



**MINUTES OF THE  
 HUACHUCA CITY TOWN PLANNING AND ZONING  
 MEETING HELD  
 THURSDAY, JULY 3, 2019 AT 7:00PM  
 HUACHUCA CITY TOWN HALL-500 N. GONZALES BLVD.  
 HUACHUCA CITY, AZ 85616**

**AGENDA**

**A. Call to Order**

**Chair**

- Pledge of Allegiance
- Roll Call and Ascertain Quorum

**The meeting was called to order at: 7:00 pm**

**The Pledge of Allegiance was led by: Tiffany Chavez**

**Roll Call: Joy Banks**

<b><i>Present:</i></b>		<b><i>Absent:</i></b>
Tiffany Chavez- Chair	Dr. Jim Johnson- Building Official	Mary Charlton- Committee Member
Jeffery Ferro- Committee Member	Joy Banks- Town Liaison	
Jean Post- Committee Member		

**B. Call to the Public**

**Chair**

P&Z Commission may make and open call to the public during a public meeting. Individual P&Z Commissioners may respond to criticism made by those who have addressed the Commission, they may ask staff to review a matter or they may ask that the matter be put on a future agenda. Commissioners shall not discuss or take legal action on matters raised during an open call to the public unless the matters have been properly noticed on the agenda for discussion and legal action A.R.S. 39-731.01 (G). In order to speak during Call to the Public, please specify what you wish to discuss when completing the call to the Public form but can be scheduled under future unfinished business.

**Call to Public:**

1. By Johann Wallace Address: 105 Second Street

About: Was worried about the tower and line of sight but thinks this is a great project.

**C. Consent Agenda**

**Chair**

*All items listed in the Consent Agenda are considered routine matters and will be enacted by one motion of the Council. There will be no separate discussion of these items unless a Member of the Town Council requests that an item or items be removed for discussion. Council Members may ask questions without removal of the item from the Consent Agenda. Items removed from the Consent Agenda are considered in their normal sequence as listed on the agenda, unless called out of sequence.*

**C.1** Consider approval of the minutes of the P&Z commission meeting held on June 5, 2019.

<b>Motion C.1: move approval of minutes to next meeting</b>		<b>Action: Approved</b>
<b>Moved by: Tiffany Chavez</b>	<b>Seconded by: Jeff Ferro</b>	

**C.2** Accept resignation from Commissioner Larry Brock

<b>Motion C.2: Open Item for discussion and/or action</b>		<b>Action: Approved</b>
<b>Moved by: Tiffany Chavez</b>	<b>Seconded by: Jeff Ferro</b>	

**D. Zoning Administrator Report**

**Zoning Administrator**

Welcomes everyone

**E. Unfinished Business before the Commission**

**Chair**

*Public comment will be taken at the beginning of each agenda item, after the subject has been announced by the Mayor and explained by staff. Any citizen, who wishes, may speak one time for five minutes on each agenda item before or after Council discussion. Questions from Council Members, however, may be directed to staff or a member of the public through the Mayor at any time.*

**E.1** Discussion and/or Action {Chair Chavez}: Allowable uses in the business districts

<b>Motion E.1: Open Item for discussion and/or action</b>	<b>Action: open</b>
<b>Moved by: Tiffany Chavez</b>	<b>Seconded by: Jeff Ferro</b>

Dr. Jim Johnson: A glitch in the packet and will have to push it to the next meeting.

<b>Motion E.1: move till August meeting</b>	<b>Action: approved</b>
<b>Moved by: Tiffany Chavez</b>	<b>Seconded by: Jeff Ferro</b>

**F. New Business before the Commission**

Chair

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**F.1. Public Hearing for Conditional Use Permit Application (CUP2019-1). Applicant Southwest Motor Services Group LLC proposes to add Auto Services/Repairs to their auto dealership and install a 100 foot Communications Tower at their property located at 209 S. Huachuca Blvd (Parcel 106-58-027)**

- Review of application and documents by Zoning Administrator
- Applicant presents project to Commission
- Discussion and/or Action (Chair Chavez): Open Public Hearing and Invitation for Public Input
- Rebuttal (Chair Chavez): Applicant response to public comments
- Discussion (Chair Chavez): Comments/questions from Commission to Applicant and additional public input.
- Discussion and/or action (Chair Chavez): Close Public Hearing.
- Commission to discuss possible conditions and vote.
- Discussion and/or Action (Chair Chavez): Announcement of Vote.

