

AGENDA

City of Sedona Planning and Zoning Commission Meeting

3:30 PM

Tuesday, July 3, 2018

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, July 3, 2018, at 3:30 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

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. APPROVAL OF THE FOLLOWING MINUTES:
 - a. June 5, 2018 (Work Session)
 - b. June 5, 2018 (Public Hearing)
4. 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.)*
5. CONSIDERATION OF THE FOLLOWING ITEMS THROUGH PUBLIC HEARING PROCEDURES:
 - a. Discussion/possible action regarding a request for Development Review to allow for the construction of a 3 unit townhome development at 460 Peach lane. The property is zoned High Density Multifamily Residential (RM-3) and is located at the northwest corner of the intersection of Peach Lane and Sunset Lane. APN: 401-14-100. Owner: Verde Valley Habitat for Humanity (Tania Simms); Authorized Agent/Applicant: Dan Surber; Case Number: PZ18-00001 (DEV)
 - b. Discussion/possible action regarding a request for a Conditional Use Permit to construct a new 75 foot monopine wireless communication facility at 75 Kallof Place. The property is zoned Lodging (L) and is located on the western side of Kallof Place south of the intersection of Kallof Place and W State Route 89A. APN: 408-26-032. Owner: Dale Street LLC; Applicant: YDC for Verizon Wireless (Nancy Smith); Case Number: PZ18-00002 (CUP)
 - c. Discussion/possible direction regarding a request for Conceptual Development Review for the construction of a 59 unit townhome development at 3865 W State Route 89A (Park Place). The property is zoned High Density Multifamily Residential (RM-2) and is located on the south side of W State Route 89A between Upper Red Rock Loop Road and Foothills South Drive. APN 408-11-531; Owner: Park Place Presidio, LLC; Applicant: Miramonte Arizona, LLC (Jack Kemmerly); Case Number: PZ18-00007 (DEV)

Note: This site (Park Place) has an approved subdivision (plat) that allows for the construction of an additional 76 condominium units. The current proposal represents a decrease of 17 units below the current approved plat.
6. FUTURE MEETING DATES AND AGENDA ITEMS
 - a. Tuesday, July 17, 2018; 3:30 pm (Work Session)
 - b. Tuesday, July 17, 2018; 5:30 pm (Public Hearing)
 - c. Tuesday, August 7, 2018; 3:30 pm (Work Session)
 - d. Tuesday, August 7, 2018; 5:30 pm (Public Hearing)
7. EXECUTIVE SESSION

The mission of the City of Sedona government is to provide exemplary municipal services that are consistent with our values, history, culture and unique beauty.

MEETING LOCATION:
CITY HALL COUNCIL CHAMBERS
102 ROADRUNNER DR, SEDONA, AZ

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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 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.

8. ADJOURNMENT

Physical Posting: June 28, 2018 By: DJ

Planning & Zoning Commission Meeting Agenda Packets are available on the City's website at: 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.