

Ward 6 Staff



Steve Kozachik



Ann Charles



Diana Amado



Amy Stabler



Alison Miller



Caroline Lee



Ward 6 Newsletter

Tucson First

June 10, 2015

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It's somewhat common for me to set a light tone when I know many of the items to follow are going to be heavy lifting. So...thanks to TMC for presenting this year's Summer Safari Nights program again out at Reid Park Zoo.

Every Friday, from 5:30 until 8pm through July 10th (my mom's birthday, by the way), there will be a series of bands, different zoo-keeper chats, opportunities to get up close and personal with animals, arts/crafts, and a bunch more. You can get the full breakdown through this link: <http://bit.ly/1HwX2uS>.

If you haven't been out there for a while, you'll be pleasantly surprised to find lots of options for dinner/snacks, and even a bottle of cold beer or a glass of wine. It's



Important Phone Numbers

Tucson Police Department
911 or nonemergency
791-4444

Water Issues
791-3242/800-598-9449
Emergency: 791-4133

Street Maintenance
791-3154

Graffiti Removal
792-2489

Abandoned Shopping Carts
791-3171

Neighborhood Resources
837-5013

SunTran/SunLink
792-9222
TDD: 628-1565

Environmental Services
791-3171

Park Wise
791-5071

Planning and Development Services 791-5550

Pima Animal Care Center
724-5900

Pima County Vector Control
Cockroach: 443-6501
Mosquito: 243-7999

Continued: A Message From Steve

really affordable fun and is of course child-friendly.

You can pre-select dates online, and pre-purchase tickets that way, too. And there are member discounts.

One note – since these events are in the evening, the animals are given access to their night houses. The zoo folks do not compel them to make themselves public in the off-hours, but many do, so I highly recommend you give this a try some Friday.

Downtown Development

Last Friday, I visited the Arizona Avenue/Congress area to stay connected with all the building activity that’s going on down there. The upcoming AC Marriott hotel has started turning dirt, the Gibson’s Market is closing in on its Grand Opening day (likely as students arrive back for the fall semester), and on the east side, we’re seeing both Highwire Lounge, opening this week, and this place...



The Independent Distillery will be opening this month. Highwire and The Independent Distillery will share the outdoor patio with Gibson’s, and all of that will be immediately what hotel patrons will see when exiting the hotel. It’s really a great example of a symbiotic relationship – all four of those businesses will help support each other. For example, you’ll be able to sit in Independent and enjoy the spirits they’ll brew and order food that will be delivered from the Gibson’s deli around the corner.

It’s that sort of urban experience we’re building on the east end of downtown – with private equity driving the projects.

Stone Avenue Homes

One of the reasons this business activity is happening is that we’re also taking steps to change the demographic of who’s living and visiting downtown. It’s not all UA students any longer. A part of that has been advanced by the 1 E. Broadway project, the Herbert housing project, and now Holualoa is about to break ground across the street from the Cathedral with the Stone Avenue Homes, shown in these renderings.



This is also happening with private dollars.

There will be 25 units with a combination of two and three bedrooms. The development team presented the concepts to Armory Park neighbors last month and was very well received. These units will be available for lease sometime within a year if all goes to plan.

A few weeks ago, I shared about the Arizona Hotel renovations that have begun. We're also closing in on the due date for proposals related to the renovation of the Ronstadt Transit Center. The activity at the east end of downtown is non-stop. We're grateful for those who have continued to work with us and keep the great momentum going, and that they've been willing to invest and risk their own capital on what they see happening in downtown Tucson.

Tucson Convention Center

There has also been some recent talk about a Phase II in the TCC renovation work. In the Phase I project, the City and Rio Nuevo worked cooperatively to give a facelift to the seating area, restrooms, concessions, and touched signage elements. We also made some long-needed repairs to the ductwork that supports HVAC and other building systems. In total, there were over 7,000 fixed and portable chairs addressed, nearly 1,000 lights, 14 restrooms renovated, over 1,800 gallons of paint applied, just under 800 new way-finding signs, and the new LED video boards installed.

