



**CITY OF BUCKEYE
PLANNING AND ZONING COMMISSION
REGULAR MEETING MINUTES
JANUARY 12, 2016**

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

1. CALL TO ORDER/PLEDGE OF ALLEGIANCE/ROLL CALL

Chairperson Carol Kempiak called the meeting to order at 6:00 p.m.

Members present: Commissioner Thomas Marcinko, Commissioner Preston Hundley, Chairperson Carol Kempiak, Commissioner Clayton Bedoya, Commissioner Gregory Clemmons, Vice Chairperson Nick Hudec, Alternate Jesse Knight seated for District 1, Alternate Gail Reese, Alternate Bill Elliott, Alternate Deanna Kupcik arrived at 6:05 p.m.

Members absent: Commissioner Jeffrey Nagy, Alternate Duane Mity

Staff present: Planning Manager Terri Hogan, Planner II Andrea Marquez, Planner II Sean Banda, Administrative Assistant Keri Hernandez, City Attorney Gary Verburg, Deputy City Engineer Jason Mahkovtz, Public Works Director Scott Lowe, Council Liaison Craig Heustis

2. APPROVAL OF MINUTES FROM DECEMBER 8, 2015 PLANNING AND ZONING COMMISSION REGULAR MEETING

A motion was made by Vice Chairperson Hudec and seconded by Commissioner Hundley to approve the minutes of the December 8, 2015 Planning and Zoning Commission Regular Meeting as presented. Motion carried.

3. ELECTION OF OFFICERS

Commissioner Clemmons nominated Nick Hudec for Vice Chairperson. Unanimous vote. Mr. Hudec accepted.

Vice Chairperson Nick Hudec nominated Carol Kempiak for Chairperson. Unanimous vote. Ms. Kempiak accepted.

4. CONSENT AGENDA

4A. VERRADO EAST DISTRICT – PARKVIEW PLAZA

Commission approved. Motion Carried.

5. CONTINUANCE AGENDA

No items

6. REGULAR AGENDA

6A. THE VILLAGE ON BROADWAY – PRELIMINARY PLAT

Planner II Andrea Marquez presented and was available to answer questions from the Commission. Mr. Hundley asked of roadway being added. Ms. Marquez informed the Commission that there would be three (3) feet that will be dedicated along Miller Road and an additional thirty-seven (37) feet will be

dedicated along Broadway Road. Mr. Marcinko asked clarification of combining the parcel. Ms. Marquez stated that the applicant needed to create legal lots that do not overlap. Mr. Clemmons asked for clarification on the exhibits presented. Mr. Hudec asked if the parcels presented would become one. Ms. Marquez stated that the parcels would be combined, resulting in one parcel. Ms. Kempniak inquired of the drainage and circulation issues on this property. Deputy City Engineer Jason Mahkovtz informed the Commission that the drainage and circulation issues would be analyzed upon a formal site plan and improvement plan submittal. Ms. Kempniak requested that applicants attend the public hearings.

A public hearing was opened at 6:15 p.m. With there being no comments from the public, the public hearing was closed at 6:15 p.m.

A motion was made by Commissioner Bedoya and seconded by Commissioner Hundley to recommend approval with stipulations as presented. Motion carried.

6B. GEDDES CAPITAL RESOURCES, LLC – ANNEXATION

Planner II, Sean Banda presented and was available to answer questions from the Commission.

A public hearing was opened at 6:19 p.m. With there being no comments from the public, the public hearing was closed at 6:19 p.m.

A motion was made by Vice Chairperson Hudec and seconded by Commissioner Marcinko to approve. Motion carried.

7. COMMENTS FROM THE PUBLIC

None

8. REPORT FROM STAFF

Ms. Hogan presented the Planning and Zoning quarterly report to the Commission.

9. COMMENTS FROM THE PLANNING AND ZONING COMMISSION

Commissioner Clemmons requested information on the Miller and Southern property.

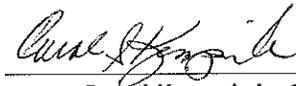
Chairperson Kempniak encouraged Commissioners to attend the February 2, 2016 City Council meeting regarding the EPCOR appeal.

Liaison Heustis updated the Commission on the Buckeye Senior Care.

Commissioner Marcinko requested information on traffic signal at the intersection of Jackrabbit Trail and I-10. Mr. Marcinko commended City staff on Skyline Regional Park and the grand opening.

10. ADJOURNMENT

A motion was made by Alternate Knight and seconded by Commissioner Hundley to adjourn at 6:31 p.m. Motion carried.



Carol Kempniak, Chairperson

ATTEST:


Keri Hernandez, Administrative Assistant

I hereby certify that the foregoing is a true and correct copy of the Planning and Zoning Commission Regular Meeting held on the 12th day of January, 2016. I further certify that a quorum was present.


Keri Hernandez, Administrative Assistant