

# Planning and Zoning Commission Meeting Notice & Agenda

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Thursday, February 20, 2014  
Council Chamber  
8401 West Monroe Street  
Peoria, AZ 85345

## Regular Meeting

6:30 P.M.

**Convene**  
**Roll Call**  
**Opening Statement**  
**Final Call To Submit Speaker Request Forms**

## Consent Agenda

**CONSENT AGENDA:** All items listed with “C” are considered to be routine or have been previously reviewed by the Board/Commission, and will be enacted by one motion. There will be no separate discussion of these items unless a Board/Commission member so requests; in which event the item will be removed from the General Order of Business, and considered in its normal sequence on the Agenda.

### Consent – New Business

#### 1C **Disposition of Absence**

Discussion and possible action to approve/excuse the absences of Commissioner Charles Marr from the January 9, 2014 Special meeting.

#### 2C **Minutes**

Discussion and possible action to approve the minutes of the Special Planning and Zoning Commission meeting held on January 9, 2014.

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Chairman  
Nancy Golden

Vice Chairman  
Leigh Strickman

Secretary  
Leonard Spraker

Member  
Greg Loper

Member  
Shawn Hutchinson

Member  
Bill Louis

Member  
Charles Marr

## Regular Agenda

### New Business

**3R** **ELECTION OF OFFICERS:** Discussion and possible action to elect officers for 2014 including Chairman and Vice-Chairman.

**4R** **PUBLIC HEARING:** RE: Rezone – Saddleback Heights

**Z02-04A.1:** A public hearing will be held to consider a request for a major amendment to the 5,296 acre Saddleback Heights Planned Community District (PCD) to modify the overall project density, hillside development standards, use allowances, and project circulation. The property is generally located south of State Route 74, between 123<sup>rd</sup> Avenue and 171<sup>st</sup> Avenue. The property is more specifically described as Maricopa County Assessor's Parcel Numbers 503-88-001, 503-88-002, 503-88-003, 503-88-004, 503-88-005A, 503-88-009A, 503-88-010B, 503-88-012A, 503-88-013B, 503-88-014, 503-88-015, and 503-88-016A.

#### Staff Report

#### Open Public Hearing

#### Public Comment

#### Close Public Hearing

**Commission Action:** Discussion and possible action to recommend approval of a request for a major amendment to the 5,296 acre Saddleback Heights Planned Community District (PCD) to modify the overall project density, hillside development standards, use allowances, and project circulation. The property is generally located south of State Route 74, between 123<sup>rd</sup> Avenue and 171<sup>st</sup> Avenue. The property is more specifically described as Maricopa County Assessor's Parcel Numbers 503-88-001, 503-88-002, 503-88-003, 503-88-004, 503-88-005A, 503-88-009A, 503-88-010B, 503-88-012A, 503-88-013B, 503-88-014, 503-88-015, and 503-88-016A.

**5R** **PROJECT UPDATE:** Staff will review and discuss the Draft ***Sonoran Preservation Program*** and to seek comment, input, and direction on the findings, priorities and recommendations attached thereto. No Action will be taken on this item.

### Call To The Public (Non-Agenda Items)

Your comments pertaining to the Planning and Zoning Commission business are welcome. However, if you wish to address the Planning and Zoning Commission, please complete a Speaker Request Form and return it to the clerk before the call to order for this meeting. Boards and Commissions are not authorized by state law to discuss or take action on any issue raised by public comment until a later meeting.

## Reports from Staff

### Reports from Planning and Zoning Commission

### Adjournment

**NOTE:** Documentation (if any) for items listed on the Agenda is available for public inspection, a minimum of 24 hours prior to the Board/Commission Meeting, at any time during regular business hours in the Office of the City Clerk, 8401 W. Monroe Street, Room 150, Peoria, AZ 85345.

***Accommodations for Individuals with Disabilities.*** *Alternative format materials, sign language interpretation, assistive listening devices or interpretation in languages other than English are available upon 72 hours advance notice through the Office of the City Clerk, 8401 West Monroe Street, Room 150, Peoria, Arizona 85345 (623)773-7340, TDD (623)773-7221, or FAX (623) 773-7304. To the extent possible, additional reasonable accommodations will be made available within the time constraints of the request.*

**PUBLIC NOTICE:**

In addition to the Board/Commission members noted above, one or more members of the City of Peoria City Council or various other Boards and Commissions may be present to observe this meeting as noticed on this agenda.

Planning and Zoning Commission meetings can be viewed live on Channel 11 (Cox Cable) and are available for viewing on demand at <http://www.peoriaaz.gov/content2.aspx?id=2151>.