

# AGENDA

## City of Sedona Planning and Zoning Commission Meeting

5:30 PM

Tuesday, November 7, 2017

### NOTICE:

Pursuant to A.R.S. 38-431.02 notice is hereby given to the members of the Planning and Zoning Commission and to the general public that the Planning and Zoning Commission will hold a public hearing open to the public on Tuesday, November 7, 2017 at 5:30 pm in the City Hall Council Chambers.

### NOTES:

- Meeting room is wheelchair accessible. American Disabilities Act (ADA) accommodations are available upon request. Please phone 928-282-3113 at least 24 hours in advance.
- Planning & Zoning Commission Meeting Agenda Packets are available on the City's website at: [www.SedonaAZ.gov/planning](http://www.SedonaAZ.gov/planning)

### GUIDELINES FOR PUBLIC COMMENT

#### PURPOSE:

- To allow the public to provide input to the Planning and Zoning Commission on a particular subject scheduled on the agenda.
- Please note that this is not a question/answer session.

#### PROCEDURES:

- Fill out a "Comment Card" and deliver it to the Recording Secretary.
- When recognized, use the podium/microphone.
- State your Name and City of Residence
- Limit comments to 3 MINUTES.
- Submit written comments to the Recording Secretary.

1. CALL TO ORDER, PLEDGE OF ALLEGIANCE, & ROLL CALL
2. ANNOUNCEMENTS & SUMMARY OF CURRENT EVENTS BY COMMISSIONERS & STAFF
3. PUBLIC FORUM: *(This is the time for the public to comment on matters not listed on the agenda. The Commission may not discuss items that are not specifically identified on the agenda. Therefore, pursuant to A.R.S. § 38-431.01(H), action taken as a result of public comment will be limited to directing staff to study the matter, responding to any criticism, or scheduling the matter for further consideration and decision at a later date.)*
4. CONSIDERATION OF THE FOLLOWING ITEMS THROUGH PUBLIC HEARING PROCEDURES:
  - a. Discussion/possible action regarding a request for approval of a Zone Change from C-2 (General Commercial) to RM-3 (High Density Multifamily Residential) and Development Review to allow for the development of a 45 unit apartment complex. The property is located at 3285 W State Route 89A, at the southeastern corner of the intersection of W State Route 89A and Pinon Drive. The property is approximately 2.26 acres. APN: 408-11-086A. Case Number: PZ17-00009 (ZC, DEV) Applicant: Keith Holben, MK Company, Inc.
  - b. Discussion/possible action regarding a request for a Conditional Use Permit to construct a new 50' monopine wireless communication facility. The property is located at 110 Indian Cliffs Road (Sedona United Methodist Church), at the southeastern corner of the intersection of State Route 179 and Indian Cliffs Road. The subject property is approximately 8.04 acres and is zoned Single Family Residential (RS-10b). APN: 401-34-011Z. Case Number: PZ16-00014 (CUP) Applicant: Sun State Towers
  - c. **(Continued from June 1, 2017, and August 1, 2017, Public Hearings)** Discussion/possible action regarding a recommendation to the Sedona City Council regarding amendments to the Sedona Wireless Communications Facilities Ordinance, Sedona Land Development Code, Article 17, Wireless Communications Facilities, to be consistent with changes in federal regulations. Case Number: PZ17-00005 (LDC) Applicant: City of Sedona
  - d. **(Continued from June 1, 2017, and August 1, 2017, Public Hearings)** Discussion/possible action regarding a recommendation to the Sedona City Council regarding the draft Sedona Wireless Communications Master Plan. Case Number: PZ17-00006 (MP) Applicant: City of Sedona
5. FUTURE MEETING DATES AND AGENDA ITEMS
  - a. Thursday, November 16, 2017; 3:30 pm (Work Session)
  - b. Tuesday, November 21, 2017; 5:30 pm (Public Hearing)
  - c. Thursday, November 30, 2017; 3:30 pm (Work Session)
  - d. Tuesday, December 5, 2017; 5:30 pm (Public Hearing)
6. EXECUTIVE SESSION

If an Executive Session is necessary, it will be held in the Vultee Conference Room at 106 Roadrunner Drive. Upon a public majority vote of the members constituting

# AGENDA

## City of Sedona Planning and Zoning Commission Meeting

5:30 PM

Tuesday, November 7, 2017

a quorum, the Planning and Zoning Commission may hold an Executive Session that is not open to the public for the following purposes:

- a. To consult with legal counsel for advice on matters listed on this agenda per A.R.S. § 38-431.03(A)(3).
- b. Return to open session. Discussion/possible action on executive session items.

### 7. ADJOURNMENT

Physical Posting: November 2, 2017 By: DJ

Planning & Zoning Commission Meeting Agenda Packets are available on the City's website at: [www.SedonaAZ.gov/planning](http://www.SedonaAZ.gov/planning) or in the Community Development Office, 102 Roadrunner Drive approximately one week in advance of the meeting.

Note that members of the City Council and other City Commissions and Committees may attend the Planning and Zoning Commission meeting. While this is not an official City Council meeting, because of the potential that four or more Council members may be present at one time, public notice is therefore given for this meeting and/or event.