

COUNCIL
EXECUTIVE
REPORT

JANUARY / 2020



MaranaAZ.gov/Council-Reports

INTRODUCTION

This issue of the Council Executive Report provides a summary of the Town's performance during January 2020. The information is organized in sections based on the Town's General Plan:

LAND MANAGEMENT: How Marana plans to use the land and where the Town expects growth.

BUILT ENVIRONMENT: Man-made structures built on the land. It is used to describe all structures, facilities and other physical infrastructure, and includes urban and rural development, telecommunications, utility networks, transportation systems, and sewer treatment and conveyance systems.

RESOURCE MANAGEMENT: Provides guidance in managing Marana's renewable and non-renewable resources. Elements include open space and trails, cultural resources, water resources and energy.

PEOPLE AND COMMUNITY: Marana values its citizens, businesses and visitors and strives to create a high quality of life. This theme ensures that citizen, business and visitor needs are addressed equally and includes public safety, parks and recreation, economic vitality and community involvement.

COUNCILMEMBERS

Mayor Ed Honea

Vice Mayor Jon Post

Councilmember David Bowen

Councilmember Patti Comerford

Councilmember Herb Kai

Councilmember John Officer

Councilmember Roxanne Ziegler

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LAND MANAGEMENT

This list outlines Development Services projects in January. Projects can be in process for various lengths of time and will show up for several months after initial submittal until completed.

RESIDENTIAL

1. Silverbell Gateway Apartments

Size: 300 units

Applicant: Rick Engineering

Status: Waiting for 2nd submittal

[Submittal 1](#)

2. Boulder Bridge Pass III Final Replat

Size: 72 lots / 39 acres

Applicant: Dove Mountain Investors, LLC

Status: Waiting for final submittal

[Submittal 2](#)

3. Boulder Bridge Pass IV Final Replat

Size: 6 lots / 6 acres

Applicant: Dove Mountain Investors, LLC

Status: Waiting for 2nd submittal

[Submittal 1](#)

4. Moonlight Canyon Phase I Final Plat

Size: 5 lots / 9 acres

Applicant: Rick Engineering

Status: Waiting for final submittal

[Submittal 2](#)

5. Moonlight Canyon Phase II Final Plat

Size: 38 lots / 65 acres

Applicant: Rick Engineering

Status: Waiting for final submittal

[Submittal 2](#)

6. Joplin Estates Preliminary Plat

Size: 185 lots / 52 acres

Applicant: Perry Engineering

Status: Waiting for 2nd submittal

[Submittal 1](#)

7. Lalama Final Plat

Size: 2 lots / 2 acres

Applicant: Arrow Land Survey Inc.

Status: Waiting for 2nd submittal

[Submittal 1](#)

8. Vanderbilt Farms Re-Plat of Final Block Plat, Blocks 1-13

Size: 13 blocks / 426 acres

Applicant: WLB Group

Status: Submittal 3 in review

[Submittal 3](#)

9. The Preserve at Twin Peaks Final Plat

Size: 190 lots / 100 acres

Applicant: Lennar Arizona Construction

Status: Submittal 3 in review

[Submittal 3](#)

10. Saguaro Bloom Block 2 Replat

Size: 170 lots / 55 acres

Applicant: EPS Group

Status: Pending Council Public Hearing

[Final Submittal](#)

11. Twin Peaks Vista Preliminary Plat

Size: 58 lots / 24 acres

Applicant: Mattamy Homes

Status: Waiting for 2nd submittal

[Submittal 1](#)

12. SC Ranch Prelim. Plat

Size: 52 lots / 10.8 acres

Applicant: MGS Land, LLC

Status: Waiting for 2nd submittal

[Submittal 1](#)

13. Linda Vista Village Final Plat

Size: 263 lots & 7 Blocks / 196 acres

Applicant: Red Point Development

Status: Waiting for Final submittal

[Submittal 2](#)

14. Saguaro Reserve I at Dove Mountain Final Plat

Size: 208 lots / 79 acres

Applicant: DM Phase IV Investment, LLC

Status: Waiting for final submittal

[Submittal 2](#)

15. Twin Peaks and Lambert Lane Preliminary Plat

Size: 59 lots / 34.2 acres

Applicant: Meritage Homes

Status: Waiting for final submittal

[Submittal 2](#)

COMMERCIAL NEW BUILD

16. Taco Bell

A new 2,053 sq foot restaurant with drive-thru located in Marana Main Street Commercial Subdivision

Applicant: Texas Land Engineers, Inc

Status: Waiting on 2nd submittal

17. Dove Mountain CSTEM School Expansion

The school located on Moore Rd is proposing to expand to add 6 new class rooms.

Applicant: Corgan

Status: 1st submittal in review

18. Marana Center Parcel 5

A commercial plat to subdivide Marana Center Parcel 5 into 2 lots, located on Twin Peaks, near Interstate 10.

Applicant: VP Marana, Inc

Status: Pending Council Public Hearing

[Submittal 2](#)

19. Core Charter School

A proposed new 2-story charter school located in Continental Ranch on Silverbell Rd near Coachline Rd. The applicant has planned for future growth to include expansion of the school and a gym.

