



**TOWN OF EAGAR
PLANNING AND ZONING COMMISSION**

APRIL 11, 2023 at 6:00 PM

COUNCIL CHAMBER, 22 WEST 2ND STREET

AGENDA

- 1. WELCOME**
- 2. ROLL CALL**
- 3. PLEDGE OF ALLEGIANCE**
- 4. INVOCATION**
- 5. PUBLIC COMMENTS**

PERSONS WISHING TO ADDRESS THE COMMISSION ON ANY ITEM NOT ALREADY ON THE AGENDA MAY DO SO, ALTHOUGH EACH SPEAKER IS LIMITED TO THREE MINUTES. THE CHAIR, WITH THE CONSENT OF THE COMMISSION, MAY LIMIT THE TOTAL TIME OFFERED SPEAKERS, IF NECESSARY. ALL SUCH REMARKS SHALL BE ADDRESSED TO THE COMMISSION AS A WHOLE, AND NOT TO ANY SPECIFIC MEMBER. NO PERSON OTHER THAN THE SPEAKER SHALL ENTER THE DISCUSSION WITHOUT PERMISSION OF THE CHAIR. THE COMMISSION MAY NOT ADDRESS, DISCUSS OR VOTE UPON ANY PETITION OR COMMENT RAISED BY THE PUBLIC AT ANY MEETING. THE ITEM MAY BE PLACED ON A FUTURE AGENDA WITH DIRECTION FROM THE PLANNING AND ZONING ADMINISTRATOR ON HOW TO PLACE AN ITEM ON THE AGENDA.

- 6. DISCUSSION AND POSSIBLE ACTION FOR FEBRUARY 14, 2023 MEETING MINUTES**
- 7. PUBLIC HEARING**

Public Hearings are conducted in accordance with AR S 38-431 et seq (the "open meeting law") and the Planning & Zoning Commission Policies Procedures, Town of Eagar, Arizona Section VII-Public Hearing

Calling Agenda Item: The agenda item shall be called by the Chair as any other agenda item.

Declaration of Public Hearing: The Chair shall declare that the Commission is in public hearing.

Applicant Presentation: The Applicant may make an opening statement in order to explain the item to the commission and public. The Chair or Commission may limit the time for

his/her statement as necessary.

Staff Reports/Recommendations: Staff shall have an opportunity to report on the issue and answer questions by the Commission.

Written Comments: Written Comments filed with the Town or staff shall be presented to the Commission and read into the record.

Public Comments: Testimony from members of the public shall be permitted and encouraged. Anyone wishing to make a statement shall first stand and identify themselves by name and also identify where they reside. Members of the public shall be limited to five minutes per person, or less as designated by the Chair or Commission. The total time allotted to the public on any issue may be limited or extended by the Chair or Commission.

Commission Interaction: Questions from Commissioners may be held at this time, or reserved until public hearing has closed. The Commissioners may address the applicant with any questions raised from the public and discuss the question.

Applicant Closing Statement: The applicant shall be allowed a brief closing statement in order to rebut the statements made by the public, to offer a compromise, or otherwise address the issue.

Declaration of closing the Public Hearing: Unless a majority of the Commissioners object, the Chair shall declare the public hearing as closed. At this time public and applicant participation is limited to questions from the Commission only.

Commission Discussion and Vote: The agenda item will then be discussed and action taken as on any other agenda item.

- 8.** Discussion and possible action of Debord CUP2022-4; For living in RV's during construction of primary residence at 822 S. Juniper.

Public Hearing for RZ2023-2; A rezoning application for the property known as 386 N. River Rd. and parcel #104-68-229A to rezone from R10-10 residential to AG agricultural.

9. DISCUSSION AND VOTE

- A. Public Hearing for CUP2023-1; To allow owner to remove existing old single wide home and build a site built home on the property at 30 E. 4th Ave.

10. DISCUSSION AND VOTE

- A. Public Hearing for CUP2023-2; To allow owner to construct multiple quadplex's for multi family housing in a commercial zoned area known as 25 N. River Rd.

11. DISCUSSION AND VOTE

- A. Public Hearing for CUP2023-3; To allow James Rogers to construct multi-family housing in a commercial zoned area known as 246 E. Central Ave.

12. DISCUSSION AND VOTE

- A. Public Hearing on CUP2023-4; To allow property owner to live on property in a park model trailer until such time as Mr. Burton no longer lives on the property in an RMH-7 zone known as 98 S. Wye Dr.

13. DISCUSSION AND VOTE

14. RECONVENE TO REGULAR MEETING

15. REPORTS

16. ADJOURNMENT

ANYONE WISHING TO ATTEND THIS MEETING AND HAS SPECIAL NEEDS DUE TO A DISABILITY, PLEASE CONTACT THE COMMUNITY DEVELOPMENT DEPARTMENT AT 928-333-4128 EXT.222 FORTY-EIGHT HOURS PRIOR TO THE MEETING AND RESONABLE ACCOMMODATIONS WILL BE PROVIDED.

POSTED BY: BRITNEY REYNOLDS **Date:** April 7, 2023 **Time:** 11:00 A.M.