

- a. **Consideration and Possible Approval of June 13, 2012 Work Study and Regular Session Minutes;**

Motion: Chair Sossaman

To approve the June 13, 2012 Work Study and Regular Session minutes, as presented.

2nd Vote: Vice-Chairman Ingram
All ayes. Motion carried 6-0.

- b. **Consideration and Possible Approval of SP12-043, IHOP at Queen Creek Fiesta, a request by Daniel Bowers of Studio B2 for approval of a Site Plan for an IHOP Restaurant to be located at the northeast corner of Ellsworth Loop Road and Victoria Lane, 20710 E. Victoria Lane,**

Chair Sossaman asked that Item 4B be removed from the Consent Calendar for a separate vote.

Motion: Ryan Nichols
To approve item 4b, as is.

2nd Vote: Alex Matheson
All ayes. Motion carried 6-0.

PUBLIC HEARINGS AND POSSIBLE ACTION

5. **Public Hearing, Discussion and Possible Action on RZ12-034, Victoria Estates, Parcels 10, 11, and 11A, a request Ralph Pew of Pew and Lake, PLC to repeal Ordinance 466-09 and Resolution 813-09; and to rezone the property from R1-4 and R1-5 to R1-7 PAD and R1-9 PAD. The property is located northeast of the intersection of Hawes and Ocotillo roads.**

Motion: Vice Chairman Ingram
To continue item 5 to the next regularly scheduled meeting (August 8)

2nd Vote: Kyle Robinson
All ayes. Motion carried 6-0.

ITEM FOR DISCUSSION

6. **Introduction of Major General Plan Amendment Applications:**

- **Box Canyon, GPA12-047, southeast corner of Hunt Highway and Power Road**
- **Bellero, GPA12-048, RZ, northeast corner of Ellsworth Road and Empire Blvd**
- **Fulton Homes/Queen Creek Station, GPA12-049, northwest and northeast corners of Ellsworth and Queen Creek roads**
- **Aggregate Resources, Gpa12-050, and new Goal 6 to Environmental Element**
- **Realignment and construction of Signal Butte and Meridian roads, GPA12-051, add new Goal 7 to Transportation and Circulation Element, and Goals 7 and 8 to the Town Center Element**

- **Transit-Oriented Project, GPA12-052, and new Goals 7 and 8 to Transportation and Circulation Element**

ADMINISTRATIVE ITEMS (if not finished during Work Study)

7. **Review** of next month's agenda items.
8. **Report** on Town Council Action
9. **Communication** from members of the Commission and Staff. *The Commission does not propose, discuss, deliberate or take action on any matter in the 'summary' unless the specific matter is properly noticed on the agenda.*

10. Adjournment

Motion: **Commissioner Alex Matheson**
To adjourn.

2nd Vote: **Vice-Chairman Ingram**
All ayes. Motion carried 6-0.

The meeting adjourned at 7:49 p.m.