Applicant: Carhuff + Cueva Architects, LLC

Status: Waiting for 2nd submittal

20. Circle K at Heritage Park Shoppes

A development plan package for construction of a new Circle K located on the corner Tangerine Rd and Lon Adams in the Heritage Park Shoppes. The site will feature a new 5,187 square foot convenience store, a car wash and fuel pumps.

Applicant: Land Development Consultants

Status: Waiting for 2nd submittal

[Submittal 1](#)

21. Sol Dog Development

A development plan to improve a 4 acre site featuring a new 9,413 sqft kennel building & 2,048 sqft veterinarian building with potential for future growth.

Applicant: AGR Foundation

Status: Waiting for 2nd submittal

[Submittal 1](#)

ADDITIONAL RESOURCES: [Online Projects Map](#) / [Public Notices](#) / [Public Hearing Search](#)

LAND MANAGEMENT

This list outlines Development Services projects in January. Projects can be in process for various lengths of time and will show up for several months after initial submittal until completed.

COMMERCIAL NEW BUILD (Cont.)

22. Lambert Water Treatment Campus

A permit to improve the existing water treatment facility located at the intersection of W Lambert Ln and N Airline Rd.

Applicant: Carollo Engineers

Status: Plan review approved, pending administrative items for issuance.

23. Picture Rocks Water Treatment Campus

A permit to improve the existing water treatment facility located at the intersection of N Continental Reserve Lp & N Silverbell Rd.

Applicant: Carollo Engineers

Status: Plan review approved, pending administrative items for issuance

24. The Church of Latter-Day Saints

Construction of a new church located in Continental Ranch subdivision on the NE corner of Coachline Blvd and Idle Wild Dr.

Applicant: Bruce Call Architecture

Status: Waiting for 2nd submittal

[Submittal 1](#)

25. Ray Ready Mix

Development plan for a 5.5 acre site with 3 buildings and material bins.

Applicant: JAS Engineering

Status:Waiting for 3rd submittal

[Submittal 2](#)

26. Golden Leaf Expansion

Expansion of an existing site to construction of 2 new buildings for a total of 13,060 sq. ft.

Applicant: Design Results, LLC

Status: Waiting for 3rd submittal

[Submittal 2](#)

COMMERCIAL REMODEL

27. Child & Family Resources

Improvements to occupy an existing vacant 10,824 sq. ft. space located at the NE corner of Ina Road and Oldfather Road.

Applicant: L2 Architects

Status: 1st submittal in review

28. Professional Office

Improvements to occupy an existing vacant 1,494 sq. ft. space located at the NE corner of Denny St and Sandario Rd.

Applicant: City Spaces Architecture

Status: 1st submittal in review

29. Hotworx

A tenant improvement to a 1,757 sq. ft. existing vacant space located in the Twin Peaks Retail Center.

Applicant: Bramic Design Group PLLC

Status: 1st submittal in review

30. Tucson Premium Outlets

An improvement to occupy two vacant spaces located in the Tucson Premium Outlets.

Applicant: AO Architects

Status: 1st submittal in review

31. TN Nails

Improvements to occupy an existing vacant space located in the Northpoint Business Park on Thornydale Rd south of Ina Rd.

Applicant: Andrew McCance

Status: Plan review approved, pending administrative items for issuance

32. Lucky Wishbone

A tenant improvement to occupy an existing vacant space located in the Gold Canyon Plaza on the NE corner of Ina Rd and Thornydale RdBusiness Park Dr near Hartman Ln.

Applicant: ADC West LL

Status: 3rd submittal in review

33. Wicked Monkey Brewing Company

Improvements for a new brewery to occupy an existing vacant building located on Business Park Dr near Hartman Ln.

Applicant: WMBC Holdings LLC

Status: Waiting for 2nd submittal

34. Estheimer Vet Clinic

Improvements of an existing 2,353 sqft space in Tangerine Crossing Commercial Center located at Tangerine Rd and Thornydale Rd.

Applicant: Tucson Expediting & Development

Status: 2nd submittal in review

35. Holiday Inn Express

Proposed interior remodel to the Holiday Inn Express boardroom, pantry and prep room located at the SW corner of N Cracker Barrel Road and W Hospitality Road.

Applicant: Tucson Expediting & Development

Status: Plan review approved, pending administrative items for issuance

LAND USE

36. Pima Farms 30 Annexation

Size: 30 acres

Applicant: ACM Ventures LLC

Status: In review

[Conceptual Site Plan](#)

