

SCOTTSDALE CITY COUNCIL  
REGULAR MEETING AND WORK STUDY SESSION MINUTES  
TUESDAY, APRIL 28, 2026



CITY HALL KIVA  
3939 N. DRINKWATER BOULEVARD  
SCOTTSDALE, AZ 85251

### CALL TO ORDER

Mayor Lisa Borowsky called to order a Regular Meeting and Work Study Session of the Scottsdale City Council at 5:04 P.M. on Tuesday, April 28, 2026, in the City Hall Kiva Forum.

### ROLL CALL

Mayor Borowsky asked City Clerk Ben Lane to conduct the roll call.

Present: Mayor Lisa Borowsky; Vice Mayor Adam Kwasman; and Councilmembers Jan Dubauskas, Barry Graham (participated electronically), Kathy Littlefield, Maryann McAllen, and Solange Whitehead

Also Present: City Manager Greg Caton, Interim City Attorney Luis Santaella, City Treasurer Sonia Andrews, Acting City Auditor Lai Cluff, and City Clerk Ben Lane

### PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Vice Mayor Kwasman.

### INVOCATION

Councilwoman Whitehead requested a moment of silence.

### MAYOR'S REPORT

Mayor Borowsky discussed the formation of the newly appointed Mayor's Downtown Task Force, their initial meeting last week, and highlighted their goals and roles related to supporting the area's long-term vitality. Mayor Borowsky explained she would be chairing the Steering Committee and looked forward to feedback from the Task Force.

### MINUTES

**Request:** Approve the following Council meeting minutes from March 2026:

- a. **Special Meeting Minutes of March 3, 2026**
- b. Executive Session Meeting Minutes of March 3, 2026
- c. **Regular Meeting and Work Study Session Minutes of March 3, 2026**

**NOTE:** MINUTES OF CITY COUNCIL MEETINGS AND WORK STUDY SESSIONS ARE PREPARED IN ACCORDANCE WITH THE PROVISIONS OF ARIZONA REVISED STATUTES. THESE MINUTES ARE INTENDED TO BE AN ACCURATE REFLECTION OF ACTION TAKEN AND DIRECTION GIVEN BY THE CITY COUNCIL AND ARE NOT VERBATIM TRANSCRIPTS. DIGITAL RECORDINGS AND CLOSED CAPTION TRANSCRIPTS OF SCOTTSDALE CITY COUNCIL MEETINGS ARE AVAILABLE ONLINE AND ARE ON FILE IN THE CITY CLERK'S OFFICE.

## **MOTION AND VOTE - MINUTES**

Vice Mayor Kwasman made a motion to approve the Special Meeting Minutes of March 3, 2026; Executive Session Meeting Minutes of March 3, 2026; and the Regular Meeting and Work Study Session Meeting Minutes of March 3, 2026. Councilwoman McAllen seconded the motion, which carried 7/0, with Mayor Borowsky; Vice Mayor Kwasman; and Councilmembers Dubauskas, Graham, Littlefield, McAllen, and Whitehead voting in the affirmative.

## **ADDED ITEMS**

### **\*\*\*A1. Added Item**

Item No. 15A was added to the agenda on April 21, 2026 and requires a separate vote to remain on the agenda.

**Request:** Vote to accept the agenda as presented or continue the added item to the next scheduled Council meeting, which is May 5, 2026.

## **MOTION AND VOTE – ADDED ITEMS**

Councilwoman Whitehead made a motion to accept Agenda Item 15A [City Attorney Appointment and Employment Agreement] as presented. Councilwoman Littlefield seconded the motion, which carried 7/0, with Mayor Borowsky; Vice Mayor Kwasman; and Councilmembers Dubauskas, Graham, Littlefield, McAllen, and Whitehead voting in the affirmative.

## **CONSENT AGENDA**

### **1. Oasis Café Conditional Use Permit (7-UP-2016#2)**

**Request:** Adopt **Resolution No. 13624** for an amendment to an existing Conditional Use Permit for a bar to allow for a ±1,863 square foot bar expansion on a ±6,210 square foot site with Central Business District/Parking District, Downtown Overlay and Parking District Vehicle Parking, Downtown Overlay (C-2/P-3 DO & P-2 DO) zoning.

**Location:** 4441 N. Buckboard Trail

**Staff Contact(s):** Erin Perreault, Planning & Development Services Senior Director, 480-312-7093, [eperreault@scottsdaleaz.gov](mailto:eperreault@scottsdaleaz.gov)

(Moved to Regular Agenda, see page 5)

### **2. Pour Decisions Patio and Kitchen Conditional Use Permit Renewal (UP-0002-2026)**

**Request:** Adopt **Resolution No. 13637** for renewal of an existing Conditional Use Permit for a bar on a ±2,770 square foot site with Downtown Retail Specialty-Type 1 Downtown Overlay (D/RS-1 DO) Zoning.

**Location:** 4209 and 4213 N. Craftsman Court

**Staff Contact(s):** Erin Perreault, Planning & Development Services Senior Director, 480-312-7093, [eperreault@scottsdaleaz.gov](mailto:eperreault@scottsdaleaz.gov)

### **3. Crown Castle BU 826045 / T-Mobile Monarch Conditional Use Permit Renewal (UP-0003-2026)**

**Request:** Adopt **Resolution No. 13625** for renewal of a Conditional Use Permit for an existing Type 4 Alternative Concealment Wireless Communication Facility located on an existing 55-foot-tall artificial palm tree, with Multi-Family Residential District (R-5) zoning.