<b>Motion F.1: Open Item for discussion and/or action</b>	<b>Action: Open</b>
<b>Moved by: Tiffany Chavez</b>	<b>Seconded by: Jeff Ferro</b>

Dr. Johnson: The Politis have been great doing all the city has requested of them and have been a pleasure to work with. They have done many improvements to the property already. I have no problem with the things they want to do.

Nicholas Politi: Introduces himself

Jeff Ferro: Would like to see a no trespassing sign on the chain link

Tiffany Chavez: What about internet service to the town?

Nicholas Politi: With the tower we could reach about 60% of Huachuca City. Different companies would be using our tower to provide internet. We are looking into expanding into lower Huachuca City later.

<b>Motion : Open Item for discussion and/or action: open to the public</b>	<b>Action: Open</b>
<b>Moved by: Tiffany Chavez</b>	<b>Seconded by: Jeff Ferro</b>

Johann Wallace: Businesses could use a better internet. What kind of motor services would be provided?

Mr. Politi: Oil changes, Transmissions, Tires, a FULL Service to the public. More improvements coming, changing out of the chain link fence which is there now. More visual improvements to the property are planned.

Tiffany Chavez: What hours are you looking to be open?

Mr. Politi: Hours Monday-Friday 7am-6pm and Sat 9am-2pm

Dr. Johnson: Will there be a second fence around the tower?

Mr. Politi: Yes, we will have

<b>Motion: close public comments</b>	<b>Action: approved</b>
<b>Moved by: Tiffany Chavez</b>	<b>Seconded by: Jeff Ferro</b>

Jeff Ferro: Lighting for the tower even if they might not be required.

Mr. Politi: Plans on lighting the tower

Dr. Jim Johnson: Lights will be installed one solid light at 50 foot and one flashing at 100 foot

<b>Motion : Open Item for discussion and/or action: discuss possible conditions</b>	<b>Action: open</b>
<b>Moved by: Tiffany Chavez</b>	<b>Seconded by: Jeff Ferro</b>

Recommendation for approval, sent to mayor with these stipulations

Lighting to be installed on tower

Should be revoked if there is no use of the facilities for one year

No business hours passed 7pm

<b>Motion F.1: Announcement of vote</b>		<b>Action: Approved</b>
<b>Moved by: Tiffany Chavez</b>	<b>Seconded by: Jeff Ferro</b>	

**G. Reports of Current Events by Committee Members**

Signal light for Fire station going forward

**H. Items to be placed on Future agendas**

Meeting minutes to be approves

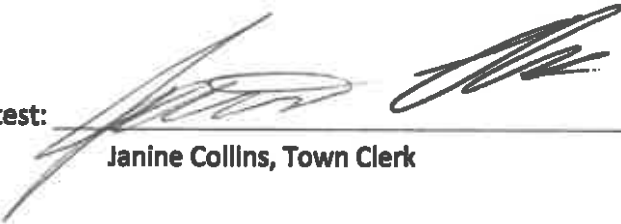
Training session starting at 6pm-7pm before the regular meeting, August 7<sup>th</sup>, 2019

**I. Adjournment : 7:20 pm**

<b>Motion: to Adjourn</b>		<b>Action: Approved</b>
<b>Moved by: Tiffany Chavez</b>	<b>Seconded by: Jeff Ferro</b>	

Meeting was adjourned at 7:20pm July 3rd, 2019.

Approved by Chair Chavez on August 7th, 2019

Attest:   
 Janine Collins, Town Clerk

  
 Tiffany Chavez, Chair



**Certification**

I hereby certify that the foregoing is a true and correct copy of the Minutes of the Meeting for the Huachuca City Planning and Zoning Commission held on July 3<sup>rd</sup>, 2019. I further certify that the meeting was duly called and a quorum was present.



Janine Collins, Town Clerk