The American Public Works Association awarded the TCC project the 2014 "Project of the Year" for the category of statewide projects that fell in the \$5M - \$25M range. I was pleased to assist in the early design and budgeting work. The remainder of the project team deserves to be commended for bringing the project across the finish line in the way that they did.

In addition to City staff and the Rio representatives who worked on the project, Swaim and Associates, GLHN Engineering, and Concord Construction were all a part of the group that managed the project. It should be noted that all of the work was done in an active and functioning building. From the McKale project, I can attest to how everybody needs to be working in synch in projects like that. Hats off to the team.

Growing Pains



Realizing that there are always adjustments to make as things change, especially when that growth occurs so rapidly, Alison and I were grateful to the many people who joined in the meeting last Thursday to talk about how to manage some of the noise-related challenges we're seeing (hearing) around 4th Avenue.

Problem solving has to include some level of relationship building if the solutions are going to last. With that in mind, residents from West University, merchants from 4th Avenue, our City Attorney, and TPD downtown division all joined to talk about what we can do to live/work/play together in a close, urban setting. The result was an agreement to form a working sub-group that'll be made up of FAMA and WUNA folks to monitor progress along and around the Avenue.



Important Phone Numbers

Senator John McCain (R)
520-670-6334

Senator Jeff Flake (R)
520-575-8633

Congresswoman Martha McSally (R)
(2nd District)
(202) 225-2542

Tucson Office: 520-881-3588

Congressman Raul Grijalva (D)
(3rd District)
520-622-6788

Governor Doug Ducey (R)
602-542-4331
Tucson office:
520-628-6580

Mayor Jonathan Rothschild
520-791-4201

ZoomTucson Map
<http://maps.tucsonaz.gov/zoomTucson/>

We went through some similar issues along Congress several months ago. Self-policing and actually getting out and talking to one another is a far better way to address these sorts of things than trying to craft new ordinances as enforcement measures.

As Captain Graves correctly stated, we need and want the businesses to thrive, *and* the residents deserve the quiet enjoyment of their homes. Without the growth, we wouldn't need these sorts of collaborative models. I guess the fact that we do is a sign that the development on the east end is no mirage.

Banner Health

A little farther to the north is the Banner Health project. They're moving ahead in the planning process and should be formally submitting their Planned Area Development (PAD) proposal to City staff this week. They've been going through an informal submittal process, while at the same time reaching out to multiple stakeholder groups in order to get to this point.

Once the formal submittal is in play, they'll be circling back for neighborhood updates in both July and later in September when everybody's back from break. The project team expects to be in front of the Zoning Examiner this fall, and to M&C for approval of the PAD by the end of the year.

There is also utility work starting later this fall in support of the new facility. Ground-breaking for the main new structure should be in either the first or second quarter of 2016. Look for ribbon cutting in 2019. By way of reminder, this is a \$500M capital investment, with another \$300M targeted to the UA academic mission. Clearly there's more at stake here than moving some fast food jobs down the block to a new location.

The former Catalina movie theater will serve as a support facility for the project team. They'll house general contractors, architects, and engineering staff in that building so the team can be in constant contact throughout the construction work. The parking structure behind the theater will be used for subcontractor parking during the construction. The good news is that the building won't be vacant from now through 2019. The bad news is that it won't be a movie theater for the neighbors to enjoy, at least not for now.

(Photo: Getty Images)



Water Issues

In 1977, the Arizona Legislature formed a commission to draft a comprehensive groundwater law in order to gain the State access to Colorado River water via the not-yet-built CAP canal system. They completed the task in three years, and the 1980 Groundwater Management Act (GMA) has since then guided much of the public policy you've seen relative to how we manage water.

In that same year, then California Governor Jerry Brown also created a commission to look at California's water laws. A year later, that commission issued its report, one in which significant changes to the California State laws were recom-

mended. Despite the fact that a severe drought had been the catalyst for their study, the report was blown out of the water and blocked. Then it rained, and California didn't pay much attention to the topic...

Until now.

You've likely seen the many Associated Press reports in the Star on the whole water issue. I just wanted to share this short bit to give credit to the planners who, back in the '70s and '80s, had the guts to put some policies in place that have benefitted the region ever since.