**Location:** 7220 E. McKellips Road

**Staff Contact(s):** Erin Perreault, Planning & Development Services Senior Director, 480-312-7093, [eperreault@scottsdaleaz.gov](mailto:eperreault@scottsdaleaz.gov)

4. **Crown Castle BU 823707 Conditional Use Permit Renewal (22-UP-2003#5)**  
**Request:** Adopt **Resolution No. 13623** for renewal of a Conditional Use Permit for an existing Type 4 Alternative Concealment Wireless Communication Facility located within an existing 30-foot-tall artificial cactus on a ±26-acre site with Open Space, Environmentally Sensitive Lands District (O-S ESL) zoning.  
**Location:** 39730 N. Cave Creek Road  
**Staff Contact(s):** Erin Perreault, Planning & Development Services Senior Director, 480-312-7093, [eperreault@scottsdaleaz.gov](mailto:eperreault@scottsdaleaz.gov)
  
5. **Vertical Bridge – US-AZ-7008 T-Mobile PH30920A Granite Reef Church Conditional Use Permit Renewal (4-UP-2016#3)**  
**Request:** Adopt **Resolution No. 13622** for renewal of a Conditional Use Permit for an existing Type 4 Alternative Concealment Wireless Communication Facility located within an existing 45-foot-tall church steeple, with associated ground-mounted equipment, located on a ±2.76-acre site with Single-Family Residential District (R1-7) zoning.  
**Location:** 4425 N. Granite Reef Road  
**Staff Contact(s):** Erin Perreault, Planning & Development Services Senior Director, 480-312-7093, [eperreault@scottsdaleaz.gov](mailto:eperreault@scottsdaleaz.gov)
  
6. **Wireless Telecommunications Antenna Site Revocable License Agreement**  
**Request:** Adopt **Resolution No. 13581** authorizing:
  1. Contract No. 2026-016-COS, a Wireless Communications Antenna Site Revocable License Agreement with Cellco Partnership, a Delaware general partnership, doing business as Verizon Wireless, for wireless telecommunications facilities on certain portions of land the City owns or has an interest in.
  2. The City Manager, or designee, to execute any other documents and take such other actions as necessary to carry out the intent of this Resolution.**Location:** 9191 E. San Salvador Drive  
**Staff Contact(s):** Alison Tymkiw, City Engineer and Transportation and Infrastructure Senior Director, 480-312-7760, [atymkiw@scottsdaleaz.gov](mailto:atymkiw@scottsdaleaz.gov)
  
7. **Financial Statement Audit Services Contract Extension**  
**Request:** Adopt **Resolution No. 13649** authorizing:
  1. Contract No. 2025-076-COS-E1, the first contract extension with Heinfeld, Meech, & Co., P.C., in the amount of \$118,400, to extend the contract term from May 21, 2026 through May 20, 2027, for future financial statement audit services.
  2. The City Auditor, or designee, to execute any related documents and take such other actions as necessary to carry out the intent of this Resolution.**Staff Contact(s):** Lai Cluff, Acting City Auditor, 480-312-7851, [lcluff@Scottsdaleaz.gov](mailto:lcluff@Scottsdaleaz.gov)
  
8. **Employee Health Care Benefits Contract**  
**Request:** Adopt **Resolution No. 13648** authorizing:
  1. Contract No. 2026-059-COS with Cigna Health and Life Insurance Company, in the amount of \$3,700,000, for a one-year period with up to four one-year extensions, for the administration of medical, pharmacy, dental, employee assistance program, stoploss insurance, and behavioral health benefits for employees and eligible beneficiaries.
  2. The City Manager, or designee, to execute any other documents and take such other actions as necessary to carry out the intent of this Resolution.**Staff Contact(s):** Monica Boyd, Human Resources Director, 480-312-2615, [mboyd@scottsdaleaz.gov](mailto:mboyd@scottsdaleaz.gov)

**9. Nurse Case Management Professional Services Contract**

**Request:** Adopt **Resolution No. 13640** authorizing:

1. Contract No. 2026-052-COS with IMA Evaluations, LLC, in an amount not to exceed \$150,000 annually, for a one-year period with up to four one-year extensions, to provide nurse case management services.
2. The City Manager, City Treasurer, City Attorney, or designees, to execute any other documents and take such other actions as necessary to carry out the intent of this Resolution.

**Staff Contact(s):** George Woods, Jr., Safety and Risk Management Director, 480-312-7040, [gwoods@scottsdaleaz.gov](mailto:gwoods@scottsdaleaz.gov)

**10. HonorHealth and Neighborhood Outreach Access to Health (NOAH) Collaboration Agreement**

**Request:** Adopt **Resolution No. 13647** authorizing Contract No. 2026-058-COS with HonorHealth and Neighborhood Outreach Access to Health (NOAH), for a one-year period with up to four one-year extensions, to collaborate on community health and wellness programs and activities.

**Staff Contact(s):** Nick Molinari, Parks and Recreation and Preserve Senior Director, 480-312-1011, [nmolinar@scottsdaleaz.gov](mailto:nmolinar@scottsdaleaz.gov)

**11. Scottsdale Ranch Community Association Median Maintenance**

**Request:** Adopt **Resolution No. 13645** authorizing:

1. Contract No. 2026-057-COS with Scottsdale Ranch Community Association, in the amount of \$88,409.38 for the first year with annual adjustments, for an initial term of ten years with the option of one ten-year extension, for the maintenance of street medians.
2. The City Manager, or designee, to execute any other documents and take such other actions as necessary to carry out the intent of this Resolution.

**Staff Contact(s):** Nick Molinari, Parks and Recreation and Preserve Senior Director, 480-312-1011, [nmolinar@scottsdaleaz.gov](mailto:nmolinar@scottsdaleaz.gov)

**12. Roadway Projects Intergovernmental Agreement**

**Request:** Adopt **Resolution No. 13643** authorizing:

1. Contract No. 2026-056-COS, an intergovernmental agreement between the City of Scottsdale and Maricopa County, in an amount not to exceed \$250,000 per fiscal year, to perform routine or emergency roadway maintenance or improvement projects.
2. The City Manager, or designee, to execute any other documents and take such other actions as necessary to carry out the intent of this Resolution.

**Staff Contact(s):** Alison Tymkiw, City Engineer and Transportation and Infrastructure Senior Director, 480-312-7760, [atymkiw@scottsdaleaz.gov](mailto:atymkiw@scottsdaleaz.gov)

**13. City Court Jury Services Intergovernmental Agreement Extension**

**Request:** Adopt **Resolution No. 13651** authorizing:

1. Contract No. 2024-059-COS-A1, the first amendment to an existing intergovernmental agreement between the City of Scottsdale and the Superior Court of Arizona in Maricopa County, to extend the contract for an additional two-year term from June 30, 2026 to June 30, 2028, for jury services and to reflect the increased cost per summons.
2. The City Manager, the Municipal Presiding Judge, or designee, to execute any other documents and take such other actions as necessary to carry out the intent of this Resolution.

