

**NOTICE OF MEETING
PLANNING AND ZONING COMMISSION
THE CITY OF COOLIDGE, PINAL COUNTY
WEDNESDAY, APRIL 4, 2018 @ 6:00 P.M.
COUNCIL CHAMBERS
911 S. ARIZONA BOULEVARD - COOLIDGE, ARIZONA**

- I. **Call to Order:**
- II. **Pledge of Allegiance:**
- III. **Roll Call:**
- IV. **Approval of Minutes:** *March 7, 2018*
- V. **Old Business:** *None*
- VI. **New Business:**

A. COOLPZ 18-03-01 Proposed Zoning Code Amendment: Changing the definitions of “*Qualifying patient/caregiver cultivation location*” to mirror the requirements set forth by the Arizona Department of Health Services.

Section 302 of the City of Coolidge Zoning Code is amended by modifying the following definition:

Qualifying patient/caregiver cultivation location: “Qualifying patient/caregiver cultivation location” means any building, structure, or premises used for the cultivation of marijuana by either a qualifying patient and/or qualified caregivers who meet the following requirements:

1. The cultivator is either:
 - a) a qualifying patient pursuant to A.R.S. §36-2801(13) who has received his/her registry identification card from the Arizona Department of Health Services; or
 - b) a designated caregiver pursuant to A.R.S. §36-2801(5) who has received his/her registry identification card from the Arizona Department of Health Services.
2. The cultivation is done only at the address approved by the Arizona Department of Health Services. ~~and~~
3. ~~The building, structure, or premises used for the cultivation is at least twenty five (25) miles from the nearest medical marijuana dispensary.~~

Public Hearing, Discussion and Action.

B. COOLPZ 18-03-02 Proposed Zoning Code Amendment: Adding *Manufactured Homes* as a Conditionally Permitted Use in the Agriculture (AG) Zoning District.

Section 501.C of the City of Coolidge Zoning Code is amended by adding the following Conditionally Permitted Use:

Section 501 Agriculture Zone (AG)
C. Conditionally permitted uses

- 10. *Manufactured Homes***
 - a. *3 acre minimum lot size***
 - b. *Manufactured home must be double-wide***
 - c. *May not be more than 3 years old***
 - d. *Manufactured home must be ground-set***
 - e. *Minimum principal structure building setbacks are:***
 - i) *50' front***
 - ii) *50' side***
 - iii) *50' rear***

Public Hearing, Discussion and Action.

C. COOLPZ 18-03-03 Proposed Zoning Code Amendment: Removing requirements relating to *accessory buildings* within the Agriculture (AG) Zoning District.

Section 1003.A of the City of Coolidge Zoning Code is amended by adding the following exceptions related to *accessory buildings*:

Section 1003 Accessory Buildings, Uses and Equipment

- A. General considerations-Restrictions
3. Accessory buildings and garages in residential districts shall not exceed the height of the principal structure and shall not be located within a utility easement, *except accessory buildings and garages on lots or parcels having a minimum size of one (1) acre located in the AG (Agriculture) Zoning District shall have a maximum height as outlined in Section 501, Table F of this code.*
 4. No accessory building or garage for single-family homes shall occupy more than twenty- five percent (25%) of a rear yard nor exceed eight hundred (800) square feet of floor area, except that garages which exceed the aforesaid maximum may be allowed with a Conditional Use Permit. *Lots or parcels having a minimum size of one (1) acre located in the AG (Agriculture) Zoning District do not require a Conditional Use Permit for accessory structures exceeding eight hundred (800) square feet.*

Public Hearing, Discussion and Action.

D. COOLPZ 18-03-04 Proposed Zoning Code Amendment: An amendment to fix an error of omission in Section 1005.A of the Zoning Code.

Section 1005.A of the City of Coolidge Zoning Code is amended by adding the following correction:

Section 1005 Setback & Height Encroachments, Limitations and Exceptions

- A. Requirements in any yards

Requirements in any yards shall *not* apply to:

Public Hearing, Discussion and Action.

