



City of Yuma City Council Meeting Agenda

Wednesday, May 7, 2025

5:30 PM

Yuma City Hall Council Chambers
One City Plaza, Yuma

Notice is hereby given, pursuant to Resolution R2015-047 that one or more members of the Yuma City Council may participate in person or by telephonic, video or internet conferencing. Voting procedures will remain as required by the Yuma City Charter and other applicable laws.

Those wishing to speak on an agenda item or during Call to the Public must complete a Speaker Request Form prior to the start of the meeting. Speaker Request Forms can be found on the City's website, in the Clerk's Office, as well as in the Council Chambers.

"Call to the Public" comments are limited to non-agenda items that pertain to City business under the authority and legislative functions of the City Council. The total time for "Call to the Public" is limited to 30 minutes.

Speaker Request Forms should be submitted to City clerk staff prior to the start of each meeting. All speakers, whether speaking on an agenda item or during "Call to the Public" are provided 3 minutes, with no more than 5 speakers permitted per topic/issue.

City Council Worksessions and Regular City Council Meetings can be viewed through the following platforms:

- Cable – Meetings are broadcast live on Spectrum Cable Channel 73.
- Live Stream – Residents can watch meetings on their computer or mobile device at www.yumaaz.gov/telvue. Previous Council meetings are also available on-demand.
- Virtual – Residents can watch meetings via Teams on their computer or mobile device at www.yumaaz.gov/publicmeetings. Click on "Calendar" then select the City meeting and click "Join".

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

FINAL CALL

Final call for submission of Speaker Request Forms for agenda related items.

ROLL CALL

PRESENTATIONS

- Reading of Proclamation: National/International Water Safety Month
- Reading of Proclamation: Tourism Week
- Reading of Proclamation: Motorcycle Awareness Month

I. MOTION CONSENT AGENDA

All items listed on the Motion Consent Agenda will be considered and enacted with one motion. There will be no separate discussion of these items unless a Councilmember so requests. In which event, the item will be removed from the Motion Consent Agenda and the vote or action may be taken separately.

A. Approval of minutes of the following City Council meeting(s):

1. [MC 2025-065](#) **Regular Council Meeting Draft Minutes February 19, 2025**
Attachments: [2025 02 19 RCM Minutes](#)
2. [MC 2025-066](#) **Special Worksession/Council Retreat Draft Minutes March 24, 2025**
Attachments: [2025 03 24 SWS Retreat](#)
3. [MC 2025-067](#) **Special Worksession/Council Retreat Draft Minutes March 25, 2025**
Attachments: [2025 03 25 SWS Retreat](#)
4. [MC 2025-068](#) **Regular Council Meeting Draft Minutes April 2, 2025**
Attachments: [2025 04 02 RCM Minutes](#)

B. Executive Sessions

Executive Sessions may be held at the next regularly scheduled Special Worksession, Regular Worksession and City Council Meeting for personnel, legal, litigation and real estate matters pursuant to A.R.S. § 38-431.03 Section A(1), (3), (4), and (7). (City Attorney)

C. Approval of staff recommendations:

1. [MC 2025-057](#)**Liquor License: EZ Shop Market**

Approve a Series #09: Liquor Store Liquor License application submitted by Marven Rahim, agent for EZ Shop Market located at 1334 S. 4th Avenue. (LL25-05) (City Administration/City Clerk) (Lynda L. Bushong)

Attachments:

[1. MAP Liquor License: EZ Shop Market](#)

2. [MC 2025-058](#)**Liquor License: The First Round**

Approve a Series #07: Beer and Wine Bar/Location Transfer Liquor License application submitted by Paul Varela, agent for The First Round located at 333 S. Main Street. (LL25-06) (City Administration/City Clerk) (Lynda L. Bushong)

Attachments:

[1. MAP Liquor License: The First Round](#)

3. [MC 2025-059](#)**Liquor License: FFranco, LLC DBA Sunshine Market & Liquor**

Approve a Series #09S: Liquor Store with Sampling Privileges Liquor License application submitted by Faris Makou, agent for FFranco, LLC DBA Sunshine Market & Liquor located at 1997 S. Ave B. (LL25-01S) (City Administration/City Clerk) (Lynda L. Bushong)

Attachments:

[1. MAP Liquor License: FFranco, LLC DBA Sunshine Liquor & Market](#)

4. [MC 2025-061](#)**Request for Qualifications Award: Architect and Engineering Services for Safe Streets for All**

Authorize the City Administrator to execute a professional services contract for Architect and Engineering Services for Safe Streets for All (SS4A) at a total cost of \$600,000, to Kimley-Horn and Associates, Mesa, Arizona. (Engineering-RFQ-25-156) (Dave Wostenberg/Robin Wilson)

