



CITY OF TOLLESON

9055 W. Van Buren St., Tolleson, AZ 85353 • (623) 936-7111 • TTY users, dial 711 for Relay • www.tolleson.az.gov

**TOLLESON CITY COUNCIL MEETING AGENDA
TOLLESON CIVIC CENTER
9055 WEST VAN BUREN STREET, TOLLESON, AZ 85353
ZOOM WEBINAR ID: 840 6967 9194
TUESDAY, JANUARY 14, 2025
6:00 PM**

Doors open to Council Chambers at 5:45 PM for public seating. The public may be asked to temporarily relocate if an executive session occurs. The public will be invited back into Council Chambers when the Council returns from executive session.

Members of the public may also participate in the meeting via [Zoom Webinar](https://us02web.zoom.us/j/84069679194) (<https://us02web.zoom.us/j/84069679194>) with a computer or cell phone.

- A. CALL TO ORDER**
- B. INVOCATION/PLEDGE OF ALLEGIANCE**
- C. ROLL CALL**
- D. FINAL CALL TO SUBMIT SPEAKER REQUESTS**

All citizens and interested parties wishing to speak before the Council regarding non-agenda items or during a public hearing shall fully complete a Speaker Request Form and submit the form(s) to the City Clerk prior to the meeting being convened. Citizens must complete one form for each item they want to address. Speaker Request Forms are located at the entrance of the Council Chambers. For Zoom participants, click the chat button, and enter your name and the item you would like to address. Submissions should be made no later than the Mayor announcing the "Final Call to Submit Speaker Requests". All speakers will be limited to 3 minutes unless otherwise noted by the Mayor. Speakers are not required to disclose their identities or personal information. You may also submit an online speaker request form at <https://www.tolleson.az.gov/speakerrequest> at least one hour prior to the meeting.

- E. CALL TO THE PUBLIC (NON-AGENDA ITEMS)**

This is the time for the public to comment on non-agenda items. Members of the Council may not discuss items that are not specifically identified on the agenda. Therefore, pursuant to A.R.S. § 38-431.01.H, action taken as a result of public comment will be limited to (1) responding to criticism; (2) directing staff to review the matter; or (3) asking that a matter be put on a future agenda.



F. SCHEDULED PUBLIC APPEARANCES AND PROCLAMATIONS – FOR DISCUSSION

1. Proclamation declaring January 2025 as Speak Up, Stand Up, Save a Life Month in the City of Tolleson, encouraging Arizona schools, students, parents, educators, fire and police departments and community organizations to coordinate a variety of awareness and prevention activities designed to make our communities safer and promote a healthy environment for all children and adolescents. – Gina Godbehere, Cofounder of Speak Up, Stand Up, Save a Life
2. Sound the Alarm Event and Red Cross Tolleson Blood Drive – George Good, Chief Preparedness Officer
3. Tolleson Aquatic Center Update – Randy Babchuk, Field Operations Director and Adaptive Architects
4. MAG 101 for Elected Officials – Ed Zuercher, Executive Director, John Bullen, Chief Transportation Officer, and Samantha Klakulak, Government Relations Project Manager of Maricopa Association of Governments
5. Proclamation declaring January 14-20, 2025 as Community Risk Reduction Week in the City of Tolleson, in recognition of the dedication and efforts of our local fire department, emergency services, and community partners in preventing emergencies and protecting lives and property through education, training, and innovative programs. – Michael Young, Fire Chief and George Good, Chief Preparedness Officer

G. BUSINESS FROM THE FLOOR – PUBLIC HEARINGS AND ACTION ITEMS

H. CONSENT AGENDA – ACTION ITEMS

Items on the Consent Agenda are of a routine nature and are intended to be acted upon in one motion. Council Members may pull items from Consent if they would like them considered separately.

1. Approve Regular City Council Meeting Minutes of December 10, 2024. (City Clerk Department)
2. Approve Claims and Bills Report for the period of December 4, 2024 to January 7, 2025. (Finance Department)
3. Appoint Council Members Christine Chavira, Linda Laborin and Cruzita Mendoza as members of the Tolleson Community Grant Program Subcommittee to serve from January 14, 2025 until December 8, 2026. (City Council)
4. Adopt Resolution No. 2593 of the Mayor and Council of the City of Tolleson, Arizona, approving the Intergovernmental Agreement between the City of Tolleson and the State of Arizona, acting by and through its Department of Transportation (ADOT), for the construction of a pedestrian bridge system over Van Buren Street at 96th Avenue.