Agriculture uses about 75% of our state water supply. The GMA prohibits the irrigation of new farmland in our most heavily populated areas. Why? So those areas can use the water for municipal needs. The Act also required developers to demonstrate a 100-year assured water supply before the approval of new subdivisions. It means that cities need to plan for their growth. It also means cities have to think about the infrastructure they'll need to continue providing water to you. Tucson Water is proposing a 7.13% rate increase. A large portion of that is tied to capital improvement work.

Central California has no limits on new farmland or on how much water a farmer can pump. The competition over there is between farmers drilling deeper and deeper wells to try to capture what water they can to feed their crops. The over-pumping is having an effect on the integrity of underground water aquifers. The topsoil is sinking as a result.

Why do I mention any of this here? Because many of you have heard me say the two most important issues we address at M&C are our budget and water security. Our water rates are extremely competitive with other jurisdictions. The increase you're going to see is nominal, and it's necessary to continue the great work our Tucson Water management people have been doing. We should be doing similar forward thinking policy work in our larger budget conversations (see Fitch Bond rating item in last week's newsletter).

We're not out of the woods on the topic of water. We'll see in the days ahead conversations about how and where we use seawater for agriculture, what happens to our CAP supplies when Lake Mead drops to certain levels, and much more. California is playing catch-up. We, because of the work done with the GMA, are ahead on this issue. We got pushback from the development community when we adopted our local water service policy a couple of years ago. We did the right thing, and the fact that we're now banking much of our CAP allocation simply validates that.

Broadway Widening

I'm going to open this the same way I began my remarks at the public hearing on Tuesday. That is to dispel a couple of uninformed talking points that had begun to spread in the past couple of weeks. One was that the Citizen's Task Force (CTF) was somehow my creation and was made up of people I appointed in an effort to stop development. The other was that what we were adopting is a "98 foot wide roadway." Neither is close to the truth.

There are 13 members on the CTF. On two occasions during the course of the design process a vacancy occurred where I made a suggestion to staff for a replacement. Both were rejected in favor of the prescribed process by which vacancies were to be filled. Staff made

the right call.

The 13 members are appointed by a variety of sources. Because it's a transportation project, the TDOT Director names 10 of the members on the CTF. The RTA also names a member, as does the Citizen's Transportation Advisory Committee, and the Tucson-Pima County Bicycle Advisory Committee. M&C don't appoint any.

The 13 members are also chosen to represent various stakeholder groups. Four of them represent business interests, four represent surrounding neighborhoods, the CTAC representative is there to speak for that committee, one of the TDOT appointees represents the special needs community, there's an alternate modes focus, a Planning Commission focus, and of course the RTA member is there to keep an eye on regional interests. That's a pretty diverse set of skills and focuses. It's clearly not of my creation.

There's also a project management and consultant team. I didn't create that group, either. It's made up of TDOT, RTA, Pima County DOT, HDR Engineering, Community Design and Architecture, Kittleson & Associates, Swaim & Associates, Economic & Planning Systems, Kaneen Advertising & Public Relations, Tierra Right of Way, and the Main Street Business Assistance program. That group was present and involved in all of the public meetings related to this project.

One of the neighborhood representatives made the comment that I had somehow manipulated the final alignment – that I was "meddling." Some in the business community have suggested similar concerns. If you look at who makes up both the CTF, how they are appointed, and who makes up the professional design team and can still come to that conclusion, then I suspect you might be also be harboring the illusion that still believing in the tooth fairy will help us with our cash flow problems at the City.

Neither is believable.

How about the "98 foot alignment" claim?

The alignment we voted to approve on Tuesday is two miles long. Less than 10% of that corridor is 98 feet in width. Those sections occur midblock and where there are no turn lanes. The intent was to attempt to preserve buildings, both to avoid the cost of acquisition and demolition and to respect the voice of the public we've heard for over two years. They made clear that they value historic preservation and the economic potential that the existing businesses reflect. The bulk of the remainder of the corridor largely reflects the alignment we saw back in December of last year. It was tweaked, but not made to reflect the design width that's being alleged.

