(623) 935-5033
litchfieldpark.gov

City Council
Special Meeting
Agenda

Litchfield Park Branch Library
Community Room
101 W. Wigwam Blvd.
Litchfield Park, AZ 85340

Wednesday, June 17, 2026 IMMEDIATELY FOLLOWING THE REGULAR MEETING

Members of the Litchfield Park City Council will attend either in person, by telephone, or video conference call.
Physical access to the meeting room will be available 30 minutes prior to the meeting.

I. Call to Order

A. The agenda and packet are available at: www.litchfieldpark.gov
B. A video recording of the meeting can be seen here the next business day.

II. Business

A. Adoption of Resolution 26-609 Final Budget FY27 ***ACTION/COMMENT***
Presenter: *Paige Peterson, Asst. City Mgr./Finance Director*

Discussion and possible action to adopt Resolution 26-609 Final Budget FY27.

B. Adoption of Resolution 26-610 SLID Final Budgets for FY27 ***ACTION/COMMENT***
Presenter: *Paige Peterson, Asst. City Mgr./Finance Director*

Discussion and possible action to adopt Resolution 26-610 FY27 SLID Final Budgets and Estimate of Assessments.

III. Executive Session

A. An Executive Session may be called during the public meeting on any item on this agenda pursuant to A.R.S. § 38-431.03(A)(3) for the purpose of receiving legal advice.

IV. Adjournment

____
Thomas L. Schoaf, Mayor

Affidavit of Posting

I, Terri Roth, MMC, City Clerk. do hereby certify that I caused to be posted a true and correct copy of this agenda for the City Council meeting of Wednesday, June 17, 2026, in the following place in the City of Litchfield Park:

1. City Hall, outside bulletin board
2. City Website

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Terri Roth, MMC, City Clerk

Persons with special accessibility needs should contact City Hall, (623) 935-5033, at least 48 hours prior to the meeting.

CITY OF Litchfield Park

CITY COUNCIL COMMUNICATION

Business Item II.A
Fiscal Year 2027 Final Budget

To:	Mayor Thomas L. Schoaf and Members of the City Council
From:	Paige Peterson, Assistant City Manager / Director of Finance
Through:	Matthew Williams, City Manager
Meeting Date:	6/17/2026
Presenter:	Paige Peterson, Asst. City Mgr./Finance Director

RECOMMENDED MOTION:

MOVE TO ADOPT RESOLUTION 26-609 FY2027 FINAL BUDGET IN THE AMOUNT OF $45,354,836

BACKGROUND/DISCUSSION:

The tentative budget of $45,354,836 was approved on May 20, 2026. The budget remains the same as presented in the tentative budget. The City Council met and reviewed the budget proposal in detail during a work study session on April 15, 2026 and June 3, 2026. Below is a summary of the FY2027 final budget as compared to the FY2026 adopted budget.

	FY2026 Budget	**FY2027 Budget**	**% Change Budget**	**$ Change**
General Fund	$ 12,573,914	$ 13,833,937	10.02%	$ 1,260,023
Special Revenue Funds	1,836,977	956,755	-47.92%	(880,222)
Capital	30,663,700	25,154,000	-17.97%	(5,509,700)
Debt Service	2,511,044	2,610,144	3.95%	99,100
Contingency	2,800,000	2,800,000	0.00%	-
Total Budget	$50,385,635	$ 45,354,836	-9.98%	(5,030,799)
Less estimated exclusions	(26,243,558)	(20,300,000)		
Amount subject to expenditure limitation	24,142,077	25,054,836		
State imposed expenditure limitation	24,343,149	25,080,416	3.03%	737,267

The $13.8M general fund and $2.6M debt service budgets are covered by an estimated $16.4M in operating revenues. The debt service budget includes capacity for an additional debt payment of $800K annually if the Council chooses to issue bonds to invest in capital improvements. Current revenues do not support additional debt; this is included in the budget as a placeholder in the event revenues increase and Council wishes to explore bond options.

Construction sales tax revenues are estimated to be $2.85M and other small one-time grants are estimated to be $517K. One-time revenues are dedicated to one-time capital investments. The remainder of the capital investments will be paid for with additional city revenues (if revenues are higher than projected), city cash reserves and any other one-time revenues. The budget includes $6,568,000 for committed capital projects; $14,361,000 in recommended capital projects; $275,000 in smaller capital projects that can be approved by the City Manager (less than $50K); $3,950,000 in potential projects for a grand total of $25,154,000. Projects are dependent upon available funding, sufficient legal spending authority and all projects above $50K require council approval.

The contingency budget is to allow flexibility in the capital plan or cover unexpected costs during the year. Use of contingency authority must be approved by the City Council.

Overall, the total city budget is decreasing 10% or $5M. The majority of that is attributed to the capital improvement budget decreasing by $5.5M.

The special revenue fund budget includes the Highway User Revenue Fee (HURF), the Streetlight Improvement Districts, and the Court funds. We budget all available capacity in the HURF fund as this fund is dedicated solely to roads. The Streetlight Improvement Districts are special districts that exist to levy sufficient funds to pay for the streetlights in each respective district. The Court Enhancement Fund is under the control of the City Council and is budgeted to be used for court operations. The other court funds are under the control of the state and require state approval.

STAFF RECOMMENDATION:

Staff recommends adoption of the final budget proposed for Fiscal Year 2027.

