has a personal opinion, once an issue has been decided by the Council each member will support the direction of Council, respect the decision that has been made, lay aside differences, and move forward. Topics will not be brought back up for discussion without new substantial or critical information that necessitates reconsideration.

2. Demonstrate effective problem solving approaches

Council Members use the public stage to show how individuals with disparate points of view can find common ground and understanding, negotiating solutions that benefit the community as a whole.

3. Stay focused on the overall and long range good of the City

Collectively, the Council makes all policy decisions for the City of Surprise while the administrative staff works to implement the decisions that have been made. The Council respects this division of responsibilities and focuses on making good decisions for the overall and long range well-being of the City.

4. Balance the needs of the community as a whole

While it is good and appropriate that each Council member regularly hears from and communicates with members of the community, Council decisions are based on the needs of the City as a whole. Council is cautious in forming opinions based solely on the needs of one particular group or segment of the community.

5. Practice civility, professionalism, and decorum in discussions and debate

Difficult questions, tough challenges, and criticism of ideas and information are legitimate elements of a free democracy in action. Council members work hard to conduct themselves in a professional manner at all times.

6. Continue respectful behavior in private

The same level of respect and consideration of differing points of view that is deemed appropriate for public discussions is maintained in private conversation.

7. Remember Council Members are always on display

The actions, mannerisms, and language of the Council Members are constantly being monitored and observed by the community every day that they serve in office. Our behaviors and comments serve as models in our city and set the tone for staff's behavior. This also includes refraining from making personal comments about other Council Members. Honesty and respect for the dignity of each individual is reflected in every word and action taken by Council Members, 24 hours a day, seven days a week. It is a serious and continuous responsibility.

Research Details

1. Your Role as an Elected Official

New Mayors & Council Members Academy

League of California Cities

<https://www.cacities.org/Education-Events/New-Mayors-Council-Members-Academy/For-Attendees/Materials>

2. 2012 Mayor and City Council Team Expectations

<http://jkeneghan.com/city/meetings/2012/jan/retreat/2012%20Mayor%20and%20City%20Council%20Team%20Expectations.pdf>

City of Dunwoody, Georgia

<http://www.dunwoodyga.gov/>

3. Eight Expectations for Effective City Councils

2010 NCLM Annual Conference Presentation

North Carolina League of Municipalities

https://www.nclm.org/SiteCollectionDocuments/Resource/Session1_Eight%20Expectations%20for%20Effective%20City%20Councils%20Handout.pdf

4. Warren City Council – Code of Conduct

City of Warren, Minnesota

http://www.warrenminnesota.com/vertical/sites/%7BE90113E1-BD14-442E-9522-C05229EDE30C%7D/uploads/Warren_City_Council_-_Code_of_Conduct.pdf



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	David Kohlbeck, Public Works
Submitting Department:	Public Works	District:	Citywide
Staff Recommendations:	None		

Consent	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action amending the fiscal year 2016 budget by reallocating appropriations of \$68,900 from General Fund Contingency (one-time) to Traffic Engineering Transit to fund an increase in weekday cap level for Dial-a-Ride service; Resolution 2015-115.

Motion:

I move to approve Resolution 2015-115.

Background:

The City currently contracts with Valley Metro for its Dial-a-Ride service. The current cap for weekday one-way trips is 140. On average 93% of the daily cap trips are performed. The other 7% that are not performed are either same day cancellations or no-shows. Current technology prevents most of those trips from being filled in the same day.

By increasing the cap the City will have the ability to provide more demand service for transit to ADA, seniors, and others with disabilities.

Objective Analysis:

Participating in the Northwest Dial-a-Ride contract provides the City the ability to take advantage of the most favorable pricing and reliable service for demand transit service to its residents.

Policy Compliant:

This action item is consistent with City and Council strategic plan goal 4.

Monitor and evaluate the Total Transit cab contract for provision of dial-a-ride service to Surprise residents.

Financial Impact:

The annual impact of increasing the weekday cap for one-way trips is \$116,000 which will support an additional 5,040 one-way trips for ADA, seniors, and others with disabilities, as well as the general

public. The \$68,900 increase approved by this item will support an additional 3,000 one-way trips through the end of FY2016.

Budget Impact:

This item is requesting a budget amendment of \$68,900 from General Fund Contingency (one-time) to General Fund Transit contract services. The annual increase of \$116,000 will be submitted as part of the FY2017 budget process.

FTE Impact:

This action will not have an impact on FTE.

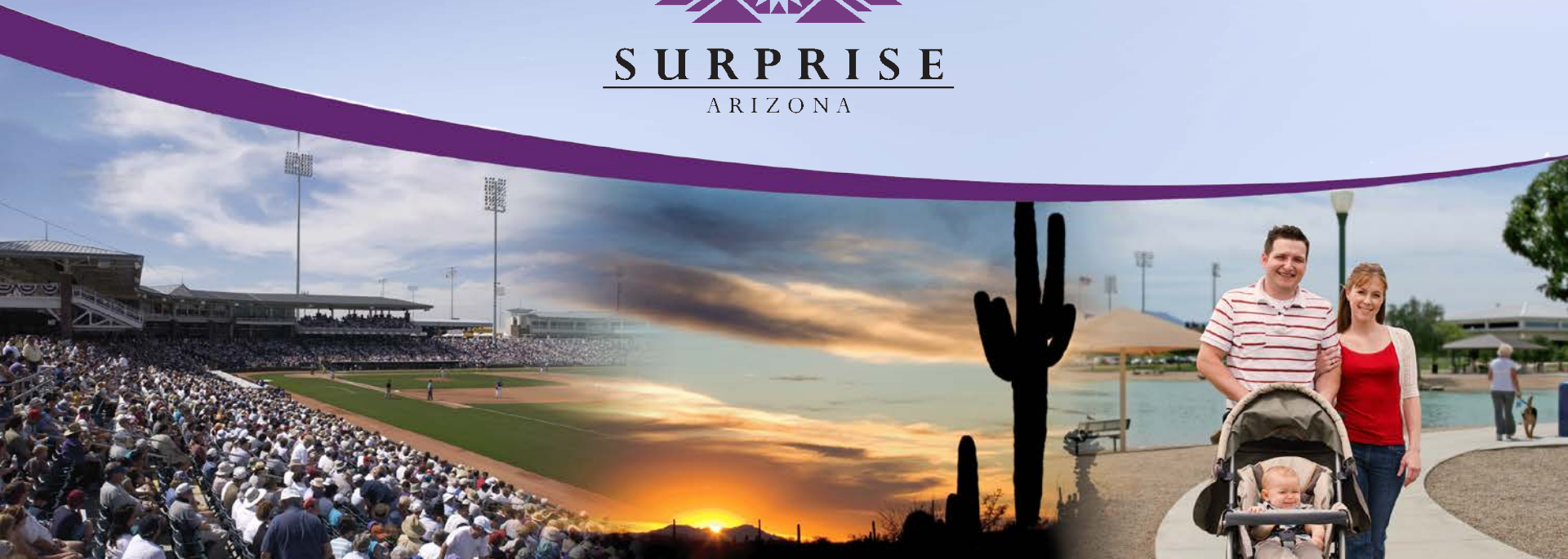
ATTACHMENTS:

Click to download

- ☐ [DAR Presentation](#)
 - ☐ [Res 2015-115 Budget Amendment for Dial-A-Ride](#)
-

Dial-A-Ride Update

November 17, 2015



Contract Service Numbers

—FY2013 One-way Trips 21,442

- Equalled annual service when provided in-house.

—FY2014 One-Way Trips 38,039

- March of 2014 instituted daily cap due to large spike in ridership associated with senior center service model change and general public leisure uses.
- Cap 125 One-Way Trips M-F.

—FY2015 One-Way Trips 31,668

- July 2014 Increased Cap to 135 and added Saturday service of 20
- January 2015 Increased Cap to 140 and Saturday to 30
- Increased Hours of Service to 5am to 8pm - 6 days a week

—FY2016 One-way Trips YTD 8,305 July – September

- Added Holiday service based on Saturday cap levels

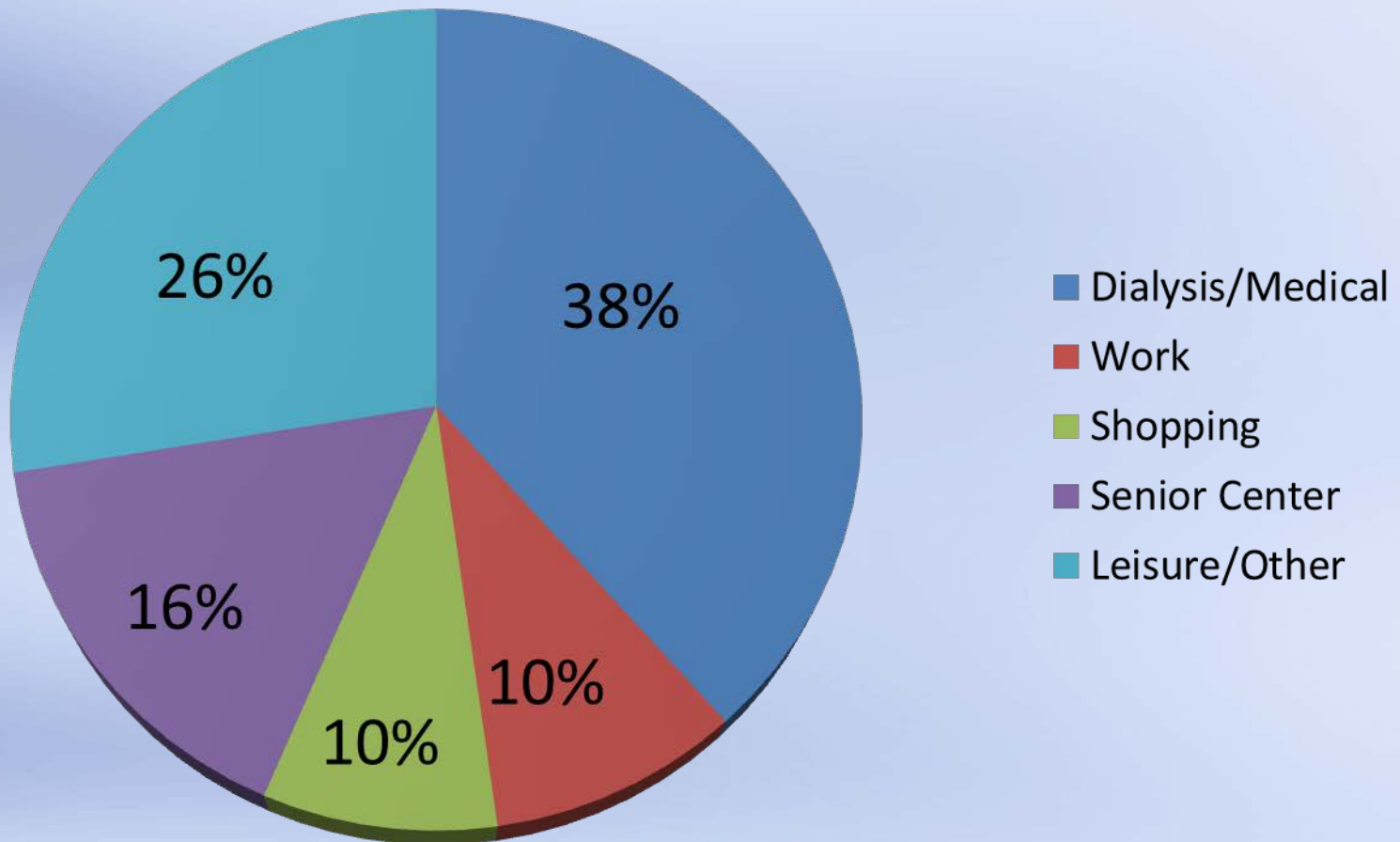
Grant Monies used to provide service:

- New Freedom Grant Monies through FY2015 \$478,125.
- New Freedom Grant Monies planned FY2016 \$94,900.
 - ❖ Award amounts vary and are managed by Valley Metro
- Arizona Lottery Funds \$700,000.
- Prop 400 ADA Funds \$60,000.

Dial-a-Ride Ridership Trends



Percentage of Trips by Purpose



Fares for service:

- Current rate is \$1.00 any trip inside of Surprise, \$1.25 any trip outside of Surprise.
- Propose fare changes as part of FY2017 budget \$2.00 for all trips in Surprise City limits.
- Propose fare changes for Regional (outside of Surprise limits) trips as Regional fare which is currently \$4.00.
- Should reduce annual billings from Valley Metro by \$30,000 - \$40,000 annually.

Regional Changes Coming

- Unified Contract for West and East Valley Service
 - ❖ May reduce rates.
 - ❖ Allow for different service options (more grouped trips).
- Regional ADA No-Transfer policy
 - ❖ Each City responsible for paying entire cost of trips **or**
 - ❖ Paid by Prop 400 Regional monies off the top.
- Regional Fare for Regional ADA Service
 - ❖ Regional ADA Fare currently \$4.00.
- Seven Day a Week Service
 - ❖ Service level determined by cities.

Service Cost Changes

- Sunday Service change
 - ❖ Same as Saturday 30 one-way trips 52 Sundays @ 23.00 per trip = 1,560 trips at a cost of \$35,900.
- Regional ADA No-Transfer policy
 - ❖ Current estimate based on current transfer \$28,000 annually.
- Increases associated with raising cap levels
 - ❖ Example: 20 additional one-way trips per day M-F @\$23.00 per trip = 5,040 additional one-way trips at a cost of \$116,000.

Questions or Comments?

RESOLUTION # 2015-115

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA, AMENDING THE FISCAL YEAR 2016 BUDGET BY REALLOCATING APPROPRIATIONS OF \$68,900 FROM GENERAL FUND CONTINGENCY (One-Time), TO PUBLIC WORKS TRAFFIC ENGINEERING TRANSIT (DIAL-A-RIDE) CONTRACT SERVICE TO INCREASE THE WEEKDAY CAP FOR ONE-WAY RIDES FROM 140 TO 160.

WHEREAS, the City's Dial-a-Ride service is experiencing an increase in demand;

WHEREAS, this increase has caused a number of ridership requests to be denied;

WHEREAS, to meet this increased demand for service requires an increase in the Dial-a-Ride contract service with contingency dollars;

WHEREAS, the FY2016 budget was adopted by Council Resolution #2015-53 on June 2, 2015;

WHEREAS, this action will necessitate a budget amendment; and

WHEREAS, City of Surprise Administrative Policies requires the approval of the Mayor and Council for budget amendments of this nature.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Surprise, Arizona, as follows.

Section 1. The City's Chief Financial Officer is authorized to make the fund source budget adjustments described and estimated in Exhibit A.

Section 2. That the statements and schedules attached as Exhibit A and incorporated by reference are adopted, amending the budget of the City of Surprise, Arizona for the fiscal year July 1, 2015 through June 30, 2016.

SIGNATURES ON THE FOLLOWING PAGE

APPROVED AND ADOPTED this ____ day of _____, 2015.

Sharon R. Wolcott, Mayor

Attest:

Approved as to form:

Sherry Aguilar, City Clerk

Robert Wingo, Interim City Attorney

RESOLUTION # 2015-115
Exhibit A

The FY2016 Annual Budget is amended by reallocating appropriations among lawfully available appropriations to ensure the continued operations of the City of Surprise in the payment of necessary expenditures. These allocations do not represent an actual transfer of funds, but only a transfer of spending authority. Additionally, these reallocations do not increase or decrease the total budget.

Fund	Current Appropriation	Increase (Decrease)	Amended Appropriation
General Fund Contingency (One-Time)	\$1,720,600	(\$68,900)	\$1,651,700
General Fund Traffic Engineering Transit	404,300	\$68,900	473,200
	<u>\$2,124,900</u>	<u>\$0</u>	<u>\$2,124,900</u>

The fund changes are as follows:

- The amendment utilizes General Fund Contingency (One-Time) in the amount of \$68,900 for Dial-a-Ride contract service without exceeding the approved total annual budget for FY2016.



CITY OF SURPRISE
Regular City Council Meeting

November 17, 2015 @ 6:00:00 PM

Back Print

Council Meeting Date:	November 17, 2015	Contact Person:	Robert Kuhfuss, Community Development
Submitting Department:	CD	District:	4
Staff Recommendations:	None		

Consent	Regular	Public Hearing	x	Report/Discussion
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Agenda Wording:

Presentation and discussion regarding proposed Zone Change from CR to IP-PUD, CR to CR-PUD, and from IP to CR-PUD for Dysart Subdivision located at the southwest corner of Bell Road and Dysart Road; Ordinance # 2015-16.

Motion:

I move to approve Ordinance # 2015-16.

Background:

The owner's agent met with staff to discuss the possibility of rezoning the property to accommodate a proposed automotive body repair facility in addition to future commercial uses as yet to be determined. These meetings were followed by a formal submittal to change the zoning of the property, in addition to a Master Site Plan and Final Plat. The Planning and Zoning Commission recommended approval of the Zone Change request to the City Council subject to staff-recommended stipulations. The matter was scheduled for public hearing on October 6, 2015 but continued by the City Council to October 20, 2015 and again to November 3, 2015 and November 17, 2015.

Objective Analysis:

The proposed Zone Change will facilitate the development of the property as an automotive repair facility and other as-yet to be determined commercial uses. Together with related Final Plat and Master Site Plan, the proposed Zone Change will provide the mechanism needed to allow the owner to bring this otherwise vacant property to market, which will in turn allow it to be developed in a manner that is consistent with the goals and policies of the General Plan.

Policy Compliant:

The proposed Zone Change advances the goals and policies of the Surprise General Plan and the City Council's Strategic Plan.

Financial Impact:

Any anticipated expenses were included as a part of the FY2016 budget in the General Fund and Community Development Department. No amendment to the FY2016 budget is necessary.

Budget Impact:

Any anticipated expenses were included as a part of the FY2016 budget in the General Fund and Community Development Department. No amendment to the FY2016 budget is necessary.

FTE Impact:

Proposed changes will not necessitate any changes to the number of FTEs.

ATTACHMENTS:

Click to download

- ☐ [FS15-155 - Caliber Collision - Ordinance 2016-16](#)
 - ☐ [CC05 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - P&Z Commission Master Site Plan Staff Report](#)
 - ☐ [CC01 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Vicinity Map](#)
 - ☐ [CC02 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Zone Change Case Map](#)
 - ☐ [CC03 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Zoning Narrative](#)
 - ☐ [CC04 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - P&Z Commission Zone Change Staff Report](#)
 - ☐ [CC00 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Staff Report](#)
 - ☐ [CC06 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Site Plan \(1 & 2 of 3\)](#)
 - ☐ [CC06 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Site Plan \(3 of 3\)](#)
 - ☐ [CC07 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Landscape Rendering](#)
 - ☐ [CC08 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Elevation Rendering](#)
 - ☐ [CC09 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Sign Package](#)
 - ☐ [CC10 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - ADOT Comments](#)
 - ☐ [CC11 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - MWD Comments](#)
 - ☐ [CC12 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Luke AFB Comments](#)
 - ☐ [CC13 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Excerpt of the October 1 2015 P&Z Minutes](#)
 - ☐ [CC14 - FS15-155 - Dysart Subdivision - Caliber Collision - Rezone - Presentation](#)
-

ORDINANCE 2015-16

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE CITY OF SURPRISE, ARIZONA, APPROVING A REZONE FROM CR TO IP, FROM CR TO CR AND FROM IP TO CR WITH A PLANNED UNIT DEVELOPMENT (PUD) OVERLAY FOR THE DYSART SUBDIVISION, LOCATED AT THE SOUTHWEST CORNER OF BELL ROAD AND DYSART ROAD.

WHEREAS, this Ordinance was properly noticed for public hearing and the necessary hearings and opportunity for public input were completed;

WHEREAS, the subject site is located at the southwest corner of Bell Road and Dysart Road;

WHEREAS, the subject site is zoned as CR and IP;

WHEREAS, the Zone Change and PUD overlay district is authorized by Surprise Municipal Code §122-68;

WHEREAS, the proposed use of the subject site requires modification of the applicable zoning regulations;

WHEREAS, the proposed PUD overlay satisfies the requirements set forth in Chapter 122 of the Surprise Municipal Code;

WHEREAS, this Zone Change and PUD overlay is in harmony with the purposes and intent of the zoning ordinance and the Surprise General Plan; and

WHEREAS, on October 1, 2015, the Planning and Zoning Commission recommended approval of the application to re-zone from CR to IP-PUD, from CR to CR-PUD and from IP to CR-PUD.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the City of Surprise, Arizona, as follows:

Section 1. The parcel depicted on Exhibit A, known as the “Dysart Subdivision” is rezoned from CR to IP PUD, from CR to CR PUD and from IP to CR PUD with a planned unit development (PUD) overlay, in conformance with the “Dysart Subdivision Zone Change and PUD Overlay” document, dated August 17, 2015. This re-zoning approval is subject to the following conditions:

- a. Development and use of the site shall be in substantial conformance with the project narrative entitled “Dysart Subdivision Rezone Document PUD Overlay”, prepared by Olsson Associates, consisting of 20 pages dated revised August 17, 2015 and stamped received August 17, 2015, except as modified by the following stipulations.
- b. If a Final Plat has not been recorded within one (1) year of approval of this Zone Change request by the City Council, the subject zone change may be scheduled for public hearing by the Planning and Zoning Commission and City Council for consideration of reverting the property to its former zoning per ARS § 9-462.01.E.
- c. Non-compliance with the stipulations of approval of this case will be treated as a violation in accordance with the provisions of Article XIV of the Surprise Unified Development Code.
- d. The Property owner and successors waive claim for diminution of in value if the City takes action to rescind approval of this zone change request due to non-compliance with the stipulations of approval.

Section 2. Amendment of Zoning Map. The City of Surprise zoning map is herewith amended to reflect the change in districts referred to in Section 1 above.

Section 3. Codification. This ordinance is not of a general nature and will not be codified.

Section 4. Repeal of Conflicting Ordinances. All ordinances or parts of ordinances in conflict with the provisions of this ordinance or any part of the code adopted herein by reference are hereby repealed, upon the effective date of this Ordinance.

Section 5. Severability. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions thereof.

SIGNATURES ON FOLLOWING PAGE

PASSED AND ADOPTED this _____ day of _____, 2015.

Sharon R. Wolcott, Mayor

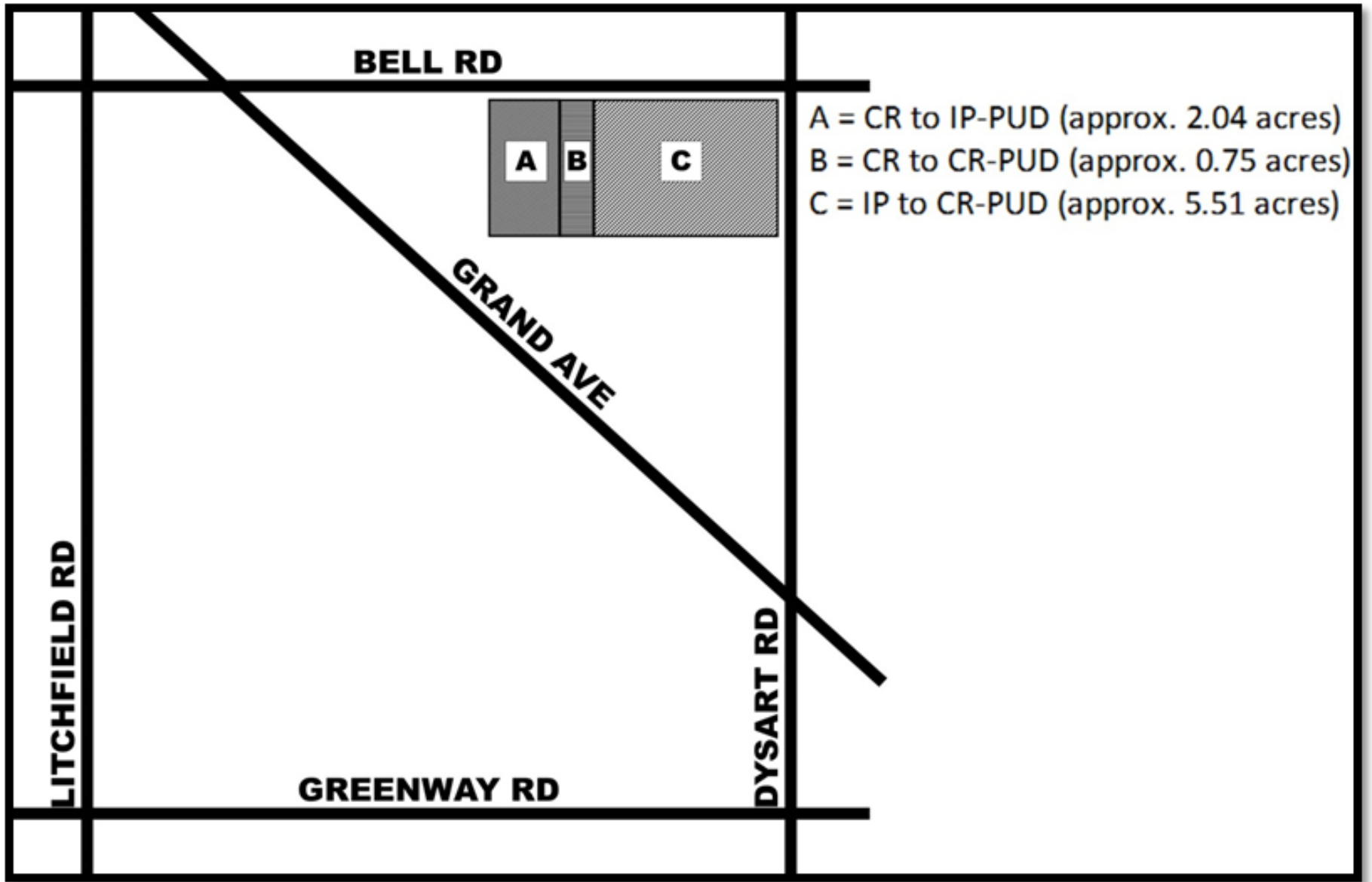
Attest:

Approved as to form:

Sherry Aguilar, City Clerk

Robert Wingo, Interim City Attorney

EXHIBIT A



MAJOR SITE PLAN

REPORT TO THE PLANNING AND ZONING COMMISSION

Case: FS15-155

Project Name: Dysart Subdivision Major Site Plan

Council District: 4

Meeting Date: October 1, 2015

Planner: Robert H. Kuhfuss, AICP

Owner: Farhad and Kathryn Shokoohl

Applicant: Len Swartz, PE, of Ollson Associates, on behalf of Cross Development and Farhad and Kathryn Shokoohl

Request: Major Site Plan in the IP-PUD and CR-PUD zoning districts (approx. 8.30 acres)

Site Location: Southwest corner of Bell Road and Dysart Road

Site Size: 8.30 acres (approx.)

Density: N/A

General Plan Conformance: The proposal is consistent with the Surprise General Plan 2035

Support/Opposition: None known

Staff Recommendation: Should the Commission recommend approval of the related Zone Change, staff recommends the Commission **approve** the subject Master Site Plan subject to stipulations 'a'-'i'.

[Note: Approval of this Master Site Plan request presumes a favorable recommendation to the City Council regarding the Zone Change request being processed under this case, but discussed under separate cover.]

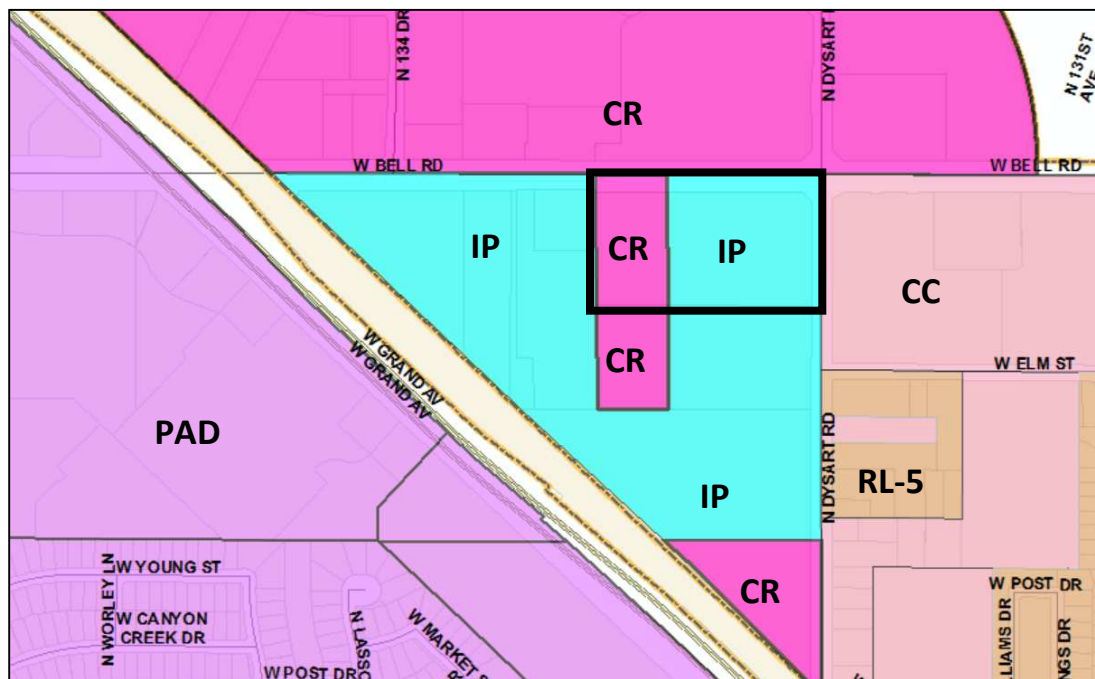
PROJECT DESCRIPTION:

Len Swartz, PE, of Ollson Associates, on behalf of Cross Development and Farhad and Kathryn Shokoohl, seeks approval of two separate but related requests. The first request involves a rezone from CR to IP-PUD (approx. 2.04 acres), from CR to CR-PUD (approx. 0.75 acres), and from IP to CR-PUD (approx. 5.51 acres). The second request involves a Major Site Plan in these newly established districts. These requests are also in conjunction with a related Final Plat, which is being processed under the same case number, but is being scheduled for City Council separately, pending the Commission's favorable action on the two requests discussed herein. All three actions anticipate the development of a Calber Collision Center and other as-yet to be determined commercial uses.

EXISTING ZONING:

The following chart and associated map depict the existing zoning of the subject site and its surrounds.

Regional Commercial (CR)	Regional Commercial (CR)	Regional Commercial (CR)
Industrial Performance (IP)	Community Commercial (CR) and Industrial Performance (IP)	Community Commercial (CC)
Industrial Performance (IP)	Regional Commercial (CR)	Community Commercial (CC)



57 **BACKGROUND:**

58
59 **December 18, 2014:** Staff met with the applicant to discuss the project during a regularly
60 scheduled Concept Review meeting under CR14-468.

61
62 **April 17, 2015:** The applicant filed a request for a Zone Change, Major Site Plan and Final Plat under
63 case FS15-155, the subject case.

64
65 **April 30, 2015:** Staff met with another entity to discuss the development of what would become
66 Lot 2 of the subject site during a regularly scheduled Concept Review meeting under CR15-165.

67
68 **June 21, 2015:** The applicant held a neighborhood outreach meeting to discuss the project.

69
70 **CITIZEN OUTREACH:**

71
72 As noted above, the applicant held a Citizen Review meeting on June 21, 2015, which generated no
73 input. Staff is not aware of any support to opposition regarding this request.

