

**PROCEEDINGS OF THE COCHISE COUNTY PLANNING AND ZONING COMMISSION
REGULAR MEETING HELD ON
Wednesday, January 9, 2019**

A regular board meeting of the Cochise County Planning and Zoning Commission was held on Wednesday, January 9, 2019 at 4:00 p.m. in the Board of Supervisors' Hearing Room, 1415 Melody Lane, Building G, Bisbee, Arizona.

Present: Wayne Gregan, Vice Chair; Tom Borer, Member; Kim DePew, Member; Nathan Watkins, Member; Patrick Greene, Chairman; Pat Edie, Member; Jim Martzke, Member; Gary Brauchla, Member; Carmen Miller, Member

Chairman Greene called the meeting to order at 4:00 p.m.

ANY ITEM ON THIS AGENDA IS OPEN FOR DISCUSSION AND POSSIBLE ACTION

PLEDGE OF ALLEGIANCE

THE ORDER OR DELETION OF ANY ITEM ON THIS AGENDA IS SUBJECT TO MODIFICATION AT THE MEETING

1. **CALL TO ORDER**

2. **ROLL CALL** (Introduce Commission members and explain quorum and requirements for taking legal action).

3. **APPROVAL OF THE PREVIOUS MONTH'S MINUTES**

Motion by Member Tom Borer, Second by Vice Chair Wayne Gregan Mr Borer moved to approve, Mr Gregan seconded. The vote was 5-0 with Edie and Martzke abstaining.

Vote: 5 - 0 Approved

1. Approval of the Minutes

4. **CALL TO THE PUBLIC** – Pursuant to A.R.S . § 38-431.01 (H) this is an opportunity for the public to comment. Individuals are invited to address the Commission on any issue within the Commission's jurisdiction. Since Commissioners may not discuss items that are not specifically identified on the agenda, Commission action taken as a result of public comment will be limited to directing staff to study the matter, responding to any criticism or scheduling the matter for further consideration and decision at a later date.

Vote: 9 - 0 Approved

5. **ACTION**

6. **PUBLIC HEARING**

1. Z-18-10 (Dattellas) The Applicant is requesting a rezoning from R-36 (Residential; one dwelling per 36,000 square feet) to R-18 (Residential; one dwelling per 18,000 square feet)

Mr. Dattellas addressed the Commission.
Ms. Carla Warner expressed concern about traffic and flooding.
Mr. Dattellas addressed neighbor concerns.

Motion by Vice Chair Wayne Gregan, Second by Member Tom Borer Mr. Gregan moved to approve and Mr. Borer seconded. The vote passed 7-0.

Vote: 7 - 0 Approved

2. Z-18-11 (Fischer) The Applicant is requesting a rezoning from NB (Neighborhood Business) to MH-72 (Multiple Household Residential; one dwelling per 7,200 square feet)

Ms. Fischer addressed the Commission via telephone.

Motion by Member Jim Martzke, Second by Vice Chair Wayne Gregan Mr. Martzke moved to approve and Mr. Gregan seconded. The vote passed 7-0.

Vote: 9 - 0 Approved

3. SU-15-25A (Ingram Road) The Applicant is requesting a Special Use modification to replace one approximately 92,000 square foot greenhouse with an outdoor grow area of approximately 87,000 square feet (for medical marijuana). In addition, the Applicant requests to utilize the existing home as an office and an existing garage for farm related storage. No product will be stored in either location.

Mr. Ray Klumb spoke representing the Applicant.
Mr. Craig Boudle addressed the Commission as the Applicant.
Allan Crocket, Doug Miller, and Ben Miller addressed the Commission.

Motion by Member Jim Martzke, Second by Vice Chair Wayne Gregan Mr. Martzke moved to approve and Mr. Gregan seconded. The vote passed 5-2 with Mr. Borer and Ms. Edie dissenting.

Vote: 5 - 2 Approved

NO: Member Tom Borer
Member Pat Edie

4. Update the Cochise County Subdivision Regulations to remove the Minor Expedited Subdivision option, adopt minor changes to conform to current health code, and make clerical and procedural updates.

Motion by Member Tom Borer, Second by Member Pat Edie Mr. Borer moved to recommend approval and Ms. Edie seconded. The vote passed unanimously.

Vote: 7 - 0 Approved

7. **PLANNING DIRECTOR'S REPORT, INCLUDING PENDING, RECENT AND FUTURE AGENDA ITEMS AND BOARD OF SUPERVISORS' ACTIONS.**

8. **CALL TO COMMISSIONERS ON RECENT MATTERS.**

9. **ADJOURNMENT**

Chairman Greene adjourned the meeting at XX:XX a.m.

APPROVED:

Patrick Greene, Chairman

ATTEST:

Daniel Coxworth, Development Services Director