

COUNCIL **EXECUTIVE** REPORT

May / 2020



MaranaAZ.gov/Council-Reports

INTRODUCTION

This issue of the Council Executive Report provides a summary of the Town's performance during May 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

TABLE OF CONTENTS

- LAND MANAGEMENT
 - Development Projects 4

- BUILT ENVIRONMENT
 - Capital Improvement Projects 7
 - May Permitting Report..... 9

- RESOURCE MANAGEMENT
 - Water Connections & Service Provision..... 10

- PEOPLE AND COMMUNITY
 - New Businesses 11
 - Public Services.....12

LAND MANAGEMENT

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

RESIDENTIAL

1. Gladden Farms Blk 39 Replat Final

Size: 2 lots / .34 acres
Applicant: Rick Engineering
Status: 1st submittal in review
[Submittal 1](#)

2. Gladden Farms Blk 42 Preliminary Plat

Size: 157 lots / 26 acres
Applicant: Rick Engineering
Status: 1st submittal in review
[Submittal 1](#)

3. Twin Peaks and Lambert Final Plat

Size: 62 lots / 34.2 acres
Applicant: Meritage Homes
Status: 1st submittal in review
[Submittal 1](#)

4. Saguaro Bloom 7B Preliminary Plat

Size: 177 lots / 41 acres
Applicant: Baker and Associates
Status: 1st Submittal under review
[Submittal 1](#)

5. Silverbell Gateway Apartments

Size: 300 units
Applicant: Rick Engineering
Status: Waiting for 2nd 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 2](#)

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. Twin Peaks Vista Preliminary Plat

Size: 58 lots / 24 acres
Applicant: Mattamy Homes
Status: Waiting for 2nd submittal
[Submittal 1](#)

10. Linda Vista Village Final Plat

Size: 263 lots & 7 Blocks / 196 acres
Applicant: Red Point Development
Status: Waiting for Final submittal
[Submittal 2](#)

11. 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](#)

12. Twin Peaks and Lambert Lane Preliminary Plat

Size: 59 lots / 34.2 acres

Applicant: Meritage Homes
Status: Waiting for final submittal
[Submittal 2](#)

13. SC Ranch Preliminary Plat

Size: 54 lots / 10.77 acres
Applicant: LGI Homes
Status: Approved by Council - May 2020

14. Moonlight Canyon Phase I Final Plat

Size: 5 lots / 9 acres
Applicant: Rick Engineering
Status: Waiting for final submittal
[Submittal 3](#)

15. Moonlight Canyon Phase II Final Plat

Size: 38 lots / 65 acres
Applicant: Rick Engineering
Status: Waiting for final submittal
[Submittal 2](#)

COMMERCIAL NEW BUILD

16. Quik Trip

A development plan package for construction of a new QT convenience store and gas station at Tangerine Road and I10.
Applicant: The WLB Group Inc.
Status: 1st submittal in review

17. Marana Road and I10 Development

A development plan package for construction of new drive-thru restaurants at Marana Road and I10.
Applicant: Cypress Civil Development
Status: 1st submittal in review

18. New Tire Shop Ramada

Construction of a new tire shop facility on Sanders Rd. N of Avra Valley Rd.
Applicant: Sacra Engineering
Status: 1st submittal in review

19. Dwight's Auto Glass

A development plan package for construction of a new shop, office, and storage building, south of Orange Grove Rd. and I10.
Applicant: Kory Engineering
Status: 1st submittal in review

20. Dutch Bros. Ina Rd.

A development plan package for construction of a new Dutch Bros. Coffee located on Ina Rd., east of Oldfather Rd. 886 sq/ft building.
Applicant: Cypress Civil Development
Status: 1st submittal in review

21. Tangerine Water Booster Station

A permit to construct a new water booster station located approx. 1 mi W of I10 on Tangerine Farms Rd.
Applicant: Marana Water
Status: 1st submittal in review

22. 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

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

LAND MANAGEMENT

This list outlines Development Services projects in May. 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.)

24. Sol Dog Development

A development plan package for construction on 4.27 acres at Tangerine Business Park w/ room for future growth.

