



**NOTICE OF THE REGULAR SESSION MEETING OF THE QUEEN CREEK
PLANNING AND ZONING COMMISSION**

WHEN: WEDNESDAY, JULY 9, 2008

WHERE: TOWN HALL COUNCIL CHAMBERS

TIME: 7:00 p.m.

Pursuant to A.R.S. 38-431.02, notice is hereby given to the members of the Queen Creek Planning and Zoning Commission and to the general public that the Queen Creek Planning and Zoning Commission will hold its Regular Meeting open to the general public on **WEDNESDAY, JULY 9, 2008 AT 7:00 P.M.** in the Town Hall Council Chambers located at 22350 South Ellsworth Road, Queen Creek, Arizona.

AGENDA

1. **Call to Order**

2. **Roll Call**

Chairman Ingram	Commissioner Moore
Vice-Chairman Trapp-Jackson	Commissioner Perry
Commissioner Atkinson	Commissioner Sossaman

3. **Public Comment:** Members of the public may address the Commission on items not on the printed agenda. Please observe the time limit of three minutes. Speakers' cards are available at the door, and may be delivered to staff prior to the commencement of the meeting

4. **Consent Agenda:** Matters listed under the Consent Agenda are considered to be routine and will be enacted by one motion and one vote. Public Hearing items are designated with an asterisk (*). Prior to consideration of the Consent Agenda, the Chairman will ask whether any member of the public wishes to remove a Public Hearing item for separate consideration. Members of the Commission and/or staff may remove any item for separate consideration.
 - a. Consideration and Possible Approval of June 11, 2008 Work Study and Regular Session Minutes;

 - b. *Consideration and Possible Approval of Schnepf Farms Conditional Use Permit/CU08-074/SP08-073 **This item will be continued to the August 13 Meeting.**

 - c. *Consideration and Possible Approval of Zoning Ordinance Modification regarding Pawn Shops and Payday Loan Businesses, A request by Staff for a Text Amendment to the Zoning Ordinance to Establish Requirements for Pawn Shops and Payday Loan Businesses

5. **Public Hearing, Consideration and Possible Approval of Pegasus Airpark PDS Modification of Stipulations/CU08-020**, A request by The Pegasus Airpark Flight Association to amend Stipulation #12 and remove Stipulation #14 of Conditional Use Permit 01-97 to allow the operation of helicopters and very light jets (under 12,500 pounds); and a request for an additional fuel tank to be used for Jet-A aircraft fuel. The property is located ¼ mile east of Ellsworth Road, north of Empire Road.
6. **Discussion and Possible Action on 2008 Major General Plan Amendment Applications-Initiation of 60-Day Public Agency Comment Period**, A request by staff for direction to begin the statutory 60-day public agency comment period for the Major General Plan Amendment applications. No consideration of the proposed amendments will take place at this time.
7. **Discussion and Review of Zoning Ordinance Update Phase One Report** (if not finished during WS).

ADMINISTRATIVE ITEMS (if not done during Work Study)

8. **Review** of next month's agenda items.
9. **Report** on Town Council Action
10. **Communication** from members of the Commission and Staff.
11. **Adjournment**

PLANNING AND ZONING COMMISSION

By: _____
Laura Moats, Planning Assistant

I, Laura Moats, do hereby certify that I caused to be posted this 3rd day of July, 2008 the Agenda for the July 9, 2008 Regular Session Meeting of the Town of Queen Creek Planning and Zoning Commission, in the following places: 1) Queen Creek Town Hall, 2) Queen Creek Post Office, 3) Town Bulletin Board at Queen Creek Community Center.

DATED this 3rd day of July, 2008.

Laura Moats, Planning Assistant

The Town of Queen Creek encourages the participation of disabled individuals in the services, activities, and programs provided by the Town. Individuals with disabilities, who require reasonable accommodation in order to participate in the Planning and Zoning Commission meeting, should contact the Town Clerk at (480) 358-3000.