What we adopted on Tuesday is the starting point for further discussions that'll occur between our Real Estate department, civil engineering staff, and property owners. Those exchanges will center on which of the property owners want to remain on the corridor, which want to leave, and what remedies are available to those who want to stay that'll help to accomplish that goal. The design team will also be considering how we accommodate the design amenities the CTF listed as priority. Those involve wider sidewalks, bike lanes,



landscaping, considerations of dedicated transit lanes, and generally how we improve the visual appeal of the corridor while respecting significant buildings and creating a vibrant economic destination. The work's just beginning. Plenty of land use conversations are yet to come.

We should hear back from staff on how those conversations are going before the end of the year. They'll also stay connected with the CTF as the design evolves. I'll try not to meddle, but I will stay engaged.

The community owes a debt of thanks to the hundreds of people who have actively participated in this design process. Most directly, we owe the CTF members gratitude for the hours and hours they've invested in their part of this. It was an all-volunteer effort. Our project management team has also worked hard to get us this far.

English composer Thomas Beecham said, "There are two golden rules for an orchestra: start together and finish together. The public doesn't give a damn what goes on in between." The unanimous recommendation that we received from the CTF indicates that they both started together and they finished together. What went on in between may not have been melodious at times, but the group positioned us to continue the process to end up with a great, vibrant, and attractive destination they can be proud to have been a part of creating.

Budget



Just a few random thoughts on the budget we adopted on Tuesday. I've written plenty on it, so there's no need to be redundant.

First, on a good note, congratulations to our Environmental Services management team for investing in some new commercial collection vehicles. They recognize the prudence in keeping an eye on aging vehicles and the costs associated with maintaining them. The purchase will result in a slight increase in commercial

rates – the first time in a few years. The purchase will also result in a dependable and efficient fleet going forward. We've neglected that in our General Fund budget discussion.

Next year we will see another court decision related to Public Safety pensions. It will likely cost us north of \$15M. We will also assume the cost of 25 police officers who will no longer be covered by a grant. That'll add about \$1M to our General Fund obligation to public safety. Add to that new costs for City Court operations and our contract with SW Gas, and we start off next fiscal year about \$20M in the hole. The Star didn't bother to tell you any of that, but our incoming City Manager is well aware. We'll see how he plans to address these realities when he arrives in July.

Our Bond ratings were dropped last week. The Fitch people cited numerous areas in our budget, some of which I attempted to address in the motion I offered back in mid-May. The Bond rating reduction means our road bonds will cost about \$1M more than they should. Given those realities, I voted against placing either of the debt/taxation Charter Change items on this year's City ballot. Until we get our fiscal house in order, I'm not convinced the timing is right to ask you to think about changing our Charter allowed borrowing and taxing

limits.

The City Manager committed to doing the best she can to avoid taking money out of our Rainy Day fund. The idea is for staff to come back to us in November, give us an update on how our revenues ended the year, and based on that make a decision as to whether or not we hit our reserves. We didn't affect our expenditure levels, still relied on a \$9M land sale and we're hoping to avoid touching our Rainy Day money.

The motion I offered two weeks ago would have lowered our spending base. This just shifts money around and does nothing for the hole we're facing next year.

PACC, still budget-related

We're still negotiating with the County for the operations of Pima Animal Care Center. As best I can tell, there are two primary areas of disagreement left. One is the County wanting to charge us for the tent they voted to build. There's a process for asking others to help with your debt. The first step is that you ask in advance. That didn't happen. They own that debt.

The other area is the County asking us to pay administrative overhead charges unrelated to the operation of PACC. We do, and we should, pay administrative charges related to the operation of PACC. Those are in our IGA. We do not, nor should we, pay administrative overhead charges that are unrelated to the operation of PACC. They are not in the IGA. The County is trying to add them.

Consider it this way. The County and City have an IGA through which we send out their sewer bills with our water bill statements. They are simply purchasing our billing service. The portion of our administration associated with I.T. and phone support associated with those bills is a part of what the County pays us. That's negotiated, and it's a part of administering the agreement. *You pay for those charges as a part of your County sewer bill. The County does not pay for it out of their General Fund.*

We pay for the PACC operations through a combination of our licensing revenues and, for the costs not covered by those, our General Fund. Our General Fund is your tax dollars. *The County is proposing we pay an overhead charge on the taxes you already pay. Many of us would call that double taxation.* It appears the Board of Supervisors and the County Administrator feel we should be taxing your taxes to pay this new overhead charge. I disagree, and I'll vote against any IGA that includes any such scheme. None of those proposed new overhead charges make a dime's worth of difference in how the PACC operations are handled.