**Staff Contact(s):** Marianne Bayardi, Presiding Judge, 480-312-2775, c/o [cphelps@scottsdaleaz.gov](mailto:cphelps@scottsdaleaz.gov)

**14. Reappointment of Pro Tem Judges for City Court**

**Request:** Adopt **Resolution No. 13644** to authorize the following reappointments of Pro Tem Judges for a four-year term for the period of May 17, 2026 through May 16, 2030: Charles Adornetto, Douglas Erickson, Robert C. Howard, Alicia Lawler, Robert Melton, and Lorie Patrick.

**Staff Contact(s):** Marianne Bayardi, Presiding Judge, 480-312-2775, c/o [cphelps@scottsdaleaz.gov](mailto:cphelps@scottsdaleaz.gov)

**15. Monthly Financial Report**

**Request:** Accept the Fiscal Year 2025/26 Monthly Financial Report as of February 2026.

**Staff Contact(s):** Scott Selin, Budget Department Director, 480-312-2603, [sselin@scottsdaleaz.gov](mailto:sselin@scottsdaleaz.gov)

**\*\*\*15A. City Attorney Appointment and Employment Agreement**

**Request:** Adopt **Resolution No. 13662** to authorize:

1. Appointment of Luis Santaella to the position of City Attorney effective April 28, 2026.
2. Employment Agreement No. 2026-065-COS with Luis Santaella.

**Staff Contact(s):** Monica Boyd, Human Resources Senior Director, 480-312-2615, [mboyd@scottsdaleaz.gov](mailto:mboyd@scottsdaleaz.gov)

**PUBLIC COMMENT – CONSENT AGENDA**

There was no public comment on the Consent Agenda items.

**MOTION AND VOTE – CONSENT AGENDA**

Mayor Borowsky requested that Item 1 [Oasis Café Conditional Use Permit (7-UP-2016#2)] be considered as part of the Regular Agenda.

Councilwoman McAllen made a motion to approve Consent Agenda Items 2 through 15A, noting that Item 1 [Oasis Café Conditional Use Permit (7-UP-2016#2)] would be considered as part of the Regular Agenda. Councilwoman Whitehead seconded the motion, which carried 7/0, with Mayor Borowsky; Vice Mayor Kwasman; and Councilmembers Dubauskas, Graham, Littlefield, McAllen, and Whitehead voting in the affirmative.

**REGULAR AGENDA**

**1. Oasis Café Conditional Use Permit (7-UP-2016#2)**

**Request:** Adopt **Resolution No. 13624** for an amendment to an existing Conditional Use Permit for a bar to allow for a ±1,863 square foot bar expansion on a ±6,210 square foot site with Central Business District/Parking District, Downtown Overlay and Parking District Vehicle Parking, Downtown Overlay (C-2/P-3 DO & P-2 DO) zoning.

**Location:** 4441 N. Buckboard Trail

**Staff Contact(s):** Erin Perreault, Planning & Development Services Senior Director, 480-312-7093, [eperreault@scottsdaleaz.gov](mailto:eperreault@scottsdaleaz.gov)

Note: This item was considered as part of the Regular Meeting Agenda.

Applicant Representative Lauren Proper Potter gave a PowerPoint presentation (attached) on the proposed Oasis Café Conditional Use Permit.

Principal Planner Greg Bloemberg gave a PowerPoint presentation (attached) on the proposed Oasis Café Conditional Use Permit.

### **PUBLIC COMMENT – ITEM 1**

There was no public comment on this item.

### **MOTION AND VOTE – ITEM 1**

Mayor Borowsky made a motion to adopt Resolution No. 13624, with the added stipulation that the use of hookah or other tobacco-based water pipes shall not be permitted on the new 200-square-foot patio proposed as part of this expansion. Councilwoman Whitehead seconded the motion, which carried 7/0, with Mayor Borowsky; Vice Mayor Kwasman; and Councilmembers Dubauskas, Graham, Littlefield, McAllen, and Whitehead voting in the affirmative.

### **16. Public Hearing on the Community Development Block Grant (CDBG) Program Fiscal Year 2026/27 Annual Action Plan and the Allocation of CDBG and HOME Investment Partnership (HOME) Funds**

#### **Requests:**

1. Solicit public testimony regarding the FY 2026/27 Annual Action Plan for the use of \$1,059,121 in CDBG funds and \$293,975 in HOME funds.
2. Adopt **Resolution No. 13616** to approve the FY 2026/27 Annual Action Plan and authorize the:
  - a. City Manager, or designee, to submit the FY 2026/27 Annual Action Plan to the U.S. Department of Housing and Urban Development (HUD).
  - b. Use, award, and allocation of federal CDBG and HOME funds for eligible programs and services and associated contracts.
  - c. Reprogramming of prior years' remaining funds and program income in the amount of \$408,730.
  - d. Execution of associated HUD certifications and contracts.
  - e. Mayor to execute associated CDBG contracts with identified non-profit subrecipients.
  - f. Housing and Community Assistance Manager to adjust recommended funding awards as necessary based upon final funding allocations.
  - g. Mayor, City Manager, and Housing and Community Assistance Manager to execute any other documents and take such other actions as necessary to carry out the purpose of this Resolution.

**Presenter:** Mary Witkofski, Interim Human Services Director

**Staff Contact(s):** Mary Witkofski, Interim Human Services Director, 480-312-2479, [mwitkofski@scottsdaleaz.gov](mailto:mwitkofski@scottsdaleaz.gov)

Interim Human Services Director Mary Witkofski gave a PowerPoint presentation (attached) on the proposed Community Development Block Grant (CDBG) Program Fiscal Year (FY) 2026/27 Annual Action Plan and the Allocation of CDBG and HOME Investment Partnership (HOME) Funds.

### **PUBLIC HEARING – ITEM 16**

Mayor Borowsky opened the public hearing on this item.

Roger Lurie, Human Services Advisory Commission Chair, spoke in support of this item.

Mayor Borowsky closed the public hearing on this item.

### **MOTION AND VOTE – ITEM 16**

Councilwoman McAllen made a motion to adopt Resolution No. 13616. Councilwoman Whitehead seconded the motion, which carried 7/0, with Mayor Borowsky; Vice Mayor Kwasman; and Councilmembers Dubauskas, Graham, Littlefield, McAllen, and Whitehead voting in the affirmative.

### **PUBLIC COMMENT**

Steve Sutton, Scottsdale resident, discussed his attendance at the Citizen Water Academy and concerns regarding the use of the phrase “toilet to tap” being used by certain Councilmembers.

