



**CITY OF BUCKEYE**  
**PLANNING AND ZONING COMMISSION**  
**REGULAR MEETING AGENDA**  
**NOVEMBER 24, 2015**

**NOTICE OF POSSIBLE QUORUM OF THE BUCKEYE CITY COUNCIL**

In accordance with Title 38, Chapter 3, Article 3.1, Arizona Revised Statutes, a majority of the City Council may attend the regular meeting of the Buckeye Planning and Zoning Commission but there will be no voting taking place by the City Council. Council members may participate in the discussion of any item on the agenda.

*Accessibility for all persons with disabilities will be provided upon request. Please telephone your accommodation request to (623)349-6911, 72 hours in advance if you need a sign language interpreter or alternate materials for a visual or hearing impairment. [TDD (623)234-9507]*

**City of Buckeye**  
**Council Chambers**  
**530 East Monroe Avenue**  
**Buckeye, AZ 85326**

**Workshop: None**  
**Regular Meeting: 6:00 pm**

**Order of Items**

1. The Chair will call the item number and read the notice of hearing.
2. A staff member of the Development services Department will summarize the case.
3. The applicant or representative may speak in support of the application.
4. Other persons in favor of the application may be heard.
5. Those opposed to the application may be heard.
6. The applicant may be heard in rebuttal.
7. All questions must be addressed to the Chair in order to present general discussion between those in favor of the application and those opposed to it.

At Large	District 1	District 2	District 3	District 4	District 5	District 6
Thomas Marcinko	Jeffrey Nagy	Preston Hundley	Carol Kempiak <i>Chairperson</i>	Clayton Bedoya	Reverend Gregory Clemmons	Nick Hudec <i>Vice Chairperson</i>
Vacant <i>(Alternate)</i>	Jesse Knight <i>(Alternate)</i>	Vacant <i>(Alternate)</i>	Deanna Kupcik <i>(Alternate)</i>	Gail Reese <i>(Alternate)</i>	Bill Elliott <i>(Alternate)</i>	Duane Mitry <i>(Alternate)</i>

**Council Liaison:** Councilmember Craig Heustis

<b>1.</b>	<b>CALL TO ORDER/PLEDGE OF ALLEGIANCE/ROLL CALL</b>
<b>2.</b>	<b>APPROVAL OF MINUTES FROM NOVEMBER 10, 2015 PLANNING AND ZONING COMMISSION REGULAR MEETING</b>

*Action required:  
Motion*

3.	<b>CONSENT AGENDA</b> <i>No Items</i>	
4.	<b>CONTINUANCE AGENDA</b> <i>No Items</i>	
5.	<b>REGULAR AGENDA</b>	
5A.	<p><b>Subject:</b> Sun City Festival HH1 Preliminary Plat  <b>Applicant:</b> Dan Pottinger, Cardno for Pulte Homes  <b>Location:</b> North of Beardsley Parkway, west of Desert Vista Blvd, east of Desert Oasis Blvd, and south of the Central Arizona Project (CAP) canal.  <b>Request:</b> Preliminary plat for 441 age-restricted single-family detached lots (181.22 acres)  <b>Recommendation:</b> Approve with stipulations  <b>Presented by:</b> Ed Boik, AICP, Senior Planner</p>	<b>Action required:</b> <i>Public Hearing, Discussion and motion</i>
5B.	<p><b>Subject:</b> EPCOR Water Plant 15 – Zone 3N Booster Pump Station  <b>Applicant:</b> Travis Nuttall, PE, EPCOR Water for Klondike Land Portfolios, LLC  <b>Location:</b> Approx. 474’ west of the east line of Section 17, T2N, R2W and approx. 464’ north of the midsection line of Section 17, T2N, R2W (APN 502-28-010J)  <b>Request:</b> Site Plan for a water booster pump station (0.72 acres)  <b>Recommendation:</b> Approve with stipulations  <b>Presented by:</b> Andrea Marquez, Planner II</p>	<b>Action required:</b> <i>Public Meeting, Discussion and motion</i>
6.	<p><b>COMMENTS FROM THE PUBLIC</b>  Alternates and members of the audience may comment on non-agenda items. However, State Open Meetings Law does not permit the Commission to discuss items not specifically on the agenda.</p>	<b>Action required:</b> <i>None</i>
7.	<b>REPORT FROM STAFF</b>	<b>Action required:</b> <i>None</i>
8.	<b>COMMENTS FROM THE PLANNING AND ZONING COMMISSION</b>	
9.	<b>ADJOURNMENT</b>	<b>Action required:</b> <i>Motion</i>