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## Minutes of MAYOR AND COUNCIL Meeting

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Approved by Mayor and Council  
on June 6, 2023.

Date of Meeting: October 5, 2022

The Mayor and Council of the City of Tucson met in regular session remotely through Microsoft Teams at 5:42 p.m., on Wednesday, October 5, 2022, all members having been notified of the time and place thereof.

Mayor Romero announced Council Member Dahl was unable to be present for the evening's meeting but would be participating by electronically through Microsoft TEAMS.

### 1. **ROLL CALL**

The meeting was called to order by Mayor Romero and upon roll call, those present and absent were:

Present:

Lane Santa Cruz  
Paul Cunningham  
Kevin Dahl  
Nikki Lee  
Steve Kozachik

Vice Mayor, Council Member Ward 1  
Council Member Ward 2  
Council Member Ward 3 (electronic attendance)  
Council Member Ward 4  
Council Member Ward 6

Absent/Excused:

Richard G. Fimbres

Council Member Ward 5

None

Staff Members Present:

Michael J. Ortega  
Michael Rankin  
Yolanda Lozano

City Manager  
City Attorney  
Chief Deputy City Clerk

**2. INVOCATION AND PLEDGE OF ALLEGIANCE AND APPOINTMENTS TO BOARDS, COMMITTEES AND COMMISSIONS**

**a. INVOCATION**

The invocation was given by Reverend Lynn Bartlow, St. Mark's United Methodist Church

**b. PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was presented by the entire assembly.

**c. PRESENTATIONS:**

1. Mayor Romero proclaimed October 7th, 2022, to be "National Manufacturing Day". Barbra Coffee, Economic Initiatives Department Director, accepted the proclamation.

**d. APPOINTMENTS TO BOARDS, COMMITTEES AND COMMISSIONS**

Mayor Romero announced City Manager's communication number 270, dated October 5, 2022, was received into and made part of the record. She asked for a motion to approve the appointments in the report.

It was moved by Council Member Cunningham, duly seconded, and carried by a voice vote of 6 to 0 (Council Member Fimbres absent/excused), to approve the appointments of Gary Smith and LTC Ann Hollis to the Veterans' Affairs Committee (VAC) and reappointments of Kenneth Cawthorne and Fred Napp to the Tucson-Pima County Joint Consolidated Code Committee (TPCJCC).

Mayor Romero asked if there were any personal appointments to be made.

There were no personal appointments made.

**3. MAYOR AND COUNCIL REPORT: SUMMARY OF CURRENT EVENTS**

Mayor Romero announced City Manager's communication number 264, dated October 5, 2022, was received into and made part of the record. She also announced this was the time scheduled to allow members of the Mayor and Council to report on current events and asked if there were any reports.

Current event reports were made by Mayor Romero, Vice Mayor Santa Cruz, and Council Members Cunningham, Dahl and Lee.

A recording of this item is available from the City Clerk's Office for ten years from the date of this meeting.

**4. CITY MANAGER'S REPORT: SUMMARY OF CURRENT EVENTS**

Mayor Romero announced City Manager's communication number 265, dated October 5, 2022, was received into and made part of the record. She also announced this was the time scheduled to allow the City Manager to report on current events and asked for that report.

Current event report was given by Michael J. Ortega, City manager.

A recording of this item is available from the City Clerk's Office for ten years from the date of this meeting.

**5. LIQUOR LICENSE APPLICATIONS**

Mayor Romero announced City Manager's communication number 277, dated October 5, 2022, was received into and made part of the record. She asked the City Clerk to read the Liquor License Agenda.

**b. Liquor License Application(s)**

**New License(s)**

NOTE: State law provides that for a new license application, "In all proceedings before the governing body of a city...the applicant bears the burden of showing that the public convenience requires and that the best interest of the community will be substantially served by the issuance of a license". (A.R.S. Section 4-201)

1. Speedway Chevron, Ward 2  
City #76-22, Series 10  
Agent: Sumit Thathi  
Address: 8530 E. Speedway  
Action must be taken by: October 8, 2022

Staff has indicated the applicant is in compliance with City requirements.

2. Casa Del Rio Restaurant, Ward 2  
City #77-22, Series 12  
Agent: Kevin Tyler Templin  
Address: 1060 S. Pantano Rd.  
Action must be taken by: October 8, 2022

Staff has indicated the applicant is in compliance with City requirements.