FINANCIAL IMPACT:

ATTACHMENTS:

1. Resolution 26-609 FY 2027 Budget - June 17, 2026
2. FY2027 - Litchfield Park Final Budget

CITY OF LITCHFIELD PARK
RESOLUTION NO. 26-609

ADOPTION OF THE BUDGET – FISCAL YEAR 2027

WHEREAS, in accordance with the provision of Title 42 Chapter 17, Articles 1-5, Arizona Revised Statutes (A.R.S.), the City Council did, on May 20, 2026, make an estimate of the different amounts required to meet the public expenditures/expenses for the ensuing year, also an estimate of revenues from sources other than direct taxation; and

WHEREAS, in accordance with said section of said title, and following due public notice, the Council met on June 17, 2026, at which meeting any taxpayer was privileged to appear and be heard in favor of or against any of the proposed expenditures/expenses; and

WHEREAS, it appears that publication has been duly made as required by law, of said estimates together with a notice that the City Council would meet on June 17, 2026, in the Community Room at Litchfield Branch Library, 101 W. Wigwam Boulevard, Litchfield Park, Arizona, for the purpose of hearing taxpayers.

THEREFORE BE IT RESOLVED, that the said estimates of revenues and expenditures/expenses shown on the accompanying schedules as now increased, reduced, or changed by and the same are hereby adopted as the budget of the City of Litchfield Park for the fiscal year 2027.

PASSED AND ADOPTED by the Mayor and Common Council of the City of Litchfield Park, Arizona, this 17th day of June 2026.

____
Thomas L. Schoaf, Mayor

ATTEST:

____
Terri Roth, MMC, City Clerk

APPROVED AS TO FORM:

____
Pierce Coleman, PLC, City Attorneys
By: Joseph D. Estes

Official Budget Forms

City of Litchfield Park

Fiscal year 2027

City of Litchfield Park
Summary Schedule of estimated revenues and expenditures/expenses
Fiscal year 2027

Fiscal year		Sch		General Fund	Special Revenue Fund	Debt Service Fund	Capital Projects Fund	Permanent Fund	Enterprise Funds Available	Internal Service Funds	Total all funds
2026	Adopted/adjusted budgeted expenditures/expenses*	E	1	13,373,914	1,836,977	2,511,044	32,663,700	0	0	0	50,385,635
2026	Actual expenditures/expenses**	E	2	12,466,216	1,780,757	1,711,044	11,981,113	0	0	0	27,939,130
2027	Beginning fund balance/(deficit) or net position/(deficit) at July 1***		3	24,885,348	303,364	0	0	0	0	0	25,188,712
2027	Primary property tax levy	B	4	0							0
2027	Secondary property tax levy	B	5								0
2027	Estimated revenues other than property taxes	C	6	19,698,661	803,249	0	1,777,458	0	0	0	22,279,368
2027	Other financing sources	D	7	0	0	0	12,500,000	0	0	0	12,500,000
2027	Other financing (uses)	D	8	0	0	0	0	0	0	0	0
2027	Interfund transfers in	D	9	0	0	2,610,144	13,250,000	0	0	0	15,860,144
2027	Interfund Transfers (out)	D	10	15,860,144	0	0	0	0	0	0	15,860,144
2027	Line 11: Reduction for fund balance reserved for future budget year expenditures		11								
	Maintained for future debt retirement			1,810,144							1,810,144
	Maintained for future capital projects										0
	Maintained for future financial stability			7,822,000							7,822,000
	Maintained for future retirement contributions										0
											0
2027	Total financial resources available		12	19,091,721	1,106,613	2,610,144	27,527,458	0	0	0	50,335,936
2027	Budgeted expenditures/expenses	E	13	14,633,937	956,755	2,610,144	27,154,000	0	0	0	45,354,836

	Expenditure limitation comparison	2026	2027
1	Budgeted expenditures/expenses	$ 50,385,635	$ 45,354,836
2	Add/subtract: estimated net reconciling items		
3	Budgeted expenditures/expenses adjusted for reconciling items	50,385,635	45,354,836
4	Less: estimated exclusions	26,243,558	20,300,000
5	Amount subject to the expenditure limitation	$ 24,142,077	$ 25,054,836
6	EEC expenditure limitation or voter-approved alternative expenditure limitation	$ 24,343,149	$ 25,080,416

☐ The city/town does not levy property taxes and does not have special assessment districts for which property taxes are levied. Therefore, Schedule B has been omitted.

* Includes expenditure/expense adjustments approved in the current year from Schedule E.

** Includes actual amounts as of the date the proposed budget was prepared, adjusted for estimated activity for the remainder of the fiscal year.

*** Amounts on this line represent beginning fund balance/(deficit) or net position/(deficit) amounts except for nonspendable amounts (e.g., prepaids and inventories) or amounts legally or contractually required to be maintained intact (e.g., principal of a permanent fund). See the Instructions tab, cell C17 for more information about the amounts that should and should not be included on this line.

City of Litchfield Park
Tax levy and tax rate information
Fiscal year 2027

	2026	2027
1. Maximum allowable primary property tax levy. A.R.S. §42-17051(A)	$	$
2. Amount received from primary property taxation in the **current year** in excess of the sum of that year's maximum allowable primary property tax levy. A.R.S. §42-17102(A)(18)	$	
3. Property tax levy amounts		
A. Primary property taxes	$	$
Property tax judgment		
B. Secondary property taxes		
Property tax judgment		
C. Total property tax levy amounts	$	$
4. Property taxes collected*		
A. Primary property taxes		
(1) **Current** year's levy	$	
(2) Prior years' levies		
(3) Total primary property taxes	$	
B. Secondary property taxes		
(1) **Current** year's levy	$	
(2) Prior years' levies		
(3) Total secondary property taxes	$	
C. Total property taxes collected	$	
5. Property tax rates		
A. City/Town tax rate		
(1) Primary property tax rate		
Property tax judgment		
(2) Secondary property tax rate		
Property tax judgment		
(3) Total city/town tax rate		

B. Special assessment district tax rates

Secondary property tax rates—As of the date the proposed budget was prepared, the city/town was operating ______________ special assessment districts for which secondary property taxes are levied. For information pertaining to these special assessment districts and their tax rates, please contact the city/town.

