

**CITY OF KINGMAN
PLANNING AND ZONING COMMISSION
Council Chambers
310 N. 4th Street
Kingman, Arizona**

5:30 P.M.

AGENDA ACTION

Tuesday December 12, 2017

REGULAR MEETING COMMISSION ACTION

CALL TO ORDER & ROLL CALL

All Commission members were present.

PLEDGE OF ALLEGIANCE

RECOGNITION AND PRESENTATION OF PLAQUE OF APPRECIATION FOR ALLEN MOSSBERG

Allen Mossberg was presented with a plaque of Appreciation and thanked for nine years of dedicated service to the Planning and Zoning Commission.

1. DISCUSSION AND ELECTION OF CHAIR AND VICE-CHAIR FOR 2018:

Motion to nominate Gary Frederickson as temporary chair of the Planning and Zoning Commission for the January meeting carried with unanimous (7-0) APPROVAL. A motion for Vice-Chair of the Commission was not initiated.

2. APPROVAL OF MINUTES: The Regular Meeting Minutes of November 14, 2017.

Motion to approve as written carried with unanimous (7-0) APPROVAL.

3. CALL TO THE PUBLIC – COMMENTS FROM THE PUBLIC:

4. PAST COUNCIL ACTION:

A. CONDITIONAL USE PERMIT CASE CUP17-0001: A request from Mohave Engineering Associates, Inc., applicant, and CFJ Plaza Company II, property owner, for an expansion of a conditional use permit for an existing truck stop. The subject site is zoned C-3: Commercial, Service Business and located at 3300 E. Andy Devine Avenue. The conditional use permit expansion would allow for the construction of a shop and maintenance building for truck repair, including engine repair, on the subject site. The property is 7.46 acres and is further described as Lots 4 and 5 of Kingman Air Rail Manor, 3rd Amended, Section 8, T.21N., R.17W. of the G&SRM, Mohave County, AZ.

B. SUBDIVISION CASE SB17-0005: A city-initiated request for a text amendment to Sections 4.6 Roads, 4.10 Sidewalks, 7.0 Definitions, and Tables Two and Three of the City of Kingman Subdivision Ordinance in regards to changes to the existing street design standards. Changes to street classifications, right-of-way widths, improvement standards, design speeds and grades are proposed.

C. COUNCIL APPOINTMENTS TO PLANNING AND ZONING COMMISSION: The Planning Commission sent two candidates to Council for consideration; Elizabeth Goss and Scott McCoy.

5. OLD BUSINESS:

There is no Old Business.

6. NEW BUSINESS:

- A. ZONING ORDINANCE TEXT AMENDMENT CASE ZO17-0003:** A request from Michele Perry, applicant, for a text amendment to Section 16.000 Light Industry (I-1) of the *Zoning Ordinance of the City of Kingman*. The request is to allow a tattoo shop to be added to the list of uses which may be permitted by Conditional Use Permit in the I-1 zoning district.

Motion to recommend approval of a Text Amendment to allow tattoo shops to be added to the list of uses which may be permitted by Conditional Use Permit in the I-1 Zoning District carried with unanimous (7-0) APPROVAL.

- B. ZONING ORDINANCE TEXT AMENDMENT CASE ZO17-0004:** A request from Ventura Hotels dba Home2Suites by Hilton, applicant, for a text amendment to Section 25.000 Sign Code of the *Zoning Ordinance of the City of Kingman*. The request is to remove the requirement that double faced signs not be less than thirty (30) inches apart for purposes of calculating the sign area. Also the request is increase the allowable height of signs located in the Interstate Corridor from 40-feet to 60-feet above the finished grade of the interstate.

Motion to recommend a Text Amendment to Section 25.000 Sign Code of the Zoning Ordinance of the City of Kingman in regards to the double faced sign and adding a definition and regulations for signs in commercial subdivisions and carried with unanimous (7-0) APPROVAL.

- C. SUBDIVISION CASE SB17-0009:** A request from Rand Holmquist, applicant, for a text amendment to Section 4.15 Subdivisions of Airspace (Condominiums) of the City of Kingman Subdivision Ordinance. The request is to remove this section from the Subdivision Ordinance and instead process requests for condominiums as a site plan during the building permit review process.

Motion to recommend approval of Text Amendment removing Section 4.15 Subdivisions of Airspace of the Kingman Subdivision Ordinance carried with unanimous (7-0) APPROVAL.

- D. DISCUSSION ON ALLOWABLE FENCING OR SCREENING MATERIALS WITHIN THE KINGMAN ZONING ORDINANCE:** There is some concern over the use of landscaping fabric as a screening material on fencing where there is permitted outdoor storage.

Planning staff was instructed to research what other Arizona communities, including Williams and Flagstaff allow for screening material on fencing where outdoor storage is permitted. No motions were made.

- E. CONSIDERATION OF A RECOMMENDATION TO THE CITY COUNCIL CONCERNING THE APPOINTMENT OF A PLANNING COMMISSIONER:** Commissioner Thomas Schulte's term concludes December 31, 2017. There is currently one application from Mike Blair for the Planning and Zoning Commission.

Motion to recommend candidates Charmayne Keith and Mike Blair to City Council for consideration on the Planning and Zoning Commission carried with unanimous (7-0) APPROVAL.

7. COMMISSIONERS COMMENTS:

Motion to adjourn carried with unanimous (7-0) APPROVAL. Chair Mossberg declared the meeting adjourned at 7:47:37 P.M.

8. ADJOURNMENT:7:47:37 PM