

MINUTES OF THE
MARICOPA ASSOCIATION OF GOVERNMENTS
JOINT MAG REGIONAL COUNCIL EXECUTIVE COMMITTEE AND
BUILDING LEASE WORKING GROUP MEETING

July 17, 2006

MAG Offices

302 North 1st Avenue, Phoenix, Arizona

EXECUTIVE COMMITTEE MEMBERS ATTENDING

Mayor James M. Cavanaugh, Goodyear, Chair	Mayor Keno Hawker, Mesa
Mayor Mary Manross, Scottsdale, Vice Chair	Mayor Thomas L. Schoaf, Litchfield Park
* Mayor Joan Shafer, Surprise, Treasurer	Councilmember Peggy Neely, Phoenix
Mayor Steven M. Berman, Gilbert	

BUILDING LEASE WORKING GROUP MEMBERS ATTENDING

Mayor Keno Hawker, Mesa, Chair
Mayor James M. Cavanaugh, Goodyear
* Mayor Ron Clarke, Paradise Valley
Frank Fairbanks, Manager, City of Phoenix

PARTNERING AGENCIES ATTENDING

* Steve Olson, Arizona Municipal Water Users Authority	David Boggs, Valley Metro Rick Simonetta, Valley Metro Rail
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* Not present

Participated by videoconference or telephone conference call

The Roosevelt neighborhood bus tour began at approximately 11:30 a.m. Andie Abkarian narrated the tour. Some points of interest included the 2nd Avenue street scape, the Gold Spot Market, Trinity Cathedral, Latham Residential, Japanese Friendship Garden, Irish Cultural Center and the Roosevelt Row Commons. The proposed project included Copper Point Condominiums, the mixed use homes on 2nd Avenue, 4th Avenue Brownstones, Urban Form Loft Project, Guiding Star Lodge, Portland Place and Artisan Haus 80 unit project.

1. Call to Order

The Executive Committee and Building Lease Working Group meeting was called to order by Chair Cavanaugh at 12:25 p.m. Chair Cavanaugh stated that transit tickets were available from Valley Metro for those using transit to come to the meeting. Parking validation was available from MAG staff for those who parked in the parking garage.

2. Call to the Audience

Chair Cavanaugh noted that according to MAG's public comment process, members of the audience who wish to speak are requested to fill out the public comment cards. He stated that there is a three minute time limit. Public comment is provided at the beginning of the meeting for items that are not on the agenda that are within the jurisdiction of MAG, or non-action agenda items that are on the agenda for discussion or information only. Chair Cavanaugh stated that there were no public comment cards received.

3. Update on the Regional Office Building

_____ Ms. McClafferty provided an update on the regional office building. She stated that at the last meeting on June 12, 2006, the Executive Committee and BLWG approved entering into contracts for financial advisory and bond counsel service. In addition, the Committee authorized the Executive Director to sign a letter of indemnification with Kaye/Ryan for an amount not to exceed \$200,00 for pre-development costs, including preliminary architectural and interior design and structural engineering services. Ms. McClafferty reported that there have been ongoing communications with the Roosevelt Neighborhood, the Phoenix Downtown Partnership and the Phoenix Community Alliance. She noted that a letter was sent to the Neighborhood Association to introduce the project and the four regional agencies. The letter explained the purpose of each agency and how they would like to continue being part of the neighborhood. Ms. McClafferty reported that the contracts are being finalized and that schematic design meetings on the shell have begun.

Ms. McClafferty stated that a "meet and greet" was held on July 7, 2006 to introduce the partnering agencies and the consultants who will be working together on this project. She noted that staff has been working with partnering agencies to gather information for the developer and architects, such as: agency security, parking and IT needs. Initial meetings with the interior architect, FoRM Design, are being set with partnering agencies to discuss their space. In addition, bi-weekly meetings are being held with the developer, Ryan Companies, the architect, RNL, and land owner, David Kaye, on the progress of the project. Ms. McClafferty introduced Jay Tubbs from Ryan Companies to provide an update on the progress of the site.

