



MUNICIPAL OFFICE COMPLEX
8401 W. MONROE STREET
PEORIA, AZ 85345

**PLANNING & ZONING COMMISSION
REGULAR MEETING
NOTICE & AGENDA
THURSDAY, AUGUST 20, 2009
6:30 P.M.
COUNCIL CHAMBERS
8401 W. MONROE ST.
RESULTS**

**PLANNING & ZONING
COMMISSION:**

Veda McFarland, Chair
Marc Melbo, Vice Chair
Bill Louis, Secretary
Greg Loper
John Gerard
Nancy Golden
Leigh Strickman
Anne Wojcik, Alternate

Department Liaison
Glen Van Nimwegen

***Accommodations for
Individuals with Disabilities.***
*Alternative format materials, sign
language interpretation, and
assistive listening devices 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.*

CONVENE:

ROLL CALL:

OPENING STATEMENT:

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 Planning and Zoning Commission, and will be enacted by one motion. There will be no separate discussion of these items unless a 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: None **APPROVED**

2C MINUTES: Discussion and possible action to approve the minutes of the Regular Meeting held August 6, 2009. **APPROVED**

3C CU09-10: Discussion and possible action to approve a request from Lloyd A. Medina Jr. on behalf of Top Rocker Tattoo, LLC for a Conditional Use Permit to allow a proposed tattoo and body piercing studio to be located at 16140 N. Arrowhead Fountains Center Drive, Suite 101, in the Arrowsport Office Center. **APPROVED**

REGULAR AGENDA

NEW BUSINESS:

4R **PUBLIC HEARING:** RE: Rezone approximately 6 acres.

PUBLIC HEARING – Z08-11: Beus Gilbert PLLC, on behalf of Paul and Lorena Baker is requesting to rezone approximately 6 gross acres from SR-43 (Suburban Ranch) to PAD (Planned Area Development) to facilitate future industrial business park development. The property is located at the southeast corner of 83rd Avenue and Butler Drive.

Staff Report

Open Public Hearing

Public Comment

Close Public Hearing

Commission Action: Discussion and possible action to recommend approval of a request from Beus Gilbert PLLC, on behalf of Paul and Lorena Baker to rezone approximately 6 gross acres from SR-43 (Suburban Ranch) to PAD (Planned Area Development) to facilitate future industrial business park development. **CONTINUED TO SEPTEMBER 17, 2009 MEETING.**

5R **PUBLIC HEARING:** RE: Rezone approximately 1.67 acres.

PUBLIC HEARING – Z09-02: Curtis Architecture, Inc., on behalf of KJ Way LLC and Wealth Management International is requesting to rezone approximately 1.67 gross acres from AG (General Agriculture) to PAD (Planned Area Development) to facilitate a future single-story office building project. The property is generally located south of the southeast corner of Pinnacle Peak Road and Lake Pleasant Parkway.

Staff Report

Open Public Hearing

Public Comment

Close Public Hearing

Commission Action: Discussion and possible action to recommend approval of a request from Curtis Architecture, Inc., on behalf of KJ Way LLC and Wealth Management International to rezone approximately 1.67 gross acres from AG (General Agriculture) to PAD (Planned Area Development) to facilitate a future single-story office building project. **CONTINUED TO SEPTEMBER 17, 2009 MEETING.**

6R **Presentation of Robert's Rules of Order**

Presentation and possible discussion of Robert's Rules of Order.

DISCUSSION ONLY

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 the 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.