E. COOLPZ 18-03-05 Proposed Zoning Code Amendment: An amendment changing the distance requirements between *Medical Marijuana Uses*.

Section 1008.D of the City of Coolidge Zoning Code is amended by adding the following requirement:

Section 1008 Medical Marijuana Uses

- D. Distance requirements

1. ~~500 feet from any other medical marijuana use.~~ *Medical Marijuana Dispensaries shall not be located within 1,320 feet of another Medical Marijuana Dispensary.*

Public Hearing, Discussion and Action.

F. COOLPZ 18-03-06 Proposed Subdivision Code Amendment: An amendment to fix an error of omission in Section 4-1 of the Subdivision Code.

Section 4-1 General improvements to comply w/ certain rules and regulations

- E. The Arizona Department of Health Bulletin No. 11, “Design of Sewage Works” and the Pinal County Department of Health relative to water supply and sanitary sewage disposal and applicable Arizona Department of Environmental *Quality* (ADEQ) Rules and Regulations

Public Hearing, Discussion and Action. *This item will not be discussed. Per the City Attorney, exclusion of the word Quality “is clearly a scrivener’s error since it’s the name of a state department and was identified as ADEQ”. Therefore, the correction will be made administratively.*

G. COOLPZ 18-03-07 Proposed City Code Amendment: An amendment allowing exceptions for swine in the Agriculture Zoning Districts within the City of Coolidge.

CHAPTER 7 ANIMALS

Section 7-1-4 Adult Male Poultry, Swine and Bees; Exemptions

Notwithstanding section 7-1-3 above, it shall be unlawful to keep, maintain, and hold any swine, adult male poultry or bees with the city, except that adult male poultry of fowl may be kept upon any lot or parcel of land under common ownership or control having at least 21,780 square feet (one-half acre of gross area) and providing that said male poultry shall be kept and maintained in accordance with all of the provisions of this ordinance and shall be at all times penned or confined and not allowed to run at large. *Swine shall be allowed in the AG (Agriculture) Zoning District provided the lot or parcel is 1 acre minimum and shall comply with the provisions set forth in Section 7-1-3 of this code.*

Public Hearing, Discussion and Action. This item will not be discussed. Per the **City Attorney**, the **City Code** does not fall under the jurisdiction of the **Planning and Zoning Commission**. The proposed change will be pursued through **City Council**.

VII. Reports from Chairman/Development Services Director:

VIII. Call to the Public:

IN KEEPING WITH THE COMMISSIONS POLICY, WE HOPE YOU CAN EXPRESS YOUR IDEAS IN FIVE MINUTES OR LESS. THE CHAIRPERSON WILL LIMIT DISCUSSION WHENEVER HE/SHE DEEMS SUCH AN ACTION APPROPRIATE TO THE PROPER CONDUCT OF THE MEETING. THE PLANNING AND ZONING COMMISSION CANNOT RESPOND TO ITEMS RAISED UNDER THIS PORTION OF THE AGENDA UNTIL THE PROVISIONS OF THE "OPEN MEETING LAW" HAVE BEEN COMPLIED WITH.

IX. Adjournment:

THIS NOTICE IS POSTED IN ACCORDANCE WITH THE CITY CODE 2-4-1 OF THE CITY OF COOLIDGE AND A.R.S. § 38-431, ET SEQ. ALL MEMBERS OF THE PUBLIC ARE INVITED TO ATTEND THIS MEETING.

DATED THIS 29th DAY OF MARCH, 2018

Tim Hansen – GIS Coordinator

PERSONS WITH SPECIAL ACCESSIBILITY NEEDS, INCLUDING LARGE PRINT MATERIALS OR INTERPRETERS, SHOULD CONTACT THE ADA COORDINATOR AT (520) 723-5361 OR TDD LINE (520) 723-4653 NO LATER THAN 10:00 A.M. APRIL 2, 2018.

POSTED: _____

TIME: _____