



City of Maricopa

Meeting Agenda Planning & Zoning Commission

Maricopa City Hall
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Monday, December 13, 2021

6:00 PM

Council Chambers

1. **Call To Order**

*Invocation
Pledge of Allegiance*

2. **Roll Call**

3. **Call to the Public**

If you wish to speak, please complete a speaker card and submit it to the Chairman prior to the start of the meeting. The procedures to follow if you address the Commission are: Commission requests that you express your ideas in five minutes or less and refrain from any personal attacks or derogatory statements about any City employee, a fellow citizen, or anyone else, whether in the audience or not. The Chairman will limit discussion whenever he deems such an action appropriate to the proper conduct of the meeting.

4. **Minutes**

5. **Agenda and Public Hearings**

- 5.1 [DRP 21-22](#) A request by Gabor Lorant Architects of behalf of the City of Maricopa, are requesting review and approval of Site Plan, Landscape, Photometric and Elevation plans for a new Public Safety Facility located at the northwest corner of Wilson Avenue and Garvey Avenue. Discussion and Action.
- 5.2 [ZON 21-07](#) PUBLIC HEARING: A request by Lincoln Avenue Capital, LLC for a rezoning of 15 acres from General Business (CB-2) to General Mixed Used (MU-G) for a proposed multi-family development and future commercial development. The site is generally located on the southeast Corner of Honeycutt Road and Continental Road. Discussion and Action.
- 5.3 [DRP 21-13 \(2\)](#) A request by Lincoln Avenue Capital, LLC for review and approval of Site Plan, Landscape, Photometric and Elevation plans for 228 residential multifamily units with nine 3-story buildings. Generally located on the southeast corner of Honeycutt Road and Continental Road. Discussion and Action.
- 5.4 [PAD 21-09](#) PUBLIC HEARING: A request by Tiffany & Bosco, P.A. on behalf of Lennar, to create the Anderson Farms Planned Area Development (PAD), including the creation of the development land use plan, permitted uses, and development standards for Anderson Farms, a proposed mixed-use, master planned community. The property is generally located at the northwest corner of Murphy Road and Farrell Road. Discussion and Action.

- 5.5 [TXT 21-02](#) City of Maricopa staff will present initial proposal of minor changes to the City's Subdivision and Zoning Code. Discussion Only.
- 5.6 [TXT 21-03](#) A request by the City of Maricopa for review and approval of the City's first Multi-Family Residential Design Guidelines. Discussion and Action.

6. Reports from Commission and/or Staff

7. Executive Session

The Planning and Zoning Commission may go into executive session for purpose of obtaining legal advice from the City's Attorney on any of the above agenda items pursuant to A.R.S. § 38-431.03 (A)(3).

8. Adjournment

Note: This meeting is open to the public. All interested persons are welcome to attend. Supporting documents and staff reports, which were furnished to the Commission with this Agenda, are available for review. Notice is hereby given of the possibility of a quorum of the Maricopa City Council members at this meeting.

Persons with a disability may request a reasonable accommodation, such as a sign language interpreter, by contacting the City Clerk's Office at 520-316-6970. Requests should be made as early as possible to allow time to arrange the accommodation.