

CALL TO ORDER

A Regular Meeting of the Planning and Zoning Commission of the City of Coolidge was held in the Council Chambers located at 911 S. Arizona Boulevard, Coolidge, Arizona. Vice Chairman Halbe called the meeting to order at 6:00 p.m. Those present were Vice Chairman Ray Halbe, Commissioner Ken Bolan, Commissioner Matt Duran, Commissioner Hanna Peterson, and Commissioner Philip Bacon. Also present was Development Services Director Gilbert Lopez and GIS Coordinator Tim Hansen.

PLEDGE OF ALLEGIANCE

Vice Chairman Halbe led the Pledge of Allegiance.

APPROVAL OF MINUTES:

January 8, 2020

OLD BUSINESS:

None

NEW BUSINESS:

A. COOLPZ 19-12-55: A proposed amendment to the Zoning Code removing *lath and plaster* from the list of acceptable perimeter stem wall materials for manufactured homes and adding *greenboard* as an acceptable perimeter stem wall material to the list of requirements in the *Manufactured Home Residential (R-5)* Zoning District and the *Manufactured Home Overlay Zone (MH)*.

Section 506.J.7 of the Zoning Code is amended as follows:

7. Perimeter stem walls must be masonry such as block, brick, or ~~lath and plaster~~ greenboard (metal skirting is excluded).

Section 904.H.7 of the Zoning Code is amended as follows:

7. Perimeter stem walls must be masonry such as block, brick, or ~~lath and plaster~~ greenboard (metal skirting is excluded).

Public Hearing, Discussion and Action.

Director Lopez gave some background on the request before the Commission. There was discussion.

Vice Chairman Halbe opened the public hearing. No members of the public wished to speak. Vice Chairman Halbe closed the public hearing.

Commissioner Bolan **Motioned** to approve COOLPZ 19-12-55, **Seconded** by Commissioner Bacon. Motion passed unanimously.

B. COOLPZ 20-01-02: A proposed amendment to the Zoning Code removing *Swap meets, flea markets* from the list of conditionally permitted uses in the *General Services (C-3)* Zoning District.

Section 603.D of the Zoning Code is amended as follows:

~~19. Swap meets, flea markets~~

Public Hearing, Discussion and Action.

Director Lopez gave some background on the request before the Commission. There was discussion.

Vice Chairman Halbe opened the public hearing. No members of the public wished to speak. Vice Chairman Halbe closed the public hearing.

Commissioner Peterson **Motioned** to approve COOLPZ 20-01-02, **Seconded** by Commissioner Bolan. Motion passed unanimously.

**CHAIRMAN/DIRECTOR
REPORTS:**

Vice Chairman Halbe had nothing to report. Director Lopez spoke about various projects within the City is working on. Vice Chairman Halbe and request items related to alternate housing, manufactured home overlay, and medical marijuana be placed on an upcoming agenda for discussion. Director Lopez responded staff would be happy to accommodate that request.

CALL TO THE PUBLIC:

No members of the public wished to speak.

ADJOURNMENT:

Motion was made by Commissioner Bolan to adjourn, **Seconded** by Commissioner Bacon. Motion carried unanimously. Meeting adjourned 6:23 pm.