3. Pima Chevron, Ward 6  
City #78-22, Series 10  
Agent: Suresh Kumar Thathi  
Address: 1711 N. Alvernon Way  
Action must be taken October 15, 2022

Staff has indicated the applicant is in compliance with City requirements.

c. Special Event(s)

1. The University of Arizona Foundation, Ward 6  
City #T77-22  
Applicant: Craig Barker  
Address: 1303 E. University Blvd.  
Purpose: Homecoming 2022 - University of Arizona - Tents on the Mall  
Event Date: October 29, 2022

Staff has indicated the applicant is in compliance with City requirements.

2. Tucson Jewish Community Center, Ward 3  
City #T78-22  
Applicant: Jennifer Selco  
Address: 3800 E. River Rd.  
Purpose: Musical Concert in the partnership between the Tucson J and Tucson Jazz Festival  
Event Date: October 22, 2022

Staff has indicated the applicant is in compliance with City requirements.

d. Agent Change/Acquisition of Control/Restructure

NOTE: There are no application(s) for agent changes scheduled for this meeting

It was moved by Council Member Cunningham, duly seconded, and carried by a voice vote of 6 to 0 (Council Member Fimbres absent/excused), to forward Items 5b1 through 5b3 and 5c1 through 5c2 to the State Liquor Board with a recommendation of APPROVAL

Council Member Kozachik requested for the record that for Item 5b3 – Chevron, Ward 6, #78-22, the State Liquor Board be made aware of the following recommendations when considering the application:

1. The establishment close no later than 9:00 p.m.
2. Take part in neighborhood beautification programs
3. Buy advertising in the Palo Verde Neighborhood Association e-newsletter
4. Post No Trespassing signs
5. File a No Trespassing letter with the Tucson Police Department
6. Keep all alcohol for sale in a locked area



**6. CALL TO THE AUDIENCE**

Mayor Romero announced this was the time any member of the public was allowed to address the Mayor and Council on any issue except for items scheduled for a public hearing. Speakers were limited to three-minute presentations.

Mayor Romero also announced that pursuant to the Arizona Open Meeting Law, individual Council Members may ask the City Manager to review the matter, ask that the matter be placed on a future agenda, or respond to criticism made by speakers. However, the Mayor and Council may not discuss or take legal action on matters raised during "call to the audience."

Comments were made by: Wren (No last name provided)

A recording of this item is available from the City Clerk's Office for ten years from the date of this meeting.

**7. CONSENT AGENDA – ITEMS A THROUGH H**

Mayor Romero announced the reports and recommendations from the City Manager on the Consent Agenda were received into and made part of the record. She asked the City Clerk to read the Consent Agenda.

- a. APPROVAL OF MINUTES (CITY WIDE) OCT05-22-273
- b. ECONOMIC INITIATIVES: VISUAL IMPROVEMENT PROGRAM (CITY WIDE) OCT05-22-266

Resolution No. 23520 relating to Economic Development; authorizing and approving the visual improvement program ("VIP") for the City of Tucson (The "City"); and declaring an emergency.

- c. LAND EXCHANGE: WITH PIMA COUNTY TO SUPPORT THE DEVELOPMENT OF A NEW PARK WITHIN THE BARRIO NOPAL NEIGHBORHOOD (WARD 1) OCT05-22-269

Resolution No. 23521 relating to Real Property; authorizing and approving a Land Exchange with Pima County to support the development of a new park within the Barrio Nopal Neighborhood; and declaring an emergency.

- d. FINAL PLAT: (S20-045) BARRIO HOUSE, TWO LOTS, PARCELS 1 AND 2 (WARD 5) OCT05-22-274

Staff recommends that Mayor and Council approve the plat as presented. The Applicant is advised that building/occupancy permits are subject to the availability of water/sewer capacity at the time of actual application.

- e. GRANT AGREEMENT AMENDMENT: WITH ARIZONA DEPARTMENT OF ADMINISTRATION (ADOA) FOR PASS-THROUGH FUNDING TO LOCAL FIRST ARIZONA FOUNDATION (CITY WIDE) OCT05-22-267

Resolution No. 23519 relating to grants; approving and authorizing extension of Amendment No. 2 to Grant Agreement with the Arizona Department of Administration for pass-through funding to Local First AZ Foundation; and declaring an emergency.