5. [MC 2025-062](#)**Hazardous Waste Transport and Disposal**

Award a one year contract to the lowest qualified bidder for Hazardous Waste Transport and Disposal with the option to renew for four additional one-year periods, one period at a time, depending on the appropriation of funds and satisfactory performance for an estimated annual expenditure of \$110,000.00, to the following firm: Clean Harbors Environmental Services, Inc., Norwell, Massachusetts (Public Works-RFB-25-295) (Joel Olea/Robin R. Wilson)

II. RESOLUTION CONSENT AGENDA

All items listed on the Resolution Consent Agenda will be considered and enacted with one motion. There will be no separate discussion of these items unless a City Councilmember so requests or a Speaker Request Form has been submitted. In which event, the item will be removed from the Resolution Consent Agenda and the vote or action may be taken separately.

1. [R2025-033](#) **Intergovernmental Agreement: Somerton School District No. 11**

Authorize an Intergovernmental Agreement (IGA) with Somerton School District No. 11 (District) to jointly use a school safety interoperability system. (Information Technology) (Jeremy W. Jeffcoat).

Attachments:

[1. RES IGA: Somerton School District No. 11](#)

[2. AGMT IGA: Somerton School District No. 11](#)

2. [R2025-034](#) **Intergovernmental Agreement: Arizona Department of Transportation - South Frontage Rd. and Avenue 10E Project**

Authorize the City Administrator to execute an Intergovernmental Agreement (IGA) with the Arizona Department of Transportation for scoping services on the South Frontage Rd and Avenue 10E Project. This is a Highway Safety Improvement Program (HSIP) funding project. (Engineering) (David Wostenberg)

Attachments:

[1. RES IGA: ADOT for S. Frontage Rd-Ave 10E Scoping Project](#)

[2. AGMT IGA: ADOT for S. Frontage Rd-Ave 10E Scoping Project](#)

3. [R2025-035](#) **Intergovernmental Agreement: Arizona Department of Transportation - Install Three Pedestrian Hybrid Beacon Crossings**

Authorize the City Administrator to execute an Intergovernmental Agreement (IGA) with Arizona Department of Transportation for scoping services to install three pedestrian Hybrid Beacon Crossings. This is a Highway Safety Improvement Program Funding (HSIP) project. (Engineering) (Dave Wostenberg)

Attachments:

[1. RES IGA: ADOT Application for 3 Hybrid Beacons](#)

[2. AGMT IGA: ADOT Application for 3 Hybrid Beacons](#)

4. [R2025-036](#)**Intergovernmental Agreement: Arizona Department of Transportation - Avenue B and 3rd Street Traffic Signal Project**

Authorize the City Administrator to execute an Intergovernmental Agreement (IGA) with the Arizona Department of Transportation for scoping services on the Avenue B and 3rd Street Traffic Signal Project. This is a Highway Safety Improvement Program (HSIP) funding project. (Engineering) (David Wostenberg)

Attachments:[1. RES IGA: ADOT for Ave B and 3rd St Traffic Signal Project](#)[2. AGMT IGA: ADOT for Ave B and 3rd St Traffic Signal Project](#)5. [R2025-037](#)**Intergovernmental Agreement: Arizona Department of Transportation - Intersection of 32nd Street and Cielo Verde Drive Project**

Authorize the City Administrator to execute an Intergovernmental Agreement (IGA) with the Arizona Department of Transportation to scope a safety countermeasure to install a traffic signal at the intersection of 32nd Street and Cielo Verde Drive. This is a Highway Safety Improvement Program (HSIP) funding project. (Engineering) (David Wostenberg)

Attachments:[1. RES IGA: ADOT for 32nd St and Cielo Verde Dr.](#)[2. AGMT IGA: ADOT for 32nd St and Cielo Verde Dr.](#)6. [R2025-038](#)**Intergovernmental Agreement: Arizona Department of Transportation - Redondo Center Drive between 16th Street and I-8 Ramp Project**

Authorize the City Administrator to execute an Intergovernmental Agreement (IGA) with the Arizona Department of Transportation to scope a safety countermeasure (Project) to realign the curves on Redondo Center Drive between 16th Street and I-8 Ramp. (Engineering) (David Wostenberg)

Attachments:[1. RES IGA: ADOT for Redondo Center Dr, 16th St to I-8 Ramp](#)[2. AGMT IGA: ADOT for Redondo Center Dr, 16th St to I-8 Ramp](#)

7. [R2025-039](#)**Order Improvements: Municipal Improvement District No. 128
Desert Sands Units 4-6 Subdivision**