The City has received Fiscal Year 2023 Highway Infrastructure Programs (HIP) Congressionally Directed Spending Projects funding for this Project, including federal aid in the amount of \$3,500,000 and a City match of \$256,559 as detailed in the Agreement. (Development Services Department)

5. Approve Replat of Tolleson Landing as submitted by Maria Grishina with Sunstone Two Tree, on behalf of the owner, STT 99th and Van Buren, LLC, for a final plat located at the southeast corner of Van Buren Street and 99th Avenue in Tolleson, AZ. The site is approximately 7.64 acres and zoned General Commercial (C-2). The APN surrounding the parcel is 101-09-678 and also includes all subdivided lots. (Development Services Department)
6. Approve Sixth Amendment to the Lease Agreement between the City of Tolleson and Cellco Partnership d/b/a Verizon Wireless, represented by American Tower Delaware Corporation, and authorize the City Manager to execute and deliver said Agreement. This Amendment extends the current lease term and provides for seven additional five-year renewal terms. The Agreement includes updated terms for rent escalation, a one-time administrative fee payment of \$15,000, and provisions for revenue sharing from additional sublease agreements. (Finance Department)
7. Approve First Amendment to the Professional Services Agreement between the City of Tolleson and Extrication Concepts, LLC for Holmatro rescue equipment and maintenance services, and authorize the City Manager to execute and deliver said Agreement. The City desires to amend the existing Agreement to increase the annual aggregate amount from \$100,000 to \$130,000 for additional equipment and services. (Fire Department)
8. Approve First Amendment to the Cooperative Purchasing Agreement between the City of Tolleson and CDW Government, LLC for Software Value Added Reseller Services, and authorize the City Manager to execute and deliver said Agreement. The City desires to amend the existing Agreement to increase the annual aggregate amount from \$200,000 to \$250,000 for additional services. (Information Technology Department)
9. Approve the Professional Services Agreement between the City of Tolleson and Unplugged Performance, Inc. for the procurement, assembly, and upfit of electric police vehicles, and authorize the City Manager to execute and deliver said Agreement. The City shall pay the Contractor an annual aggregate amount not to exceed \$300,000 for equipment and services. This Agreement shall remain in full force and effect until June 30, 2025 and shall automatically renew for four successive one-year terms. (Police Department)
10. Approve the Chemical Purchase Agreement between the City of Tolleson and PureOps, LLC for the emergency procurement of equipment for the Tolleson Wastewater Treatment Plant (chlorine room), and authorize the City Manager to execute and

deliver said Agreement. The City shall pay the Contractor an annual aggregate amount not to exceed \$200,000 for the equipment. This Agreement shall remain in full force and effect until June 30, 2025 and shall be renewed for up to three successive one-year terms. (Utilities Department)

I. REGULAR AGENDA – ACTION ITEMS

1. Approve/Deny the Professional Services Agreement between the City of Tolleson and LEA Architects, LLC for architectural and engineering services for the design of a new utility operations building, and authorize the City Manager to execute and deliver said Agreement. The City shall pay the Consultant an amount for the services at the rates set forth in the Fee Proposal. The maximum aggregate amount for this Agreement shall not exceed \$860,943. This Agreement shall remain in full force and effect until June 30, 2025 and shall be renewed for up to two successive one-year terms. (Development Services Department)
2. Adopt/Deny Ordinance No. 613 N.S. of the Mayor and City Council of the City of Tolleson, Arizona, amending the Tolleson City Code, by amending Chapter 9 Animals, Article 9-1 General Rules and Regulations, Section 9-1-20 Control of Cats; and Article 9-2 Cruelty and Neglect of Animals, Section 9-2-4 Neglect Prohibited and Section 9-2-7 Impounding and Disposing of Dogs and Cats; Reclaiming Impounded Dogs and Cats; Pound Fees; providing for repeal of conflicting ordinances; providing for severability; and providing for penalties. (Police Department)

J. WORK STUDY AND PRESENTATIONS – FOR DISCUSSION

1. Discussion pertaining to the potential development of an extended stay hotel, Echo Suites Extended Stay by Wyndham, on the property located at the southeast corner of 91st Avenue and McDowell Road. – Jason Earp, Development Services Director

K. MAYOR AND CITY MANAGER’S REPORT OF CURRENT EVENTS – FOR DISCUSSION

1. Notice of cancellation of the City Council Meetings scheduled on Tuesday, July 22, 2025 and August 12, 2025 for summer recess, Tuesday, November 25, 2025 for fall recess and Tuesday, December 23, 2025 for winter recess.
The City Council Meeting scheduled on Tuesday, November 11, 2025 will be rescheduled to Wednesday, November 12, 2025 due to Veterans Day.
The City Hall holiday closure is scheduled from December 22, 2025 to December 26, 2025.