37. Scenic Drive Annexation

Size: 30.59 acres

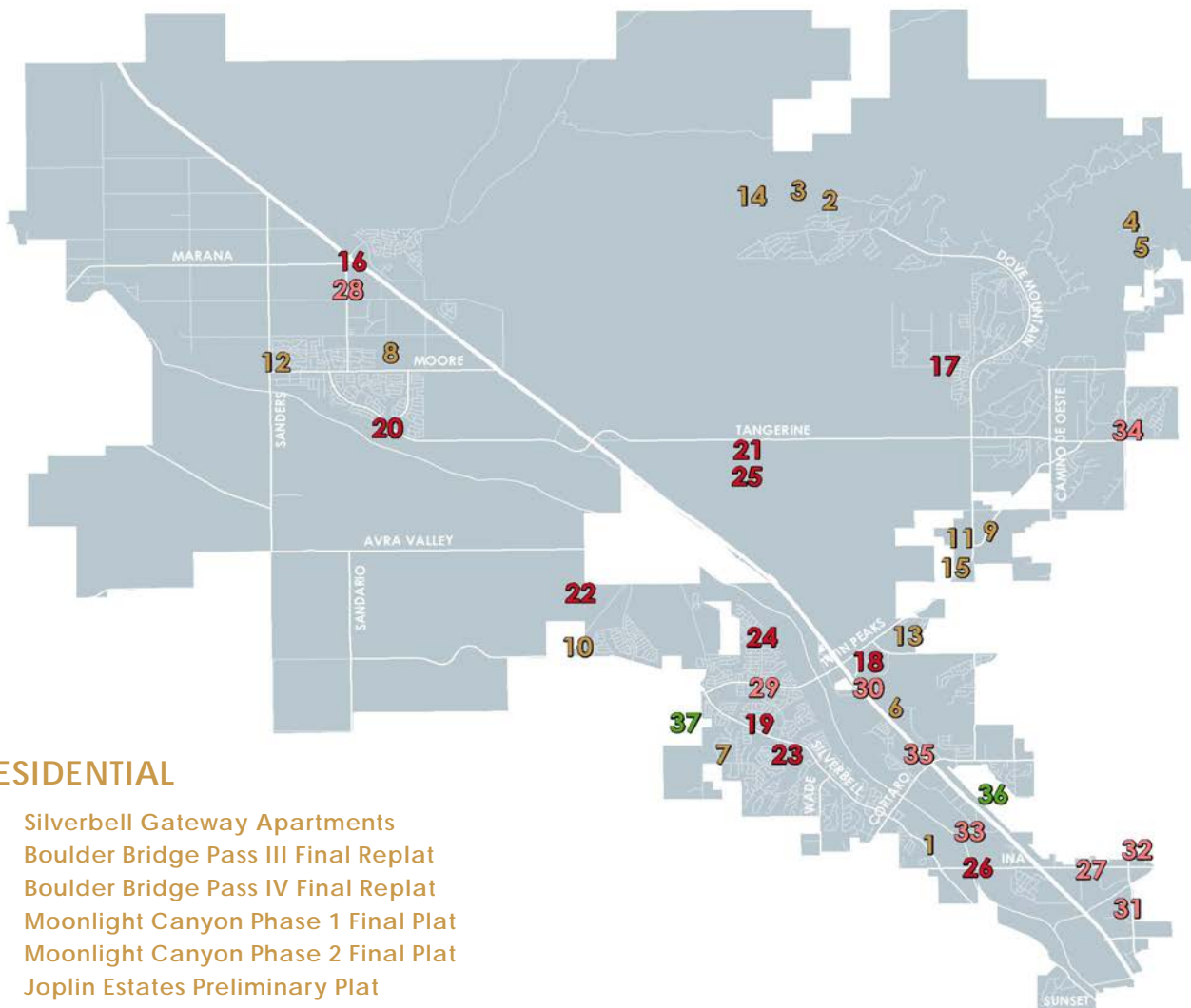
Applicant: Craig LeCroy

Status: In review

[Proposed Map](#)

LAND MANAGEMENT

This map shows the locations of Development Services projects in January. Please refer to the previous page or the [online projects map](#) for more details.



RESIDENTIAL

1. Silverbell Gateway Apartments
2. Boulder Bridge Pass III Final Replat
3. Boulder Bridge Pass IV Final Replat
4. Moonlight Canyon Phase 1 Final Plat
5. Moonlight Canyon Phase 2 Final Plat
6. Joplin Estates Preliminary Plat
7. LaLama Final Plat
8. Vanderbilt Farms Blk 1-13 Final Re-Plat
9. The Preserve at Twin Peaks Final Plat
10. Saguaro Bloom Block 2 Replat
11. Twin Peaks Vista Preliminary Plat
12. SC Ranch Preliminary Plat
13. Linda Vista Village Final Plat
14. Saguaro Reserve I at Dove Mountain Final Plat
15. Twin Peaks and Lambert Preliminary Plat

COMMERCIAL NEW BUILD

16. Taco Bell
17. Dove Mountain C-STEM School Expansion
18. Marana Center Parcel 5
19. Core Charter School
20. Circle K
21. Sol Dog Development
22. Lambert Water Treatment Campus
23. Picture Rocks Water Treatment Campus

24. The Church of Latter-Day Saints
25. Ray Ready Mix
26. Golden Leaf Expansion

COMMERCIAL REMODEL

27. Child & Family Resources
28. Professional Office
29. Hotworx
30. Tucson Premium Outlets
31. TN Nails
32. Lucky Wishbone
33. Wicked Monkey Brewing Company
34. Estheimer Vet Clinic
35. Holiday Inn Express

LAND USE

36. Pima Farms 30 Annexation
37. Scenic Drive Annexation

ADDITIONAL RESOURCES: [Online Projects Map](#) / [Public Notices](#) / [Public Hearing Search](#)

BUILT ENVIRONMENT

CAPITAL DESIGN & CONSTRUCTION REPORT

The table tracks the process of major construction and design projects in the Town of Marana. Visit the [Current & Proposed Projects Map](#) for a comprehensive list.