Applicant: AGR Foundation

Status: Waiting for 2nd submittal

[Submittal 1](#)

25. 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](#)

26. Ray Ready Mix

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

Applicant: JAS Engineering

Status: Waiting for final submittal

[Submittal 2](#)

27. 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

28. Pacific Office Automation

A tenant improvement to existing building on Costco Dr. NW of Orange Grove.

Applicant: RSA Contractors

Status: 1st submittal in review

29. Walmart TI

A TI to replace storage tanks at Walmart at Cortaro and I10.

Applicant: Apex Companies

Status: 1st submittal in review

30. Walmart TI

A TI to for a general remodel at Walmart at Cortaro and I10.

Applicant: Kristen Spillman

Status: Waiting for 2nd submittal

31. FL Smidth Krebs TI

A TI to expand manufacturig space including crane installation at Hartmann Dr and I10.

Applicant: Tucson Expediting & Development

Status: 2nd submittal in review

32. Six Star Spa

A TI to occupy an existing vacant space at Twin Peaks and Silverbell Rd.

Applicant: Stickley Design Group Architects

Status: Waiting for 2nd submittal

33. Western States Fire TI

A tenant improvement for renovations of 4 existing suites located on Hartman Ln. W of I10. Includes new walls, mechanical, and electrical work

Applicant: Advantech Facility Design

Status: Applied April 2020

34. Ventana APEX Workshop

A tenant improvement to construct a new workshop area in an existing building located W of I10 along Tangerine Rd. This will include mechanical and electrical work.

Applicant: Advantech Facility Design

Status: Applied April 2020

35. CVS Pharmacy

A tenant improvement to an existing CVS Pharmacy on the SE corner of Ina & Thornydale roads.

Applicant: Lyons Warren Engineers & Arch

Status: 1st submittal in review

36. TMC One at MHC Healthcare

A tenant improvement to the existing MHC building at Bill Gaudette and Marana Main Street. Plans propose a remodel to 1,706 sqft to be occupied by TMC One.

Applicant: Bramic Design Group PLLC

Status: 1st submittal in review

37. Ralph Lauren

A tenant improvement to occupy two spaces located at the Tucson Premium Outlet Mall on Marana Center Blvd.

Applicant: Permit Adisors

Status: 1st submittal completed

38. Walmart Online Grocery Pickup

A tenant improvement at existin Walmart to allow for pickup of online orders.

Applicant: BBR Architect

Status: Plan review approved, pending admin items for issuance

39. 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

40. 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

41. 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

42. The Highlands at DM Restaurant

A TI for renovations of an existing bar and restaurant at Heritage Club Dr.