Mr. Tubbs stated that they are in the process of acquiring a survey of the land and a soil report. He noted that the idea of a Charrette is being discussed. This Charrette will focus on the placement of the building on the site, the building massing, and various concepts. Rick Simonetta stated that subgrade development presents a cost issue. Mayor Berman asked the cost of the land. Mr. Tubbs replied that it is a package deal and the land is included in the building cost. Chair Cavanaugh thanked Mr. Tubbs for his update.

4. Adjournment of the Building Lease Working Group

_____ Mayor Manross moved to adjourn the Building Lease Working Group meeting. Frank Fairbanks seconded, and the motion carried unanimously.

5. Approval of the June 12, 2006 Executive Committee Meeting Minutes

Mayor Manross moved to approve the June 12, 2006 Executive Committee minutes. Councilmember Neely seconded, and the motion carried unanimously.

6. Desert Peaks Event

Denise McClafferty stated that the Desert Peaks Awards event is to honor individuals and partnerships that have demonstrate a commitment to regionalism. She noted that in October 2003, the MAG Regional Council approved restructuring the Desert Peaks Awards event. The past two events have been reception style and held at the Arizona Club. This years event was held on June 28, 2006. Ms. McClafferty reported that 29 nominations in five categories were received. She also noted that approximately 220 people attended the event. The total cost of the event, less the \$15,500 in sponsorship, was approximately \$18,000. This is approximately \$3,000 less than 2004 event.

Ms. McClafferty stated that surveys were distributed so that we could obtain feedback on the event. She noted that between the surveys (20 received) and general comments attendees enjoyed the food and networking, liked the displays and the awards, and thought the length of the program was appropriate. The surveys and comments also reflected that the room was not large enough and the temperature was very warm and uncomfortable. Ms. McClafferty noted that survey respondents appreciated the view, but the sun was in people's eyes and the lighting was bad for the PowerPoint presentation. There were also requests for assigned seating, specifically for award recipients. Ms. McClafferty noted that based on comments received, staff is recommending that other facilities be considered for the next Desert Peaks event and that seating is assigned for at least the award recipients.

Mayor Manross stated that she agreed with the comments and the recommendations. Councilmember Neely suggested the Phoenix Convention Center as a possible facility and provided a contact person. Chair Cavanaugh thanked Ms. McClafferty for the update.

7. Transportation Construction Challenges and Potential Policy Issues

_____ Dennis Smith stated that in March 2006, the Executive Committee met with the leadership of the other Arizona Councils of Governments to discuss growth challenges, including transportation issues. He reported that the group agreed on a follow-up meeting to be held in August at the League of Arizona Cities and Towns Annual Conference in Tucson. The Arizona COG Director's met on June 30th to discuss the topics to be addressed. Since the March meeting, the Arizona Chamber of Commerce sponsored the Arizona's Transportation Acceleration Summit that explored accelerating the highway system on a statewide basis. Mr. Smith noted that to consider accelerating transportation needs, several construction challenges and policy issues need to be addressed. He stated that the delivery of Proposition 400 is number one. He noted that there are issues in the Valley with cement, asphalt and rail, and that the Arizona Department of Transportation (ADOT) currently has serious human resources issues. Mr. Smith noted that there is mutual concern regarding the gateway routes. Mayor Manross stated that even if we had additional funding sources, it would still be extremely difficult to move faster due to the shortages in material. Eric Anderson agreed that if the funding was available, we would still need the

