



AGENDA
Regular Meeting
Queen Creek Planning & Zoning Commission
Community Chambers, 20727 E. Civic Parkway
June 8, 2022
6:00 PM

The public can watch the meeting live streamed by registering with the Webex Online Meeting: Using a computer, tablet or smartphone, log into the meeting through WebEx <https://toqc.webex.com/toqc/onstage/g.php?MTID=ebaa9654945ecda4bd958b67b306c10a7> and watch the meeting and/or provide a public comment. To participate, register with your name, address and comment. View additional details at <https://www.queencreekaz.gov/town-hall/town-council/watch-town-council-meetings>.

Public comment: in addition to attending in-person, there are two options for residents to submit public comment for the meeting:

- *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.*
- *WebEx Online Meeting: Using a computer, tablet or smartphone, log into the meeting through WebEx ([LINK](#)) and provide a public comment. To participate, register with your name, address and comment. View details at <https://www.queencreekaz.gov/town-hall/town-council/watch-town-council-meetings>*

Comments without identifying name and address will not be read or submitted as part of the written record.

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. the day of the meeting (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 May 11, 2022 Planning Commission Meeting Minutes.**
 - B. **Discussion and Possible Action on P21-0210 Light Sky Ranch Residential Design Review.** Richmond American Homes is requesting approval of six (6) new standard plans with three (3) elevations per plan to

be constructed on 111 lots at the Light Sky Ranch subdivision, at the southeast corner of Crismon and Queen Creek roads. (Mallory Ress, Planner I)

- C. **Discussion and Possible Action on P21-0170 Mayberry on Rittenhouse Preliminary Plat**, a request from Sean Lake, Pew and Lake, PLC, for Preliminary Plat approval of an approximately 15.88-acre, 186 unit condominium subdivision located east of the southeast corner of Sossaman and Rittenhouse roads. (Mallory Ress, Planner I)

5. **Public Hearing:**

None.

6. **Final Action:** *Matters listed under the Public Hearing Consent Agenda are considered to be routine and will be enacted by one motion and one vote.*

- D. **Discussion and Possible Action on P21-0254 and P21-0255, Queen Creek Crossing Retail Center Site Plan and Preliminary Plat**, a request from Trish Flower of Upward Architects, LLC for Site Plan and Preliminary Plat approval of a 12.8 acre commercial center located north of Queen Creek Road on the west side of Ellsworth Road. (Evan Balmer, Senior Planner)

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:**

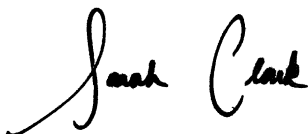
- A. Recent activity update.

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 2nd day of June, 2022 the Agenda for the June 8, 2022 Regular Meeting of the Queen Creek Planning & Zoning Commission Commission at Town Hall and on the Town's website at www.QueenCreekAZ.gov.



Sarah Clark, Senior Planner/Project Manager

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 accommodations in order to participate should contact the Town Clerk's office at (480) 358-3000.

A handwritten signature in black ink that reads "Sarah Clark". The signature is written in a cursive style with a large initial 'S' and 'C'.