Applicant: WSM Architects

Status: Applied March 2020

LAND USE

43. Minor Land Division at Tangerine Rd & I10

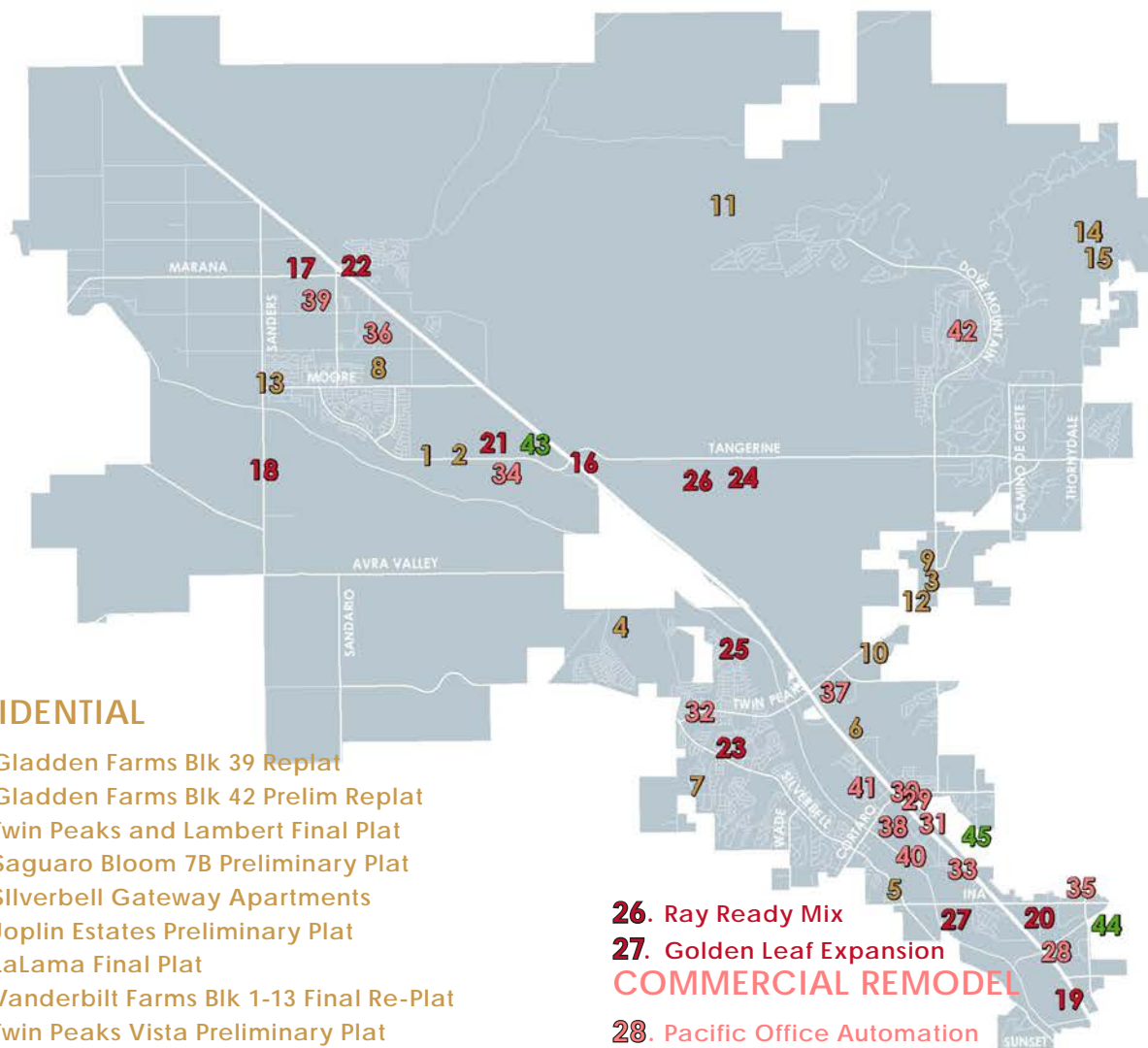
Size: 6.5 acres

Applicant: Cypress Civil Development

Status: 1st submittal in review

LAND MANAGEMENT

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



RESIDENTIAL

1. Gladden Farms Blk 39 Replat
2. Gladden Farms Blk 42 Prelim Replat
3. Twin Peaks and Lambert Final Plat
4. Saguaro Bloom 7B Preliminary Plat
5. Silverbell Gateway Apartments
6. Joplin Estates Preliminary Plat
7. LaLama Final Plat
8. Vanderbilt Farms Blk 1-13 Final Re-Plat
9. Twin Peaks Vista Preliminary Plat
10. Linda Vista Village Final Plat
11. Saguaro Reserve I at Dove Mountain Final Plat
12. Twin Peaks and Lambert Preliminary Plat
13. SC Ranch Preliminary Plat
14. Moonlight Canyon Phase 1 Final Plat
15. Moonlight Canyon Phase 2 Final Plat

COMMERCIAL NEW BUILD

16. Quick Trip
17. Marana and I10 Development
18. New Tire Shop Ramada
19. Dwight's Auto Glass
20. Dutch Bros Ina Rd.
21. Tangerine Water Booster Station
22. Taco Bell
23. Core Academy of Excellence
24. Sol Dog Development
25. Church of Latter Day Saints

COMMERCIAL REMODEL

26. Ray Ready Mix
27. Golden Leaf Expansion
28. Pacific Office Automation
29. Walmart TI
30. Walmart TI
31. FL Smidth Krebs TI
32. Six Star Spa
33. Western States Fire TI
34. Ventana APEX Workshop
35. CVS Pharmacy
36. TMC One at MHC Healthcare
37. Ralph Lauren
38. Walmart Online Grocery Pickup
39. Professional Office
40. Wicked Monkey Brewing Company
41. Holiday Inn Express
42. The Highlands @ DM Bar and Restaurant