We need a new model – Regional Government that's led by the cities and towns. The County can deal with us as a group, and no longer be allowed to pick us off one at a time. More to come on that if things don't change across the way in Presidio Plaza. The conversations have already begun.

If the County would like to collect its own sewer bills, it's of course free to do so. I'm guessing you won't hear any takers come forward on that idea, though. They can't shut down service and so the reality is that they gain a ton more from our bill collection IGA

than they're paying for.

Our budget assumes an increase in sales tax receipts of from \$189M up to \$197M. I hope that's right.

The *Arizona Republic* is working on an article that'll be along the lines of a race to the bottom. Featured will be the budget challenges and decisions made by both Glendale and Tucson. It's sad that we have to see our budget process be covered by a paper 100 miles to the north. Now that we're done, it'll be worth watching to see how/if the local folks weigh in.

City Elections

When the County is running an election with one of their questions on it, they only mail out ballots to people who have signed up for the Permanent Early Voter List (PEVL). The City sends out ballots to all active registered voters. There are about 80,000 more active registered voters in the City than have signed up on the PEVL.

This fall you'll be asked about the \$800M County Bond items. That means if we allow the County to run the City election, about 80,000 of you won't get a ballot in the mail without going to the County Recorder and specifically requesting it.

On Tuesday, we had in front of us the choice of either consolidating our City/County ballot and effectively taking those 80,000 people off the mailing list, or running our own City election and letting the County run theirs for the bonds. We chose to consolidate. That will require a significant education process, not only by the City and the County, but by all of the support groups who wanted to see us run a joint election.

If you want a ballot mailed to you in November, you must contact the Pima County Recorder's office and request one.

Other, small jurisdictions are doing the consolidated ballots. They'll see the Bond questions alongside their jurisdiction-specific items. Oro Valley will have a recall election. School Districts will have their own Bond questions. The ballots will therefore be short, and the issue of who gets them in the mail is of a far smaller magnitude than what we'll be faced with.

One other part of why we voted as we did is that going consolidated is dependent on the County agreeing to place City items first on our ballot, and the County capping the cost they'll charge the City to manage the ballot counting process. It'll also be incumbent on them to identify ADA compliant polling sites. So, the deal could still come apart, but we at least gave staff the direction to go and try to cut one. I think it'll work out since the Board of Supervisors very much wants to see the Bond questions go out on the same ballot as other jurisdiction-specific measures.

Himmel Park Library Project



**PIMA COUNTY
PUBLIC LIBRARY**

Finally, and speaking of the County, the Himmel Park Beautification Project folks are nearing their fund raising goal. One more push to the finish line is going on right now.

This project was conceived by Denice Blake, Betty Guarraia, and Susan Peters, all Sam Hughes neighborhood residents. After a lengthy public

input process, they focused their efforts on upgrading the exterior entryway to the library. Multiple concepts were considered, and in the end a blended version has been selected.



Another Sam Hughes resident, Ned Egen, has designed these bike racks that'll go outside the entryway. They got the U-racks from the City through the efforts of Steve Wilson, powder-coated them, and then Ned did his metalwork on top. It's always nice to see the first visuals when so much effort has gone into a project.

The funding goal is \$28K. They're about three quarters of the way there. A matching grant of \$1,500 is in effect from now until July 31st. Meeting that should put the project over the top.

This is not a Sam Hughes neighborhood facility. It's a regional one, and I know from data I've shared in previous newsletters that the visitors come from all over the City. With that in mind, this fundraising effort is certainly one that can and should get responses from people from downtown to the east side.

To get involved in the work, go to <http://samhughes.org/himmel-park-beautification.php>. You can find ways to donate and get much more information on the project itself. The state funding for Pima County is an item you've read plenty about. The City budget is one you should have read more about, but still might have some news copy coming. All of that aside, this is a chance for you to share in the process of making ours a more aesthetically appealing community and joining other like-minded City residents who have already taken up the cause.

