SCOTTSDALE PLANNING COMMISSION
KIVA-CITY HALL
3939 DRINKWATER BOULEVARD
SCOTTSDALE, ARIZONA

WEDNESDAY, JANUARY 8, 2020

*SUMMARIZED MEETING MINUTES*

PRESENT:  
Paul Alessio, Chair  
Prescott Smith, Vice Chair  
Ali Fakih, Commissioner  
Larry Kush, Commissioner  
Kevin Bollinger, Commissioner  
Christian Serena, Commissioner

ABSENT:  
Renee Higgs, Commissioner

STAFF:  
Brad Carr  
Joe Padilla  
Katie Posler  
Casey Steinke  
Nate Tonnemacher  
Chris Zimmer  
Omar Smailbegovic  
Desirae Mayo  
Melissa Berry  
Lorraine Castro

CALL TO ORDER  
Chair Alessio called the regular session of the Scottsdale Planning Commission to order at 5:00 p.m.

ROLL CALL  
A formal roll call was conducted confirming members present as stated above.

MINUTES REVIEW AND APPROVAL

1. Approval of the December 11, 2019 Regular Meeting Minutes including Study Session.
   
   Commissioner Kush moved to approve the December 11, 2019 Regular Meeting Minutes, including Study Session, seconded by Commissioner Serena.
   
   The motion carried unanimously with a vote of six (6) to zero (0); by Chair Alessio, Commissioner Smith, Commissioner Fakih, Commissioner Bollinger, Commissioner Kush, and Commissioner Serena.

* Note: These are summary action minutes only. A complete copy of the meeting audio is available on the Planning Commission page on ScottsdaleAZ.gov, search “Planning Commission”
CONSENT AGENDA

2. Planning Commission Annual Report for 2019
   The Planning Commission will review, discuss, and possibly approve the Planning Commission Annual Report for 2019.

   Motion to approve the 2019 Planning Commission Annual Report, with corrections to attendance by a vote of 6-0; Motion by Kush, 2nd by Commissioner Bollinger.

   The motion carried unanimously with a vote of six (6) to zero (0); by Chair Alessio, Commissioner Smith, Commissioner Fakih, Commissioner Bollinger, Commissioner Kush, and Commissioner Serena.

3. 5-UP-2019 (McClain Hangar)
   Request by owner for a Conditional Use Permit for a new off-airport heliport on a +/- 1.2-acre site with Industrial Park (I-1) zoning located at 7974 E. McClain Drive. Staff contact person is Katie Posler, 480-312-2703. Applicant contact person is Troy Peterson, (480) 689-1219.

   Move to make a recommendation to City Council for approval of 5-UP-2019 by a vote of 6-0; Motion by Commissioner Kush, per the staff recommended stipulations, based upon the finding that the Conditional Use Permit criteria have been met, 2nd by Commissioner Serena.

   The motion carried unanimously with a vote of six (6) to zero (0); by Chair Alessio, Commissioner Smith, Commissioner Fakih, Commissioner Bollinger, Commissioner Kush, and Commissioner Serena.

4. 7-AB-2019 (Morgan Abandonment)
   Request by owner for abandonment of 33-feet of GLO easement located along Roy Rodgers Road, 33-feet of GLO easement located along 75th Street, 3-feet of GLO easement located along Dale Lane, and a portion of Right-of-Way located along Roy Rodgers Road for two parcels with Single-family Residential District, Environmentally Sensitive Lands, Foothills Overlay (R1-70 ESL FO) zoning located at 7442 and 7477 E. Dale Lane Staff contact person is Casey Steinke, 480-312-2611. Applicant contact person is Frank Boxberger, 602-725-0372.

   Move to make a recommendation to City Council for approval of 7-AB-2019 by a vote of 6-0; Motion by Commissioner Kush, per the staff recommend stipulations, based upon the finding that the Abandonment is consistent and conforms with the adopted General Plan, 2nd by Commissioner Serena.

   The motion carried unanimously with a vote of six (6) to zero (0); by Chair Alessio, Commissioner Smith, Commissioner Fakih, Commissioner Bollinger, Commissioner Kush, and Commissioner Serena.

* Note: These are summary action minutes only. A complete copy of the meeting audio is available on the Planning Commission page on ScottsdaleAZ.gov, search “Planning Commission”
5. **11-UP-2019 (Chauncey Social)**

Request by owner for a Conditional Use Permit for a bar use within an approximately +/- 6,500 sq. ft. restaurant (Chauncey Social) at Chauncey Lane Marketplace with Planned Regional Center, Planned Community District, Planned Shared Development Overlay (PRC PCD PSD) zoning located at 17767 N. Scottsdale Road. Staff contact person is Katie Posler, 480-312-2703. Applicant contact person is George Pasquel III, 602-230-0600.

Move to make a recommendation to City Council for approval of 11-UP-2019 by a vote of 6-0; Motion by Commissioner Kush, per the staff recommended stipulations, based upon the finding that the Conditional Use Permit criteria have been met, 2nd by Commissioner Serena.

The motion carried unanimously with a vote of six (6) to zero (0); by Chair Alessio, Commissioner Smith, Commissioner Fakih, Commissioner Bollinger, Commissioner Kush, and Commissioner Serena.

6. **14-ZN-2018 (South Scottsdale Mixed-Use)**

Request by owner for a Zoning District Map Amendment from Highway Commercial (C-3) to Planned Unit Development (PUD) zoning, including development plan and amended development standards, on a +/- 4.32-acre site located at 1000 N. Scottsdale Road. Staff contact person is Greg Bloemberg, 480-312-4306. Applicant contact person is Lance Baker, 480-947-9766.

Moved to the Regular Agenda. Move to make a recommendation to City Council for approval of 14-ZN-2018 by a vote of 5-1; Motion by Commissioner Kush, per the staff recommended stipulations, after determining that the Zoning District Map Amendment, Development Plan and Development Standards are consistent and conform with the adopted General Plan, 2nd by Commissioner Smith with Commissioner Serena dissenting.

The motion carried unanimously with a vote of six (6) to zero (0); by Chair Alessio, Commissioner Smith, Commissioner Fakih, Commissioner Bollinger, Commissioner Kush, and Commissioner Serena.

**REGULAR AGENDA**

7. Planning Commission Election of Officers

**Nomination for Chair:**

Commissioner Fakih nominated Commissioner Alessio for Chair, 2nd by Commissioner Kush, the motion passed by a vote of 6-0.

**Nomination for Vice-Chair:**

1st Commissioner Kush nominated Commissioner Smith, 2nd by Commissioner Serena.

2nd Commissioner Fakih nominated Commissioner Serena.

The 1st motion passed for Commissioner Smith for Vice Chair, by a vote of 4-2; with Commissioner Fakih and Commissioner Serena dissenting.

Adjournment - 5:26 p.m.

* Note: These are summary action minutes only. A complete copy of the meeting audio is available on the Planning Commission page on ScottsdaleAZ.gov, search "Planning Commission"