LAND USE

43. Minor Land Division at Tangerine Farms & I10
44. Alexander Specific Plan
45. Pima Farms 30 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: \$3,307,800

Status: 100% 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: \$4,130,000

Status: 85% 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: \$2,160,000

Status: 90% Design **Construction Timeline:** FY 2020

4. TABY Downtown Roundabout

Description: Installation of landscape/hardscape beautification in Downtown Marana

Budget: TBD

Status: TBD

5. Shared Use Path, Cal Portland Extension

Description: Connecting the Shared Use Path across the Cal Portland property.

Budget: \$3,007,000

Status: 90% Design

6. Clark Farms Flow Split

Description: Modification of existing wastewater collection system along Clark Farms Blvd at Sandario Rd and Tangerine Farms Rd.

Budget: \$465,750

Status: 60% Design

7. Twin Peaks Rd., Rattlesnake Pass Widening

Description: Widening of Rattlesnake Pass at Twin Peaks on the W side of I10.

Budget: \$13,050,000

Status: 0% Design

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. Marana Rd-Sanders 21" Main

Description: Removal of approx 90 linear feet of 18" gravity sewer main and replacement with 21" gravity sewer main.

Budget: \$248,000

Status: 60% Design

CONSTRUCTION

10. Adonis Rd Subdivision Drainage Improvements

Description: Reconstruction of subdivision roadways to repair and remove stormwater drainage and road damage.

Budget: \$2,100,000

Status: 100% Construction

11. Pines Roadway Stabilization 2020

Description: Repair, maintenance, and stabilization of roadway issues in the Pines Subdivision.

Budget: \$477,000

Status: 0% Construction

12. Tortolita Road Sidewalks

Description: Sidewalks infill along Tortolita Rd between Dove Mountain Fire Station and Bajada Drive.

Budget: \$250,000

Status: 90% Construction

Build Year: FY 2020

13. 2020 Pavement Preservation Program

Description: Community-wide pavement preservation efforts for the Town of Marana.

