

# DRAFT

**REGULAR MEETING OF THE PLANNING & ZONING  
COMMISSION OF THE CITY OF EL MIRAGE  
EL MIRAGE CITY COUNCIL CHAMBERS  
10000 N. EL MIRAGE ROAD  
6:00 PM - TUESDAY, JULY 19, 2022**

**Minutes**

Present: Skip Ast, Commissioner Vice Chair; Bob Jones, Commissioner; Mariane Anderson, Commissioner; Marie Houston, Commissioner; Lupe Amarillas, Alternate Commissioner

Absent: Martin Crosby (Excused), Commissioner Chairperson

1. **CALL TO ORDER AND PLEDGE OF ALLEGIANCE - METING CALLED TO ORDER AT 6:00 PM**
2. **ROLL CALL**
3. **APPROVAL OF MINUTES FROM THE PLANNING & ZONING COMMISSION WORK SESSION AND REGULAR MEETING HELD ON JUNE 14, 2022**

Commissioner Anderson moved to approve the minutes of the Planning & Zoning Commission work session and regular meeting minutes held on June 14, 2022; seconded by Commissioner Houston.

**Vote:** 5 - 0 Passed - Unanimously

4. **ACTION ITEMS - Zoning items requiring review and Commission action**

1. A site plan approval zoning application for discussion and recommendation to the Council for a proposed Healthcare / Medical Facility or Clinic Use for an Outpatient Treatment Center located at the southwest corner of El Mirage Road and Cactus Road submitted by EYS West Valley Holdings LLC.

Senior Planner Jose Macias provided background information on the proposed project and introduced the applicant, Christian Green.

Commissioner Anderson moved to recommend to Council approval of a site plan zoning application for a proposed Healthcare/Medical Facility or Clinic Use for an Outpatient Treatment Center located at the southwest corner of El Mirage Road and Cactus Road; seconded by Commissioner Houston.

**Vote:** 5 - 0 Passed - Unanimously

2. A Public hearing, closure of public hearing followed by a discussion and recommendation to Council on a Conditional Use Permit for a Master Sign Program application for the LogistiCenter at Copperwing development submitted by DPML Copperwing LLC.

Vice-chair Skip Ast opened the Public Hearing.

Senior Planner Macias stated the applicant requested this item be continued to the next scheduled Planning & Zoning meeting, so they could be present.

Vice-chair Ast closed the Public Hearing.

Commissioner Anderson moved to continue this item to the next scheduled Planning & Zoning meeting at the request of the applicant; seconded by Commissioner Houston.

**Vote:** 5 - 0 Passed - Unanimously

5. **NEW BUSINESS** - Administrative items requiring Commission action

1. A discussion and action to nominate and appoint a new Planning and Zoning Commission Chairperson and Vice-Chairperson.

Commissioner Bob Jones nominated Chairperson Martin Crosby to continue as Chairperson of the Commission and Vice-chair Ast seconded the motion. After discussion the motion was withdrawn and it was decided this item would be continued to the next scheduled Planning & Zoning meeting to allow the new commissioners time to get acquainted with all commissioners.

6. **DISCUSSION / PRESENTATION** - Non-action items for discussion and comment pertaining to Planning and Zoning Commission

There were no items for discussion.

7. **STAFF REPORT** - The Commission may not discuss or act upon any matter unless the matter is properly noticed for legal action.

Mr. Macias welcomed the new commissioners, Ms. Houston and Mr. Amarillas. Mr. Macias stated there are many applications in progress and there is a special Public Hearing scheduled for Thursday, August 18, 2022. City Engineer Jorge Gastelum welcomed the new commissioners. Economic Development Manager Tom Doyle welcomed the new commissioners and provided background information on many projects taking place in El Mirage. Commissioner Anderson asked how builders could guarantee tenants in the buildings they are constructing and Mr. Doyle explained the benefits of a Foreign Trade Zone and Resolution R22-07-17 recently passed by Council which help provide tax benefits to tenants. Mr. Doyle explained these benefits would entice businesses to occupy the spaces.

8. **COMMISSIONER COMMENTS** - The Commission may not discuss or act upon any matter unless the matter is properly noticed for legal action.

Commissioners Ast, Anderson and Jones welcomed the new commissioners to the commission.

9. **ADJOURNMENT - MEETING ADJOURNED AT 6:26 PM.**

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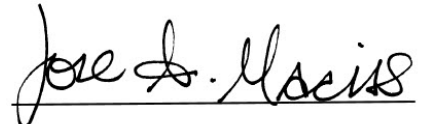
Martin Crosby, P&Z Chair

ATTEST:

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Jose Macias, Senior Planner

I hereby certify the aforementioned minutes are a true and accurate record of the Regular P&Z Meeting held on Tuesday, July 19, 2022, and a quorum was present.



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Jose Macias, Senior Planner