

# SITE PLANNING COMMITTEE MEETING WEDNESDAY, APRIL 30, 2025, 2:00PM

CITY OF BISBEE CITY HALL LOCATED AT 76 ERIE STREET, BISBEE, AZ 85603

## ACTION AGENDA

**CALLED TO ORDER BY: J Emanuel Stuart AT 2:09 PM**

ROLL CALL MEMBERS	PRESENT	ABSENT	EXCUSED
Juanetta Hill, Councilmember WARD III	X		
Anna Cline, Councilmember WARD III	X		
Douglas Dunn, Chair PZ Commission	X		
Stephen J. Pauken, City Manager	X		
Matthew Gurney, Public Works Director	X		
Xavier Rodriguez, Building Inspector	X		
J. Emanuel Stuart	X		

**The Following Items will be Discussed, Considered and/or Decided Upon at this Meeting:**

**ITEM #1:**

**Election of a Chair for the Site Planning Committee**

Mr. Pauken elected Emanuel Stuart as the Chair of the Site Planning Committee.  
Ms. Cline Seconded.

**NOMINATION PASSED UNANIMOUSLY**

**ITEM #2:**

**Discussion and Possible Site Plan Approval for the construction of a 6,000sq.ft. retail commercial auto parts store to be located at an unaddressed parcel APN 102-23-009k, Bisbee, AZ 85603**

***The Committee shall approve, approve with stipulations deemed necessary to protect the public health safety and welfare, or deny the site plan.***

*Mr. Gurney moved to approve the site plan.*

*SECOND: Ms. Cline*

*Motion Passed UNANIMOUSLY with a request that special attention be given to the following:*

- *Dark sky compliant light fixtures.*
  - *Below 3,000 Kelvin*
  - *Shielded light source which doesn't leave the property*
- *Irrigation plan*
  - *Rain sensors*
  - *Mitigate runoff through timers*
- *Verify the calculations of the size of signage*
  - *390 square feet is the total amount of signage coverage you are allowed.*
  - *Ensure low light in signage*

- *Bike racks will be added to the site*
- *Ensured that the site will be well drained.*
- *Will work with Mr. Rodriguez on the building plan.*

**Adjournment: 3:10 PM**