- f. FIVE-YEAR RENEWAL OF THE DOWNTOWN TUCSON ENHANCED MUNICIPAL SERVICES IMPROVEMENT DISTRICT (THE "BID") AND DIRECTION TO SEND NOTICE TO BID PROPERTY OWNERS (WARDS 1 AND 6) OCT05-22-275

Resolution No. 23522 relating to the Downtown Tucson Enhanced Municipal Services Improvement District (the "Bid"); expressing intent to renew the Bid for an additional five-year term; and directing staff to send notice to Bid property owners; and declaring an emergency.

- g. REAL PROPERTY: APPROVING OF REAL ESTATE EXCHANGE AGREEMENT WITH CENTRE EAST CENTER, LLC (CEC) (WARD 2) OCT05-22-279

Resolution No. 23523 relating to Real Property; authorizing and approving a Development and Real Estate Exchange Agreement between the City of Tucson ("CITY") and Centre East Center, LLC, an Arizona limited liability company ("CEC") to relocate and expand the Ward 2 Council Offices; and declaring an emergency.

- h. SERVICE AGREEMENT ON SPLINTER COLLECTIVE (CITY WIDE) OCT05-22-278

(This item was considered separately at the request of Vice Mayor Santa Cruz.)

It was moved by Council Member Lee, duly seconded, and passed by a roll call vote of 6 to 0 (Council Member Fimbres absent/excused), that Consent Agenda Items a – h, with the exception of Item h, which was considered separately, be passed and adopted and the proper action taken.

## 7. **CONSENT AGENDA – ITEM H**

- h. SERVICE AGREEMENT ON SPLINTER COLLECTIVE (CITY WIDE) OCT05-22-278

Vice Mayor Santa Cruz said she requested the item be considered separately to acknowledge City Manager Michael Ortega and Mayor Romero and the Splinter Collective for their work in the community with the unsheltered neighbors.

She stated that she wanted to thank the Splinter Collective for stepping up and destigmatizing the challenges being faced and enabled the city to provide a dignified level of service to all park users.

Mayor Romero stated that she felt this was an innovative pilot program that could possibly be used in other areas of our city with non-profit and neighborhood groups, that would want to care for their neighbors and unsheltered people. She states that she wanted to add her appreciation and gratitude to the City Manager for trying something new.

It was moved by Vice Mayor Santa Cruz, duly seconded, and carried by a voice vote of 6 to 0 (Council Member Fimbres absent/excused), that Consent Agenda Item h be passed and adopted, and the proper action taken.

**8. PUBLIC HEARING: VALENCIA CRAYCROFT ANNEXATION DISTRICT (WARD 5 AND OUTSIDE CITY) OCT05-22-268**

Mayor Romero announced City Manager's Communication number 268, dated October 5, 2022, was received into and made part of the record. She also announced this was the time and place legally advertised for a public hearing on a request for Valencia Craycroft Annexation District. She said the public hearing was scheduled to last no more than one hour and that speakers were limited to five-minute presentations. She asked if the applicant was present.

Mayor Romero asked if anyone wished to speak regarding this item.

There was no one.

It was moved by Council Member Lee, duly seconded, and carried by a voice vote of 6 to 0 (Council Member Fimbres absent/excused), to close the public hearing.

Mayor Romero informed the Council she had received a memorandum from Pima County Administrator, Jan Leshner regarding the proposed annexation and requested that the City Manager, City Attorney, and their staff meet with Pima County Administration to discuss the item before moving forward.

It was moved by Council Member Cunningham, duly seconded, and carried by a voice vote of 6 to 0 (Council Member Fimbres absent/excused), to continue the item to a future meeting after staff had the chance to meet with Pima County.

Mike Rankin, City Attorney, advised the Mayor and Council that this item would not return as a public hearing, since that opportunity was made available at that evening's meeting.



**9. CITY ADMINISTRATION: APPROVING THE APPOINTMENT OF CHRIS MAZZARELLA AS THE INFORMATION TECHNOLOGY DEPARTMENT DIRECTOR (CITY WIDE) OCT05-22-276**

Mayor Romero announced City Manager's communication number 276, dated October 5, 2022, was received into and made part of the record. She asked the City Clerk to read Ordinance No. 11961 by number and title only.

