

Regular Meeting

May 9, 2012

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CALL TO ORDER

A Regular Meeting of the Planning and Zoning Commission of the City of Coolidge was held in the Council Chambers, 911 S. Arizona Boulevard, Coolidge Arizona. Vice-Chairman Jesse Cañez called the meeting to order at 7:00 p.m. Those present were Vice-Chairman Jesse Cañez, Nitza Verdugo-London, Brent Kempton, Don Williams, Norma Jean Polee-Muhammad and Billie Jo Garcia Also present was Growth Management Director Alton Bruce.

PLEDGE OF ALLEGIANCE

Vice Chairman Cañez led the Pledge of Allegiance.

APPROVAL OF MINUTES:

Commissioner Verdugo-London **moved** approval of the minutes of the March 7, 2011 regular meeting. Ms. Polee Muhammad and Ms. Garcia requested that the spelling of their names be corrected in the minutes. Ms. Verdugo-London moved to approve the minutes as amended. Mr. Kempton **seconded. Motion passes unanimously.**

PRESENTATIONS:

NONE

OLD BUSINESS

COOLPZ – 12-03-01 LS An Application for a Land Split by John Sibbit for the property located at 3624 E. Central Ave (APN 202-28-014). To divide one 4.79 acre parcel into one 2.39 acre parcel and one 2.40 acre parcel

Mr. Bruce presented the application as submitted for a Lot Split submitted by Mr. John Sibbit. The applicants' proposal does meet the standards of Subdivision Ordinance.

Commissioner Williams **moved** and Commissioner Garcia **seconded** approval of the recommendation to Council to approve the Lot Split. **Motion Passed unanimously**

COOLPZ – 12-03-02 CUP An Application for Conditional Use Permit by Johanna Dispensaries/Chris Clonts for a Medical Marijuana Dispensary to be located at 1302 W. Industrial Drive, Bldg. 7 (APN 209-25-007) Zoned I-2. Conditional Use Permit required

Mr. Bruce presented the application as submitted for a Conditional Use Permit for a Medical Marijuana Dispensary to be located in the Coolidge Industrial Park. The application was submitted by Mr. Chris Clonts representing Johanna Medical. Mr. Bruce explained that Johanna Medical had previously been approved for a Dispensary in the Safeway Plaza and this application was to change the location for this approval, not for an additional site. The applicants' proposal does meet the standards of Zoning Ordinance for a Medical Marijuana use..

Commissioner Williams asked if both the Cultivation Facility also approved by the Commission and this Dispensary could possibly be approved by the State. Mr. Bruce stated that, while it would meet the standards of the Coolidge Zoning Ordinance, from the state perspective, only one medical marijuana use will be approved in Coolidge by the State Department of Health.

Court Rich of the Rose Law Offices spoke to the process the State will use in the selection of a licensee. He indicated that he did not if Johanna Medical will want to use the Coolidge location as a cultivation site. Commissioner Canez asked about the construction standards for the building. Mr. Rich indicated that that would be addressed if Johanna is selected by the State.

Commissioner Williams asked if the applicant would be coming back before the Commission if they are approved. Mr. Bruce indicated that they would have to submit plans for review by the Growth Management offices but they would not be coming back before the Commission.

Commissioner Kempton asked if the applicant had finalized their floor plan for the building. Mr. Rich indicated that they would have to submit that and other items to the State in a week but they were still working on the details.

Commissioner Verdugo-London asked how many applicants had been approved by the City. Mr. Bruce reported that three users were approved in the Safeway Plaza and one at the Industrial Park. One of the three approved users at the Safeway Plaza is the applicant tonight changing their location. He indicated that two of those users have secured their zoning clearance letters. Johanna will receive theirs tonight. He had not heard from the fourth potential user.

Commissioner Williams **moved** and Commissioner Verdugo-London **seconded** approval of the Conditional User Permit with the condition that, if they are not approved by the State within 1 year, the User Permit will be voided. **Motion passed unanimously.**

NEW BUSINESS

Scheduling of the June Meeting.

Mr. Bruce indicated that he would be out of town on June 6, the night that the Commission would normally meet. He asked that the June meeting be rescheduled to the following Wednesday, June 13.

Commissioner Garcia **moved to approve** the June 13 meeting date. Commissioner Williams **seconded** the motion. **Motion passed unanimously.**

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**REPORTS FROM THE
CHAIRMAN/GROWTH
MANAGEMENT DIRECTOR**

Mr. Bruce spoke briefly on proposed June case for the Commission which is the extension of the Use Permit for the metal recycling business at the corner of Coolidge Avenue and 1st St. He continued to talk about some of the projects that the City has been approached about.

CALL TO THE PUBLIC

.No members of the public wished to speak.

ADJOURNMENT

MOTION was made by Commissioner Kempton to adjourn the meeting. *SECONDED* by Commissioner Verdugo-London **Motion carried.** Meeting adjourned 7:39 pm.