

**City Of Bisbee
 Planning and Zoning Commission Meeting
 1415 Melody Lane, Building G
 In the Cochise County Board of Supervisors, Hearing Room
 Bisbee, Arizona 85603
 December 21st, 2017, @ 5:30 pm**

Action Agenda

THE ORDER OR DELETION OF ANY ITEM ON THIS AGENDA IS SUBJECT TO MODIFICATION AT THE MEETING.

6:00 pm Call To Order

Roll Call - Commission Members

	Present	Absent	Excused
Vacant			
Mark Apel – Vice Chair	x		
Judy Anderson	x		
Noah Suby	x		
Nancy Parana	x		
Michael McPartlin	x		
Louis Pawlik			x
Douglas Dunn – Council Liaison to the Commission			

CALL TO THE PUBLIC – No one spoke at this opportunity.

Agenda Item 1.

For Discussion and Possible Action: Election of Officers

Mark nominated Judy to be Chair, Noah seconded the nomination.

Action: Judy Anderson was elected Chair of the Planning and Zoning Commission unanimously, 5-0 in favor

Judy nominated Mark for Vice Chair Michael seconded the nomination.

Action: Mark Apel was elected Vice Chair of Bisbee’s Planning and Zoning Commission unanimously 5-0 in favor.

Agenda Item 2.
Public Hearing, To Consider Rezoning Application 17-03.
Discussion and Possible Recommendation to the Mayor and City Council.

This agenda item was withdrawn from this agenda

No Action Taken

Agenda Item 3.
Discussion and Possible Recommendation To The Mayor And Council, To Amend
The Zoning Code Of The City of Bisbee, Appendix, Figure One, City of Bisbee: Uses
And Zone Matrix

Public Hearing. This is a Public Hearing for the consideration of amending the Zoning Code's Uses and Zone Matrix, found in the Appendix, Figure one. This amendment if adopted, would reconcile the Uses and Zone Matrix with the allowed uses from Article 5

The Staff report was presented by the Staff Liaison. The report advocated the Commission recommending this amendment to Mayor and City Council.

The Public Hearing was opened. No one spoke at this opportunity.

The Public Hearing was closed.

Commission discussed the proposed amendment. Mark thanked Judy for her research work that this amendment is based on.

Chair Called for a motion. Judy moved that the Planning and Zoning Commission recommend that the Mayor and Council of the City of Bisbee amend our Zoning Code's Uses and Zone Matrix, found in the Appendix, Figure One, by:

1. Marking the appropriate boxes with X, indicating that,
 - a. Hotels/Convention Centers are a permitted use for parcels zoned C-3, & C-4.
 - b. Electronics stores are a permitted use for parcels zoned CM-1 & CM-2.
 - c. Furniture stores are a permitted use for parcels zoned C-2.
 - d. Off track betting is a permitted use for parcels zoned C-4.
 - e. Residential care establishments for over ten residents, are an allowed use for parcels zoned CM-1 & CM-2.
 - f. Two family dwellings, multiple dwellings, apartment houses, and condominiums are a permitted use for parcels zoned RM

2. Deleting existing X's to indicate that,
 - a. Self storage, individual units, is not a permitted use and requires a special use process for parcels zoned CM-1
 - b. Towing yard impound lot is not a permitted use and requires a special use process for parcels zoned CM-1 & CM-2

3. Establish a new category for the Residential Uses matrix labeled "Home Occupations" and place an X in all the residential categories to indicate that home occupations is a permitted use for residentially zoned parcels.

Noah seconded the motion.
Chair called for a vote.

Action: the Motion passed unanimously 5-0 in favor of recommending the proposed amendment to our Mayor and City Council.

Agenda Item 4.

For Discussion and Possible Action: Amending the Special Use Permit and Rezoning Procedures and Forms.

Mark pointed out that the City has the flexibility to have requirements that can be spelled out in the forms used, these forms don't have to be formally adopted into the zoning regulations themselves provided that the zoning laws make clear that the applicant must complete these forms per the instruction and criteria on the forms. He mentioned that the criteria that comes with the forms, especially the rezoning form may be adopted into the regulations. The Commission may want to make the SUP Application for as detailed as the Rezoning Application is and consider whether site plans are needed for the SUP Application. By having the criteria in the Code, applicants would have prior notification of what is required

No Action Taken

COMMISSIONER COMMENTS:

There is a vacancy on the Commission that needs to be filled. Judy recommended that the preferred applicants would be from other than Old Bisbee which is well represented on the Commission.

Mark questioned the Staff Liaison about the timelines for when items passed through the Commission would be before the City Council.

FUTURE AGENDA ITEM SUGGESTIONS

Amending Article 8 (Parking) professional analysis of our parking issues is looking more likely with proposed university participation.

February's Agenda should include creating a priority list for the Commission's 2018 agendas.

Adjournment, 6:06 PM

