



**PLEASE SILENCE ALL ELECTRONIC COMMUNICATION DEVICES. THANK YOU.**

**NOTICE OF POSSIBLE QUORUM OF THE CITY OF BUCKEYE PLANNING AND ZONING COMMISSION OR OTHER COUNCIL APPOINTED BOARD: PLEASE NOTE THAT THERE MAY BE A QUORUM PRESENT BUT THERE WILL BE NO VOTING TAKING PLACE BY THE CITY PLANNING AND ZONING COMMISSION OR OTHER COUNCIL APPOINTED BOARD AT THIS MEETING.**

**CITY OF BUCKEYE  
REGULAR COUNCIL MEETING  
MAY 19, 2026  
AGENDA**

**City Council Chambers  
530 East Monroe Avenue  
Buckeye, AZ 85326  
6:00 p.m.**

**The doors will be open to the public at least 15 minutes prior to the start time of the meeting.**

*Accessibility for all persons with disabilities will be provided upon request. Please telephone your accommodation request (623) 349-6911, 72 hours in advance if you need a sign language interpreter or alternate materials for a visual or hearing impairment.*

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*Voting Members will either attend in person or by telephone conference call or video presentation. Items listed may be considered in any order.*

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**Pursuant to A.R.S. § 38-431.03(A)(3) the Council may, by majority vote, recess or adjourn to executive session at one or more times during the meeting, as needed to confer with the City Attorney for legal advice regarding any item listed on this agenda.**

- 1. Call to Order/Invocation/Pledge of Allegiance/Roll Call**
- 2. Comments from the Public- Members of the audience may comment on any non-agenda item of interest.**
- 3. Awards/Presentations/Proclamations**
- 3.A** The Buckeye Youth Council will provide a summary of their trip to Washington D.C. for the National League of Cities Conference.
- 4. CONSENT AGENDA ITEMS / NEW BUSINESS**  
*Approval of items on the Consent Agenda - All items with an (\*) are considered to be routine matters and will be enacted by one motion and vote of the City Council. There will be no separate discussion of these items unless a Council member requests. This section may include the approval of Minutes from previous meetings.*

- \*4.A** Council to take action on the request for a new Series 09 (Liquor Store) and Sampling Privilege Liquor License (Application No. 394538) for Safeway #370, located at 1535 North Verrado Way in Buckeye.

Summary: Safeway #370 is requesting approval for a Series 09 (Liquor Store) and Sampling Privilege Liquor License Application for their business located at 1535 North Verrado Way in Buckeye. The application and public notice were legally posted and the application has been reviewed and approved by required departments. A sampling privilege liquor license permits certain licensed retail establishments to offer complimentary samples of alcoholic beverages to customers on their premises, under specific conditions.

Staff Liaison: Lucinda Aja, City Clerk, laja@buckeyeaz.gov, (623) 349-6911

- \*4.B** Council to take action on the request for a new Series 010 (Beer and Wine Store) Liquor License (Application No. 380712) for Carioca Shell #14, located at 25530 West Southern Avenue in Buckeye.

Summary: Carioca Shell #14 is requesting approval for a Series 010 (Beer and Wine Store) Liquor License Application for their business located at 25530 West Southern Avenue in Buckeye. The application and public notice were legally posted and the application has been reviewed and approved by required departments.

Staff Liaison: Lucinda Aja, City Clerk, laja@buckeyeaz.gov, (623) 349-6911

- \*4.C** Council to take action on the April 21, 2026 Council Workshop Minutes and April 21, 2026 Regular Council Meeting Minutes.

Summary: Minutes of all Council meetings are drafted in accordance with Arizona's Open Meeting Law, are reviewed and approved by Council at a future meeting and then filed with the City's permanent records. All approved meeting minutes are posted on the City's website and maintained in the Office of the City Clerk.

Staff Liaison: Summer Stewart, Deputy City Clerk, sstewart@buckeyeaz.gov, (623) 349-6914

- \*4.D** Council to take action on Resolution No. 27-26 approving the Tentative Budgets of the Street Lighting Improvement Districts for the fiscal year 2027 beginning July 1, 2026, and ending June 30, 2027, setting a hearing date for the budgets and establishing the annual assessment.

