CITY OF SURPRISE
PLANNING AND ZONING COMMISSION

MEETING MINUTES

February 2, 2017 / 6:00 PM

COUNCIL CHAMBERS
16000 North Civic Center Plaza
Surprise, AZ 85374

CALL TO ORDER.

Chair Ken Chapman called the Planning and Zoning Commission Meeting to order at 6:00 p.m. at Surprise City Hall, 16000 North Civic Center Plaza, Surprise, Arizona 85374, on February 2, 2017.

A. ROLL CALL
In attendance were Chair Ken Chapman, Vice Chair Matthew Keating, Commissioners Dennis Smith, Gisele Norberg, Mitchell Rosenbaum and Eric Cultum. Commissioner Bash was absent.

STAFF PRESENT:
Community Development Assistant Director Lloyd Abrams, Deputy City Attorney Donna Bronski, Planner Hobart Wingard, Planner Sergio Angulo and Planning and Zoning Commission Secretary Lorraine Nevarez.

COUNCIL MEMBERS PRESENT:

None.

B. PLEDGE OF ALLEGIANCE

C. CURRENT EVENTS REPORT

D. STAFF REPORT

Lloyd Abrams, Assistant Director, informed the committee there are no agenda items scheduled for the Planning and Zoning Commission meeting on February 16, 2017. The meeting is canceled.

CALL TO THE PUBLIC:

Chair Chapman opened the call to the public to discuss any items not listed on the agenda.

Hearing no comments, Chair Chapman closed the call to the public.

CONSENT AGENDA:

No items.

REGULAR AGENDA ITEMS NOT REQUIRING A PUBLIC HEARING:

Item 1 – Internal – Consideration and action pertaining to approval of the January 19, 2017 Planning and Zoning Commission minutes.

Commissioner Smith made a motion to approve the January 19, 2017 Planning and Zoning Commission minutes. Commissioner Rosenbaum seconded the motion. The motion passes with 6 votes in favor.

REGULAR AGENDA ITEMS REQUIRING A PUBLIC HEARING:

Item 2 – DISTRICT 3 – Presentation and discussion to amend a Planned Area Development (PAD) by rezoning a portion of Zanjero Trails from neighborhood commercial and multi-family to residential, near the northwest corner of Peoria and Perryville Roads.

Hobart Wingard, planner, presented item 2 to the Commission.

The Commission discussed item 2:

- Road expansion of Perryville and Peoria
- Development west of Beardsley Rd

Chair Chapman opened the call to the public for item 2.

Hearing no comments, Chair Chapman closed the call to the public.

Commissioner Cultum made a motion to recommend approval of the Rezone PAD Amendment of Zanjero Trails to the Mayor and City Council, subject to stipulations “a” through “c” as listed in the staff report. Commissioner Norberg seconded the motion. The motion passes with 6 votes in favor.

Item 3 – DISTRICT 1 – Consideration and action on the Conditional Use Permit for a Popeyes Louisiana Kitchen restaurant with a drive-through facility in Surprise Village Marketplace, generally south of Bell Road and west of Sarival Avenue.

Hobart Wingard, planner, presented item 3 to the Commission.

The Commission discussed item 3:

- Double stacking area

Chair Chapman opened the call to the public for item 3.

Hearing no comments, Chair Chapman closed the call to the public.

Commissioner Rosenbaum made a motion to approve the Conditional Use Permit for a Popeyes Louisiana Kitchen restaurant with a drive-through facility in Surprise Village Marketplace, subject to stipulations “a” through “c” as listed in the staff report. Commissioner Smith seconded the motion. The motion passes with 6 votes in favor.

OTHER BUSINESS:

Item 7 – INTERNAL - Discussion pertaining to future agenda items.

None.

ADJOURNMENT:

Hearing no further business, Chair Chapman adjourned the Planning and Zoning Commission meeting at 6:23 p.m.

_____
Eric Fitzer
Community Development Director

_____
Ken Chapman
Planning and Zoning Commission Chair

The foregoing instrument is a full, true and correct copy of the original document on file in the office of the City Clerk, City of Surprise, Arizona.

ATTEST BY: _____
Lorraine Nevarez, Commission Secretary

DATE: _____