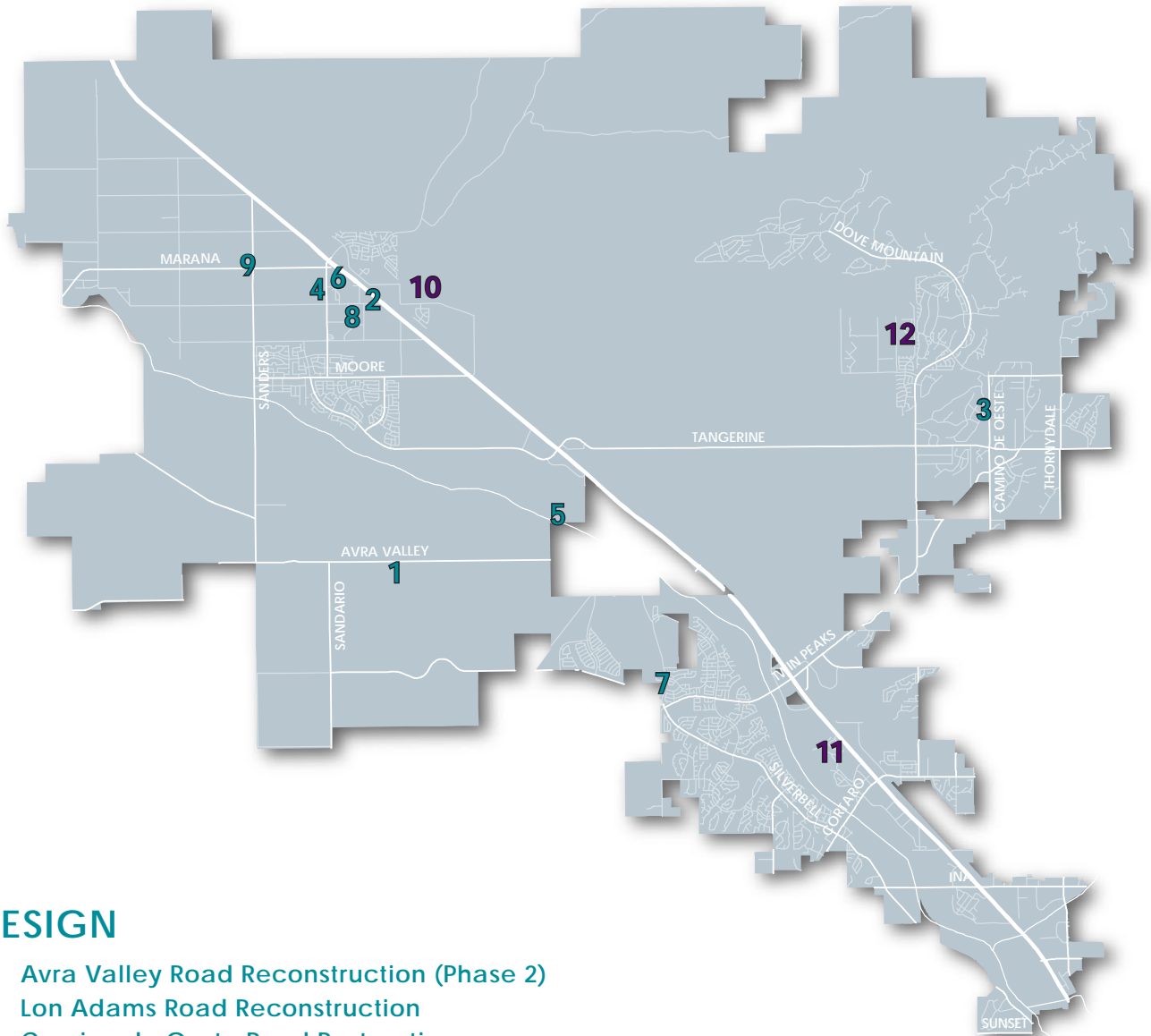
Budget: \$2,400,000

Status: 95% 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. TABY Downtown Roundabout
5. Shared Use Path, Cal Portland Extension
6. Clark Farms Flow Split
7. Twin Peaks Rd. Rattlesnake Pass Widening
8. Marana Main Street Settlement Repair
9. Marana Rd-Sanders 21" Main

CONSTRUCTION

10. Adonis Rd. Subdivision Drainage Improvements
11. Pines Roadway Stabilization 2020
12. Tortolita Rd. Sidewalks

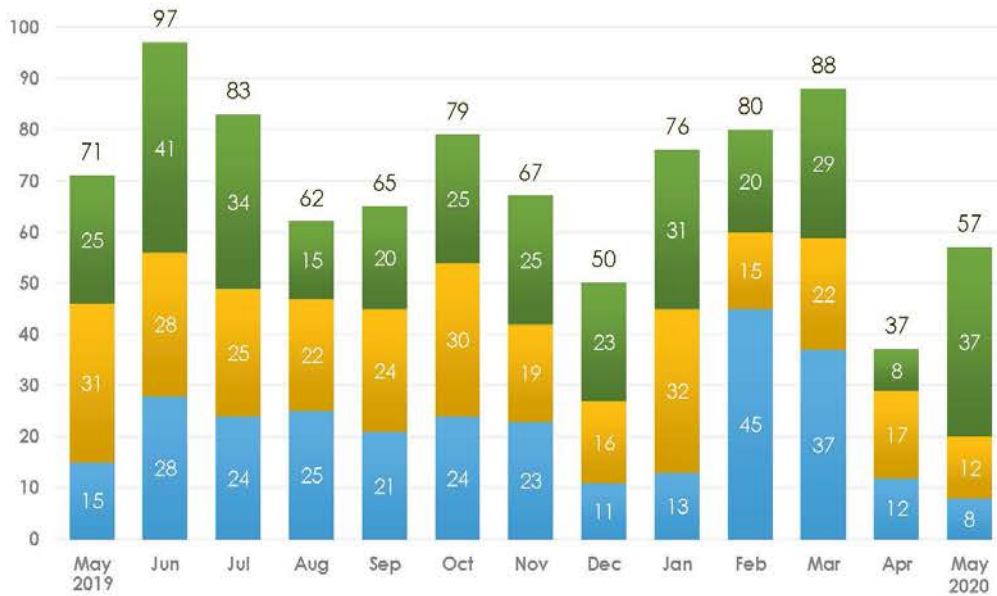
ADDITIONAL RESOURCES: [Online Projects Map](#) / [Public Notices](#) / [Public Hearing Search](#)