Summary: Street Lighting Improvement Districts (SLIDs) are established with the approval of the City Council. The Council serves as the Governing Board of the SLID and the City administers the operations of the SLID which are for the purpose of operating and maintaining street lighting located within the SLID. By Arizona law, SLIDs cannot incur debt. The assessment is imposed on each property within the District and is collected through the Maricopa County property tax system. The projected amount for revenues and expenditures, for all SLIDs, is \$727,700 for fiscal year 2027.

Staff Liaison: Larry Price, Special Districts Manager, lprice@buckeyeaz.gov, (623) 349-6164

- \*4.E** Council to take action to ratify and approve the submission of a \$670,000 grant application under the "Fiscal Year 2024 & 2025 Building Resilient Infrastructure and Communities" grant opportunity to the Arizona Department of Emergency and Military Affairs through the United States Department of Homeland Security, with a federal grant request of \$502,500, with an in-kind match from the City of Buckeye of \$167,500; and authorize and direct the Mayor, City Manager, City Attorney, and City Clerk to take all steps necessary to cause the execution and delivery, and carry out the purpose and intent of, said application.

Summary: Buckeye seeks to address current community wildfire risks by submitting a grant

application to support the removal of fire fuel vegetation to mitigate the risk of wildfire in the White Tank Mountain Range, which borders the master-planned community of Verrado. The grant request is \$502,500, with a required in-kind match from the City. If awarded, the grant covers a 24-month period.

Staff Liaison: Rob Roach, Grant Program and Procurement Manager, [rroach@buckeyeaz.gov](mailto:rroach@buckeyeaz.gov), (623) 349-6165

- \*4.F** Council to take action to ratify and approve the submission of a \$15,500,000 grant application under the “Fiscal Year 2024 & 2025 Building Resilient Infrastructure and Communities” grant opportunity to the Arizona Department of Emergency and Military Affairs through the United States Department of Homeland Security for the design and construction of a flood prevention earthwork ring levee around the Central Wastewater Reclamation Facility, with a federal grant request of \$11,625,000, and a local match of \$3,875,000 from the City of Buckeye; and authorize and direct the Mayor, City Manager, City Attorney and City Clerk to take all steps necessary to cause the execution and delivery, and carry out the purpose and intent, of said application.

Summary: Buckeye seeks to address current flood risks at the Central Wastewater Reclamation Facility by submitting a grant application to support the design and construction of a flood prevention earthwork ring levee around the facility. The grant request is \$11,625,000, with a required \$3,875,000 match from the City. If awarded, the grant covers a 36-month period.

Staff Liaison: Rob Roach, Grant Program and Procurement Manager, [rroach@buckeyeaz.gov](mailto:rroach@buckeyeaz.gov), (623) 349-6165

- \*4.G** Council to take action to ratify and approve the submission of a \$27,206,982 grant application under the “Fiscal Year 2024 & 2025 Building Resilient Infrastructure and Communities” grant opportunity to the Arizona Department of Emergency and Military Affairs through the United States Department of Homeland Security for Buckeye downtown flood mitigation, with a federal grant request of \$20,405,236, and a local match of \$6,801,746 from the City of Buckeye; and, authorize and direct the Mayor, City Manager, City Attorney, and City Clerk to take all steps necessary to cause the execution and delivery, and carry out the purpose and intent, of said application.

Summary: Buckeye seeks to address current flood risks within the historic Downtown Buckeye area by submitting a grant application to support the design and construction of a flood control system. The grant request is \$20,405,236, with a required \$6,801,746 match from the City of Buckeye. If awarded, the grant covers a 36-month period.

Staff Liaison: Rob Roach, Grant Program and Procurement Manager, [rroach@buckeyeaz.gov](mailto:rroach@buckeyeaz.gov), (623) 349-6165

- \*4.H** Council to take action on Resolution No. 45-26 approving the Intergovernmental Agreement between the City of Buckeye, City of Avondale, City of Goodyear, and Maricopa County to continue operating the West Valley Sex Trafficking Task Force.

