



AGENDA
Planning and Zoning Commission
Regular Meeting
Thursday, February 5, 2015, at 6:00 p.m.
City Hall Council Chambers – 510 E. Florence Boulevard, Casa Grande, AZ

- I. **Call to Order/Pledge:**
- II. **Roll Call:**
- III. **Approval of Minutes:**
December 4, 2014
- IV. **Changes to the Agenda:**
- V. **New Business:**
 - A. **Request by Holly James of D.R. Horton Inc,** for the following land use approval within Mission Valley PAD (Units 1 and 2) (Planner James Gagliardi):
 1. **DSA-14-00216: Housing Product** to add 10 new floor-plans for single-family homes to apply to 113 lots proposing three elevations per floor-plan with various color schemes.
 - B. **Request by Casa Grande Development Group, LLC** for the following land use approval on approximately 3.01 acres of land otherwise known as 1988 E Florence Blvd (APN: 505-23-002X) (Planner James Gagliardi):
 1. **DSA-14-00192: Major Amendment to a Major Site Plan** for the construction of a 21,702 square foot retail store with approximately 15,000 sq. ft. fenced outdoor storage and display area.
 - C. **Request by United Engineering Group** for the following land use approval on approximately 104 acres located south of McCartney Rd acres, generally located south of where Palomino Parkway terminates at McCartney Rd (Planner James Gagliardi):
 1. **DSA-14-00163: Major Amendment to Marabella PAD. Said amendment includes the following changes:**
 - a. Realignment of proposed Henness Rd

- b. One (1) space per 200 square feet of outdoor serving (patio) area
- 3. Amending the parking requirement for “Retail Sales and Service Establishments” to read as follows:
 - a. One (1) space per 250 square feet of floor area, plus
 - b. One (1) space per 500 square feet of accessory outdoor sales and/or display area
 - c. One (1) space per 1,000 square feet of accessory fenced outdoor storage area
- 4. Add the use and parking requirement for “Swap Meets, Flea Markets” to read as follows:
 - a. One (1) space per 300 square feet of designated vendor area.

VI. Call to the Public:

VII. Elections:

Chair
Vice-Chair

VIII. Report by Planning Director:

A. Administrative Approvals

- 1. **DSA-14-00134** - Minor Amendment to Major Site plan for Dominion Square Coffee Kiosk at 3860 N Pinal Avenue, a 500 sq. ft. coffee kiosk to be placed on pad lot. Approved: December 10, 2014. Planner: James Gagliardi
- 2. **DSA-14-00136** – Minor Site Plan for Hexcel 1214 W. Gila Bend Hwy, for a modular building addition. Approved: January 7, 2015. Planner: Paul Tice
- 3. **DSA-14-00212** – Major Site Plan/Final Dev Plan – Minor Amendment for T-Mobile (Securlock Storage Facility) Wireless Telecommunication Facility, 517 N. Colorado St, for the tower location. Approved: December 4, 2014. Planner: Laura Blakeman

B. Monthly Development Center Reports:

IX. Adjournment:

This meeting is open to the public. All interested persons are welcome to attend. Supporting documents for this agenda are available for review in the Planning Department

To view the agenda on-line with the attached staff reports go to:
<http://casagrandeaz.us/dept/clerk/boards/pzc/>

Disabled individuals with special accessibility needs may contact Administrative Services, ADA Coordinator for the City of Casa Grande at 520-421-8600 or TDD 520-421-8623. If possible, such requests should be made 72 hours in advance.

Posted at Casa Grande City Hall and the Police Dispatch Center, on this 29th day of January 2015, at 11:00 a.m.

Remilie S. Miller, MMC
/s/Remilie S. Miller
City Clerk