



CITY OF SURPRISE
Regular City Council Work Session
16000 N. Civic Center Plaza
Surprise, AZ 85374
Tuesday, May 21, 2024 @ 5:00 PM
COUNCIL CHAMBERS

- A. Call To Order
Mayor Hall called the City Council Work Session of May 21st, 2024 to order at 5:00 p.m., located at Surprise City Hall, 16000 N. Civic Center Plaza, Surprise, AZ. 85374.
- B. Roll Call
In attendance with Mayor Hall were Vice Mayor Nick Haney, Council members Chris Judd, Alyson Cline, Patrick Duffy, Ken Remley and Jack Hastings.
- C. Pledge of Allegiance
Mayor Hall led the Pledge of Allegiance.
- D. Proclamation and Community Acknowledgements
- E. City Manager Report
 - 1. City Manager sub-text
- F. City Clerk Report
- G. Call To The Public
- H. Regular City Council Work Session Agenda
 - 1. CONSENT AGENDA:
 - 2. REGULAR AGENDA ITEM - PUBLIC HEARING:
 - 3. REGULAR AGENDA ITEM - NON-PUBLIC HEARING:
 - 1. Discussion pertaining to an update on the AZ TechCelerator: Past-Present-Future.

Economic Development Director, Jeanine Jerkovic, came to present this item. She talked about the past of the TechCelerator, The 15 years of Small Business Dedication & Success, the present state of the property, and the potential future of the site. She went over the Program Service & Financial Profile, the Surprise Center for Entrepreneurship, 2025 Outlook, New Incubator Concept, and a Conceptual Cost Scenario Analysis for old City Hall. Jeanine talked about Elm Street and the development going on there, as well as partnerships.

Councilmember Cline, asked about advertising in the metaverse? She also asked if they should decide to repurposed the space? Jeanine said that the Metaverse is a great launching point, to market our community. She also talked about the space perceptive and how the average incubator is typically small, and how they could grow more in City Center down the road if need be.

Councilmember Judd, asked what will happen to current tenets in the TechCelerator. Jeanine said they have been meeting with them to give them a rough timeline; she wants to launch a

graduation curriculum for the current businesses there. Councilmember Judd, asked what the graduation process is like, and how the economy evolves around it? Jeanine said typically they have an advisory committee, and how if they meet certain milestones that indicate growth. She said they hoped to help businesses network and develop business plans.

Councilmember Remley, he talked about the history of the TechCelerator. He talked about Ottawa University developing a business program potentially. He talked about the size and how it will be different from what exists now.

2. Discussion pertaining to the potential use of the McMicken Dam Conservation Area by the City of Surprise.

Eric Fitzer, came to present this item. He gave some background about the area, The Maricopa Trail, the City's history of wildlife corridors, 2015 Parks Open Space and Trails Master Plan, a 2030 Goal, the 2023 Strategic Plan, the 2040 General Plan, Goal 7.2, Partnerships, and Potential Land Use Plan.

Mayor Hall asked if Bell Road was the top border? Eric said it was and talked about the size of the land.

Eric went on to talk about the different areas of the land use plan.

Councilmember Judd, talked about the history of this item and thanked staff for the presentation. He asked how long the corridor is? Eric said it was 12 miles. Councilmember Judd talked about the benefits of this trail and potential future uses. The potential for possible wet lands, or other outdoor uses. He talked about partnering with developers to make green space. He also talked about how it's already connected to the White Tank Mountains. He said it was a great time to make a partnership with the County. Councilmember Judd also talked about the parcels and if they City could possible acquire more land in the future. He then asked about the cost? Eric said they were ranging the cost from \$200,000 to \$300,000 per year. Councilmember Judd then asked about enforcement cost? Eric said it would depend on the amount of man hours to go out but that it should be minimal. Councilmember Judd said this would be a wonderful future amenity for Citizens.

Councilmember Remley talked about the legacy of the City and protecting wildlife will be important part of it.

Mayor Hall asked what the next steps are? Eric said it was further conversations, and working in earnest with the Maricopa County Flood Control District.

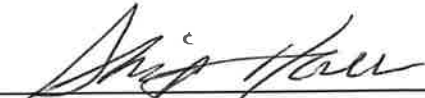
- I. Other Business and Future Agenda Items
- J. City Council Reports
- K. Executive Session
 1. Executive Session Items
 2. Executive Disclaimer - Part 1
 3. Executive Disclaimer - Part 2
 4. Executive Disclaimer - Part 3

L. Adjournment
Motion: To Adjourn
Initiated By: Nick Haney
Seconded By: Chris Judd

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

Vote Result: Passed

Meeting Adjourned at 5:46 PM


Skip Hall, Mayor

ATTEST:


Kristi Passarelli, City Clerk

CERTIFICATION:

I, Kristi Passarelli, 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, May 21, 2024.**


Kristi Passarelli, City Clerk