Dan Ishac, Scottsdale resident, discussed Councilmember decorum and the roundabout at Scottsdale Road.

Jason Alexander, Scottsdale resident, discussed Councilmember decorum, public comments and explained the production of the video he wanted to show at the meeting.

Melissa Kemp, Scottsdale resident, discussed conflict of interest provisions for Councilmembers and the difference between actual and perceived conflict.

### **CITIZEN PETITIONS**

#### **\*\*\*17. Receipt of Citizen Petitions**

**Request:** Accept and acknowledge receipt of citizen petitions. On Friday, April 24, 2026, Mark Rentz submitted a citizen petition regarding the 2026-27 budget and funding for water-related items and the Scottsdale Water Strategic Plan.

**NOTE:** Any member of the Council may make a motion, to be voted on by the Council, to:  
(1) Direct the City Manager or responsible Charter Officer to agendize the petition for further discussion; (2) direct the City Manager or responsible Charter Officer to investigate the matter and prepare a written response to the Council, with a copy to the petitioner; or  
(3) take no action.

**Staff Contact(s):** Ben Lane, City Clerk, 480-312-2411, [blane@scottsdaleaz.gov](mailto:blane@scottsdaleaz.gov)

A citizen petition was presented by Mark Rentz regarding the 2026-27 budget and funding for water-related items and the Scottsdale Water Strategic Plan. The petition was accepted and acknowledged by the City Council.

### **MOTION NO. 1 – ITEM 17**

Councilwoman Whitehead made a motion to direct the City Manager or responsible Charter Officer to agendize the petition for further discussion. Councilwoman McAllen seconded the motion.

### **ALTERNATE MOTION AND VOTE – ITEM 17**

Mayor Borowsky made an alternate motion to direct the City Manager or responsible Charter Officer to investigate the matter and prepare a written response to the Council, with a copy to the petitioner. As part of her motion, Mayor Borowsky requested the City Manager agendize a Work Study presentation related to the present and future of Scottsdale’s water program. Councilwoman Dubauskas seconded the motion, which carried 4/3, with Mayor Borowsky; Vice Mayor Kwasman;

and Councilmembers Dubauskas and Graham voting in the affirmative and Councilmembers Littlefield, McAllen and Whitehead dissenting.

## **WORK STUDY SESSION**

### **PUBLIC COMMENT – WORK STUDY SESSION**

There was no public comment on this item.

#### **1. City Boards and Commissions Processes and City Code Sections**

**Requests:** Presentation, discussion and possible direction on potential updates and revisions to the City's boards and commissions processes and City Code Sections.

**Presenter(s):** Ben Lane, City Clerk and Luis Santaella, Interim City Attorney

**Staff Contact(s):** Ben Lane, City Clerk, 480-312-2411, [blane@scottsdaleaz.gov](mailto:blane@scottsdaleaz.gov)

City Clerk Ben Lane and City Attorney Luis Santaella gave a PowerPoint presentation (attached) on the potential updates and revisions to the City's boards and commissions processes and City Code Sections.

There was Council consensus in support of the following items:

- Annual report presentations by Boards and Commissions should be done on an annual basis at a Special Meeting (starting at 3:00 p.m.) twice a year with approximately nine boards presenting at each meeting.
- Annual report presentations should focus on key accomplishments and current and future items being considered by the board or commission.
- Annual report presentations should be limited to 10 minutes.
- Add the Industrial Development Authority to the list of boards and commissions giving annual report presentations.
- Repeal City Code Section 2-241(l) regarding the use of electronic devices.
- The City Attorney and City Clerk to draft a bylaws template for consideration by the City Council. The approved template would be used by boards and commissions and any amendments to the template format would be approved by the City Council.
- City Attorney and City Clerk to develop a solution for the affirmative vote count matter for consideration by the City Council.
- City Attorney and City Clerk to review membership requirements for Tourism Development Commission and present recommendations to the City Council for consideration.

Councilmembers made the following observations and suggestions:

- It is important for the Council to hear from board members.
- Boards and Commissions help the City Council by providing recommendations.
- Boards and Commissions serve at the pleasure of the City Council.
- Consider a different annual report format for the quasi-judicial boards.
- The Industrial Development Authority should present to the Economic Development Committee.
- Expertise provided by the Experience Scottsdale member is appreciated for the Tourism Development Commission.
- Hoteliers are invaluable to the Tourism Development Commission.
- There should be a minimum of three hoteliers on the Tourism Development Commission.
- Expertise should include former and current hoteliers on the Tourism Development Commission.

- Tourism Development Commission membership requirements are too restrictive and need to be more flexible.
- Look at other boards and commissions to ensure that areas of expertise are covered in the membership requirements.
- Look at the number of boards and commissions in Scottsdale as compared to peer cities.
- Look at boards or specific member categories that are difficult to recruit,
- Develop a direct appointment process for board members for City Council consideration.

## **COUNCILMEMBER REPORTS**

Councilwoman McAllen discussed Scottsdale Leadership events that she attended including the Paiute Center Playground, photography and computer lab, Horse Help, Cattle Track Tours, and Lexi's Ranch.

Councilwoman Whitehead discussed the Veterans Commission Imprints of Honor, Cycle the Arts, and the Volunteer luncheon.

Councilwoman Dubauskas thanked Senator Carine Werner for the \$100,00 grant provided to McCormick-Stillman Railroad Park and discussed her and Councilwoman Littlefield's upcoming office hours on May 4<sup>th</sup> and 18<sup>th</sup> from 4:00 P.M. to 6:00 P.M. at City Hall.

Councilwoman Littlefield mentioned her and Councilwoman Dubauskas' upcoming office hours on May 4<sup>th</sup> and 18<sup>th</sup> from 4:00 P.M. to 6:00 P.M. at City Hall.

## **MOTION AND VOTE – ADJOURNMENT**

Vice Mayor Kwasman made a motion to adjourn the Regular Meeting and Work Study Session. Councilwoman McAllen seconded the motion, which carried 7/0, by voice vote, with Mayor Borowsky; Vice Mayor Kwasman; and Councilmembers Dubauskas, Graham, Littlefield, McAllen, and Whitehead voting in the affirmative.

## **ADJOURNMENT**

Mayor Borowsky adjourned the Regular Meeting and Work Study Session at 7:25 P.M.

