



**AGENDA
REGULAR MEETING
QUEEN CREEK PLANNING & ZONING COMMISSION
QUEEN CREEK COMMUNITY CHAMBERS
20727 E. CIVIC PARKWAY
FEBRUARY 6, 2018
7:00 PM**

1. **Call to Order**

2. **Roll Call**: One or more members of the Commission may participate by telephone.

Chairman Gregory Arrington	Vice-Chairman Shaine Alleman	Steve Sossaman
Alex Matheson	Josh Ehmke	Amber Gough
		Troy Young

3. **Public Comment**: Members of the public may address the Commission on items not on the printed agenda. Please observe the time limit of (3) three minutes. Request to Speak Cards are available at the door, and may be delivered to staff prior to the commencement of the meeting. Members of the Commission may not discuss, consider, or act on any matter raised during public comment.

4. **Consent Agenda**: Matters listed under the Consent Agenda are considered to be routine and will be enacted by one motion and one vote.

A. **Discussion and Possible Action on the January 10, 2018 Planning Commission Meeting Minutes.**

B. **Discussion and Possible Approval of P17-0172 "Lennar at Ocotillo Heights Phase I Residential Design Review"**. Lennar is requesting approval of four (4) new standard plans with three (3) elevations each to be constructed on 67 lots in Phase I of the Ocotillo Heights subdivision located at the southwest corner of Ocotillo and Signal Butte Roads.

C. **RZ16-045 "Malone Place Planned Area Development (PAD) Scrivener's Error Correction"**, a request by staff to correct a scrivener's error by adding C-2/PAD to the Planning Commission Staff Report and correcting Ordinance 621-16. The original case included approximately 377 acres generally located at the southeast corner of Signal Butte Road and Queen Creek Road.

PUBLIC HEARING:

5. **Discussion and Possible Action on "Allstate Utility Construction Rezone (P17-0176): Request to rezone 4.84 acres from R1-43 (Rural Estate District) to EMP-A (Employment Type-A), to allow for a utility construction business East of the SEC of Germann and Rittenhouse Roads.**

6. **Discussion and Possible Action on Case P18-0005 "Small Cell Wireless"**, a staff-initiated request to amend Section 6.9 of the Zoning Ordinance, "Wireless Communications", including new provisions related to small wireless facilities; and, an amendment to Town Code Chapter 16 "Utilities" including new provisions related to small wireless facilities and rates and fees for the use of the public right-of-way and Town structures.

FINAL ACTION:

None.

ITEMS FOR DISCUSSION:

None.

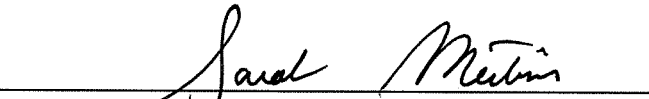
ADMINISTRATIVE ITEMS

7. Summary of Events from members of the Commission and staff. The Commission may not deliberate or take action on any matter in the "summary" unless the specific matter is properly noticed on the Regular Session agenda.

8. Adjournment

Pursuant to ARS 38-431.02 notice is hereby given to the members of the Queen Creek Planning & Zoning Commission and to the general public that the Queen Creek Planning & Zoning Commission will hold a meeting open to the public as set forth above.

I, Sarah Mertins, do hereby certify that I caused to be posted this 30th day of January 2018, the Agenda for the February 6, 2018 Regular Meeting of the Queen Creek Planning & Zoning Commission in the following places: 1) Queen Creek Town Hall; 2) Queen Creek Library; 3) Queen Creek Community Center bulletin board.



Sarah Mertins, Planner II