* Includes actual property taxes collected as of the date the proposed budget was prepared, plus estimated property tax collections for the remainder of the fiscal year.

City of Litchfield Park
Revenues other than property taxes
Fiscal Year 2027

Source of revenues		Estimated revenues 2026		Actual revenues* 2026		Estimated revenues 2027
General Fund						
Local taxes						
City Sales and Use Tax (excluding CST)	$	11,000,000	$	11,000,000	$	11,000,000
City Construction Sales Tax		2,850,600		1,778,000		2,852,600
Franchise Fees		128,000		128,000		128,000
Licenses and permits						
Building Permits and Plan Reviews		175,000		500,000		250,000
Short-Term Rental Permits		15,000		10,000		10,000
Business Licenses		48,000		50,000		50,000
Intergovernmental						
Motor Vehicle License Tax		364,166		364,166		370,782
Urban Revenue Sharing		1,337,714		1,337,714		1,444,496
State Shared Sales Tax		1,036,242		1,036,242		1,031,663
Charges for services						
Recreation Services		523,000		550,000		560,250
Special Events		367,500		362,100		342,500
Fines and forfeits						
Court Fines		30,000		130,000		180,000
Interest on investments						
Interest		800,000		1,200,000		800,000
Miscellaneous						
Friends of the Rec		18,700		26,000		22,000
Community Services		24,370		20,000		39,370
Miscellaneous		100,000		200,000		617,000
Total General Fund	$	18,818,292	$	18,692,222	$	19,698,661

* Includes actual revenues recognized on the modified accrual or accrual basis as of the date the proposed budget was prepared, plus estimated revenues for the remainder of the fiscal year.

City of Litchfield Park
Revenues other than property taxes
Fiscal Year 2027

Source of revenues		Estimated revenues 2026		Actual revenues* 2026		Estimated revenues 2027
Special revenue funds						
Highway User Revenue Fund	$	551,229	$	533,000	$	524,439
Interest on Highway Revenue User Fund		10,000		40,000		10,000
	$	561,229	$	573,000	$	534,439
Street Light Improvement Districts Assessments	$	314,281	$	311,767	$	244,295
	$	314,281	$	311,767	$	244,295
Court Enchancement Fund	$	4,565	$	23,000	$	23,075
Fill the Gap		315		390		410
JCEF		500		930		1,030
	$	5,380	$	24,320	$	24,515
Total special revenue funds	$	880,890	$	909,087	$	803,249

* Includes actual revenues recognized on the modified accrual or accrual basis as of the date the proposed budget was prepared, plus estimated revenues for the remainder of the fiscal year.

Capital projects funds						
Litchfield Square Parcel Sale	$	1,114,440	$	1,142,628	$	1,777,458
	$	1,114,440	$	1,142,628	$	1,777,458
Total capital projects funds	$	1,114,440	$	1,142,628	$	1,777,458

* Includes actual revenues recognized on the modified accrual or accrual basis as of the date the proposed budget was prepared, plus estimated revenues for the remainder of the fiscal year.

Total all funds	$	20,813,622	$	20,743,937	$	22,279,368

City of Litchfield Park
Other financing sources/(uses) and interfund transfers
Fiscal year 2027

Fund	Other financing 2027 Sources	Other financing 2027 (Uses)	Interfund transfers 2027 In	Interfund transfers 2027 (Out)
General Fund				
Capital Improvement Fund	$	$	$	$ 13,250,000
Debt Service Fund - Refunded 2021				316,000
Debt Service Fund - LS Series 2021				601,494
Debt Service Fund - LS Series 2023				892,650
Debt Service Fund - Series 2026 (if approved)				800,000
Total General Fund	$	$	$	$ 15,860,144
Debt service funds				
General Fund - Refunded 2021	$	$	$ 316,000	$
General Fund - LS Series 2021			601,494	
General Fund - LS Series 2023			892,650	
General Fund - Series 2026 (if approved)			800,000	
Total debt service funds	$	$	$ 2,610,144	$
Capital projects funds				
Capital Improvement Fund	$ 12,500,000	$	$ 13,250,000	$
Total all funds	$ 12,500,000	$	$ 15,860,144	$ 15,860,144