## **SUBMITTED BY:**



**Ben Lane, City Clerk**

**Officially approved by the City Council on \_\_\_\_\_**

## CERTIFICATE

I hereby certify that the foregoing Minutes are a true and correct copy of the Minutes of the Regular Meeting and Work Study Session of the City Council of Scottsdale, Arizona, held on the 28<sup>th</sup> day of April 2026.

I further certify that the meeting was duly called and held, and that a quorum was present.

**DATED** this 9<sup>th</sup> day of June 2026.

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**Ben Lane, City Clerk**

7-UP-2016#2  
OASIS CUP EXPANSION

Scottsdale City Council  
April 28, 2026

REQUEST

To expand an existing Conditional Use Permit for a bar in the Entertainment District of Old Town.

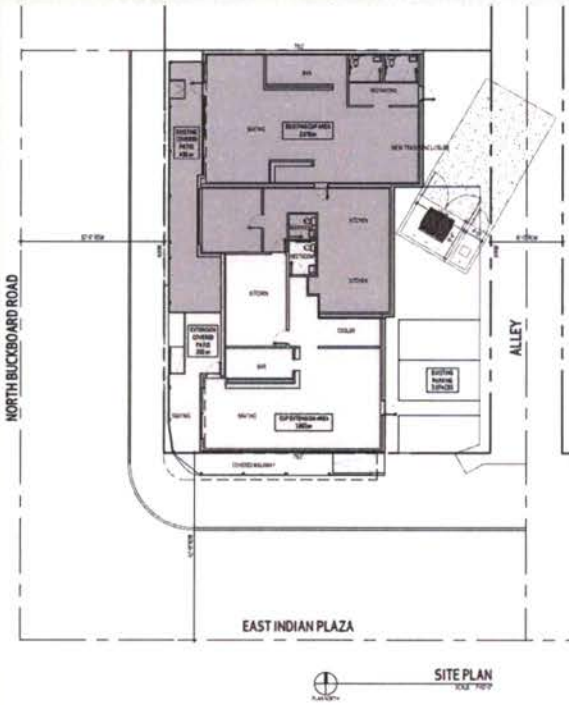
- Original CUP (7-UP-2016) was approved 2016
- Requested expansion is +/- 1,863 square feet
- New space will be part of adjacent existing business



PRIOR CUP



# SITE PLAN



## PROJECT INFORMATION

**PROJECT NAME:** OASIS CAFE CUP EXTENSION  
**ADDRESS:** 4441 N BUCKBOARD TRAIL  
 SCOTTSDALE, ARIZONA 85251  
**LOT #:** 1  
**APN:** 173-41-270  
**ZONING:** C-2/P-3 D0 & P-2 D0  
**USE:** BAR  
**STORIES:**  
 ALLOWED: (3) STORY  
 EXISTING: (1) STORY  
**BUILDING HEIGHT:**  
 ALLOWED: 30'-0" HIGH  
 EXISTING: 20'-0" HIGH  
**BUILDING SET BACKS:**  
 FRONT: 14'-0" FROM BACK OF CURB  
 REAR: 0'-0"  
 SIDES: 0'-0"  
**LOT SIZE:**  
 NET ACRES: 6,568 SF (0.15 ACRES)  
 GROSS ACRES: 13,924 SF (0.32 ACRES)  
**BUILDING FOOTPRINT:**  
 BUILDING FOOTPRINT: 4,241 SF TOTAL  
**FIRE PROTECTION:**  
 SPRINKLERS: YES (NFPA 13)  
 FIRE ALARM: NO  
 REFUSE: COMMUNITY PICK-UP

## PARKING CALCULATIONS

REQUIRED PARKING:			
	SF	PARKING BUILDING	PARKING SPACES
RESTAURANT USE (OLD)	1,860 SF	1/300	6.20
INDOOR BAR (NEW)	1,860 SF	1/120	15.50
PATIO (NEW) [200 SF REDUCTION]	200 SF	1/200	0.50
TOTAL REQUIRED			12.20 SPACES
PER 9.04M.2: (6 SPACES - 7 SPACES) + 3 SPACES (NEW - (OLD)) + (EXISTING ON-SITE) = 12.00 SPACES			

PROVIDED PARKING:	
	PARKING SPACES
EXISTING ON-SITE	3.00
P-3 PARKING CREDITS IN USE	5.00
	4.00
TOTAL PROVIDED	12.00 SPACES

# FLOOR PLAN



## LEGEND

- EXISTING CUP AREA
- CUP EXTENSION AREA

PROPOSED STIPULATION

The use of hookah or other tobacco-based water pipes shall not be permitted on the new 200-square-foot patio proposed as part of this expansion.

CONDITIONAL USE PERMIT REQUIREMENTS

- A The granting of such Conditional Use Permit will not be materially detrimental to the public health, safety or welfare.
- B The characteristics of the proposed conditional use are reasonably compatible with the types of uses permitted in the surrounding areas.
- C The additional conditions specified in Section 1.403.C (bar), as applicable, have been satisfied.

## CONDITIONAL USE PERMIT REQUIREMENTS

A

The granting of such Conditional Use Permit will not be materially detrimental to the public health, safety or welfare.

- 1. Damage or nuisance arising from noise, smoke, odor, dust, vibration or illumination.*
- 2. Impact on surrounding areas resulting from an unusual volume or character of traffic.*

**Oasis has been open and operating with an existing CUP for 10 years, and this expansion will not produce excessive noise, smoke, odor, dust, vibration, illumination or traffic that will have a negative impact on the surrounding area.**

## CONDITIONAL USE PERMIT REQUIREMENTS

B

The characteristics of the proposed conditional use are reasonably compatible with the types of uses permitted in the surrounding areas.

**The area surrounding Oasis consists of a variety of uses – mainly nightclubs – with a couple hotels, restaurants, bars, offices, and multi-family housing.**

## CONDITIONAL USE PERMIT REQUIREMENTS

C

The additional conditions specified in Section 1.403.C (bar), as applicable, have been satisfied.

