

SCOTTSDALE

PLANNING COMMISSION MEETING

MEETING NOTICE AND **MARKED** AGENDA



PLANNING COMMISSION

Renee Higgs, Chair
Joe Young, Vice Chair
George Ertel
William Scarbrough

Barney Gonzales
Christian Serena
Diana Kaminski

Wednesday, October 12, 2022

5:00 P.M.

PLANNING COMMISSION MEETING

City Hall Kiva Forum, 3939 N. Drinkwater Boulevard

Call to Order – 5:00 PM

Roll Call – All seven commissioners present with Commissioner Kaminski, Commissioner Ertel, Commissioner Scarbrough and Commissioner Serena participating remotely.

Public Comment

Public Comment time is reserved at the beginning of the meeting for citizens to comment on non-agendized items that are within the Planning Commission's jurisdiction and is limited to a total of 15 minutes. Those wishing to speak are customarily given three minutes to speak. No official Planning Commission action can be taken on these non-agendized items. Speakers may submit a blue "Request to Speak" card in person prior to the beginning of the meeting.

Written comment is also being accepted for non-agendized items and should be submitted electronically [at the Planning Commission website](#) no later than 90 minutes before the meeting. Written comments will be emailed to the Planning Commissioners.

Administrative Report – Tim Curtis

Greg Bloemberg, Project Coordination Liaison, stood in for Tim Curtis and provided an administrative report to the Commission.

Minutes

1. Approval of the September 28, 2022 [Regular Meeting Minutes](#).

Vice Chair Young moved to approve the September 28, 2022 regular meeting minutes. Seconded by Commissioner Gonzales, the motion carried unanimously with a vote of seven (7) to zero (0).

ACTION ITEMS

How the Action Agenda Works: The Planning Commission may take one vote to act on all items on the Continuance Agenda and one vote on all items on the Consent Agenda, or may remove items for further

discussion as appropriate. The Planning Commission takes separate action on each item on the Regular Agenda. Persons interested in commenting on any item may complete a Comment Card for each item and submit it to Staff. Those wishing to speak are customarily given three minutes to speak on each item. Additional time may be granted to a designated speaker representing two or more persons (please submit cards together). **Comment cards must be submitted before public testimony has begun on any item.**

CONSENT AGENDA

2. [9-AB-2021 \(Cochise Lot 1 & 2 abandonment\)](#)

Request by owner to abandon the 33-foot-wide GLO roadway easements along the eastern and western boundaries, and south 13-feet of the 33-feet along the northern boundary, of a site with Single-family Residential Environmentally Sensitive Lands (R1-43 ESL) zoning, located at 12549 and 12595 E. Cochise Drive. Staff contact person is Jeff Barnes, (480) 312-2376. **Applicant contact person is Kayvan Sanaiha, (602) 486-0300.**

Item No. 2 moved to the regular agenda; Vice Chair Young moved to make a recommendation to City Council for approval of case 9-AB-2021, per the staff recommended stipulations, based upon the finding that the Abandonment is consistent and conforms with the adopted General Plan. Seconded by Commissioner Ertel, the motion carried unanimously with a vote of seven (7) to zero (0).

3. [7-AB-2022 \(Grochowski GLO Abandonment\)](#)

Request by owner to abandon the 33-foot-wide GLO roadway easement along the south property line and the west 8-feet of the 33-foot-wide GLO roadway easement along the east property line for a parcel located at 31610 N. 71st Street with Single-family Residential, Environmentally Sensitive Lands, Foothills Overlay (R1-70 ESL FO) zoning. Staff contact person is Jeff Barnes, (480) 312-2376. **Applicant contact person is Alan Grochowski, (602) 292-2261.**

Item No. 3; Vice Chair Young moved to make a recommendation to City Council for approval of case 7-AB-2022, per the staff recommended stipulations, based upon the finding that the Abandonment is consistent and conforms with the adopted General Plan. Seconded by Commissioner Scarbrough, the motion carried unanimously with a vote of seven (7) to zero (0).

4. [2-ZN-2022 \(NEC McDowell Road and Hayden Road\)](#)

Request by applicant for a zoning district map amendment to amend the Development Plan and zoning stipulations of Case 101-ZN-1984 to allow a drive-thru restaurant on a +/- .36-acre site, with Planned Neighborhood Center (PNC) zoning, located at the northwest corner of McDowell Road and Almeria Road (APN: 131-04-087H). Staff contact person is Casey Steinke, (480) 312-2611. **Applicant contact person is John Berry, (480) 385-2727.**

Public comment on Item No. 4 by Susan Armanovs and George Armanovs.

Item No. 4 moved to the regular agenda; Vice Chair Young moved to make a recommendation to City Council for approval of case 2-ZN-2022, per the staff recommended stipulations and after determining that the proposed Zoning District Map Amendment is consistent and conforms with the adopted General Plan. Seconded by Commissioner Scarbrough, the motion carried with a vote of six (6) to one (1), with Commissioner Kaminski dissenting.

Adjournment – 5:50 PM



PERSONS WITH A DISABILITY MAY REQUEST A REASONABLE ACCOMMODATION BY CONTACTING STAFF AT (480-312-7767).

REQUESTS SHOULD BE MADE 24 HOURS IN ADVANCE, OR AS EARLY AS POSSIBLE TO ALLOW TIME TO ARRANGE ACCOMMODATION. FOR TTY USERS, THE ARIZONA RELAY SERVICE (1-800-367-8939) MAY CONTACT STAFF AT (480-312-7767).