74
75 **ANALYSIS AND DISCUSSION:**

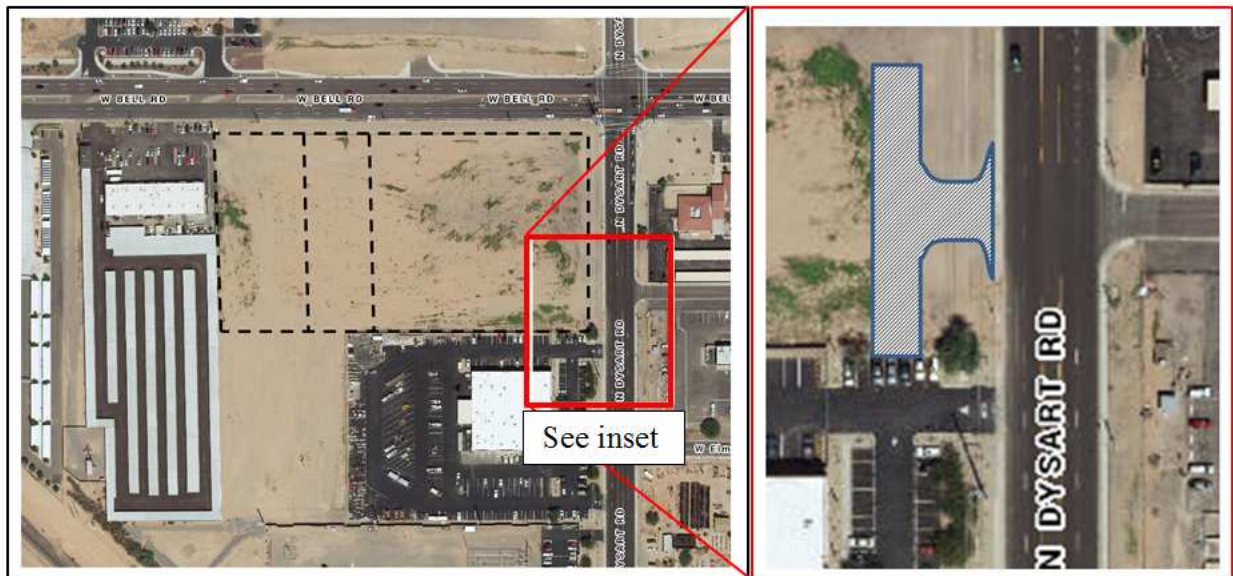
76
77 The subject property consists of two parcels, which are currently vacant except for an existing
78 billboard, which is presumed to be legal non-conforming due to its appearance in aerial
79 photography as early as 1986. The westernmost parcel is currently zoned CR and is immediately
80 north of and adjacent to another vacant CR parcel, which is owned by Arizona Public Service. The
81 easternmost parcel is currently zoned IP and is immediately north of and adjacent to another IP
82 parcel, currently developed as an APS facility. Located to the east of the subject property, across
83 Dysart Road, is an area of CC zoning, currently developed with state and county facilities. Just to
84 the west of the subject parcel is an existing tire shop located within IP zoning. The property located
85 across Bell Road from the property is currently vacant and zoned CR, while the property to the
86 northeast of the site, at the northeast corner of Dysart Road and Bell Road, is currently under
87 construction as a medical facility.

88
89 **Major Site Plan:**

90
91 The subject request includes a Major Site Plan, which consists of specific details relating to the
92 Caliber Collision Center, while providing a nearly blank slate to accommodate future commercial
93 development on the balance of the site, which will be evaluated through a Major Site Plan
94 Amendment(s) at a later date. Development Standards will be part of the Zone Change request and
95 are intended to enhance the project and overcome certain obstacles.

The site will take access from the neighboring property to the west via reciprocal cross-access easements that are established via the related Final Plat or by other instruments. Additional access will be directly from Bell Road via a driveway that will center over the common lot line between Lots 1 and 2 of the related Final Plat. This driveway entrance will accommodate right-in, right-out and left-in movements, with the developer making modifications to the median to accommodate these turning movements. These two access points will also be connected by a drive aisle that will ultimately extend the entire length of the Bell Road frontage. With the exception of the westernmost 50', a 45' wide landscape buffer will separate the drive aisle from Bell Road. A provision for this is included in the Development Standards Table.

The proposal also anticipates ultimately having a single driveway entrance along Dysart Road, which would be in direct alignment with the access drive serving the County facility across the street. While not part of this proposal, cross-access between proposed Lot 3 and the adjacent APS facility to the south will allow the city to appropriately manage access; however, staff notes that future plans for Dysart Road include a median in that area, which would ultimately render this driveway right-in/right-out only.



The main building will be situated generally in the center of the Caliber site, with parking around the entire perimeter. While most of the parking will be located behind a gate and accommodate vehicles in for repair, a number of spaces will be located to the front of the gate, with several of those spaces located between the building and the street. Generally, staff discourages this arrangement; however, since the SUDC requires a substantial landscape buffer between the parking area and the street, and the proposed arrangement is consistent with the development pattern in the immediate area, staff is willing to accept the proposed arrangement.

The site will be well landscaped using a pallet of drought-tolerant trees, shrubs and groundcovers, which will soften the appearance of the building from the street and provide shade in certain areas thereby reducing the ambient temperatures and helping to mitigate the heat island effect. Staff notes, that the City of Surprise recently completed a sidewalk project adjacent to the site, which did not anticipate any vegetative materials in the area between the curb and sidewalk; however, the applicant has agreed to extend landscaping into that area to further enhance the site.

In order to provide for enhanced pedestrian connectivity through the site, the applicant will extend crosswalks from the main building to the east and west property lines as well as to the Bell Road sidewalk using integrally colored stamped concrete. Ultimately, the internal pedestrian connection will extend through Lots 2 and 3 thereby allowing patrons of one business to access the neighboring businesses without necessarily having to access the city walk thereby reducing the amount of pedestrian cut-through traffic through the individual parking lots.

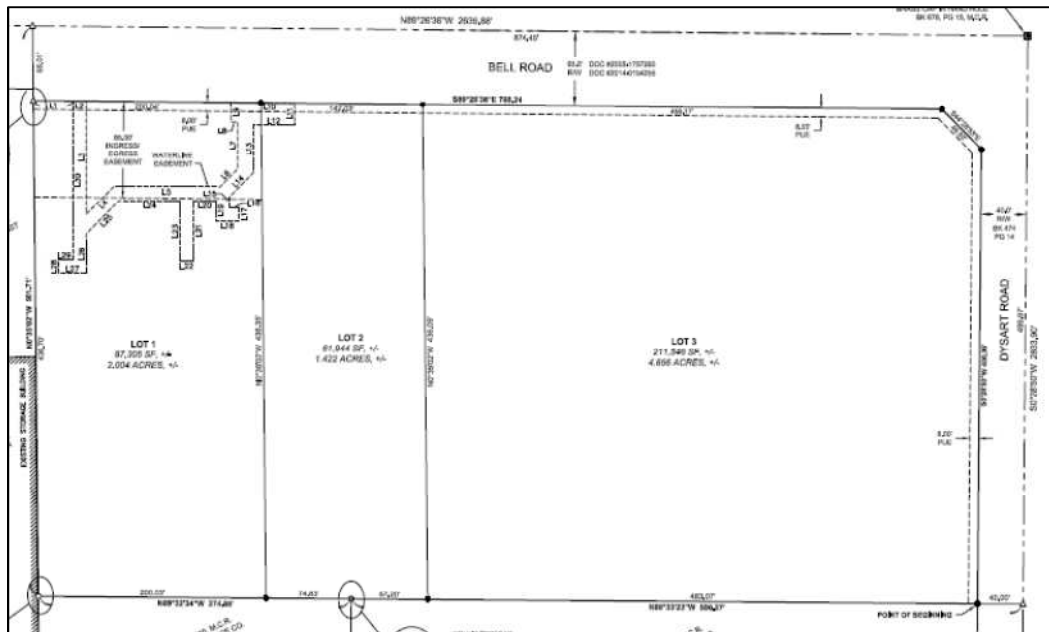
Architectural treatments of the Caliber Collision building will consist of stone veneer on the front office portion of the building and the associated drive-through canopy with red brick veneer over the balance of the north elevation. A red brick accent band will be located above the stone veneer, onto which will be affixed two wall signs. The rear portion of the building will consist of EIFS with the stone accents. A parapet wall will extend around the entire perimeter of the building, which will serve to screen any roof-mounted equipment. Staff notes that a small segment of parapet will extend above the main building and may be visible from the adjacent properties. Although this is a significant improvement over the originally proposed configuration which stopped the parapet at the rear of the office portion of the building, the Commission may wish to include a stipulation requiring the parapet to close completely or be backed using matching EIFS material.



The site will be screened by a solid CMU wall except where punctuated by the gates, which will consist of wrought iron with mesh screening material. The applicant has also removed all chain link fencing materials throughout the site in lieu of wrought iron.

Signage will consist of two wall signs mounted to the stone veneer section of the main building. The sign that faces Bell Road meets the provisions of the Surprise Municipal Code with respect to area; however, the sign facing to the west exceeds the maximum allowed area if only minimally. Staff does not object to the increased sign area, which is included in the development standards table discussed below. The applicant also proposes a monument sign along the Bell Road frontage, which meets the requirements of the Municipal Code with respect to size, location, landscaping and visibility.

Staff notes that while the review of the proposed Final Plat is not within the Commission's purview, the Final Plat would serve to remove the existing lot line and create three new lots: the westernmost being the Caliber Collision site and the other two lots slated for future commercial development. The following image depicts this arrangement. The Final Plat also will provide for reciprocal cross-access throughout the plat as well as cross-access to the property to the west.



UTILITY AND SERVICES TABLE:

Electric:	APS
Water:	EPCOR
Wastewater:	EPCOR
Refuse:	TBD
Natural Gas:	SWG
Irrigation:	N/A
Schools:	N/A

CONFORMANCE WITH ADOPTED PLANS:

Surprise General Plan 2035: The Surprise General Plan 2035 shows the subject property as lying within the Employment Land Use Category, which supports retail and light industrial uses. The proposed Zone Change and the related Major Site Plan and Final Plat, support the goals and policies of the General Plan, especially with respect to encouraging well managed and phased growth (Policy LU2.2), improving the jobs to housing ratio (Policy LU2.2), promoting a compatible mix of land uses (Policy LU3.1), encouraging sound urban design principles (Policy UD1.1), and the development of otherwise vacant infill land in the heart of the city (Policy UD1.4).

REVIEWING AGENCIES:

In addition to the standard city reviewing agencies, who indicate no objections to the requests, Luke Air force Base, Maricopa Water District, and ADOT were included in the routing of this case.

Luke Air Force Base (LAFB): LAFB indicates no objections to the request, but advises the applicant review sound attenuation requirements and engage in a strong notification program with respect to the air base and its operations.

Arizona Department of Transportation (ADOT): ADOT indicated general neutrality regarding the subject requests, but advises the project may be impacted by the Bell/Grand Overpass Project and advises the applicant consult with ADOT in that regard.

Maricopa Water District (MWD): MWD advises the subject property lies outside of their service area and offers no comment.

SUMMARY:

Staff believes the proposed Zone Change, Major Site Plan and Final Plat, will provide the mechanism needed to allow the owner to bring the property to market, which will in turn allow it to be developed in a manner that is consistent with the goals and policies of the General Plan.

197 **FINDINGS:**

- 198
- 199 • The proposed Major Site Plan demonstrates compliance with the proposed zoning.
 - 200 • The reviewing agencies have indicated no objections to the request.
- 201

202 **RECOMMENDATION:**

203

204 Based on the findings noted above, should the Commission move to recommend approval of the

205 related Zone Change, staff would then recommend the Commission **approve** the subject Major Site

206 Plan, subject to stipulations 'a' through 'i' as outlined below:

207

- 208 a. Development and use of the site shall be in substantial conformance with the project
- 209 narrative entitled "Dysart Subdivision Rezone Document PUD Overlay", prepared by Olsson
- 210 Associates, consisting of 20 pages dated revised August 17, 2015 and stamped received
- 211 August 17, 2015, except as modified by the following stipulations.
- 212
- 213 b. Development and use of the Caliber Collision site shall be in substantial conformance with
- 214 the Major Site Plan entitled "Caliber Collision Bell Road and Dysart Road", consisting of
- 215 three (3) full-size pages, prepared by Olsson Associates, stamped received August 17, 2015.
- 216
- 217 c. Landscaping of the Caliber Collision site shall be in substantial conformance with the
- 218 Landscape Plan entitled "Final Landscape Plan Caliber Collision", consisting of five (5) full-
- 219 size sheets, prepared by Olsson Associates, stamped received August 17, 2015.
- 220
- 221 d. Elevations for the Caliber Collision site shall be in substantial conformance with the
- 222 elevations entitled "Exterior Elevations Caliber Collision" and "Site Details", consisting of
- 223 three (3) full-size sheets (A2.0, SP1.1 and SP1.2), prepared by Olsson Associates, stamped
- 224 received August 17, 2015.
- 225
- 226 e. Signage for the Caliber Collision site shall be in substantial conformance with the Sign
- 227 Package entitled "Caliber Collision/Channel Letter/Surprise", consisting of five (5) 11" by 17"
- 228 sheets, prepared by Cree Industrial Arts, stamped received August 17, 2015.
- 229
- 230 f. Approval of this Major Site Plan presumes the subsequent approval of the related Final Plat
- 231 for Dysart Subdivision. If a Final Plat for Dysart Subdivision has not been recorded within
- 232 one (1) year of approval of this Major Site Plan Planning and Zoning Commission, the
- 233 subject Major Site Plan shall expire, unless an extension is approved by the Planning and
- 234 Zoning Commission.
- 235
- 236 g. Prior to development of Lots 2 and 3 of Dysart Subdivision, the applicant or subsequent
- 237 owner shall submit a request for a Major Site Plan Amendment to be reviewed and
- 238 approved as outlined in the Surprise Municipal Code.
- 239

- 240 h. Non-compliance with the stipulations of approval of this case will be treated as a violation in
241 accordance with the provisions of Article XIV of the Surprise Unified Development Code.
242
- 243 i. The Property owner and successors waive claim for diminution of in value if the City takes
244 action to rescind approval of this zone change request due to non-compliance with the
245 stipulations of approval.
246

247 However, should the Commission wish to recommend denial of the request, the Commission
248 should make its own findings and base its decision on those alternative findings.
249

250 **Attachments:**
251

252 PZ01 – Vicinity Map (1 page)
253 PZ02 – Zone Change Case Map (1 page)
254 PZ03 – Master Site Plan Case Map (1 page)
255 PZ04 – Zoning Narrative (20 pages)
256 PZ05 – Site Plan (3 pages)
257 PZ06 – Landscape Plan (5 pages)
258 PZ07 – Landscape Rendering (1 page)
259 PZ08 – Elevations (3 pages)
260 PZ09 – Elevation Rendering (1 page)
261 PZ10 – Sign Package (5 pages)
262 PZ11 – ADOT comments (1 page)
263 PZ12 – MWD comments (1 page)
264 PZ13 – Luke AFB comments (1 page)



PROJECT:
CALIBER COLLISION
SURPRISE, AZ

O	DATE
2	REVISION #1
3	REVISION #2

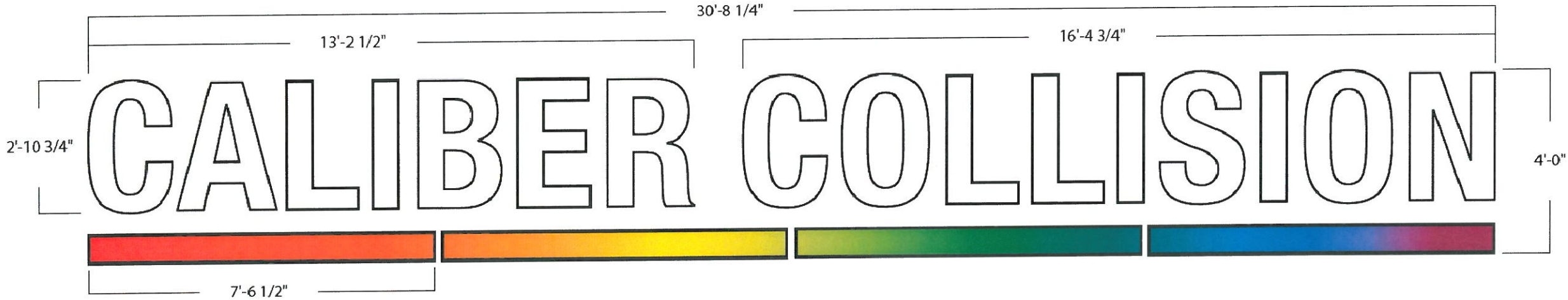
PROJ. NO.:
15053
SHEET NUMBER

Copyright © 2015



1. DOWNSPOUTS ARE INDICATED FOR SIZE, QUANTITY, AND APPROXIMATE LOCATION ONLY.
2. HOLLOW METAL STEEL DOORS, FRAMES, EXPOSED METAL FLASHING AND EXPOSED MISCELLANEOUS STEEL SHALL MATCH ADJACENT BUILDING COLOR UNLESS NOTED OTHERWISE. IF THERE ARE TWO ADJACENT COLORS AT THE DOOR LOCATIONS CONTRACTOR TO USE THE BASE OF THE BOTTOM FINISH FOR THE ENTIRE DOOR.
3. CONTRACTOR TO PROVIDE PLYWOOD BACKING FOR SIGNAGE AS SHOWN. PLYWOOD BACKING TO EXTEND 1'-0" BEYOND EDGES OF SIGN.
4. REFER SHEET A1.3 FOR FINISHES AND MATERIALS.





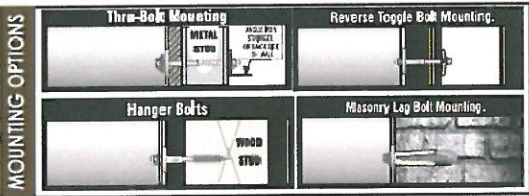
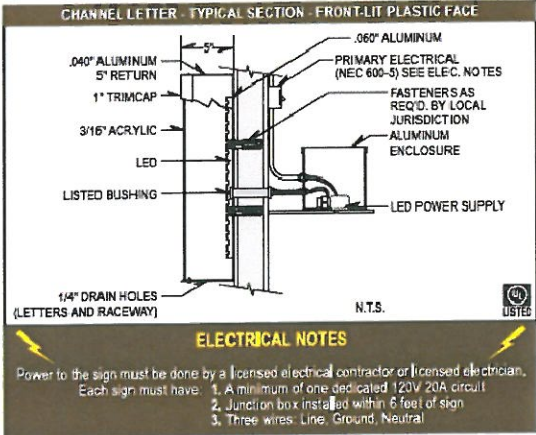
B CHANNEL LETTERS
3/8" = 1'-0"

total square footage for both channel letter signs is 208.5 sq/ft

Quantity: ONE (1)
Total Sq.Ft: 123 sq/ft
Returns: 5" Black
Trimcap: 1" Black
Face: 7328 White Plex
First-surface translucent vinyl:
• Digital Print for rainbow strip
Illumination: White LED's

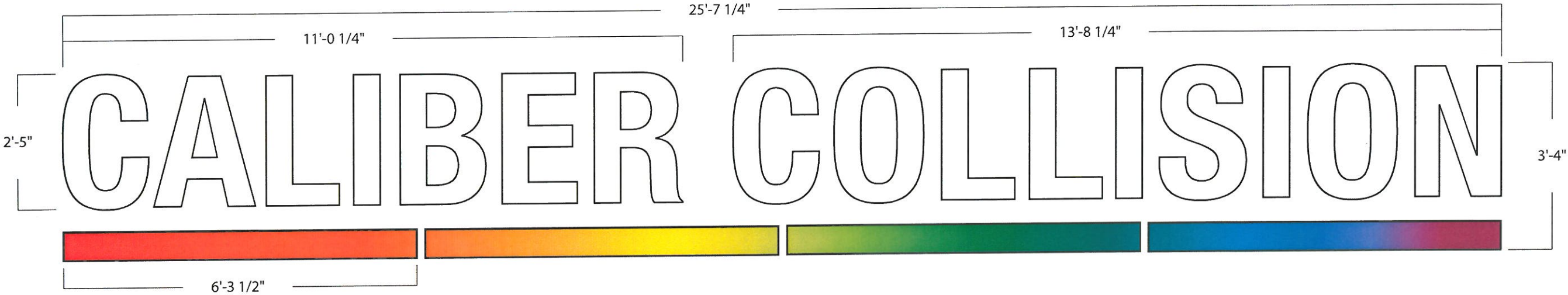
- NOTES:
- Individually Mounted Letters
 - White interiors for increased illumination
 - All paint two-stage automotive acrylic

209' 6 1/4" (linear ft) x .6 (sq ft) = 125.7 (allowed footage)



Project/ Location:

CALIBER COLLISION
13209 W Bell Road
Sunrise, FL 34615



A CHANNEL LETTERS
1/2" = 1'-0"

Quantity: ONE (1)
Total Sq.Ft: 85.5 sq/ft
Returns: 5" Black
Trimcap: 1" Black
Face: 7328 White Plex
First-surface translucent vinyl:
• Digital Print for rainbow strip
Illumination: White LED's

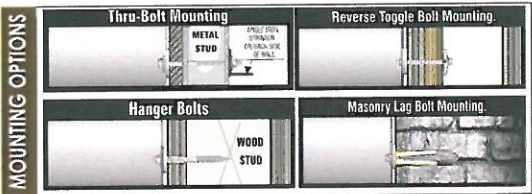
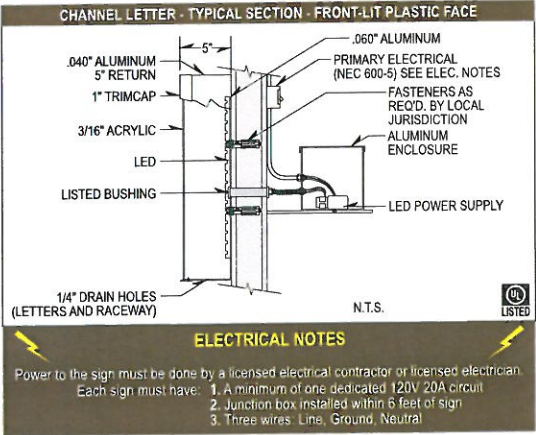
- NOTES:**
- Individually Mounted Letters
 - White interiors for increased illumination
 - All paint two-stage automotive acrylic

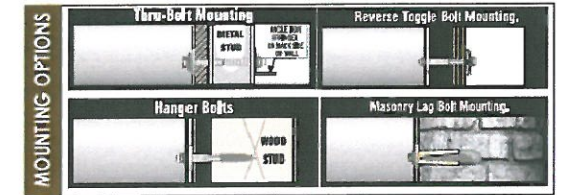
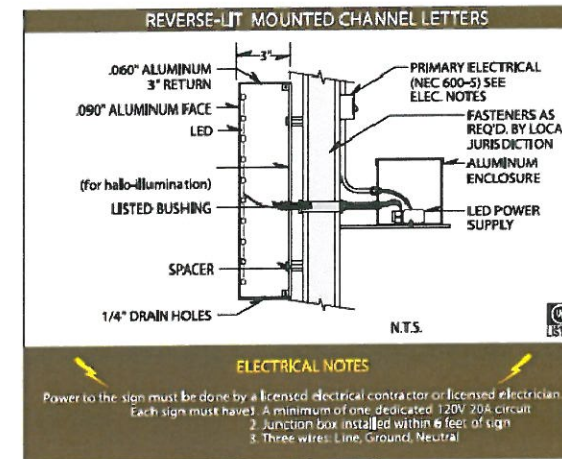
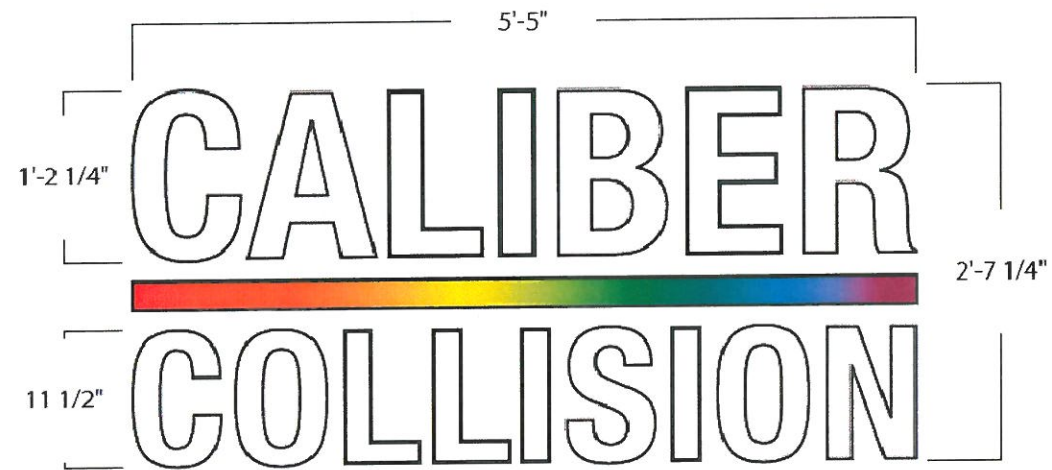
total square footage for both channel letter signs is 208.5 sq/ft



86.75(1linear ft) x 1 (sq ft) = 86.75 (allowed footage)

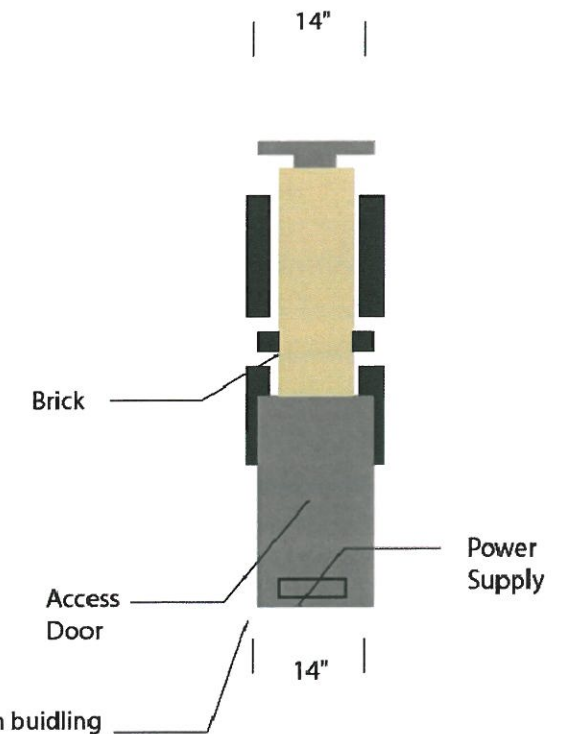
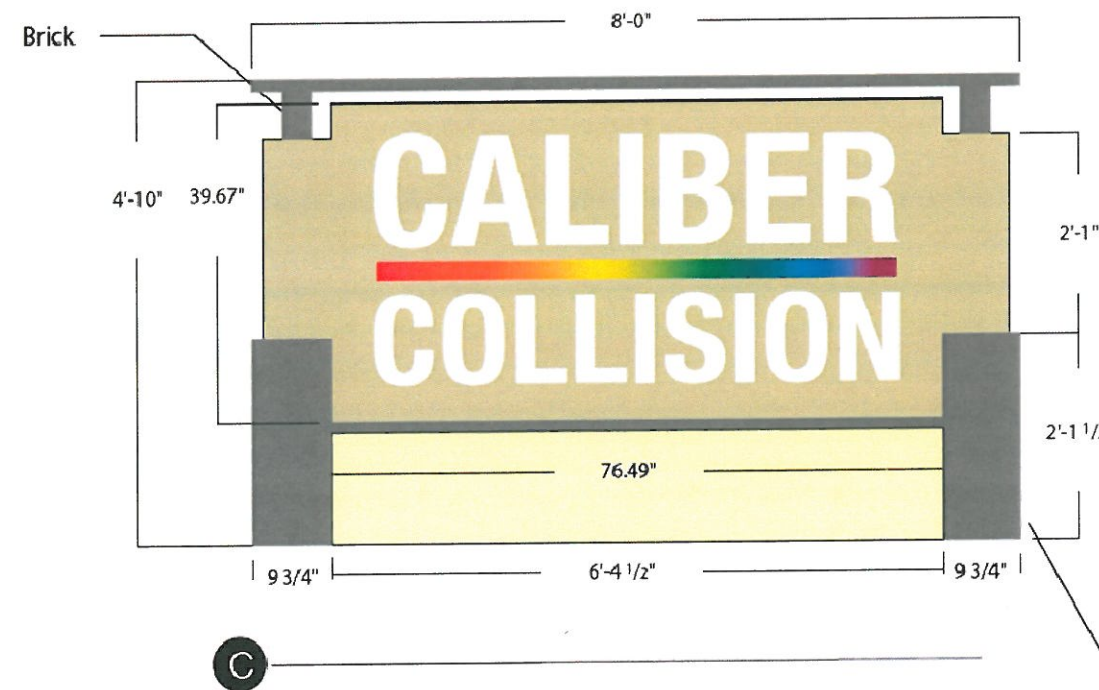
A CHANNEL LETTERS
3/32" = 1'-0"





C MONUMENT SIGN
 $3\frac{3}{4}'' = 1'-0''$

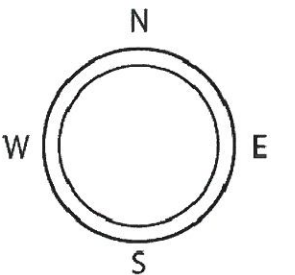
$$39.67 \times 76.49 = 3034.36 / 144 = 21.10 \text{ sq/ft}$$



Quantity:	ONE (1)
Total Sq.Ft:	22 sq/ft
Returns:	5" Black
Trimcap:	1" Black
Face:	7328 White Plex
First-surface translucent vinyl:	
• Digital Print for rainbow strip	
Illumination:	White LED's

NOTES:

- Individually Mounted Reverse Letters
- White interiors for increased illumination
- All paint two-stage automotive acrylic
- Fabricate and install (1) D/S illuminated cabinet
- Flagstone base to match architect's drawings
- Brick veneer / Hanson Century Plus V224 Velour



From: Bob Patoni
Sent: Wednesday, April 22, 2015 10:41 AM
To: 'Deborah.Perry@surprizeaz.gov'; 'lswartz@olssonassociates.com'
Cc: Vanessa Nunez
Subject: FW: FS15-155 Caliber Collision, Bell Rd East of Grand Ave

RE: FS15-155
Caliber Collision
Bell Road, East of Grand Avenue

Attention: Deborah Perry and Len Swartz

Thank you for your notice of rezoning and final plat application for the above-referenced proposed development.

ADOT is neutral regarding the proposed rezoning of the parcels cited in your rezoning package. However, the above-described project is in very close proximity to ADOT's planned US60 Bell Road Traffic Interchange, a grade-separated improvement that will have Bell Road elevated via a bridge over Grand Avenue. The Traffic Interchange is in design stage and is planned for construction in late 2015. We would recommend that the principals to your project familiarize themselves with the aspects of the US60 Bell Road Traffic Interchange project. For further information, please contact me at the below contact information.

Bob Patoni
Right of Way Project Coordinator

205 S. 17th Ave. MD: 612E
Phoenix, AZ 85007
602-712-6126
WWW.AZDOT.GOV



Deborah,

Thank you for providing the submittal for Caliber Collision (FS15-155).

Maricopa Water District (MWD) has reviewed this submittal and determined this lies outside the current boundaries of MWD.

Thank again,

Debbie Trasancos

Property & Contracts Specialist

Maricopa Water District

14825 W. Grand Ave.

Surprise, AZ 85374

623/546-8266

fax 623/584-2536

debbiet@mwdaz.com



**DEPARTMENT OF THE AIR FORCE
AIR EDUCATION AND TRAINING COMMAND**

27 April 2015

Mr. James R. Mitchell
Director, Community Initiatives Team
56th Fighter Wing
14185 West Falcon Street
Luke AFB AZ 85309-1629

Ms. Deborah Perry
City of Surprise Planning Department
16000 North Civic Center Plaza
Surprise AZ 85374

Re: FS15-155; Caliber Collision

Dear Ms. Perry

Thank you for the opportunity to comment on the Rezone, Final Plat, & Site Plan application for Caliber Collision located on 9.9 acres at the SWC of Bell and Dysart Roads in Surprise AZ. The project is comprised of new construction for a 14,000 square foot building which will house office, mechanic shop, parts sales, detailing and painting booth. The request is also to rezone 200 feet of parcel 501-16-001V from C-3 (Regional Commercial) to I-1 (Light Industrial) and to rezone parcel 501-16-001K from I-1 to C-3. The site is located approximately 1.7 miles outside the 1988 JLUS 65 Ldn, "high noise or accident potential zone" as identified by A.R.S. § 28-8461 and is within the "territory in the vicinity of a military airport" also defined by A.R.S. § 28-8461.

