



City of Apache Junction, Arizona

Meeting Minutes 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, September 3, 2024

7:00 PM

City Council Chambers

A. CALL TO ORDER

Mayor Wilson called the meeting to order at 7:10 p.m.

B. INVOCATION AND PLEDGE OF ALLEGIANCE

Councilmember Heck gave the invocation and Vice Mayor Schroeder led the meeting attendees in the Pledge of Allegiance.

C. ROLL CALL

Present: 7 - Mayor Wilson
Vice Mayor Schroeder
Councilmember Nesser
Councilmember Heck
Councilmember Johnson
Councilmember Cross
Councilmember Soller

Staff in Attendance:

Bryant Powell, City Manager
Matt Busby, Assistant City Manager
Jennifer Pena, City Clerk
Joel Stern, City Attorney
Michael Pooley, Police Chief
Ted Wolff, Public Works Director
Pam Harrison, Library Director
Kayla Fulmer, Marketing and Communications Director
Trina Harrison, Capital Improvement Plan Program Manager
Eli Richardson, Management Analyst

D. CONSENT AGENDA

Councilmember Heck moved, seconded by Councilmember Cross to approve the Consent Agenda.

Yes: 7 - Mayor Wilson, Vice Mayor Schroeder, Councilmember Nesser, Councilmember Heck, Councilmember Johnson, Councilmember Cross and Councilmember Soller

No: 0

1. [24-696](#) Consideration of acceptance of agenda.
2. [24-707](#) Consideration of approval of minutes of the special meeting of August 19, 2024.
3. [24-708](#) Consideration of approval of minutes of the regular meeting of August 20, 2024.

E. AWARDS, PRESENTATIONS AND PROCLAMATIONS

F. REGIONAL INTERGOVERNMENTAL UPDATES

4. [24-734](#) Brief summary of intergovernmental updates from mayor and councilmembers.

Councilmember Cross briefly shared comments on his attendance at the Arizona League of Cities and Towns Conference. Vice Mayor Schroder commented on the value of attending this informative Conference, and looks forward to attending again next year. Mayor Wilson shared his experience of attending the Conference and the opportunity to network with other Mayors and Councilmembers regarding challenges other cities are dealing with. He also expressed his thankfulness for the growth in Apache Junction, and the fact he can call Apache Junction his home. Councilmember Nesser expressed her pride in Apache Junction receiving the Standard and Poor Double AA Bond Rating. This is achieved by the Mayor, City Council and Staff all playing a part in doing the right thing!

G. CITY MANAGER'S REPORT

5. [24-735](#) City Manager's Report.

City Manager Bryant Powell shared photos of the Apache Junction booth, set up at the Arizona League of Cities and Towns Conference, and his experience at the event. He, along with the Mayor and Council thanked Kayla Fulmer and the Marketing and Communications Team for the efforts put into this great booth. He also shared an update on the upcoming Neighborhood Meetings beginning soon.

6. [24-694](#) Presentation and discussion with Arizona Water Company president, Fred Schneider.

Arizona Water Company President Fred Schneider introduced topics to be covered by Arizona Water Company staff would include an update on key projects recently completed in Apache Junction, and highlights regarding the Integrated Demand Management Program: One Water/Our Water.

Assistant General Manager James Wilson shared some of the key improvement projects over the past year included the Apache Junction Warehouse and Storage Canopy, the Baseline Arsenic Removal Facility and Emergency Interconnect, collaboration with the City of Apache Junction and the 2-inch services for City Hall, Well No. 14 Pump Replacement, and the addition of the Operations Training Area at the University Tank Site location.

