

## Planning and Zoning Commission Actions

### Regular Meeting

June 13<sup>th</sup>, 2022

<b>1.0 Call to Order</b>	Meeting was called to order at 6:00 pm by Chair Huggins.
<b>2.0 Roll Call</b>	Present: Yocum / Huggins / Irving / Frank / Robertson  Excused: Leffall / Sharpe
<b>3.0 Call to the Public</b>	No one spoke at the call to public.
<b>4.0 Minutes</b> <b>Agenda Item 4.1</b> <b>Agenda Item 4.2</b>	<b>4.1</b> MIN 22-25 Approval of minuets from the April, 25, 2002 meeting  A motion was made by Commissioner Irving, seconded by Commissioner Frank, that these Minutes be Approved. The motion carried by a unanimous vote.  <b>4.2</b> MIN 22-26 Approval of minuets from the May 9, 2002 meeting  A motion was made by Commissioner Yocum, seconded by Commissioner Irving, that these Minutes be Approved. The motion carried by a unanimous vote.
<b>Agenda Item 5.1:</b>	<b>5.1</b> GPA 22-07 Public Hearing: A request by the City of Maricopa to amend approximately 16.78 acres of the General Plan Future Land Use Map, more specifically, Pinal County parcel number 502-03-012M (portion thereof), from existing Public/Institutional (P) to High Density Residential (H) located south and east of the southeast corner of N. White and Parker Rd. and Lococo St. Discussion and Action.  Derek Scheerer, Planner II mentioned an error in the acreage on the agenda language. Requested a continuation to the June 27 <sup>th</sup> meeting. The Public Hearing opened at 6:06 pm and left open. 1 Speaker Card: Stanley F. 18734 N Tanners Way Maricopa, spoke against High Density Residential Zoning. Against apartments due to lack of infrastructure and employment to support them. A motion was made by Commissioner Frank, seconded by Commissioner Yocum, that this General Plan Amendment Public Hearing be continued. The motion carried by a unanimous vote.
<b>Agenda Item 5.2:</b>	<b>5.2</b> ZON 22-02 Public Hearing: A request by the City of Maricopa to amend approximately 16.78 acres of the General Plan Future Land Use Map, more specifically, Pinal County parcel number 502-03-012M (portion thereof), from existing Public/Institutional (P) to High Density Residential (H) located south and east of the southeast corner of N. White and Parker Rd. and Lococo St. Discussion and Action. Derek Scheerer, Planner II mentioned an error in the acreage on the agenda language. Requested a continuation to the June 27 <sup>th</sup> meeting. The Public Hearing opened at 6:06 pm and left open. 1 Speaker Card: Stanley Stanley F. 18734 N Tanners Way Maricopa spoke against High Density Residential Zoning. Against apartments due to lack of infrastructure and employment to support them. A motion was made by Commissioner Frank, seconded by Commissioner Yocum, that this General Plan Amendment Public Hearing be continued. The motion carried by a unanimous vote.
<b>Agenda Item 5.3:</b>	<b>5.3</b> ZON 22-03 Public Hearing: A request by the City of Maricopa to rezone

	<p>approximately 22.87 acres, more specifically, Pinal County parcel numbers 502-03-0430 and 502-03-012P, from existing Transitional (TR) to Neighborhood Commercial (NC) located at the northeast and southeast corners of N. White and Parker Rd. and W. Bowlin Rd. Discussion and Action.</p> <p>Derek Scheerer, Planner II presented.</p> <p>The Public hearing opened at 6:17 pm.</p> <p>Sue V. 41452 W Lucera Lane Maricopa spoke against small commercial zoning. New commercial needs to be a grocery store. The Public hearing closed 6:19pm. This public hearing was held.</p> <p>Yocum stated this plan is inline with implication of a previous concept. Irving says this stated it is in line with the general plan 3 would like to see what has already been approved. Wants to make sure this is promoting growth in an orderly manner.</p> <p>Frank agrees we are adhering to the general plan approved years ago. Having commercial development is inline with this and will bring more employment and is in favor with the zone change.</p> <p>Robertson agrees with this concept and agrees it fits inline with the general plan.</p> <p>Huggins agrees and the voters are wanting this walkability concept and neighborhood concept. In favor.</p> <p>Nick Cook city attorney stated the city website does have a layer to see zoning and different stages of construction and where multi-family is planned.</p> <p>Irving would like a commitment and publish an orderly plan for the residents to see.</p> <p>A motion was made by Commissioner Yocum, seconded by Commissioner Robertson, that this Rezoning be Approved.</p> <p>The motion carried by the following vote:        Aye 4 -Huggins, Commissioner Frank, Commissioner Yocum, and Commissioner Robertson        Excused 2 - Commissioner Leffall, and Sharpe        Abstain 1 - Commissioner Irving</p>
<b>Agenda Item 6.o</b> <b>Update from Staff</b>	<p><b>6.o</b></p> <p>Rick Williams updated the Commission on the next meeting maybe lengthy. Trying to move items to the next meeting since the items have been continued.</p>
<b>Agenda Item 7.o:</b> <b><u>Executive Session</u></b>	<p>There was no executive session.</p>
<b>Agenda Item 8.o:</b> <b><u>Adjournment</u></b>	<p>A motion to adjourn was made by Commissioner Ted Yocum, seconded by Commissioner Dan Frank, to Adjourn at 6:32 PM. The motion carried unanimously.</p>

I, Britney Orian hereby certify to the best of my knowledge, that the foregoing Actions are a true and correct copy of the Actions of the regular meeting of the Planning and Zoning Commission held on the 13<sup>th</sup> day of June 2022. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 14<sup>th</sup> day of June, 2022