City of Litchfield Park
Expenditures/expenses by fund
Fiscal year 2027

Fund/Department		Adopted budgeted expenditures/ expenses 2026		Expenditure/ expense adjustments approved 2026		Actual expenditures/ expenses* 2026		Budgeted expenditures/ expenses 2027
General Fund								
City Manager	$	607,654	$	25,346	$	633,000	$	673,080
Council & Commissions		78,600		5,000		83,600		88,400
City Clerk		342,700				336,000		365,939
City Attorney		150,000				150,000		150,000
Budget & Finance		463,804				462,000		512,104
Information Technology		264,929				224,150		295,251
Communications		171,344				171,000		191,293
Human Resources		421,667				418,780		444,048
Building Safety		205,866				196,100		238,543
Code Enforcement		121,074				117,100		127,204
Planning Services		298,654				265,000		288,918
Engineering Services		453,886				355,000		691,539
Magistrate Court		197,500		32,500		230,000		155,000
Public Safety		2,902,404				2,900,000		3,013,219
Public Works		4,213,486		150,000		4,363,486		4,208,231
Facilities Management (new in FY27)								662,675
Recreation Services		1,077,290				980,000		1,104,718
Community Services		194,367				190,000		252,862
Special Events		408,689				391,000		370,913
Non-departmental - Contingency		800,000		(212,846)				800,000
Total General Fund	$	13,373,914	$		$	12,466,216	$	14,633,937
Special revenue funds								
Public Works - HURF Fund	$	1,530,000	$		$	1,530,000	$	600,000
Street Light Improvement Districts		257,977				249,257		251,755
Court Enhancement Fund		19,000				1,500		75,000
JCEF		25,000						25,000
Fill the Gap		5,000						5,000
Total special revenue funds	$	1,836,977	$		$	1,780,757	$	956,755
Debt service funds								
Debt Service	$	316,400	$		$	316,400	$	316,000
Debt Service - LS Series 2021		502,494				502,494		601,494
Debt Service - LS Series 2023		892,150				892,150		892,650
Debt Service - Series 2026 (Placeholder if approved)		800,000						800,000
Total debt service funds	$	2,511,044	$		$	1,711,044	$	2,610,144
Capital projects funds								
Capital Projects - Committed	$	8,150,000	$		$	9,448,715	$	6,568,000
Capital Projects - Recommended		3,385,000				2,075,000		14,361,000
Capital Projects - City Manager		500,000				457,398		275,000
Capital Projects - Potential		18,628,700						3,950,000
Capital Projects - Contingency Citywide		2,000,000						2,000,000
Total capital projects funds	$	32,663,700	$		$	11,981,113	$	27,154,000
Total all funds	$	50,385,635	$		$	27,939,130	$	45,354,836

* Includes actual expenditures/expenses recognized on the modified accrual or accrual basis as of the date the proposed budget was prepared, plus estimated expenditures/expenses for the remainder of the fiscal year.

City of Litchfield Park
Expenditures/expenses by department
Fiscal year 2027

Department/Fund	Adopted budgeted expenditures/ expenses 2026	Expenditure/ expense adjustments approved 2026	Actual expenditures/ expenses* 2026	Budgeted expenditures/ expenses 2027
Public Works				
General Fund	$ 4,213,486	$ 150,000	$ 4,363,486	$ 4,208,231
Highway User Revenue Fund	1,530,000		1,530,000	600,000
Department total	$ 5,743,486	$ 150,000	$ 5,893,486	$ 4,808,231

* Includes actual expenditures/expenses recognized on the modified accrual or accrual basis as of the date the proposed budget was prepared, plus estimated expenditures/expenses for the remainder of the fiscal year.

City of Litchfield Park
Full-time employees and personnel compensation
Fiscal year 2027

Fund	Full-time equivalent (FTE) 2027	Employee salaries and hourly costs 2027	Retirement costs 2027	Healthcare costs 2027	Other benefit costs 2027	Total estimated personnel compensation 2027
General Fund	58	$ 4,618,138	$ 522,803	$ 985,056	$ 436,770	$ 6,562,767
Total all funds	58	$ 4,618,138	$ 522,803	$ 985,056	$ 436,770	$ 6,562,767

FY2027-2032 City of Litchfield Park Capital Improvement Plan

Strategic Priorities: Economic Development, Fiscal Responsibility, Infrastructure, Quality o

Litchfield Park is a thriving, vibrant community where our neighbors connect, our history is honored, our culture is celebrated, and our accountable leadership is rooted in active citizen engagement."

Project #	COMMITTED PROJECTS	*Council Action*	*Strategic Priority*	*Supports City's Vision*	FY27 BUDGET (7/1/26-6/20/27)	FY28 7/1/27-6/30/28 One-time budget estimate	FY29 7/1/28-6/30/29 One-time budget estimate	FY30 7/1/29-6/30/30 One-time budget estimate	FY31 7/1/30-6/30/31 One-time budget estimate	FY32 7/1/31-6/30/32 One-time budget estimate
1	Brinton Roundabout - Must be completed by August 2026	*CC approved 11/20/2024 D&E $200K. Construction up to $2.6M. CC approved up to $2.8M for construction 11/2025. Total with D&E and construction: $3M. Multi-year project with ~3% completed in FY27*	*Infrastructure*	*Yes*	$840,000					
2	Camelback Park View Fence Construction	*CC approved D&E in 2025. Construction was approved on 4/15/26 for $2M. This is a multi-year project with ~63% completed in FY27*	*Quality of Life*	*Yes*	1,250,000					
3	Finance Accounting and Budget System	*CC approved in FY26. Project completion is longer than initially anticipated. Additional contract work is needed to assist with implementation. Total project $150K. Multi-year project with ~50% completed in FY27*	*Government Efficiency*	*Yes*	75,000					
4	Hilltop Restoration Phase I - Utilities, desertscape, greenscape, parking, pathways, access, bandstand restoration, restroom, Public Grounds Yard	*CC approved $1.1M. CC approved $2.5M on 1/21/26 CC meeting. First contractor's estimate is $6M. FY27 budget amount of $2.7M is an estimate while we work with contractors to bring costs down. Multi-year project*	*Infrastructure*	*Yes*	2,700,000	-	-	-	-	-
5	Litchfield Park Library - Multi-year project. Total project cost is $5M	*CC approved 12/13/2024. Multi-year project with ~20% completed in FY27*	*Quality of Life*	*Yes*	1,000,000					
6	Litchfield Road Underpass Design Only (construction has not been committed to and is listed under recommended projects. Construction is estimated to be $1M. Total design and enginnering cost: $1.2M.)	*CC approved D&E on 4/16/2025 $258K. Current contract for D&E will be canceled due to poor performance. CC approved D&E with new firm still TBD on 4/15/26 for $200K. Multi-year project with ~79% completed in FY27*	*Quality of Life*	*Yes*	158,000					
7	Litchfield, Missouri Signal (Sun Health reimbursement upon development included in DA). Multi-year project. Total project cost is $1M	*Design was less than $50K. CC approved contract for construction 4/15/26. Multi-year project with ~50% of the work will be completed in FY27*	*Infrastructure*	*Yes*	500,000	-	-	-		
8	Sun Health/Camelback Road West Roundabout, half street improvements, pathways (split 50/50 with Sun Health via reimbursement) Design and Engineering. Multi-year project. Total D&E cost is $295K	*Phase I #4 and Phase II #1 projects are now one project. Council approved D&E - $295K. Multi-year project ~15% of the D&E will be completed in FY26. The remainder will be completed in FY27. Construction will need to be approved by council*	*Infrastructure*	*Yes*	45,000		-	-		
	COMMITTED PROJECTS TOTAL				**6,568,000**	-	-	-	-	-

