

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 Al Metcalf called the meeting to order at 6:00 p.m. Those present were Vice Chairman Al Metcalf, Commissioner Matt Duran, Commissioner Philip Bacon and Commissioner Shane Leonard. Commissioner Ken Bolan was absent due to out-of-town business, and Chairman Ray Halbe was also absent to out-of-state business. Also present were Director - Gilbert Lopez, City Attorney - Nick Cook and Senior Planner - Phil Garthright.

PLEDGE OF ALLEGIANCE: Vice Chairman Al Metcalf led the Pledge of Allegiance.

APPROVAL OF MINUTES: Minutes of March 8, 2023.

NEW BUSINESS: **A. COOLPZ 23-02-09:** A CONDITIONAL USE PERMIT APPLICATION request by Andrew Ekmark of Coolidge Properties, LLC for a Manufactured Home in the Multi-Family (R-3) Residential Zoning District (within the Manufactured Home (MH) Overlay Zone) as located on the corner lot of 393 West Lincoln Avenue, Coolidge, AZ (APN# 205-15-0430).

- **Public Hearing, Discussion and Action.**

Director Lopez made opening comments regarding this conditional use permit request.

Senior Planner, Phil Garthright made a presentation and answered questions.

There was discussion between the Commission and Staff.

Applicant spoke and provided information and support.

Vice Chair Al Metcalf opened the public hearing.

There were no additional comments.

Motion was made by Commissioner Philip Bacon, **seconded** by Commissioner Matt Duran to approve COOLPZ 23-02-09 and Resolution 23-05. Commissioner Shane Leonard voted nay. The motion was approved 3-1.

Reports from Development Services Director:

Director Lopez provided updates on continued development in the City and thanked Development Services staff.

CALL TO PUBLIC: There was no comment from the public.

ADJOURNMENT:

Motion was made by Commissioner Philip Bacon to adjourn, **seconded** by Commissioner Matt Duran. Motion carried unanimously. Meeting adjourned at approximately 6:24 p.m.