



City of Apache Junction, Arizona

Agenda City Council Meeting

Meeting location:

City Council Chambers
at City Hall
300 E. Superstition Blvd
Apache Junction, AZ
85119

apachejunctionaz.gov
Ph: (480) 982-8002

*Doors are open to the public at least 15 minutes prior to the
posted meeting start time.*

Tuesday, October 21, 2025

7:00 PM

City Council Chambers

- A. CALL TO ORDER
- B. INVOCATION AND PLEDGE OF ALLEGIANCE
- C. ROLL CALL
- D. CONSENT AGENDA

The council may, at this time, take single action on any or all items listed as consent agenda items. These may include, but are not limited to, acceptance of agenda, acceptance of minutes, appointments, acceptance of resignations and adoption of certain resolutions and other items which do not require a public hearing. The consent agenda is a timesaving device of which the mayor and city council is to receive documentation on these items from the city manager for their review prior to the meeting. Any member of the council may remove any item from the consent agenda for discussion and cause a separate vote on the matter later in the agenda.

- 1. [25-516](#) Consideration of acceptance of agenda.
- 2. [25-517](#) Consideration of approval of minutes of the regular meeting of October 7, 2025.
Attachments: [CCMIN 2025 10 07 MINUTES DRAFT](#)
- 3. [25-481](#) Consideration of approval of PW#25-001, a contract with Evolution Mechanical LLC, dba Imcor for the purpose of providing services and repair to heating, ventilation and air conditioning (HVAC) systems at the City of Apache Junction properties for five years in an amount not to exceed \$55,000.00 annually.
Attachments: [Council Memo HVAC Service 9.18.25](#)
[09.17.25 PSA City of AJ & Evolution Mechanical Services LLC](#)

4. [25-495](#) Consideration of approval of Resolution No. 25-27, authorizing the City of Apache Junction to enter into an Intergovernmental Agreement with the Salt River Pima-Maricopa Indian Community for the acceptance of grant funds in the amount of \$19,638.00 for hearing protection equipment for law enforcement officers of the Apache Junction Police Department.
Attachments: [STAFF MEMO RESOLUTION NO. 25-27](#)
[RESOLUTION NO. 25-27](#)
5. [25-506](#) Consideration of award of contract to M.R. Tanner Construction for the application of a cape seal and slurry seal to select city streets. The pavement preservation work would be through the City of Buckeye cooperative Job Order Contract No 2025081 in the amount of \$272,753.75 plus a 10% contingency for unforeseen change orders in the amount of \$27,275.37 for a total project cost not to exceed \$300,029.12. Work is planned within the March-May 2026 timeframe.
Attachments: [City Council Memo-SST25-16 MRTanner_RS Oct2025.pdf](#)
[FY2026 Street Preservation Map_MR Tanner.pdf](#)
[SST25-16 Agreement_MRTanner.pdf](#)
6. [25-508](#) Consideration of approval of the Final Plat for Blossom Rock Phase 1 Townhomes (SV-23-6) in order to facilitate a 130-lot residential subdivision consisting of approximately 20-gross acres zoned Master Planned Community (MPC).
Attachments: [Final Plat Staff Report BR Phase I - Townhomes.pdf](#)
[SV-23-6-BR Ph.1 Final Plat Townhomes.pdf](#)

E. AWARDS, PRESENTATIONS AND PROCLAMATIONS

Awards, presentations from other organizations, proclamations issued by the mayor, and acknowledgement of distinguished guests and visitors, and staff presentation of receipt of grant or donated funds are permitted at this time.

7. [25-485](#) Proclamation designating the week of October 19 through October 25, 2025, as "Arizona Cities and Towns Week."
Attachments: [10_2025 AZ Cities-Towns Week](#)
8. [25-515](#) Proclamation designating the month of October as "Breast Cancer Awareness Month."
Attachments: [10_2025 Breast Cancer Awareness Month](#)

F. REGIONAL INTERGOVERNMENTAL UPDATES

The mayor or any member of council may at this time present a brief summary of any regional intergovernmental updates. However, no discussion shall take place on such items except for clarifying comments related to substance, time and location.

9. [25-518](#) Brief summary of intergovernmental updates from mayor and councilmembers.

G. CITY MANAGER'S REPORT

The city manager, members of city staff or those individuals designated by the manager may present information pertinent to items under consideration or information related to the operation of the city. There shall however be no discussion at this time except for clarification inquiries.