DESIGN

1. Avra Valley Road Reconstruction (Phase 2)

Description: Reconstruction of Avra Valley Road from Sanders Road to the western Town limits.
Budget: \$3,000,000
Status: 90% Design **Construction Timeline:** FY 2020

2. Lon Adams Road Reconstruction

Description: Reconstruction of Lon Adams Rd from Grier Rd to Barnett Rd. This project will replace the existing pavement section, add sidewalks, ADA sidewalk ramps, lighting, landscaping, and will improve the drainage for the road and Ora Mae Harn Park.
Budget: \$3,700,000
Status: 80% Design **Construction Timeline:** FY 2020

3. Camino de Oeste Restoration

Description: Widening of the current Camino De Oeste roadway to 30 feet in width from Rain Cloud St to Moore Rd.
Budget: \$1,660,000
Status: 90% Design **Construction Timeline:** FY 2020

4. Sandario Rd Drainage Improvement

Description: Installation of drainage improvements on Sandario Road, south of the Airport.
Budget: \$170,000
Status: In Design

5. Shared Use Path, Cal Portland Extension

Description: Connecting the Shared Use Path across the Cal Portland property.
Budget: \$1,500,000
Status: 40% Design

6. Adonis Subdivision Drainage Improvements

Description: Reconstruction of subdivision roadways to repair and remove stormwater drainage and road damage.
Budget: \$1,300,000
Status: 100% Design **Construction Timeline:** TBD

7. Tortolita Road Sidewalks

Description: Sidewalks infill along Tortolita Rd between Dove Mountain Fire Station and Bajada Drive.
Budget: \$250,000
Status: 90% Design
Build Year: FY 2020

8. Marana Main Street Settlement Repair

Description: Repairing distressed roadway areas on Marana Main Street between the Marana Municipal Complex and Grier Road.
Budget: \$150,000
Status: 5% Design

9. Court Jury Assembly Room

Description: Internal upgrades to the Marana Municipal Court.
Budget: \$375,000
Status: 50% Design

10. Silverbell Rd. Sidewalk (TP to Coachline)

Description: Closing of gaps in the sidewalks along the western side of Silverbell Rd for enhanced pedestrian safety.
Budget: \$TBD
Status: 5% Design

CONSTRUCTION

11. CAP Trailhead

Description: Develop a natural-surface segment of the CAP Trail from Tangerine Rd. east of I10 N to the Pinal County line.
Budget: \$144,000
Status: 33% Construction

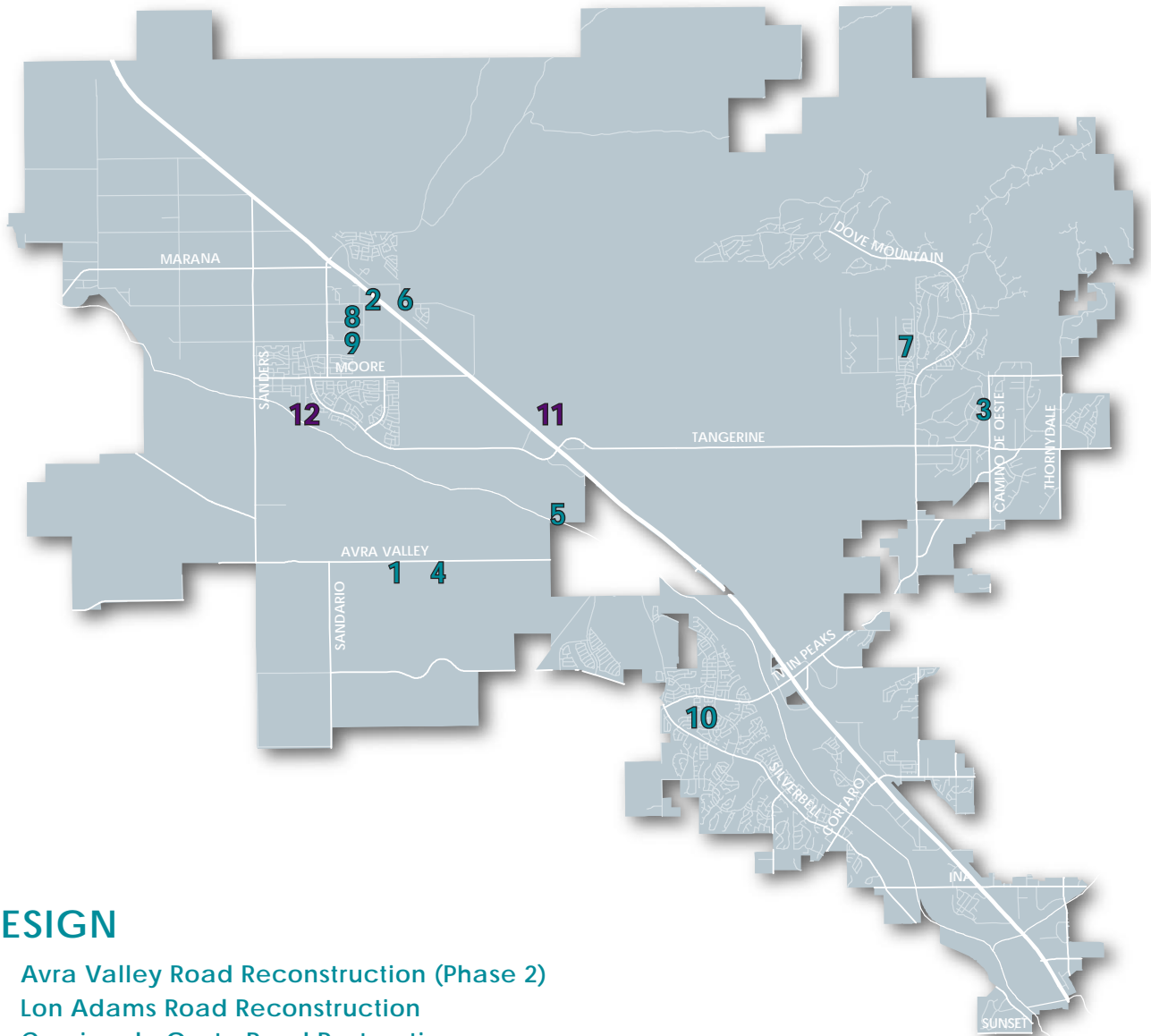
12. Honea Heights Pocket Park (Phase 2)