Order Improvements for Municipal Improvement District (MID) No. 128 to serve Desert Sands Units 4-6 Subdivision, to maintain landscaping improvements within, near and adjacent to the retention and detention basins and parkings and parkways and related facilities together with appurtenant structures (Landscape Improvements); declaring the Landscape Improvements to be of more than local or ordinary benefit, and that the costs of the Landscape Improvements for MID No. 128 shall be assessed upon the properties in MID No. 128 according to acreage; providing that the proposed Landscape Improvements shall be performed in accordance with Arizona Revised Statutes (A.R.S.) Title 48, Chapter 4, Article 2. (Planning & Neighborhood Svc./Community Planning) (Alyssa Linville)

Attachments:[1. RES Order of Improvements MID 128: Desert Sands Units 4-6](#)[2. EXH A Order of Improvements MID 128: Desert Sands Units 4-6](#)8. [R2025-040](#)**Order Improvements: Municipal Improvement District No. 131
Villa Serena Unit No. 2 Subdivision**

Order Improvements for Municipal Improvement District (MID) No. 131 to serve Villa Serena Unit No. 2 Subdivision, to maintain landscaping improvements within, near and adjacent to the retention and detention basins and parkings and parkways and related facilities together with appurtenant structures (Landscape Improvements); declaring the Landscape Improvements to be of more than local or ordinary benefit, and that the costs of the Landscape Improvements for MID No. 131 shall be assessed upon the properties in MID No. 131 according to acreage; providing that the proposed Landscape Improvements shall be performed in accordance with Arizona Revised Statutes (A.R.S.) Title 48, Chapter 4, Article 2. (Planning & Neighborhood Svc./Community Planning) (Alyssa Linville)

Attachments:[1. RES Order Improvements MID No. 131: Villa Serena Unit No. 2 Subdivision](#)[2. EXH A Order improvements MID 131: Villa Serena Unit No. 2 Subdivision](#)

9. [R2025-041](#)**Intent to Create Municipal Improvement District No. 132: Butler Estates Unit 2 Subdivision**

Approve the creation of Municipal Improvement District (MID) No. 132 to serve Butler Estates Unit 2 Subdivision located at the southwest corner of E. 37th Street and S. Avenue 10E. (Planning and Neighborhood Services/Community Planning)(Alyssa Linville)

Attachments:[1. RES Intent to Create MID No. 132: Butler Estates Unit 2 Subdivision](#)[2. EXH A Intent to Create MID No. 132: Butler Estates Unit 2 Subdivision](#)10. [R2025-042](#)**Intent to Create Municipal Improvement District No. 133: Kahuna Estates**

Approve the creation of Municipal Improvement District (MID) No. 133 to serve Kahuna Estates located at the southwest corner 24th Street and 33rd Drive (Planning and Neighborhood Services/Community Planning)(Alyssa Linville)

Attachments:[1. RES Intent to Create MID No. 133: Kahuna Estates](#)[2. EXH A Intent to Create MID No. 133: Kahuna Estates](#)11. [R2025-043](#)**Intent to Create Municipal Improvement District No. 134: Butler Estates Unit 1 Subdivision**

Approve the creation of Municipal Improvement District (MID) No. 134 to serve Butler Estates Unit 1 Subdivision located at the southwest corner of E. 36th Street and S. Avenue 10E. (Planning and Neighborhood Services/Community Planning)(Alyssa Linville)

Attachments:[1. RES Intent to Create MID No. 134: Butler Estates Unit 1 Subdivision](#)[2. EXH A Intent to Create MID No. 134: Butler Estates Unit 1](#)12. [R2025-044](#)**Preannexation Development Agreement: 9485 E. Stetson Street**

Authorize a Preannexation Development Agreement for the property located at 9485 E. Stetson Street. (Planning and Neighborhood Services/Community Planning) (Alyssa Linville)

Attachments:[1. RES PDA: 9485 E. Stetson Street](#)[2. AGR PDA: 9485 E. Stetson Street](#)13. [R2025-045](#)**Lease Agreement: 1610 South Maple Avenue**

Authorize the City of Yuma to enter into a 3-year lease agreement with a new tenant at 1610 South Maple Avenue. (City Administration/Attorney) (Jay Simonton/Richard Files)

Attachments:[1. RES Lease: 1610 S. Maple Avenue](#)[2. AGMT Lease: 1610 S. Maple Avenue](#)

14. [R2025-046](#)**Memorandum of Understanding: Federal Bureau of Investigation**

Approve a Memorandum of Understanding (MOU) with the Federal Bureau of Investigation (FBI) to allow participation in the Joint Terrorism Task Force. (Police/ Administration) (Thomas Garrity)

Attachments:[1. RES Memorandum of Understanding: FBI](#)[2. AGMT Memorandum of Understanding: FBI](#)15. [R2025-047](#)**Economic and Historic Downtown Redevelopment Agreement: Hotel San Carlos of Yuma L.L.C**

Approve the Economic and Historic Downtown Redevelopment Agreement (Development Agreement) for the sale of the historic San Carlos Hotel and payment of \$300,000 to the City of Yuma. (City Attorney's Office) (Richard Files)

Attachments:[1. RES Hotel San Carlos of Yuma L.L.C. Development Agreement](#)[2. AGMT Hotel San Carlos of Yuma L.L.C. Development Agreement](#)**III. INTRODUCTION OF ORDINANCES**

The following ordinance(s) is presented to the City Council for introduction. No vote or action by the City Council is necessary. However, the City Council may, at its option, vote or take action where appropriate. Ordinances given introduction are generally presented to the City Council for adoption at the next Regular City Council meeting.