BUILT ENVIRONMENT

SINGLE FAMILY RESIDENTIAL PERMITS - BY REGION



SINGLE FAMILY RESIDENTIAL PERMITS - MONTHLY TREND



COMMERCIAL/OTHER PERMITS



3
Tenant Improvement



28
Pool/Spa Permits

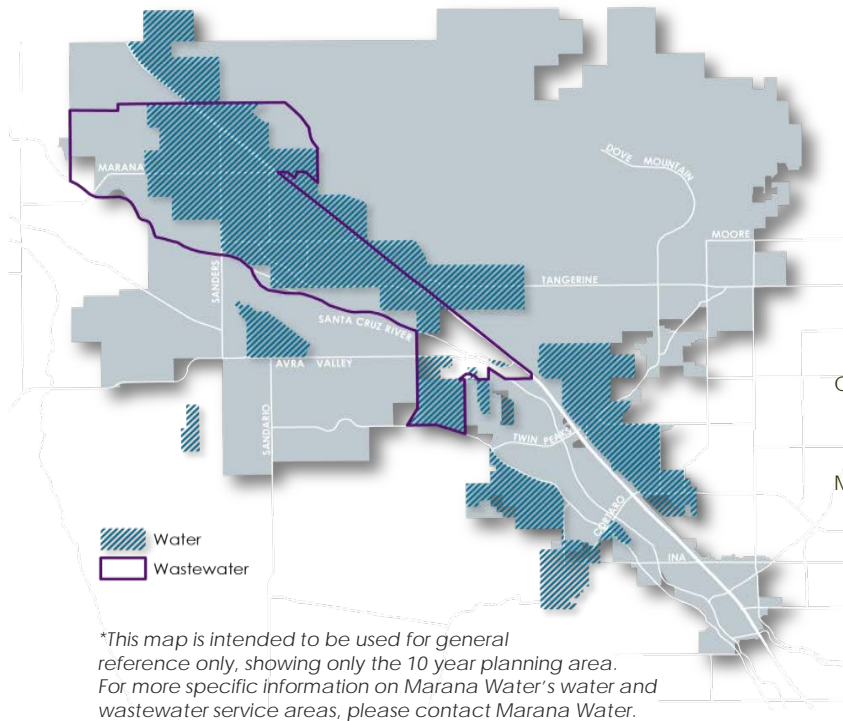


36
Solar Permits

RESOURCE MANAGEMENT

WATER/WATER RECLAMATION

SERVICE AREAS*

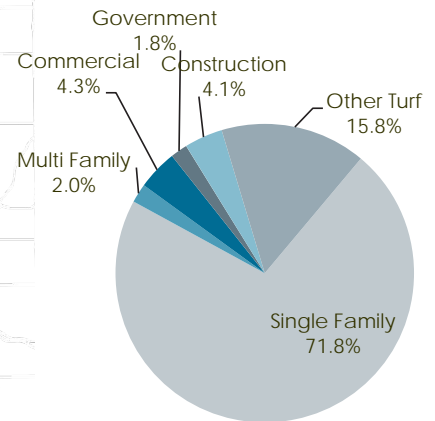


NEW CONNECTIONS / May 2020

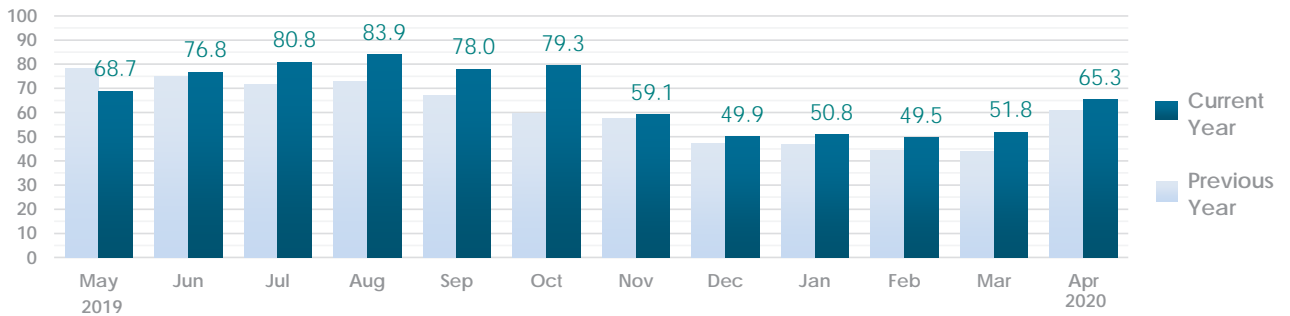
25 Water Meters Installed

45 Sewer Cards Issued

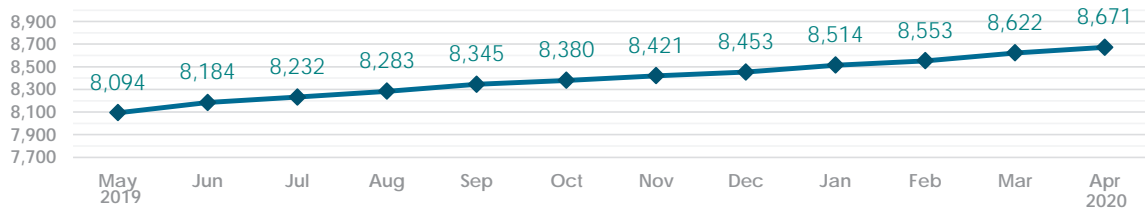
USAGE BY TYPE / May 2020



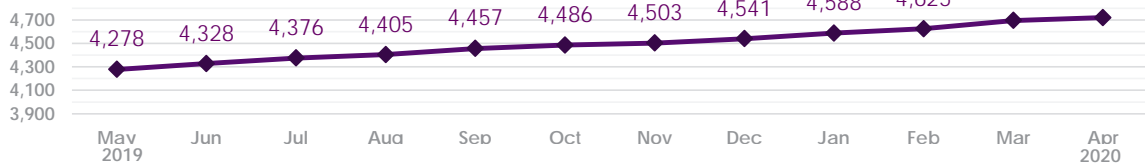
Millions of Gallons Billed Per Month



Water Customers

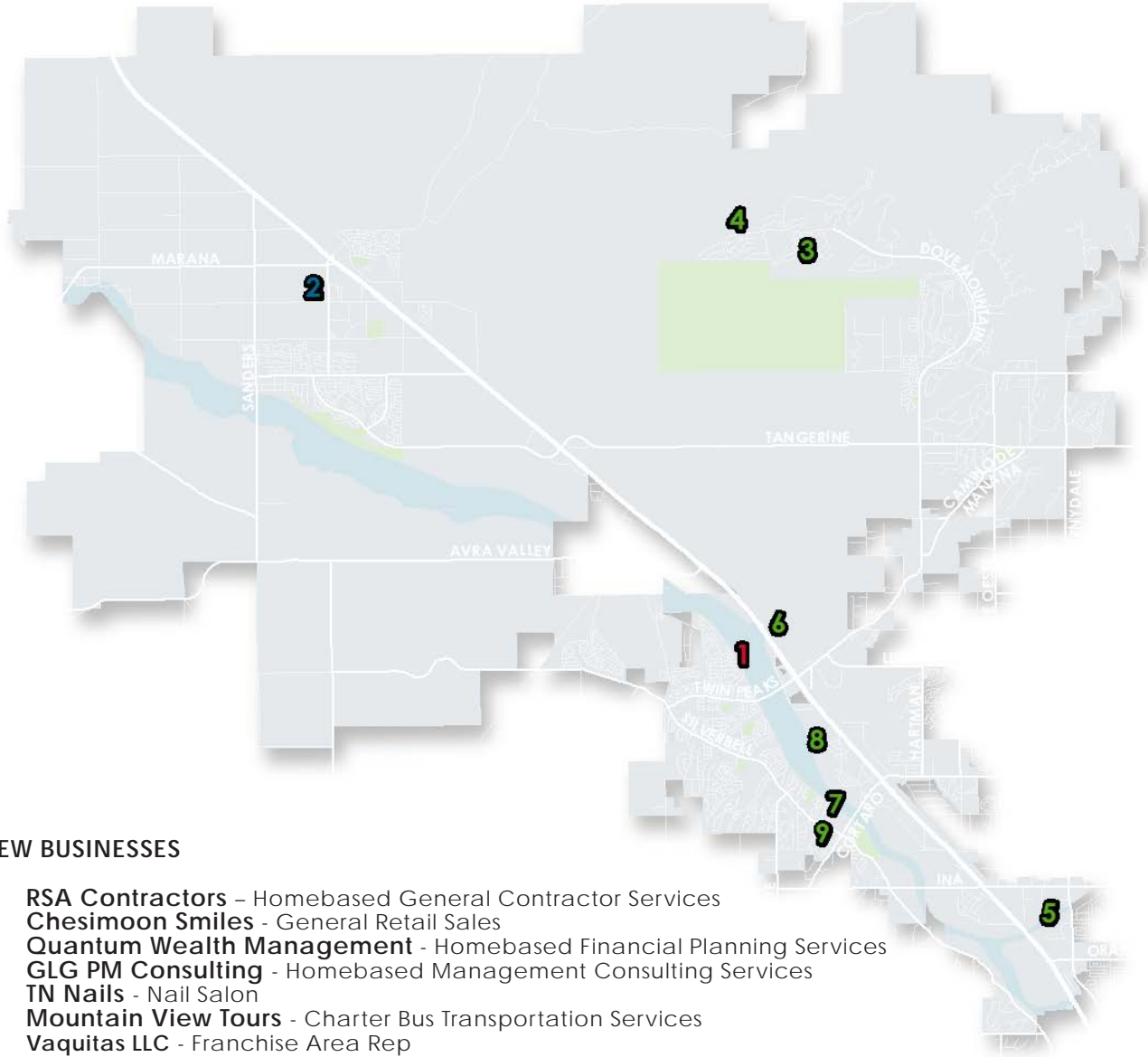


Sewer Customers



ECONOMIC VITALITY

NEW BUSINESSES IN MARANA