L. CONVENE INTO EXECUTIVE SESSION

1. Motion to go into executive session.

2. Convene into an executive session pursuant to A.R.S. § 38-431.03(A)(3) and (A)(4) to receive legal advice and discuss and consult with the City Attorney regarding the City's position relating to negotiations for a development agreement.
3. Convene into an executive session pursuant to A.R.S. § 38-431.03(A)(1) and (A)(3) for discussion or consultation for legal advice with the City Attorney regarding the findings of an investigation related to a complaint received against a public officer.

M. RECONVENE INTO PUBLIC MEETING

N. ADJOURNMENT

Pursuant to A.R.S. § 38-431.01 and A.R.S. § 38-431.02, notice is hereby given to the members of the Tolleson City Council and to the general public that the Council of the City of Tolleson will hold a meeting open to the public. Council Members of the City of Tolleson will attend by telephone/video conference call.

Note: The City Council of the City of Tolleson, by a duly passed motion, may vote in public session to adjourn to executive session on any agenda item in conformation with A.R.S. § 38.431.03 for legal advice from the City Attorney.

Zoom's live transcription feature can provide automatic captioning by clicking on the Closed Caption (CC) button during the meeting.

THE CITY OF TOLLESON ENDEAVORS TO MAKE ALL PUBLIC MEETINGS ACCESSIBLE TO INDIVIDUALS WITH DISABILITIES. With at least two business days advance notice, accommodations can be provided at this meeting for individuals with vision, hearing and/or speech disabilities, including a transcriber, large print, an interpreter, an assistive listening device, etc. Please call the City Clerk at (623) 936-7111, or TTY users may dial 711 for Arizona Relay Service (AZRS), to request an accommodation to participate in this public meeting. The City will try its best to accommodate any last minute requests.

LA CIUDAD DE TOLLESON SE ESFUERZA PARA HACER TODAS LAS REUNIONES PÚBLICAS ACCESIBLE PARA INDIVIDUOS CON DISCAPACIDADES. Con al menos dos días laborables de previo aviso, se pueden proporcionar adaptaciones en esta reunión para personas con discapacidades visuales, auditivas o del habla, incluido un transcriptor, letra grande, un intérprete, un dispositivo de asistencia auditiva, etc. Llame a la Secretaría Municipal al (623) 936-7111, o los usuarios de TTY pueden marcar 711 para el Servicio de Retransmisión de Arizona (AZRS), para solicitar un alojamiento para participar en esta reunión pública. La Ciudad hará todo lo posible para satisfacer cualquier solicitud de último minuto.

Prerequisites for attending Zoom Webinars (one required):

1. Zoom Desktop Client: Navigate to the [Zoom website \(https://zoom.us/\)](https://zoom.us/) in your internet browser. At the top-right of the page, click Resources and then click Download Center. Under Zoom Desktop Client, click the Download button.

- a. Open the Zoom desktop client and sign in
 - b. Click the Home tab and then Join
 - c. Enter Meeting ID: 840 6967 9194 and enter your full name
 - d. Connect audio and/or video and select Join
2. Zoom Mobile App with Cell Phone or Tablet: Download the Zoom - One Platform to Connect App in either the App Store for iOS or Google Play for Android.
 - a. Select Join Meeting
 - b. Enter Meeting ID: 840 6967 9194
 - c. Enter your full name and select Join
 - d. Enter your screen name and email address and select Continue
 - e. Join Audio with Wi-Fi or Cellular Data
3. Web client/browser: Google Chrome, Internet Explorer, Firefox and Safari on a computer.
 - a. Go to the [Zoom website \(https://zoom.us/\)](https://zoom.us/)
 - b. Enter Meeting ID: 840 6967 9194
 - c. Click Open Zoom Meetings or Join (depending on browser)
 - d. Enter your full name and click Join Audio by Computer
4. Alternate Option via Telephone with Audio Only:
 - a. Dial 253-215-8782
 - b. Enter Meeting ID: 840 6967 9194 and press #
 - c. Enter Participate ID and press #, or press # to continue

For technical support or questions in accessing the meeting, please email the [Information Technology Department](#) (ITsupport@tolleson.az.gov) or call Zoom Support at 888-799-9666.

Posted on January 9, 2025.