Project #	RECOMMENDED PROJECTS	*Notes including any Council action*	*Strategic Priority*	*Supports City's Vision*	FY27 Budget 7/1/26-6/30/27	FY28 7/1/27-6/30/28 One-time budget estimate	FY29 7/1/28-6/30/29 One-time budget estimate	FY30 7/1/29-6/30/30 One-time budget estimate	FY31 7/1/30-6/30/31 One-time budget estimate	FY32 7/1/31-6/30/32 One-time budget estimate
1	Sun Health/Camelback Road West Roundabout, half street improvements, pathways construction (split 50/50 with Sun Health via reimbursement). This has combined the roundabout and half street projects as one project rather than split into two as originally presented. This includes $3.5M reimbursement from Sun Health on the revenue side	*Design costs approved by Council (Spring 26') Camelback West design split 50/50 with Sun Health.*	*Infrastructure*	*Yes*	7,000,000	-	-	-		
2	Camelback, Village Parkway Signal. Sun Health will contribute 50% if they add a northern leg.	*Design costs approved by Council (Spring 26') Camelback West design split 50/50 with Sun Health.*	*Infrastructure*	*Yes*	1,000,000					
3	Citywide Paint (city entrance signs, walls, underpass, etc)	*Citywide paint to improve aesthetics of city including the underpasses. CC approved one paint project on 4/15/26 for city entrance signs, multiple walls, etc for $150K. Staff recommends budgeting an additional $100K in FY27 to continue to improve city aesthetics*	*Infrastructure*	*Yes*	100,000					
4	Citywide Road Program (General Fund)	*Ongoing general fund roads maintenance budget*	*Infrastructure*	*Yes*	400,000	300,000	300,000	300,000	300,000	300,000
5	Citywide Road Program (HURF)	*Ongoing HURF road maintenance budget*	*Infrastructure*	*Yes*	550,000	555,000	560,000	565,000	570,000	570,000
6	Downtown electrical updates	*Obtaining quotes. Will need council approval.*	*Infrastructure*	*Yes*	200,000					

7	Grounds Equipment, Two Vehicles, Two gators, VM Boards, Arrow Board	*Ongoing Grounds vehicle and equipment annual budget*	*Infrastructure*	*Yes*	350,000	200,000	200,000	200,000	200,000	200,000
8	Irrigation Capital Expenditure Citywide	*This is a multi-year project*	*Infrastructure*	*Yes*	75,000	75,000				
9	IT Equipment, software, maintenance	*Information Technology equipment cycles out. To keep the network secure, it is important to budget annually to replace outdated equipment*	*Infrastructure*	*Yes*	125,000	75,000	75,000	75,000	75,000	75,000
10	Lake filtration system study (to tie lake well into irrigation system to reduce water costs)	*An engineering study is needed to identify how much water is available to pump and how far the water can be pumped*	*Infrastructure*	*Yes*	50,000					
11	Litchfield Road / Denny Signal (50/50 with Sun Health, DA applies) Sun Health is currently planning to construct	*Needs CC approval. 50/50 split with Sun Health. City will reimburse 50%*	*Infrastructure*	*Yes*	500,000					
12	Litchfield Road Underpass - Construction	*Construction will require council approval*	*Quality of Life*	*Yes*	1,000,000	-	-	-		
13	Planning, Engineering, Code Enforcement, Building Safety Software. **APPROVED DURING MAY CC MEETING**	*Software that will improve efficiency and allow for electronic plan reviews. CC will need to approve.*	*Government Efficiency*	*Yes*	0					
14	Public Grounds Facility Construction	*Design was complete in FY26 for $125K. Construction will need to be approved by Council. Total construction cost is estimated to be $2.5M*	*Infrastructure*	*Yes*	2,500,000					
15	Public Grounds Facility Furniture, IT equipment	*Furniture and IT equipment will be needed for new facility*	*Infrastructure*	*Yes*	175,000					
16	Sewer line at Turtle Park. **WORK WAS LESS THAN ORIGINALLY ANTICIPATED AND WAS ONLY $16K. WORK WAS COMPLETED IN MAY**	*Old infrastructure that needs to be replaced*	*Infrastructure*	*Yes*	0					
17	Sidewalk Panels	*There are over 90 sidewalk panels that need to be replaced citywide*	*Infrastructure*	*Yes*	120,000					
18	Study for Florence Brinton Building	*Study for best uses of the Florence Brinton Building*	*Quality of Life*	*Yes*	50,000					
	3.7% Inflation Adjustment Annually					89,170	83,990	84,360	84,730	84,730
	RECOMMENDED PROJECTS TOTAL				**14,195,000**	**1,294,170**	**1,218,990**	**1,224,360**	**1,229,730**	**1,229,730**