NEW BUSINESSES

1. **RSA Contractors** - Homebased General Contractor Services
2. **Chesimoon Smiles** - General Retail Sales
3. **Quantum Wealth Management** - Homebased Financial Planning Services
4. **GLG PM Consulting** - Homebased Management Consulting Services
5. **TN Nails** - Nail Salon
6. **Mountain View Tours** - Charter Bus Transportation Services
7. **Vaquitas LLC** - Franchise Area Rep
8. **Pedroza and Hates Accounting** - Accounting and Business Consulting Services
9. **Tjalas Healthcare Consulting** - Medical Consulting Services

PEOPLE AND COMMUNITY

MARANA ANIMAL SERVICES

Service Metrics – April 2020

Pet Licenses Issued:	200
Stray Pets:	24
Stray Pets Returned to Owner:	17
Licensing Revenue:	\$3,811.00
Program Donations:	\$96.00
Pet Adoptions:	1

PUBLIC SAFETY

Crime Data – May 2020

Marana Police Department May 2020 Crime Report

Crime	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
2020 Part 1 Crime Total	117	97	108	70	87								479
5Y (2015-2020) P1 Average	100	87	84	82	95								448
Homicide	0	0	0	0	0								0
Sexual Assault	0	0	0	1	1								2
Robbery	1	0	3	0	1								5
Aggravated Assault	4	1	4	2	2								13
Burglary	6	2	8	8	4								28
Larceny (exc. Shoplifting)	48	33	42	29	34								186
Larceny/Shoplifting	53	59	44	26	40								222
Motor Vehicle Theft	4	2	5	4	4								19
*Rec MV Theft	1	0	0	1	4								6
Arson	1	0	2	0	1								4



Data Source/Extraction Date: Spillman OBSV, 6/2/20. 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