

**PLANNING AND ZONING COMMISSION**  
**Wednesday, August 17, 2016**  
**STUDY SESSION 5:00 P.M. & REGULAR MEETING 5:30 P.M.**  
**COUNCIL CHAMBERS**  
**88 EAST CHICAGO STREET**

Pursuant to Resolution No. 4464 of the City Of Chandler and 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 consider the below Action Items in a Study Session at 5:00 P.M. and a Regular Meeting at 5:30 P.M. to be held on **Wednesday, August 17, 2016** in the Chandler City Council Chambers, 88 East Chicago Street, Chandler, Arizona.

(Agendas are available in the Office of the City Clerk, 175 S. Arizona Avenue.)

Persons with a disability may request a reasonable accommodation such as a sign language interpreter by contacting the City Clerk's office at (480) 782-2180. Requests should be made as early as possible to allow time to arrange accommodation.

Dated: 8/11/2016 2:18 PM

**NOTE:** Items listed under Section 5 of this Agenda marked by an asterisk (\*) are designated for approval by a single "consent" motion without further Commission discussion. Consent Items (\*) have been discussed in detail by the Commission and Staff in a Study Session prior to the regular meeting. Items that are not marked by an asterisk (\*) will be heard with a separate presentation, discussion, and vote by the Commission.

Any individual citizen or Commission member may remove a consent item (\*) from the agenda for further discussion. Individuals or Commissioners wishing to remove a consent item (\*) for further discussion should make their request known either at the Study Session or at the regular meeting when the Chairman addresses the public concerning the consent agenda.

1. **CALL TO ORDER**

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

4. **APPROVAL OF MINUTES**

Minutes of the regular meeting of July 20, 2016.

5. **ACTION ITEMS:**

A \* **APL16-0002 PETERSON FARMS AREA PLAN AMENDMENT/DVR16-0010 QUIKTRIP**

Request Area Plan Amendment to the Peterson Farms (Section 7) Area Plan from Low Density Residential to Commercial, along with rezoning from Agricultural to Planned Area Development for commercial uses including a fuel station for 24-hour uses under the Late Hour Business Policy, and Preliminary Development Plan approval for site layout and building architecture for a fuel station. The subject site is located at the northeast corner of Gilbert and Queen Creek roads.

**B. \* LUP16-0013 QUIKTRIP**

Request Liquor Use Permit approval to sell beer and wine as permitted under a Series 10 Beer and Wine Store License for off-premise consumption at a new convenience store. The subject site is located at the northeast corner of Gilbert and Queen Creek roads.

**C. \* LUP16-0014 VB LOUNGE**

Request Liquor Use Permit approval to sell and serve all types of spirituous liquor for on-premise consumption indoors along with an extension of premises within a new outdoor patio, as permitted under a Series 12 Restaurant License. The request includes live entertainment indoors. The new restaurant is located at 81 West Boston Street, the southwest corner of Arizona Avenue and Boston Street.

**D. \* LUP16-0015 DIRTY BLONDE TAVERN**

Request Liquor Use Permit approval to continue to sell and serve all types of spirituous liquor for on-premise consumption indoors and within an outdoor patio, as permitted under a Series 6 Bar License. The request includes continuing live entertainment indoors. The existing business is located at 4929 West Chandler Boulevard, Suite 12, the southeast corner of Chandler Boulevard and Rural Road.

**E. \* ZUP16-0009 PREMIUM COACH GROUP**

Request Use Permit approval for a recreational vehicle sales, service, and storage business within a Planned Area Development zoned district that allows for business park uses. The subject site is located at 1825 East Germann Road, within Metro Chandler Airport Center, west of the southwest corner of Germann and Cooper roads. **(APPLICANT REQUESTS WITHDRAWAL)**

**6. DIRECTOR'S REPORT**

**7. CHAIRMAN'S ANNOUNCEMENT**

Next regular meeting is September 7, 2016 at 5:30 P.M. in the Chandler City Council Chambers, 88 East Chicago Street, Chandler, Arizona.

**8. ADJOURNMENT**