

TOWN
Of
PARADISE VALLEY



TOWN COUNCIL
Ed Winkler, Mayor

Scott LeMarr, Vice Mayor
Brian Cooney
Dan Schweiker

Ron Clarke
Mary Hamway
Jini Simpson

**Thursday, April 10, 2008
5:00 p.m.**

**Meeting Location:
Town Hall 6401 E. Lincoln Drive
Boardroom**

AGENDA

1. CALL TO ORDER / ROLL CALL

2. WORK/STUDY DISCUSSION ITEMS

Work/Study is open to the public however the following items are scheduled for discussion only. The Town Council will be briefed by staff and other Town representatives. There will be no votes and no final action taken on discussion items. The Council may give direction to staff and request that items be scheduled for consideration and final action at a later date. The order of discussion items and the estimated time scheduled to hear each item is subject to change.

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|--|-------------------|
| a. Discussion of Berneil Channel Improvements | 45 minutes |
| <i>Staff Contact:</i> William C. Mead, Town Engineer, 480-348-3529 | |
| b. Discussion of Capital Improvement Program – Future Project List | 30 minutes |
| <i>Staff Contact:</i> William C. Mead, Town Engineer, 480-348-3529 | |
| c. Discussion of The Ritz-Carlton, Paradise Valley Special Use Permit | 15 minutes |
| <i>Staff Contact:</i> Eva Cutro, Planning & Building Director, 480-348-3522 | |

3. EXECUTIVE SESSION

The Town Council may adjourn into Executive Session at one or more times during the meeting. Executive Sessions are not open to the public.

- a. Discussion and consultation with Town Attorney regarding the **development agreement with Five Star Development (The Ritz-Carlton, Paradise Valley)** as authorized by A.R.S. §38-431.03.A.4 and legal advice from the Town Attorney regarding **rezoning of property located at 7000 E. Lincoln Drive** as authorized by A.R.S. §38-431.03.A.3.

4. DINNER BREAK 6:30 PM

7:00 PM Town Hall Council Chambers

5. RECONVENE FOR REGULAR MEETING

6. ROLL CALL

7. PLEDGE OF ALLEGIANCE

8. PRESENTATIONS

9. CALL TO THE PUBLIC

Citizens may address the Council on any matter not on the agenda. In conformance with Open Meeting Laws, Council may not have discussion or take action on this matter at this Council meeting, but may respond to criticism, ask that staff review a matter raised, or ask that it be put on a future agenda. Those making comments shall limit their remarks to three (3) minutes. **Please fill out a Speaker Request form prior to addressing the Council.**

10. MAYOR / COUNCIL / MANAGER REPORTS

The Mayor, Council or Town Manager may provide a summary of current events. In conformance with Open Meeting Laws, Council may not have discussion or take action at this Council meeting on any matter discussed during the summary.

11. CONSENT AGENDA

All items on the Consent Agenda are considered by the Town Council to be routine and will be enacted by a single motion. There will be no separate discussion of these items. If a member of the Council or public desires discussion on any item it will be removed from the Consent Agenda and considered separately.

a. Minutes of Town Council Special Meeting March 20, 2008

b. Minutes of Town Council Meeting March 27, 2008

c. Report on Investments

Recommendation: Receive and file the report.

Staff Contact: Lenore Lancaster, Management Services Director, 480-348-3532

d. Approval of Drainage Easement Abandonment for 6802 East Maverick Road

Recommendation: Authorize the Town Manager to execute the abandonment of the forty foot drainage easement along the north section of Lot 14 Bret Hills.

Staff Contact: William C. Mead, Town Engineer, 480-348-3529

- e. Award of Trenching Contract for Underground Utility Conversion District 18**
Recommendation: Award a contract to Northern Pipeline Construction Company for \$685,757 to install underground conduits for Underground Utility Conversion District 18.
Staff Contact: William C. Mead, Town Engineer, 480-348-3529
- f. Approval of Replacement of Consoles for Police Communications Center**
Recommendation: Approve the purchase of furniture from Creative Communications Sales and Rentals, Inc. for the Watson Company furniture that will replace existing consoles, for an amount not to exceed \$41,817.
Staff Contact: John D. Wintersteen, Chief of Police, 480-948-7418

12. PUBLIC HEARINGS

- a. Consideration of Ordinance Number 602 Approval of the Unitarian Universalist Congregation of Phoenix Special Use Permit Amendment**
Recommendation: Adopt Ordinance Number 602 amending the existing Special Use Permit of the Unitarian Universalist Congregation of Phoenix, located at 4027 E. Lincoln Drive, for new site improvements and associated church and school uses, subject to the stipulations listed in the Ordinance and Action Report.
Staff Contact: Eva Cutro, Planning & Building Director, 480-348-3522
- b. Consideration of The Ritz-Carlton, Paradise Valley Special Use Permit Amendment and Preliminary Plat**

 - 1. Recommendation:** Adopt Ordinance Number 603 amending the existing Special Use Permit for The Ritz-Carlton, Paradise Valley, located at 7000 E. Lincoln Drive providing for: a rezoning from R-43 cluster plan to SUP district (resort) and from SUP district (resort) to amended SUP district (resort) to allow for a resort community, including: a resort hotel with 225 rooms, spa, restaurants, and meeting space; 100 resort patio homes; 46 luxury detached residential homes, 15 one-acre home lots; and, site improvements including parking, landscaping, and lighting and, improvements to site infrastructure, subject to the stipulations in the Ordinance and Action Report.
 - 2. Recommendation:** Approve the Preliminary Plat for The Ritz-Carlton, Paradise Valley, subdividing approximately 105-acres into 161 lots and 7 tracts to allow for resort development with a residential component.

Staff Contact: Eva Cutro, Planning & Building Director, 480-348-3522

13. ACTION ITEMS – The Town Council May Take Action on Any of These Matters.

- a. Adoption of Resolution Number 1164; Approval of a Development Agreement with Five Star Development Resort Communities, LLC for the Redevelopment of Real Property in the Vicinity of Lincoln Drive and Mockingbird Lane; and Abandonment of a Portion of Right of Way on Indian Bend Road**

Recommendation: Adopt Resolution Number 1164 approving the development agreement with Five Star Development Resort Communities, LLC.

Staff Contact: Andrew M. Miller, Town Attorney, 480-348-3691

14. ADJOURN

AGENDA IS SUBJECT TO CHANGE

The Town of Paradise Valley endeavors to make all public meetings accessible to persons with disabilities. With 72 hours advance notice, special assistance can also be provided for disabled persons at public meetings. Please call 948-7411 (voice) or 483-1811 (TDD) to request accommodation to participate in the Town Council meeting.