



CITY COUNCIL VOTING MEETING

VOTING MEETING MINUTES

TUESDAY, SEPTEMBER 28, 2021, 3:00 PM

201 S. Cortez Street
Prescott, AZ 86303
City Council Chambers

Greg Mengarelli, Mayor

Alexa Scholl, Mayor Pro Tem

Steve Blair, Councilman

Phil Goode, Councilman

Cathey Rusing, Councilmember

Steve Sischa, Councilman

Clark Tenney, Councilman

MINUTES OF THE VOTING MEETING OF THE PRESCOTT CITY COUNCIL VOTING MEETING HELD ON SEPTEMBER 28, 2021, IN THE 201 S. CORTEZ STREET PRESCOTT, AZ 86303 CITY COUNCIL CHAMBERS.

1. CALL TO ORDER

Mayor Mengarelli called the meeting to order at 3:00 p.m.

2. INTRODUCTIONS / ANNOUNCEMENTS

Mayor Pro Tem Scholl welcomed Supervisory Oberg and Councilman Elect Brandon Montoya to the meeting. She also offered her condolences to Prescott Valley and the Skoog family in light of the passing of Former Mayor Harvey Skoog.

3. INVOCATION from Pastor Dennis Baker with Mt. Vernon Church of Christ

4. PLEDGE OF ALLEGIANCE - Councilmember Rusing

5. ROLL CALL

Greg Mengarelli	Mayor
Alexa Scholl	Mayor Pro Tem
Steve Blair	Councilman
Phil Goode	Councilman
Cathey Rusing	Councilmember
Steve Sischa	Councilman
Clark Tenney	Councilman

6. PROCLAMATIONS

A. Domestic Violence Awareness Month - October 2021

Councilman Sischka presented the Proclamation

7. PRESENTATIONS

A. Yavapai Library District Presentation

Library District Corey Christians provided a presentation to Council regarding the District's history, their function and ongoing efforts in Yavapai County.

8. CONSENT AGENDA

MOTION BY MAYOR PRO TEM SCHOLL TO APPROVE CONSENT AGENDA ITEMS 8.A. THROUGH 8.O., EXCLUDING 8.J.; SECONDED BY COUNCILMAN SISCHKA: PASSED [7 – 0].

- A. Approval of Minutes from the September 14, 2021 Executive Session, the September 14, 2021 Study Session and the September 14, 2021 Voting Meeting.
- B. Appointment of Member to the Youth Advisory Board.
- C. Approval of City Contract Nos. 2022-047 and 2022-048 with Thomson Reuters & Westlaw for Online Legal Research and Legal Publications Utilized by the City Attorney's Office. Funding is Available in the Legal Fund.
- D. Approval of City Contract No. 2022-050 to Purchase Fifteen (15) Police Vehicles from Peoria Ford using State of Arizona Contract ADSP017-00006397 Pricing in the Amount of \$595,473.60, Emergency Equipment Up-fitting from American Emergency Products using Yavapai County Contract 2018-356 in the Amount of \$321,436.49 and Other Required Equipment from Various Vendors Totaling \$122,890. Funding is Available in the General Fund.
- E. Approval of City Contract No. 2022-070 for the Purchase of One (1) 2021 Dodge Ram 5500 4x4 Truck with a 40' Aerial Boom from Commerce Truck & Equipment Sales Inc., in the Total Amount of \$160,374.25. Funding is Available in the Streets Fund.

- F. Approval of City Contract No. 2022-072 with Motorola Solutions for FY22 Fire Department Vehicle Radios Using State of Arizona Contract No. 21069 in an Amount not to Exceed \$33,584.36. Funding is Available in the General Fund.
- G. Approval of City Contract No. 2022-073 for the Purchase of a 2021 Ford Transit RWD Van from Peoria Ford using State of Arizona Contract No. ADSP017-166117 Pricing in the Total of Amount of \$47,079.31. Funding is Available in the Information Technology Fund.
- H. Approval of City Contract No. 2022-068 for the Purchase of Two (2) Vehicles as Follows: 1) Two (2) Identical 2021 Ford Escape S AWD Vehicles with Standard Equipment from Peoria Ford using State of Arizona Contract No. ADSP017-166117 with Pricing in the Total Amount of \$55,692.32. Funding is Available in the General Fund.
- I. Approval of City Contract No. 2022-071 for the Purchase of Two (2) Traffic Signal Controller Cabinets from Econolite Control Products, Inc., in the Total Amount of \$36,744.88. Funding is Available in the Street Fund.
- J. Approval of City Contract No. 2022-074 with ePlus Technology Incorporated for a Fortinet Enterprise Agreement in a Three Year Amount not to exceed \$305,514.00 using National Cooperative Purchasing Alliance (NCPA) Contract Number 01-97 Pricing. Funding is Available in the IT Budget.