Project #	**PROJECTS WITHIN THE CITY MANAGER'S APPROVAL LEVEL**	***Notes including any Council action***	***Strategic Priority***	***Supports City's Vision***	**FY27 Budget 7/1/26-6/30/27**	**FY28 7/1/27-6/30/28 One-time budget estimate**	**FY29 7/1/28-6/30/29 One-time budget estimate**	**FY30 7/1/29-6/30/30 One-time budget estimate**	**FY31 7/1/30-6/30/31 One-time budget estimate**	**FY32 7/1/31-6/30/32 One-time budget estimate**
1	City Hall Updates	*Projects < than $50K*	*Infrastructure*	*Yes*	75,000	25,000	25,000			
2	Facilities Equipment	*The dedicated Facilities Manager will need a vehicle and equipment to properly maintain City facilities*	*Government Efficiency*	*Yes*	25,000					
3	Field Lining Machine		*Government Efficiency*	*Yes*		33,000				
4	Gathering Park Benches and Picnic Tables		*Quality of Life*	*Yes*	20,000	20,000	20,000			
5	Perimeter Wall Repairs	*Larger repairs that are outside of the Public Grounds operating budget*	*Infrastructure*	*Yes*	50,000					
6	Play area west side of tennis courts		*Quality of Life*	*Yes*	25,000					
7	Pot Hole Patching on Major Arterials	*Projects < than $50K*	*Infrastructure*	*Yes*	50,000	50,000	50,000	50,000	50,000	50,000
8	Recreation Center Lights	*If greater than $50K, project will be presented to council for approval*	*Quality of Life*	*Yes*	50,000					
9	Recreation Center Software Upgrade		*Government Efficiency*	*Yes*	30,000					
10	Streets Equipment	*The dedicated Streets Superintendent will need a vehicle and some equipment to maintain the streets adequately*	*Government Efficiency*	*Yes*	25,000					

	3.7% Inflation Adjustment Annually					7,622	5,180	3,700	3,700	3,700
	TOTAL CITY MANAGER APPROVED PROJECTS				350,000	135,622	100,180	53,700	53,700	53,700

Project #	POTENTIAL PROJECTS	Notes including any Council action	Strategic Priority	Supports City's Vision	FY27 Budget 7/1/26-6/30/27	FY28 7/1/27-6/30/28 One-time budget estimate	FY29 7/1/28-6/30/29 One-time budget estimate	FY30 7/1/29-6/30/30 One-time budget estimate	FY31 7/1/30-6/30/31 One-time budget estimate	FY32 7/1/31-6/30/32 One-time budget estimate
1	Bird Lane Drainage Study (possible reimbursement from MCFCD)	*Needs CC approval*	*Infrastructure*	*Yes*	50,000					
2	Camelback Road East, Pathway and Lighting	*Needs CC approval*	*Infrastructure*	*Yes*		800,000				
3	Camelback Road East, (sidewalks, medians, landscaping, road construction)	*Future project*	*Infrastructure*	*Yes*	-		3,000,000	3,000,000		
4	Camelback Underpass	*Received CC direction for DCR 1/21/26. Construction will need to be presented to council for approval*	*Quality of Life*	*Yes*	1,000,000					
5	Camelback restriping and Florida-T at Villa Nueva Signal	*Will require a traffic study before work can be done*	*Infrastructure*	*Yes*	500,000	-	-	-	-	
6	City Entrance Signs	*Future project to update City entrance signs*	*Infrastructure*	*Yes*				700,000		
7	City Street Signs (last installed in 2016)		*Infrastructure*	*Yes*	100,000					
8	Congestion at Litchfield Road and Camelback Road NB right turn lane		*Infrastructure*	*Yes*	-	500,000	-	-	-	-
9	Florence Brinton Community Center Remodel	*Future project - cost is estimated until study is conducted*	*Quality of Life*	*Yes*	500,000	500,000				
10	Hilltop Phase III - Litchfield Train Depot	*Future project*	*Infrastructure*	*Yes*				500,000		
11	Hilltop Restoration Phase II - Gardens, TPA	*Future project to finish Hilltop restoration*	*Infrastructure*	*Yes*			1,000,000	1,000,000		
12	Jackie Robinson Drainage Improvements - Temporary drainage solution done in FY26. Adding permanent drainage solution and parking area non-paved in FY27	*This will need CC approval. Staff has estimated it will cost approximately $200K, but total cost won't be determined until after we have received contractor estimates*	*Infrastructure*	*Yes*	200,000					
13	Landscaped Median Enhancements (start with downtown and Estero Lane)		*Infrastructure*	*Yes*	50,000	50,000	50,000	50,000	50,000	50,000
14	Litchfield Road Pathway and Curbs (south of Camelback to Wigwam Blvd, added right turn lane, sidewalk, utility relocation, drainage, storm drain, extend pathway, curb, in FY27). Recommend DCR first for entire roadway and construction in a future budget year	*Needs CC approval. Recommending DCR first*	*Infrastructure*	*Yes*		300,000		-		
15	Litchfield Square Parking Garage Construction (at old Scout Lodge site) if necessary	*Future project if necessary*	*Infrastructure*	*Yes*						12,000,000
16	Litchfield Square Parking Garage D&E (at old Scout Lodge site) if necessary	*Future project if necessary*	*Infrastructure*	*Yes*					1,100,000	
17	Litchfield Square Public Grounds Storage Area (to store equipment at LS)	*Needs CC approval*	*Infrastructure*	*Yes*	100,000					
18	Oro Vista drainage issue		*Infrastructure*	*Yes*		100,000				
19	Parking at Turtle Park		*Quality of Life*	*Yes*	500,000					
20	Perimeter Wall Reconstruction - Dysart from Camelback Park to Indian School		*Infrastructure*	*Yes*		200,000	3,000,000	-		
21	Preschool Playground		*Quality of Life*	*Yes*		100,000				
22	Right Turn Lane N. Litchfield Road onto East Wigwam		*Infrastructure*	*Yes*				400,000		
23	Scout Lodge - Move and install unpaved parking lot (if necessary)	*Potential project if necessary*	*Infrastructure*	*Yes*	450,000					
24	Spa Repair or Convert to Splash Pad		*Quality of Life*	*Yes*	250,000					
25	Wigwam Parking and Medians	*Needs CC approval*	*Infrastructure*	*Yes*	250,000					
	3.7% Inflation Adjustment Annually					471,750	1,304,250	1,045,250	212,750	2,229,250
	TOTAL RECOMMENDED PROJECTS				**$3,950,000**	**$3,021,750**	**$8,354,250**	**$6,695,250**	**$1,362,750**	**$14,279,250**