Description: Phase II of construction of a new neighborhood park for the Honea Heights Neighborhood.
Budget: \$350,000
Status: 90% Construction

BUILT ENVIRONMENT

CAPITAL DESIGN & CONSTRUCTION MAP

The map below indicates the location of capital improvement projects in the Town of Marana.



DESIGN

1. Avra Valley Road Reconstruction (Phase 2)
2. Lon Adams Road Reconstruction
3. Camino de Oeste Road Restoration
4. Sandario Rd Drainage Improvement
5. Shared Use Path, Cal Portland Extension
6. Adonis Subdivision Drainage Improvements
7. Tortolita Road Sidewalks
8. Marana Main Street Settlement Repair
9. Court Jury Assembly Room
10. Silverbell Rd. Sidewalk (TP to Coachline)

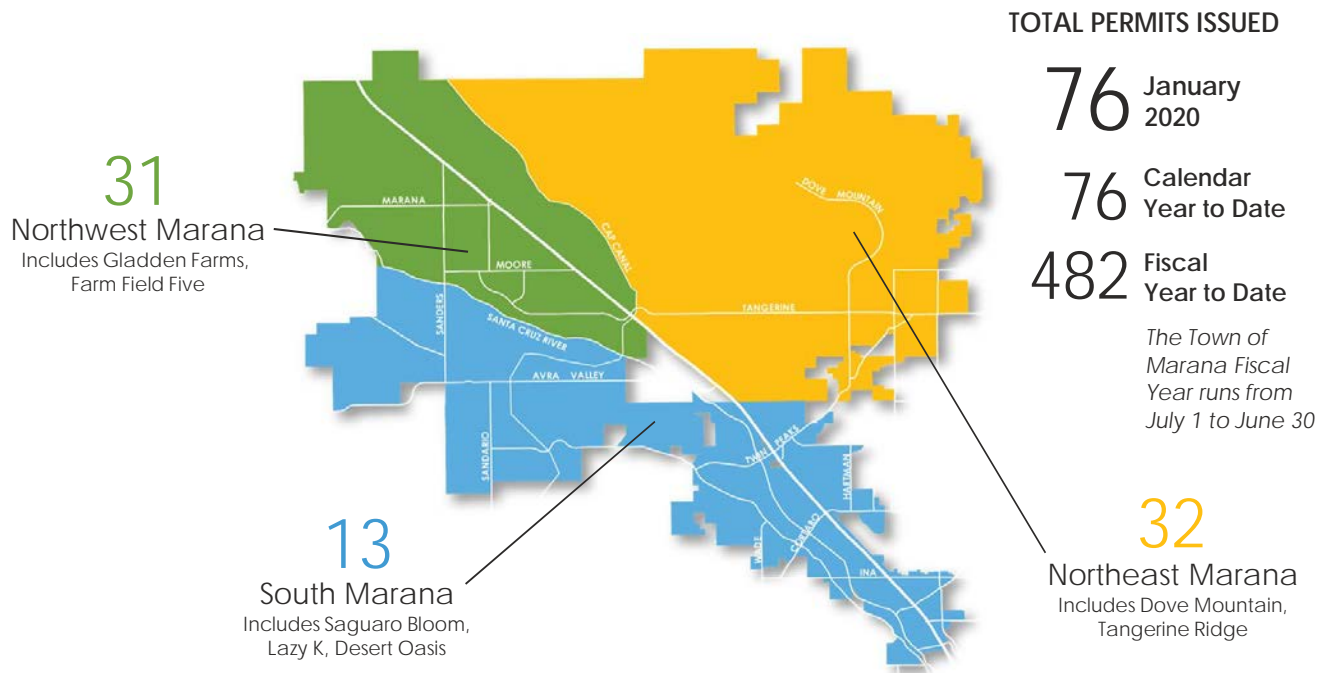
CONSTRUCTION

11. CAP Trailhead