As described, this request will not negatively impact the flying operations at Luke AFB. Since the site is located within the "territory in the vicinity of a military airport," it will be subjected to noise from approximately 165 over flights a day, with some as low as 1,500 feet above ground level. We recommend you review the sound attenuation requirements found in A.R.S. § 28-8482. In addition, a strong notification program on the part of the applicant is essential to inform the tenant about Luke AFB operations. We also recommend a review of the Luke AFB web site at <http://www.luke.af.mil>, Community Interests and Community Initiatives links, for further information.

If there are any questions, please contact my Community Planner, Ms. Barbara Plante, at (623) 856-9981.

Sincerely

A handwritten signature in dark ink, appearing to read "J. R. Mitchell", is written over the word "Sincerely". Below the signature, the word "For" is written in a smaller, cursive script.

JAMES R. MITCHELL

cc:

Colonel Jeremy T. Sloane, Vice Commander, 56th Fighter Wing
Ms. Cindy L. Calderon, GS-13, General and Environmental Law Attorney, 56th Fighter Wing

**EXCERPT OF THE
CITY OF SURPRISE
PLANNING AND ZONING COMMISSION**

MEETING MINUTES

Relating to Caliber Collision

October 1, 2015 / 6:00 PM

**COUNCIL CHAMBERS
16000 North Civic Center Plaza
Surprise, AZ 85374**

REGULAR AGENDA ITEMS REQUIRING A PUBLIC HEARING:

Item 3 – DISTRICT 4 – Consideration and action recommending to the Mayor and City Council approval of a Zone Change from CR to IP-PUD, CR to CR-PUD, and IP to CR-PUD for the Dysart Subdivision located on the Southwest corner of Bell and Dysart.

Robert Kuhfuss, Planner II, presented the project to the Commission. At this time he presented both items 3 and 4 to the Commission concurrently.

The Commission discussed:

- Eastern part of site reverting back to IP
- Effect of Major General Plan Amendment to this rezone proposal
- Concern regarding what type of business should be located at a gateway into the City
- Possible location of alternative site
- Existing zoning of this site in relation to permitted use
- Possible land locking of adjacent property
- Rezone of IP to CR helpful to the City
- Collision center needed in Surprise
- Employment draw in Surprise
- Possible noise concerns
- Block screening wall on west side of project
- Parapet around sign
- Shared driveway with neighboring property

Chair Somers opened the Call to the Public for both items 3 and 4.

Dori Phillips, Surprise resident, agreed with Chair Somers that the sign located at the top of the building should be boxed off and asked about how the overpass will affect this project.

Chair Somers closed the Call to the Public for both items 3 and 4.

Commissioner Keating made a motion to recommend approval to the City Council of a Zone Change for the Dysart Subdivision subject to stipulations 'a' through 'd' as listed in the staff report. Vice Chair Chapman seconded the motion. The motion passed with 4 yes votes, 1 no vote (Somers) and 2 absent (Hoyler, Ferguson).

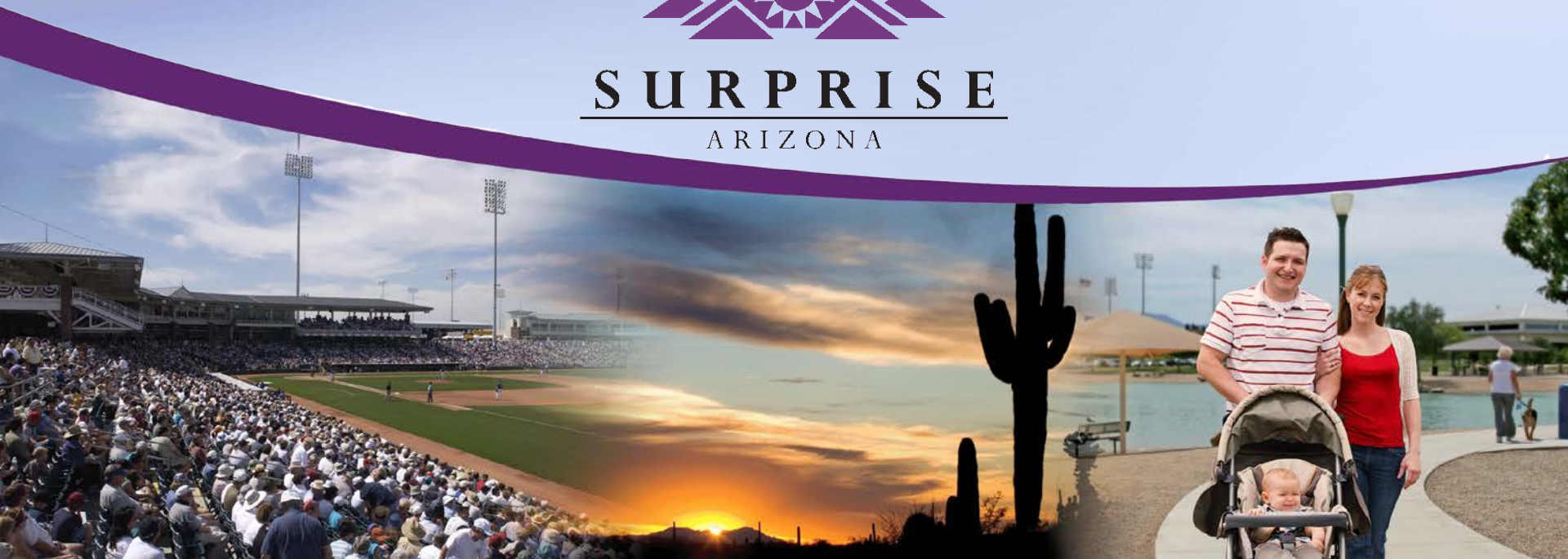
Item 4 – DISTRICT 4 – Consideration and action on a Master Site Plan for the Dysart Subdivision located on the Southwest Corner of Bell and Dysart Roads.

Robert Kuhfuss, Planner II, presented the project to the Commission concurrently with item 3 above.

Vice Chair Chapman made a motion to approve a Master Site Plan for the Dysart Subdivision subject to stipulations 'a' through 'i' as listed in the staff report and additional stipulation 'j' to add a four sided parapet wall to look like an enclosed building. Commissioner Smith seconded the motion. The motion passed with 4 yes votes, 1 no vote (Somers) and 2 absent (Hoyler, Ferguson).

FS15-155 Dysart Subdivision Zone Change and Final Plat City Council Regular Session

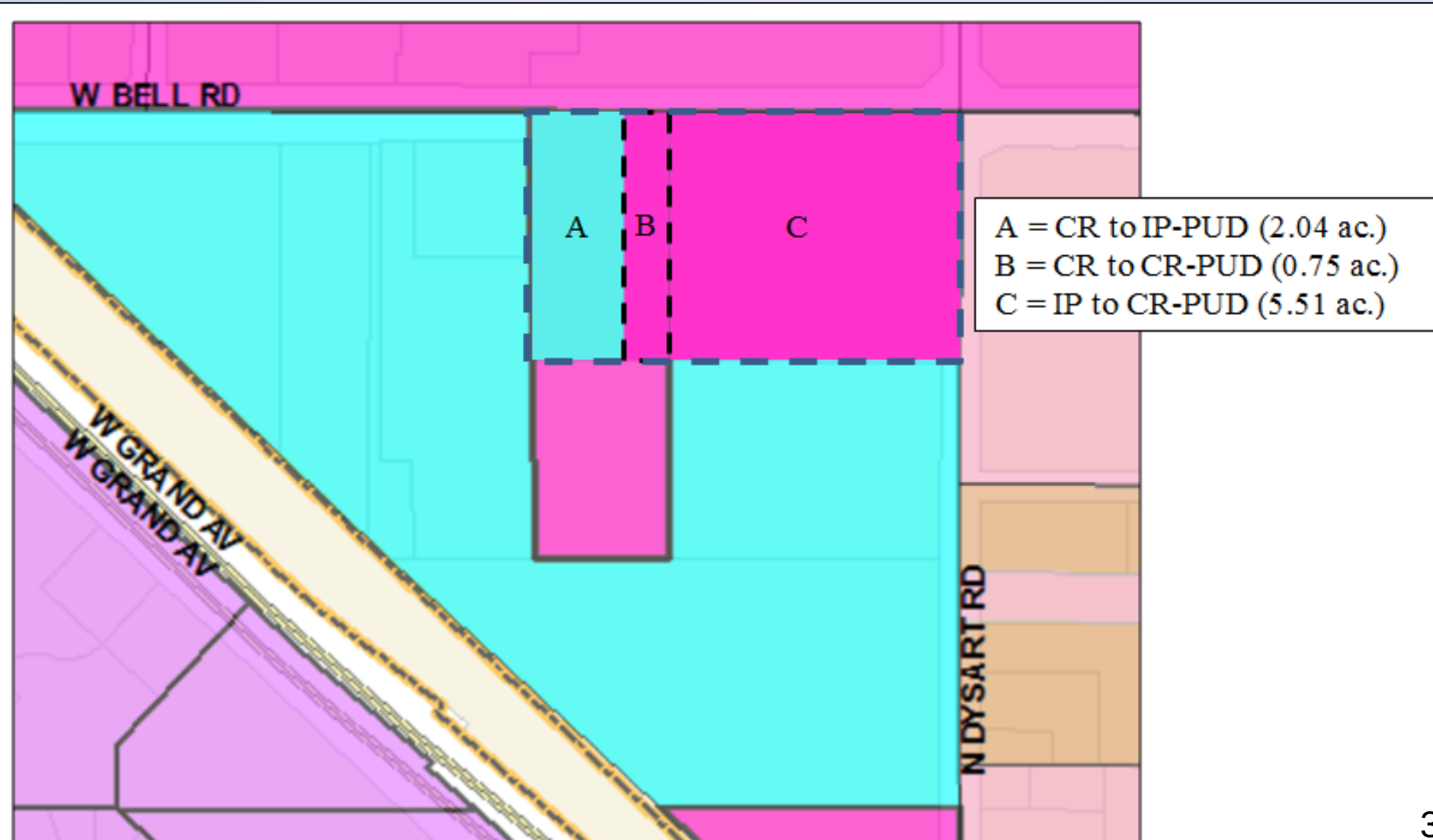
November 17, 2015



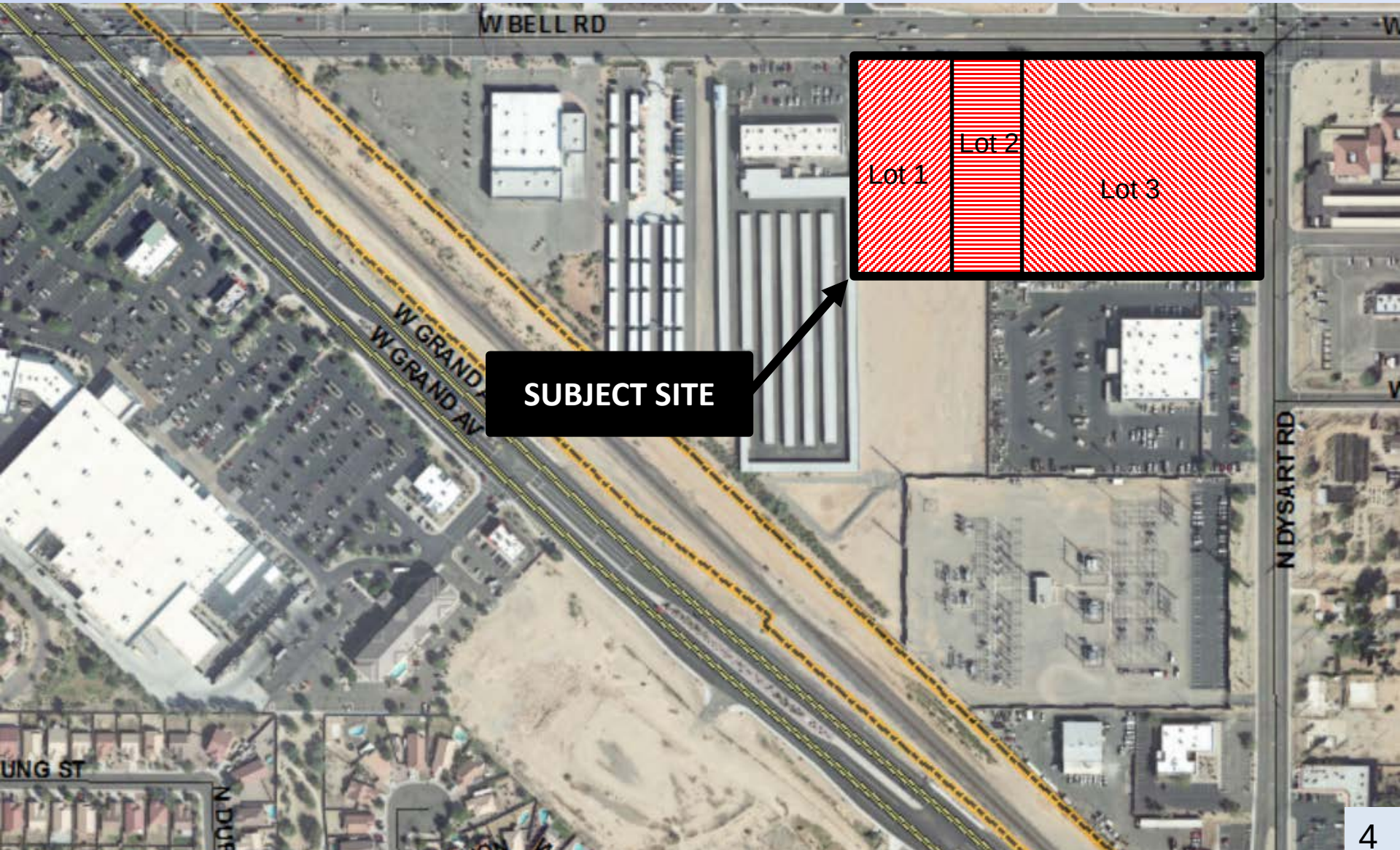
Vicinity Map



Zoning Case Map



Final Plat Case Map

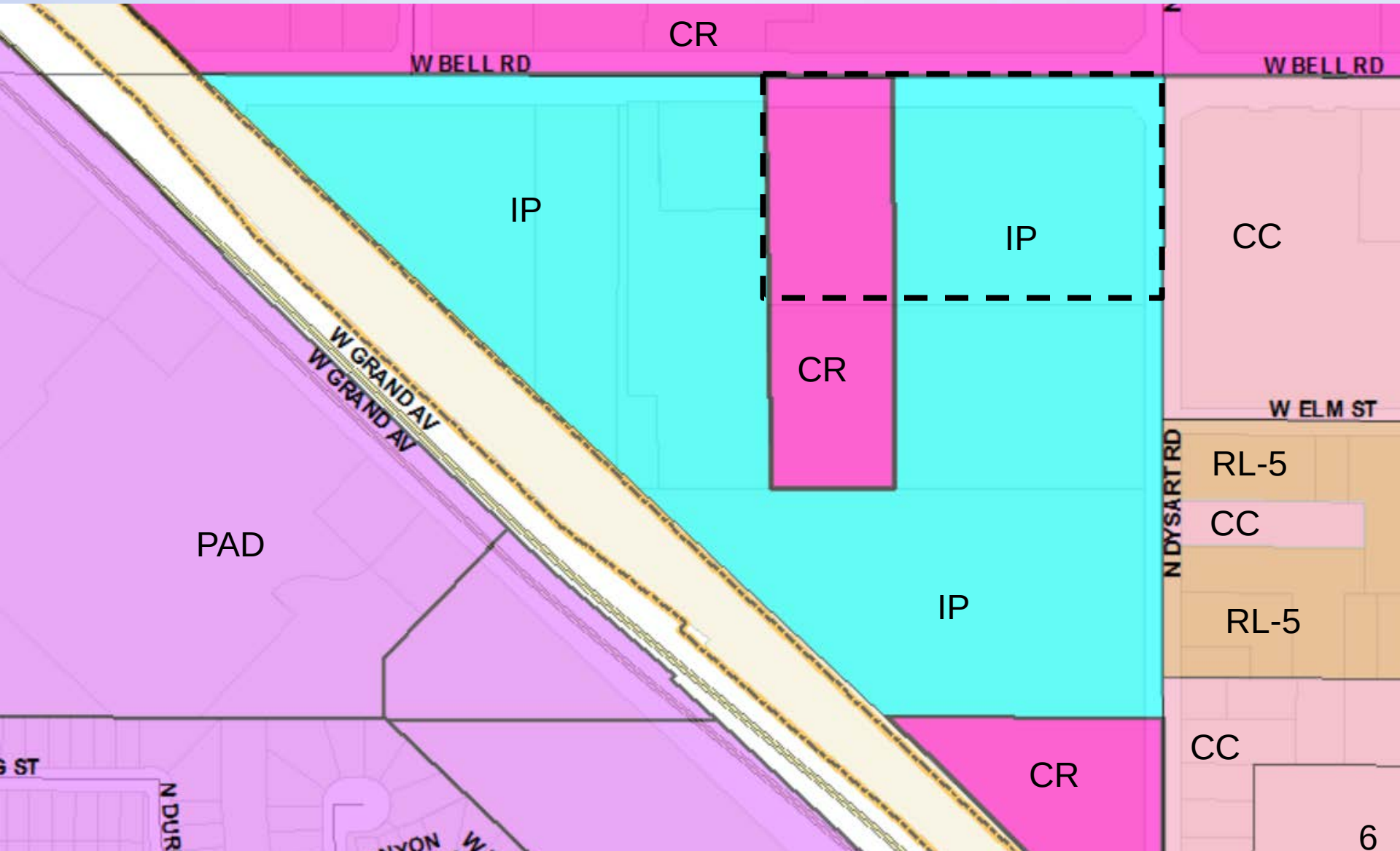


An aerial photograph of a commercial and industrial area. A central plot of land is outlined with a dashed black border and labeled "SUBJECT SITE". Surrounding this site are several other facilities, each labeled with a black box and an arrow pointing to the location. The labels include: "Used Car Sales" (top left), "S&S Tire" (top left, below Used Car Sales), "Distribution Center" (left), "Park & Ride" (left, below Distribution Center), "Self Storage" (bottom left), "Cobalt" (top right), "County Facility" (right), "APS Operations Facility" (bottom right), and "APS Switchyard" (bottom right, below APS Operations Facility). The map shows various streets, including W Bell Rd, W Westgate Dr, W Young St, W Cottonwood St, and N 13th St. The area is a mix of developed land with buildings and parking lots, and undeveloped land.

FS15-155 Dysart Subdivision



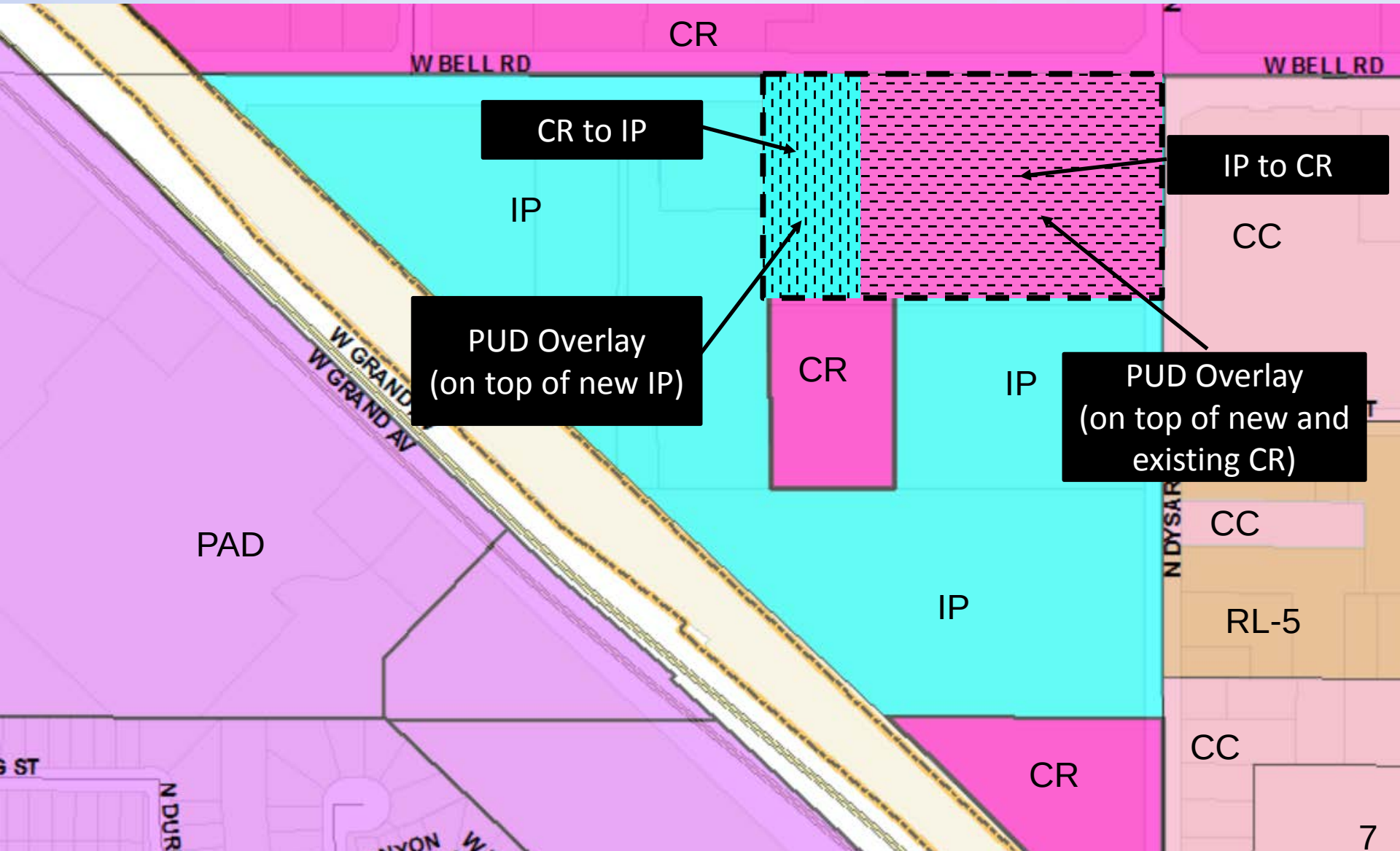
Current Zoning



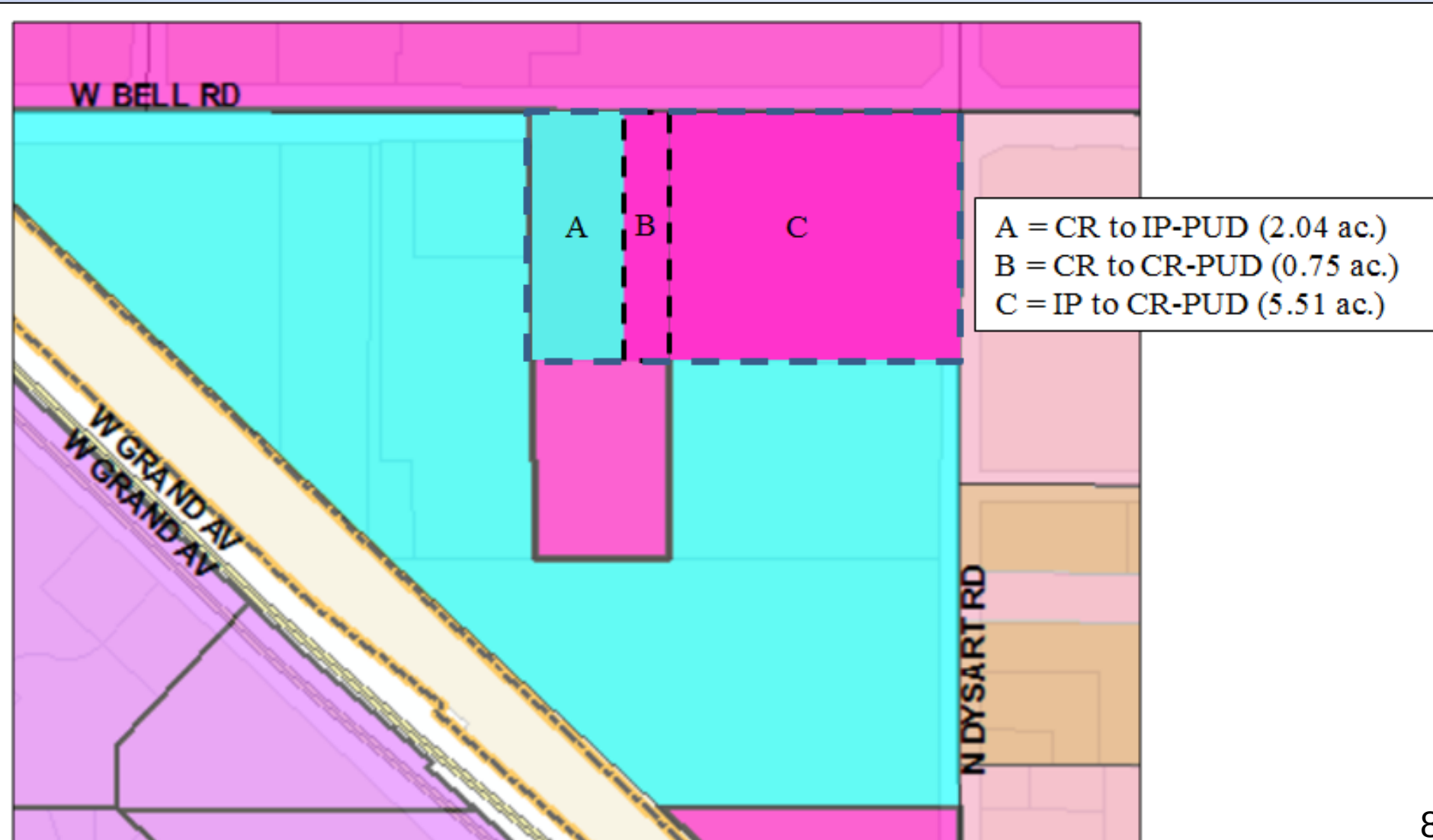
FS15-155 Dysart Subdivision



Proposed Zoning

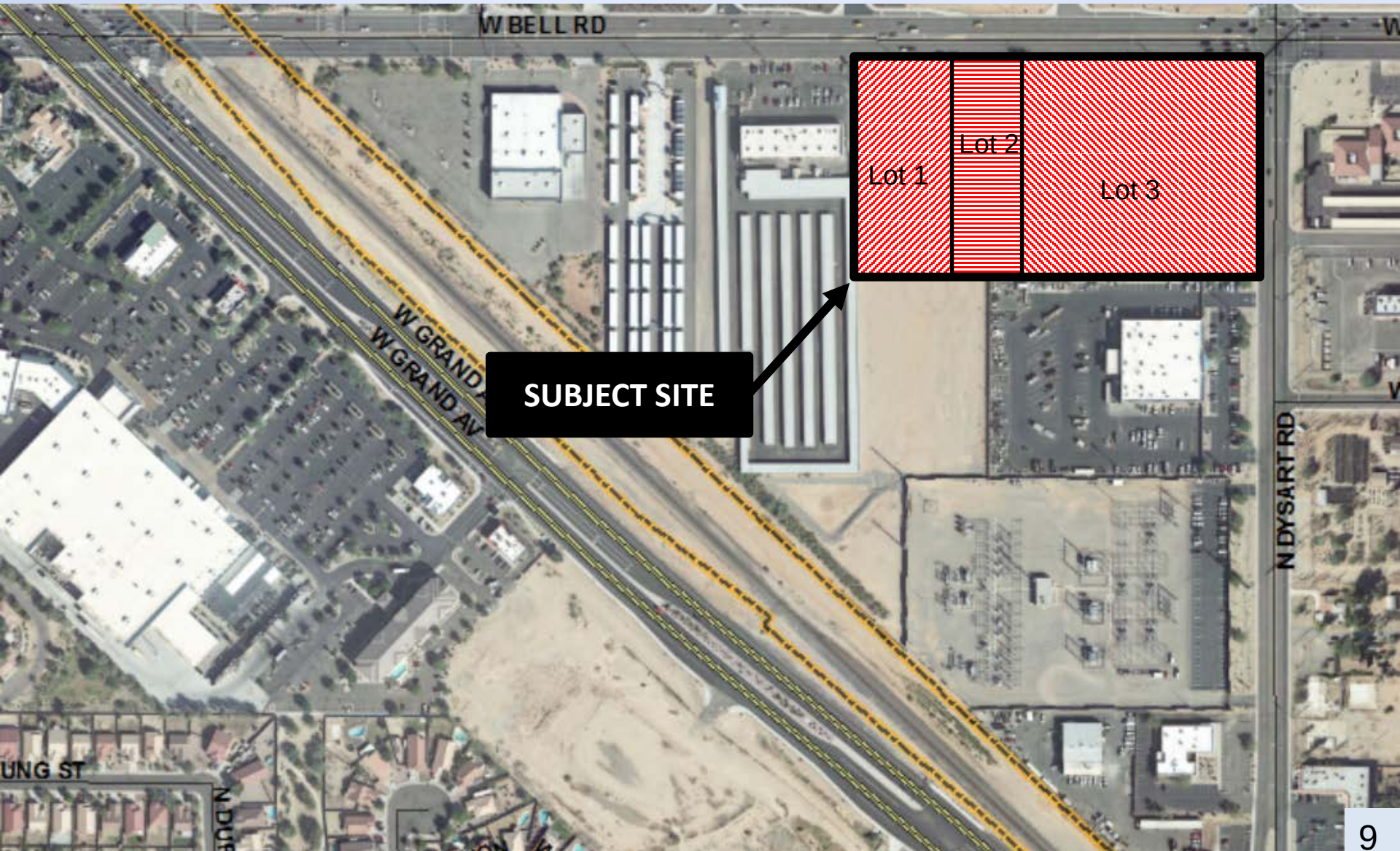


Zoning Case Map



FS15-155 Dysart Subdivision

Master Site Plan (approved by P&Z on 10/01/15)



FS15-155 Dysart Subdivision



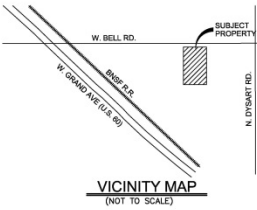
Master Site Plan
(approved by P&Z on 10/01/15)

IP-PUD/CR-PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155)

Shaded cells indicate development standard that is less restrictive than the base zoning district.
All other provisions of the IP and CR zoning districts apply.

Development Standard	IP to IP-PUD		CR to CR-PUD	
	Base Zoning	PUD Overlay	Base Zoning	PUD Overlay
Interior Side Setback	15'	15'	15'	15'
Landscape Setback (Aerial)	45'	45' 7.5'	45'	45'
Maximum Parking Allowed	1,375 SF of GFA*	1,180 SF of GFA*	As specified in Table 5-1	As specified in Table 5-1
Secondary Wall Sign Area	0.5 SF per 1 linear foot of elevation	0.6 SF per 1 linear foot of elevation	0.5 SF per 1 linear foot of elevation	0.5 SF per 1 linear foot of elevation

Footnotes:
* Adjacent to Commercial or Industrial zoning districts.
* 10' limited driveway access encroachment from street and architectural encroachment allowed.
* Limited driveway encroachment from the west to accommodate shared access allowed per site plan.
* Based on Automotive Repair and Service use. If other than automotive Repair and Service, City of Surprise, Municipal Code Section 122-133 Table 9-1 applies.