1. *The use shall not disrupt the existing balance of daytime and nighttime uses.*
2. *The use shall not disrupt pedestrian-oriented daytime activities.*
3. *If the site is located within the downtown overlay district then:*
  - a. *The use shall not encourage displacement of daytime retail uses unless it can be demonstrated that the proposed use shall promote diversity of first floor uses along the street.*
  - b. *The required parking for the use shall be within 600' of the property and shall not be separated from the property by a major or minor arterial street.*
4. *If the use is located with 500' of a residential use or district then:*
  - a. *The use shall not adversely impact residential uses.*
  - b. *The use shall provide methods of buffering residential uses.*
5. *An active management and security plan shall be created, approved, implemented, maintained, and enforced for the business.*
6. *The applicant shall create a written exterior refuse control plan for approval by the City.*
7. *The applicant shall demonstrate how noise and light generated by the use shall be mitigated.*
8. *The applicant shall demonstrate that the use shall meet required parking and shall not exceed capacity for traffic in the area.*
9. *After hours establishments must maintain a valid after hours establishment license.*

## BAR CONDITIONAL USE PERMIT REQUIREMENTS

1

The use shall not disrupt existing balance of daytime and nighttime uses.

**The expansion area is currently vacant and has been mostly vacant for at least the last 10 years. The expansion will have the same hours as the existing Oasis Café, having no impact on the existing balance of daytime and nighttime uses.**

## BAR CONDITIONAL USE PERMIT REQUIREMENTS

2

The use shall not disrupt pedestrian-oriented daytime activities.

**The proposed expansion of the existing CUP will not disrupt pedestrian-oriented activities. This area caters significantly to pedestrians, who tend to patronize multiple businesses in the area. Additionally, the hours of operation are exclusively in the evening (opening at 5:00 p.m.), which inherently will not have any impact on daytime activities.**

## BAR CONDITIONAL USE PERMIT REQUIREMENTS

3

If the site is located within the downtown overlay district then:

a

The use shall not encourage displacement of daytime retail uses unless it can be demonstrated that the proposed use shall promote diversity of first floor uses along the street.

b

The required parking for the use shall be within 600' of the property and shall not be separated from the property by a major or minor arterial street.

- **The proposed CUP expansion is not displacing any retail uses**
- **Oasis does not rely on any parking greater than 600' away and no required parking crosses any arterial streets**

## BAR CONDITIONAL USE PERMIT REQUIREMENTS

4

If the use is located within 500' of a residential use or district then:

a

The use shall not adversely impact residential uses.

b

The use shall provide methods of buffering residential uses.

**Oasis is separated from residential by The Remi hotel, which is 12 stories tall, as well as a number of two-story buildings that naturally buffer the single-story Oasis building from any nearby residential.**

## BAR CONDITIONAL USE PERMIT REQUIREMENTS

5

An active management and security plan shall be created, approved, implemented, maintained, and enforced for the business.

- **An existing Security Plan is approved by the City, and we have been working with PD to update the security plan to cover the expansion.**
  - **Will be finalized closer to business opening**
- **We have had early and ongoing conversations with the Police Department, who have signed off on a draft revision to the security plan.**

## BAR CONDITIONAL USE PERMIT REQUIREMENTS

6

The applicant shall create a written exterior refuse control plan for approval by the City.

- **A refuse control plan has been submitted to the City with the operation plan.**
  - **Refuse is currently located in alley in an older and unenclosed container. Part of the expansion includes the construction of a City-approved enclosure.**
  - **Refuse collection is to occur in the alley during morning hours.**

## BAR CONDITIONAL USE PERMIT REQUIREMENTS

7

The applicant shall demonstrate how noise and light generated by the use shall be mitigated.

- **There is no anticipated generation of light or measurable increase in noise by the expansion of the use.**
  - **No new exterior speakers will be utilized.**
  - **New outdoor seating will be limited to +/- 8 seats.**

## BAR CONDITIONAL USE PERMIT REQUIREMENTS

8

The applicant shall demonstrate that the use shall meet required parking and shall not exceed capacity for traffic in the area.

- **The proposed expansion provides the required parking**
- **The expansion is minimal and not anticipated to generate traffic that would exceed capacity in the area. This area is highly pedestrian focused in the evening hours.**

## USE PERMIT REQUIREMENTS

9

After hours establishments must maintain a valid after hours establishment license.