10. [25-519](#) City Manager's Report
11. [25-512](#) Presentation and discussion with Maricopa Association of Governments (MAG) Executive Director, Ed Zuercher, and Senior Planner, Hannah Quinsey.
Attachments: [Presentation Apache Junction-Superstition-Vistas 10 21 2025](#)
12. [25-520](#) Announcement of Current Events

H. PUBLIC HEARINGS

Public hearings required by applicable law shall be conducted by the council and any person shall be given the opportunity to speak. All remarks shall be addressed to the council as a whole and not to any member thereof. Such remarks shall be limited to five (5) minutes unless additional time is granted by the mayor. This time limitation shall not apply to applicants and their agents appearing before the council.

13. [25-486](#) Consideration of application for a new Series 12 Restaurant liquor license for Mickey D's Cafe located at 1408 W. Apache Trail, Apache Junction, AZ. The next step in the process is for the council to hold a public hearing on the application and make a recommendation of approval or denial to the Arizona Department of Liquor License and Control.
Attachments: [Memo To Council 10.21.2025](#)
 [Redacted Application](#)
 [AJPD Inspection Approval](#)
 [Building Safety Inspection Approval](#)
 [Planning Inspection Approval](#)
 [SFMD Inspection Approval](#)
14. [25-509](#) Presentation, discussion, public hearing, and consideration of Ordinance No. 1568, amending the Apache Junction City Code, Volume I, Chapter 2: Mayor, Council, and Appointed Boards and Commissions, Article 2-21: Board of Adjustment and Appeals/Municipal Property Corporation/Public Safety Personnel Retirement Board, by repealing § 2-21-2 Municipal Property Corporation in its entirety; authorizing staff to take all MPC administrative dissolution steps; repealing any conflicting provisions; providing for severability; and providing for penalties.
Attachments: [Memo to Council MPC Dissolution 10-21](#)
 [MPC Dissolution Ordinance](#)
 [MPC Dissolution Redline](#)
 [Presentation MPC Dissolution](#)

I. OLD BUSINESS

The council shall consider any business that has been previously considered and which is still unfinished to include those items previously postponed or tabled. No member of the public shall be permitted to speak on these items unless invited to do so by the mayor after first submitting a written request-to-speak form with the city clerk.

J. NEW BUSINESS

The council shall consider any business not yet considered. No member of the public shall be permitted to speak on these items unless invited to do so by the mayor after first submitting a written request-to-speak form with the city clerk.

15. [25-538](#) Presentation, discussion, and consideration of Resolution No. 25-29 a resolution of the mayor and city council of the City of Apache Junction, Arizona, approving and authorizing the execution and delivery of a Second Amendment to Amended and Restated District Development, Financing Participation, Waiver and Intergovernmental Agreement for Superstition Vistas Community Facilities District No. 2, and authorizing other actions in furtherance of this resolution whether heretofore or hereafter taken.

Attachments: [Resolution No. 25-29](#)

16. [25-514](#) Consideration of applicants for annual appointments and reappointments for the City of Apache Junction Boards and Commissions. Council interviewed applicants at the October 20th work session and may take this opportunity to fill positions.

Attachments: [B&C- applicants overview](#)

[Board and Commission Members and Terms](#)

K. COUNCIL DIRECTION TO STAFF

This item allows the mayor and city council to direct staff on specifically listed matters.

L. SELECTION OF MEETING DATES, TIMES, LOCATIONS, AND PURPOSES**M. CALL TO PUBLIC**

At this time the public has the privilege to address the council with requests, communications, comments or suggestions relating to city business. All speakers must have already submitted a written "Request to Speak" form to the city clerk no later than the conclusion of the city manager's report portion of the agenda. If there is a group speaking on the same item, they should select a spokesperson. All such remarks shall be addressed to the council as a whole and not to any member thereof. The mayor is authorized to ask a speaker to stop speaking and leave the podium or to adjourn the meeting if anyone becomes disorderly, uncivil, makes personal attacks or continues to speak about items that are not within the jurisdiction of the city after being warned such issues are beyond the jurisdiction of the city to act. The council may not answer questions of the speaker, discuss the matter with one another, but may, at the conclusion: 1) respond to criticism by a speaker; 2) ask the city manager to review a matter; 3) ask the city manager to place the matter on a future agenda. Each speaker must approach the podium, speak into the microphone, provide their name and address. There is a three (3) minute time limit per speaker.

N. ADJOURNMENT

Copies of this agenda and additional information on any of the items listed above may be obtained from the City Clerk's office located at 300 E Superstition Blvd, Apache Junction, AZ 85119, Monday through Thursday from 7:00a-6:00p, excluding holidays.

The City of Apache Junction invites and welcomes people of all abilities to use our programs, sites and facilities. Specific requests may be made by contacting the Human Resources Office at (480) 474-2617 or TDD (480) 983-0095.

The Apache Junction City Council may vote to go into Executive Session for legal advice on any item listed on this agenda pursuant to A.R.S. § 38-431.03(A)(3); this notice is given pursuant to A.R.S. § 38-431.02 to the members of the City Council and the public.