12. Honea Heights Pocket Park (Phase 2)

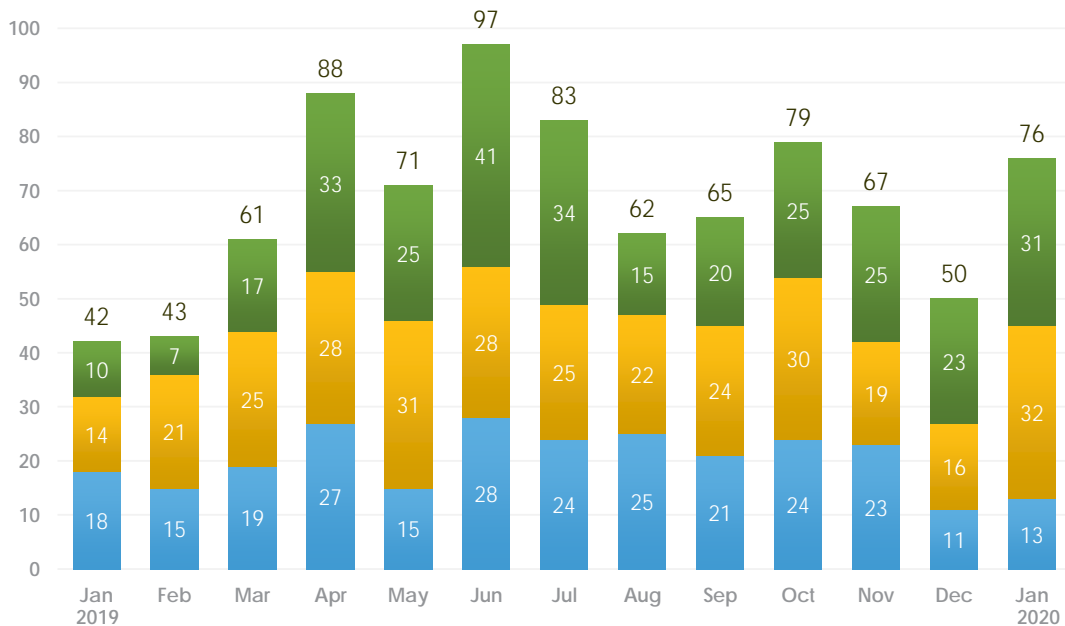
ADDITIONAL RESOURCES: [Online Projects Map](#) / [Public Notices](#) / [Public Hearing Search](#)

BUILT ENVIRONMENT

SINGLE FAMILY RESIDENTIAL PERMITS - BY REGION



SINGLE FAMILY RESIDENTIAL PERMITS - MONTHLY TREND



COMMERCIAL/OTHER PERMITS



5
Tenant Improvement



33
Pool/Spa Permits

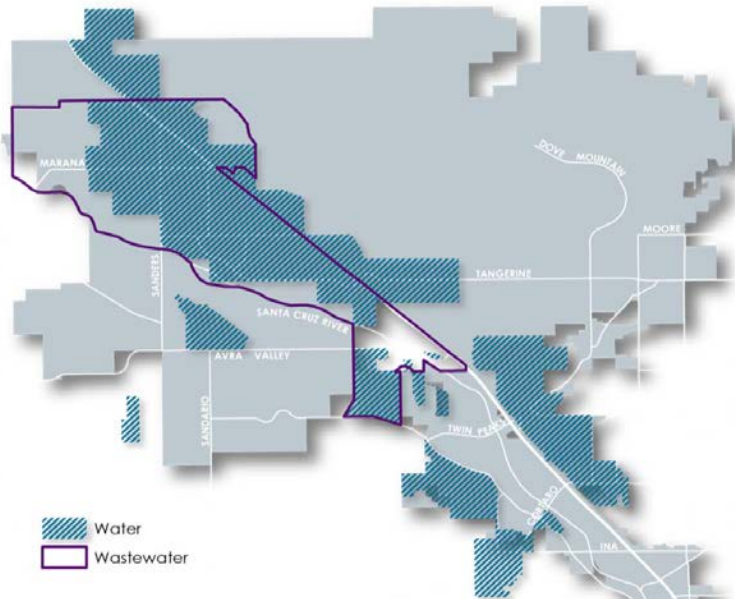


29
Solar Permits

RESOURCE MANAGEMENT

WATER/WATER RECLAMATION

SERVICE AREAS*

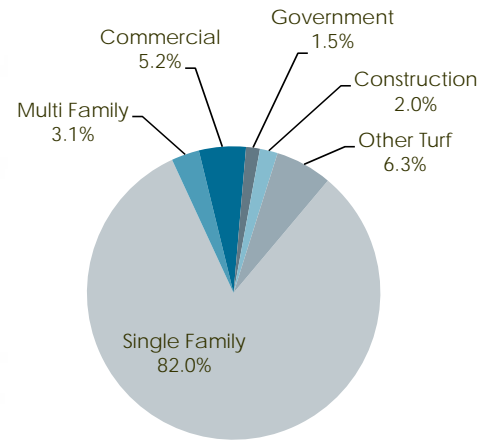


*This map is intended to be used for general reference only, showing only the 10 year planning area. For more specific information on Marana Water's water and wastewater service areas, please contact Marana Water.