SUMMARY OF PROJECTS

COMMITTED				6,568,000					
RECOMMENDED	-			14,195,000	1,294,170	1,218,990	1,224,360	1,229,730	1,229,730
CITY MANAGER PROJECTS WITHIN APPROVAL AUTHORITY (PROJECTS < $50K)	-			350,000	135,622	100,180	53,700	53,700	53,700
POTENTIAL	-			3,950,000	3,021,750	8,354,250	6,695,250	1,362,750	14,279,250
GRAND TOTAL	-	-	-	25,063,000	4,451,542	9,673,420	7,973,310	2,646,180	15,562,680

Business Item II.B
Adoption of Resolution 26-610
SLID Final Budgets for FY27

CITY OF
Litchfield Park

CITY COUNCIL COMMUNICATION

To:	Mayor Thomas L. Schoaf and Members of the City Council
From:	Paige Peterson, Assistant City Manager / Director of Finance
Through:	Matthew Williams, City Manager
Meeting Date:	6/17/2026
Presenter:	Paige Peterson, Asst. City Mgr./Finance Director

RECOMMENDED MOTION:

MOVE TO ADOPT RESOLUTION 26-610 FOR THE FINAL BUDGETS AND ESTIMATE OF ASSESSMENTS FOR STREETLIGHT IMPROVEMENT DISTRICTS 1, 2, AND 3 FOR FISCAL YEAR 2027.

BACKGROUND/DISCUSSION:

Annually, the City is required to adopt assessments for three (3) Streetlight Improvement Districts (SLIDs) within the City. Adopting tax levies for the Streetlight Improvement Districts (SLIDs) is a three-part process: (1) Tentative Budget Adoption (2) Final Budget Adoption, and (3) Tax Levy Adoption. In this meeting, the final budgets will be adopted.

SLID 1 is located in the Village at Litchfield Park, encompassing the southern Village area. SLID 2 encompasses the central area of the city including the resort, central businesses, and a large portion of the central residences. SLID 3 is also located in the Village at Litchfield Park, encompassing the northern Village area. All property owners within each respective SLID are collectively assessed each year to cover the cost of operating the lighting within the districts. Arizona Public Service Company bills the City for the cost of the lighting. According to State Law, the maximum amount that property owners can be assessed for a SLID is $1.20 per $100 of assessed value.

The details of each SLID budget are included in the supporting schedules.

STAFF RECOMMENDATION:

Staff recommends adoption of Resolution 26-610 for the final budget and estimate of assessments for Streetlight Improvement Districts 1, 2, and 3 for Fiscal Year 2027.

FINANCIAL IMPACT:

There is no financial impact to the city as each district is assessed for their cost of electricity.

ATTACHMENTS:

1. Resolution 26-610 SLID Final Budgets FY27
2. FY 2027 - SLID 1, 2, 3 BUDGET CALCULATIONS

CITY OF LITCHFIELD PARK
RESOLUTION NO. 26-610

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF LITCHFIELD PARK, ARIZONA ADOPTING THE STATEMENTS AND ESTIMATES OF EXPENSES OF THE LITCHFIELD PARK STREET LIGHTING IMPROVEMENT DISTRICTS, WHICH SHALL CONSTITUTE THE BUDGETS OF THE DISTRICTS FOR FISCAL YEAR 2027, PURSUANT TO SECTIONS 48-616 AND 42-17101 ET SEQ., ARIZONA REVISED STATUTES, AS AMENDED;

WHEREAS, the provisions of A.R.S. § 48-616 require the governing body to levy taxes upon all property in a municipal street lighting improvement district to pay the annual expenses of said districts; and

WHEREAS, the governing body of the municipality shall make annual statements and estimates of the expenses of the district, which shall be provided for by the levy and collection of ad valorem taxes upon the assessed value of all the real and personal property in the district, shall publish notice thereof, shall have hearings thereon and adopt said statements and estimates as provided in title 42, chapter 17, article 3 (Sections 42-17101 et seq.), Arizona Revised Statutes; and

WHEREAS, the Mayor and Council desire to approve said statements and estimates for Fiscal Year 2027; and

WHEREAS, public hearings on said statements and estimates of expenses were held on June 17, 2026 and notice of such hearings published in accordance with the requirements of A. R. S. § 48-616;

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COMMON COUNCIL OF THE CITY OF LITCHFIELD PARK, ARIZONA,

The Statement and Estimates of Expenses of the City of Litchfield Park Lighting Improvement Districts for Fiscal Year 2027, attached hereto and incorporated herein as Exhibit "A", is hereby approved.