Ordinance No. 11961 relating to Information Technology Department; approving the appointment of Christopher (Chris) Mazzearella as the Director of the City of Tucson Information Technology Department; fixing compensation; and declaring an emergency.

It was moved by Council Member Lee, duly seconded, and passed by a roll call vote of 6 to 0 (Council Member Fimbres absent/excused), to pass and adopt Ordinance 11961, naming Chris Mazarella as the Information Technology Department Director.

**10. ANNEXATION: SONORA CAMPUS SWAN, ORDINANCE ADOPTION (WARD 5 AND OUTSIDE CITY) OCT05-22-271**

Mayor Romero announced City Manager's communication number 271, dated October 5, 2022, was received into and made part of the record. She asked the City Clerk to read Ordinance No. 11960 by number and title only.

Ordinance No. 11960 relating to Annexation; extending and increasing the Corporate Limits of the City of Tucson, Pima County, Arizona pursuant to the Provisions of title 9, Chapter 4, Arizona revised statutes, by Annexing thereto the Sonora Campus Swan Annexation District Property, more particularly described in the body of this ordinance.

It was moved by Council Member Lee, duly seconded, and passed by a roll call vote of 6 to 0 (Council Member Fimbres absent/excused), to pass and adopt Ordinance 11960.

**11. ZONING: (C9-22-05) CIRCLE K – GOLF LINKS AND CRAYCROFT, C-2 AND P TO C-2, CITY MANAGER'S REPORT (WARD 4) OCT05-22-272**

Mayor Romero announced City Manager's communication number 272, dated October 5, 2022, was received into and made part of the record. She said this was a request by Land Development Consultants, LLC on behalf of the property owner, 2454 S Craycroft LLC and 5501 Golf Links LLC to rezone approximately 1.7-acre parcels from C-2 and P to C-2 zoning. The rezoning site is in the northeastern corner of the intersection of E Golf Links Road and S Craycroft Road, at 5501 E Golf Links Road. The existing Circle K store will be demolished to construct a new 5,200 SF convenience store with an associated 4,608 SF fuel canopy that will offer 7 fuel pumps and 14 fueling stations. The new construction will include the acquisition of additional land to the north and east to allow for a larger and more modern facility. Currently the parcel to the east is



zoned P Parking Zone. Commercial uses are not permitted in the existing P Zone, which is designated to provide off-street vehicle parking per Unified Development Code (UDC) Sec. 4.7.16, therefore a rezoning is required for the expansion.

Mayor Romero asked if the applicant or representative to the applicant were present and agreeable to the proposed requirements.

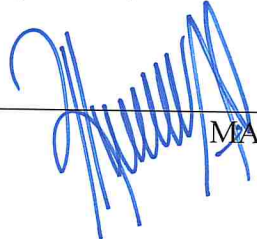
Jill Keiser stated that she was present on behalf of Circle K and stated they were agreeable to the proposed requirements.

Council Member Lee thanked Ms. Keiser and her team for their continued efforts in working with the neighbors on this project and addressing any concerns they had.

It was moved by Council Member Lee, duly seconded, and passed by a roll call vote of 6 to 0 (Council Member Fimbres absent/excused), to approve the request for rezoning as approved by the Zoning Examiner.

**12. ADJOURNMENT: 6:36 p.m.**

Mayor Romero announced the next regularly scheduled meeting of the Mayor and Council would be held on Tuesday, October 22 at 5:30 p.m., in the Mayor and Council Chambers, City Hall, 255 West Alameda, Tucson, Arizona.

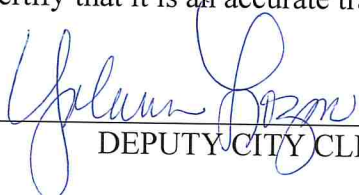
  
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MAYOR

ATTEST:

  
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CITY CLERK

**CERTIFICATE OF AUTHENTICITY**

I, the undersigned, have read the foregoing transcript of the meeting of the Mayor and Council of the City of Tucson, Arizona, held on the 5th day of October 2022, and do hereby certify that it is an accurate transcription.

  
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DEPUTY CITY CLERK

SM:jc:sb