Water Conservation Coordinator Releuca Mielcheswkis shared updates on the Arizona Water Company and Apache Junction Water District joint partnership titled "One Water:Our Water"

Integrated Demand Management Program (IDMP). The Demand Management Program is the next level above a water conservation program. She explained the purpose of this program, and emphasized the importance of water conservation by the end user, the residents, as well as the holistic approach that includes the utility companies in the city. Throughout the year of 2023, twelve (12) public outreach events were completed, and three (3) have been done in 2024. Upcoming events include a 3 part series workshop, to be held at the Apache Junction Library, which will cover water resources on statewide water and regulations presented by the Arizona Department of Water Resources, and the local water resource portfolio presented by Arizona Water and Apache Junction Water District. Other upcoming events that the IDMP will be participating in are the Halloween Event with Parks and Recreation on October 26, 2024, the Painted Sky Park Grand Opening on November 2, 2024, and the Spring 2025 Project Wet Water Festival.

Ms. Mielcheswkis also shared information on other programs currently offered through Arizona Water Company which are the Single Family Residential Toilet Rebate Program, and the Free Water Conservation Kit. More information on these programs can be obtained by visiting the Company's website: www.azwater.com.

Mayor Wilson inquired on the meaning of a Toilet Tank Bank. Ms. Mielcheswkis explained what this is and it is a device included in the Water Conservation Kit.

7. [24-736](#) Announcement of Current Events.

Management Analyst Eli Richardson shared information on the Library Card Sign-up Month through September, and programs being offered to promote this. He also reminded that the recruitment process is on-going through September 15, 2024, for Boards and Commission members. Applications can be completed and submitted through the City's website at www.apachejunctionaz.gov/boards.

H. PUBLIC HEARINGS

I. OLD BUSINESS

J. NEW BUSINESS

8. [24-626](#) Presentation and discussion on contract award to Chasse Building Team for Library restroom remodel, utilizing the 1GPA Cooperative Contract #23-15PV-02, in an amount not to exceed \$135,620.

Library Director Pam Harrison presented the need for this project at the Library restrooms, stating some have not been renovated since 1995, and others which are original to the building from 1986. She explained the details of the project, terms of the contract, and use of Capital Improvements Project Funds in the amount of \$135,620.00.

Council had no questions or comments on this project.

- 9. [24-652](#) Presentation and discussion on contract award to FM Solutions Management for a city facility condition assessment utilizing the City of Phoenix Cooperative Contract No. CON159213-0 in an amount not to exceed \$131,694.00.

Capital Improvement Plan Program Manager Trina Harrison presented a proposal to enter into an agreement with FM Solutions for the purpose of creating a Facility Conditions Assessment Report that identifies the current condition of nineteen (19) city owned facilities. This assessment will be conducted by gathering all existing known documentation for each facility and assessing structural, mechanical, electric, and plumbing systems. The Report will identify any existing deficiencies, necessary improvements, and develop an implementation strategy for improving, repairing, and upgrading the city owned buildings based on a prioritization of equipment and system-wide needs. It will also be used to develop a Capital Improvement Plan by effectively strategizing the maintenance of the existing assets while programming new projects over the next ten years. Ms. Harrison concluded her presentation with stating Staff recommends entering into a contract with FM Solutions in an amount not to exceed \$131,694.00.

Council comments included furnished equipment to the contractor, building floor plans, software costs, inclusion of Rodeo Ground needs, plumbing concerns, location of air handling units, duration of this project and future presentation once project is complete.

All Council comments were addressed by Ms. Harrison and CEO Curtis Slife with FM Solutions.

K. COUNCIL DIRECTION TO STAFF

L. SELECTION OF MEETING DATES, TIMES, LOCATIONS, AND PURPOSES

M. CALL TO PUBLIC

Jim Bannon, 15926 E. Hwy US 60, Site 225, Gold Canyon, AZ commented on the integrity of the Mayor, City Council and Staff, and his frustrations regarding abuse of justice in the system.

N. ADJOURNMENT

Mayor Wilson adjourned the meeting at 7:52 p.m.

ACCEPTED THIS _____ DAY OF _____, 2024, BY THE MAYOR AND CITY COUNCIL OF THE CITY OF APACHE JUNCTION, ARIZONA.

SIGNED AND ATTESTED TO THIS _____ DAY OF _____, 2024.

 WALTER "CHIP" WILSON
 Mayor

ATTEST:

 JENNIFER PEÑA
 City Clerk