**This provision does not apply to Oasis, which will not have any after hours live entertainment or dancing.**

7-UP-2016#2  
OASIS CUP EXPANSION

Scottsdale City Council  
April 28, 2026

# Oasis Café Expansion

7-UP-2016#2

City Council

April 28, 2026

Coordinator: Greg Bloemberg



Detail Aerial

7-UP-2016#2

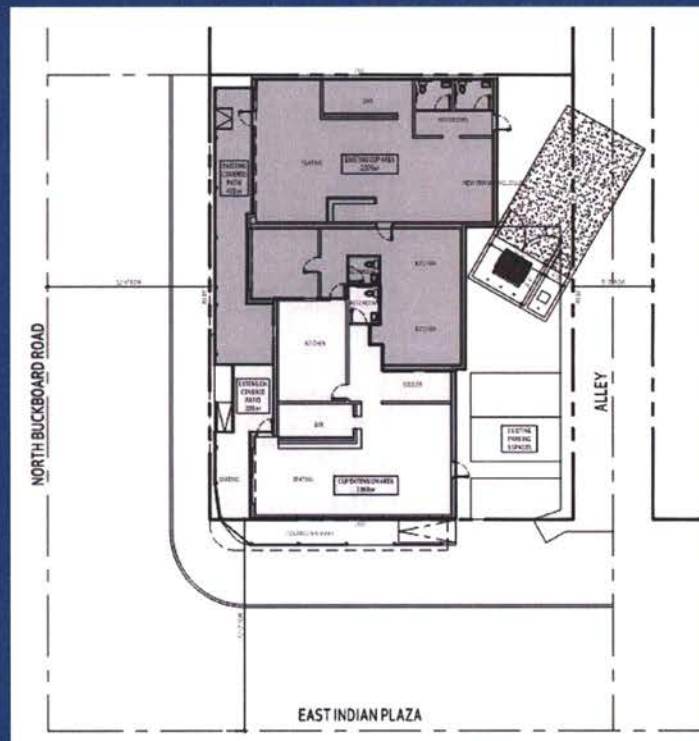
## Request Summary/Background

3

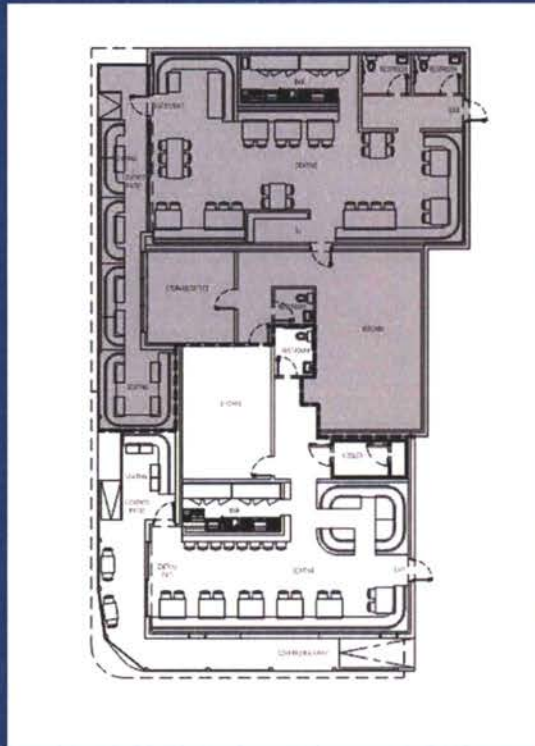
- Expansion of existing bar (1,863 square feet)
- Bar has operated at location since 2016
- Parking required (restaurant vs. bar): 12 spaces
- Parking provided: 12 spaces via P-3 credits (5), in-lieu credits (4), and on-site spaces (3)
- Full food service during all hours of operation
- No live entertainment proposed
- No public comment received



## Site Plan



## Floor Plan



6

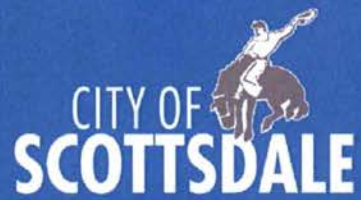
# Oasis Café Expansion

7-UP-2016#2

City Council

April 28, 2026

Coordinator: Greg Bloemberg



City Council Meeting  
April 28, 2026

Community Development Block Grant Program (CDBG)  
Fiscal Year 2026/27 Annual Action Plan

Adopt Resolution No. 13616

## What is an Annual Action Plan?

- Annual Action Plan helps Scottsdale meet goals outlined in the 2025-2029 Consolidated Action Plan adopted by Council.
  - Affordable housing
  - Public facilities and infrastructure
  - Public services
- FY 2026/27 Annual Action Plan is Year 2 of the Consolidated Action Plan
- Federally funded by annual allocation of Community Development Block Grant and Home Investment Partnership Program Funds

# What Is Required for the Annual Action Plan?



# Program Income

Program income is gross income generated directly from a CDBG-funded activity.

- Paiute Neighborhood Center rental income:
  - Buildings 4 and 5
  - Returned to the city's CDBG line-of-credit and expended on eligible CDBG activities.

# Revolving Loan Income

Revolving loan funds generate program income, but this income is handled differently. Grantees establish revolving funds to support specific activities such as housing rehabilitation and rental activities.

- Housing Rehabilitation
  - Loan Program
  - 50% Forgiven After Three Years
  - Lien Placed on Home
- Belleview Properties
  - 8 Rental Units

# FY 2026/2027 CDBG Funding Allocations

## Available Funding

\$ 1,059,121	FY 2026/2027
\$ 58,730	Allocation Program Income
\$ 350,000	Reprogrammed Funds
<hr/>	
\$ 1,467,851	Total Funds Available

## Distribution Recommendations

\$ 1,244,281	FY 26/27
\$223,570	Program Administration
<hr/>	
\$ 1,467,851	Total Funds Available



# CDBG FY 2026/27 Recommendations

<b>Public Services</b>	<b>\$160,000</b>
Homeless Shelters and Supportive Services	
Senior Services /Social Engagement	
<b>Non-Public Services - Housing</b>	<b>\$680,324</b>
Housing Rehabilitation,	
Ability 360	
<b>Non-Public Services- Facilities/Improvements</b>	<b>\$403,957</b>
<b>Program Administration</b>	<b>\$ 223,570</b>
<b>Total Funds Awarded</b>	<b>\$1,467,851</b>

# HOME Investment Partnership Program

Prior Year 2025 HOME Funds \$293,975

- Tenant-based rental assistance – elderly population (62+)
- \$275,602 to tenant-based rental assistance
- \$18,373 for program administration
  
- A formal IGA will be coming before the Mayor and Council in the next several months for approval and acceptance of these funds.



## Public Comments



1. Proposed activities discussion and poll  
February 12, 2026 - March 12, 2026
  
2. Feedback and discussion on draft Annual Action Plan  
March 27, 2026 – April 28, 2026



# Action Requested

Adopt Resolution No. 13616 to approve the FY 2026/27 Annual Action Plan and authorize:

- Use, award, and allocation of CDBG funds for eligible programs, services and associated contracts;
- Reprogramming of prior years' remaining funds and the return of program income;
- Mayor, City Manager, and Community Assistance Manager to take certain actions furthering this Resolution.

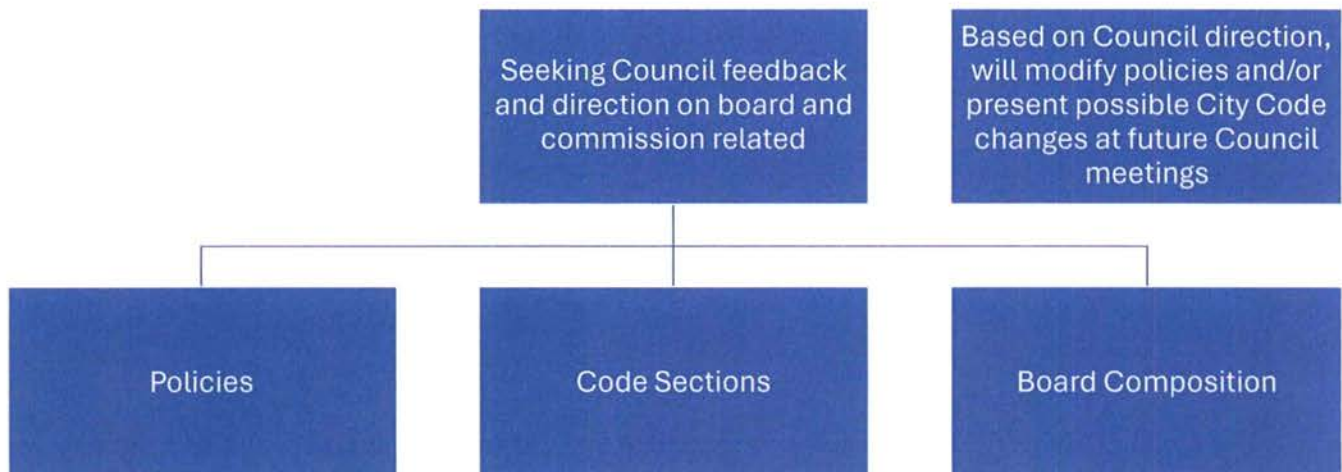
WORK  
STUDY

# Work Study: Board and Commission Processes and City Code Sections

City Council Meeting  
April 28, 2026



## Overview



# Background: Annual Report Presentations



18 Boards presented their 2024 annual reports Excluded quasi-independent and personnel focused boards



Brief presentations to Council by Chair and/or Vice Chair and Staff Liaison



Presentations noted past accomplishments and current/future items



Opportunity to highlight the work of our boards and commissions and to interact with City Council