This Item was pulled from the Consent Agenda for further discussion.

Councilmember Rusing commented that Fortinet has strong ties to the Chinese government, and asked if there are other options available.

IT Director Nate Keegan responded that the notion of what is an “American company” is difficult to pin down, he added that Fortinet is founded by American citizens and based in the US and he has not been able to find any information that would indicate that they are in league with the Chinese government. This is a topic that IT is always looking into. The US federal government uses Fortinet for security and he is comfortable that we are not entering into a relationship that will lead us into a dangerous situation.

Councilman Goode echoed Councilmember Rusing’s comments and stated that he has serious concerns that they will provide equipment to the city that we can rely on. He does not think we should enter into a three year contract, but rather a one year contract and then monitor their work over that year.

MOTION BY COUNCILMAN GOODE TO AMEND AGREEMENT FOR A ONE YEAR PERIOD AND NOT THREE, SECONDED BY COUNCILMEMBER RUSING.

Councilman Blair asked if there is an escape clause if they vote for three year agreement and something goes wrong.

Mr. Keegan added that it would be more expensive and operationally it would be something that would need to be redone.

Councilman Sischka stated that at some point Council has to trust staff, and if this is their recommendation that is what should be done.

Mr. Keegan responded that if someone is not comfortable with their services in one year they won't be in three either. As an IT department staff is always looking at the complexities of who the city is doing business with. We have had a long relationship with Fortinet.

Mayor Pro Tem Scholl echoed Councilman Sischka's comments and added that if the US government does extensive business with them and staff is recommending them, she trusts that recommendation. She also asked if it is even possible to do a motion to amend the contract to only be for a one year period.

Interim City Attorney Matt Podracky responded that Council may do that, however, Fortinet could choose not to accept a one year contract and it will likely adjust the dollar amount.

Councilman Goode asked what other options are.

Mr. Keegan responded that Cisco would be an option, it is very similar however there would be a significant cost to do the conversion and there are other issues with that company. In his opinion, there are not a lot of companies that have the breadth of knowledge that Fortinet has.

Councilman Goode withdrew his motion for a one year contract, and Councilmember Rusing concurred.

MOTION BY MAYOR PRO TEM SCHOLL TO APPROVE ITEM 8.J.; SECONDED BY COUNCILMAN SISCHKA: PASSED [6 – 1] COUNCILMAN GOODE DISSENTING.

- K. Approval of City Contract No. 2022-067 for Roof Maintenance at the New City Hall Located at 201 N Montezuma Street, in the Amount of \$64,370.21 using Arizona State Contract ADSP017-174469EZ. Funding is Available in the Facilities Budget.
- L. Approval of RVP20-009 a Revision of Plat to Lot 3A of the Lakeview Plaza Subdivision to Create Two (2) Lots on APN 106-20-449A.
- M. Approval of City Contract No. 2022-079 for the Purchase of Three (3) Fire Vehicles as Follows: 1) Two (2) 2021 Ford F-150 Extended Cab 4x4 Pickup Trucks 2) One (1) 2021 Ford F-150 Crew Cab 4x4 Pickup Truck, From Peoria Ford using State of Arizona Contract No. ADSP017-166117 Pricing in the Total Amount of \$174,942.45. Funding is available in the Fire Department General Fund.

- N. Approval of City Contract 2005-251A2, an Amendment to City Contract No. 2005-251 with Juliet Tango, LLC, to Amend Terms of the Original Ground Lease and Amendment One for Property Located at Prescott Regional Airport.
- O. Approval of City Contract No. 2019-069A28, an Amendment to City Contract No. 2019-069 with Dibble Engineering for On-Call Engineering Services at Prescott Regional Airport - Ernest A. Love Field in an Amount not to Exceed \$69,997.00. Funding is Available in the Airport Fund.

9. CONSENT ORDINANCE

MOTION BY COUNCILMAN SISCHKA TO ADOPT CONSENT ORDINANCE ITEMS 9.A. AND 9.B.; SECONDED BY COUNCILMAN BLAIR: PASSED [7 – 0].

