

PLANNING AND ZONING COMMISSION
Wednesday, May 18, 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, May 18, 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: 5/12/2016 10:49 AM

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 May 4, 2016.

5. **ANNUAL PLANNING COMMISSION BUSINESS MEETING**

Election of Officers:

A. Chairman

B. Vice Chairman

6. **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 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. **(REQUEST WITHDRAWAL FOR THE PURPOSE OF RE- ADVERTISING.)**

B. * LUP16-0006 FIESTA MEXICANA

Request Liquor Use Permit approval to sell and serve liquor as permitted under a Series 12 Restaurant License for on-premise consumption indoors and within an outdoor patio with the addition of live music indoors at an existing restaurant located at 4949 S. Alma School Road, northeast corner of Alma School and Chandler Heights roads.

C. * 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. **(REQUEST CONTINUANCE TO THE JUNE 1, 2016, PLANNING COMMISSION HEARING)**

D. * PDP15-0017 FIRST CREDIT UNION PLAZA

Request Preliminary Development Plan approval for building mounted signage. The subject site is located at 25 S. Arizona Place, east of the northeast corner of Arizona Avenue and Boston Street.

E. * PDP16-0002/PPT16-0005 WILDHORSE

Request Preliminary Development Plan and Preliminary Plat approval for subdivision layout for a nine lot single-family custom subdivision on approximately five acres. The subject site is located north of the northwest corner of Willis Road and El Dorado Drive.

7. DIRECTOR'S REPORT

8. CHAIRMAN'S ANNOUNCEMENT

Next regular meeting is June 1, 2016 at 5:30 P.M. in the Chandler City Council Chambers, 88 East Chicago Street, Chandler, Arizona.

9. ADJOURNMENT