DESIGN TEAM CONTACTS

OWNER/DEVELOPER
CROSS DEVELOPMENT, LLC
3317 AVERARY DRIVE
PLANO, TEXAS
PHONE: (972) 748-1000
CONTACT: KEVIN MCGIBBEN

ENGINEER
OLSON ASSOCIATES
7250 NORTH 10TH STREET, SUITE 210
PHOENIX, ARIZONA 85020
PHONE: (602) 748-1000
FAX: (602) 748-1001
CONTACT: LEN SWARTZ

ARCHITECT
CROSS ARCHITECTS
1285 W. 15TH STREET
SUITE #125
PLANO, TEXAS 75075
PHONE: (972) 388-8844
CONTACT: SHAWN OFFUTT

LEGEND:

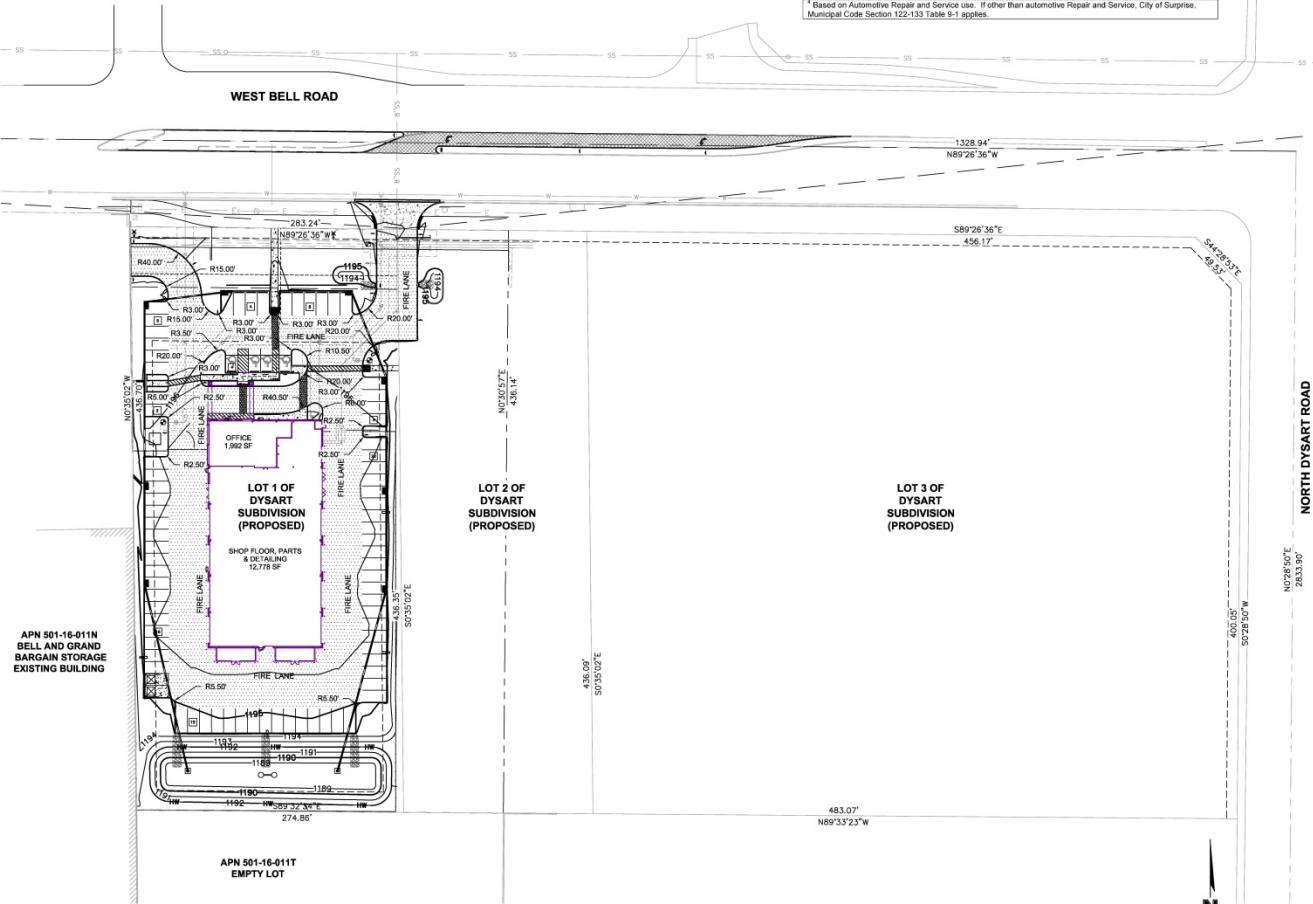
- HEAVY DUTY PAVEMENT (ON SITE)
- LIGHT DUTY PAVEMENT
- HEAVY DUTY PAVEMENT (BELL ROAD)
- FIRE HYDRANT
- WATERVALE
- CATCH BASIN
- SEWER MANHOLE
- CLEANOUT
- BUBBLER
- DRYWELL
- SITE LIGHTING
- STREET LIGHT
- FIRE LANE SIGN
- ACCESSIBLE PARKING
- TRASH ENCLOSURE
- WATERMAIN
- STORM DRAIN
- SANITARY SEWER

APN: 501-16-01V AND 501-16-01K

	GROSS	R/W	NET
LOT 1	74,302 SF 1.706 AC	13,003 SF 0.296 AC	87,305 SF 2.004 AC
LOT 2	52,712 SF 1.210 AC	9,232 SF 0.212 AC	61,944 SF 1.422 AC
LOT 3	158,868 SF 3.663 AC	52,578 SF 1.180 AC	211,446 SF 4.846 AC
TOTAL	435,880 SF 10.00 AC	74,813 SF 1.703 AC	510,693 SF 11.709 AC

REQUIRED LANDSCAPE:

LOT 1	15% OF PARKING AREA = 4372.44 SF
LOT 2	15% OF PARKING AREA = TBD AT TIME OF SITE PLAN AMENDMENT
LOT 3	15% OF PARKING AREA = TBD AT TIME OF SITE PLAN AMENDMENT



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Title Block: 104-3191\0-Design\AutoCAD\Drawn From\Sheets\100_C_SPL_143199.dwg
Scale: 1" = 100'-0" (1/8" = 1")
Drawing: 104-3191\0-Design\AutoCAD\Drawn From\Sheets\100_C_SPL_143199.dwg



EXPIRES 06/30/17
OLSON ASSOCIATES ASSUMES
NO RESPONSIBILITY FOR
EXISTING UTILITY LOCATIONS
EXHIBITING ON VERTICAL. THE
EXISTING UTILITIES SHOWN ON
THIS DRAWING HAVE BEEN
PLOTTED FROM THE BEST
AVAILABLE INFORMATION. IT IS
HOWEVER THE RESPONSIBILITY
OF THE CONTRACTOR TO FIELD
VERIFY THE LOCATION OF ALL
UTILITIES PRIOR TO THE
COMMENCEMENT OF ANY
CONSTRUCTION ACTIVITIES.

CONSTRUCTION PLANS
OVERALL SITE PLAN
CALIBER COLLISION
BELL ROAD AND DYSART ROAD
SURPRISE, ARIZONA

REV.	DATE	DESCRIPTION
1	08/17/2015	LOT COMMENTS
2	08/17/2015	LOT COMMENTS

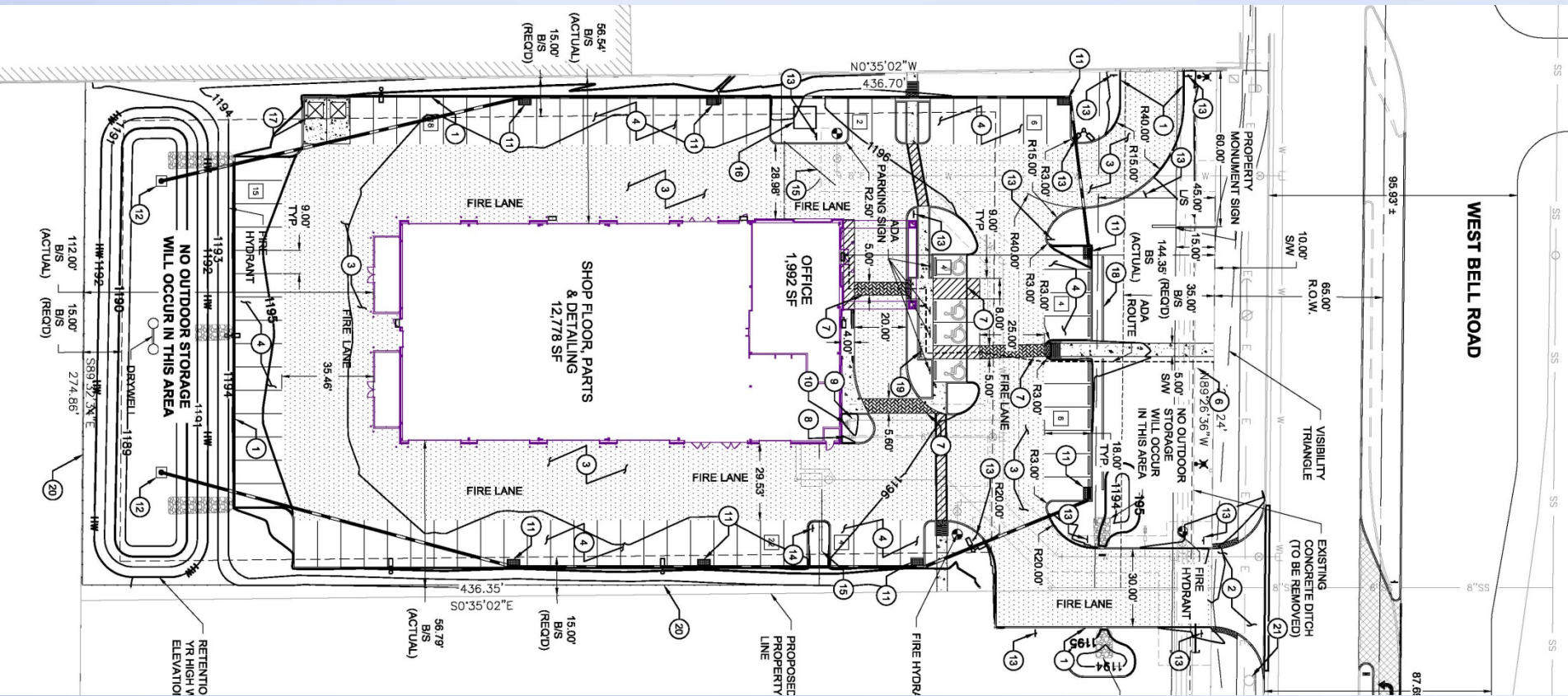
2015

Drawn by: ESR
Checked by: ESR
Approved by: LS
QC/QC by: RV
Project no.: 104-3191
Drawing no.: 104-3191-001 (1/8" = 1")

THIS PLAN IS NOT FOR CONSTRUCTION

FS15-155 Dysart Subdivision

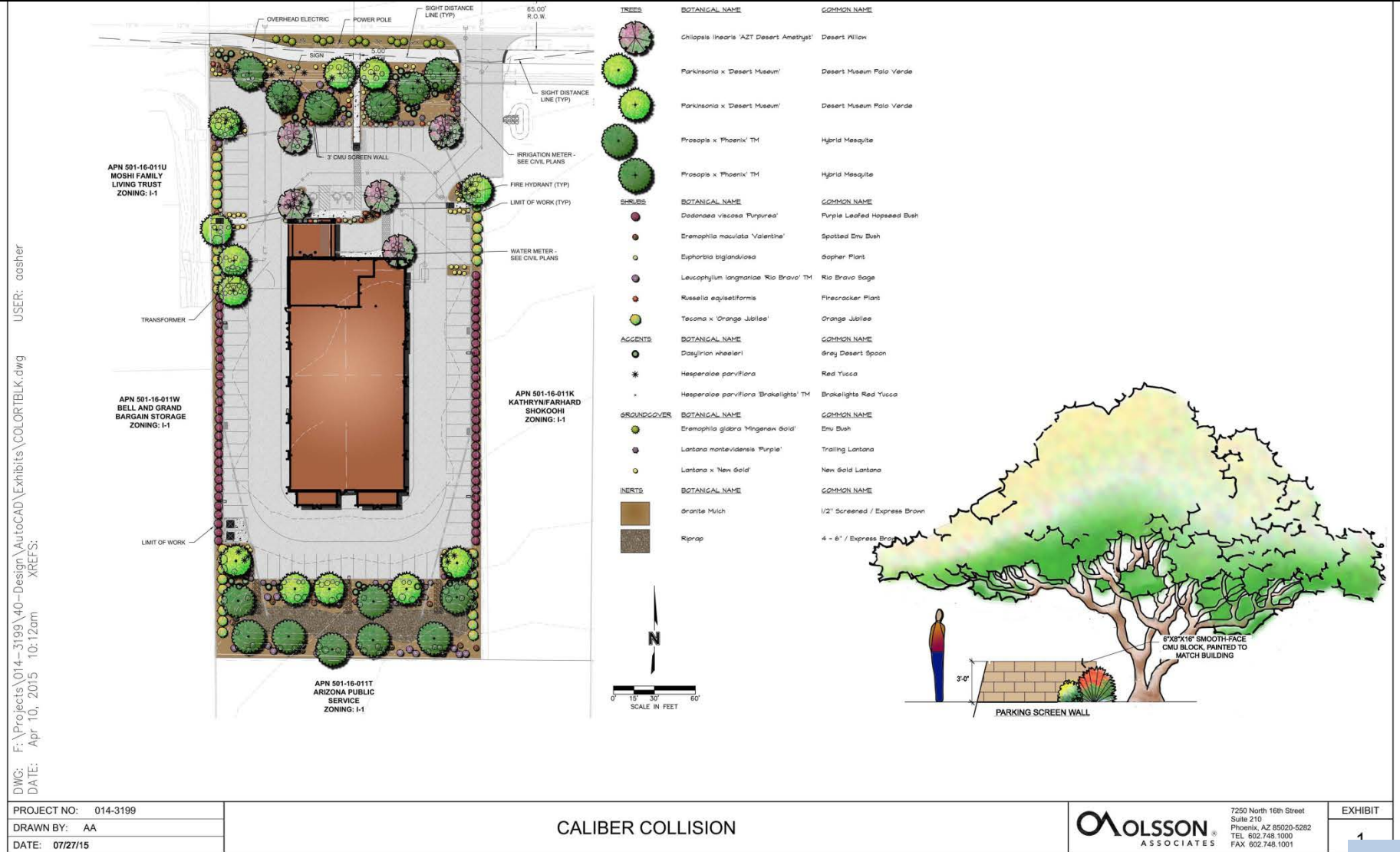
Master Site Plan (approved by P&Z on 10/01/15)



FS15-155 Dysart Subdivision



Landscape Plan (approved by P&Z on 10/01/15)



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DATE: Apr 10, 2015 10:12am
XREFS:
USER: aasher

PROJECT NO:	014-3199
DRAWN BY:	AA
DATE:	07/27/15

CALIBER COLLISION

	7250 North 16th Street Suite 210 Phoenix, AZ 85020-5282 TEL: 602.748.1000 FAX: 602.748.1001	EXHIBIT
		1

Proposed Development Standards

IP PUD/CR PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155)
 Shaded cells indicate development standard that is less restrictive than the base zoning district.
 All other provisions of the IP and CR zoning districts apply.

Development Standard	IP – IP PUD			CR – CR PUD		
	Base Zoning	PUD Overlay	SUDC Reference	Base Zoning	PUD Overlay	SUDC Reference
Interior Side Setback	15'	15'	122-36(c)(2)b, Table 5-11	24'	15' ¹	122-36(c)(2)c, Table 5-12
Landscape Setback (Arterial)	45' ³	45' ^{2,3}	122- 136(b)(18)(h)	45' ³	45' ²	122- 136(b)(18)(h)
Maximum Parking Allowed	1:375 SF of GFA ⁵	1:180 SF of GFA ⁴	122-133(e)	As specified in Table 9-1	As specified in Table 9-1	122-133(e)
Secondary Wall Sign Area	0.5 SF per 1 linear foot of elevation	0.6 SF per 1 linear foot of elevation	113-129(a)(3)(a)	0.5 SF per 1 linear foot of elevation	0.5 SF per 1 linear foot of elevation	113-129(a)(3)(a)

Footnotes:

¹ Adjacent to Commercial or Industrial zoning districts.

² 10' limited driveway access encroachment from street and architectural encroachment allowed per 122-136(b)(18)(h), Table 10-4.

³ Limited driveway encroachment from the west to accommodate shared access allowed per site plan.

⁴ Based on Automotive Repair and Service use. If other than Automotive Repair and Service, Table 9-1 applies.

Deviation to Landscape Setback



Proposed Development Standards

IP PUD/CR PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155)
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Development Standard	IP – IP PUD			CR – CR PUD		
	Base Zoning	PUD Overlay	SUDC Reference	Base Zoning	PUD Overlay	SUDC Reference
Interior Side Setback	15'	15'	122-36(c)(2)b, Table 5-11	24'	15' ¹	122-36(c)(2)c, Table 5-12
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Footnotes:

¹ Adjacent to Commercial or Industrial zoning districts.

² 10' limited driveway access encroachment from street and architectural encroachment allowed per 122-136(b)(18)(h), Table 10-4.

³ Limited driveway encroachment from the west to accommodate shared access allowed per site plan.

⁴ Based on Automotive Repair and Service use. If other than Automotive Repair and Service, Table 9-1 applies.

Deviation to Parking Standard

LOT 1 PARKING TABLE:
MINIMUM SPACES REQUIRED: 14,770 SF GROSS FLOOR AREA X 1:500 = 30 (BASED ON AUTO REPAIR AND SERVICE USE)
MAXIMUM SPACES REQUIRED: 14,770 SF GROSS FLOOR AREA X 1:180 = 82 (BASED ON AMENDED DEVELOPMENT STANDARD)
SPACES PROVIDED: 78 STANDARD + 4 ACCESSIBLE = 82 TOTAL
4 BICYCLE SPACES PROVIDED

Required Parking per SUDC:

Minimum = 1 space per 500 SF GFA = $14,770 \text{ SF} / 500 = 30$ spaces

Maximum = 1 space per 375 SF GFA = $14,770 \text{ SF} / 375 = 40$ spaces

Proposed Maximum:

Maximum = 1 space per 180 SF GFA = $14,770 \text{ SF} / 180 = 82$ spaces *

* Caveat that approved maximum ratio only applies if use remains automotive repair and service. Otherwise, Table 9-1 of SUDC applies.

Proposed Development Standards

IP PUD/CR PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155)
 Shaded cells indicate development standard that is less restrictive than the base zoning district.
 All other provisions of the IP and CR zoning districts apply.

Development Standard	IP – IP PUD			CR – CR PUD		
	Base Zoning	PUD Overlay	SUDC Reference	Base Zoning	PUD Overlay	SUDC Reference
Interior Side Setback	15'	15'	122-36(c)(2)b, Table 5-11	24'	15' ¹	122-36(c)(2)c, Table 5-12
Landscape Setback (Arterial)	45' ³	45' ^{2,3}	122- 136(b)(18)(h)	45' ³	45' ²	122- 136(b)(18)(h)
Maximum Parking Allowed	1:375 SF of GFA ⁵	1:180 SF of GFA ⁴	122-133(e)	As specified in Table 9-1	As specified in Table 9-1	122-133(e)
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Footnotes:

¹ Adjacent to Commercial or Industrial zoning districts.

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³ Limited driveway encroachment from the west to accommodate shared access allowed per site plan.

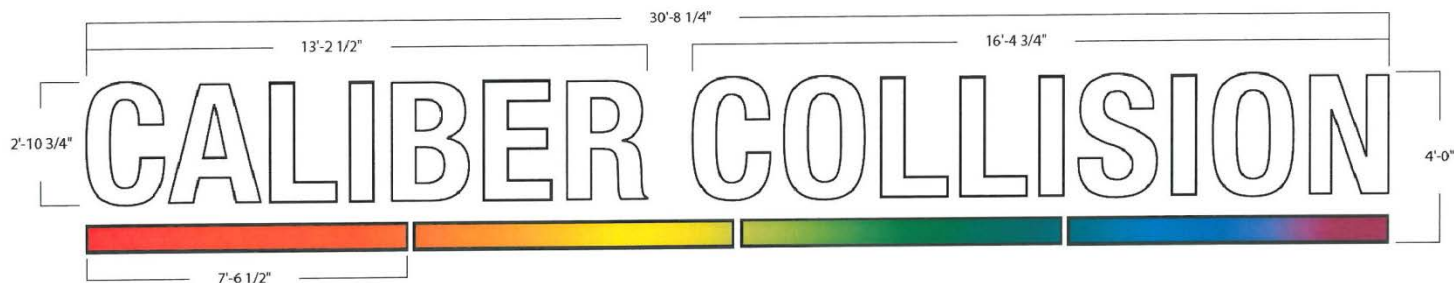
⁴ Based on Automotive Repair and Service use. If other than Automotive Repair and Service, Table 9-1 applies.

FS15-155 Dysart Subdivision

Proposed Signage (West)



B CHANNEL LETTERS
1 9/16" = 26'-0"



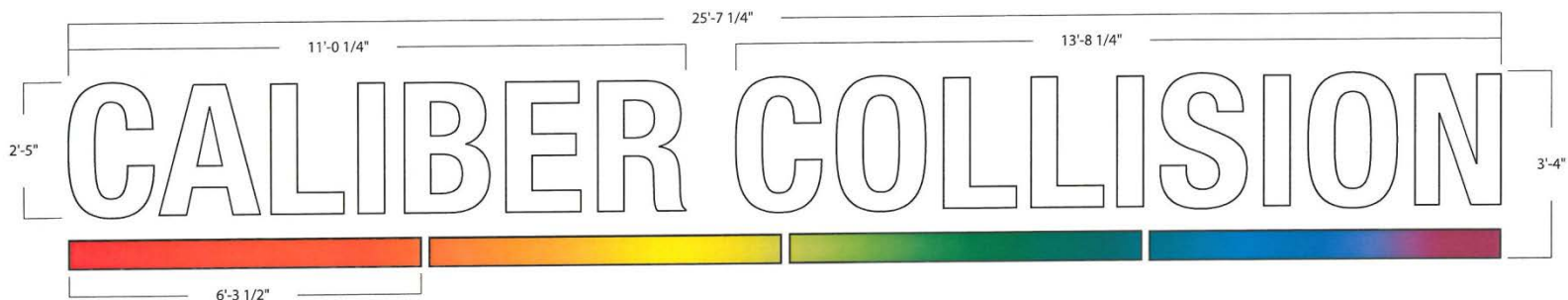
B CHANNEL LETTERS
3/8" = 1'-0"

104.76 SF Allowed if at 0.5 SF / LF
125.71 SF allowed if at 0.6 SF/LF
122.45 SF Proposed

Proposed Signage (North)



A CHANNEL LETTERS
3/32" = 1'-0"

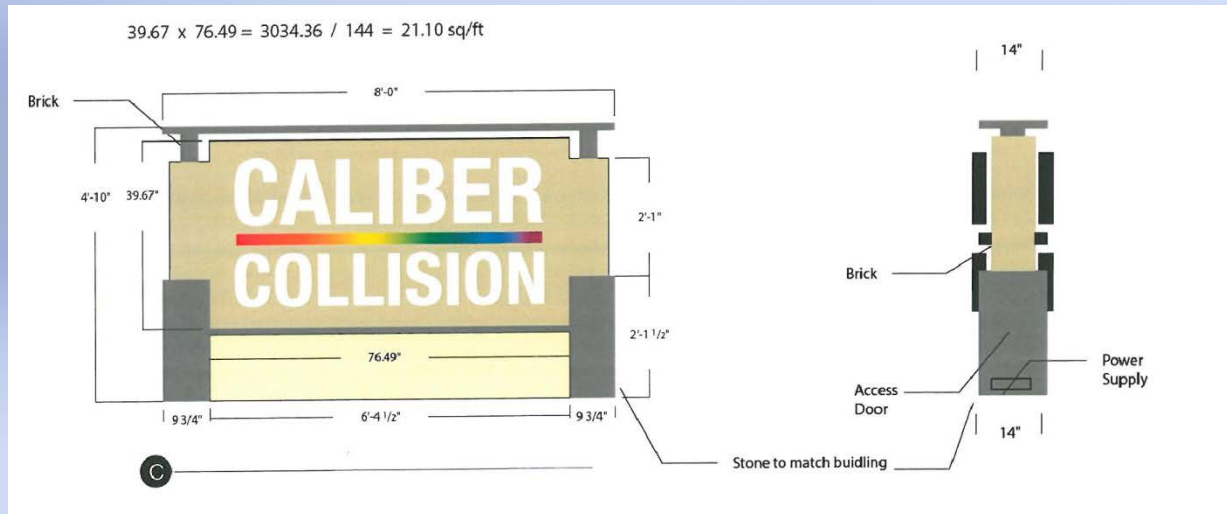


A CHANNEL LETTERS
1/2" = 1'-0"

86.75 SF Allowed
85.35 SF Proposed

FS15-155 Dysart Subdivision

Proposed Signage (Monument)



Proposed Development Standards

IP PUD/CR PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155)
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 All other provisions of the IP and CR zoning districts apply.

Development Standard	IP – IP PUD			CR – CR PUD		
	Base Zoning	PUD Overlay	SUDC Reference	Base Zoning	PUD Overlay	SUDC Reference
Interior Side Setback	15'	15'	122-36(c)(2)b, Table 5-11	24'	15' ¹	122-36(c)(2)c, Table 5-12
Landscape Setback (Arterial)	45' ³	45' ^{2,3}	122- 136(b)(18)(h)	45' ³	45' ²	122- 136(b)(18)(h)
Maximum Parking Allowed	1:375 SF of GFA ⁵	1:180 SF of GFA ⁴	122-133(e)	As specified in Table 9-1	As specified in Table 9-1	122-133(e)
Secondary Wall Sign Area	0.5 SF per 1 linear foot of elevation	0.6 SF per 1 linear foot of elevation	113-129(a)(3)(a)	0.5 SF per 1 linear foot of elevation	0.5 SF per 1 linear foot of elevation	113-129(a)(3)(a)

Footnotes:

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FS15-155 Dysart Subdivision

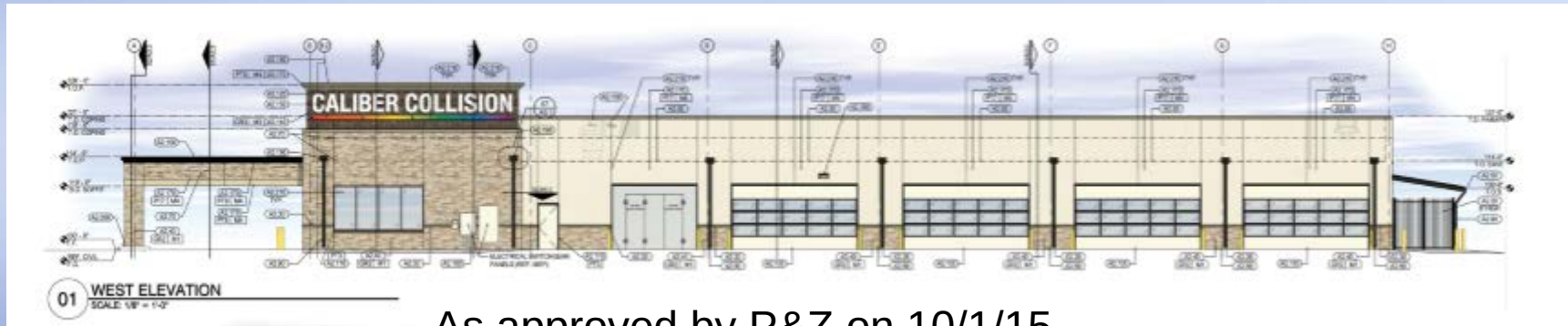
Rendering



Elevations - West



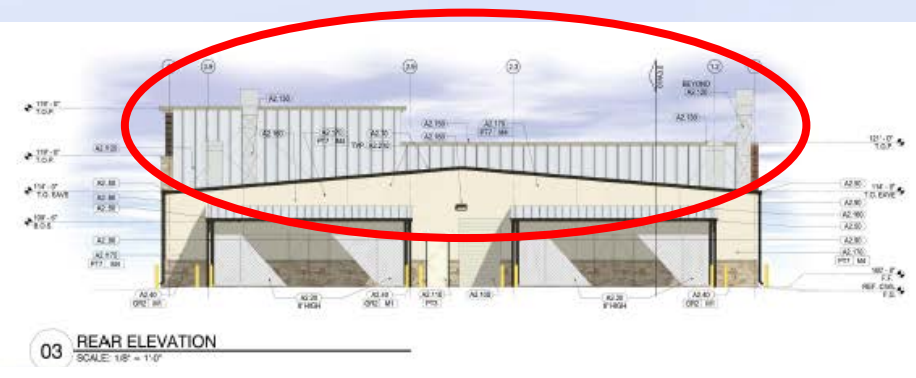
As Originally Proposed



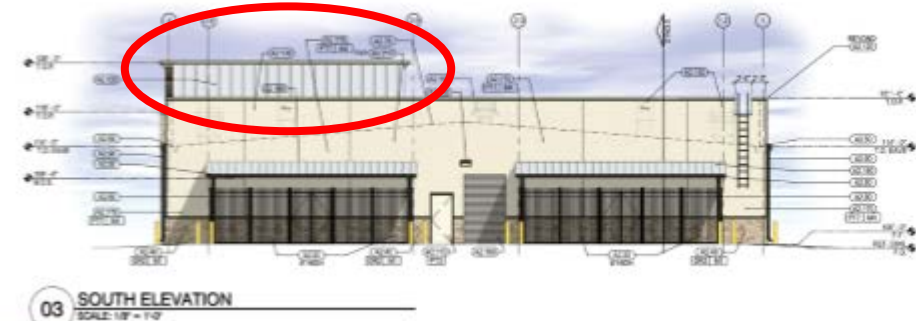
As approved by P&Z on 10/1/15

FS15-155 Dysart Subdivision

Elevations – North and South



As Originally Proposed



As approved by P&Z on 10/1/15*

* Includes stipulation requiring the boxing in of the exposed parapet

Elevations - East



As approved by P&Z on 10/1/15*

* Includes stipulation requiring the boxing in of the exposed parapet

FS15-155 Dysart Subdivision



FINAL PLAT FOR DYRSART SUBDIVISION

A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA

DEDICATION

STATE OF ARIZONA } ss
COUNTY OF MARICOPA }

KNOW ALL MEN BY THESE PRESENTS:

THAT FARHAD K. SHOKOCHI AND KATHRYN A. SHOKOCHI N.A.P., ("OWNERS"), HAS SUBDIVIDED UNDER THE NAME "DYRSART SUBDIVISION", A SUBDIVISION LOCATED IN A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH AND RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA AS SHOWN AND PLATTED HEREON AND DOES HEREBY PUBLISH THIS PLAT AS AND FOR THE PLAT OF "DYRSART SUBDIVISION" AND DECLARES THAT THIS PLAT SETS FORTH THE LOCATION AND GIVES THE DIMENSIONS OF EACH LOT, TRACT, STREET, AND EASEMENT CONSTITUTING SAME, AND THAT EACH LOT, TRACT, STREET, AND EASEMENT SHALL BE KNOWN BY THE NUMBER, LETTER AND/OR NAME GIVEN TO EACH RESPECTIVELY AS SHOWN ON THIS PLAT.

OWNER HEREBY GRANTS TO THE CITY OF SURPRISE A CROSS ACCESS EASEMENT ACROSS THE ENTIRE PLAT FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS FOR EMERGENCY AND TRASH COLLECTION VEHICLES.

OWNER HEREBY GRANTS TO THE PUBLIC A NON-EXCLUSIVE EASEMENT OVER, UPON AND ACROSS THE AREAS DESIGNATED AS PUBLIC UTILITY EASEMENTS AS SHOWN ON THE PLAT FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, MAINTAINING, REPAIRING, REPLACING AND UTILIZING PUBLIC UTILITIES.

