

# PLANNING AND ZONING COMMISSION

## MINUTES OF MEETING

March 17, 2021

COMMISSION MEMBERS PRESENT: Gene Robert Larson, Kay Matlock, JP Lietar, Michael Ruiz, Steve Taylor, Mark Claridge, James Bryce

MEMBERS ABSENT: Judy Motes Driver, Charles Curtis

STAFF PRESENT: Steve McGaughey, Machael Layton, Dustin Welker

VISITORS: Bobbie Cook, Sean Lewis, Joe Carter, Ken Alanen, Betty Jisko, Clint Colvin, Jay Colvin, Kim Smith, Brian Montoya, Raul Maza, Raquel Maza, Samantha Reyes, Sebrina Davis

CALL TO ORDER: Chairman Larson call the meeting to order at 8:58am and took roll, a quorum was present.

APPROVAL OF PREVIOUS MEETING MINUTES: Comm. Claridge moved to approve the minutes from the December 2020 meeting. Seconded by Comm. Ruiz. Vote: all in favor.

Commissioner Claridge asked the board to require that items to be heard in the future go through the “set up” procedure instead of moving onto the agenda directly. The Commissioners discussed the need for time to review the agenda items before the hearings take place, and a call to vote was made by Comm. Claridge, seconded by Comm. Matlock. The vote was 3 in favor, 3 opposed, Chairman Larson voted in favor to pass the motion.

### **ITEMS FOR PUBLIC HEARING**

1. Public hearing request for a Zone Map Change REZ #827-20 (APN 109-39-004, 109-39-010, 109-39-002, 109-39-003, 109-39-011, 109-39-009). Request is made to change the present “A” (general land use) zone to “M-X” (unlimited manufacturing land use) zone for the purpose of allowing an outdoor cannabis farm. The request is made by Clint Colvin. The situs address is Hot Springs Road, Eden.

Clint Colvin was invited forward to present his request to the commission. He handed out a report and took questions. Sean Lewis came forward to speak about security and the Town of Pima’s support for the project. Jay Colvin, Bobby Cook, and Betty Jisko came forward to speak in favor of the request. After some discussion Comm. Bryce motioned to send a favorable recommendation to the Board. Seconded by Comm. Matlock. Vote was 5 in favor, with Comm. Claridge opposed.

2. Public hearing request for an Ordinance change modifying Article 7 “Sexually Oriented and Medical Marijuana Business Regulations” and creating Article 9 “Marijuana Business Regulations”. These changes separate the subjects in Article 7 in to 2 more specific Ordinances and modify the ordinances therein.

Director McGaughey presented the County Ordinance changes to the Commission and explained why they were needed. Chairman Larson gave some history. Comm. Taylor motioned to send a favorable recommendation to the Board. Seconded by Comm. Ruiz. No one from the public spoke for or against. Vote was 5 in favor, with Comm. Claridge opposed siting the “outdoor grow” portion of the ordinance change.

3. Public hearing request for a Zone Map Change REZ #828-21 (APN 106-16-021). Request is made to change the present “R-SB” (residential site-built) zone to “A” (general land use) zone for the purpose of placing a manufactured home on the parcel. The request is made by Kenneth Alanen. The situs address is 7247 S. Lariat Way, Safford, AZ 85546.

Comm. Matlock motioned to send a favorable recommendation to the Board. Comm. Claridge seconded. The vote was all in favor.

### **ITEMS TO BE SET UP FOR PUBLIC HEARING**

Zone Map change REZ #829-21 (APN 104-27-023C/B) Request is made to change the present “A” (general land use) zone to “R-R” (single family residential) for the purpose of splitting the parcels.

### **OTHER BUSINESS**

The item from the December meeting (rezone request from Naturesweet) went to the Board and the petitioner withdrew their request during the meeting. No further action has been taken concerning this item.

### **CALL TO THE PUBLIC**

No response.

**ADJOURNMENT:** meeting was adjourned by Chairman Larson.

**MINUTES ACCEPTED:**

Gene Robert Larson, Chairman Planning & Zoning Commission

**ATTEST:**

Steve McGaughey, Director Planning & Zoning Department