

**PLANNING AND ZONING COMMISSION MINUTES
CITY OF PEORIA, ARIZONA
CITY HALL, COUNCIL CHAMBER
JANUARY 15, 2009**

A **Regular Meeting** of the Planning and Zoning Commission of the City of Peoria, Arizona, convened at 8401 W. Monroe Street, Peoria, AZ in open and public session at 6:30 p.m.

Members Present: Chairman Greg Loper, Vice Chair Veda McFarland, Commissioners Bill Louis, Nancy Golden, Mark Melbo, and Alternate Anne Wojcik.

Members Absent: Commissioners Michael Worlton and John Gerard.

Others Present: Ellen Van Riper, Assistant City Attorney, Glen Van Nimwegen, Community Development Director, Chris Jacques, Planning Manager, and Bev Parcels, Planning Assistant.

Opening Statement: not read

Final call for speaker request forms.

Audience: One.

Note: The order in which items appear in the minutes is not necessarily the order in which they were discussed in the meeting.

CONSENT AGENDA

All items listed with a "C" are considered to be routine by the Planning and Zoning Commission, and were enacted by one motion.

- 1C** **DISPOSITION OF ABSENCE:** Approve/excuse the absences of Chair Loper, Commissioners Louis, Compton, and Alternate Wojcik from the December 18, 2008 meeting.
- 2C** **MINUTES:** Approve the minutes of the Regular Meeting held December 18, 2008.

Commission Action: Commissioner Louis moved to approve the Consent Agenda items. The motion was seconded by Commissioner Melbo and upon vote, carried unanimously.

REGULAR AGENDA

NEW BUSINESS, PUBLIC HEARINGS and/or ACTION:

- 3R** **ELECTION OF OFFICERS:** Discussion and possible action to elect officers for 2009 including Chairman, Vice-Chairman, and Secretary.

Commission Action: Commissioner Melbo moved to elect Veda McFarland as Chairman, Commissioner Louis seconded the motion and upon vote, the motion carried unanimously. Commissioner Louis moved to elect Marc Melbo as Vice Chair, Vice Chairman McFarland seconded the motion and upon vote, the motion carried unanimously. Vice Chairman McFarland moved to elect Bill Louis as Secretary,

Commissioner Melbo seconded the motion and upon vote, the motion carried unanimously.

4R PUBLIC HEARING – TA08-04: The City of Peoria is proposing a Zoning Ordinance Text Amendment to Article 14-9 (Non-Residential Districts) and Article 14-6 (Multi-Family Residential Districts).

STAFF REPORT: Presented by Chris Jacques, Planning Manager.

Commissioner Melbo asked to clarify difference between abut and adjacent. He asked about a hospital campus being included in the Text Amendment language, and inquired about whether a PAD would be an option to request once the Text Amendment language is changed. Chris Jacques addressed all of Commissioner Melbo's questions.

PUBLIC COMMENT: None

COMMISSION ACTION: Commissioner Louis moved to recommend to the City Council approval of Case TA08-04, for the City of Peoria to amend the text in the Zoning Ordinance for Article 14-9 (Non-Residential Districts) and Article 14-6 (Multi-Family Residential Districts). The motion was seconded by Vice Chair McFarland, and upon vote, carried unanimously.

CALL TO THE PUBLIC: (Non-agenda Items): None

REPORT FROM STAFF: Presentation Regarding the Role of the Planning Commission, Compliance with the Open Meeting Law, and Avoiding Conflicts of Interest.

Chris Jacques discussed items that included the Development Process, Decision Parameters, and Due Process.

Ellen Van Riper discussed the Role of the Planning Commissioner, Compliance with the Open Meeting Law, and Avoiding Conflict of Interest.

Alternate Wojcik asked questions regarding the process of cases getting on the Planning and Zoning agenda, violations of the Open Meeting Law, contact of an applicant with a Commissioner, ability of a Commissioner to request an item be included on an agenda, and a Commissioner speaking at a City Council meeting as a private citizen.

Commissioner Melbo inquired about the appropriateness during discussion with the applicant of indicating during an open meeting as to how they (a Commissioner) intended to vote on an item.

REPORTS FROM THE PLANNING AND ZONING COMMISSION: None

ADJOURNMENT: There being no further business to come before the Planning and Zoning Commission, the meeting adjourned at 7:44 p.m.

Veda McFarland, Chair

Date Signed