OWNER HEREBY GRANTS TO EPORC WATER ARIZONA INC. AND ITS SUCCESSORS AND ASSIGNS (COLLECTIVELY, "GRANTEE") A PERPETUAL WATERLINE EASEMENT AS DESCRIBED IN THE PLAT, TO CONSTRUCT, OPERATE, AND MAINTAIN WATER LINES AND APPURTENANT FACILITIES (COLLECTIVELY, "FACILITIES") UPON, ACROSS, OVER AND UNDER THE SURFACE OF THE EASEMENT, TOGETHER WITH THE RIGHT TO OPERATE, REPAIR, REPLACE, MAINTAIN, AND REMOVE THE FACILITIES FROM THE PREMISES; TO ADD OR TO ALTER THE FACILITIES, AND TO PROVIDE GRANTEE WITH REASONABLE INGRESS AND EGRESS TO THE FACILITIES. GRANTEE WILL HAVE UNRESTRICTED ACCESS TO THE EASEMENT FOR THE ACTIVITIES DESCRIBED ABOVE AND FORMAL NOTIFICATION OR APPROVAL BY ANY ASSOCIATION PRIOR TO ACCESSING THE EASEMENT WILL NOT BE REQUIRED. GRANTEE SHALL NOT ERECT OR CONSTRUCT OR PERMIT TO BE ERECTED OR CONSTRUCTED ANY BUILDING, STRUCTURE OR SIMILAR IMPROVEMENT WITHIN THE LIMITS OF THE EASEMENT GRANTED HEREIN. GRANTEE SHALL NOT, NOR PERMIT, THE GRABE OVER GRANTEE'S FACILITIES TO BE SUBSTANTIALLY ALTERED WITHOUT, IN EACH INSTANCE, THE PRIOR WRITTEN CONSENT OF GRANTEE. AND GRANTEE AGREES THAT NO OTHER PIPES OR CONDUITS SHALL BE PLACED WITHIN THE PREMISES SUBJECT TO THE EASEMENT GRANTED HEREIN, EXCEPT PIPES CROSSING GRANTEE'S FACILITIES AT RIGHT ANGLES. IN WHICH CASE, A MINIMUM VERTICAL DISTANCE OF TWO (2) FEET (AS MEASURED FROM THE CLOSEST POINTS ON THE OUTSIDE EDGES) SHALL BE MAINTAINED BETWEEN GRANTEE'S FACILITIES AND SUCH OTHER PIPES OR CONDUITS. UNLESS GRANTEE EXPRESSLY CONSENTS IN WRITING OTHERWISE, ANY AND ALL SEWER PIPES CROSSING THE EASEMENT GRANTED HEREIN SHALL BE LAID BELOW GRANTEE'S FACILITIES. HOWEVER, GRANTEE SHALL HAVE THE RIGHT TO CONSTRUCT AND ERECT FENCES, TO INSTALL LANDSCAPING, PARKING FACILITIES AND DRIVEWAYS, AND TO ESTABLISH OTHER USES THAT ARE NOT INCONSTITUTIVE WITH USES WITHIN THE LIMITS OF SAID EASEMENT IN A MANNER THAT WILL NOT UNREASONABLY INTERFERE WITH GRANTEE'S ACCESS TO THE FACILITIES.

OWNER HEREBY GRANTS TO THE ULTIMATE OWNER OF LOT 1 CREATED BY THIS PLAT, A CROSS ACCESS EASEMENT OVER, UPON AND ACROSS THE ENTIRE PLAT FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS TO EACH PARCEL, CREATED BY THIS PLAT.

OWNER HEREBY GRANTS TO THE ULTIMATE OWNER OF EACH PARCEL, CREATED BY THIS PLAT, A CROSS ACCESS EASEMENT OVER, UPON AND ACROSS THE NORTH 85 FEET OF LOT 1 FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS TO EACH PARCEL, CREATED BY THIS PLAT.

OWNER HEREBY GRANTS TO THE MOSH FAMILY LIVING TRUST, AND ITS SUCCESSORS AND ASSIGNS, A CROSS ACCESS EASEMENT OVER, UPON AND ACROSS THE NORTH 85 FEET OF LOT 1 FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS TO AND FROM ITS WEST ADJOINING PROPERTY DESCRIBED IN THE DEED RECORDED IN DOCUMENT NO. 2010-0526417 OF OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA.

OWNER HEREBY GRANTS TO THE UNITED STATES OF AMERICA DEPARTMENT OF THE AIR FORCE ("USAF") AN AVIGATION EASEMENT OVER AND ACROSS THIS PLAT AND EVERY LOT AND PARCEL, THEREOF, WHICH EASEMENT SHALL INCLUDE, BUT NOT BE LIMITED TO, THE RIGHT OF FLIGHT OF AIRCRAFT OVER THIS PLAT, TOGETHER WITH ITS ATTENDANT NOISE, VIBRATIONS, FUMES, DUST, FUEL, AND LUBRICANT PARTICLES, AND ALL OTHER EFFECTS THAT MAY BE CAUSED BY THE OPERATION OF AIRCRAFT LANDING AT, OR TAKING OFF FROM, OR OPERATING AT OR ON LUNGE AIR FORCE BASE AND AUXILIARY FIELD.

OWNER DOES HEREBY (1) RELEASE AND DISCHARGE THE CITY OF SURPRISE, AND (2) INDEMNIFY, DEFEND, AND HOLD HARMLESS THE CITY OF SURPRISE, OF AND FROM ANY LIABILITY FOR ANY AND ALL CLAIMS FOR DAMAGES OF ANY KIND TO PERSONS OR PROPERTY THAT MAY ARISE AT ANY TIME IN THE FUTURE OVER, OR IN CONNECTION WITH THE AREAS LOCATED WITHIN THE NEWLY DEDICATED RIGHT-OF-WAY AS DEPICTED ON THIS FINAL PLAT UNTIL SUCH TIME THE RIGHT-OF-WAY IS IMPROVED TO CITY STANDARDS AND THOSE IMPROVEMENTS ARE APPROVED AND ACCEPTED BY THE CITY COUNCIL. THE MAINTENANCE OF THE AREA WITHIN ANY NEWLY DEDICATED RIGHT-OF-WAY AS SHOWN ON THIS PLAT SHALL BE THE RESPONSIBILITY OF THE ADJACENT OWNER(S) SUBSEQUENT ADJACENT OWNERS WITH THE BOUNDARY OF SAID PLAT UNTIL SUCH TIME THAT THE AREA WITHIN THE RIGHT-OF-WAY IS IMPROVED TO CITY STANDARD AND ACCEPTED BY THE CITY OF SURPRISE.

BY: FARHAD K. SHOKOCHI AND KATHRYN A. SHOKOCHI N.A.P.

BY: DATE:

NAME: TITLE:

ACKNOWLEDGEMENT

STATE OF ARIZONA } ss
COUNTY OF MARICOPA }

ON THIS DAY OF 20, BEFORE ME, THE UNDERSIGNED, PERSONALLY APPEARED THE INSTRUMENT WITHIN, AND WHO EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS WHEREOF, I HERETO SET MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC DATE

MY COMMISSION EXPIRES: 20

APPROVALS

DATA ON THIS PLAT REVIEWED AND APPROVED THIS DAY OF 20, BY THE CITY ENGINEER OF SURPRISE, ARIZONA.

CITY ENGINEER

APPROVED BY THE CITY COUNCIL OF THE CITY OF SURPRISE, ARIZONA, THIS DAY OF 20

MAYOR

ATTEST:

CITY CLERK

DATE

PUBLIC NOTICE

THE LOTS DEPICED ON THIS PLAT ARE LOCATED WITHIN THE VICINITY OF LUKE AIR FORCE BASE AND MAY BE SUBJECT TO OVERFLIGHTS BY JET AIRCRAFT. ALL STRUCTURES WITHIN THIS PLAT SHALL BE CONSTRUCTED IN COMPLIANCE WITH THE SOUND ATTENUATION STANDARDS ADOPTED BY THE CITY OF SURPRISE. A MAP DEPICTING THE MOST CURRENT ADOPTED MAG NOISE CONTOURS IN RELATION TO THIS PLAT SHALL BE DISPLAYED IN ALL SALES OFFICES. ADDITIONAL INFORMATION MAY BE OBTAINED BY CONTACTING THE CITY OF SURPRISE COMMUNITY DEVELOPMENT DEPARTMENT.

RELEASE OF LIABILITY

FARHAD K. SHOKOCHI AND KATHRYN A. SHOKOCHI ("OWNERS") DO HEREBY (1) RELEASE AND DISCHARGE THE USAF AND THE CITY OF SURPRISE, AND (2) INDEMNIFY, DEFEND, AND HOLD HARMLESS THE CITY OF SURPRISE, OF AND FROM ANY LIABILITY FOR ANY AND ALL CLAIMS FOR DAMAGES OF ANY KIND TO PERSONS OR PROPERTY THAT MAY ARISE AT ANY TIME IN THE FUTURE OVER, OR IN CONNECTION WITH THE AREAS LOCATED WITHIN THE NEWLY DEDICATED RIGHT-OF-WAY AS DEPICTED ON THIS FINAL PLAT UNTIL SUCH TIME THE RIGHT-OF-WAY IS IMPROVED TO CITY STANDARDS AND THOSE IMPROVEMENTS ARE APPROVED AND ACCEPTED BY THE CITY COUNCIL. THE MAINTENANCE OF THE AREA WITHIN ANY NEWLY DEDICATED RIGHT-OF-WAY AS SHOWN ON THIS PLAT SHALL BE THE RESPONSIBILITY OF THE ADJACENT OWNER(S) SUBSEQUENT ADJACENT OWNERS WITH THE BOUNDARY OF SAID PLAT UNTIL SUCH TIME THAT THE AREA WITHIN THE RIGHT-OF-WAY IS IMPROVED TO CITY STANDARD AND ACCEPTED BY THE CITY OF SURPRISE.

OWNER HEREBY FURTHER AGREES TO INDEMNIFY, DEFEND, AND HOLD HARMLESS THE CITY OF SURPRISE FROM ANY AND ALL CLAIMS FOR DAMAGES OF ANY KIND TO PERSONS OR PROPERTY THAT MAY ARISE IN CONNECTION WITH THE USE OF THE SIDEWALKS LOCATED WITHIN THE RIGHT-OF-WAY.

LEGAL DESCRIPTION

(PARENT PARCEL)

THAT PART OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, DESCRIBED AS FOLLOWS:

COMMENCING AT A MCDOT BRASS CAP IN HAND HOLE AT THE NORTHEAST CORNER OF SAID SECTION 3, FROM WHICH A MARICOPA COUNTY ALUMINUM CAP SET IN CONCRETE AT THE EAST QUARTER CORNER OF SAID SECTION 3, BEARS S0072850W, A DISTANCE OF 2833.90 FEET;

THENCE S0072850W, ALONG THE EAST LINE OF SECTION 3, A DISTANCE OF 499.87 FEET;

THENCE DEPARTING FROM SAID EAST LINE, N89°32'22"W, A DISTANCE OF 40.00 FEET TO THE WESTERLY RIGHT-OF-WAY OF DYRSART ROAD, AS SHOWN IN BOOK 474 OF MAPS, PAGE 14, MARICOPA COUNTY RECORDS, BEING THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PART;

THENCE N89°32'22"W, ALONG THE NORTHERLY LINE OF THE PROPERTY DESCRIBED IN DEED #78-0212360, MARICOPA COUNTY RECORDS, A DISTANCE OF 550.27 FEET TO THE NORTHWEST CORNER OF SAID PROPERTY DESCRIBED IN DEED #78-0212360;

THENCE N89°32'24"W, ALONG THE NORTHERLY LINE OF THE PROPERTY DESCRIBED IN DEED #01-0545060, MARICOPA COUNTY RECORDS, A DISTANCE OF 274.86 FEET TO THE NORTHWEST CORNER OF SAID PROPERTY DESCRIBED IN DEED #01-0545060;

THENCE S0073022"W, ALONG THE WEST LINE OF THE PROPERTY DESCRIBED IN DEED #06-0059073, MARICOPA COUNTY RECORDS, A DISTANCE OF 436.70 FEET TO THE SOUTHERLY RIGHT-OF-WAY OF BELL ROAD AS DESCRIBED IN DEED #14-0154255, MARICOPA COUNTY RECORDS;

THENCE S89°26'38"E, ALONG SAID SOUTHERLY RIGHT-OF-WAY, A DISTANCE OF 758.34 FEET;

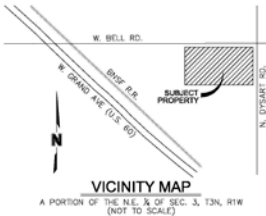
THENCE S44°29'25"E, A DISTANCE OF 49.83 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY OF SAID DYRSART ROAD;

THENCE S0072850W, ALONG SAID WESTERLY RIGHT-OF-WAY OF DYRSART ROAD, A DISTANCE OF 400.05 FEET TO THE POINT OF BEGINNING.

CONTAINING 8.282 ACRES MORE OR LESS.

DEVELOPER

CROSS DEVELOPMENT, LLC
3317 INVERARY DRIVE
PLANO, TEXAS
CONTACT: KEVIN MCKIBBEN (972) 396-6544



PLAT NOTES

- PURSUANT TO A.R.S. § 42-1102, THE CITY OF SURPRISE, A POLITICAL SUBDIVISION OF THE STATE OF ARIZONA, IS EXEMPT FROM ALL TAXES AND ASSESSMENTS BASED ON ASSESSED VALUE EXCEPT FOR SPECIAL DISTRICTS #4475 AND #4715, WHEN APPLICABLE.
- IN ACCORDANCE WITH A.R.S. § 5461-07, THE CITY OF SURPRISE HAS DETERMINED THAT ALL DEDICATIONS OCCURRING WITH THIS PLAT ARE IN CONFORMANCE WITH THE SURPRISE GENERAL PLAN.
- MAINTENANCE OF DRAINAGE FACILITIES SHALL BE THE RESPONSIBILITY OF THE PRESENT OWNERS AND/OR OWNERS ASSOCIATION.
- MAINTENANCE OF LANDSCAPING WITHIN THE ADJACENT PUBLIC RIGHT-OF-WAY, INCLUDING LANDSCAPED AREAS BETWEEN THE CURB AND THE DETACHED SIDEWALK, SHALL BE THE RESPONSIBILITY OF THE ADJACENT PROPERTY OWNER OR THE PROPERTY ASSOCIATION FORMED BY THE ADJACENT PROPERTY.
- LANDSCAPE MAINTENANCE WITHIN THE MEDIANS WITHIN THE PUBLIC RIGHT-OF-WAY WITHIN ANY ARTERIAL OR PARKWAY STREET CLASSIFICATION SHALL BE RESPONSIBILITY OF THE CITY OF SURPRISE AFTER ACCEPTANCE.
- THE PROPERTY OWNERS OR ANY SUBSEQUENT OWNERS SHALL NOT PROCEED WITH ANY ONSITE GRADING OR EXCAVATION WITHOUT FIRST OBTAINING A PERMIT FROM THE CITY OF SURPRISE.

FLOOD ZONE CLASSIFICATION

THIS PROPERTY IS LOCATED WITHIN AN AREA HAVING A FLOOD ZONE DESIGNATION "ZONE X", BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) ON FLOOD INSURANCE RATE MAP (FIRM) NO. 04013C1246L, WITH AN IDENTIFICATION DATE OF OCTOBER 16, 2013, FOR COMMUNITY NO. 040053, MARICOPA COUNTY, STATE OF ARIZONA, WHICH IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PROPERTY IS SITUATED.

REFERENCE DOCUMENTS:

- DOC #08-0059073, M.C.R.
- DOC #14-0072800, M.C.R.
- DOC #78-0212360, M.C.R.
- DOC #01-0545060, M.C.R.
- DOC #12-0030194, M.C.R.
- DOC #10-0026147, M.C.R.
- DEED #15-0007165, M.C.R.
- DEED #15-0007165, M.C.R.
- RECORD OF SURVEY, BOOK 474 OF MAPS, PAGE 14, RECORDS OF MARICOPA COUNTY, ARIZONA.
- GDACS SECTION 3, T3N, R1W, BOOK 698, PAGE 41, RECORDS OF MARICOPA COUNTY, ARIZONA.
- GDACS SECTION 34, T4N, R1W, BOOK 678, PAGE 15, RECORDS OF MARICOPA COUNTY, ARIZONA.
- FINAL PLAT, BOOK 1039 OF MAPS, PAGE 42, RECORDS OF MARICOPA COUNTY, ARIZONA.

CERTIFICATION

THIS IS TO CERTIFY THAT THE SURVEY AND SUBDIVISION OF THE PREMISES DESCRIBED AND PLATTED HEREON WAS MADE UNDER MY DIRECTION DURING THE MONTH OF APRIL 2015, THAT THE SURVEY IS TRUE AND COMPLETE AS SHOWN, THAT THE MONUMENTS SHOWN ACTUALLY EXIST OR WERE SET AS SHOWN, THAT THEIR POSITIONS ARE CORRECTLY SHOWN, AND THAT SAID MONUMENTS ARE SUFFICIENT TO ENABLE THIS SURVEY TO BE RETRACED. FOR AND ON BEHALF OF OLSSON ASSOCIATES, INC.

R. LECHE HENRY, RLS # 49097



2025 N. WEST RIVER BLVD. SUITE 210
TAMPA, FL 33604
TEL: 813.744.1000 FAX: 813.744.1001

REVISIONS DESCRIPTION	DATE	BY

REVISIONS	DATE	BY

REVISIONS	DATE	BY

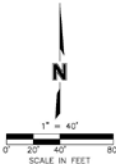
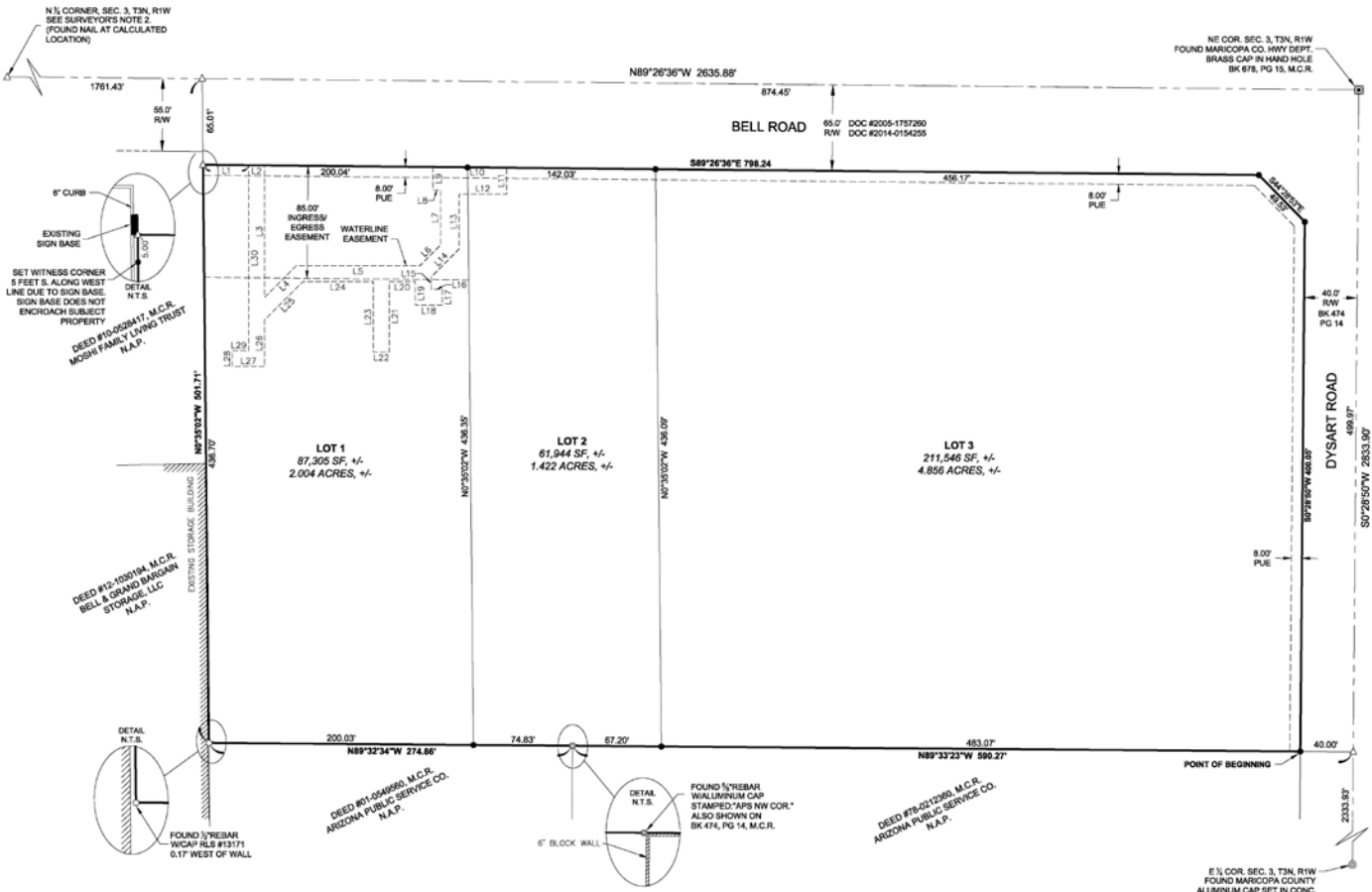
REVISIONS	DATE	BY

FS15-155 Dysart Subdivision



FINAL PLAT FOR DYSART SUBDIVISION

A PORTION OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA



- LEGEND**
- = SET REBAR W/ CAP 40007
 - = FOUND CORNER AS NOTED
 - △ = CALCULATED CORNER, NOTHING SET
 - ⊙ = REBAR W/ ALUMINUM CAP
 - ⊗ = ALUMINUM CAP FLUSH
 - ⊕ = BRASS CAP FLUSH
 - ⊞ = BRASS CAP IN HAND HOLE
 - ▭ = SUBJECT PROPERTY BOUNDARY
 - = CALCULATED LINES OR TIES
 - = SECTION LINE
 - = RIGHT-OF-WAY (RW)
 - = EASEMENT LINE
- MCR = MARICOPA COUNTY RECORDS
RW = PUBLIC RIGHT-OF-WAY
PUE = PUBLIC UTILITIES EASEMENT
NAP = NOT A PART OF THIS SURVEY

WATERLINE EASEMENT LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S89°26'36"E	34.62'
L2	S89°28'36"E	12.00'
L3	S0°00'04"W	99.68'
L4	N45°00'04"E	33.81'
L5	S89°59'56"E	93.46'
L6	N45°00'04"E	21.93'
L7	N0°00'04"E	41.63'
L8	N89°59'56"W	5.54'
L9	N0°00'04"E	17.40'
L10	S89°28'36"E	55.60'
L11	S0°00'13"W	20.00'
L12	N89°59'47"W	35.96'
L13	S0°02'57"W	41.40'
L14	S45°00'04"W	29.82'
L15	S0°00'04"W	9.29'
L16	S89°59'56"E	8.49'
L17	S0°00'04"W	12.00'
L18	N89°59'56"W	20.49'
L19	N0°00'04"E	17.77'
L20	N89°59'56"W	19.66'
L21	S0°00'04"W	53.22'
L22	N89°59'57"W	12.00'
L23	N0°00'01"E	53.22'
L24	N89°59'56"W	53.32'
L25	S45°00'04"W	40.84'
L26	S0°00'04"W	35.27'
L27	N89°59'56"W	24.39'
L28	N0°00'04"E	12.00'
L29	S89°59'56"E	12.39'
L30	N0°00'04"E	140.04'

BASIS OF BEARING
N89°26'36" ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 1 WEST OF THE GILA AND SALT RIVER MERIDIAN. ORIGINALLY MEASURED AS S89°54'59"W USING GLOBAL NAVIGATION SATELLITE SYSTEMS AND ROTATED 0°38'29".

- SURVEYOR'S NOTES:**
- ALL DISTANCES REPORTED ON THIS SURVEY ARE TO THE MONUMENTS FOUND OR SET UNLESS OTHERWISE NOTED.
 - A SEARCH FOR THE NORTH 1/4 CORNER OF SECTION 3, T3N, R1W, RESULTED IN FINDING THE LOCATION (CALCULATED USING GDACS BK 678, PG 15, M.C.R.) PAVED OVER WITH ASPHALT. A NAIL WAS FOUND DRIVEN INTO THE ASPHALT PAVEMENT AT THE CALCULATED POSITION. THE NORTHEAST CORNER OF SAID SECTION 3 WAS FOUND CONSISTENT WITH SAID GDACS PLAT. THE EAST QUARTER CORNER OF SAID SECTION 3 WAS FOUND CONSISTENT WITH GDACS PLAT BK 688, PG 41, M.C.R. BASED ON THE CONSISTENT FINDINGS OF THE NORTHEAST CORNER & EAST 1/4 CORNER, THE NORTH 1/4 CORNER IS HELD AT THE CALCULATED LOCATION PER GDACS PLAT BK 678, PG 15, M.C.R.

PARENT PARCEL & LOTS
PARENT PARCEL = 360,795 SQ. FT. +/-, OR 8.282 ACRES +/-
LOT 1 = 87,305 SQ. FT. +/-, OR 2.004 ACRES +/-
LOT 2 = 61,944 SQ. FT. +/-, OR 1.422 ACRES +/-
LOT 3 = 211,546 SQ. FT. +/-, OR 4.856 ACRES +/-

DATE: 08/24/2015
PROJECT: FS15-155
DRAWN BY: [Signature]
CHECKED BY: [Signature]
DATE: 08/24/2015

REV.	DATE	DESCRIPTION
1	08/24/2015	FINAL PLAT FOR DYSART SUBDIVISION

APPROVED BY: [Signature]
DATE: 08/24/2015

APPROVED BY: [Signature]
DATE: 08/24/2015

REVISIONS

2015

SURPRISE, ARIZONA

Citizen Outreach

- Outreach meeting on July 21, 2015
- One phone inquiry
- Two items of opposition

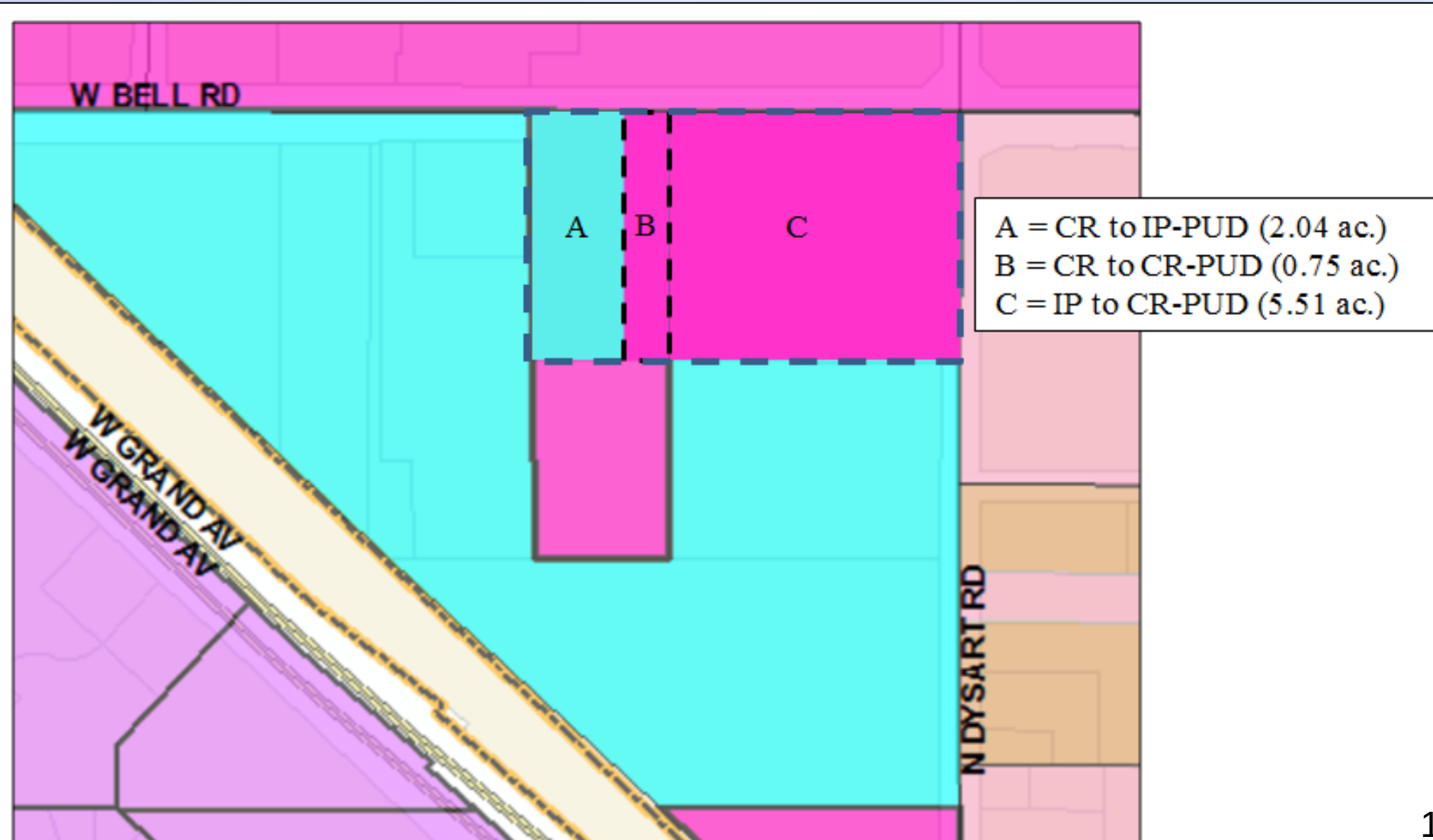
Commission Recommendation:

- Zone Change:
 - ✓ **Approve** subject to stipulations “a” through “d”

Questions or Comments?

[illegible]

Zoning Case Map





**Dysart Subdivision
Rezone Document
PUD Overlay**

**Southwest Corner of Bell and Dysart
501-16-011V and 501-16-011K**

**1st Submittal
April 10, 2015
Revision
June 26, 2015
Revision
July 24, 2015
Revision
August 17, 2015**

**Prepared by Olsson Associates
OA# 014-3199
Surprise Case # FS15-155**

Project Team

Developer
Cross Development
17430 Campbell Road, Suite 225
Dallas, TX 75252
214-422-3031
Kevin McKibben

Applicant and Engineer
Olsson Associates
7250 N 16th Street, Suite 210
Phoenix, AZ 85020
480-333-4319
Len Swartz, PE

Request:	Rezone of vacant land. From CR to IP-PUD and from IP to CR-PUD
Applicant:	Olsson Associates on behalf of Cross Development
Site Location:	Southwest corner of Bell and Dysart 501-16-011V and 501-16-011K
Existing Zoning:	CR and IP
Proposed Zoning:	IP-PUD and CR-PUD
Existing Land Use:	Vacant

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2.0	SURROUNDING AREA AND EXISTING ZONING	2
3.0	PROPOSED ZONING AND PUD OVERLAY	2
3.1	SITE LAYOUT	3
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3.3	ARCHITECTURE	4
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FIGURE 1 – AERIAL VIEW OF SITE

TABLE 1 – REZONING REQUEST TABLE

APPENDIX 1 – SITE PLAN

APPENDIX 2 – EXISTING ZONING MAP

APPENDIX 3 – PROPOSED ZONING MAP

APPENDIX 4 – PROPOSED LAND USE MAP

APPENDIX 5 – LOT 1, CALIBER COLLISION SITE PLAN

APPENDIX 6 – LOT 1, CALIBER COLLISION LANDSCAPE PLAN

1.0 INTRODUCTION

The proposed Dysart Subdivision (the “Site”) consists of 3 lots located along the south side of Bell Road beginning at the south-west corner of Bell Road and Dysart Road. The total gross area is 10.00 acres. A total Right-of Way dedication of 1.703 acres is proposed with the development of all 3 lots, resulting in a net area of 8.297 acres for the Site.

Lot 3 is located directly on the south-west corner of Bell & Dysart Roads, with approx. 456 feet of frontage on Bell Road and approx. 400 feet of frontage on Dysart Road. Lot 3 has a net area of 4.856 acres. Lot 3 is currently vacant land, with no plans at this time for development.

Lot 2 is located to the west of Lot 3, and has approx. 142 feet of frontage along Bell Road. Lot 2 has a net area of 1.422 acres. Lot 2 is currently vacant land, and is under design by another team for an anticipated commercial use.

Lot 1 is located to the west of Lot 2, and has approx. 200 feet of frontage along Bell Road. Lot 1 has a net area of 2.004 acres. Lot 1 is currently vacant land, and is under design for a Caliber Collision Repair Shop.

Figure 1 below shows an aerial view of the property, and a copy of the Site Plan can be found in Appendix 1.



FIGURE 2 – AERIAL VIEW OF SITE

2.0 SURROUNDING AREA AND EXISTING ZONING

As previously mentioned, all 3 lots are currently vacant and undeveloped. The Site is bounded on the north by Bell Road, and on the east by Dysart Road. South of the Site is a vacant, undeveloped property toward the west, and APS's office and facility toward the east. Neighboring to the west of the Site is a shops building and storage facility.

Currently the existing western parcel, (Lot 1, and approx. ½ of Lot 2) is zoned CR and the eastern parcels, (approx. ½ of Lot 2 & Lot 3) are zoned IP.

The Existing Zoning Map can be found in Appendix 2.