Summary: This Intergovernmental Agreement (IGA) continues the partnership between the City of Buckeye, the City of Avondale, the City of Goodyear, and the Maricopa County Sheriff's Office to operate the West Valley Sex Trafficking Task Force. The Task Force was originally established in 2023 and is designed to strengthen regional efforts to identify and rescue victims of sex trafficking, hold offenders accountable, and coordinate victim centered services. The IGA formalizes collaboration among participating law enforcement agencies to conduct investigations, share resources, and provide specialized training related to human and sex trafficking. It outlines responsibilities for each agency and ensures a coordinated, consistent regional response.

Staff Liaison: Robert Sanders, Police Chief, [rsanders@buckeyeaz.gov](mailto:rsanders@buckeyeaz.gov), (623) 349-6430

- \*4.I** Council to take action on Resolution No. 48-26 approving the Telecommunications Facilities Ground Lease Agreement and Memorandum of Option to Lease, between the City of Buckeye, as Lessor, and VB BTS III, LLC, a Delaware limited liability company, as prospective Lessee, for a Ground Lease at Sundance Crossings Center, and authorizing the City Manager to execute and deliver said Ground Lease and Memorandum of Option to Lease on behalf of the City of Buckeye; and further, to authorize the City Manager to execute and deliver the Memorandum of Lease for recording on behalf of the City of Buckeye, upon Lessee's timely exercise of its option under the Memorandum of Option to Lease.

Summary: On May 3, 2013, the City purchased the Sundance Crossing Shopping Center at Yuma Road and Dean Road (the Center). A Telecommunications Facilities Ground Lease Agreement (Ground Lease) has been negotiated between the City and VB BTS III, LLC, herein referred to as Vertical Bridge, for the construction, operation, and maintenance of a wireless communications tower, intended to provide space for cellular carriers to affix antennae and provide coverage in the vicinity of the Center where the tower will be constructed. The initial lease term is five years followed by four automatic renewal terms of five years each, then followed by three conditional renewal terms, each also five years long, for a total of forty years. The City will receive an initial payment of \$6,000 for the option and, if Vertical Bridge exercises its option to lease, \$22,000 per year for rent, to increase annually by 2.25 percent. The total lease area is 1,256 square feet, together with non-exclusive access for ingress-egress and underground utilities. A Conditional Use Permit was issued for the tower in 2024 with additional City-issued permits needed prior to construction.

Staff Liaison: Paul Baumgardt, Contract Real Estate Coordinator, [pbaumgardt@buckeyeaz.gov](mailto:pbaumgardt@buckeyeaz.gov), (480) 952-5114

- \*4.J** Council to take action on Resolution No. 49-26 approving the Intergovernmental Agreement (ADOT IGA CAR No.: 26-0011603-I) between the City of Buckeye, an Arizona municipal corporation, and the State of Arizona Department of Transportation, for the widening of Miller Road from Broadway Road to Lower Buckeye Road; and authorizing the City Manager to execute and deliver said Agreement on behalf of the City of Buckeye.

Summary: The purpose of this Intergovernmental Agreement (IGA) is to establish an agreement between the City and the Arizona Department of Transportation (ADOT) for ADOT to administer the grant funding received from the Maricopa Association of Governments (MAG) to widen Miller Road. The City pursued and received funding from MAG to cover part of the costs to widen Miller Road between Lower Buckeye Road and Broadway Road. The proposal to MAG was to widen Miller Road to provide two through lanes in each direction with a raised median, roadway lighting, sidewalk on both sides of Miller Road and to replace the span-wire traffic signal at Warner Street with a standard traffic signal. As part of the 2024 Buckeye General Obligation Bond the City is widening Miller Road to provide three lanes in each direction between Lower Buckeye Road and Broadway Road.

Staff Liaison: John Willett, Deputy Director of Transportation, [jwillett@buckeyeaz.gov](mailto:jwillett@buckeyeaz.gov), (623) 640-6317

## **5. Public Hearings / Non-Consent - New Business**

- 5.A** Council to take action on Resolution No. 51-26 approving and adopting a Tentative Budget for fiscal year 2027.

Summary: State law requires the City annually approve and adopt the Tentative Budget to include estimates of revenues and expenditures. The Tentative Budget sets forth the financial resources plan for the City of Buckeye's fiscal year (FY) 2027 service delivery programs and the Capital Improvement Program (CIP). After approval, the Tentative Budget and state budget forms will be available for public review and inspection. The Tentative Budget estimate for FY2027 is \$765,436,200.