BE IT FURTHER RESOLVED that said adopted estimates shall constitute the budgets of the Litchfield Park Street Lighting Improvement Districts for Fiscal Year 2027.

RESOLVED by the Mayor and Council this 17th day of June, 2026.

____
Thomas L. Schoaf, Mayor

ATTEST:

____
Terri Roth, MMC, City Clerk

APPROVED AS TO FORM:

____
Pierce Coleman, PLC, City Attorneys
By: Joseph D. Estes

EXHIBIT "A"

CITY OF LITCHFIELD PARK, ARIZONA
Street Light Improvement Districts
Schedule of Estimated Assessments
Fiscal Year 2027

Prepared By: Paige Peterson

Co. Dist. No.	City ID No.	City ID Name	FY 2027 Budgeted Expense	FY 2027 Tax Levy Request
23433	SLID #1	Litchfield Park, Arizona Lighting Improvement District No. 1	$34,727	$32,451
23507	SLID #2	Litchfield Park, Arizona Lighting Improvement District No. 2	$173,064	$169,269
23638	SLID #3	Litchfield Park, Arizona Lighting Improvement District No. 3	$43,963	$42,575

City of Litchfield Park
SLID 1 Assessment Calculation
FY 2027 Budget

Location: Village @ Litchfield Park (South Village area - Phase 1)

Assessment Calculation

FY2027 Assessment Calculation (July 2026-June 2027)		
Budget for Estimated Annual Cost of Electricity		$34,727
Adjustment to Account for Accumulated Funds		
5% Target for Fund Balance	$1,736	
FY25 Fund Balance / (Deficit)	(7,490)	
FY26 Estimated Revenue Overage/(Shortfall)	11,502	
Qasimyar Refunds	-	
Total Adjustment		(2,276)
Total Amount Assessed		$32,451

Rate Calculation

Net Limited Property Value (LPV) per Preliminary County Tax Abstract	$9,037,706
Proposed Assessment Levy	$32,451
Estimated Assessment Rate (per $100 of NAV)	0.3591

Prior Year Comparison and Example Tax Bill

Prior Year Valuation	$8,608,616
Prior Year Levy	$46,255
Prior Year Assessment Rate (per $100 of NAV)	0.5373
Example Tax Bill Calculation	
Number of Parcels	291
Average Limited Property Value in District*	302,084
Residential Assessment Ratio	10%
Net Assessed LPV	30,208
Estimated Annual Tax on Average Parcel in District	$108.48

*Limited Property Value is a statutorily calculated amount and not reflective of market value

City of Litchfield Park
SLID 2 Assessment Calculation
FY 2027 Budget

Location: Wigwam/Old Litchfield area

Assessment Calcuation

FY2027 Assessment Calculation (July 2026-June 2027)		
Budget for Estimated Annual Cost of Electricity		$173,064
Adjustment to Account for Accumulated Funds		
5% Target for Fund Balance	$8,653	
FY25 Fund Balance / (Deficit)	(24,486)	
FY26 Estimated Revenue Overage/(Shortfall)	36,934	
Qasimyar Refunds	-	
Total Adjustment		(3,795)
Total Amount Assessed		$169,269

Rate Calculation

Net Limited Property Value (LPV) per Preliminary County Tax Abstract	$37,257,872
Proposed Assessment Levy	$169,269
Estimated Assessment Rate (per $100 of NAV)	0.4543

Prior Year Comparison and Example Tax Bill

Prior Year Valuation	$38,382,676
Prior Year Levy	$209,959
Prior Year Assessment Rate (per $100 of NAV)	0.5470
Example Tax Bill Calculation	
Number of Parcels	1,363
Average Limited Property Value in District*	278,546
Residential Assessment Ratio	10%
Net Assessed LPV	27,855
Estimated Annual Tax on Average Parcel in District	$126.54

*Limited Property Value is a statutorily calculated amount and not reflective of market value

City of Litchfield Park
SLID 3 Assessment Calculation
FY 2027 Budget

Location: Village @ Litchfield Park (North Village area - Phase 2)

Assessment Calcuation		
FY2027 Assessment Calculation (July 2026-June 2027)		
Budget for Estimated Annual Cost of Electricity		$43,963
Adjustment to Account for Accumulated Funds		
5% Target for Fund Balance	$2,198	
FY25 Fund Balance / (Deficit)	(10,488)	
FY26 Estimated Revenue Overage/(Shortfall)	14,075	
Qasimyar Refunds	-	
Total Adjustment		(1,388)
Total Amount Assessed		$42,575

Rate Calculation	
Net Limited Property Value (LPV) per Preliminary County Tax Abstract	$16,206,704
Proposed Assessment Levy	$42,575
Estimated Assessment Rate (per $100 of NAV)	0.2627

Prior Year Comparison and Example Tax Bill	
Prior Year Valuation	$15,437,642
Prior Year Levy	$58,067
Prior Year Assessment Rate (per $100 of NAV)	0.3761
Example Tax Bill Calculation	
Number of Parcels	443
Average Limited Property Value in District*	338,601
Residential Assessment Ratio	10%
Net Assessed LPV	33,860
Estimated Annual Tax on Average Parcel in District	$88.95

*Limited Property Value is a statutorily calculated amount and not reflective of market value