Sincerely,

Steve Kozachik
Council Member, Ward 6
Ward6@tucsonaz.gov

Events and Entertainment

Provide Input on Transportation Plan

A public engagement website is being used in the development of the Pima Association of Governments (PAG) 30-year Regional Transportation Plan (RTP). "Engage 2045" allows you to share your long-term transportation priorities and identify where you believe we should best invest our region's transportation dollars to improve local transportation infrastructure.

Take the survey at: gismaps.pagnet.org/RTPEngage/.

Edible Neighborhood Tour

Saturday, June 13, 2015, 9:00 am – 12:00 pm

Meet at the Ward 3 Council Office, 1510 E Grant Rd

Join Sustainable Tucson for a bike tour of the existing Edible Urban Forest in the Jefferson Park neighborhood and a discussion of ways to grow food sustainably in the city. For more information, contact Tres English (tres@SustainableTucson.org) or register at www.facebook.com/events/1455085601469039.

2nd Saturdays Downtown

Saturday, June 13, 2015, 6:30 pm – 10:30 pm

Main Stage on S. Scott St between Congress and Broadway

Visit Downtown Tucson this Saturday and enjoy live music, a movie, street performers, restaurants and street vendors. Gallery shows begin in the morning, and starting at 6:30 p.m., the main stage at Scott Avenue and Congress Street features musical performances.

www.2ndsaturdaysdowntown.com/schedule

Downtown Links Open House Phase 3: Church Avenue to Broadway

Tuesday, June 16, 2015, 5:30 pm – 7:30 pm

Hotel Tucson City Center, 475 N. Granada Ave

Phase 3 of the Downtown Links project is designed and poised for Spring 2016 construction. Come visit information tables, view maps and displays, preview public art, and learn about landscaping, water harvesting and reuse, and recycling of existing materials. More information at: downtownlinks.info.

Ongoing

Tucson Museum of Art, 140 N Main Ave

May 25, 2015 - Labor Day, September 7, 2015: FREE Admission for Military Families.

www.TucsonMusuemofArt.org

UA Mineral Museum, 1601 E University Blvd

February 7, 2015– February 7, 2016, 10 a.m. - 5 p.m.

"Meet the Trilobites – Arizona's First Inhabitants," the new exhibit at the Flandrau Science Center and Planetarium, features world-class trilobite fossils from around the globe. [http://](http://www.uamineralmuseum.org/)

www.uamineralmuseum.org/

Tucson Botanical Gardens, 2150 N Alvernon Way

"Summer Oasis Series" June through August features special hours, early bird weekends and dog admission.

<http://www.tucsonbotanical.org>

Jewish History Museum, 564 S Stone Ave

www.jewishhistorymuseum.org

Southern Arizona Transportation Museum, 414 N Toole Ave.

Tuesday – Thursday, Sunday: 11:00am - 3:00pm; Friday & Saturdays: 10:00am - 4:00pm

<http://www.tucsonhistoricdepot.org>

Arizona Theater Company, 330 S Scott Ave

<http://www.arizonatheatre.org/>

Meet Me at Maynards, 311 E Congress St (north entrance on Toole)

A social walk/run through the Downtown area. Every Monday, rain or shine, holidays too!
Hotel Congress Check-in begins at 5:15pm.

www.MeetMeatMaynards.com

Fox Theatre, 17 W Congress St

www.FoxTucsonTheatre.org

Hotel Congress, 311 E Congress St

<http://hotelcongress.com>

Loft Cinema, 3233 E Speedway Blvd

www.loftcinema.com

Rialto Theatre, 318 E Congress St

<http://www.rialtotheatre.com/>

The Rogue Theatre at The Historic Y, 300 E University Blvd

<http://www.theroguetheatre.org/main.htm>

Children's Museum Tucson, 200 S 6th Ave

Tuesday - Friday: 9:00am - 5:00pm; Saturdays & Sundays: 10:00am - 5:00pm

www.childrensmuseumtucson.org

Arizona State Museum, 1013 E University Blvd

November 9, 2013, through July 31, 2015, "Curtis Reframed: The Arizona Portfolios."

www.statemuseum.arizona.edu