



City of Maricopa

Meeting Actions - Final Planning & Zoning Commission

Maricopa City Hall
39700 W. Civic Center
Plaza
Maricopa, AZ 85138
Ph: (520) 568-9098
Fx: (520) 568-9120
www.maricopa-az.gov

Monday, June 12, 2023

6:00 PM

Council Chambers

1. **Call To Order**

The meeting was called to order at 6:00 p.m. Commissioner Irving gave an invocation and Commissioner Hughes led the Pledge of Allegiance.

2. **Roll Call**

Present 7 - Commissioner Rachel Leffall, Commissioner James Irving, Commissioner Ted Yocum, Commissioner Jim Hughes, Commissioner James Singleton, Commissioner Alfonso Juarez III, and Commissioner William Robertson

3. **Call to the Public**

There was no comments from the public.

4. **Minutes**

- 4.1 [MIN 23-23](#) Approval of Minutes from the May 22, 2023 Planning and Zoning Commission meeting.

A motion was made by Commissioner Robertson, seconded by Commissioner Irving, that this Minutes be Approved. The motion carried by unanimous vote.

5. **Regular Agenda**

- 5.1 [TXT 23-02](#) PUBLIC HEARING: A request by the City of Maricopa for review and approval of a proposed text amendment to the City of Maricopa Zoning Code, Sections 18.115.120 - Temporary Signs. DISCUSSION AND ACTION.

Wesley Moss, Civilian Services Manager, presented item 5.1. Discussion ensued. Tena Dugan, spoke in favor of this Text Amendment and expressed concern in citizen education. Public Hearing closed at 6:36 PM.

A motion was made by Commissioner Robertson, seconded by Commissioner Leffall, that this Text Amendment be Approved. The motion carried by a unanimous vote.

- 5.3 [DRP23-07](#) PLANNING COMMISSION UPDATE: Derek Scheerer, Planner II, will present Major Development Review Permit case # DRP23-07 Home Depot, a request by Cassie Permenter of Lars Andersen & Associates, for review of Site, Landscape, Elevation, and Utility Plans for a proposed big box retail store on an approximately 11-acre parcel of land within Pinal County Parcel No. 510-12-019G, within the City of Maricopa, generally located at the northeast corner of N. Stonegate Rd. and W. Maricopa-Casa Grande Hwy. DISCUSSION ONLY.

Derek Scheerer, Planner II, presented Item 5.2. Discussion followed on parking drainage and possible widening of Maricopa-Casa Grande Highway (MCGH).

David Lavis spoke during public hearing to expressed gratitude toward the City and the City staff.

The Presentation was heard.

5.2 [DRP 23-06](#)

PLANNING COMMISSION UPDATE: Alexander Bosworth, Planner, will present Major Development Review Permit case # DRP23-06 Carefree Covered RV Storage, a request by Carefree Covered RV Storage for review of Site, Landscape, Photometric, and Elevation plans for a new covered RV storage facility within Pinal County Parcel No. 510-17-021D and 510-17-021E, generally located on the northeast corner of N. Loma Rd. and W. Estrella Pkwy. DISCUSSION ONLY.

Alexander Bosworth, Planner, presented the details of item 5.3. A brief discussion followed.

The Presentation was heard.

5.4 [DRP 23-08](#)

PLANNING COMMISSION UPDATE: Alexander Bosworth, Planner, will present Major Development Review Permit case # DRP23-08 Calvary Chapel - Maricopa, a request by Robert Klob Designs for review of Site, Landscape, Photometric, and Elevation plans for a new church facility within Pinal County Parcel No. 510-17-009C, generally located on the northeast corner of W. McDavid Rd. and N. Cole Dr. DISCUSSION ONLY.

Alexander Bosworth, Planner, presented the details of item 5.4. A brief discussion followed on ingress and egress.

The Presentation was heard.

6. Reports from Commission and/or Staff

Commissioner Yocum requested cancellation of June 26th meeting, moving the meeting to Thursday, June 29, 2023.

Richard Williams, Planning & Zoning Manager, stated that registration will be available soon for the American Planning Association State Conference and staff would send information on the different seminars available. He expressed gratitude towards the Commissioners for the seamless transition from the Transit Advisory Committee meeting.

7. Executive Session

There was no executive session.

8. Adjournment

A motion was made by Commissioner Alfonso Juarez III, seconded by Commissioner James Singleton, to Adjourn the meeting at 7:11 p.m..The motion carried unanimously.