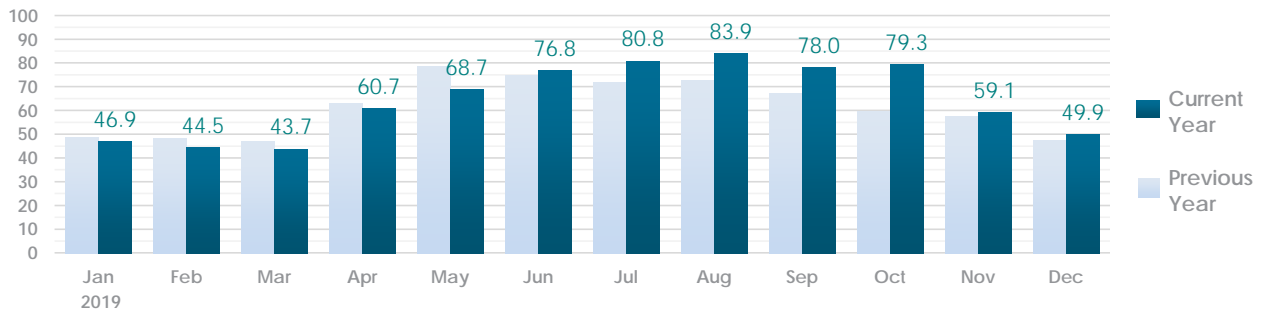
NEW CONNECTIONS / JANUARY 2020

50 Water Meters Installed
28.5 Sewer EDUs Issued

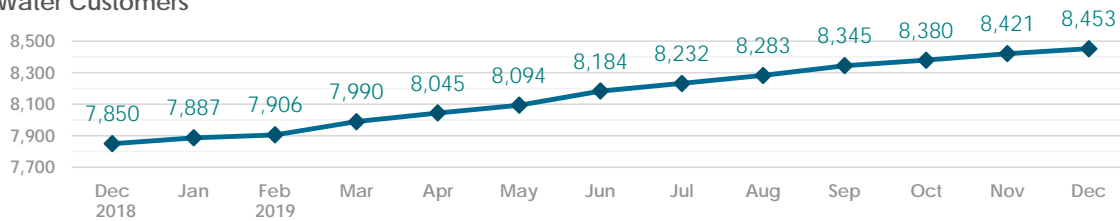
USAGE BY TYPE / JANUARY 2020



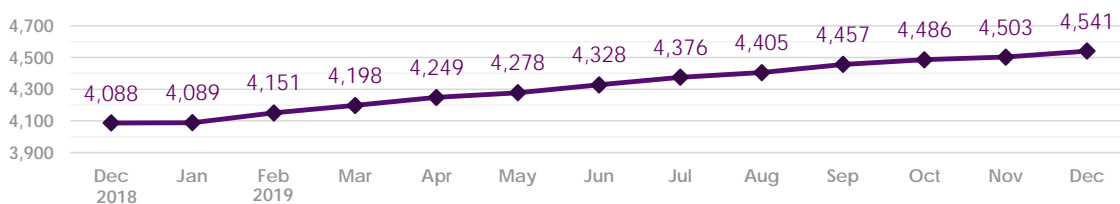
Millions of Gallons Billed Per Month



Water Customers

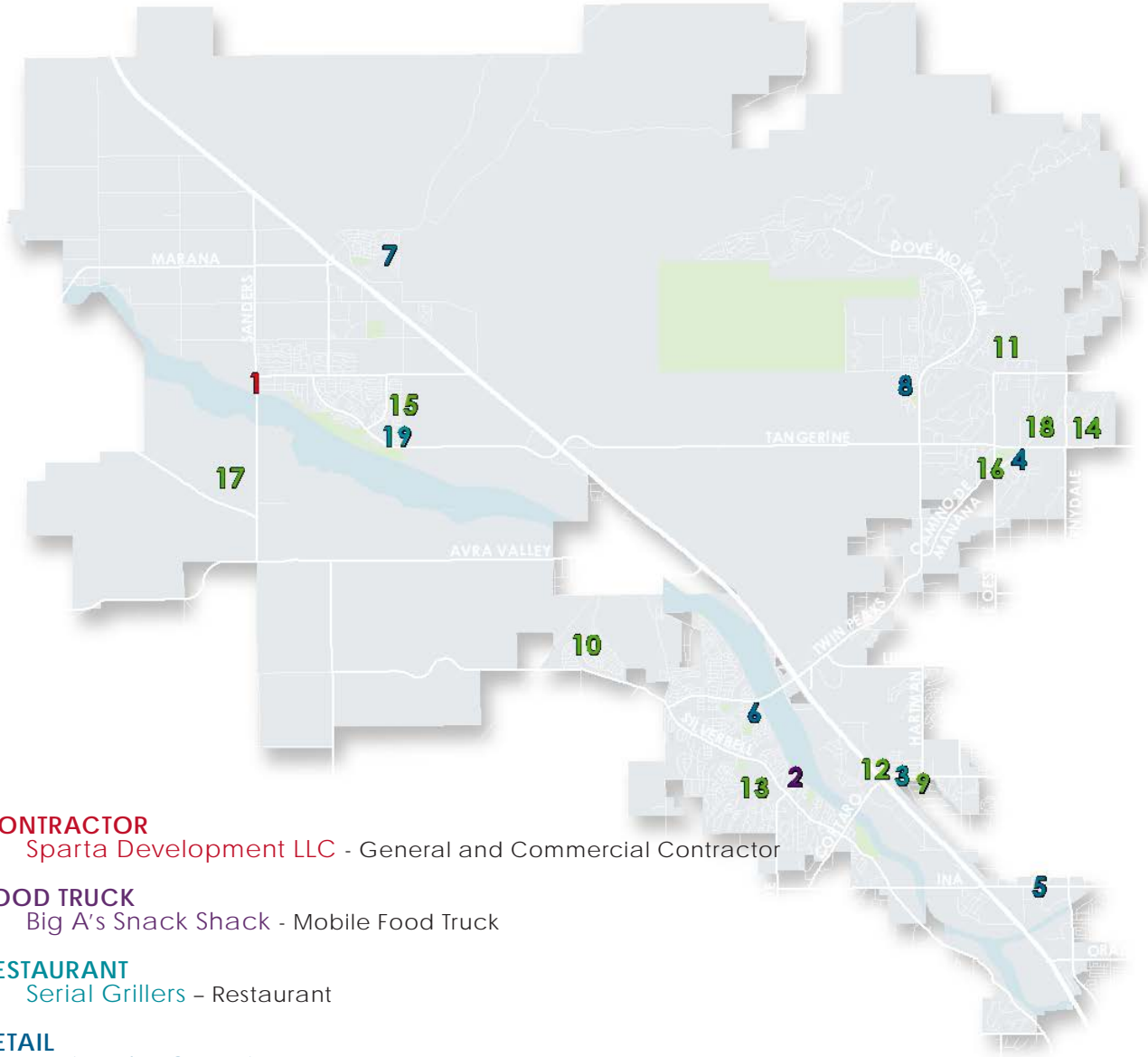


Sewer Customers



ECONOMIC VITALITY

NEW BUSINESSES IN MARANA



CONTRACTOR

1. Sparta Development LLC - General and Commercial Contractor

FOOD TRUCK

2. Big A's Snack Shack - Mobile Food Truck

RESTAURANT

3. Serial Grillers - Restaurant

RETAIL

4. Designs by Georgias - Home based crafts
5. Kratom Kafe - Retail sales of kratom
6. Lulu's Treasure Trove - Home based vintage goods
7. Ronquillo TS and More - Home based screen printing and other customer items
8. Sunteka, LLC - Home based sale of patented sun shield

SERVICE

9. Carondelet Marana Hospital - Micro Hospital
10. Charlotte Galvan Photography - Home based photography
11. CS Sales & Marketing - Home based marketing/consulting for agriculture industry
12. I Touch and Day Spa II - Nail salon, day spa
13. Integrity Rehab Group - Physical Therapy
14. LBM Recruiting Solutions, LLC - Home based consulting & career Recruiting
15. Snap Happy Mom - Home based photography services and education
16. Sotol Technologies, LLC - Home based IT services