1. [O2025-013](#)**Grant of Easement: 7th Street alignment between 21st Avenue and 24th Avenue**

Upon payment of the purchase price, authorize the City Administrator to sign and record the Grant of Easement described below. (Engineering) (David Wostenberg)

Attachments:[1. ORD Grant of Easement: Cafe Main Street](#)[2. DEED Grant of Easement: Cafe Main Street](#)2. [O2025-014](#)**Right-of-Way Vacation: 28th Street**

Vacate 28th Street right-of-way to Top Quality Products, LLC, a Delaware limited liability company. (Engineering) (David Wostenberg)

Attachments:[1. MAP Right-of-Way Vacation 28th Street](#)[2. ORD Right-of-Way Vacation 28th Street](#)

IV. PUBLIC HEARING AND RELATED ITEMS

1. [O2025-015](#)

Rezoning of Property: Near the Southeast Corner of Avenue 9E and 24th Street

The Planning and Zoning Commission recommends denial of this rezone request by a vote of 4-2. Public comment will be taken at the public hearing on May 7, 2025. (Planning and Neighborhood Services/Community Planning) (Alyssa Linville)

Attachments:

[1. P&Z RPT: Rezoning near the SEC of Avenue 9E & 24th Street](#)

[2. Rezoning Concerns: Rezoning near the SEC of Avenue 9E & 24th Street](#)

[3. 2025 Patagonia Proposed Site Plan: Rezoning near the SEC of Avenue 9E & 24th Street](#)

[4. 2015 Patagonia Site Plan: Rezoning near the SEC of Avenue 9E & 24th Street](#)

[5. ORD: Rezoning near the SEC of Avenue 9E & 24th Street](#)

V. BUDGET DISCUSSION

Discussion and questions by City Council relating to the proposed FY2026 Budget

VI. ANNOUNCEMENTS AND SCHEDULING

Discussion and possible action on the following items:

1. Announcements:

City Council report on meetings/events attended – City Council report on issues discussed in meetings/events attended by a City Council representative in their official capacity as the City's representative during the period of April 17, 2025 through May 7, 2025. City Council questions regarding the update must be limited solely for clarification purposes. If further discussion is warranted, the issue will be added to a future agenda for a detailed briefing.

City Council report of upcoming meetings.

City Council request for agenda items to be placed on future agendas.

2. Scheduling:

Motion to schedule future City Council meetings pursuant to Arizona Revised Statutes Section 38-431.02 and the Yuma City Code, Chapter 30.

VII. SUMMARY OF CURRENT EVENTS

This is the City Administrator's opportunity to give notice to the City Council of current events impacting the City. Comments are intended to be informational only and no discussion, deliberation or decision will occur on this item.

VIII. CALL TO THE PUBLIC

Members of the public may address the City Council on matters within City Council's authority and jurisdiction that are not listed on the agenda during the "Call to the Public" segment of the meeting. All speakers must complete a Speaker Request Form and submit it to City Clerk staff no later than the "Final Call for Speaker Request Forms" is made at the beginning of each meeting.

IX. EXECUTIVE SESSION

An Executive Session may be called during the public meeting for the purpose of receiving legal advice for items on this agenda pursuant to A.R.S. Section 38-431.03 A (1, 3, 4 and/or 7) and the following items:

- A. Discussion, consultation with and/or instruction to legal counsel concerning potential litigation. (A.R.S. §38-431.03 A3, A4 & A7)
- B. Discussion, consultation with and/or instruction to legal counsel regarding the railroad crossing at 9E. (A.R.S. §38-431.03 A3 & A4)
- C. Discussion, consultation with and/or instruction to legal counsel regarding the potential sale of real property. (A.R.S. §38-431.03 A3, A4 & A7)

ADJOURNMENT

In accordance with the Americans with Disabilities Act (ADA) and Section 504 of the Rehabilitation Act of 1973, the City of Yuma does not discriminate on the basis of disability in the admission of or access to, or treatment or employment in, its programs, activities, or services. For information regarding rights and provisions of the ADA or Section 504, or to request reasonable accommodations for participation in City programs, activities, or services contact: ADA/Section 504 Coordinator, City of Yuma Human Resources Department, One City Plaza, Yuma, AZ 85364-1436; (928) 373-5125 or TTY (928) 373-5149.