



## NOTICE OF PUBLIC MEETING AND AGENDA OF THE PINAL COUNTY PLANNING AND ZONING COMMISSION

### Regular Meeting

9:00 a.m.

Thursday, October 18, 2018

EOC Room – Building F

31 N. Pinal St. Florence, Arizona

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There may be a supplemental agenda for this hearing, please check with the  
Community Development Department at 520-866-6442.

Please turn off cell phones and other electronic devices or place in silent mode.

Action means discussion/recommendation for approval or denial to the Board of Supervisors on the following  
Planning Cases. (Numbers are shown for administrative convenience only. All interested persons should be  
aware that the cases may be heard in an order different than that shown on the agenda).

A work session is not a public hearing. For matters that are not listed as “public hearings” the public may  
attend and listen to the proceedings, but may only address the Commission with its permission.

### COMMISSION MEMBERS

- |     |                        |     |                        |
|-----|------------------------|-----|------------------------|
| ( ) | RIGGINS, Chairman      | ( ) | HARTMAN, Vice-Chairman |
| ( ) | AGUIRRE-VOGLER, Member | ( ) | DEL COTTO, Member      |
| ( ) | SMYERS, Member         | ( ) | AULT, Member           |
| ( ) | DE VLIAGER, Member     | ( ) | LIZARRAGA, Member      |
| ( ) | POLLARD, Member        | ( ) | MENNENGA, Member       |

### AGENDA

- 1. CALL TO ORDER & ROLL CALL:**
- 2. DISCUSSION OF ACTION ITEM REPORT:**
  - September 20, 2018

COMMUNITY DEVELOPMENT  
Planning Division

**3. REPORT ON BOARD OF SUPERVISORS ACTION ON P & Z CASES:**

- PZ-011-18 passed on Sept 19<sup>th</sup>, 2018
- PZ-PD-011-18 passed on Sept 19<sup>th</sup>, 2018
- PZ-PA-007-18 passed on Sept 19<sup>th</sup>, 2018
- PZ-013-17 passed on Sept 19<sup>th</sup>, 2018
- PZ-PD-013-17 passed on Sept 19<sup>th</sup>, 2018

**4. PLANNING MANAGER DISCUSSION ITEMS:**

- Resignation of Commissioner Putrick and Appointment of Commissioner Pollard

**5. REPORT ON TENTATIVE PLAT EXTENSIONS:**

No tentative plat extensions

**NEW CASES:**

**AGENDA ITEMS 6 & 7 WILL BE DISCUSSED TOGETHER**

- 6. PZ-007-18 – PUBLIC HEARING/ACTION:** Jason Sanks, applicant, Pelts Trust(Michael Pelts Trustee), landowner, requesting approval of a Zone Change to allow for changes to the original development standards from CR-2 (Single Residence Zone),CB-1(Local Business Zone) and SR(Suburban Ranch Zone)(PZ-012-06, PZ-012-13&PZ-0403-73) to C-3 (General Commercial Zoning District) with a PAD Overlay on 15.07± acres to plan and develop a mixture of commercial and retail land uses; situated in the SE Quarter of Section 30, T2S, R8E, G&SRB&M (legal on file, tax parcels 104-53-1060, 009K, 009J and a portion of parcel 104-53-009D (located west of Gantzel Road and south of Red Fern Road in the San Tan Valley area).
- 7. PZ-PD-007-18 – PUBLIC HEARING/ACTION:** Jason Sanks, applicant, Pelts Trust(Michael Pelts Trustee), landowner, requesting approval of the Pecan Creek Planned Area Development (PAD) Overlay Zoning District Amendment(PZ-012-06, PZ-012-13&PZ-0403-73)on 15.07± acre to allow for changes to the original PAD development standards and to develop a mixture of commercial and retail land uses; situated in the SE Quarter of Section 30, T2S, R8E, G&SRB&M (legal on file, tax parcels 104-53-1060, 009K, 009J and a portion of parcel 104-53-009D (located west of Gantzel Road and south of Red Fern Road in the San Tan Valley area).

**CALL TO THE COMMISSION**

- 8. CALL TO THE COMMISSION:** Oral comments or suggestions from individual Commission Members reading items or staff action will be allowed. This is not intended to allow discussion or action on any item, but merely to provide the Commission a chance to express its opinions regarding the need for future action by Commission or staff.

**ADJOURNMENT**

The Planning and Zoning Commission may go into executive session for purposes of obtaining legal advice from the County's attorney(s) on any of the above agenda items pursuant to A.R.S.§ 38-431.03 (A)(3).

Supporting documents for the above-listed matters are available at the Pinal County Community Development Office for public inspection at least 48 hours prior to the meeting at the Pinal County Community Development Department, Pinal County Complex, Building F, 31 N. Pinal Street, Florence, Arizona, Monday through Friday between the hours of 8:30 a.m. and 4:30 p.m. and on the internet at: <http://pinalcountyz.gov/COMMUNITYDEVELOPMENT/PLANNING/Pages/PZCommission.aspx>. Persons with a disability may request a reasonable accommodation, such as a sign language interpreter, by contacting the Community Development Department at 520-866-6442 at least five business days prior to the meeting.