

**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. Chairman Halbe called the meeting to order at 6:00 p.m. Those present were Chairman Ray Halbe, Vice-Chair Al Metcalf, Commissioner Shane Leonard, and Commissioner Philip Bacon. Also present were City Manager Rick Miller, Development Services Director Gilbert Lopez, Permit Tech Carol Alejandrez, and Attorney Nick Wood.

**PLEDGE OF ALLEGIANCE:** Chairman Halbe led the Pledge of Allegiance.

**APPROVAL OF MINUTES:** Minutes for the March 9, 2022, were not ready for review and approval.

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**OLD BUSINESS:** **A. COOLPZ 21-10-27:** A proposed *Zoning Code Amendment* submitted by Coolidge property owners to remove *Solar Farm* from the list of Conditionally Permitted Uses in the *Agricultural (AG)* zoning district.

**Public Hearing, Discussion and Action.**

CM Miller made opening comments regarding this amendment request.

Chairman Halbe opened the public hearing.

There was discussion and comments from Citizens and Commission and Staff.

**Motion** was made by Commissioner Al Metcalf to approve COOLPZ 21-10-27, **seconded** by Commissioner Bacon, motion passed unanimously.

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**B. COOLPZ 21-10-30:** A proposed Zoning Code Amendment creating an Industrial Solar Facility Overlay Zone (ISF) to define appropriate areas for Solar Farm development within the City.

**Public Hearing, Discussion and Action.**

City Manager Miller made opening comments regarding this item.

Chairman Halbe opened the public hearing and the public commented.

There was discussion and comments from Citizens, Commission, and Staff.

**Motion** was made by Commissioner Al Metcalf to approve COOLPZ 21-10-30, **seconded** by Commissioner Leonard, motion passed unanimously.

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**C. COOLPZ 22-01-01:** A *Minor General Plan Amendment* submitted by Vail Solar LLC changing the land use designations from “*Urban Neighborhood*” and “*Business & Commerce*” on approximately 110 acres of land to “*Agriculture*”, Assessor Parcel Numbers 401-33-001E, 401-33-001G, 401-33-001D and 401-33-001F.

**Public Hearing, Discussion and Action.**

Chairman Halbe opened the item, CM Miller provided an overview of the item,

There was discussion, between the Commission and Staff.

Chairman Halbe opened the public hearing, there were a few comments.

Applicant David Neely made comments.

**Motion** was made by Vice Chair Metcalf to approve the item, **seconded** by Commissioner Bacon. Motion carried unanimously.

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**Reports from Chairman/Development Services Director:**

Director Lopez and CM Miller provided updates on continued development in the City.

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**CALL TO PUBLIC:**

No Comments

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**ADJOURNMENT:**

**Motion** was made by Vice-Chair Metcalf to adjourn, **seconded** by Commissioner Bacon. Motion carried unanimously. Meeting adjourned at 7:25 p.m.