

**City of Bisbee**  
**Planning and Zoning Commission Meeting**  
**Via Zoom Meeting Platform**  
**76 Erie Street, Bisbee, Arizona 85603**  
**June 17, 2021, @ 5:30 pm**

**JOIN ZOOM MEETING**

<https://us02web.zoom.us/j/89424010022?pwd=d3RoRUtiVlVUTmVoZGp0MUU1K21kdz09>

**MEETING ID: 894 2401 0022**

**PASSCODE: 385644**

**ONE TAP MOBILE**

**+16699006833,,81683762439#,,,,\*385644# US**

**FIND YOUR LOCAL NUMBER: <https://us02web.zoom.us/j/89424010022?pwd=d3RoRUtiVlVUTmVoZGp0MUU1K21kdz09>**

## **Agenda**

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

**Call to Order:**

### **Roll Call - Commission Members**

	<b>Present</b>	<b>Absent</b>	<b>Excused</b>
<b>John Balas</b>			
<b>Douglas Dunn</b>			
<b>Sandy Heusman</b>			
<b>Nancy Parana</b>			
<b>Jennifer Ryan</b>			
<b>Michael Schmitzer</b>			
<b>Mike Ablin</b>			
<b>Louis Pawlik – Council Liaison to the Commission</b>			
<b>Joe Ward – Staff Liaison to the Commission</b>			

**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 FOR STORAGE OF TOOLS, EQUIPMENT AND OFFICE. THE PARCEL IS APPROXIMATELY 8,116 SQUARE FEET. THIS PARCEL IS ZONED C-1. 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.

CALL FOR THE STAFF REPORT  
APPLICANT PRESENTATION  
DECLARE THE PUBLIC HEARING OPEN AND RECEIVE PUBLIC COMMENT  
DECLARE THE PUBLIC HEARING CLOSED  
CALL FOR COMMISSION DISCUSSION  
CALL FOR ANY ADDITIONAL STAFF RECOMMENDATIONS.  
CALL FOR A MOTION  
CALL FOR DISCUSSION OF MOTION  
CALL FOR VOTE

**A POSSIBLE MOTION:** I MOVE THE PLANNING AND ZONING COMMISSION RECOMMEND TO MAYOR AND CITY COUNCIL THE TRANSFER OF APN 103-72-051A TO THE APPLICANT FOR APPROPRIATE CONSIDERATION WITH A MINIMUM BID PRICE SET AT \$30,000.

**AGENDA ITEM 2.**

**PUBLIC HEARING ON A PROPOSED AMENDMENT TO THE ZONING CODE.  
POSSIBLE RECOMMENDATION TO THE MAYOR AND COUNCIL.**  
CONSIDERATION OF A PROPOSED AMENDMENT TO THE ZONING CODE TO ESTABLISH SCREENS IN 6.4 WALLS AND FENCES IN THE BISBEE HISTORIC DISTRICT. ALL PUBLIC NOTICE REQUIREMENTS HAVE BEEN MET.

**SCREENS:  
THE PURPOSE IS TO PROVIDE AN OPPORTUNITY FOR RECREATIONAL COURTS AS ACCESSORY USES IN PUBLIC USE AND/OR COMMERCIAL HISTORIC DISTRICT, TO PROTECT THE INTEGRITY OF NEIGHBORING PUBLIC USE AND/OR COMMERCIAL AREAS, AND TO MITITGATE ANY DELETERIOUS IMPACTS ON PROXIMATE PROPERTIES.**

**SCREENS: A FIXED OR MOVABLE UPRIGHT PARTITION USED TO DIVIDE A ROOM, GIVE SHELTER FROM DRAFTS, HEAT, OR LIGHT, OR TO PROVIDE CONCEALMENT OF PRIVACY.**

- 1. WHEREVER PRACTICABLE EMPLOY SCREENS WHICH CAN BE STORED OUT-OF-SIGHT WHEN NOT IN USE.**
- 2. DESIGN SCREENS TO MINIMIZE IMPACT TO THE APPEARANCE OF THE EXISTING BUILDINGS.**
- 3. DO NOT INSTALL PERMANENT SCREENS THAT BLOCK THE VIEW OF HISTORIC FACADES OR BLOCK SIGNIGICANT VIEW CORRIDORS.**
- 4. DO NO INSTALL SCREENS THAT IMPACT NATURAL LIGHT TO NEIGHBORING PROPERTIES.**
- 5. PERMANENT SCREENS SHALL NOT EXCEED SIX (6) FEET ABOVE THE SURFACE THAT THEY PROTECT.**
- 6. RECOMMEND INCORPORATING LANDSCAPING (PLANT MATERIAL) INTO THE SCREEN DESIGN.**
- 7. THERE SHALL NOT BE ANY ADVERTISING ON SCREENS**

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**A POSSIBLE MOTION:** I MOVE THAT THE PLANNING AND ZONING COMMISSION RECOMMEND TO MAYOR AND COUNCIL A PROPOSED AMENDMENT TO THE BISBEE ZONING CODE TO ESTABLISH SCREENS IN 6.4 WALLS AND FENCES IN THE BISBEE HISTORIC DISTRICT.

**AGENDA ITEM 3.**

REVIEW AND DISCUSSION WITH POSSIBLE DIRECTION TO STAFF REGARDING PARKING PLAN & STUDY FOR OLD BISBEE. (NEXT STEPS)

**AGENDA ITEM 4.**

REVIEW, DISCUSSION AND UPDATE THE LANGUAGE FOR MOBILE FOOD VENDORS (FOOD TRUCKS) WITH POSSIBLE DIRECTION TO STAFF. (*GARBAGE SERVICE, SIGNS, RESTROOMS AND GENERATORS RUNNING*)

**COMMISSIONER COMMENTS:**

PLEASE REFRAIN FROM ANY DISCUSSION, COMMENTS ONLY.

**FUTURE AGENDA ITEM SUGGESTIONS** (BOARD MEMBERS MAY SUGGEST TOPICS FOR FUTURE MEETING AGENDAS, BUT BOARD WILL NOT HERE DISCUSS, DELIBERATE OR TAKE ANY ACTION ON THESE TOPICS.)

**ADJOURNMENT:**

**NEXT SCHEDULED MEETING FOR THE PLANNING AND ZONING COMMISSION  
THURSDAY, JULY 15, 2021 AT 5:30PM**

*Individuals with hearing disabilities can contact the City Clerk's Office (520) 432-6012 to request an Assisted Listening Device, at least 24 hours before the meeting.*

*Anyone needing special accommodation to attend this meeting should contact Joe Ward at (520) 432-6015 at least twenty-four hours before the meeting.*

*Public documents referred to herein may be viewed during regular business hours at the City Clerk's Office at 76 Eire Street, Bisbee.*

*Pursuant to A.R.S. § 38-431.03(A)(3), the Board may vote to enter executive session at any point during this meeting for discussion or consultation for legal advice with its attorney(s), who may appear telephonically.*