



AGENDA
Regular Meeting
Queen Creek Planning & Zoning Commission
Virtual Meeting
December 9, 2020
6:00 PM

All Town Board & Commission meetings continue to be attended electronically by the Commission, Staff and the public. Following the recommendations from the CDC to help slow the spread of COVID-19, the December 9, 2020 Queen Creek Planning Commission meeting will be held electronically. Members of the public may access and listen to the Planning Commission meeting online at <https://www.queencreek.org/town-hall/town-council/watch-town-council-meetings> and following the instructions on that webpage.

Public comment: there are two options for residents to submit public comment

- Email: submit a comment to PublicComment@QueenCreek.org. Every email received will be entered into the official record. Please include your name, address, comment and note if your comment is for call to the public or the public hearing.
- WebEx Online Meeting: Using a computer, tablet or smartphone, log into the meeting through WebEx (<https://toqc.webex.com/toqc/onstage/g.php?MTID=e1c7841cb0cebc150061a73ed0be8ed70>) and provide a public comment. To participate, register with your name, address and comment. View detailed WebEx instructions [here](#).
- For additional help, contact WebEx Technical Support 1-866-229-3239.

1. Call to Order:

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

3. Public Comment: *Members of the public may address the Planning Commission on items not on the printed agenda and during Public Hearings. Comments may also be sent to via email to PublicComment@queencreek.org by 5:30 p.m. on December 9, 2020 (limited to 500 words – identify your name, address and whether you wish your comment to be read at the meeting or just submitted as part of the written record). 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 November 10, 2020 Planning Commission Meeting Minutes.

B. Discussion and Possible Action on P20-0164 Maracay at Madera Parcel 1B Residential Design Review. Maracay Homes is requesting approval of five (5) new standard plans with three (3) elevations each to be

constructed on 91 lots at Parcel 1B of the Madera subdivision, located south of the southeast corner of Signal Butte and Queen Creek Roads. (Steven Ester, Planner II)

5. Public Hearing:

- A. Public Hearing and Possible Action on P20-0037 Sossaman Farms West Rezone**, a request by W. Ralph Pew (Pew & Lake) to rezone approximately 147 acres from PRC, R1-9, R1-12, R1-35, and R1-43 to R1-5, R1-9, R1-12, MDR, and C-1 for future residential and commercial development located at the southwest corner of Power and Ocotillo roads. (Steven Ester, Planner II)

6. Final Action:

- A. Discussion and Possible Action on the Annual Organizational Meeting Notification** (to set Chair and Vice-Chair appointments for the upcoming year) (Erik Swanson, Planning Administrator)

7. Items for Discussion: *These items are for Commission discussion only and no action will be taken. In general no public comment will be taken.*

None.

8. Administrative Items:

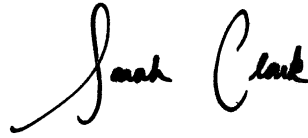
- A. Discussion and Possible Action on Setting the 2021 Planning Commission Meeting Dates** (Erik Swanson, Planning Administrator)
- B. Overview of 2020 Department achievements and statistics** (Erik Swanson, Planning Administrator)
- C. Recent activity update.**

9. 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.*

10. 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 Clark, do hereby certify that I caused to be posted this 3rd day of December, 2020 the Agenda for the December 9, 2020 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.

A handwritten signature in black ink that reads "Sarah Clark". The signature is written in a cursive style with a long, sweeping underline for the letter "S".

Sarah Clark, Senior Planner