- A. Adoption of Ordinance No. 2021-1774 Authorizing the Abandonment of the Remaining Portion of the Alleyway North of Vallejo Street.
- B. Adoption of Ordinance No. 2021-1775 Authorizing the Acceptance of a Portion of East Old Highway 89A from Yavapai County.

10. REGULAR AGENDA

- A. Presentation and Update Regarding the Granite Creek and Prescott North Area Plans From Leslie Dornfeld.

PLANet staff Leslie Dornfeld, Rick Merritt, Dean Chambers and Kurt Nagle provided a presentation to Council with an update on the Granite Creek Corridor and Prescott North Area Plans.

Granite Creek Corridor Plan:

- * Project Purpose - leverage Prescott's investment in Granite Creek to support the revitalization of the built environment around it
- * Work to Date - site walk, community focus groups, on-line community meeting, online community survey, assessments of economic impacts/land use/circulation and mobility
- * Best Practices Project Example Cities - Austin TX, Wasau WI, Phoenixville PA, Boulder CO, Richmond VA
- * Strategy Areas - land use, design, mobility, economics and wayfinding

Planning Framework:

- * Create a clear identify for the Corridor and for Granite Creek with three specific "precincts" and encourage land uses supporting the focus of each

- Work: employment/offices, lodging, food/beverage, services, mixed use
- Play: retail, food/beverage, cultural/historic, mixed use
- Live: residential, retail, mixed use, education
- * Use Whiskey Row Alley as an extension to create a "downtown corridor loop"
- * Provide mid-block access to Granite Creek when possible
- * Through public/private development, provide opportunities to visually and physically interact with the Creek
- * Encourage public and private investment to attract people to the corridor
- * Encourage design and development on vacant and underused sites in the corridor

Principles:

- * Create compelling and active creek-adjacent designs
- * Enrich and integrate alleyways into pedestrian network and building design
- * Introduce vibrant and unique paseos for pleasing pedestrian access
- * Encourage smart and proactive design for flood plain areas
- * Optimize building placement and site orientation
- * Harmonize building scale and massing
- * Create eye-catching active frontages
- * Promote coordinated building design elements appropriate to the site, context and precinct
- * Achieve high-quality and visually compelling architectural design connecting development to Granite Creek
- * Ensure safe and efficient site access and circulation
- * Augment awareness of Granite Creek with compelling on-site outdoor spaces

Revitalization & Redevelopment Economics:

- * Establish a redevelopment area in downtown Prescott to take advantage of Government Property Lease Excise Tax (GPLET) to encompass the central business district of the community and abate first eight years of excise tax rates
- * Target the Corridor for infrastructure investments that enhance the retail environment including art, decorative pavement and wayfinding
- * Form a Granite Creek Corridor Business Improvement District (BID) to help fund alley improvements
- * Promote new residential development in downtown to further stimulate retail/restaurant activity, change demographic character of the area and help active the commercial opportunities
- * Consider - flexible development standards, waiver of permit fees, expedited review of development plans, reduced parking requirements, waiver or reimbursement of construction sales taxes and reimbursement of development impact fees
- * Promote the Opportunity Zone
- * Encourage high density residential development on vacant and underused parcels along the Creek
- * Continue to promote the development of hotels and hospitality venues

Mobility:

- * Alleys - create Whiskey Row Alley/Granite Creek "loop" path
- * Pedestrian - provide connections at all street/creek crossings, provide shared-use paths on both sides of the Creek, provide pedestrian crossings at mid-block locations along the Corridor, provide signalized pedestrian crossings with activated signal buttons, enhance sidewalks in District
- * Bicycle - provide sharrow markings where on-street parking is located, provide bike lanes where no on-street parking is located, create shared use paths, consider a bike share program, provide bike parking in the District
- * Public Transportation - include routes for future needs, rideshares and passenger loading zones
- * Motor Vehicle - promote multi modal safety and use, traffic calming throughout the District, 25 mph limit throughout
- * Parking - increase capacity in the District with creative solutions, infill and parking garage

Next Steps:

- * Take feedback from today's discussion and Thursday Planning & Zoning Commission meeting to make revisions to strategies and plan
- * Continue Community Meetings
- * Study Session at the end of the year

Mayor Mengarelli thanked the group for their work.

City Manager Michael Lamar added that there has been a lot of consternation recently in adding multi-family redevelopment and this is an ideal area for that type of development.

Mayor Mengarelli concurred and added that there is an APS line along the west side of Granite Street which can be an impediment in that area so that will need to be looked at in advance. He added that he appreciates that they are using the Whiskey Row Alley as well.