# Background: Boards and Commissions that Presented

Airport Advisory Commission	Board of Adjustment	Building Advisory Board of Appeals	Citizens' Bond Oversight Committee	Development Review Board	Environmental Advisory Commission
Historic Preservation Commission	Human Relations Commission	Human Services Advisory Commission	Library Board	Loss Trust Fund Board	McDowell Sonoran Preserve Commission
Neighborhood Advisory Commission	Parks and Recreation Commission	Planning Commission	Tourism Development Commission	Transportation Commission / Paths and Trails Subcommittee	Veterans Advisory Commission

# Background: Boards, Commissions, and other entities that did not present

Budget Review Commission (not formed till 2025; present to Council in May)

Judicial Appointments Advisory Board

Personnel Board

Public Safety Personnel Retirement Boards (Fire and Police)

Industrial Development Authority

Municipal Property Corporation Board of Directors

Scottsdale Housing Agency Governing Board (HSAC members plus public member)



## Timeline: Annual Report Presentations



# Council Feedback and Possible Direction: Annual Report Presentations

- Future presentations:
  - Discontinue
  - Annually
  - Every other year (non-election years)
  - Other time increment
- Agenda Placement:
  - Continue under Mayor and Council items
  - Move to Special Meeting
  - Move to other agenda location



# Council Feedback and Possible Direction: Annual Report Presentations

- Presentation Length:
  - 5 minutes (2025 length)
  - 10 minutes
  - Other time increment
- Number of Presentations per Meeting
  - 3
  - 4 or more
  - Other number
- Presentation Topics:
  - Key Accomplishments / Current and Future Items
  - Other topics



## Council Feedback and Possible Direction: Any boards to possibly remove from presentation list?

Airport Advisory Commission	Board of Adjustment	Building Advisory Board of Appeals	Citizens' Bond Oversight Committee	Development Review Board	Environmental Advisory Commission
Historic Preservation Commission	Human Relations Commission	Human Services Advisory Commission	Library Board	Loss Trust Fund Board	McDowell Sonoran Preserve Commission
Neighborhood Advisory Commission	Parks and Recreation Commission	Planning Commission	Tourism Development Commission	Transportation Commission / Paths and Trails Subcommittee	Veterans Advisory Commission

Quasi-judicial boards: BOA and BABA



## Council Feedback and Possible Direction: Any boards to possibly add to presentation list?

Budget Review Commission (already present in May)

Judicial Appointments Advisory Board

Personnel Board

Public Safety Personnel Retirement Boards (Fire and Police)

Industrial Development Authority

Municipal Property Corporation Board of Directors

Scottsdale Housing Agency Governing Board (HSAC members plus public member)



## Possible City Code Change: Use of Electronic Devices

- Section 2-241 – Membership generally.
- (l) During any board or commission meeting, members of that board or commission shall not use any electronic device capable of sending or receiving messages for the purpose of communicating with others. During executive sessions, no person present shall use any electronic device that is capable of sending or receiving email, text or any other form of electronic communication. Electronic devices may only be used during board and commission meetings for noncommunicative purposes such as referencing meeting materials



## Council Feedback and Possible Direction: Use of Electronic Devices

- Similar rule removed from Council Rules of Procedure at January 14, 2025 City Council Meeting and reaffirmed by City Council at its February 10, 2026 Meeting as part of a citizen petition request
- Section 2-241(l) of City Code:
  - Retain
  - Modify
  - Repeal
  - Other



# Possible City Code Change & Council Feedback and Possible Direction: Bylaws

- Current process – boards and commissions establish and modify their own bylaws
  - Bylaws drafted and approved after board creation
  - Bylaws reviewed and possibly revised on an annual basis
- Council Feedback and Possible Direction:
  - Keep current process
  - Have Council approve:
    - New bylaws
    - Amended bylaws
    - Both
  - Other



# Possible City Code Change: Affirmative Vote Count

- City Charter
  - Article 7: Ordinances and Resolutions
  - Section 3: When Majority or larger than majority vote required

A majority vote of all the members of the council shall be necessary to pass any ordinance, resolution or motion except where a larger than majority vote is required by this charter, ordinance, or state or federal law.
- No similar provision for all boards and commissions
  - At least one board (Human Relations Commission) has this provision in their Code Section [2-364(3)] – “Four (4) members will constitute a quorum, which will be required for passage of any matter before the Commission.”
- Possible Exemption for certain boards



## Council Feedback and Possible Direction: Affirmative Vote Count

- Keep Current Process
- Apply similar Charter language to boards and commissions
  - “A majority vote of all the members of the board or commission shall be necessary to pass any motion”
- Possibly exempt certain boards and commissions



## Possible Code Change & Council Feedback and Possible Direction: Tourism Development Commission Membership

- Section 2-286(a) – Creation; membership
  - The membership shall consist of representatives of the tourism industry in Scottsdale, including:
    - a minimum of four (4) Scottsdale hoteliers,
    - one (1) member of the Scottsdale Convention & Visitor's Bureau (dba Experience Scottsdale),
    - and the balance from other elements of the tourism industry.
- Council Feedback and Possible Direction:
  - Keep current designations
  - Modify current designations
  - Other



## Possible Other Areas for Future Discussion

- Looking at other boards and commissions to ensure that areas of expertise are covered in the membership requirements
- Looking at number of boards and commissions in Scottsdale as compared to peer cities
- Looking at boards or specific member categories that are difficult to recruit
- Other Topics?