necessary cement. He also noted that rail is a big issue, higher bids continue, as well as a shortage in supplies. Mr. Anderson stated that the Associated General Contractors (AGC) and ADOT are looking at clauses in construction contracts to adjust for higher or lower prices for certain materials. This type of clause would reduce the cost risk faced by contractors, and could result in more bidding competition and lower bids. Chair Cavanaugh asked what is the driver. Mr. Smith explained that I-17 by Anthem is in the 4th Phase and there is pressure from the business community to accelerate this project. He noted that even if the funding is available, it might be difficult to deliver because of the shortages in commodities. Chair Cavanaugh asked if this was something to discuss at the Council of Governments (COG) meetings. Mr. Smith replied that the COGs could discuss transportation issue as they relate to the state and connectivity between major areas, such as Maricopa, Pima and Pinal Counties. Eric Anderson addressed that ADOT has issues regarding their pay plan and resources. Also, ARS 28-7102 requires ADOT to acquire right-of-way for new freeway corridors within a 24-month period after adoption into the state highway system or the departments could face legal action for inverse condemnation. Mayor Manross stated that these issue should be presented at the League meeting. She expressed her concern about the process being followed. Mr. Smith noted the importance of following the Plan as it was unanimously voted on by committees and approved by the voters. He also noted that it also has a 20-Year Life Cycle Program. Councilmember Neely stated that she agrees that we need to stick to the Plan. She also noted the importance of finding the resources we need to do the job, such as staff at ADOT. Mayor Manross asked if appealing to the Legislature would help. She noted that we could work together to get the job done. Mr. Smith stated that there should be a strategy on who takes the lead. It would be better for cities to take the lead on right-of-way.

8. River of Trade Corridor Coalition

Dennis Smith stated that the River of Trade Corridor Coalition's (ROTCC) goal is to examine ways to alleviate congestion while protecting and expanding the economic vitality of current roadways. He noted that MAG was invited to become a member of the ROTCC, which currently has more than 200 members spanning across nine states. Mr. Smith stated that ROTCC plans to work with the Federal Government to have the River of Trade Corridor identified as one of the three to five major growth corridors that will be established as part of the National Strategy and have the trade corridor designate as a Congressional High Priority Transportation Corridor. He noted that the problem is that the I-10 segment from Los Angeles to Phoenix to Texas is currently not designated as a high priority corridor. He added that MAG was requested to sponsor a ROTCC meeting that would potentially cost \$7,000. Mr. Smith stated that there is a ROTCC quarterly meeting in Irving, Texas, and suggested that a representative from this region attend. In addition, MAG could work with the Intergovernmental representatives to discuss the issues identified by the ROTCC with Arizona state and federal legislators.

Mayor Manross suggested that we wait until we learn more from this meeting before we make the decision to join or not. Chair Cavanaugh agreed and suggested that we put this item on the agenda for September. He also added that it could be a discussion topic for the COG meeting in August. Chair Cavanaugh thanked Dennis for the update.

10. Amendment to the FY 2007 MAG Unified Planning Work Program and Annual Budget to Include Funding from the Governor's Office

This item was taken out of order. Amy St. Peter reported that on July 7, 2006, MAG was notified that the Governor's Office provided MAG \$43,825 in Innovative Grant funding to further the activities of the MAG Human Services Division. She noted that these funds will support the development and distribution of a resource list for youth about domestic violence as addressed in the FY 2007 MAG Unified Planning Work Program and Annual Budget. Ms. St. Peter thanked Mayor Manross for her help with the focus group. She stated that the Youth Empowerment Project (YEP) was developed on the basis of fourteen focus groups with more than 150 youth from across the Valley. Ms. St. Peter thanked the MAG Regional Domestic Violence Council and the MAG Human Service Coordinating Committee's Youth Policy Stakeholders Group for their joint effort.

____ Mayor Manross thanked MAG staff for their outstanding efforts on this project. She stated that she was impressed by the youth's eagerness to educated peers on the negative impact of domestic violence.

Mayor Manross moved to approve an amendment to the FY 2007 MAG Unified Planning Work Program and Annual Budget to include funding in the amount of \$43,825 from the Governor's office for the MAG Human Service Division. Mayor Steve Berman seconded, and the motion carried unanimously

9. Adjournment

Mayor Cavanaugh moved to adjourn the Executive Committee meeting. Mayor Manross seconded, and the motion carried unanimously.

There being no further business, the meeting was adjourned at 1:20 p.m.

Chair

Secretary