Mr. Lamar reminded Council that they are looking at global concepts and to spur conversation about an underutilized asset and how we should use it.

Councilman Tenney asked about creative solutions for the fact that much of this area is in floodplain and asked that they keep that in mind.

Ms. Dornfeld responded that she agrees and they are looking at that and would encourage uses that could easily or more quickly recover from a flooding event where they are in floodplain; also looking at providing more permeable surfaces to address the floodplain.

Councilman Sischka commented that he loves the concept of downtown living, but with that comes cars that are parked somewhere so that concerns him a bit and where would they be parked.

Mr. Nagel commented that they are currently looking at site studies that would propose parking for the residences in an area/parked on-site in the live/work areas.

Councilman Sischka asked what the timeline would be on this to come to fruition.

Mr. Lamar responded that this is an evolution, and will take time. An anchor tenant to this is the Hilton Garden Inn, so potentially decades but this is for the future of this community.

Ms. Dornfeld concurred, downtown Chandler has been ongoing for 30 years. There is a great deal of interest in these ideas, but there are challenges to overcome and take down one-by-one.

Councilmember Rusing stated that this is an exciting project and will be a great investment in our future. She feels that city codes will need to be updated to enhance all of this.

Councilman Blair added that there are a lot of opportunities in this community, but the problem becomes what they can really do in the floodplain. Important to understand what the regulations are and how we can change our downtown codes to add meaningful projects.

Prescott North Plan:

Scope & Community Engagement:

- * Steering Committee meetings
- * Web site, community survey, online "coffee shop" meetings
- * Council and Commission presentations - Airport Advisory Committee, Planning Commission and City Council

Ms. Dornfeld stated that this process began at the same time as Granite Creek Corridor and they've received a great deal of input from the community but due to a number of changes in the area they have put things on hold and plan to pick back up after the first of the year. Will be looking at and developing land use options, economic impacts, population growth issues, examining traffic and circulation issues, and utilizing community engagement to develop solutions and a plan. Current and planned Land Use in the area is highly dependent upon the airport and its impact areas.

Councilman Sischka asked if the group has discussed any commercial development in this area.

Ms. Dornfeld responded that they did look at this and are continuing to speak with the community about commercial development in North Prescott.

Councilmember Rusing asked about the hurdles that may come from airport restrictions.

Ms. Dornfeld commented that it is important to make sure the airport is accessible for the businesses around it and operations are protected, how you do that directly impacts the role it can play in your community.

Councilman Goode commented that protecting the airport's development and development in that area is what is important to the people; needs to be clearer about what type of development they are

concerned about. Commercial, retail, restaurants that are there for the people who live in the area are what they would like to see and what the solutions are to traffic issues in the area.

This item was for discussion only, no formal action was taken.

- B. Approval of City Contract No. 2022-078 with Front Burner Media LLC for Marketing and Public Relations Services in an Amount not to Exceed \$37,800 Annually. Funding is Available from Transient Occupancy (Bed) Tax Funds.

Tourism and Economic Initiatives Manager Ann Steward provided a presentation to Council regarding the proposed contract. Front Burner has been working with the Tourism Office for many years on marketing, public relations and social media planning as well as AZ Department of Tourism Co-op.

Councilman Goode asked how staff determines how effective their marketing is and we can be assured our investment is being achieved.

Ms. Steward responded that there are metrics for each type of marketing and what the results of that are, as well as the Bed Tax results and forecasting. The AOT Co-Op takes a look at the market as well to see where people are at.

Councilman Goode asked if there are any projections on how many future hotel rooms we will need in the future.

Ms. Steward responded that we will be plus about 50 rooms, forecasting is hard right now and until we really know what international travel will be like but seems to be that Prescott will continue to do well.

MOTION BY COUNCILMAN SISCHKA TO APPROVE ITEM 10.B.; SECONDED BY COUNCILMAN GOODE: PASSED [7 – 0].

- C. Approval of Payment to Municipal Firefighters Cancer Reimbursement Fund (MFCR) per A.R.S. Title 23, Chapter 11 in the Amount of \$114,737.00. Funding is Available in the General Fund.

Finance Director Mark Woodfill provided a presentation to Council regarding presumed cancer assumption for firefighters in the legislature this session. The assessment is based on population and will be held in trust to reimburse our insurance pool as the workers comp expenses go out. Very comparable to previous fees.