17. Southwest Auto Truck & Diesel - Auto repair
18. Top Dog Media - Internet media

WHOLESALERS

19. Lety's - Home based buyer of wholesale items

PEOPLE AND COMMUNITY

MARANA ANIMAL SERVICES

Service Metrics – December 2019

Pet Licenses Issued:	305
Stray Pets:	26
Stray Pets Returned to Owner:	18
Licensing Revenue:	\$6,825.00
Program Donations:	\$788.00
Pet Adoptions:	81

PUBLIC SAFETY

Crime Data – January 2020

Marana Police Department January 2020 Crime Report

Crime	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
2020 Part 1 Crime Total	117												
5Y (2015-2020) P1 Average	100												
Homicide	0												
Sexual Assault	0												
Robbery	1												
Aggravated Assault	4												
Burglary	6												
Larceny (exc. Shoplifting)	48												
Larceny/Shoplifting	53												
Motor Vehicle Theft	5												
*Rec MV Theft	1												
Arson	0												



Data Source/Extraction Date: Spillman OBSV, 2/4/20. Data displayed reflect case counts. Crime counts may change pending quality control and reclassifications. Crime counts may differ from MPD Record's Unit counts provided to FBI based on Uniform Crime Reporting Scoring Criteria.

*Motor Vehicle Recoveries are not included in Part One Crime Total for FBI reporting.

Crime Analyst Janice Moser