Staff Liaison: Keith Fallstrom, Chief Financial Officer, kfallstrom@buckeyeaz.gov, (623) 349-6161

- 5.B** Council to take action on Ordinance No. 15-26 declaring as public records those documents on file with the City Clerk entitled "E-Bike 12-2-10" and "E-Bike Retailer 12-2-11;" adopting the same by reference; amending the Buckeye City Code Chapter 12, Traffic Code, Article 12-2, Traffic Regulations, to add Section 12-2-10 Electric Bicycles, Electric Standup Scooters, Micromobility Devices, and Electric Motorcycles/Motor-Driven Cycles and Section 12-2-11 Retailer Education; Electric Bicycles, Electric Standup Scooters, Micro-mobility Devices, and Electric Motorcycles/Motor-Driven Cycles; providing for repeal of conflicting ordinances and provisions; providing for severability; and setting forth penalties for violations.

Summary: The City is launching a comprehensive initiative to address the rise in electric bike and scooter use by establishing clear safety standards, improving public awareness, and promoting shared responsibility across the community. Ordinance No. 15-26 updates local regulations with a strong education component, including outreach through schools, community messaging, and partnerships with retailers to ensure that riders and parents understand how to operate these devices safely and legally. Guided by community input and increasing safety concerns, the effort is designed to reduce risky behavior, prevent injuries, and provide consistent expectations for riders, motorists, and pedestrians alike. By taking a balanced, phased approach—focused first on education and voluntary compliance, followed by targeted enforcement the City aims to support safe, responsible use while preserving the accessibility and benefits these devices provide.

Staff Liaison: Robert Sanders, Police Chief, rsanders@buckeyeaz.gov, (623) 349-6430

- 5.C** Council to take action on the creation of Capital Improvement Program (CIP) Project No. 260055 – Downtown String Lights for Fiscal Year 2026 (FY2026); and authorize a budget transfer from CIP Project No. 107920 – Downtown Enhancement Program and General Fund Contingency to fund the installation of string lighting within the Monroe Avenue corridor.

Summary: This Downtown String Lights Pilot project proposes installing decorative string lighting along a section of Monroe Avenue generally from 3rd to 7th. Staff is also requesting the reallocation of \$300,000 in fiscal year 2026 from CIP Project No. 107920 – Downtown Enhancement Program and \$300,000 from General Fund Contingency to CIP Project No. 260055 – Downtown String Lights, for a total project budget of \$600,000.

Staff Liaison: Amy Murray, Public Works Director, amurray@buckeyeaz.gov, (623) 349-6800

- 5.D** Council to take action on Resolution No. 50-26 approving Recreation or Public Purposes Lease AZAZ105906946 between the City of Buckeye and the United States of America Bureau of Land Management for 640 acres East of Skyline Regional Park.

Summary: The Recreation or Public Purpose Lease AZAZ105906946 (R&PP Lease) with the Bureau of Land Management (BLM) encompasses two parcels totaling 640 acres (320 acres each) located on the east side of Skyline Regional Park. Approval of the lease would expand the park's footprint from 8,675 acres to 9,315 acres. Approval of the lease will allow the City to construct recreational amenities on the parcels, including trail connections to the existing and future Skyline Regional Park trail system, trailhead parking, restrooms, shade structures, site

furnishings, access roads, a barrier-free trail on the south parcel, and a bike skills course on the north parcel. The lease is provided at no cost to the City, has an initial term of 25 years, and is eligible for renewal. This lease is the same structure as the existing R&PP lease in place for Skyline Regional Park.

Staff Liaison: Robert Wisener, Community Services Deputy Director, [rwisener@buckeyeaz.gov](mailto:rwisener@buckeyeaz.gov), (623) 349-6621

**6. Comments from the Mayor and Council**

*Mayor and Council may present a brief summary of current events and/or report on any of the Boards and Commissions and other organizations as necessary. The Council may not propose, discuss, deliberate, or take any legal action on information presented. Council may direct inquiries to staff.*

**7. City Manager's Report and Summary of Current Events**

**8. Proposals for Future Agenda Items**

*The Mayor or three Council Members may propose items for inclusion in a future agenda. Council shall not discuss the merit or substance of any proposed item: discussion and action shall be limited to whether or not the item shall be included in a future agenda.*

**9. Adjournment**