3.0 PROPOSED ZONING AND PUD OVERLAY

The purpose of the PUD Overlay on the IP Portion is to address landscape setbacks, parking and signage issues. The purpose of the PUD Overlay on the CR portion is to address the side yard setback.

The proposed condition will reflect rezoning the vacant land of the western parcel, (Lot 1) from CR to IP-PUD, and the remaining vacant property, (Lots 2 & 3) will be rezoned from CR & IP to CR-PUD through this request.

See Rezoning Request Table below for the full rezoning request:

IP-PUD/CR-PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155) Shaded cells indicate development standard that is less restrictive than the base zoning district. All other provisions of the IP and CR zoning districts apply.						
Development Standard	IP to IP-PUD			CR to CR-PUD		
	Base Zoning	PUD Overlay	SUDC Reference	Base Zoning	PUD Overlay	SUDC Reference
Interior Side Setback	15'	15'	122-36(c)(2)b, Table 5-11	24'	15' ¹	122-36(c)(2)c, Table 5-12
Landscape Setback (Arterial)	45' ³	45' ^{2,3}	122-136(b)(18)(h)	45' ³	45' ²	122-136(b)(18)(h)
Maximum Parking Allowed	1:375 SF of GFA ⁴	1:180 SF of GFA ⁴	122-133(e)	As specified in Table 9-1	As specified in Table 9-1	122-133(e)
Secondary Wall Sign Area	0.5 SF per 1 linear foot of elevation	0.6 SF per 1 linear foot of elevation	113-129(a)(3)(a)	0.5 SF per 1 linear foot of elevation	0.5 SF per 1 linear foot of elevation	113-129(a)(3)(a)
Footnotes:						
¹ Adjacent to Commercial or Industrial zoning districts.						
² 10' limited driveway access encroachment from street and architectural encroachment allowed.						
³ Limited driveway encroachment from the west to accommodate shared access allowed peer site plan.						
⁴ Based on Automotive Repair and Service use. If other than automotive Repair and Service, City of Surprise, Municipal Code Section 122-133 Table 9-1 applies.						

TABLE 1 – REZONING REQUEST TABLE

The proposed uses fit well with the existing land uses and surrounding neighbors. The Proposed Zoning Map can be found in Appendix 3, and the Proposed Land Use Map can be found in Appendix 4.

The proposed uses include Caliber Collision on the IP-PUD property, (Lot 1), and the remainder of the site zoned CR-PUD with anticipated commercial uses that are compatible with neighboring properties.

3.1 SITE LAYOUT

As the properties to the east develop, detailed site/construction plans for those lots will be required. Only the Caliber Collision, (Lot 1) details are included with this submittal.

Caliber Collision is the nation's largest collision repair company. They were founded in 1997 and is headquartered in Texas. Caliber participates in a number of community involvement projects including food drives, recycled rides, and veteran organizations.

Caliber is committed to health, safety and environmental protection. They use the repair processes with the highest standards and have pioneered the use of water-based versus solvent based paint to reduce VOCs. More can be found about Caliber on their web site at <http://calibercollision.com/>

The proposed Caliber Collision site, (Lot 1), is located approximately 500 feet west of Dysart Road on the south side of Bell Road. The project is comprised of a 14,770 SF building. Within the building there will be an office, mechanic shop, parts sales, detailing, and painting booth. Customers can also rent a vehicle on location when they drop off their vehicle for repairs.

The site is proposing a new right in/right out/left in drive connection to Bell Road on the eastern boundary of the site. The existing left in median cut at the western side of the Caliber project will be closed off.

The intention is for the future development to the east to tie into the newly proposed drive as well. Cross access easements will be proposed on the plat allowing for cross access and a shared drive.

Neighboring to the west is a shops building and storage facility. Caliber will extend the front drive to align with their parking lot and allow for cross access. Caliber will work with the City on obtaining cross access easements with these owners to improve fire and emergency access.

Lot 1, Caliber Collision Site Plan can be found in Appendix 5.

3.2 LANDSCAPING

A Conceptual Landscape Plan for Lot 1, Caliber Collision, can be found in Appendix 6. The street frontage will be planted with Hybrid Mesquite, Desert Museum Palo Verde and Desert Willow, interspersed with Spotted Emu Bush, Gopher Plant, Rio Bravo Sage, Firecracker Plant, Grey Desert Spoon, Red Yucca, Trailing Lantana and New Gold Lantana. Each side, north of the gates will be planted with Orange Jubilee, and south of the gates will be Purple Leafed Hopseed Bush. The rear of the property, around the retention pond will be planted primarily with Hybrid Mesquite and Desert Museum Palo Verde, interspersed with Spotted Emu Bush, Gopher Plant, Rio Bravo Sage, Firecracker Plant, Grey Desert Spoon, Red Yucca, Trailing Lantana and New Gold Lantana.

As Lots 2 & 3 develop, detailed landscaping plans for those lots will be required.

3.3 ARCHITECTURE

The proposed building for Lot 1, Caliber Collision is a 14,770 SF mixed use structure with a 'B' and a 'S1' occupancy. Within the building there will be an office, mechanic shop, parts sales, detailing, and painting booth. The exterior is stone, brick, and EIFS veneer with a max parapet height of 26'-0". The roofing material is galvalume which also includes all RTU, (Roof Top Unit), screening and backsides of the parapet.

As Lots 2 & 3 develop, detailed architectural plans for those lots will be required.

3.4 MONUMENT SIGNAGE AND WALLS

Signage

Current Surprise Municipal Code Section 113-129(a)(3) restricts the maximum aggregate sign area for any business to 0.5 square feet for each linear foot of the business wall elevation along the street frontage on which the sign is displayed.

REQUESTED DEVIATION

1. That the allowable signage be increase to 0.6 square feet of signage for each linear foot of the business wall elevation along the street frontage on which the sign is displayed.

Walls

Current Surprise Municipal Code Section 122-136(b)(2)c requires that parking areas be screened from the street by a solid wall, earthen berms or opaque hedging. A solid 3' wall has been installed approx. 4' to the north of the parking lot to provide the required screening.

3.5 DEVELOPMENT STANDARDS

Current Surprise Municipal Code 122-36(c)(2)c requires the side landscape setback to be twenty-four feet, (24ft.).

REQUESTED DEVIATION

1. That the allowable side landscape setback be reduced to fifteen feet, (15ft.) from twenty-four feet, (24ft.)

3.6 PARKING STANDARDS

Current Surprise Municipal Code Section 122-133(e), Table 9-1, requires a maximum parking ratio of one to three-hundred-seventy-five, (1:375) for "Automobile Repair and Service Structures".

REQUESTED DEVIATION

1. That the maximum parking ratio be reduced from one to three-hundred-seventy-five, (1:375) to one to one-hundred-eighty, (1:180).

4.0 MISCELLANEOUS

4.1 UTILITIES

Water and sewer will be provided by EPCOR Utilities, a private company. Electrical service is provided by APS, and Southwest Gas will provide the natural gas service. Century Link and Cox are both available for telephone/internet services.

4.2 GRADING AND DRAINAGE

Grading, drainage and retention will be designed in accordance with the Maricopa County Drainage Design Manual and City of Surprise 2012 Engineering Development Manual.

4.3 SAFETY FACILITIES

Fire and police protection for the Site will be provided by the City of Surprise.

5.0 CONCLUSION

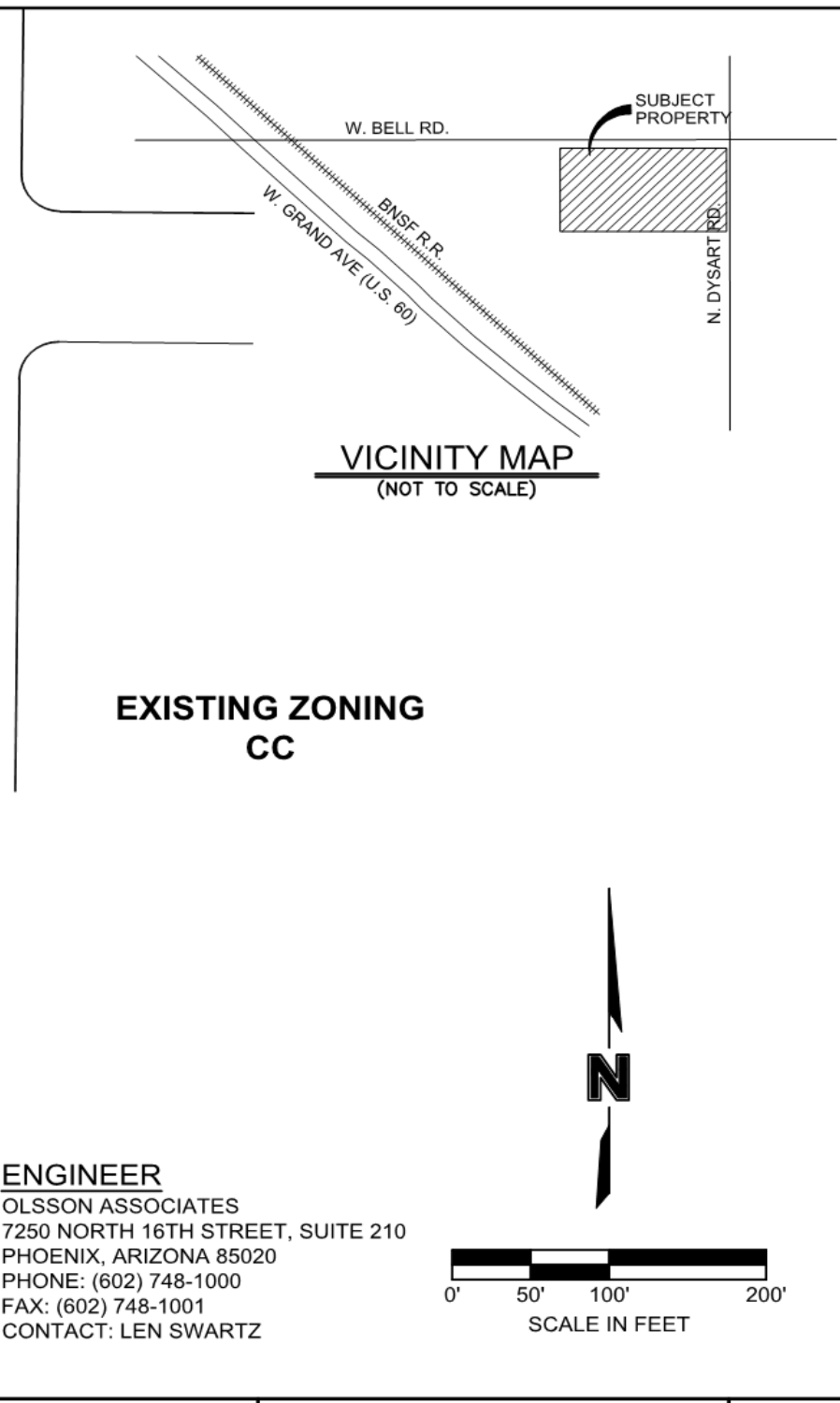
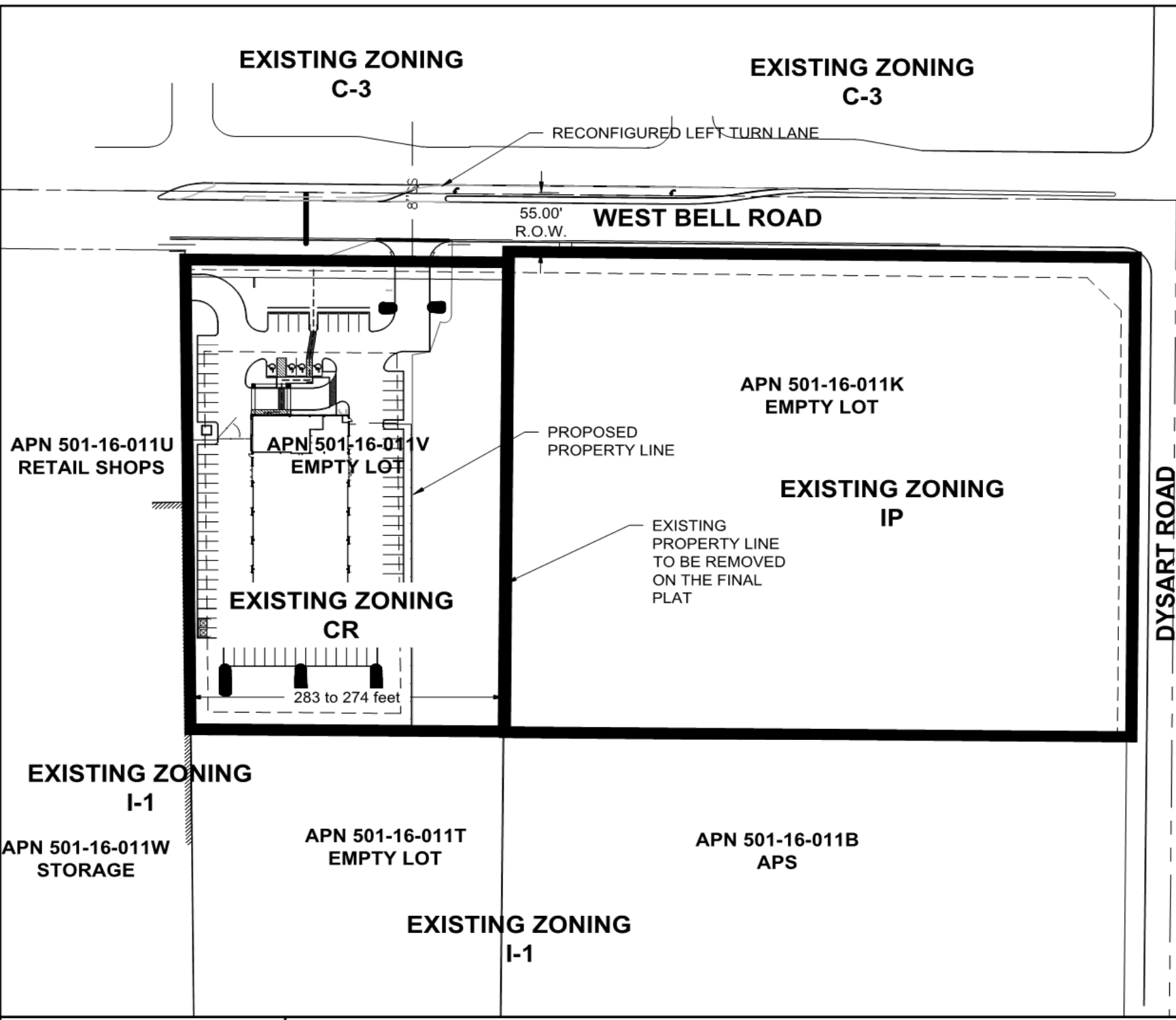
Caliber Collision, (Lot 1) is consistent with the General Plan and compatible with the surrounding area. The proposed uses for Lots 2 & 3 will be commercial, and thus will also be compatible with the surrounding area.

APPENDIX 1

SITE PLAN

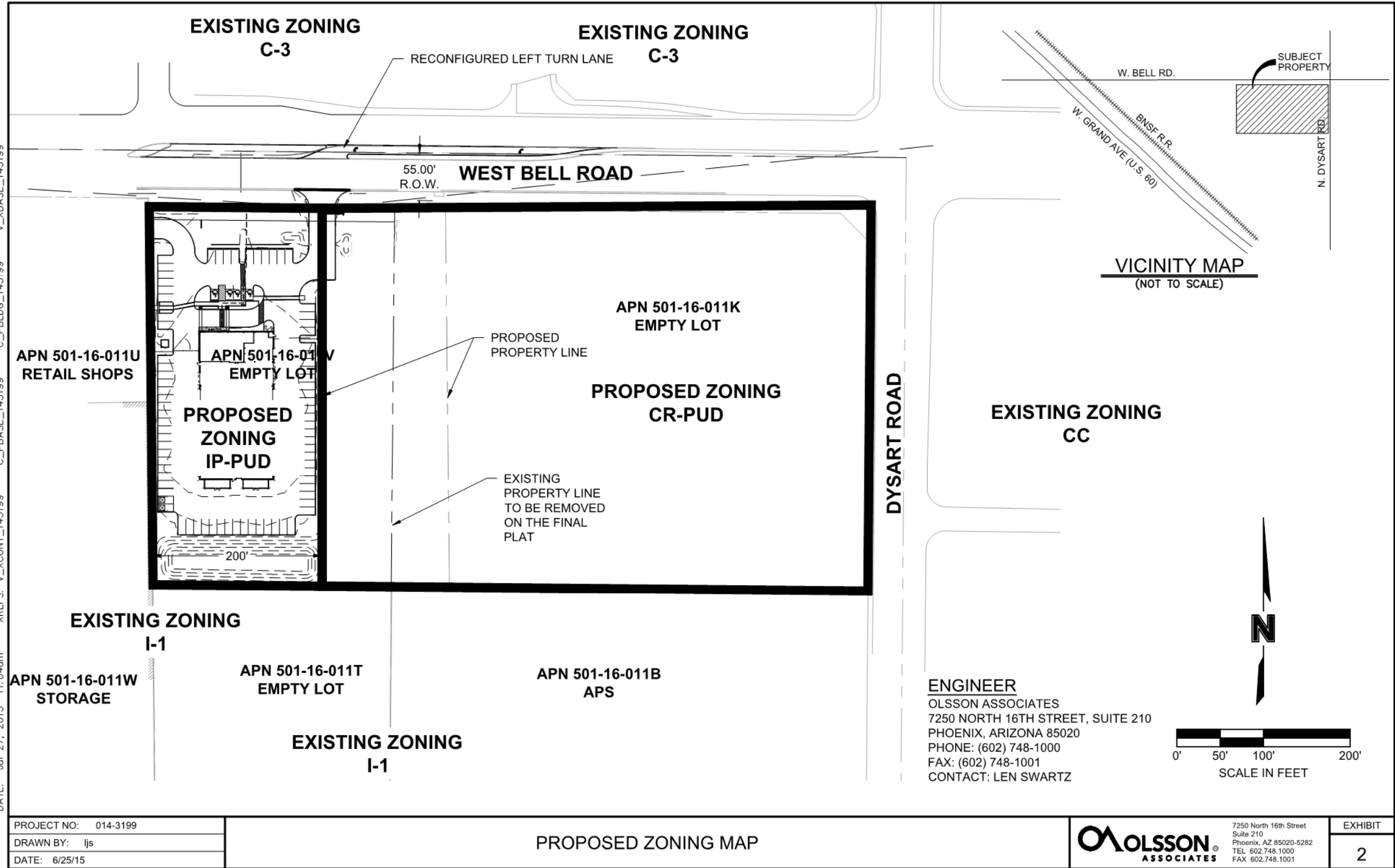
APPENDIX 2
EXISTING ZONING MAP

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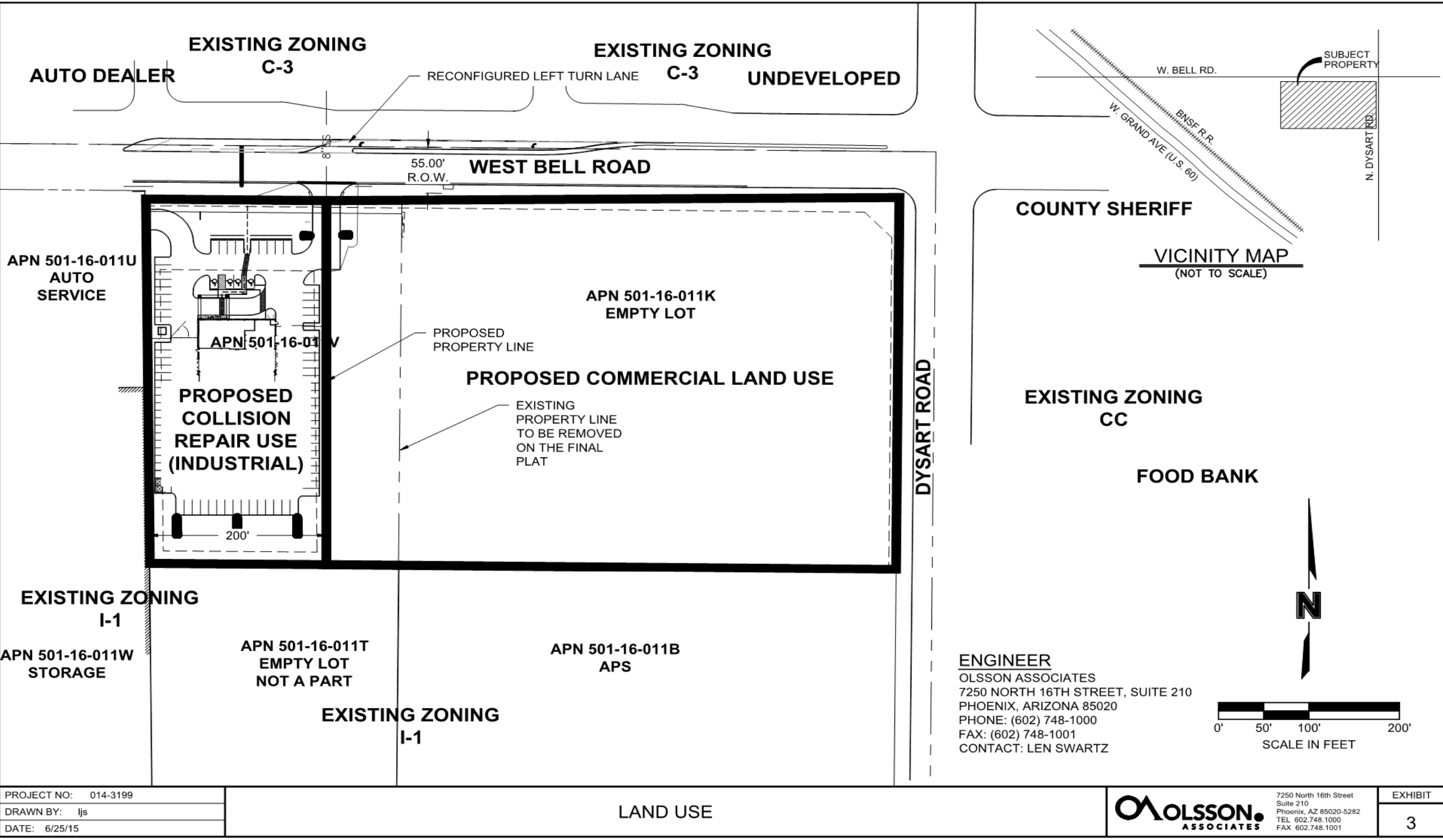
APPENDIX 3
PROPOSED ZONING MAP

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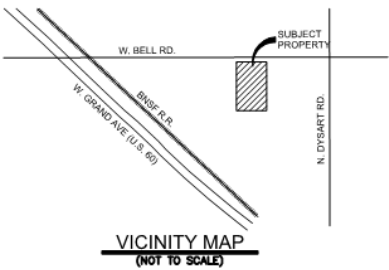
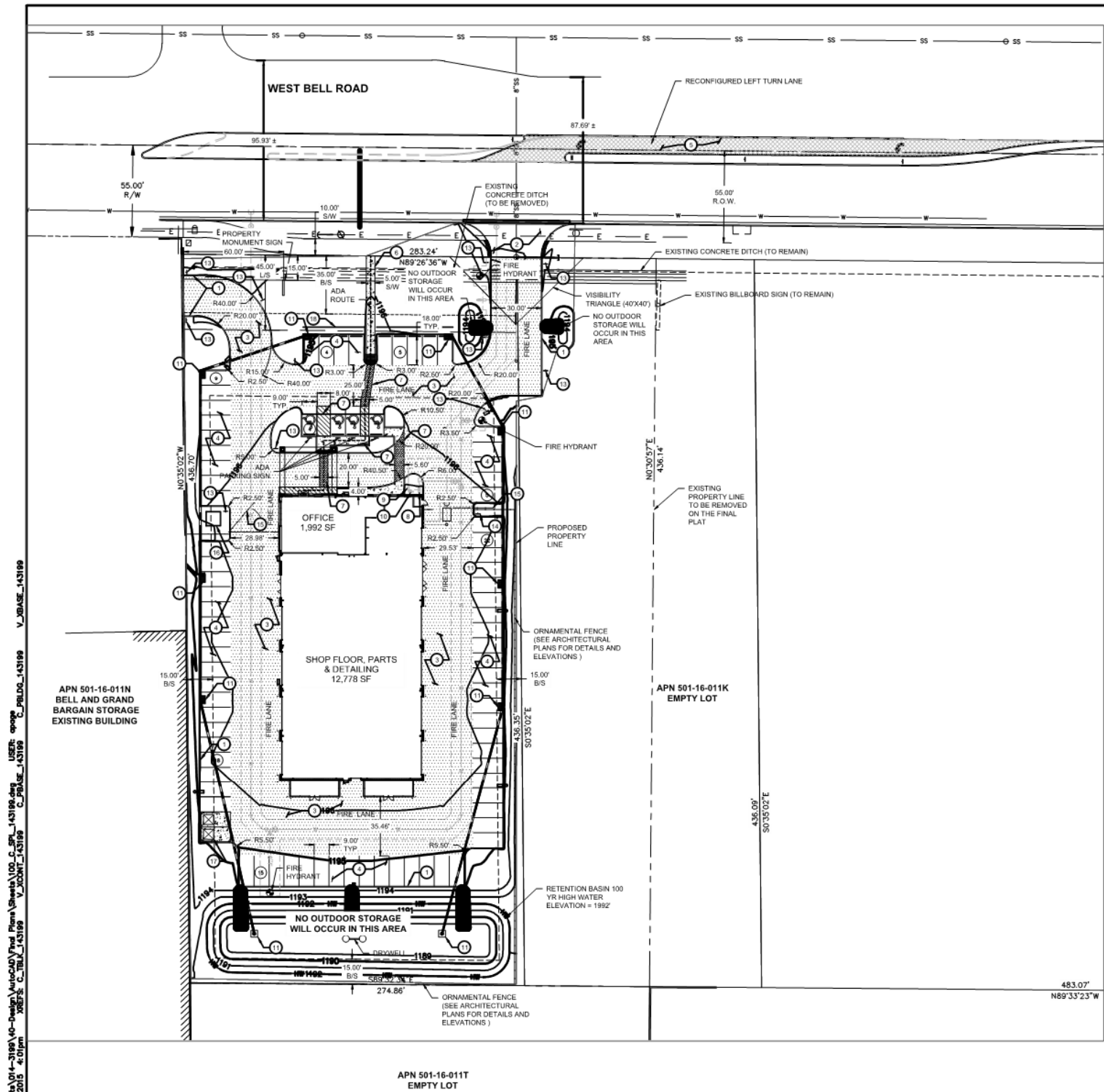
APPENDIX 4
PROPOSED LAND USE MAP

DWG: F:\Projects\014-3199\40-Design\Reports\C_ZONL_143199.dwg
DATE: Jun 25, 2015 3:50pm
USER: opage
C_PBLDG_143199
C_PBASE_143199
V_XCONT_143199
V_XBASE_143199



APPENDIX 5

LOT 1, CALIBER COLLISION SITE PLAN



DESIGN TEAM CONTACTS
OWNER/DEVELOPER
CROSS DEVELOPMENT, LLC
5317 INVERRARY DRIVE
PLANO, TEXAS
PHONE: (902) 748-1000
CONTACT: KEVIN MCKIBBEN

ENGINEER
OLSSON ASSOCIATES
7250 NORTH 16TH STREET, SUITE 210
PHOENIX, ARIZONA 85020
PHONE: (602) 748-1000
FAX: (602) 748-1001
CONTACT: LEN SWARTZ

ARCHITECT
CROSS ARCHITECTS
1255 W. 15TH STREET
SUITE #125
PLANO, TEXAS 75075
PHONE: (972) 398-6644
CONTACT: SHAWN OFFUTT

SITE CONSTRUCTION KEYNOTES

- 1 6" SINGLE CURB PER MAG DETAIL 222, TYPE A
- 2 DRIVEWAY PER CITY OF SURPRISE DETAIL 3-10
- 3 HEAVY DUTY ASPHALT PAVEMENT PER GEOTECHNICAL ENGINEERS RECOMMENDATION, 4" AC ON 12" ABC
- 4 LIGHT DUTY ASPHALT PAVEMENT PER GEOTECHNICAL ENGINEERS RECOMMENDATION, 3" AC ON 7.5" ABC
- 5 HEAVY DUTY ASPHALT PAVEMENT ON BELL ROAD, 5" AC ON 8" ABC, OR REPLACE IN KIND, WHICH EVER IS GREATER
- 6 SIDEWALK PER MAG DETAIL 230
- 7 INTEGRALLY COLORED CONCRETE, COLOR TO MATCH ARCHITECTURE
- 8 6" DOUBLE CHECK BACKFLOW PREVENTOR PER AWC DETAIL 320-1
- 9 1 1/2" METER BOX PER EPCCOR STD DTL 342-2
- 10 1 1/2" REDUCED PRESSURE PRINCIPLE ASSEMBLY PER EPCCOR STD DTL 310-1
- 11 CATCH BASIN PER MAG STD DTL S34-1 TYPE E
- 12 BUBBLER PER DETAIL SHEET C501
- 13 STANDARD FIRE LANE SIGN, "FIRE LANE", PER CITY OF SURPRISE, SURPRISE FIRE DEPARTMENT-CHAPTER 1
- 14 FIRE DEPARTMENT GATED ACCESS SIGN PER CITY OF SURPRISE, SURPRISE FIRE DEPARTMENT-CHAPTER 8
- 15 PROPOSED GATES PER ARCHITECTURE PLANS
- 16 PROPOSED TRANSFORMER
- 17 PROPOSED TRASH ENCLOSURE
- 18 PROPOSED 36" CMU SCREEN WALL, COLOR SCHEME TO MATCH BLDG.
- 19 PROPOSED 4 BICYCLE PARKING RACK

LEGEND:

- HEAVY DUTY PAVEMENT (ONSITE)
- LIGHT DUTY PAVEMENT
- HEAVY DUTY PAVEMENT (BELL ROAD)
- FIRE HYDRANT
- WATERVALVE
- CATCH BASIN
- SEWER MANHOLE
- CLEANOUT
- BUBBLER
- DRYWELL
- SITE LIGHTING
- FIRE LANE SIGN
- ACCESSIBLE PARKING
- TRASH ENCLOSURE
- WATERMAIN
- STORM DRAIN
- SANITARY SEWER

LOT 1 PARKING TABLE:	
MINIMUM SPACES REQUIRED:	
14,770 SF GROSS FLOOR AREA X 1:500 = 30 (BASED ON AUTO REPAIR ON SERVICE USE)	
MINIMUM SPACES REQUIRED:	
14,770 SF GROSS FLOOR AREA X 1:200 = 74 (BASED ON VEHICLE RENTAL AND LEASING)	
SPACES PROVIDED:	
78 STANDARD + 4 ACCESSIBLE = 82 TOTAL (EXTRA SPACES DEEMED TO BE ASSOCIATED WITH STORAGE OF VEHICLES AWAITING REPAIR)	
4 BICYCLE SPACES PROVIDED	



THIS PLAN IS NOT FOR CONSTRUCTION

OLSSON ASSOCIATES
7250 North 16th Street, Suite 210
Phoenix, AZ 85020
TEL: (602) 748-1000
FAX: (602) 748-1001
www.olssonassociates.com



OLSSON ASSOCIATES ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LOCATIONS HORIZONTAL OR VERTICAL. THE EXISTING UTILITIES SHOWN ON THIS DRAWING HAVE BEEN PLOTTED FROM THE BEST AVAILABLE INFORMATION. IT IS HOWEVER THE RESPONSIBILITY OF THE CONTRACTOR TO FIELD VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.

