



City of Apache Junction, Arizona

Agenda

Planning and Zoning Commission

Meeting location:
City Council Chambers
at City Hall
300 E Superstition Blvd
Apache Junction, AZ
85119

apachejunctionaz.gov
P: (480) 474-5083

Tuesday, May 9, 2023

7:00 PM

City Council Chambers

1. Call to Order

2. Pledge of Allegiance

3. Roll Call

4. Consent Agenda

The commission may, at this time, take single action on any or all items listed as consent agenda items. These include acceptance of agenda and acceptance of minutes. Any member of the commission may remove any item from the consent agenda for discussion and cause a separate vote on the matter later in the agenda.

[23-257](#)

Consideration of approval of agenda.

[23-258](#)

Consideration of approval of the minutes of the April 11, 2023 regular meeting.

Attachments: [P&Z Regular Meeting Minutes 04112023](#)

5. Public Hearings

The following items are public hearings where members of the public are given the opportunity to speak. Once recognized by the Chairman, please come to the podium microphone and give your name and address. There is a five-minute time limit per speaker.

[23-269](#)

Presentation, discussion, public hearing and consideration of P-22-126-PZ, a proposed rezoning by WW Clyde/Bount Contracting of approximately 15 acres, generally located near the southeast corner of 12th Avenue and Vista Road, from Business Park by Planned Development("B-4/PD") and General Commercial ("B-1") to Business Park by Planned Development ("B-4/PD") to construct a new office building and to allow for the onsite storage of large vehicles and equipment.

Attachments: [P-22-126-PZ \(WW Clyde Blount\) - Staff Report](#)
[P-22-126-PZ-Project Narrative](#)
[P-22-126-PZ- Aerial Map](#)
[P-22-126-PZ-Site Plan](#)
[P-22-126-PZ-Elevations \(Renderings\)](#)
[P-22-126-PZ-Landscape Plan](#)
[P-22-126-PZ-Final Public Participation Report](#)
[P-22-126-PZ-Environmental Noise Study](#)

6. Old Business

[23-278](#)

Presentation, discussion and update for Case P-23-15-AM, a proposed text amendment of Zoning Ordinance Article 1-7: Parking, Loading and Circulation Regulations to allow one (1) additional recreational vehicle with an integrated horse trailer, designed with the intent of transporting equine, on residential lots with at least 1.25-gross acres.

Attachments: [P-23-15-AM Staff Memo 5-9-23](#)
[2023 Amendments to 1-7-3 Parking Regulations 5.3.23](#)

[23-279](#)

Presentation, discussion and update for Case P-23-16-AM, a proposed text amendment of Zoning Ordinance Article 1-7: Parking, Loading and Circulation Regulations regarding requirements for guest parking, electric vehicle parking, accessible parking, motorcycle, and bicycle parking.

Attachments: [P-23-16-AM Staff Memo 5-9-23](#)
[2023 Amendments to 1-7 Parking, Loading and Circulation Reg](#)

7. New Business

The Commission shall consider any business not yet considered. Arizona Open Meeting Law prohibits public comments at this time.

8. Information and Reports

The Chair at this time may announce information regarding activities involving Planning and Zoning matters, such as, but not limited to attendance of Commission Members at community meetings or events, seminars or conferences, or upcoming events or conferences.

9. Director's Report

The Development Services Director, members of City staff or those individuals designated by the Manager, may present information pertinent to items under consideration or information related to the operation of the City.

10. Selection of Meeting Dates, Times, Location and Purpose

Hold a regular meeting on at 7:00 p.m. in the City Council Chambers located at 300 E. Superstition Boulevard.

[23-259](#)

Regular meeting at 7:00 pm on Tuesday, May 23, 2023, in the city council chambers located at 300 E. Superstition Boulevard, Apache Junction.

11. **Adjournment**

Copies of this agenda and additional information regarding any of the items listed above may be reviewed from 7:00 a.m. to 6:00 p.m., Monday through Thursday, except holidays, at the Department of Development Services, Planning Division, City Hall Complex, 300 East Superstition Boulevard, Apache Junction, Arizona, 85119-2889, telephone number is (480)474-5083.

The City of Apache Junction invites and welcomes people of all abilities to use our programs, sites and facilities. Specific requests may be made by contacting the Human Resources Office at (480) 474-2617 or TDD (480) 983-0095.