



**Planning and Zoning Commission  
July 15, 2019 @ 5:30 PM  
Bisbee City Council Hearing Room  
915 S. Tovreaville Road, Bisbee, Arizona.  
Bisbee, Arizona 85603**

**Action Agenda**

**5:30 pm Call to Order**

**Roll Call - Commission Members**

	<b>Present</b>	<b>Absent</b>	<b>Excused</b>
<b>Jennifer “Ginger” Ryan</b>	X		
<b>Mark Apel - Chair</b>	X		
<b>Bryant Keefe</b>	X		
<b>Vacant</b>			
<b>Nancy Parana</b>			X
<b>Douglas Dunn</b>	X		
<b>Vacant</b>			
<b>Louis Pawlik- Council Liaison to the Commission</b>	X		

**CALL TO THE PUBLIC – No one addressed the Commission during call to the public**

**Agenda Item 1.**

**Public Hearing to reconsider an application for Transfer of City Property.**

**Discussion and Possible Recommendation to the Mayor and City Council**

Consideration of a request for the transfer of city parcel APN 103-72-051A located at 8 Old Douglas Road. The applicant wishes to acquire the city parcel to establish a business. The applicant is Todd Conklin. All public notice requirements have been met.

Pursuant to Article 2.69 of the Bisbee City Code, Prior to the sale, exchange or abandonment of any City property, the proposal to transfer the subject property shall be referred to the Planning and Zoning Commission for review and recommendation by that Commission.

Mr. Peter Gardner made a PowerPoint presentation and delivered the staff report. The Applicant spoke on his request.

Mr. Apel opened the Public Hearing. Mr. Jon Sky, Mr. Benjamin Lepley, Mr. Dan Tausch ,and Mr. Michael McPartlin spoke in support of the request.

The Commission discussed the proposed sale. The Commission concluded their discussion on the sale and a motion for approval was made by Mr. Dunn.

**Motion:** Recommend approval to the City Council **Action:** Approve

**Moved by:** Mr. Dunn **Seconded by:** Mr. Keefe

**Vote:** Motion passed (**Summary:** Yes = 3, No = 0, Abstain = 1)

**Yes:** Mr. Apel, Mr. Keefe, Mr. Dunn

**No:**

**Abstain:** Ms. Ryan

### **Agenda Item 2.**

#### **Public Hearing to reconsider an application for Transfer of City Property.**

#### **Discussion and Possible Recommendation to the Mayor and City Council**

Consideration of a request for the transfer of a portion of city right of way located on Adams Avenue. The applicant wishes to swap private land underlying the roadway with land adjacent to his property. The applicant is David Hansen. All public notice requirements have been met.

Pursuant to Article 2.69 of the Bisbee City Code, Prior to the sale, exchange or abandonment of any City property, the proposal to transfer the subject property shall be referred to the Planning and Zoning Commission for review and recommendation by that Commission.

Mr. Peter Gardner made a PowerPoint presentation and delivered the staff report. The Applicant spoke on his request.

Mr. Apel opened the Public Hearing. No members of the public spoke regarding the request.

The Commission discussed the proposed sale. The Commission concluded their discussion on the sale and a motion for approval was made by Mr. Dunn.

**Motion:** Recommend approval to the City Council **Action:** Approve

**Moved by:** Mr. Dunn **Seconded by:** Mr. Keefe

**Vote:** Motion passed (**Summary:** Yes = 4, No = 0, Abstain = 0)

**Yes:** Mr. Apel, Mr. Keefe, Mr. Dunn, Ms. Ryan

**No:**

**Abstain:**

### **Agenda Item 3.**

#### **Public Hearing to reconsider an application for Transfer of City Property.**

#### **Discussion and Possible Recommendation to the Mayor and City Council**

Consideration of a request for the transfer of a portion of city right of way located between Black Knob View and Van Dyke Avenue. The applicant wishes to acquire the portion of city right of way to extend yard space. The applicant is John Roupe. All public notice requirements have been met.

Pursuant to Article 2.69 of the Bisbee City Code, Prior to the sale, exchange or abandonment of any City property, the proposal to transfer the subject property shall be referred to the Planning

and Zoning Commission for review and recommendation by that Commission.

Mr. Peter Gardner made a PowerPoint presentation and delivered the staff report. Ms. Sandra Tilcock spoke for the Applicant.

Mr. Apel opened the Public Hearing. No members of the Public spoke regarding the request.

The Commission discussed the proposed sale. The Commission concluded their discussion on the sale and a motion for approval was made by Mr. Dunn.

**Motion:** Recommend approval to the City Council **Action:** Approve

**Moved by:** Mr. Dunn **Seconded by:** Mr. Keefe

**Vote:** Motion passed (**Summary:** Yes = 3, No = 0, Abstain = 0)

**Yes:** Mr. Apel, Mr. Keefe, Mr. Dunn, Ms. Ryan

**No:**

**Abstain:**

#### **Agenda Item 4.**

##### **Public Hearing to reconsider an application for Transfer of City Property.**

##### **Discussion and Possible Recommendation to the Mayor and City Council**

Consideration of a request for the transfer of a portion of city parcel APN 103-60-265A located to the southwest of 348 Williams Avenue. The applicant wishes to acquire the portion of city parcel to correct a property line error with the home he owns at 348 Williams Avenue. The applicant is James Terry. All public notice requirements have been met.

Pursuant to Article 2.69 of the Bisbee City Code, Prior to the sale, exchange or abandonment of any City property, the proposal to transfer the subject property shall be referred to the Planning and Zoning Commission for review and recommendation by that Commission.

Mr. Peter Gardner made a PowerPoint presentation and delivered the staff report. Mr. Terry spoke about his request.

Mr. Apel opened the Public Hearing. No members of the Public spoke regarding the request.

The Commission discussed the proposed sale. The Commission concluded their discussion on the sale and a motion for approval was made by Mr. Dunn.

**Motion:** Recommend approval to the City Council **Action:** Approve

**Moved by:** Mr. Dunn **Seconded by:** Mr. Keefe

**Vote:** Motion passed (**Summary:** Yes = 3, No = 0, Abstain = 0)

**Yes:** Mr. Apel, Mr. Keefe, Mr. Dunn, Ms. Ryan

**No:**

**Abstain:**

#### **Agenda Item 5.**

##### **Discussion and possible direction to Staff regarding the Zoning Regulations and previously**

**adopted ordinances.**

Update on proposed text amendments to the Bisbee Zoning Code.

Staff updated Commission on progress to reconcile past text amendments and zone changes through review of zoning ordinances.

**COMMISSIONER REPORT/COMMENTS:**

Please refrain from any discussion, comments only.

Several members asked Staff to provide parking plans to the Commission. Mr. Dunn also asked Staff to remember that the existing Intergovernmental Agreement covered Code Enforcement issues, and asked for action to be taken on those.

**FUTURE AGENDA ITEM SUGGESTIONS:** (Commission members may suggest topics for future meeting agendas, but the Commission will not hear, discuss, deliberate or take action on any of these topics.)

Mr. Keefe asked Staff to review parking possibilities.

Mr. Pawlik also asked Staff to review parking.

Mr. Apel asked Staff to prepare an update on the Warren Historic District.

Mr. Dunn asked Staff to add an update regarding Code Enforcement actions to the agenda.

**STAFF REPORT:**

**ADJOURNMENT:** The meeting adjourned at 7:46 PM