



Meeting Minutes

Planning & Zoning Commission

Wednesday, February 18, 2015

6:00 PM

Goodyear Justice Center
14455 W. Van Buren St., Ste. B101
Goodyear, AZ 85338

1. **CALL TO ORDER**

Vice Chairman Peters called the meeting to order at 6:00 p.m.

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

Present 6 - Vice Chairman Ryan Peters, Commissioner Vickie Hamilton, Commissioner Patrick Bray, Commissioner Randy Barnes, Commissioner Jason Kish, and Commissioner Kathleen Molony

Absent 1 - Commissioner Cathleen Short

Staff Present: Katie Wilken, Intrim Planning Manager; Bobbie Fulbright, Development Services Administrator; Liz Gundlach, Development Services Administrative Assistant, and Alex Lestinsky, Development Services Intern

4. **MINUTES**

- 4.1 [P&Z MIN 01-2015](#) Approve draft minutes of the Planning and Zoning Commission meeting held on November 19, 2014.

MOTION BY Commissioner Hamilton, SECONDED BY Commissioner Bray, to APPROVE the draft minutes of the Planning and Zoning Commission meeting held on November 19, 2014. The motion carried by the following vote:

Ayes 6 - Vice Chairman Peters, Commissioner Hamilton, Commissioner Bray, Commissioner Barnes, Commissioner Kish, and Commissioner Molony

Absent 1 - Commissioner Short

5. **PUBLIC COMMENTS**

None.

6. **DISCLOSURE OF EX PARTE COMMUNICATIONS**

None

7. OLD BUSINESS

None.

8. NEW BUSINESS

- 8.1** [2](#) Conduct election of Chairman and Vice Chairman for the upcoming year.

MOTION BY Commissioner Hamilton, SECONDED BY Commissioner Bray, to NOMINATE Vice Chairman Peters as Chairman of the Planning and Zoning Commission for a term of one year. The motion carried by the following vote:

Ayes 5 - Commissioner Hamilton, Commissioner Bray, Commissioner Barnes, Commissioner Kish, and Commissioner Molony

Absent 1 - Commissioner Short

Abstain 1 - Vice Chairman Peters

MOTION BY Commissioner Barnes, SECONDED BY Commissioner Bray, to NOMINATE Commissioner Hamilton as Vice Chairman of the Planning and Zoning Commission for a term of one year. The motion carried by the following vote:

Ayes 5 - Vice Chairman Peters, Commissioner Bray, Commissioner Barnes, Commissioner Kish, and Commissioner Molony

Absent 1 - Commissioner Short

Abstain 1 - Commissioner Hamilton

- 8.2** [12-200-00001](#) **PUBLIC HEARING CANCELLED**

ESTRELLA COMMONS PAD AMENDMENT

Katie Wilken, Interim Planning Manager presented on behalf of Karen Craver, AICP Planner III. Staff recommends postponing the public hearing for the Estrella Commons PAD Amendment until March 18, 2015.

MOTION BY Commissioner Bray, SECONDED BY Vice Chairman Hamilton, to APPROVE the postponement of the Public Hearing until March 18, 2015. The motion carried unanimously.

- 8.3** [15-210-00001](#) **A REQUEST FOR A TEXT AMENDMENT TO THE PALM VALLEY 303 PLANNED AREA DEVELOPMENT (PAD) DEVELOPMENT PARAMETERS TO INCREASE THE MAXIMUM ALLOWED BUILDING HEIGHT**

Katie Wilken, Interim Planning Manager presented on behalf of Karen Craver, AICP Planner III. The Planning and Zoning Commission discussed the text amendment to the Palm Valley 303 Planned Area Development (PAD) Phases I, II, V, & VI Development Parameters to

increase to the maximum allowed building height from 50 feet to 75 feet in all I-1, Light Industrial zoned properties both inside and outside of the Luke AFB APZ II. Phases I, II, V, & VI cover approximately 1,174 acres on the east and west sides of SR 303 and on the north and south sides of Indian School Road.

Mr. Ellsworth, a property owner within the Palm Valley 303 PAD, questioned the height of the current monument signage which is at 57 feet. He expressed concern that an increase to 75 feet would cause his monument signage, which is currently approved for 57 feet, to be overshadowed. Staff advised that any property owner has the right to submit an application for a request to increase height.

MOTION BY Commissioner Bray, SECONDED BY Vice Chairman Hamilton, to APPROVE a request for a text amendment to the Palm Valley 303 Planned Area Development (PAD) Development Parameters to increase the maximum allowed building height from 50 feet to 75 feet in all I-1, Light Industrial zoned properties both inside and outside of the Luke AFB APZ II. The motion carried unanimously.

9. STAFF COMMUNICATIONS

None.

10. ADJOURNMENT

There being no further business to discuss, Chairman Peters adjourned the meeting at 6:24 p.m.

Respectfully Submitted By:

Ryan Peters, Chairman

Commission Secretary

Date: _____