CITY OF SURPRISE
PLANNING AND ZONING COMMISSION

MEETING MINUTES

June 21, 2018 / 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 June 21, 2018.

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

STAFF PRESENT:
Assistant Community Development Director Lloyd Abrams, Deputy City Attorney Ellen Van Riper, Planner Sergio Angulo, Planner Hobart Wingard, Current Planning Supervisor Robert Kuhfuss, and Planning and Zoning Commission Secretary Lorraine Nevarez.

COUNCIL MEMBERS PRESENT:

None.

B. PLEDGE OF ALLEGIANCE

C. CURRENT EVENTS REPORT
None.

D. STAFF REPORT

Lloyd Abrams, Assistant Director, informed the Commission that Chair and Vice Chair elections will be held at the July 19, 2018 Planning & Zoning Commission.

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:

Item 1 – Internal – Consideration and action approving the May 3, 2018 Planning and Zoning Commission Minutes.

Commissioner Smith made a motion to approve the consent agenda as presented. Commissioner Keating seconded the motion. Motion passes with 6 votes in favor.

REGULAR AGENDA ITEMS REQUIRING A PUBLIC HEARING:

Item 2 – District 1 – Consideration and action on a Preliminary Plat to allow for the development of a single-family residential subdivision in parcels L1, L,2, L3, L4, and L12 of the Desert Oasis at Surprise PAD generally located south of Dynamite Boulevard and west of 171st Avenue in Desert Oasis.

Sergio Angulo, Planner, presented item 2 to the Commission.

Chair Chapman opened the call to the public

The Commission discussed item 2:

- Development of Happy Valley Rd
- Improvements on 179th Avenue
- Development of Dynamite Rd
- Traffic

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

Commissioner Keating made a motion to recommend approval to the Mayor and City Council on a Preliminary Plat to allow for the development of a single-family residential subdivision in parcels L1, L2, L3, L4, and L12 of the Desert Oasis at Surprise PAD generally located south of Dynamite Boulevard and west of 171st Avenue in Desert Oasis, subject to stipulations 'A' through 'F' as stated in the Staff Report. Vice Chair Rosenbaum seconded the motion. Motion passes with 6 votes in favor.

Item 3 – District 1 – Consideration and action on a Preliminary Plat to allow the development of a single-family residential subdivision in Tierra Rico PAD generally located in the southwest corner of Peak View road and 171st Avenue.

Sergio Angulo, Planner, presented item 3 to the Commission.

Chair Chapman opened the call to the public

The Commission discussed item 3:

- Developments of roads
- Fire access points
- Pedestrian tunnel
- Minor amendment March 1, 2018
- Land use

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

Commissioner Bash made a motion to recommend approval to the Mayor and City Council on Preliminary the Conditional Use Permit to allow for the development of a single-family residential subdivision on the Tierra Rico PAD generally located in the southwest corner of Peak View Road and 171st Avenue subject to stipulations 'A' and 'B' as stated in the Staff Report. Vice Chair Rosenbaum seconded the motion. Motion passes with 6 votes in favor.

REGULAR AGENDA ITEMS NOT REQUIRING A PUBLIC HEARING:

Item 4 – District 3 – Consideration and action approving a Site Plan for Sierra Montana Crossings PAD A, Parcel 3 at Sierra Montana, generally located on the southwestern corner of

Greenway Road and Cotton Lane, subject to conditions 'A' through 'E' as stated in the Staff Report.

Hobart Wingard, Planner, presented item 4 to the Commission.

The Commission discussed item 4:

- Traffic flow on Greenway
- Traffic study
- Internal traffic flow
- Signs directing traffic

Commissioner Norberg made a motion approve a Site Plan for Sierra Montana Crossings PAD A, Parcel 3 at Sierra Montana, generally located on the southwestern corner of Greenway Road and Cotton Lane, subject to conditions 'A' through 'E' as stated in the Staff Report. Commissioner Keating seconded the motion. Motion passes with 6 votes in favor.

OTHER BUSINESS:

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

Chair Chapman asked for a presentation regarding the number of allowed drive-through in a particular area.

ADJOURNMENT:

Hearing no further business, Chair Chapman adjourned the Planning and Zoning Commission meeting at 6:50 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: _____