

CITY OF WILLCOX

AGENDA – ACTION MINUTES

Regular Planning & Zoning Commission Meeting

Wednesday, January 28, 2009

7:00 P.M.

Community Meeting Room
300 West Rex Allen Drive
Willcox, Arizona

1. **CALL TO ORDER** – Chairman Fusco at 7:00 p.m.
2. **ROLL CALL**

<u>PRESENT</u> Chairman Jim Fusco Vice Chairman Earl Goolsby Commissioner Doyle Miller Commissioner Bob Irvin Commissioner Don Ulises	<u>STAFF</u> Zoning Administrator Jeff Stoddard Recording Secretary Sandra Thomas
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<u>OTHERS PRESENT</u>		
Ex-Officio Larry Schultz	City Manager Pat McCourt	Liz Adams
Denise Stewart	Alex Navarette	Todd Bowen
Joyce Richmond	Jim Richmond	
3. **PLEDGE OF ALLEGIANCE TO THE FLAG** – Chairman Fusco
4. **CALL TO THE PUBLIC**
There was no response from the public present.
5. **DECLARATION OF CONFLICT OF INTEREST**
All Commissioners voiced none.
6. **ADOPTION OF THE AGENDA**
It was moved and seconded to adopt the agenda as presented. CARRIED.
7. **DISCUSSION/DECISION REGARDING THE MINUTES OF THE SPECIAL MEETING OF THE PLANNING AND ZONING COMMISSION HELD ON DECEMBER 3, 2008.**
It was moved and seconded to accept the minutes as presented. CARRIED.
8. **DISCUSSION/DECISION REGARDING CHANGING THE MEETING LOCATION FOR THE PLANNING AND ZONING COMMISSION AND BOARD OF ADJUSTMENTS MEETINGS TO 300 WEST REX ALLEN DRIVE WHEN FACILITY IS COMPLETE.**

It was moved and seconded to change the meeting location for the Planning and Zoning Commission and Board of Adjustments meetings to 300 West Rex Allen Drive.
CARRIED.

9. DISCUSSION/DECISION REGARDING THE REQUEST FROM MS. LIZ ADAMS TO REZONE PARCEL 203-03-001B FROM TR-36 (RESIDENTIAL) TO R-1, R-3 AND R-4 (RESIDENTIAL) AND H-1 (HIGHWAY SERVICE).

After some discussion it was moved and seconded to recommend to the City Council that this rezoning be approved. CARRIED.

10. SUGGESTIONS FOR POSSIBLE FUTURE AGENDA ITEMS FROM COMMISSIONERS.

Chairman Fusco said he would like to see detailed and legal information on the differences between a modular home, a manufactured home, and a prefabricated home or whatever other name these units go by. There is a lot of misunderstanding where they are concerned. He requested that definitions of each be presented and he suggested a work-session be scheduled to hash it all out. He stated his aim is to allow this Commission to make clear, informed decisions on whether modular homes in a site built residential zone is a good thing or not.

11. COMMENTS ONLY, FROM COMMISSIONERS, NOT FOR DISCUSSION.

There were no comments from the Chairman or Commissioners.

12. ADJOURN. Chairman Fusco adjourned the meeting at 8:00 p.m.