REVISIONS DESCRIPTION	
REV	DATE
1	08/25/15

CONSTRUCTION PLANS	
SITE PLAN	
CALIBER COLLISION	
BELL ROAD AND DYSART ROAD	
SURPRISE, ARIZONA	

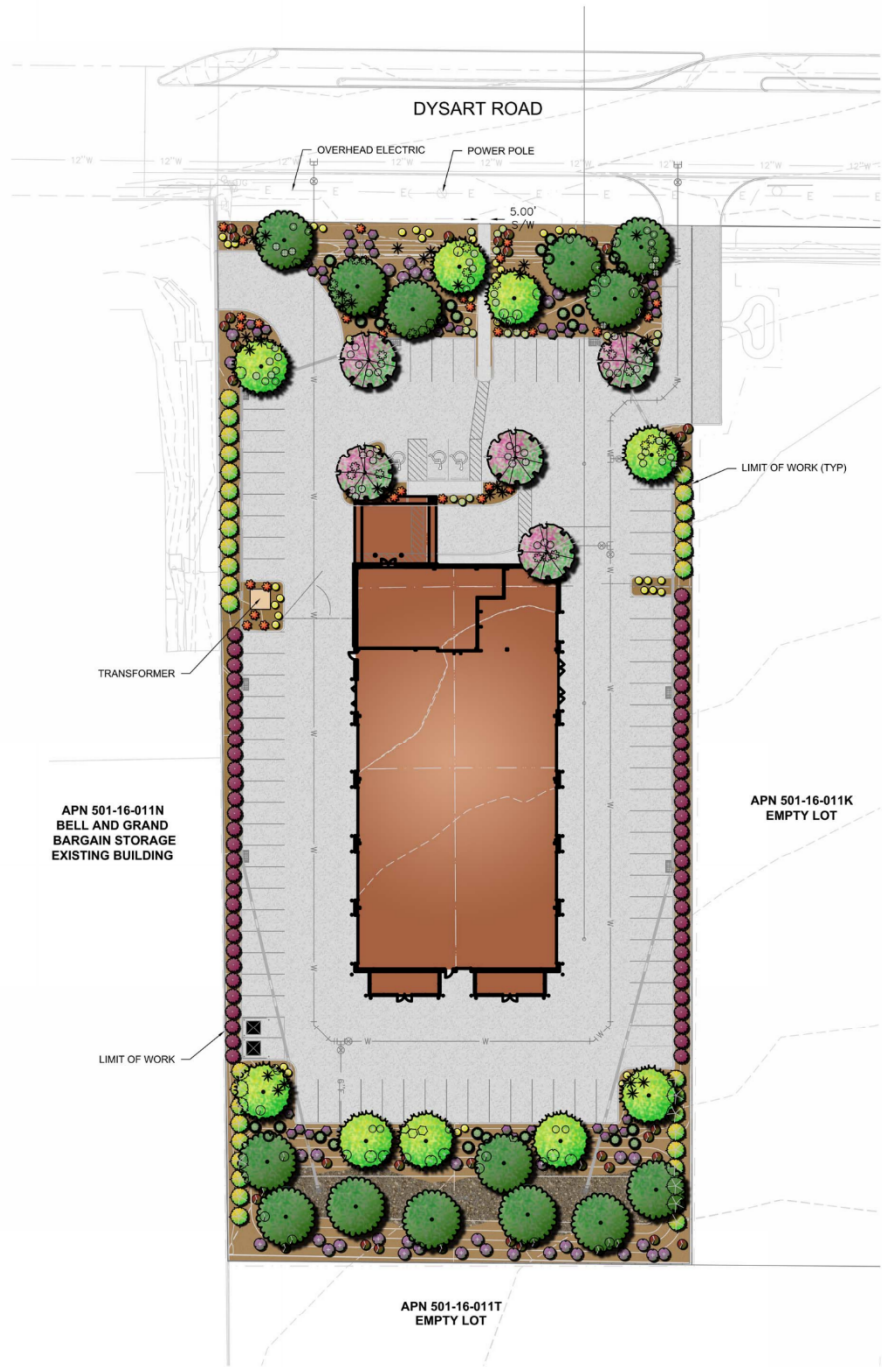
Drawn by:	ES
Checked by:	EVO
Approved by:	LS
Design by:	ES
Project no.:	014-3199
Drawing no.:	100-C-001-143199.dwg
Date:	08/13/15

SHEET C100

APPENDIX 6

LOT 1, CALIBER COLLISION LANDSCAPE PLAN

DWG: F:\Projects\014-3199\40-Design\AutoCAD\Exhibits\COLORBLK.dwg
DATE: Apr 10, 2015 10:12am
USER: aasher
XREFS:



PLANT SCHEDULE

TREES	BOTANICAL NAME	COMMON NAME
	<i>Chilopsis linearis</i> 'AZT Desert Amethyst'	Desert Willow
	<i>Parkinsonia</i> x 'Desert Museum'	Desert Museum Palo Verde
	<i>Prosopis</i> x 'Phoenix' TM	Hybrid Mesquite
SHRUBS	BOTANICAL NAME	COMMON NAME
	<i>Dodonaea viscosa</i> 'Purpurea'	Purple Leafed Hopseed Bush
	<i>Eremophila maculata</i> 'Valentine'	Spotted Emu Bush
	<i>Euphorbia biglandulosa</i>	Gopher Plant
	<i>Leucophyllum langmaniae</i> 'Rio Bravo' TM	Rio Bravo Sage
	<i>Russelia equisetiformis</i>	Firecracker Plant
	<i>Tecoma</i> x 'Orange Jubilee'	Orange Jubilee
ACCENTS	BOTANICAL NAME	COMMON NAME
	<i>Dasylinon wheeleri</i>	Gray Desert Spoon
	<i>Hesperaloe parviflora</i>	Red Yucca
GROUNDCOVER	BOTANICAL NAME	COMMON NAME
	<i>Lantana montevidensis</i> 'Purple'	Trailing Lantana
	<i>Lantana</i> x 'New Gold'	New Gold Lantana
INERTS	BOTANICAL NAME	COMMON NAME
	Granite Mulch	1/2" Screened / Express Brown
	Riprap	4 - 6" / Express Brown



PROJECT NO: 014-3199
DRAWN BY: AA
DATE: 04/10/15

CALIBER COLLISION

	7250 North 18th Street Suite 210 Phoenix, AZ 85020-5282 TEL 602.748.1000 FAX 602.748.1001	EXHIBIT
		1

ZONE CHANGE

REPORT TO THE PLANNING AND ZONING COMMISSION

Case: FS15-155

Project Name: Dysart Subdivision Rezone

Council District: 4

Meeting Date: October 1, 2015

Planner: Robert H. Kuhfuss, AICP

Owner: Farhad and Kathryn Shokoohl

Applicant: Len Swartz, PE, of Ollson Associates, on behalf of Cross Development and Farhad and Kathryn Shokoohl

Request: Rezone from CR to IP-PUD (approx. 2.04 acres), from CR to CR-PUD (approx. 0.75 acres), and from IP to CR-PUD (approx. 5.51 acres)

Site Location: Southwest corner of Bell Road and Dysart Road

Site Size: 8.30 acres (approx.)

Density: N/A

General Plan Conformance: The proposal is consistent with the Surprise General Plan 2035

Support/Opposition: None known

Staff Recommendation: Staff recommends the Commission move to recommend **approval** of the proposed Zone Change to the City Council, subject to stipulations 'a'-d'.

[Note: See related Master Site Plan request being processed under this case, but discussed under separate cover.]

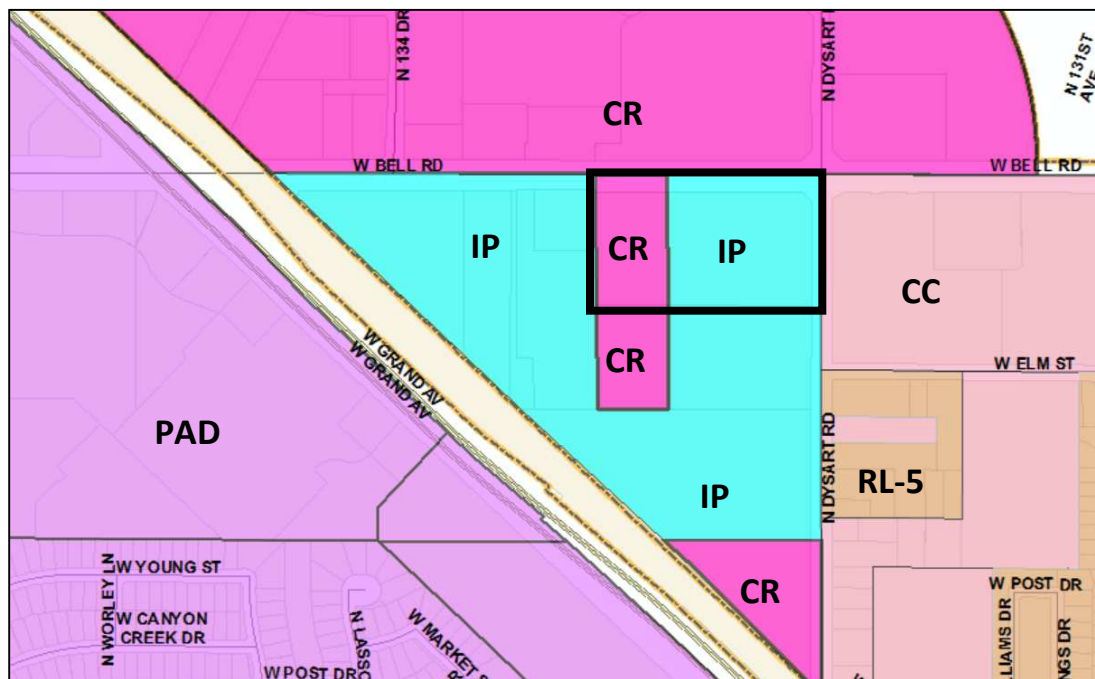
PROJECT DESCRIPTION:

Len Swartz, PE, of Ollson Associates, on behalf of Cross Development and Farhad and Kathryn Shokoohl, seeks approval of two separate but related requests. The first request involves a rezone from CR to IP-PUD (approx. 2.04 acres), from CR to CR-PUD (approx. 0.75 acres), and from IP to CR-PUD (approx. 5.51 acres). The second request involves a Major Site Plan in these newly established districts. These requests are also in conjunction with a related Final Plat, which is being processed under the same case number, but is being scheduled for City Council separately, pending the Commission's favorable action on the two requests discussed herein. All three actions anticipate the development of a Calber Collision Center and other as-yet to be determined commercial uses.

EXISTING ZONING:

The following chart and associated map depict the existing zoning of the subject site and its surrounds.

Regional Commercial (CR)	Regional Commercial (CR)	Regional Commercial (CR)
Industrial Performance (IP)	Community Commercial (CR) and Industrial Performance (IP)	Community Commercial (CC)
Industrial Performance (IP)	Regional Commercial (CR)	Community Commercial (CC)



57 **BACKGROUND:**

58
59 **December 18, 2014:** Staff met with the applicant to discuss the project during a regularly
60 scheduled Concept Review meeting under CR14-468.

61
62 **April 17, 2015:** The applicant filed a request for a Zone Change, Major Site Plan and Final Plat under
63 case FS15-155, the subject case.

64
65 **April 30, 2015:** Staff met with another entity to discuss the development of what would become
66 Lot 2 of the subject site during a regularly scheduled Concept Review meeting under CR15-165.

67
68 **June 21, 2015:** The applicant held a neighborhood outreach meeting to discuss the project.

69
70 **CITIZEN OUTREACH:**

71
72 As noted above, the applicant held a Citizen Review meeting on June 21, 2015, which generated no
73 input. Staff is not aware of any support to opposition regarding this request.

74
75 **ANALYSIS AND DISCUSSION:**

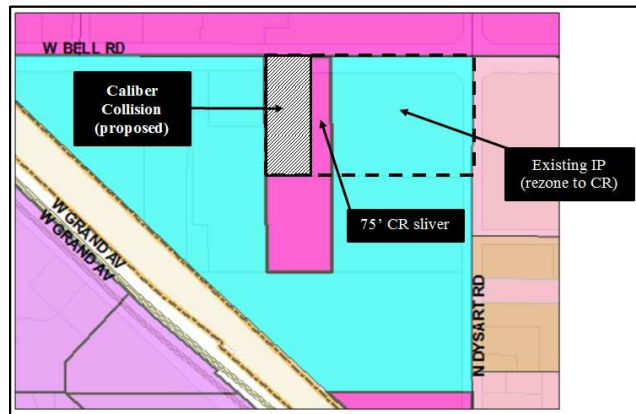
76
77 The subject property consists of two parcels, which are currently vacant except for an existing
78 billboard, which is presumed to be legal non-conforming due to its appearance in aerial
79 photography as early as 1986. The westernmost parcel is currently zoned CR and is immediately
80 north of and adjacent to another vacant CR parcel, which is owned by Arizona Public Service. The
81 easternmost parcel is currently zoned IP and is immediately north of and adjacent to another IP
82 parcel, currently developed as an APS facility. Located to the east of the subject property, across
83 Dysart Road, is an area of CC zoning, currently developed with state and county facilities. Just to
84 the west of the subject parcel is an existing tire shop located within IP zoning. The property located
85 across Bell Road from the property is currently vacant and zoned CR, while the property to the
86 northeast of the site, at the northeast corner of Dysart Road and Bell Road, is currently under
87 construction as a medical facility.

88
89 **Proposed Zoning:**

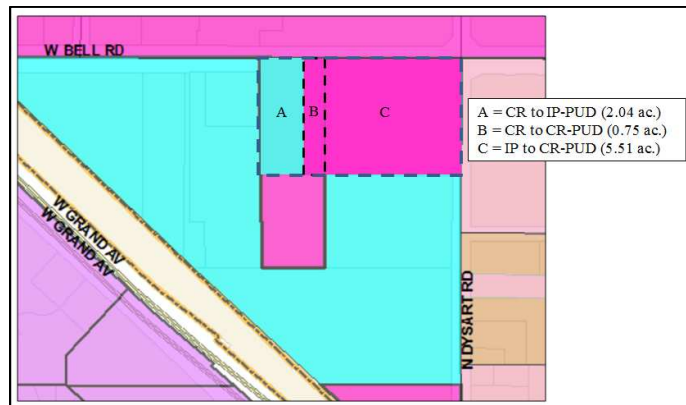
90
91 The westernmost parcel of the subject site is currently approximately 275' wide; however, Caliber
92 Collision is proposing to build a collision center on the westernmost 200' of that parcel. Since the
93 existing zoning of that parcel is CR, the collision center could be entitled through a Conditional Use
94 Permit; however, if zoned to IP, the collision center would be considered a principal, by-right use.
95 Given the proximity of the proposed use to the existing tire center, and the proximity to the existing
96 IP zoning, staff is comfortable with the concept of rezoning from CR to IP for that property.

Since Caliber Collision is only interested in acquiring and rezoning the westernmost 200' of the subject property, there will remain a 75' wide remnant property with CR zoning sandwiched in between new and existing IP zoning. In order to remove that incongruent sliver, either the sliver needs to be rezoned to IP so it is in line with the existing IP to the east, or the existing IP property should be rezoned to CR.

The following map depicts the condition that would be present if the 75' sliver remained intact.



The following map depicts the proposed zoning.



While no end users have been identified for the eastern end of the subject site, given the proximity of the subject site to the existing CC zoning to the east, rezoning the eastern end of the subject property to CR would provide an appropriate transition from the existing CC zoning to the east and the IP zoning to the west. Staff notes that this approach will create a CR island nearly completely surrounded by IP zoning; however, staff's desire would be for the owner of that parcel to ultimately seek IP zoning.

Development Standards Table:

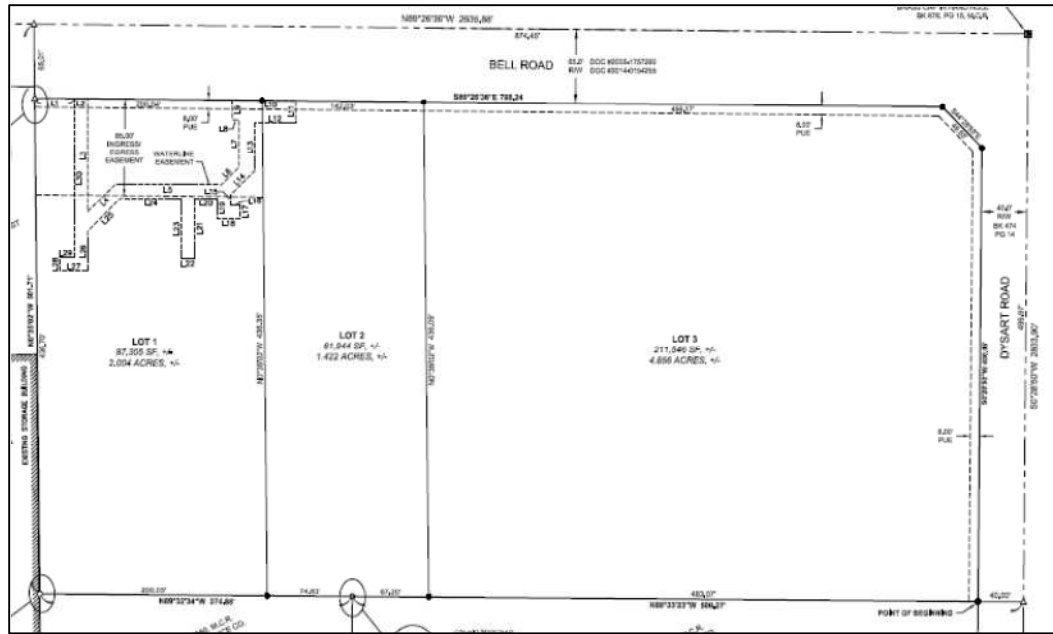
The subject rezone request also involves a PUD Overlay, which will serve to amend the development standards for the IP portion as they relate to the required landscape setback along Bell Road, the maximum allowed parking, and secondary wall sign area. The PUD overlay for the CR portion will serve to amend the development standards relating to the interior side yard setback adjacent to CR zoning. These development standards are depicted in the following table, which is included in Section 3.0 of the Project Narrative.

IP PUD/CR PUD DEVELOPMENT STANDARDS TABLE FOR DYSART SUBDIVISION (CASE FS15-155) Shaded cells indicate development standard that is less restrictive than the base zoning district. All other provisions of the IP and CR zoning districts apply.						
Development Standard	IP – IP PUD			CR – CR PUD		
	Base Zoning	PUD Overlay	SUDC Reference	Base Zoning	PUD Overlay	SUDC Reference
Interior Side Setback	15'	15'	122-36(c)(2)b, Table 5-11	24'	15' ¹	122-36(c)(2)c, Table 5-12
Landscape Setback (Arterial)	45' ³	45' ^{2,3}	122-136(b)(18)(h)	45' ³	45' ²	122-136(b)(18)(h)
Maximum Parking Allowed	1:375 SF of GFA ⁵	1:180 SF of GFA ⁴	122-133(e)	As specified in Table 9-1	As specified in Table 9-1	122-133(e)
Secondary Wall Sign Area	0.5 SF per 1 linear foot of elevation	0.6 SF per 1 linear foot of elevation	113-129(a)(3)(a)	0.5 SF per 1 linear foot of elevation	0.5 SF per 1 linear foot of elevation	113-129(a)(3)(a)
Footnotes:						
¹ Adjacent to Commercial or Industrial zoning districts.						
² 10' limited driveway access encroachment from street and architectural encroachment allowed per 122-136(b)(18)(h), Table 10-4.						
³ Limited driveway encroachment from the west to accommodate shared access allowed per site plan.						
⁴ Based on Automotive Repair and Service use. If other than Automotive Repair and Service, Table 9-1 applies.						

The IP-PUD development standards will allow the Caliber Collision facility to address the cross-access issue by allowing the driveway to encroach into the required landscape setback, while providing reasonable wall signage opportunities not currently allowed through the Municipal Code. The CR-PUD development standards came about as a result of the Concept Review for the proposed Lot 2 and are geared primarily to a decreased setback on one side to allow shade trees to be installed on the opposing side.

Staff notes that while the review of the proposed Final Plat is not within the Commission's purview, the Final Plat would serve to remove the existing lot line and create three new lots: the westernmost being the Caliber Collision site and the other two lots slated for future commercial development. The following image depicts this arrangement. The Final Plat also will provide for reciprocal cross-access throughout the plat as well as cross-access to the property to the west.

[See image on following page.]



UTILITY AND SERVICES TABLE:

Electric:	APS
Water:	EPCOR
Wastewater:	EPCOR
Refuse:	TBD
Natural Gas:	SWG
Irrigation:	N/A
Schools:	N/A

CONFORMANCE WITH ADOPTED PLANS:

Surprise General Plan 2035: The Surprise General Plan 2035 shows the subject property as lying within the Employment Land Use Category, which supports retail and light industrial uses. The proposed Zone Change and the related Major Site Plan and Final Plat, support the goals and policies of the General Plan, especially with respect to encouraging well managed and phased growth (Policy LU2.2), improving the jobs to housing ratio (Policy LU2.2), promoting a compatible mix of land uses (Policy LU3.1), encouraging sound urban design principles (Policy UD1.1), and the development of otherwise vacant infill land in the heart of the city (Policy UD1.4).

147 **REVIEWING AGENCIES:**

148
149 In addition to the standard city reviewing agencies, who indicate no objections to the requests,
150 Luke Air force Base, Maricopa Water District, and ADOT were included in the routing of this case.
151

152 **Luke Air Force Base (LAFB):** LAFB indicates no objections to the request, but advises the applicant
153 review sound attenuation requirements and engage in a strong notification program with respect
154 to the air base and its operations.
155

156 **Arizona Department of Transportation (ADOT):** ADOT indicated general neutrality regarding the
157 subject requests, but advises the project may be impacted by the Bell/Grand Overpass Project and
158 advises the applicant consult with ADOT in that regard.
159

160 **Maricopa Water District (MWD):** MWD advises the subject property lies outside of their service
161 area and offers no comment.
162

163 **SUMMARY:**

164
165 Staff believes the proposed Zone Change, Major Site Plan and Final Plat, will provide the mechanism
166 needed to allow the owner to bring the property to market, which will in turn allow it to be
167 developed in a manner that is consistent with the goals and policies of the General Plan.
168

169 **FINDINGS:**

- 170
171
 - The proposed Zone Change is consistent with the Surprise General Plan 2035.
 - The reviewing agencies have indicated no objections to the request.
173

174 **RECOMMENDATION:**

175
176 Based on the findings noted above, staff recommends the Commission move to recommend
177 **approval** of the proposed Zone Change under case **FS15-155** to the City Council, subject to
178 stipulations 'a' through 'd' as outlined below:
179

- 180
 - a. Development and use of the site shall be in substantial conformance with the project
181 narrative entitled "Dysart Subdivision Rezone Document PUD Overlay", prepared by Olsson
182 Associates, consisting of 20 pages dated revised August 17, 2015 and stamped received
183 August 17, 2015, except as modified by the following stipulations.
184
 - b. If a Final Plat has not been recorded within one (1) year of approval of this Zone Change
185 request by the City Council, the subject zone change may be scheduled for public hearing by
186 the Planning and Zoning Commission and City Council for consideration of reverting the
187 property to its former zoning per ARS § 9-462.01.E.
188
189

- 190 c. Non-compliance with the stipulations of approval of this case will be treated as a violation in
191 accordance with the provisions of Article XIV of the Surprise Unified Development Code.
192
- 193 d. The Property owner and successors waive claim for diminution of in value if the City takes
194 action to rescind approval of this zone change request due to non-compliance with the
195 stipulations of approval.
196

197 However, should the Commission wish to recommend denial of the request, the Commission
198 should make its own findings and base its decision on those alternative findings.
199

200 **Attachments:**
201

202 PZ01 – Vicinity Map (1 page)
203 PZ02 – Zone Change Case Map (1 page)
204 PZ03 – Master Site Plan Case Map (1 page)
205 PZ04 – Zoning Narrative (20 pages)
206 PZ05 – Site Plan (3 pages)
207 PZ06 – Landscape Plan (5 pages)
208 PZ07 – Landscape Rendering (1 page)
209 PZ08 – Elevations (3 pages)
210 PZ09 – Elevation Rendering (1 page)
211 PZ10 – Sign Package (5 pages)
212 PZ11 – ADOT comments (1 page)
213 PZ12 – MWD comments (1 page)
214 PZ13 – Luke AFB comments (1 page)

ZONE CHANGE

REPORT TO THE CITY COUNCIL

Case:	FS15-155
Project Name:	Dysart Subdivision Rezone
Council District:	4
Meeting Date:	November 17, 2015 (continued from November 3, 2015)
Planner:	Robert H. Kuhfuss, AICP
Owner:	Farhad and Kathryn Shokoohl
Applicant:	Len Swartz, PE, of Ollson Associates, on behalf of Cross Development and Farhad and Kathryn Shokoohl
Request:	Rezone from CR to IP-PUD (approx. 2.04 acres), from CR to CR-PUD (approx. 0.75 acres), and from IP to CR-PUD (approx. 5.51 acres)
Site Location:	Southwest corner of Bell Road and Dysart Road
Site Size:	8.30 acres (approx.)
Density:	N/A
General Plan Conformance:	The proposal is consistent with the Surprise General Plan 2035
Support/Opposition:	One (1) individual expressed concerns over the requested rezone during the October 6, 2015 City Council Regular Work Session. A second individual expressed opposition at the October 20, 1025 City Council Regular Session.
Findings:	• The proposed Zone Change is consistent with the Surprise General Plan 2035. • The reviewing agencies have indicated no objections to the request.
Alternative Actions:	Approval: Should the City Council wish to approve the proposed Zone Change, the Council may wish to include the following stipulations of approval, as recommended by the Planning and Zoning Commission on October 1, 2015:

- 43 a. Development and use of the site shall be in substantial conformance with the project
44 narrative entitled “Dysart Subdivision Rezone Document PUD Overlay”, prepared by Olsson
45 Associates, consisting of 20 pages dated revised August 17, 2015 and stamped received
46 August 17, 2015, except as modified by the following stipulations.
47
48 b. If a Final Plat has not been recorded within one (1) year of approval of this Zone Change
49 request by the City Council, the subject zone change may be scheduled for public hearing by
50 the Planning and Zoning Commission and City Council for consideration of reverting the
51 property to its former zoning per ARS § 9-462.01.E.
52
53 c. Non-compliance with the stipulations of approval of this case will be treated as a violation in
54 accordance with the provisions of Article XIV of the Surprise Unified Development Code.
55
56 d. The Property owner and successors waive claim for diminution of in value if the City takes
57 action to rescind approval of this zone change request due to non-compliance with the
58 stipulations of approval.
59

60 **Denial:** Should the Council wish to deny the requested Zone Change
61 the existing zoning will remain in place.
62

63 **PROJECT DESCRIPTION:**
64

65 Len Swartz, PE, of Ollson Associates, on behalf of Cross Development and Farhad and Kathryn
66 Shokoohl, seeks approval of three separate but related requests:
67

- 68 • A Zone Change from CR to IP-PUD, from CR to CR-PUD, and from IP to CR-PUD (the subject
69 request);
- 70 • A Major Site Plan in these newly established districts (approved by the Planning and Zoning
71 Commission on October 1, 2015);
- 72 • A three-lot Final Plat (discussed under separate cover).
73

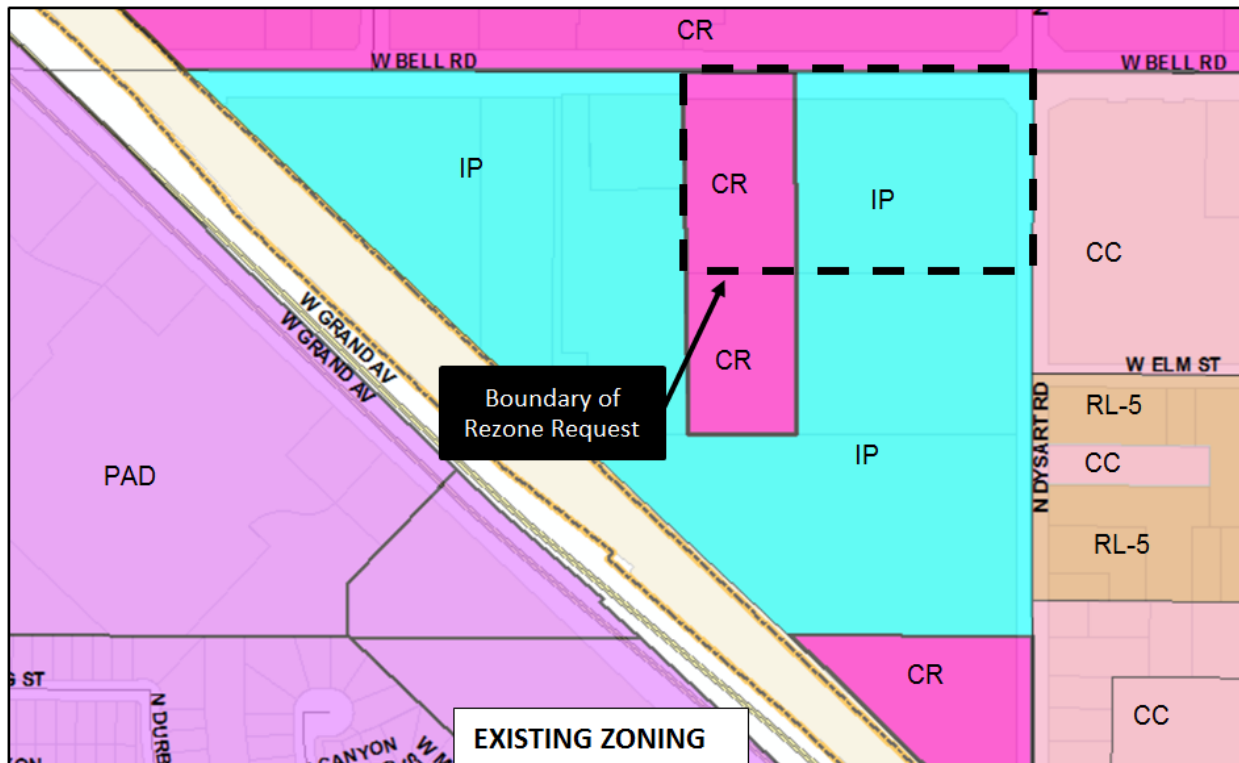
74 The Zone Change was heard by the Planning and Zoning Commission on October 1, 2015. The
75 Commission recommended approval of the Zone Change to the City Council subject to the staff-
76 recommended stipulations outlined above. The merits of the Zone Change are discussed in the
77 attached Planning and Zoning Commission Zone Change Staff Report.
78

79 The Commission also approved the related Major Site Plan subject to several staff-recommended
80 stipulations including a provision requiring the City Council’s subsequent approval of the Zone
81 Change, plus an additional requirement to “box-in” two exposed parapets. The merits of the
82 Master Site Plan are discussed in the attached Planning and Zoning Commission Master Site Plan
83 Staff Report.
84

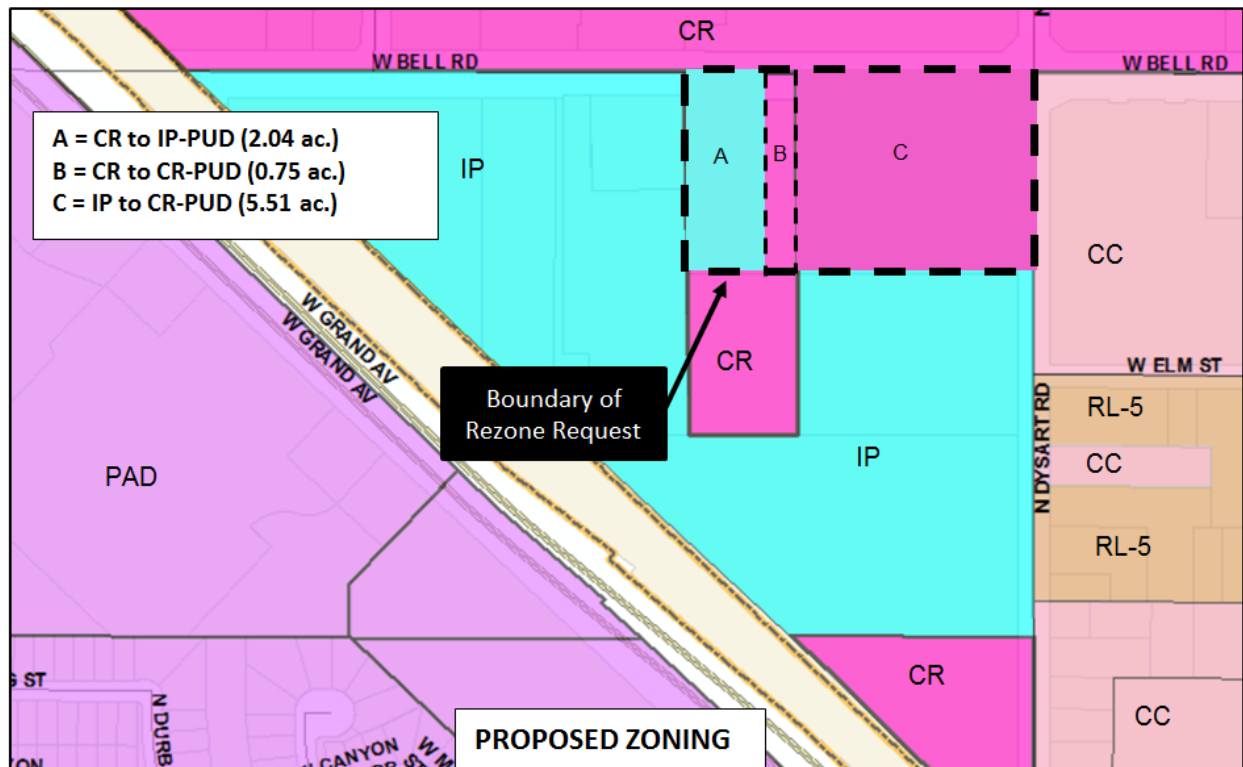
Also, for background purposes, an excerpt of the October 1, 2015 Planning and Zoning Commission draft minutes are included as an attachment to this report.

