

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. Chairman Nitza Verdugo-London called the meeting to order at 7:00 p.m. Those present were Nitza Verdugo-London, Billie Jo Garcia, William Pertzborn, Norma Polee-Muhammad, Don Williams, Brent Kempton and John Hill. Also present was Growth Management Director Rick Miller, and GIS Coordinator Tim Hansen.

PLEDGE OF ALLEGIANCE

Brent Kempton led the Pledge of Allegiance.

APPROVAL OF MINUTES:

December 4, 2013

PRESENTATIONS:

NONE

OLD BUSINESS

NONE

NEW BUSINESS

COOLPZ 13-12-01 CUP: A Conditional Use Permit request submitted by Sandeep Khanna for a Used Car Dealership and Auto Repair Shop located at 450 W. Coolidge Ave, near the intersection of Coolidge Ave and Arizona Blvd, Assessor's Parcel Number 20504121A. **Public Hearing, Discussion, and Action.**

Director Miller gave a brief narrative of the request before the commission. Director Miller noted that the proposed used car dealership was principally permitted and the CUP was related to the proposed auto repair portion of the business. Director Miller stated staff recommends approval of the CUP subject to the conditions outlined in the staff report provided to the commission. Himanshu Patel addressed the commission on behalf of the applicant, answering questions from the commission. There was discussion.

Chairman Verdugo-London opened the

Public Hearing. No members of the public wished to speak.

Brent Kempton motioned to approve COOLPZ 13-12-01 CUP. William Pertzborn seconded. Motion carried unanimously.

General Plan 2025-Environmental Element Discussion: Director Miller gave an update on the progress of the General Plan Update. Director Miller then touched on some environmental factors we deal with in this area, stating there should be no big surprises to anyone who lives in the area. There was discussion.

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

Chairman Nitza Verdugo-London had nothing to report.

Director Miller mentioned plan submittals from TSC for the old Safeway plaza. He also mentioned the required liquor license posting the new Circle K is moving forward with. Director Miller then spoke about working with Stinger Bridge & Iron on their site plan and getting Randolph Rd paved with a combination of grant monies and contributions from adjoining businesses, noting that the paving of the road will open opportunity for additional business. He then spoke about the success of the most recent fly-in at the airport and the continuing Bright International expansion. Director Miller then said Commissioner Billie Jo Garcia would be stepping down due to a recent move out of Coolidge, and that Ken Bolan would be considered at the next council meeting.

Regular Meeting

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CALL TO THE PUBLIC

No members of the public wished to speak.

ADJOURNMENT

MOTION was made by William Pertzborn to adjourn the meeting. **Second** was made by Brent Kempton. **Motion carried.** Meeting adjourned 7:54 pm.