MOTION BY MAYOR PRO TEM SCHOLL TO APPROVE ITEM 10.C.; SECONDED BY COUNCILMAN TENNEY: PASSED [7 – 0].

- D. Approval of City Contract No. 2022-065 to Paveco Inc. for the FY22 Pavement Reconstruction Project Phase 1 in the Amount of \$753,839.80. Funding is Available in the Streets Fund.

Construction Services Manager Tim Sherwood provided a presentation to Council regarding Phase I of the project which will include Flora Street, Black Drive and Prescott Heights Drive. Existing pavement is in poor condition and is in need of repairs. Project will include a mill in place which has been successful in other projects, also core drainage problems that need to be addressed.

Councilman Blair asked when the project will begin.

Mr. Sherwood responded it is planned to begin at the beginning of October with an expected completion in December.

Councilman Goode commented that he is pleased to see some of our older community areas are getting some attention.

MOTION BY MAYOR PRO TEM SCHOLL TO APPROVE ITEM 10.D.; SECONDED BY COUNCILMAN TENNEY: PASSED [7 – 0].

- E. Approval of City Contract No. 2022-064 to Asphalt Paving & Supply, Inc. for the FY22 Pavement Rehabilitation Project - Phase 1, in the Amount of \$1,152,525.25. Funding is Available in the Streets Fund.

City Engineer Aric Stewart provided a presentation to Council regarding the rehabilitation project on Wilkinson Drive, which will encompass the area up to the airport gate. It will include the removal of existing pavement section, mill and then repave to better address the area in the future, and update ADA ramps in the area and curb/gutter repairs. Staff will recycle 100% of this material and ship to the water reclamation facility to be used for paving/operation sites.

Councilmember Rusing asked what Phase II will include.

Mr. Stewart stated that we are breaking up projects based on type and proximity to balance things out.

MOTION BY COUNCILMAN SISCHKA TO APPROVE ITEM 10.E.; SECONDED BY COUNCILMAN BLAIR: PASSED [7 - 0]

- F. Approval of City Contract 2022-044, with Cactus Asphalt for Pavement Improvements at Prescott Regional Airport in an Amount not to Exceed \$370,475.67. Funding is Available in the Airport Fund.

Airport Director Robin Sobotta provided a presentation to Council regarding pavement improvements at the Airport. There are two elements of the project including seal coat and stripping, and on parallel taxiway repair of areas that did not weather in the same manner.

Councilmember Rusing asked if Cactus has a proven record.

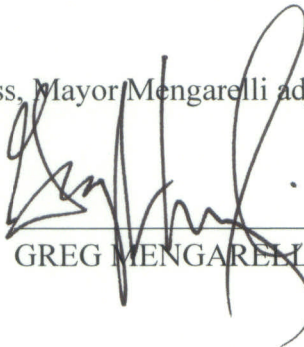
Dr. Sobotta responded that they do this type of work all over the state and do a good job.

MOTION BY MAYOR PRO TEM SCHOLL TO APPROVE ITEM 10.F.; SECONDED BY COUNCILMAN TENNEY: PASSED [7 – 0].

11. ADJOURNMENT

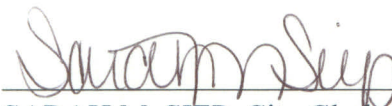
Quote: "Surround yourself with the best people you can find, delegate authority, and don't interfere as long as the policy you've decided upon is being carried out." - Ronald Reagan

There being no further business to discuss, Mayor Mengarelli adjourned the meeting at 5:13 p.m.



GREG MENGARELLI, Mayor

ATTEST:

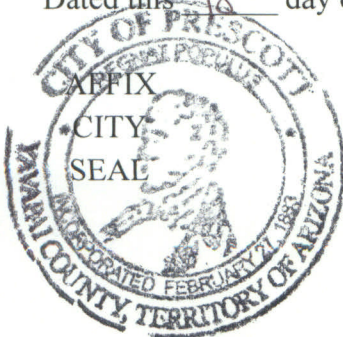


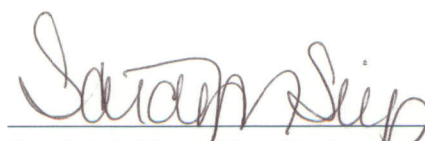
SARAH M. SIEP, City Clerk

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Voting Meeting of the City Council Voting Meeting of the City of Prescott, Arizona held on September 28, 2021. I further certify the meeting was duly called and held and that a quorum was present.

Dated this 18th day of October, 2021.





Sarah M. Siep, City Clerk