The subject Zone Change was originally scheduled for the October 6, 2015 City Council hearing, but was continued on that date to October 20, 2015. The Final Plat is discussed under separate cover; however, assuming the Council approves the subject Zone Change, the Council may choose to approve the Final Plat.

All three actions anticipate the development of a Caliber Collision Center and other as-yet to be determined commercial uses. As noted, the merits of the Zone Change are discussed in the attached staff report to the Planning and Zoning Commission; however, the following two maps express the current and proposed zoning of the property. Note that Caliber Collision will be located on the area labeled as “A” on the second map, while areas “B” and “C” on the second map will remain vacant and available for future commercial development, subject to the provisions of the SUDC in place for CR zoning as amended by the proposed PUD Overlay.



[Proposed Zoning Map on following page.]



OPPOSITION:

The applicant held a Citizen Outreach meeting on June 21, 2015, which generated no input; however, during the Call to the Public at the City Council Regular Work Session of October 6, 2015, a resident expressed opposition to the Zone Change request citing concerns over the aesthetics of the proposed facility and its potential impacts to the city's gateway image. Another individual expressed opposition to the request at the October 20, 2015 City Council Regular Session.

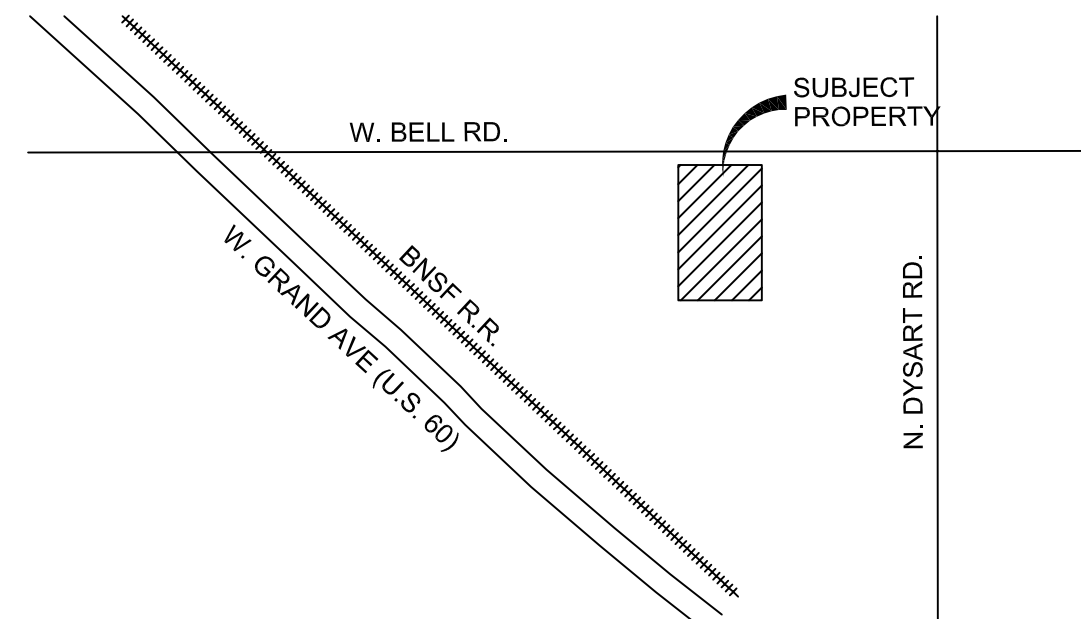
SUMMARY:

Staff notes there seems to be a misconception that the Caliber facility will be located on the "hard" corner of Bell Road and Dysart Road. While the requested Zone Change includes the entire 8-acre site, the Caliber facility will only occupy the westernmost 200' of that property, leaving the balance of the site vacant and available for commercial uses more in keeping with the stated vision of the City Council. Critical to the understanding of the ramifications of this case is the fact that should the subject rezone request fail, the existing zoning would remain intact and the applicant could simply renegotiate their contract with the seller to locate the collision center at the intersection of Bell Road and Dysart Road as a by-right use.

Staff believes the proposed Zone Change, in conjunction with the related Final Plat and the approved Master Site Plan, will provide the mechanism needed to allow the owner to bring the property to market, while providing for reciprocal cross-access, which will in turn allow it to be developed in a manner that is consistent with the goals and policies of the General Plan.

Attachments:

- 01 – Vicinity Map (1 page)
- 02 – Zone Change Case Map (1 page)
- 03 – Zoning Narrative (20 pages)
- 04 – Planning and Zoning Commission Zone Change Staff Report (8 pages)
- 05 – Planning and Zoning Commission Master Site Plan Staff Report (9 pages)
- 06 – Site Plan (3 pages)
- 07 – Landscape Rendering (1 page)
- 08 – Elevation Rendering (1 page)
- 09 – Sign Package (5 pages)
- 10 – ADOT comments (1 page)
- 11 – MWD comments (1 page)
- 12 – Luke AFB comments (1 page)
- 13 – Excerpt of the October 1, 2015 P&Z Minutes (2 pages)



VICINITY MAP

(NOT TO SCALE)

SITE CONSTRUCTION KEYNOTES

- (1) 6" SINGLE CURB PER MAG DETAIL 222, TYPE A
- (2) DRIVEWAY PER CITY OF SURPRISE DETAIL 3-10
- (3) HEAVY DUTY ASPHALT PAVEMENT PER GEOTECHNICAL ENGINEERS RECOMMENDATION, 4" AC ON 12" ABC
- (4) LIGHT DUTY ASPHALT PAVEMENT PER GEOTECHNICAL ENGINEERS RECOMMENDATION, 3" AC ON 7.5" ABC
- (5) HEAVY DUTY ASPHALT PAVEMENT ON BELL ROAD, 5" AC ON 9" ABC, OR REPLACE IN KIND, WHICH EVER IS GRATER
- (6) SIDEWALK PER MAG DETAIL 230
- (7) INTEGRALLY COLORED CONCRETE. COLOR TO MATCH ARCHITECTURE
- (8) 6" DOUBLE CHECK BACKFLOW PREVENTOR PER AWC DETAIL 320-1
- (9) 1 1/2" METER BOX PER EPCOR STD DTL 342-2
- (10) 1 1/2" REDUCED PRESSURE PRINCIPLE ASSEMBLY PER EPCOR STD DTL 310-1
- (11) CATCH BASIN PER MAG STD DTL 534-1 TYPE E
- (12) BUBBLER PER DETAIL SHEET C501
- (13) STANDARD FIRE LANE SIGN, "FIRE LANE", PER CITY OF SURPRISE, SURPRISE FIRE DEPARTMENT-CHAPTER 1
- (14) FIRE DEPARTMENT GATED ACCESS SIGN PER CITY OF SURPRISE, SURPRISE FIRE DEPARTMENT-CHAPTER 8
- (15) PROPOSED GATES (SEE SHEET C501 FOR DETAILS).
- (16) PROPOSED TRANSFORMER
- (17) PROPOSED TRASH ENCLOSURE
- (18) PROPOSED 36" CMU SCREEN WALL. COLOR SCHEME TO MATCH BLDG .
- (19) PROPOSED 4 BICYCLE PARKING RACK
- (20) SCREEN WALL (SEE SHEET C501 FOR DETAILS).
- (21) STREET LIGHT

DESIGN TEAM CONTACTS

OWNER/DEVELOPER
CROSS DEVELOPMENT, LLC
5317 INVERRARY DRIVE
PLANO, TEXAS
PHONE: (602) 748-1000
CONTACT: KEVIN MCKIBBEN

ENGINEER

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PHOENIX, ARIZONA 85020
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FAX: (602) 748-1001
CONTACT: LEN SWARTZ

ARCHITECT

CROSS ARCHITECTS
1255 W. 15TH STREET
SUITE #125
PLANO, TEXAS 75075
PHONE: (972) 398-6644
CONTACT: SHAWN OFFUTT

LEGEND:

- | | |
|--|---------------------------------|
| | HEAVY DUTY PAVEMENT (ONSITE) |
| | LIGHT DUTY PAVEMENT |
| | HEAVY DUTY PAVEMENT (BELL ROAD) |
| | FIRE HYDRANT |
| | WATER VALVE |
| | CATCH BASIN |
| | SEWER MANHOLE |
| | CLEANOUT |
| | BUBBLER |
| | DRYWELL |
| | SITE LIGHTING |
| | STREET LIGHT |
| | FIRE LANE SIGN |
| | ACCESSIBLE PARKING |
| | TRASH ENCLOSURE |
| | WATER MAIN |
| | STORM DRAIN |
| | SANITARY SEWER |

LOT 1 PARKING TABLE:

MINIMUM SPACES REQUIRED:
14,770 SF GROSS FLOOR AREA X 1:500 = 30 (BASED
ON AUTO REPAIR AND SERVICE USE)

MAXIMUM SPACES REQUIRED:
14,770 SF GROSS FLOOR AREA X 1:180 = 82 (BASED
ON AMENDED DEVELOPMENT STANDARD)

SPACES PROVIDED:
78 STANDARD + 4 ACCESSIBLE = 82 TOTAL

4 BICYCLE SPACES PROVIDED

OWNER HEREBY GRANTS TO THE ULTIMATE OWNER OF LOT 1 CREATED BY THIS PLAT, A CROSS ACCESS EASEMENT OVER, UPON AND ACROSS THE ENTIRE PLAT FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS TO EACH PARCEL CREATED BY THIS PLAT.

OWNER HEREBY GRANTS TO THE ULTIMATE OWNER OF EACH PARCEL CREATED BY THIS PLAT, A CROSS ACCESS EASEMENT OVER, UPON AND ACROSS THE NORTH 85 FEET OF LOT 1 FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS TO EACH PARCEL CREATED BY THIS PLAT.

OWNER HEREBY GRANTS TO THE MOSHI FAMILY LIVING TRUST, AND ITS SUCCESSOR'S AND ASSIGNS, A CROSS ACCESS EASEMENT OVER, UPON AND ACROSS THE NORTH 85 FEET OF LOT 1 FOR THE PURPOSE OF PROVIDING CONTINUOUS AND UNINTERRUPTED INGRESS AND EGRESS TO AND FROM ITS WEST ADJOINING PROPERTY DESCRIBED IN THE DEED RECORDED IN DOCUMENT NO. 2010-0528417 OF OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA.

OLSSON[®]
ASSOCIATES



EXPIRES 06/30/17

OLSSON ASSOCIATES ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LOCATIONS (HORIZONTAL OR VERTICAL). THE EXISTING UTILITIES SHOWN ON THIS DRAWING HAVE BEEN PLOTTED FROM THE BEST AVAILABLE INFORMATION. IT IS HOWEVER THE RESPONSIBILITY OF THE CONTRACTOR TO FIELD VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.

REV. NO.	DATE	REVISIONS DESCRIPTION
A	06/25/15	CITY COMMENTS
B	07/16/15	CITY COMMENTS

REVISIONS

2015

CONSTRUCTION PLANS
SITE PLAN

CALIBER COLLISION

SURPRISE, ARIZONA

drawn by:	SS
checked by:	EW
approved by:	LS
QA/QC by:	PV
project no.:	014-3199
drawing no.:	100_C_SPL_143199.dwg
date:	04/30/15

SHEET
C100

W. BELL RD.

SUBJECT PROPERTY

W. GRAND AVE (U.S. 80)

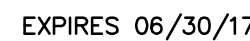
BNSF P.R.

N. DYSART RD.

DESIGN TEAM CONTACTS
OWNER/DEVELOPER
CROSS DEVELOPMENT, LLC
5317 INVERRARY DRIVE
PLANO, TEXAS
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1255 W. 15TH STREET
SUITE #125
PLANO, TEXAS 75075
PHONE: (972) 398-6644
CONTACT: SHAWN OFFUTT



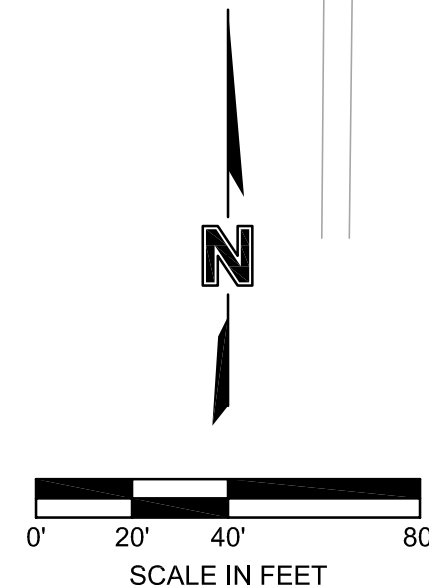
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[illegible]

CONSTRUCTION PLANS OVERALL SITE PLAN	
CALIBER COLLISION BELL ROAD AND DYSART ROAD	
SURPRISE, ARIZONA	2015

drawn by:	SS
checked by:	EW
approved by:	LS
QA/QC by:	PV
project no.:	014-3199
drawing no.:	100_C SPL 143199.dwg
date:	04/30/15

SHEET
C101



THIS PLAN IS NOT FOR CONSTRUCTION

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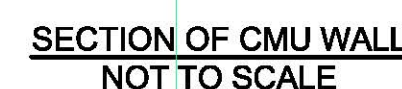
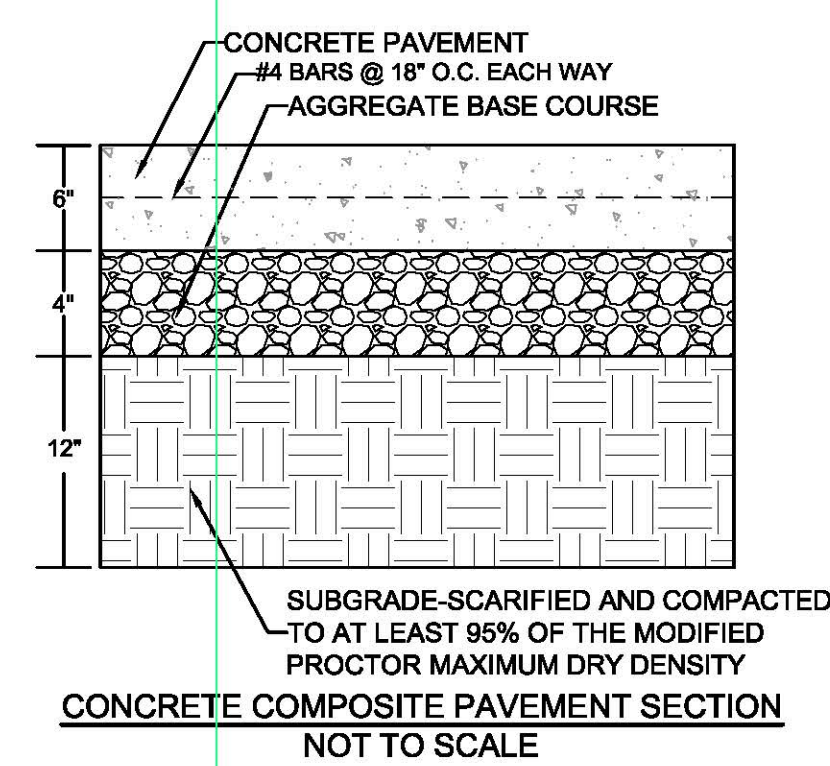
APN 501-16-011N
BELL AND GRAND
BARGAIN STORAGE
EXISTING BUILDING

APN 501-16-011T
EMPTY LOT

Call at least two full working days
before you begin excavation.

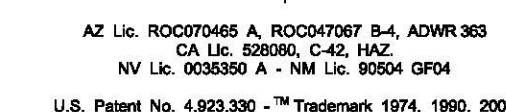
ARIZONA 811
Arizona Blue Stake, Inc.

Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County (602) 283-1100

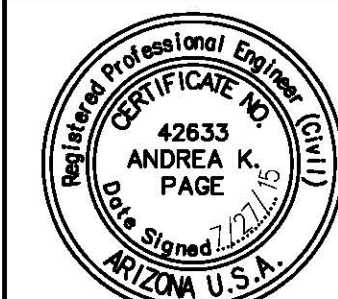


- ### ITEM NUMBERS

1. **MANHOLE CONE** - MODIFIED FLAT BOTTOM.
2. **STABILIZED BACKFILL** - 1 SACK SLURRY.
3. **BOLTED RING & GRATE/COVER** - DIAMETER AS SHOWN. CLEAN CAST IRON WITH WORDING "STORM WATER ONLY" IN RAISED LETTERS. BOLTED IN 2 LOCATIONS AND SECURED TO CONE WITH MORTAR. RIM ELEVATION $\pm 0.02'$ OF PLANS.
4. **GRADED BASIN OR PAVING** (BY OTHERS).
5. **COMPACTED BASE MATERIAL** (BY OTHERS).
6. **PUREFLO® DEBRIS SHIELD** - ROLLED 16 GA. STEEL X 24" LENGTH WITH VENTED ANTI-SIPHON AND INTERNAL .265" MAX. S.W.O. FLATTENED EXPANDED STEEL SCREEN X 12" LENGTH. **FUSION BONDED EPOXY COATED.**
7. **PRE-CAST LINER** - 4000 PSI CONCRETE 48" ID. X 54" OD. **CENTER IN HOLE AND ALIGN SECTIONS TO MAXIMIZE BEARING SURFACE.**
8. **MIN. 6" Ø DRILLED SHAFT.**
9. **SUPPORT BRACKET** - FORMED 12 GA. STEEL. **FUSION BONDED EPOXY COATED.**
10. **OVERFLOW PIPE** - SCH. 40 PVC MATED TO DRAINAGE PIPE AT BASE SEAL.
11. **DRAINAGE PIPE** - ADS HIGHWAY GRADE WITH TRI-A COUPLER. **SUSPEND PIPE DURING BACKFILL OPERATIONS TO PREVENT BUCKLING OR BREAKAGE. DIAMETER AS NOTED.**
12. **BASE SEAL** - GEOTEXTILE OR CONCRETE SLURRY.
13. **ROCK** - WASHED, SIZED BETWEEN 3/8" AND 1-1/2" **TO BEST COMPLEMENT SOIL CONDITIONS.**
14. **FLOFAST® DRAINAGE SCREEN** - SCH. 40 PVC 0.120" SLOTTED WELL SCREEN WITH 32 SLOTS PER ROW/FT. DIAMETER VARIES 120" OVERALL LENGTH WITH TRI-B COUPLER.
15. **MIN. 4" Ø SHAFT** - DRILLED TO **MAINTAIN PERMEABILITY** OF DRAINAGE SOILS.
16. **FABRIC SEAL** - U.V. RESISTANT GEOTEXTILE - **TO BE REMOVED BY CUSTOMER AT PROJECT COMPLETION.**
17. **ABSORBENT** - HYDROPHOBIC PETROCHEMICAL SPONGE. MIN. 128 OZ. CAPACITY.
18. **CONNECTOR PIPE** - 4" Ø SCH. 40 PVC.
19. **ANTI-SIPHON VENT** WITH FLOW REGULATOR.
20. **INTAKE SCREEN** - SCH. 40 PVC 0.120" MODIFIED SLOTTED WELL SCREEN WITH 32 SLOTS PER ROW/FT. 48" OVERALL LENGTH WITH TRI-C END GAF.
21. **FREEBOARD DEPTH VARIES** WITH INLET PIPE ELEVATION. INCREASES PRIMARY/SECONDARY SETTLING CHAMBER DEPTHS AS NEEDED TO MAINTAIN ALL INLET PIPE ELEVATIONS ABOVE CONNECTOR PIPE OVERFLOW.
22. **OPTIONAL INLET PIPE** (BY OTHERS).
23. **MOISTURE MEMBRANE** - 6 MIL. PLASTIC. PLACE SECURELY AGAINST ECCENTRIC CONE AND HOLE SIDEWALL. USED IN LIEU OF SLURRY IN LANDSCAPED AREAS.
24. **EIGHT (8) PERFORATIONS PER FOOT. 2 ROWS MIN.**



OLSSON[®]
ASSOCIATES



EXPIRES 06/30/17

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[illegible]

CONSTRUCTION PLANS
DETAILS

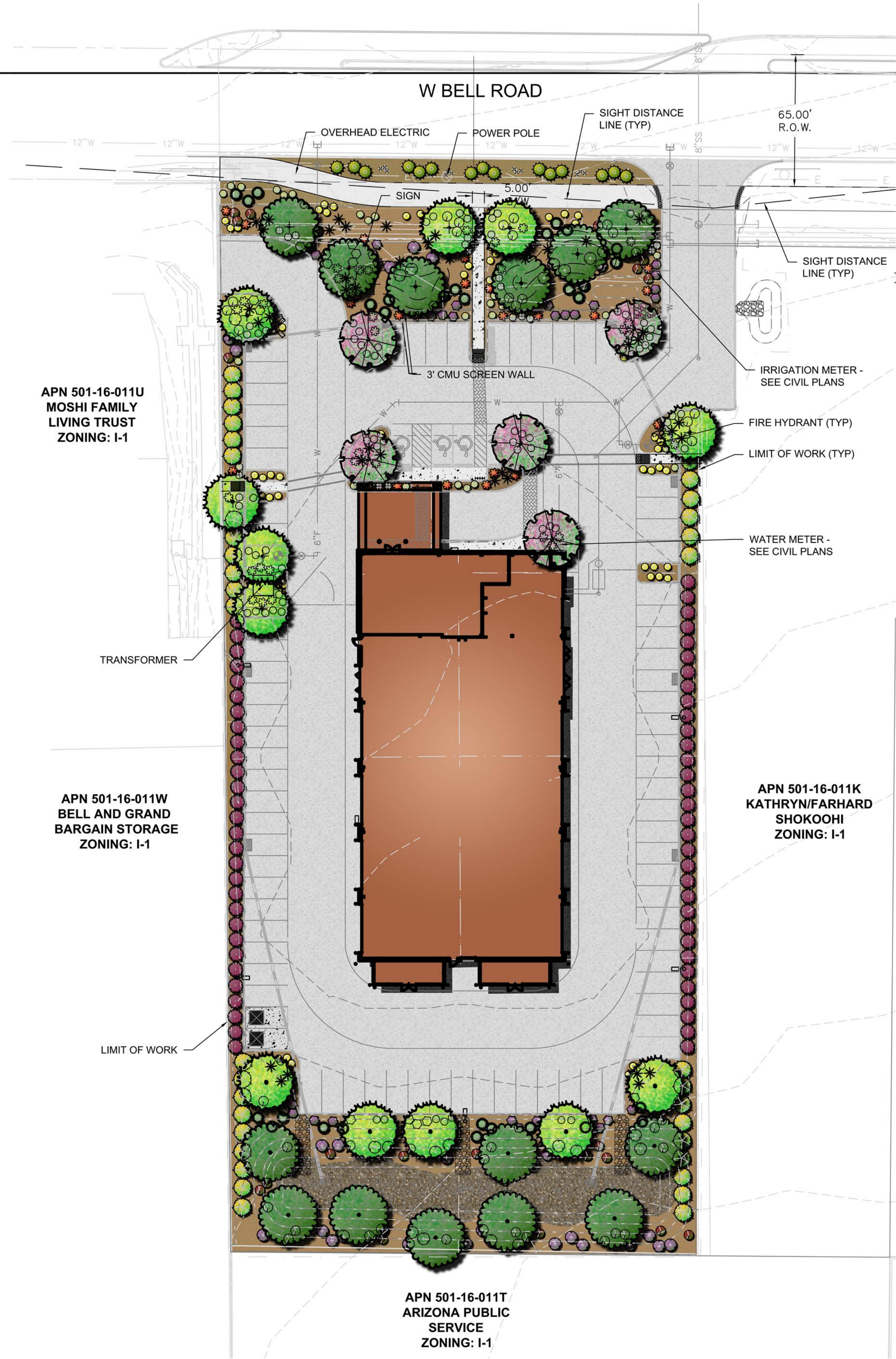
CALIBER COLLISION
BEI | ROAD AND DYSART ROAD

SURPRISE, ARIZONA

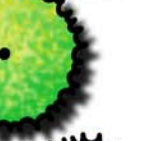
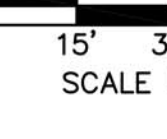
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checked by:	EW
approved by:	LS
QA/QC by:	PV
project no.:	014-3199
drawing no.:	501 C DTL 143199.cw
date:	04/30/15

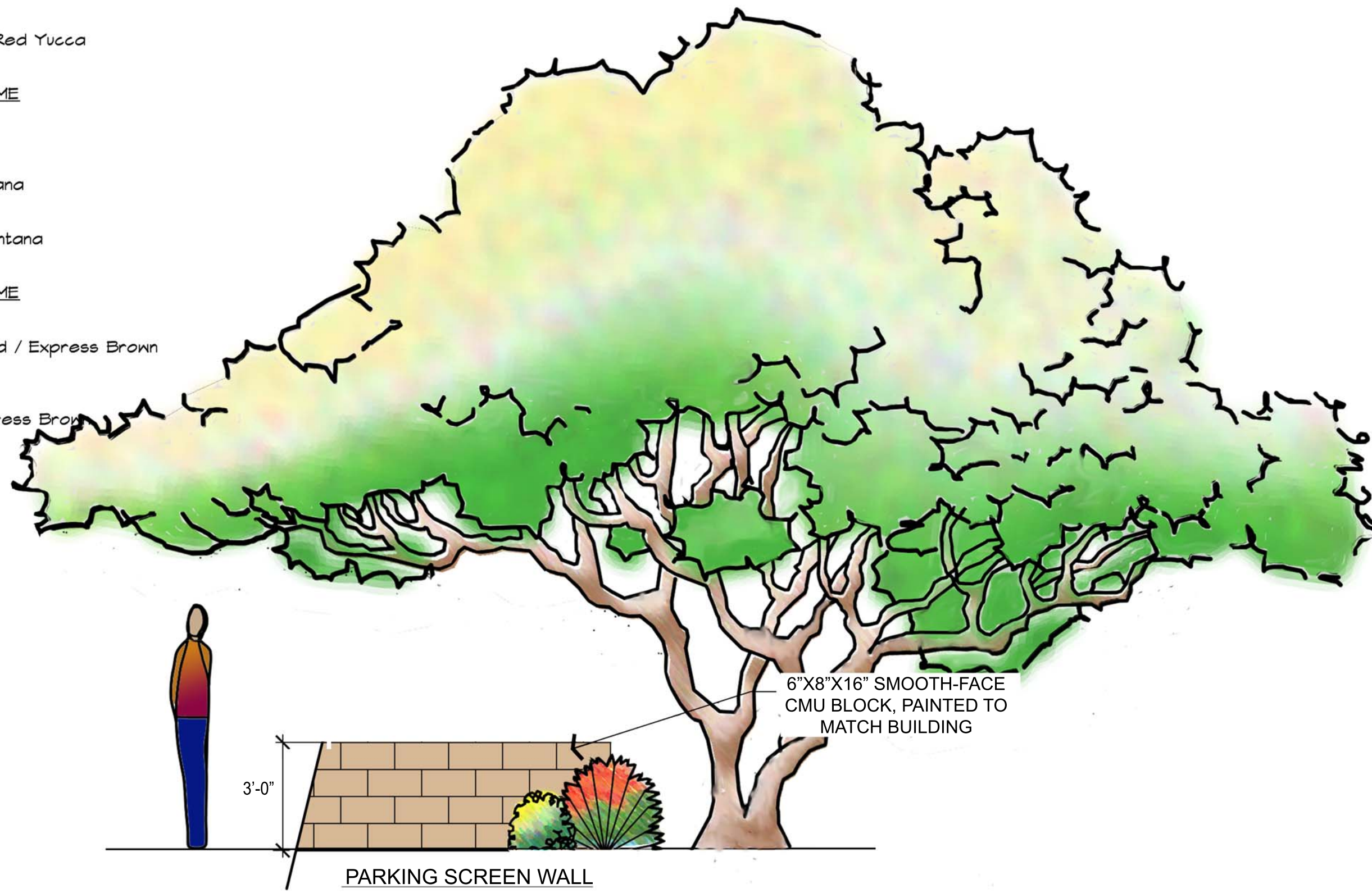
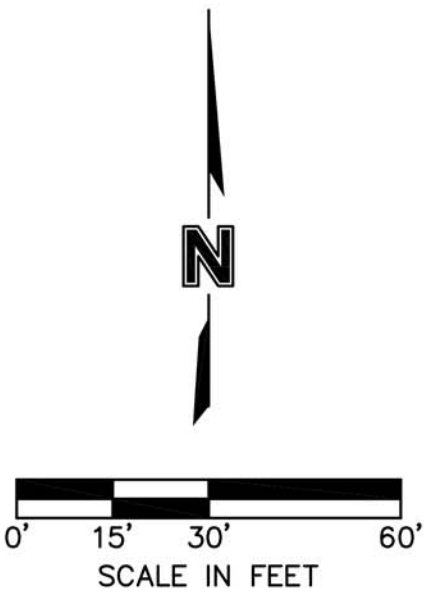
SHEET
C501

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DATE: Apr 10, 2015 10:12am
USER: aasher
XREFS:



PLANT SCHEDULE

TREES	BOTANICAL NAME	COMMON NAME
	<i>Chilopsis linearis</i> 'AZT Desert Amethyst'	Desert Willow
	<i>Parkinsonia</i> x 'Desert Museum'	Desert Museum Palo Verde
	<i>Parkinsonia</i> x 'Desert Museum'	Desert Museum Palo Verde
	<i>Prosopis</i> x 'Phoenix' TM	Hybrid Mesquite
	<i>Prosopis</i> x 'Phoenix' TM	Hybrid Mesquite
SHRUBS	BOTANICAL NAME	COMMON NAME
	<i>Dodonaea viscosa</i> 'Purpurea'	Purple Leaved Hopseed Bush
	<i>Eremophila maculata</i> 'Valentine'	Spotted Emu Bush
	<i>Euphorbia biglandulosa</i>	Gopher Plant
	<i>Leucophyllum langmaniae</i> 'Rio Bravo' TM	Rio Bravo Sage
	<i>Russelia equisetiformis</i>	Firecracker Plant
	<i>Tecoma</i> x 'Orange Jubilee'	Orange Jubilee
ACCENTS	BOTANICAL NAME	COMMON NAME
	<i>Dasyllirion wheeleri</i>	Grey Desert Spoon
	<i>Hesperaloe parviflora</i>	Red Yucca
	<i>Hesperaloe parviflora</i> 'Brakelights' TM	Brakelights Red Yucca
GROUND COVER	BOTANICAL NAME	COMMON NAME
	<i>Eremophila glabra</i> 'Mingenew Gold'	Emu Bush
	<i>Lantana montevidensis</i> 'Purple'	Trailing Lantana
	<i>Lantana</i> x 'New Gold'	New Gold Lantana
INERTS	BOTANICAL NAME	COMMON NAME
	Granite Mulch	1/2" Screened / Express Brown
	Riprap	4 - 6" / Express Brown



PROJECT NO: 014-3199
DRAWN BY: AA
DATE: 07/27/15

CALIBER COLLISION

MOLSSON
ASSOCIATES

7250 North 16th Street
Suite 210
Phoenix, AZ 85020-5282
TEL 602.748.1000
FAX 602.748.1001

EXHIBIT

1